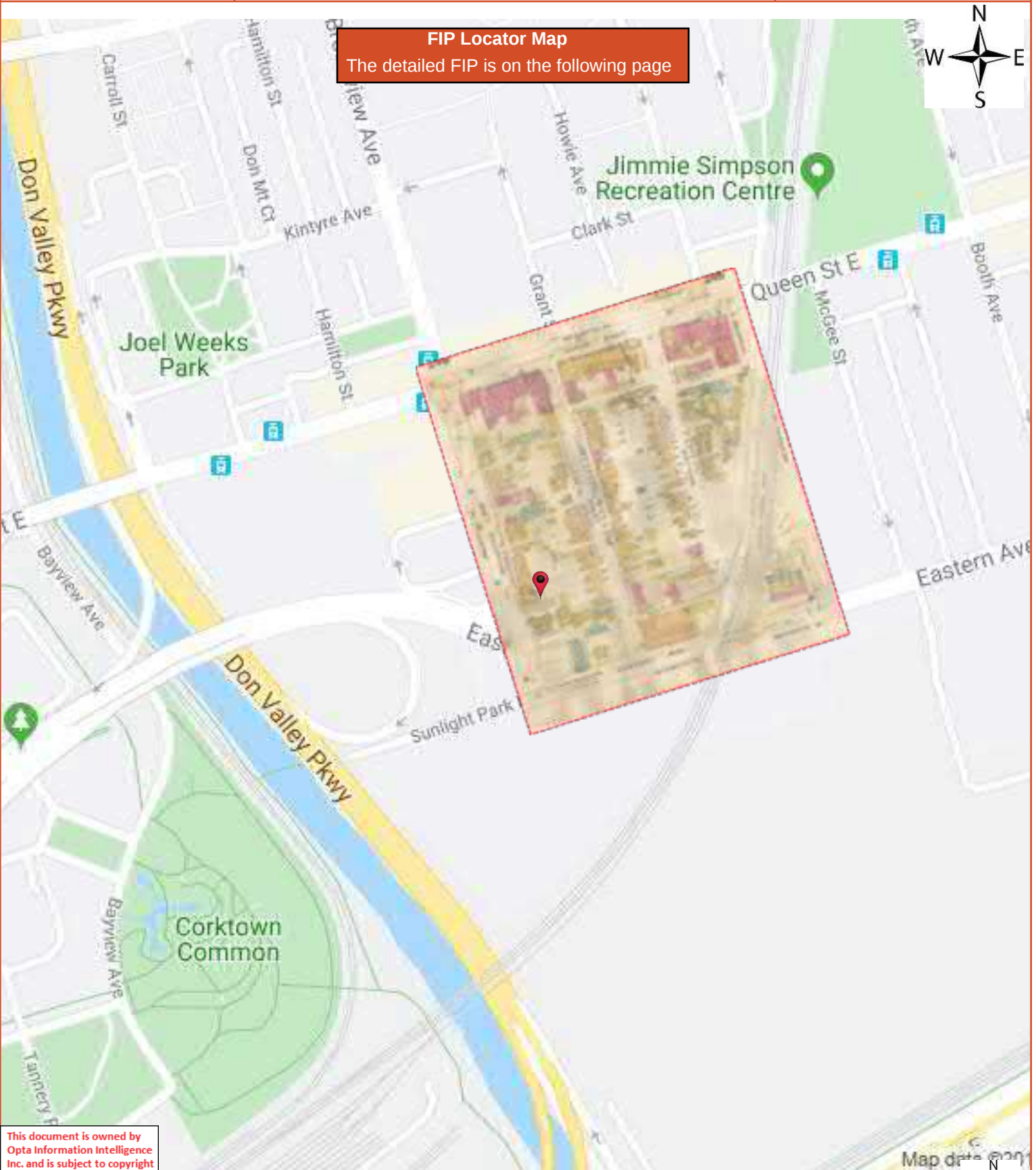
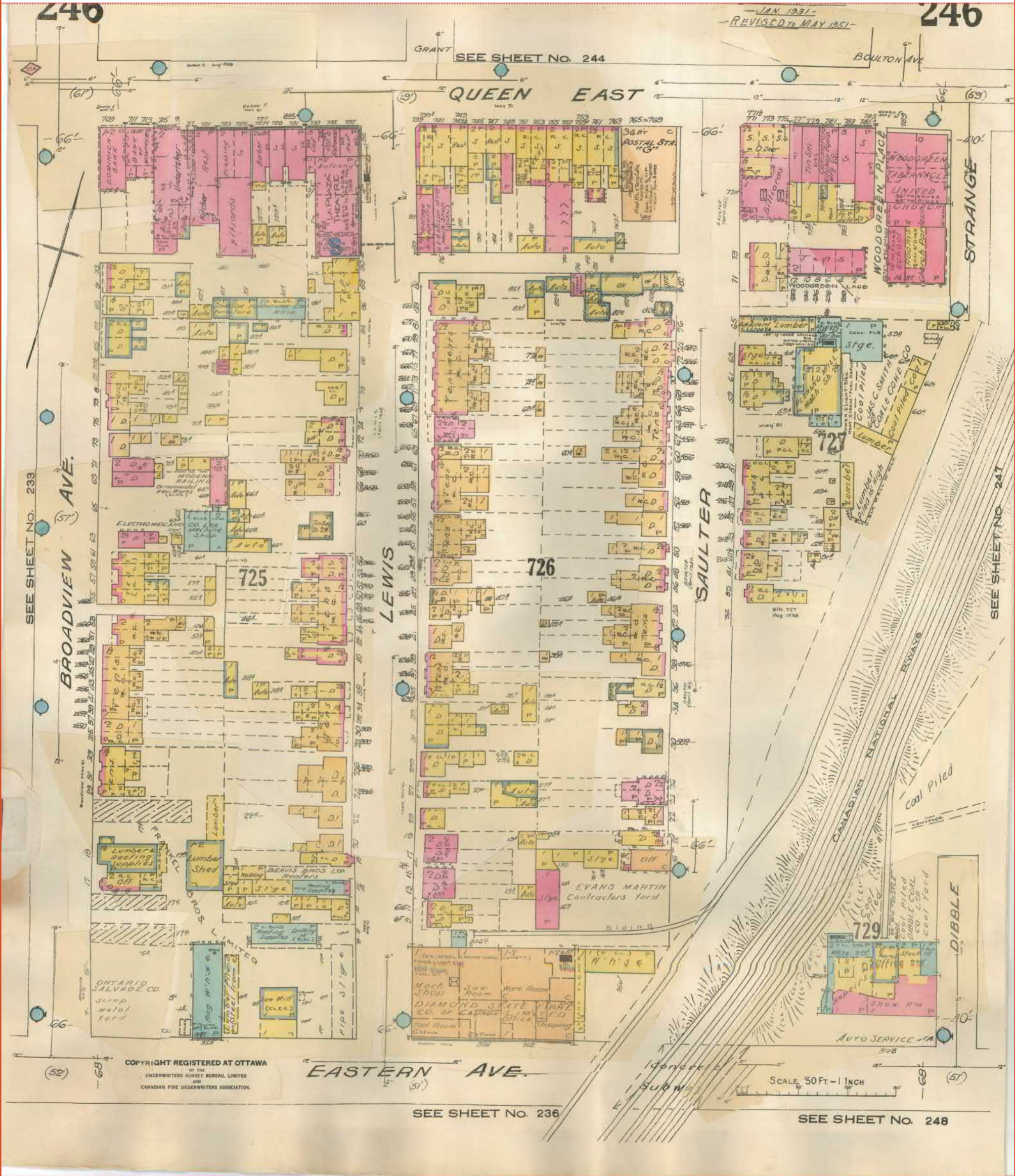
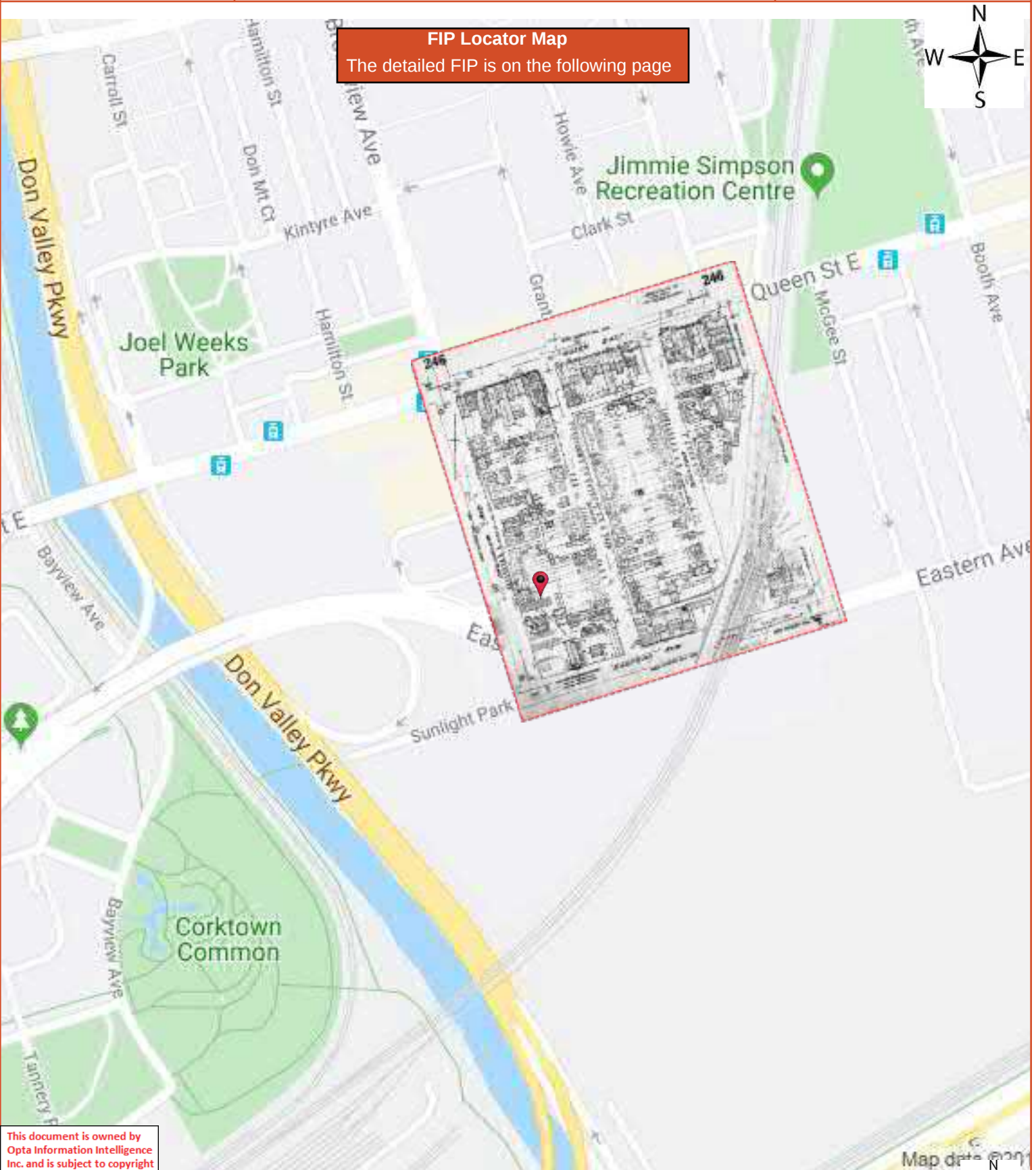


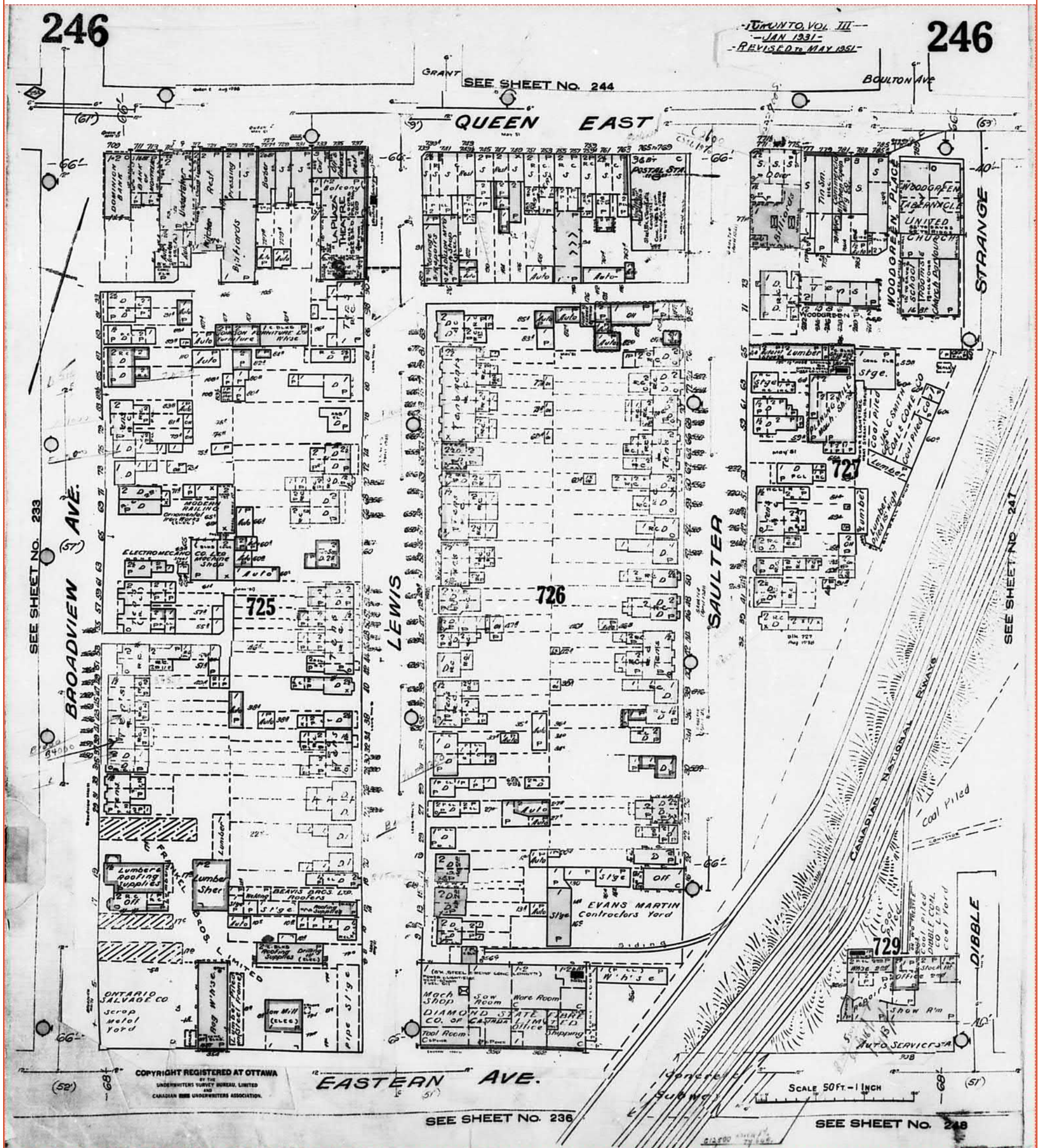


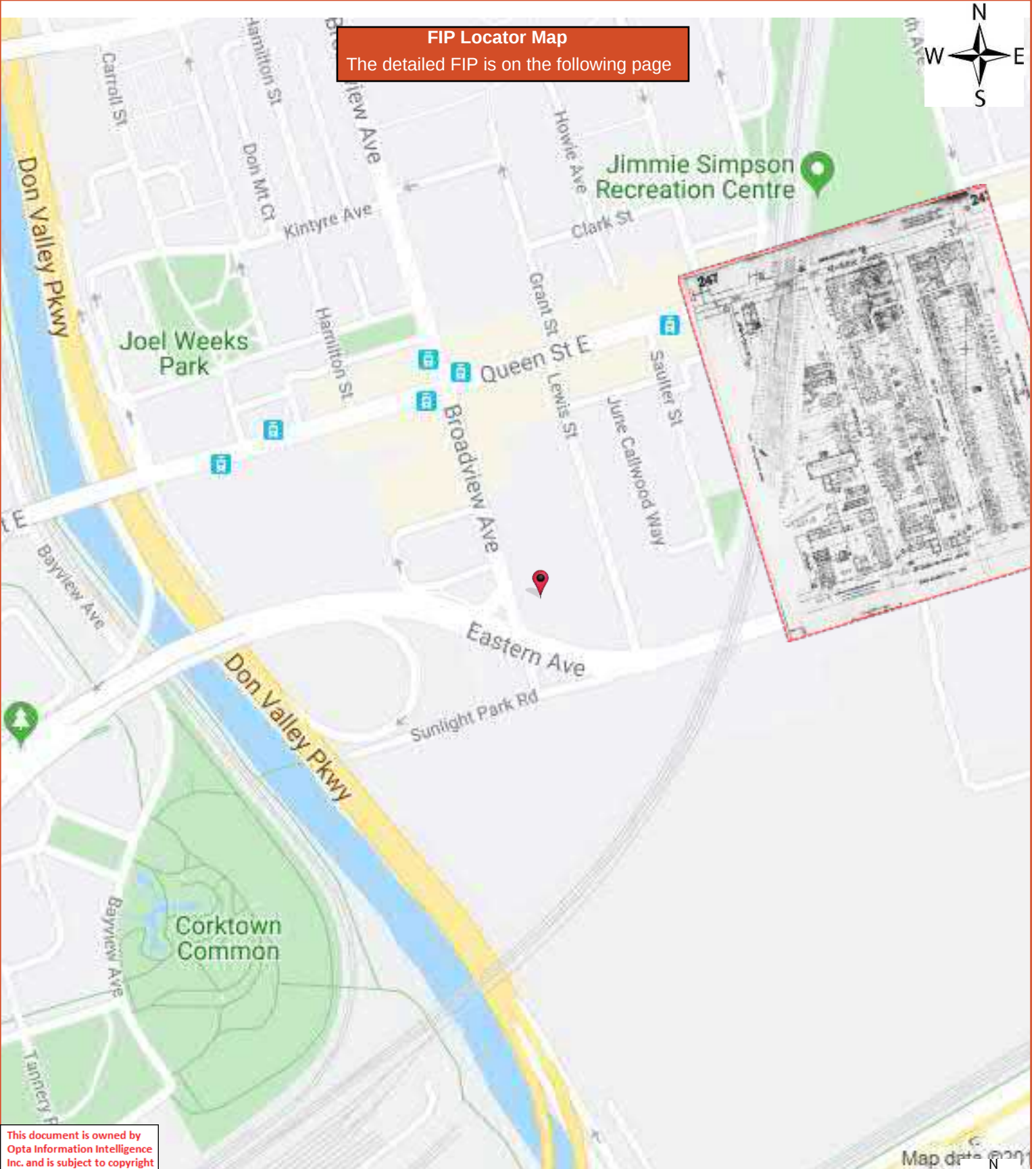
FIP Locator Map

The detailed FIP is on the following page

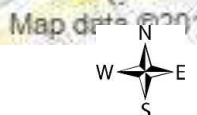


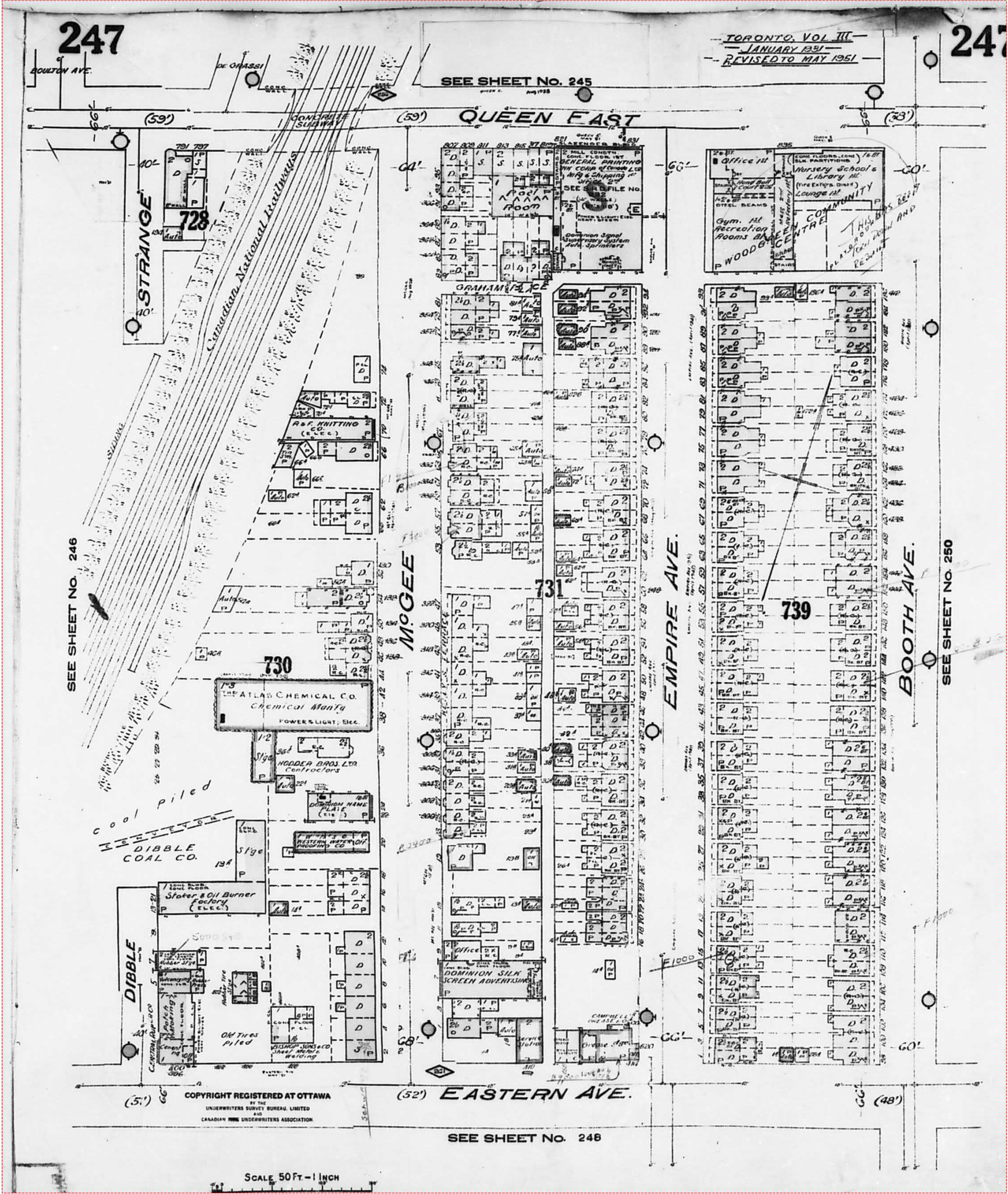


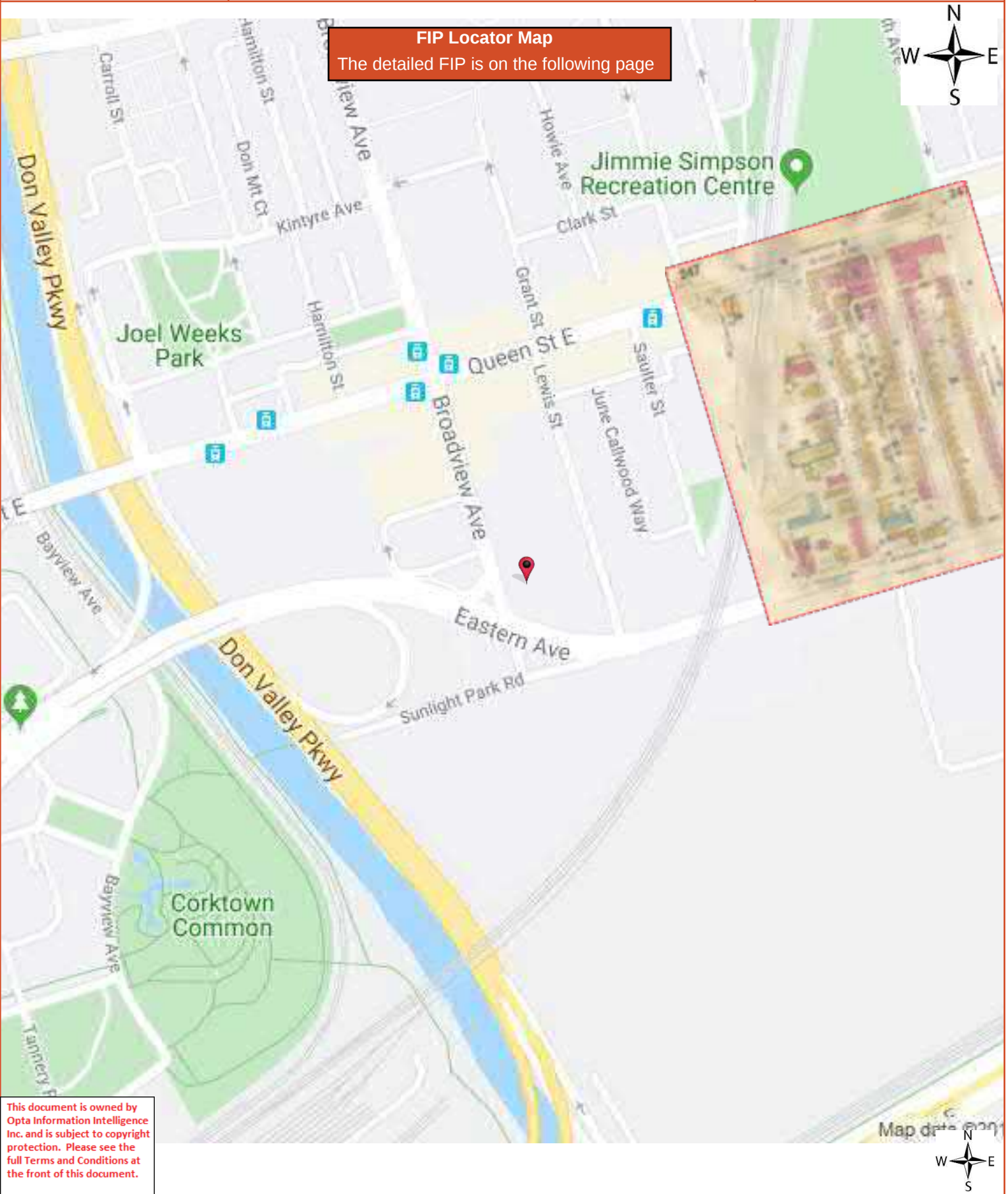


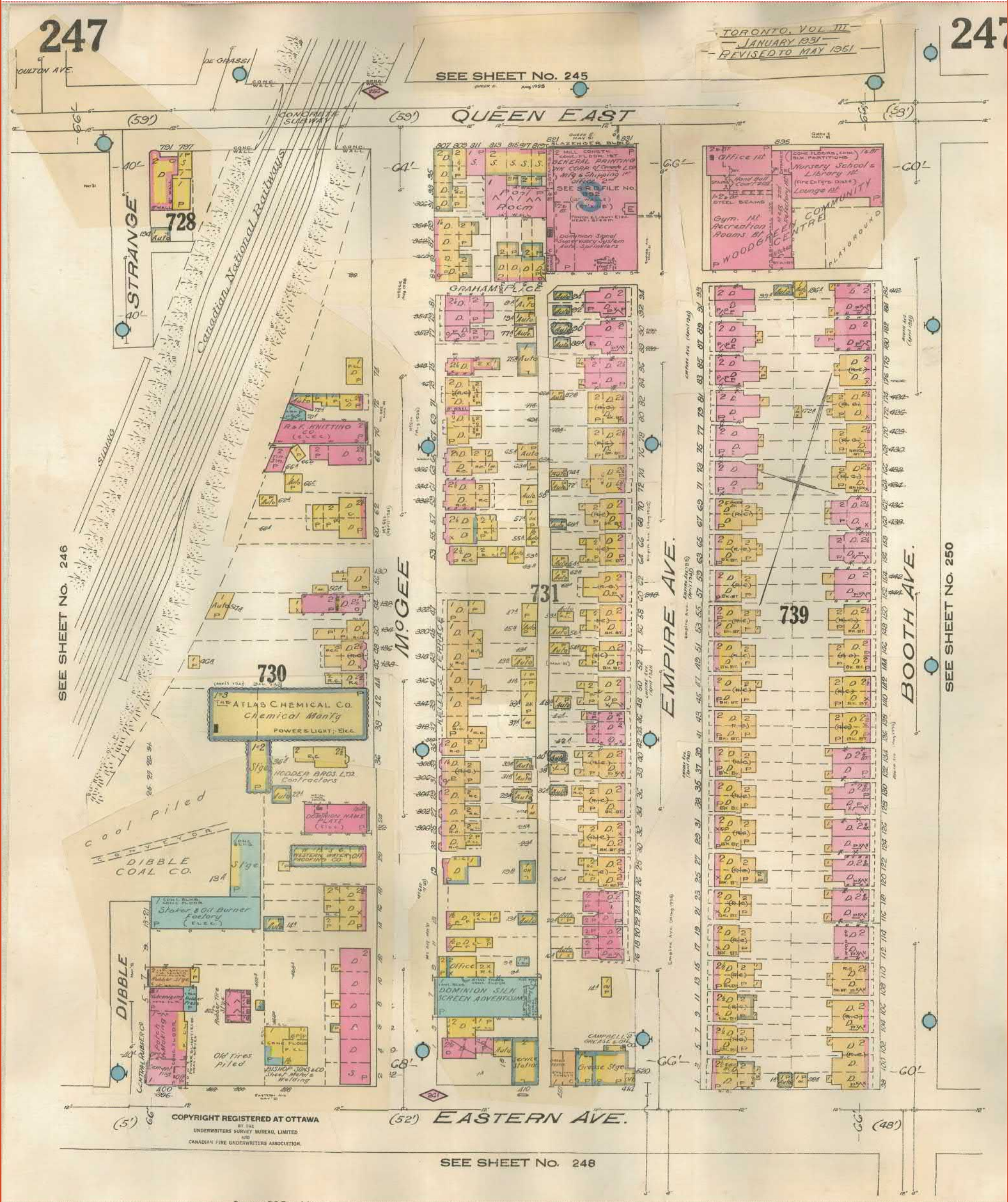


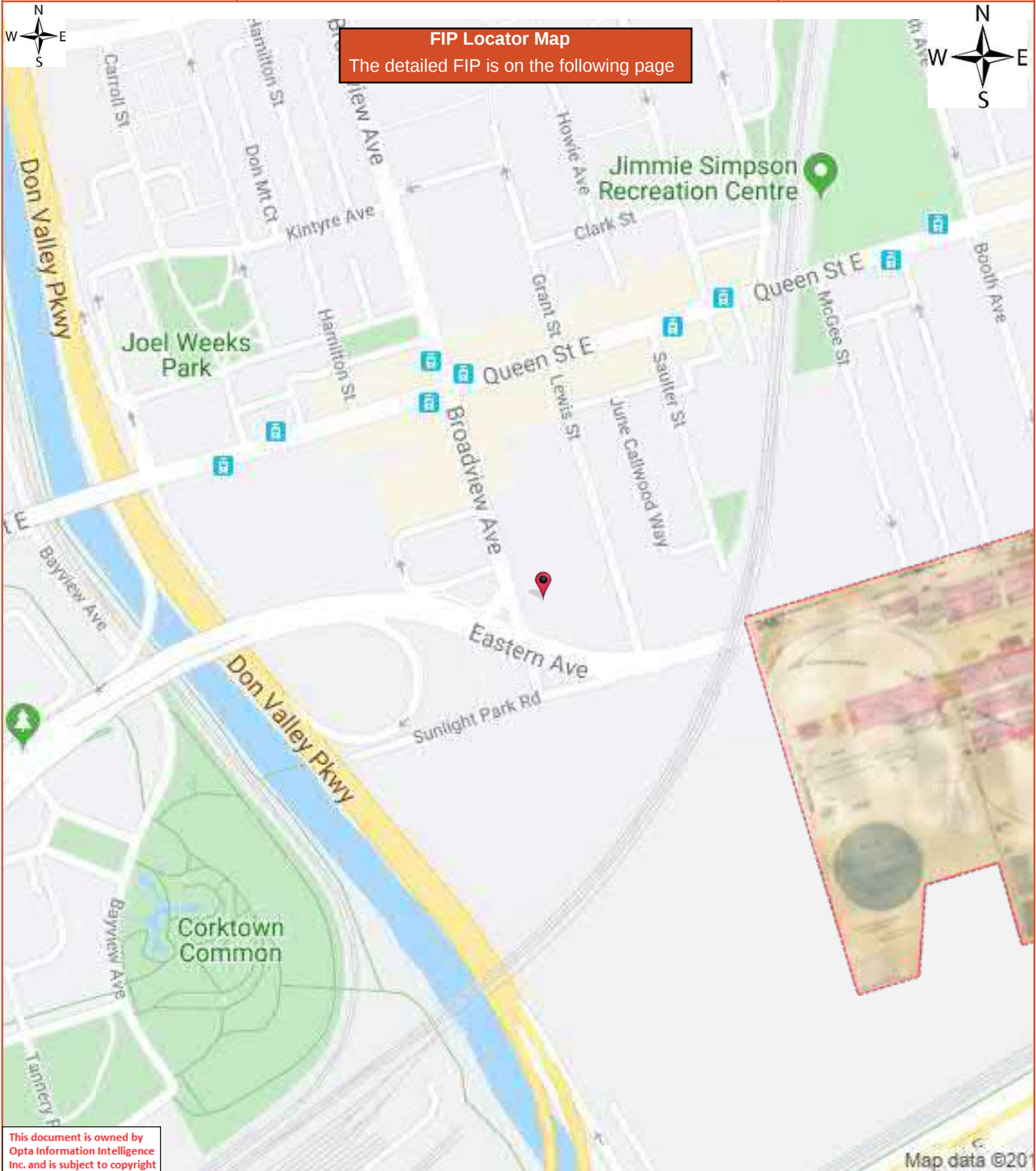
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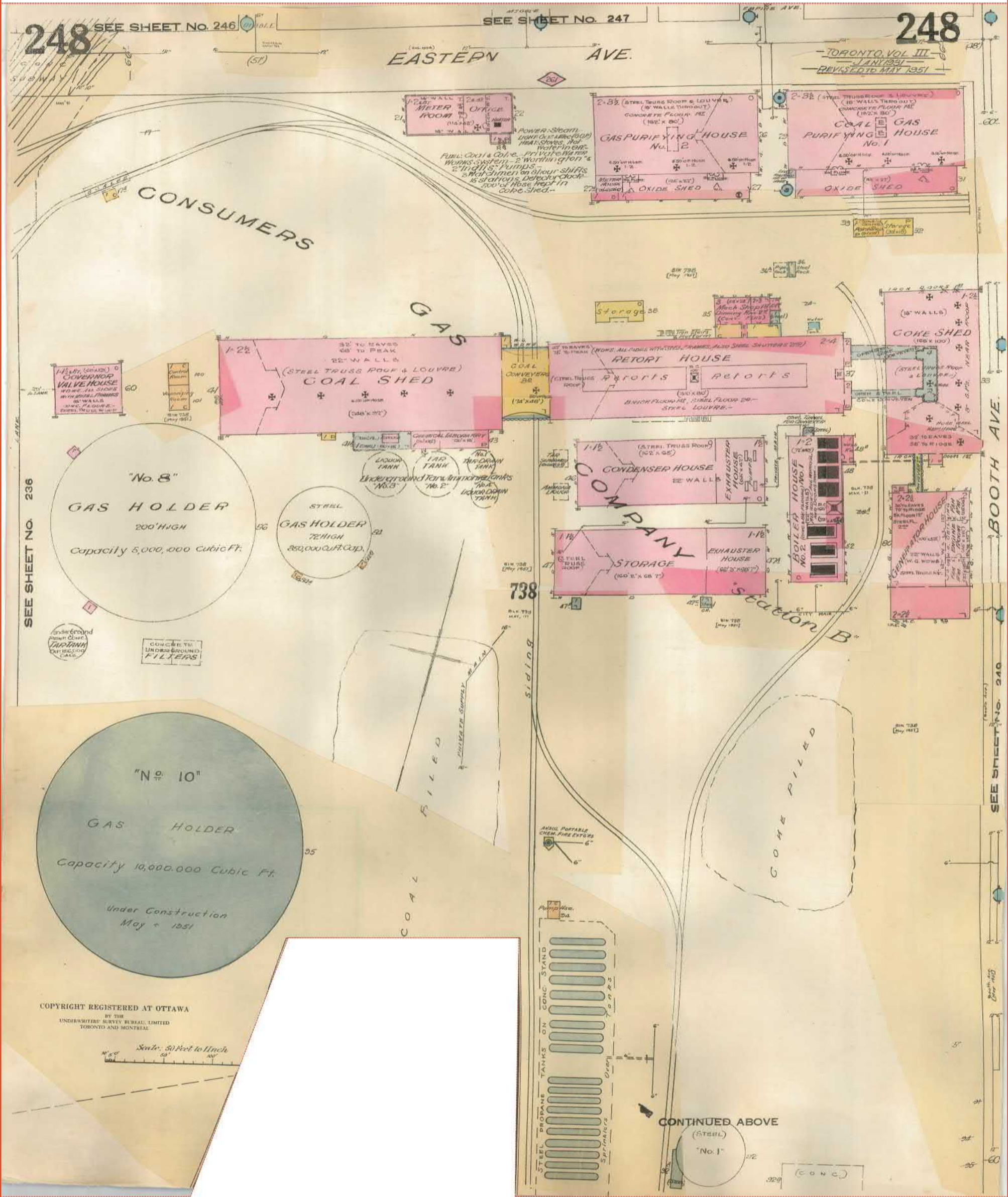


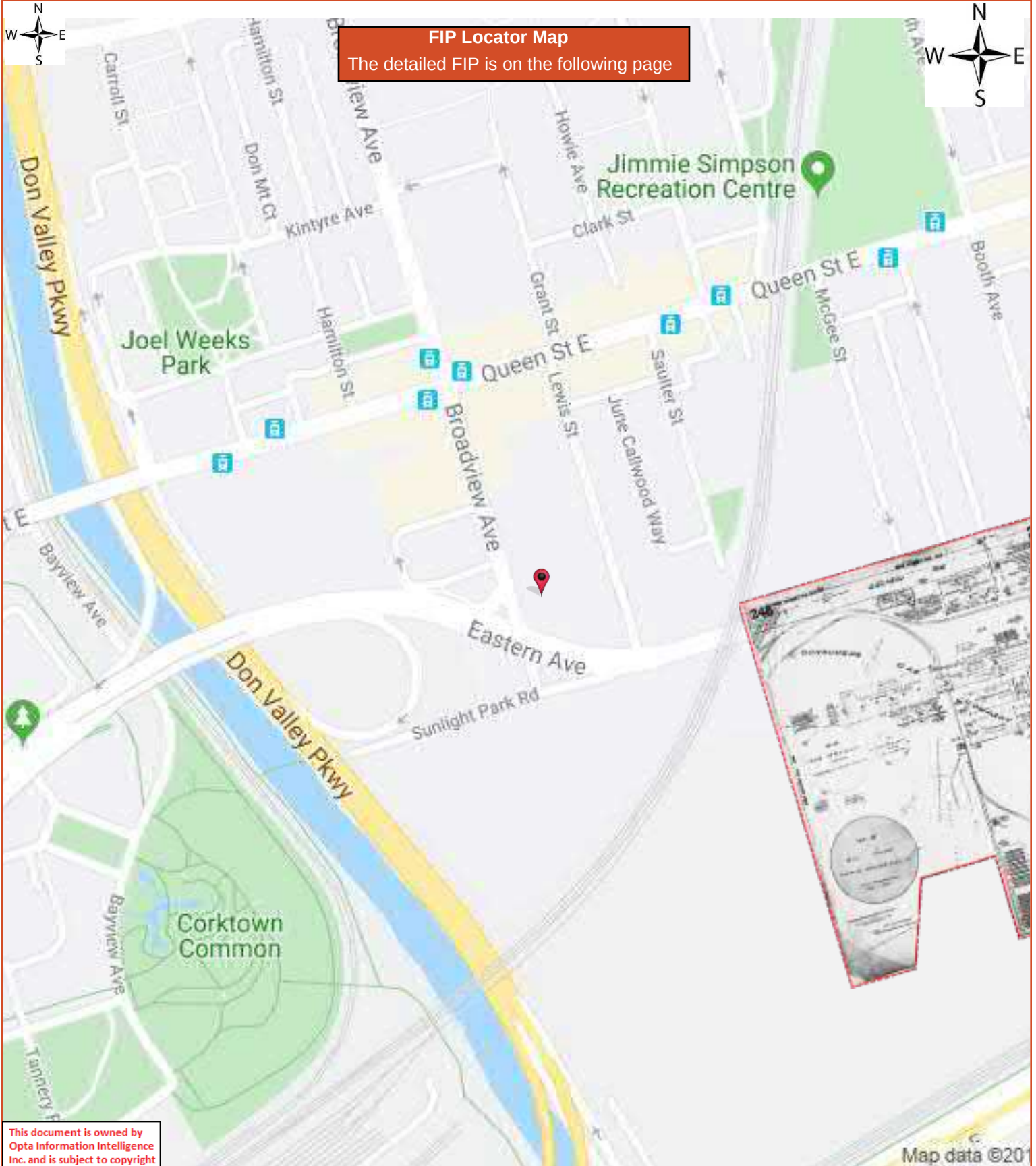


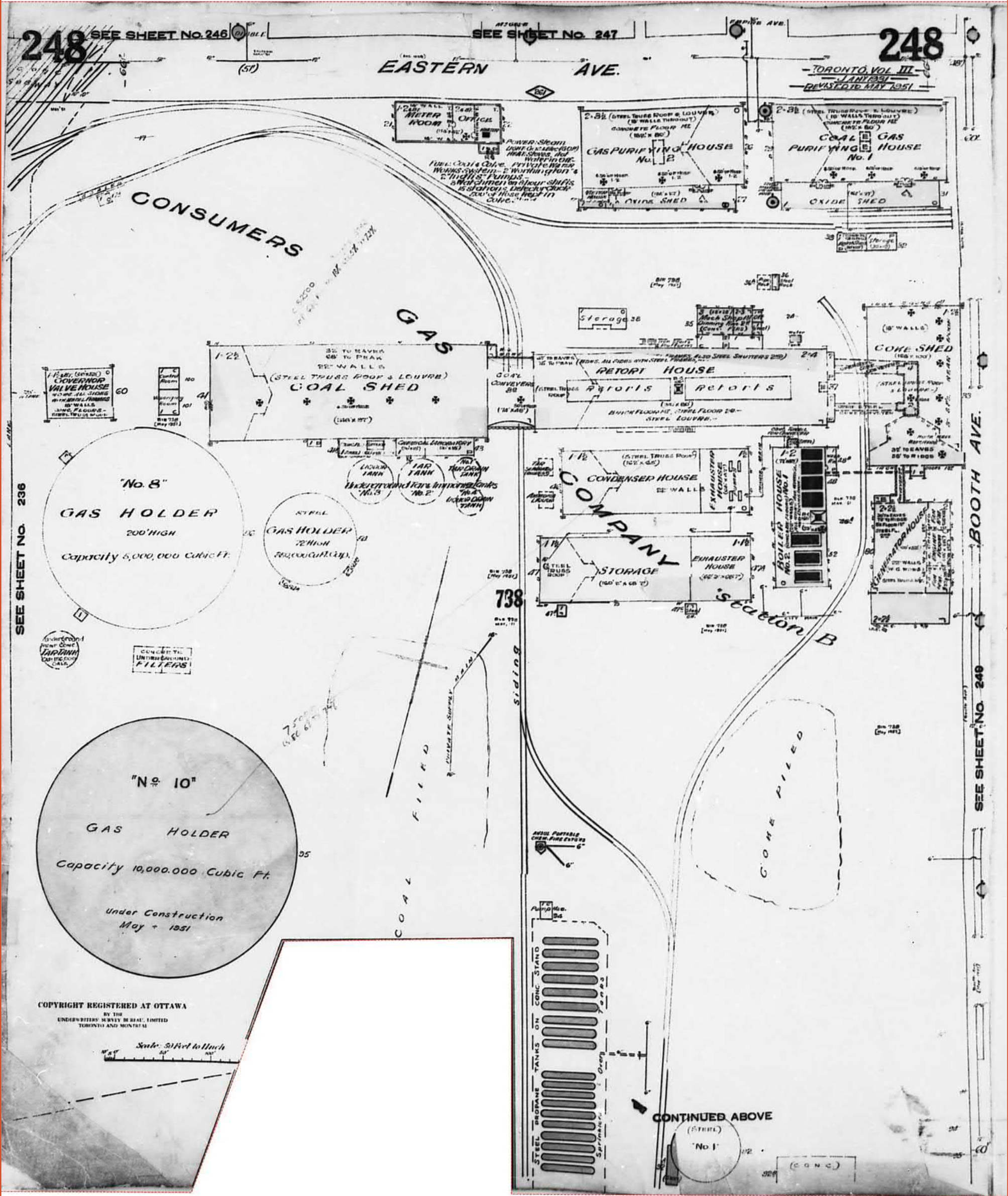


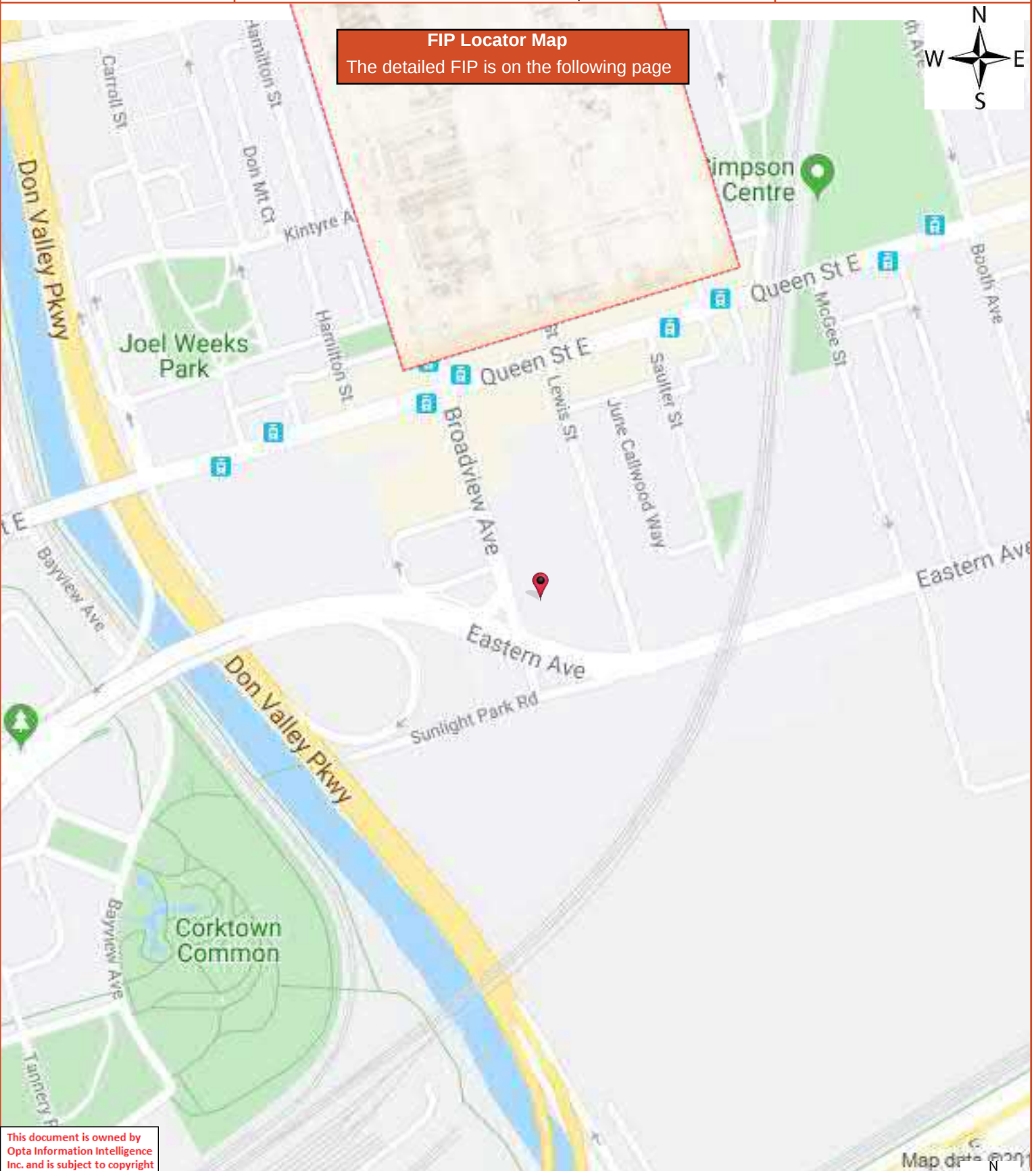






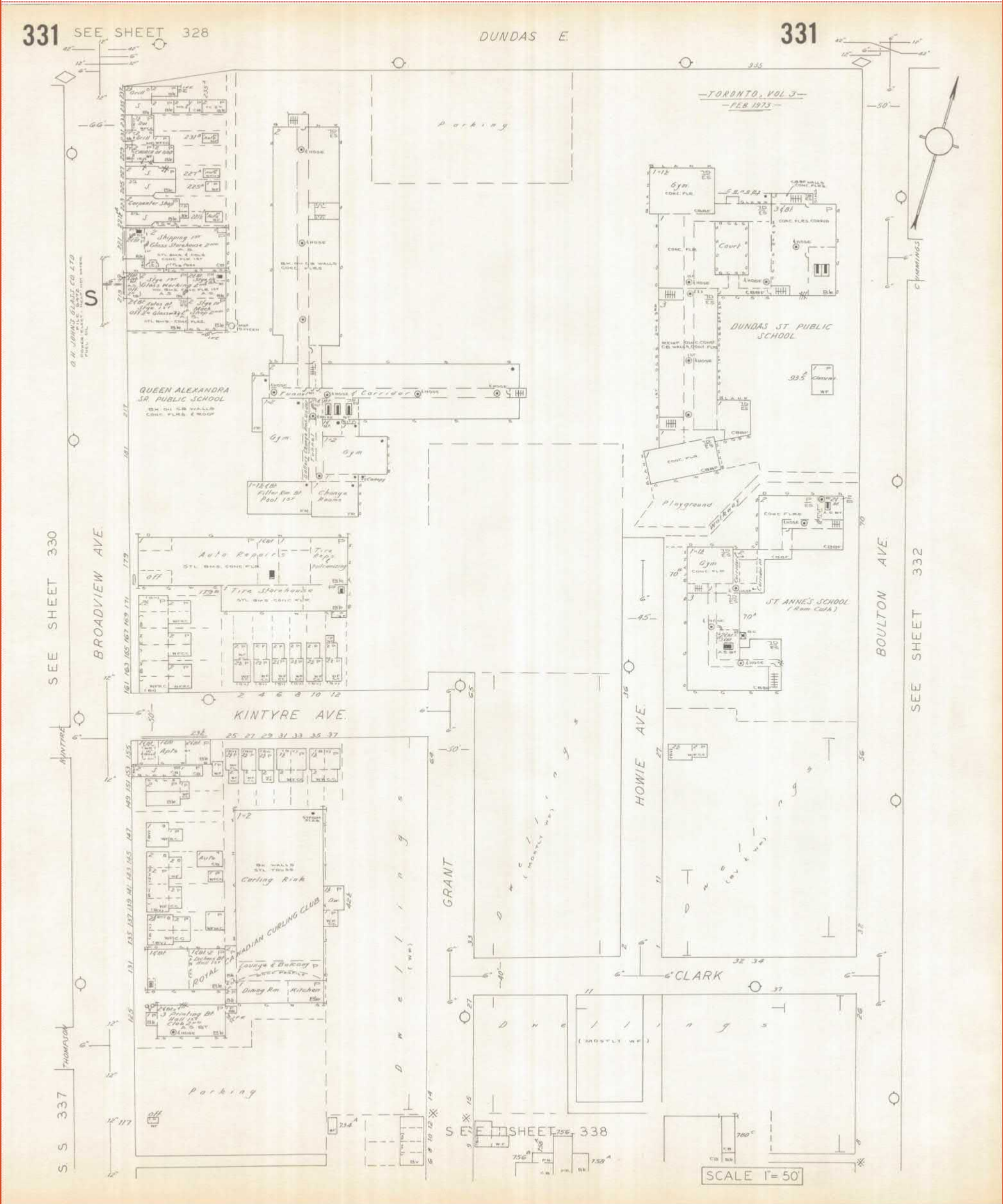






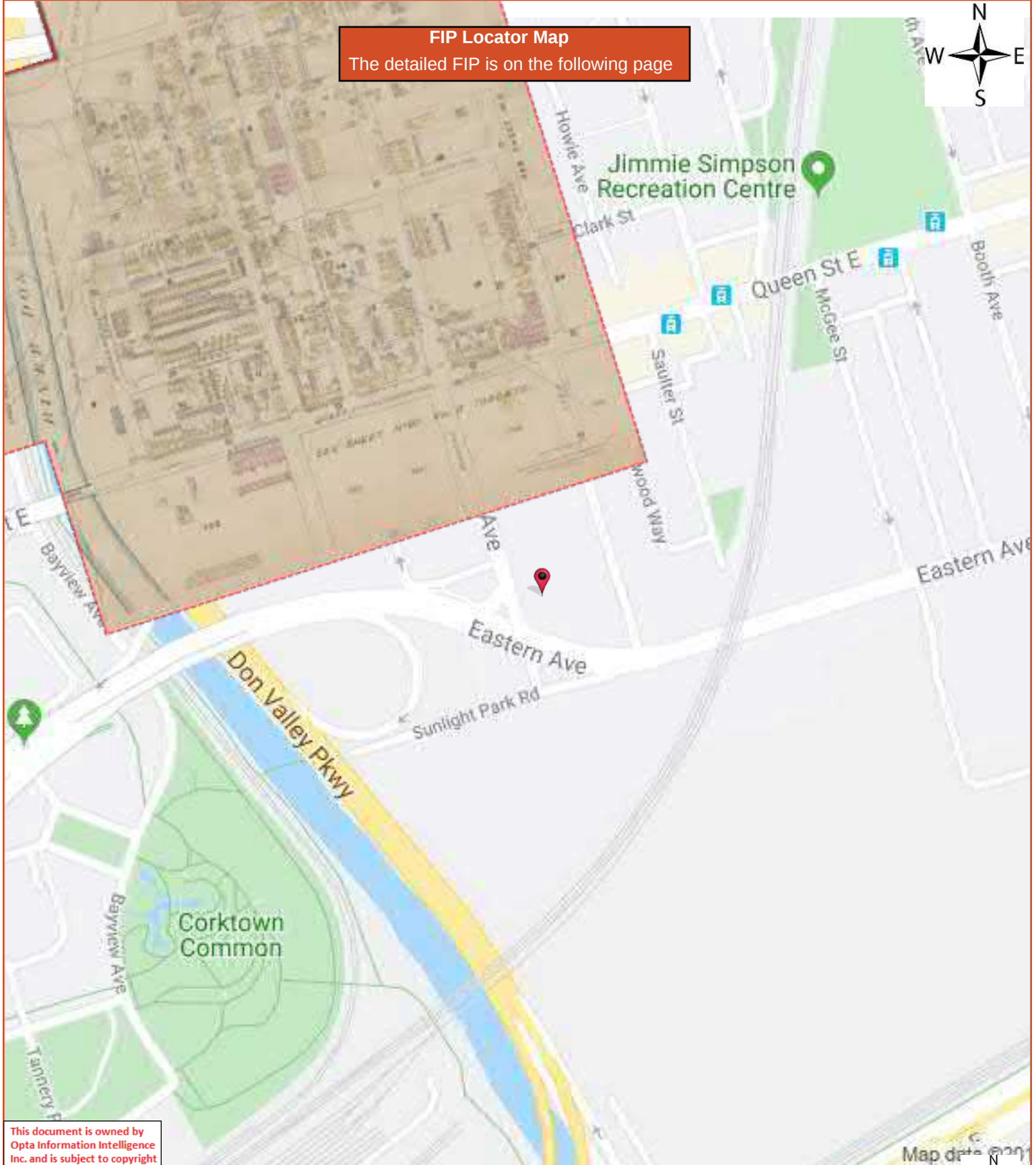
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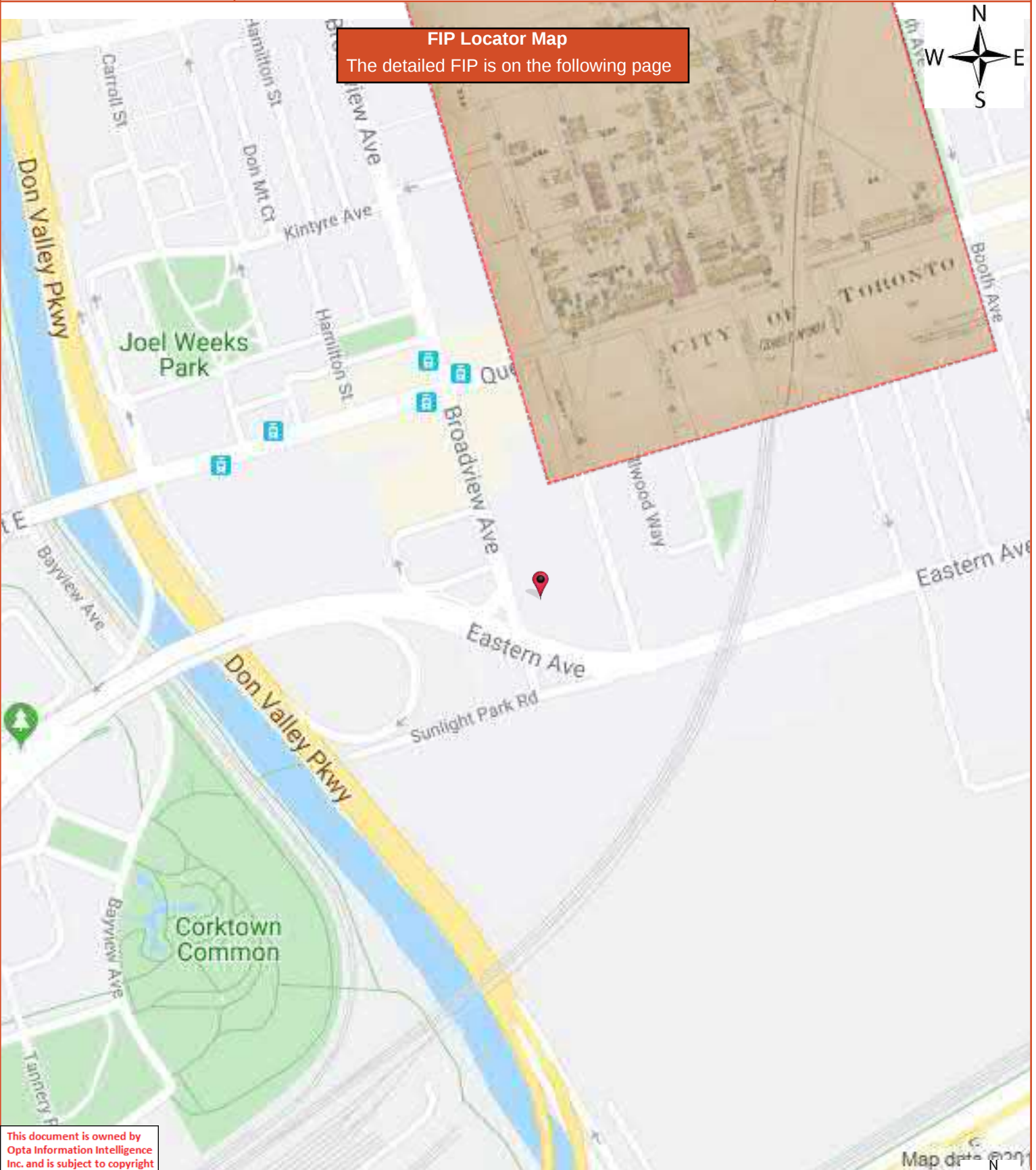


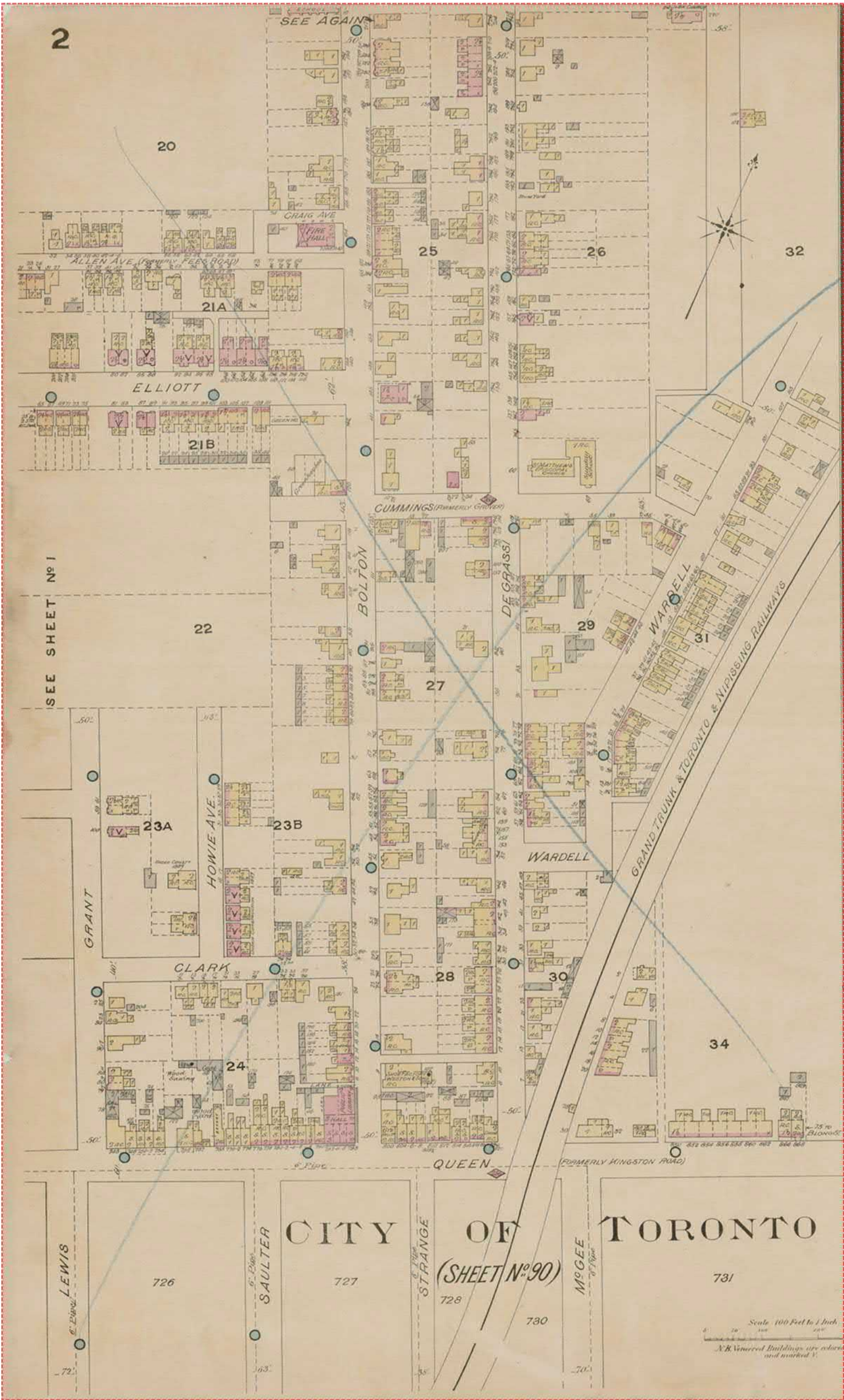
FIP Locator Map

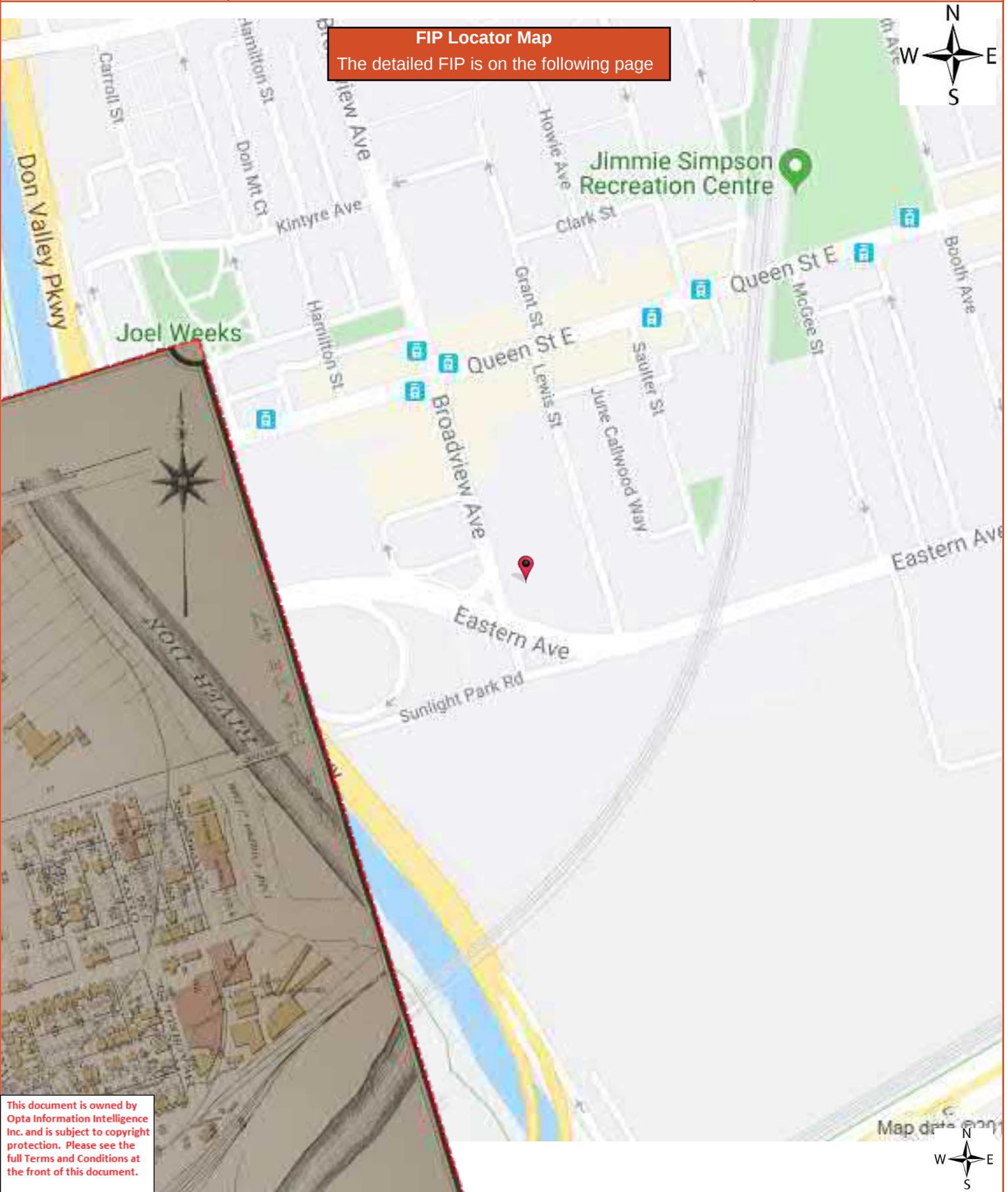
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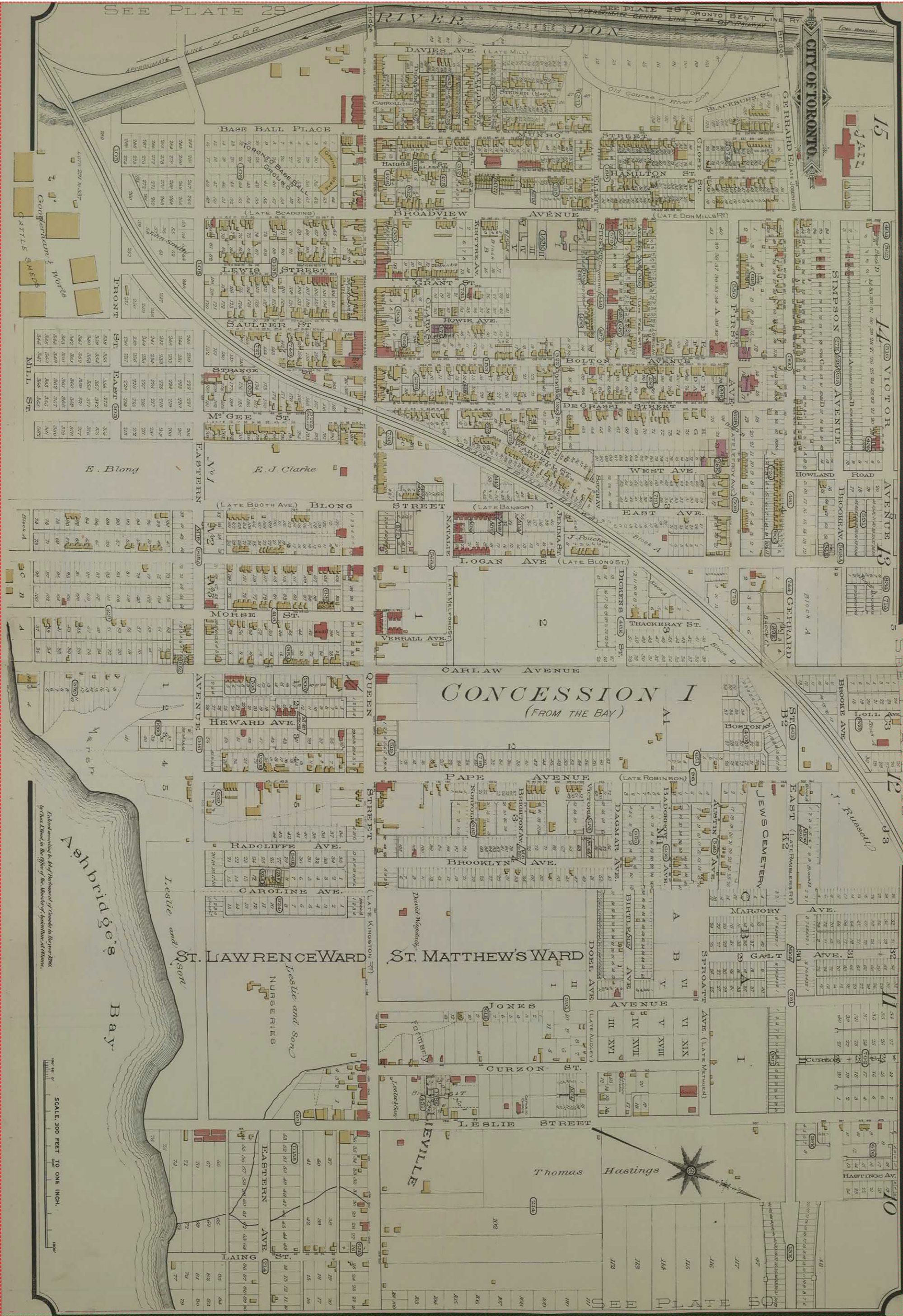




FIP Locator Map

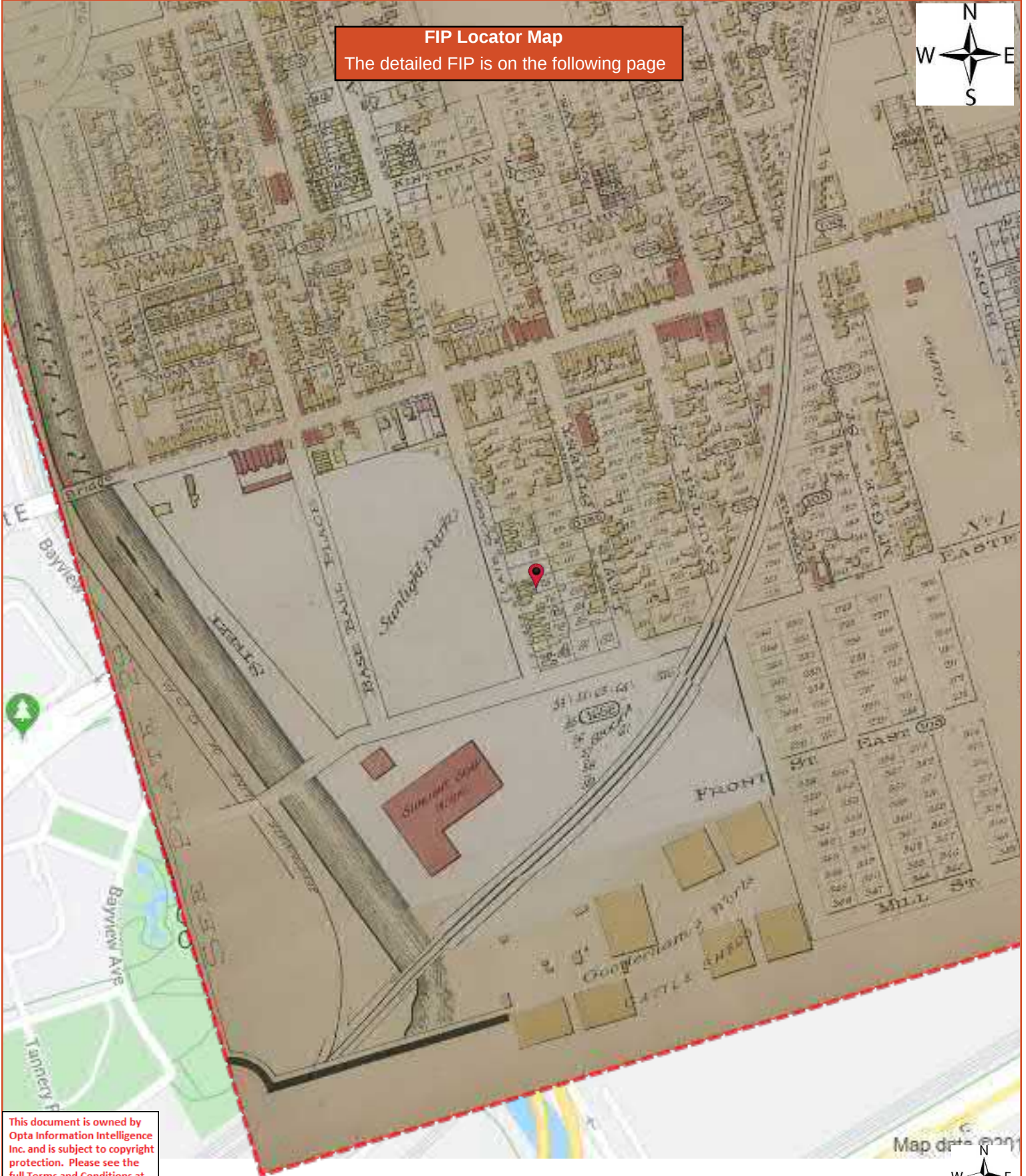
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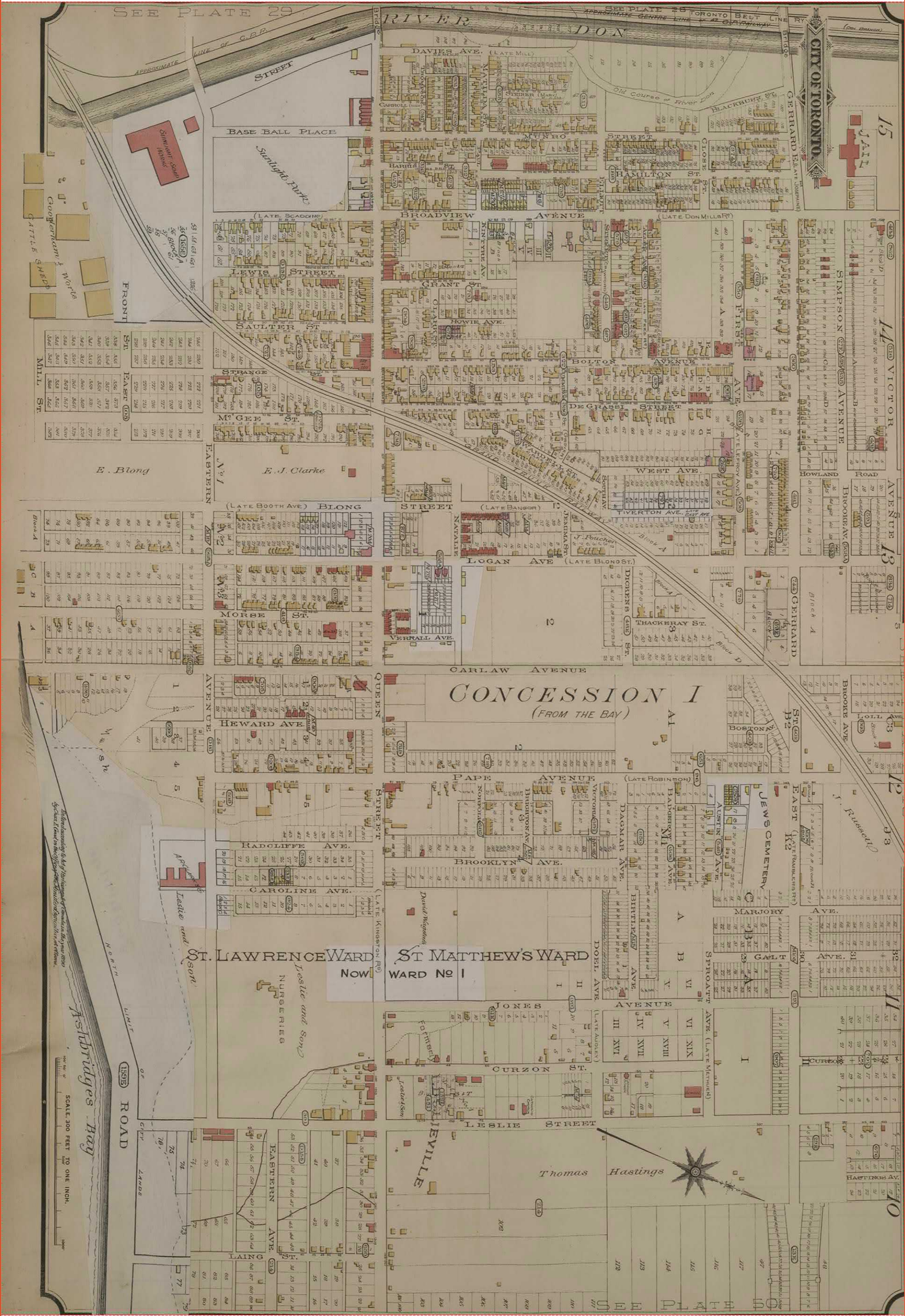




FIP Locator Map

The detailed FIP is on the following page





Survey for Rating Fire-resistive Risks Report - 1964 Ontario Salvage Co LTD 21 Broadview Ave Toronto ON o



MERCANTILE DIVISION

B-375 + 0.025 "K" (3 YEARS)

(no combustibles)

14/4/64

Canadian Underwriters' Association

SURVEY FOR RATING FIRE-RESISTIVE RISKS

Questions and diagram must be completed and the form signed by the owner, occupant or architect of the building

Location (Town or Street) TORONTO Broadview Ave Ins. Plan-S 246 B 725 No 21
Owned by ONTARIO SAVINGS CO LTD Occupied by same person as owner
For OFFICE + WAREHOUSE No. of hands _____
Is building completely finished and out of workmen's hands? No - 85%

OCCUPANCY

Give occupancy, kind of work, processes, machinery and number of hands on each floor

Basement NIL

1st VACANT FRONT (TO BE) OFFICE + WASHROOMS 16/7/64
BACK (TO BE) STGE OF SCRAP METAL NIL (for heat)
2nd HEATING TO BE INSTALLED ON NAT GAS FURNACE (in place at
ending 1st and 2nd floor)
3rd (WINDING + OFFICE SECTION being installed) 6/9/64
4th N/O CHANGE 28/2/67 ag.
5th
6th

CONSTRUCTION OF BUILDING

1. TYPE OF CONSTRUCTION - Walls & Roof Carried on:

- (a) Skeleton Steel Framework ☐
(b) Reinforced Concrete Framework ☐
(c) Ceiling Walls & Partitions ☐

- (d) Bearing Walls & Steel Columns ☒
(e) Steel on Steel Walls & Roof ☐
(f) Other Construction ☐

(Describe fully)

2. WALLS - State construction of external walls

(If bearing wall, give thickness of walls in inches at each floor)

H.C.B.

MATERIALS

3. ROOF AND FLOOR

Roof ☐ Floors ☐
Roof ☐ Floors ☐
Roof ☐ Floors ☐
Roof ☒ Floors ☐

(a) Concrete, reinforced - Paired in place _____ inches thick
(b) Concrete, on metal pan - Paired in place _____ inches thick
(c) Concrete, Precast Units _____ inches thick (Name of Manufacturer)
(d) Steel Deck, Construction #1 ☒ Otherwise ☐

f. Construction #1 State method of attaching insulation to steel deck

Mechanical fasteners ☐ Adhesive ☐ Otherwise ☐

If adhesive state trade name LEXSUC (per BLANIS Roofing, Linc St)

Roof ☐ Floors ☐

(e) Other Materials - Describe and Show Thickness

(over)

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METHOD OF SUPPORT

(Continued)

- | | | | |
|--|---------------------------------|---|---|
| Roof ☒ | Floors ☐ | (a) Unprotected steel beams. | |
| Roof ☐ | Floors ☐ | (b) Steel beams Protected by _____ | inches of _____ |
| Roof ☐ | Floors ☐ | (c) Reinforced Conc. Beams - Poured in place. | |
| Roof ☐ | Floors ☐ | (d) Precast Concrete Structural Units _____ | inches thick _____ (Name of Manufacturer) |
| Roof ☐ | Floors ☐ | (e) Bearing Walls Only. No Supporting Steel. | |

If building is composed of more than one type of construction, identify sections of floor involving each type and indicate on plan.

(a) Is there any roof space exceeding 3 feet in height? No If so, for what purpose is it used? _____

How is access obtained thereto? _____ If by trap or door, describe type _____

(b) Are all skylights of wired glass in metal frames? NIL

(c) Is there any wood in roof, louvers, ventilators or skylights? if so give details No

(d) Is there a wood roof laid over an incombustible one? No If so, how is it supported? _____

(e) If so, what is the maximum and minimum height of this above the incombustible roof? _____

(f) Is the incombustible roof broken by truss, louvers, ventilator, trapdoor, skylight, stair, elevator, other shafts? PLUMBER'S STACKS @

Is so, what is the construction of the sides through roof space? _____

Is there any access or opening from these shafts to the roof space? Describe each separately. _____

(g) Is there a superstructure, water cooling tower, or Penthouse of any kind on the roof? No If so, given dimensions, construction and occupancy _____

How is access obtained? _____

(h) Is there a wood wearing floor? No If so, on what? _____

(i) Is it laid directly on incombustible floor or with an airspace? Describe _____

4. STEEL COLUMNS AND BEAMS - Are they fireproofed? No If "yes" state nature and thickness of such protection.

(a) Columns (CWSB)

(b) _____

FLOOR OPENINGS

5. STAIRWAYS - How many, and state from which floor to which? NIL

Is there an enclosure around them? _____ If so, describe construction of enclosure, and the doors, and whether doors are self-closing _____

6. ELEVATORS - How many, and state from which floor to which? NIL

Is there an enclosure around them? _____ If so, describe construction of enclosure, and the doors, and whether doors are self-closing _____

7. CHUTES, VENTS, DUMB WAITERS & BELT HOLES & OTHER FLOOR OPENINGS - Give size, construction of enclosure (if any), type of door (if any), and whether self-closing, state on which floors are cut by each NIL

8. HEATING AND VENTILATING DUCTS - Are there any? _____ (a) Are ducts, which cut through floor, in masonry shafts _____

(b) Give construction of shaft _____ (c) State whether separate duct to each floor without communication to other floors _____

(d) Do ducts open into roof space? _____

9. HEIGHT - State number of floors and whether there is a basement. 1 No Bas't

10. AREA - Give ground floor dimensions. 134' X 30' 4020 sq ft

11. INTERIOR FINISH —

State separately for each floor, finish and method of attachment to walls and ceiling (if more than one type of finish is present on any one floor, state percentage of each type).

	Basement	1st	2nd	3rd	4th	5th	6th	7th
(a) Walls		PLASTER						
(b) Ceilings		OPEN						
(c) Partitions		6" H.C. TIE						

State extent of any wood partitions, or partitions having wood supports in square feet separately for each floor:—

(d) Is there any other inside or outside combustible finish or trim other than above? Describe fully

12. HEATING — What is the system of heating the building?

Where is heating plant located?

Is it in fire-resistive room with standard fire door?

Are there any stoves; if so, how many and where located?

Do any heating devices vent otherwise than to brick or concrete chimney; if so, give details

What fuel is used?

13. ELECTRIC WIRING — All wiring is in Rigid Conduit ☐

Otherwise ☒

Are all circuits protected by type "S" tamper resisting fuses or non-interchangeable circuit breakers?

14. POWER — Is any used?

If so, what kind?

Total Horse Power?

What used for?

If gasoline engine, state method of ignition, location and capacity of supply, tank, whether feed is pressure or gravity, quantity of gasoline in engine.

15. GASOLINE OR BENZINE, OR OTHER OILS — Are any kept?

If so, what quantity of each?

What used for?

16. COMMUNICATIONS — Does the building communicate with any other building?

(a) If so, give dimensions, height, construction and occupancy and indicate clearly on diagram

(b) If so, are buildings separated by solid wall?

(c) If so, are all openings in this wall protected by self-closing U.L. labelled Class A fire doors?

(d) If not, describe type of doors on each opening

PUBLIC PROTECTION

17. FIRE DEPARTMENT — State distance to the nearest fire station.

18. HYDRANTS — What is the distance to the nearest two hydrants?

Give size of main

INTERNAL PROTECTION

19. Show number units for each floor:

	Basement	1st	2nd	3rd	4th	5th	6th	7th	8th
Extgrs. 2 1/2 Gal. Class A		NONE							
Extgrs. Class B & C		10 GAL CO2							
Stand Pipe & Hose		6" DIA							

20. WATCHMAN — Is there a Watchman making rounds of the whole premises, nights, Sundays, holidays, and at all times when plant is not in operation, rounds being made not less than once an hour during the night, i.e. from 6 p.m. to 6 a.m., and every two hours during the day?

(a) Does he use a portable clock, electric detector, or report to central station?

(b) Give name of manufacturer of clock

(c) Does it bear approval label of Underwriters' Laboratories

(d) Are the stations sufficient and so located that the Watchman must traverse each flat and every portion be visible to him?

21. AUTOMATIC FIRE DETECTION SYSTEM — If such system is present provide details on questionnaire obtainable from Canadian Underwriters' Association.

(over)

CANADIAN UNDERWRITERS' ASSOCIATION
Property Dept.
ONTARIO

RE-INSPECTION FORM
FIRE RESISTIVE RISKS

SHEET 246

BLOCK 725

NO. 21

STREET BROADVIEW AVE.

OCCUPANCY

RECORD ALL CHANGES SINCE LAST INSPECTION

1st floor - FRONT AREA - OFFICE & WASHROOMS - REAR AREA - Storage of scrap metal - no work. All building occupied by "ONTARIO SALVAGE Co. Ltd."
No changes.

No Change
APR 18 1975

OTHER CHANGES (STRUCTURAL, EXPOSURE, PROTECTION ETC.)

One portable fire extinguisher VLC labelled, class 16 B.C. rated Dry Chemical, date on tag 17/4/74. No other changes.

DATE
2120
2/13

April, 14/75

INSPECTOR

Leamy

Siteplan Report - 1964 Ontario Salvage Co LTD 21 Broadview Ave Toronto ON o



DIAGRAM

(Note: — A diagram is not required if the Risk and all property within 100 feet is exactly as shown on the Insurance plan.)

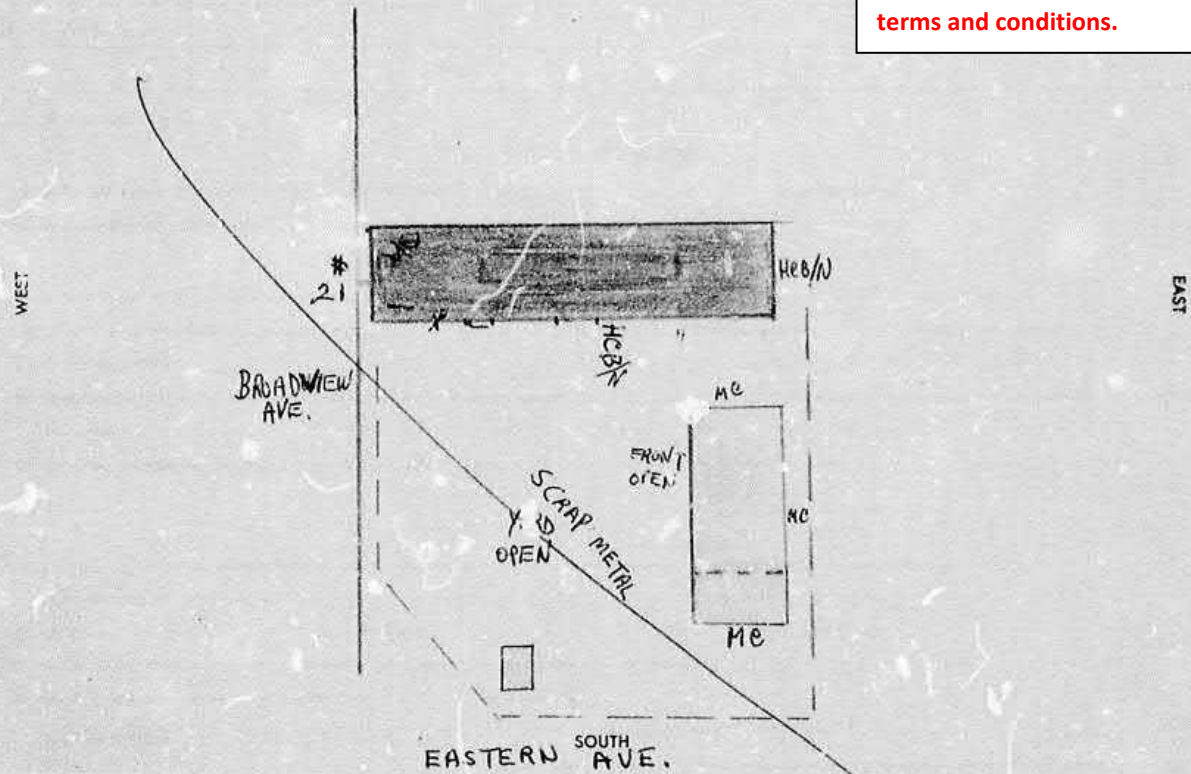
Show all Buildings within 50 feet of the Risk and describe their occupancy, show also any openings between adjoining Buildings and all exposed Windows.

Show location of Hydrants

Show Frame Buildings with **BLACK**, Brick Building with **RED**, Stone or Concrete Buildings with **BLUE** and Thick Veneered, Brick Nogged or Metal Clad Buildings with **DOTTED RED** lines for which purpose a red pencil can be used. Be sure to state exact distance between buildings shown.

Please Draw Diagram at a scale of 50 Feet = 1 inch (same as the Insurance Plans).

NORTH



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EXPOSURE: Note — These questions must be answered fully.

North 1 1/2 ft. to building built of BRICK stories high, occupied as DW
 South OPEN " " " " SCRAP METAL YARD
 East 60 " " " " DW
 West OPEN " " " " Street

I hereby state that the above questions are fully and correctly answered, and agree that they shall form the basis of rating to be given by the C.U.A.

DATE April 14, 19 64 SIGNATURE G. Ward Insp
 (State whether Owner, Occupant or Architect)

**Commercial property fire rating form Report - 1982
Ontario Salvage Co LTD 21 Broadview Ave Toronto
ON o**

Requested by:

Eleanor Goolab

Date Completed: 11/07/2019 06:57:28



OPTA INFORMATION INTELLIGENCE

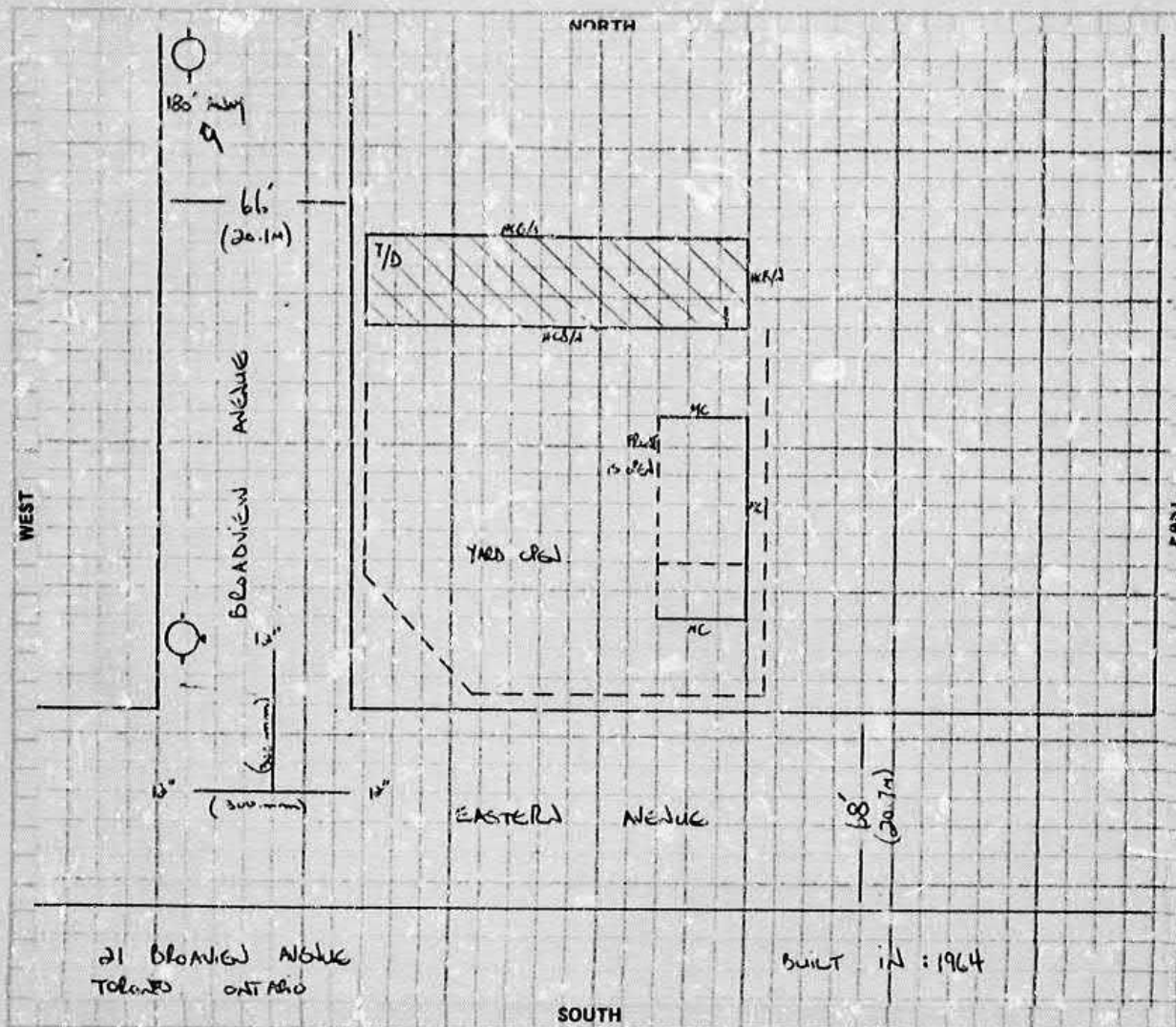
Commercial property fire rating form Report - 1982 Ontario Salvage Co LTD 21 Broadview Ave Toronto ON o



DIAGRAM

IAO PLAN: Sheet No. 746 : Block No. 7X : Plan No. 100P : NOP ☒ : Scale: 1cm = 6m
1cm = 12m ☒

Page 4 (of 4)



EXPOSURE - (SECTION VII)

WALL OF BUILDING BEING RATED					BETWEEN BLDGS.		FACING WALL OF EXPOSURE						
Direction	Blk.	Comb. & Non-Comb	Masonry. Up	Masonry. Sp	Distance	Party Wall	Blk.	Masonry. Sp	Masonry. Up	Non-Comb.	Comb.	Occ'y Haz.	Length / Height
NORTH													
SOUTH													
EAST													
WEST													

Requested by: THE FIRE AND MARINE INS CO.
U.S.F. & G.

Sig. Of Insp. MAFIO CAMPBELL
Dt. SEP 10/92 (Inspected) 1 SEP 16/92 (Written Up)

Report Date:
(Dt. Request Recd. In IAO Service Office)

Revised By: TX

ONT. 2000c - 7/81

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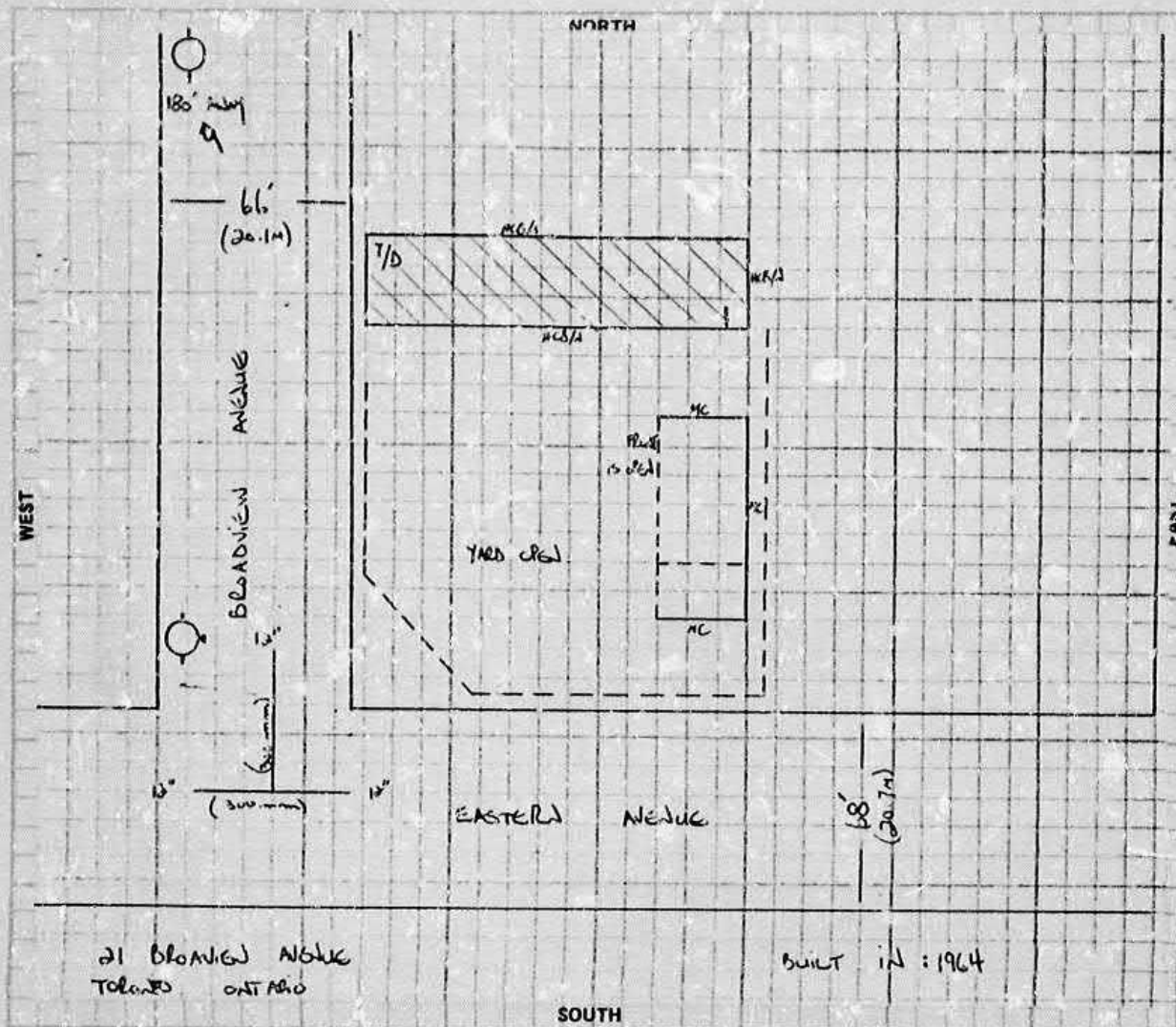
Siteplan Report - 1982 Ontario Salvage Co LTD 21 Broadview Ave Toronto ON o



DIAGRAM

IAO PLAN: Sheet No. 746 : Block No. 7X : Plan No. 100P : NOP ☒ : Scale: 1cm = 6m
1cm = 12m ☒

Page 4 (of 4)



EXPOSURE - (SECTION VII)

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NORTH													
SOUTH													
EAST													
WEST													

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Sig. Of Insp. MAFIO CAMPBELL
Dt. SEP 10 / 92 (Inspected) 1 SEP 16 / 92 (Written Up)

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ONT. 2000c - 7/81

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Fire inspection and rate calculation form Report - 1975 Ontario Salvage Co LTD 21 Broadview Ave Toronto ON o



- Continued -

(Total brought fwd.)

POWER:

AIR CONDITIONING, COMPRESSORS, REFRIGERATION H.P. Sup'vd. ☐ Unsup'vd. ☐
OTHER ELEC. MOTORS ^{OVER}..... H.P. MANUALLY CONTROLLED YES ☒ NO ☐
PROCESS BOILERS ☐ Nbr. O.G.C.W. CLEARANCE
In Fire Resistive Room YES ☐ NO ☐
STACK CLEARANCE

INTERIOR FINISH:

	BT.	1st.	2nd.	3rd.	4th.
WALLS	/	OPEN	/	/	/
CEILINGS	/	OPEN	/	/	/
PARTITIONS	/	/	/	/	/

VERTICAL OPENINGS:

Masonry shafts with Class "B" self-closing doors - Nbr. From To 10
Self-closing trap doors inches thick - Nbr. From To 10
Sub-standard shaft or doors with self-closing doors - Nbr. From To 10
Other than above or open stairs - Nbr. From To

INTERNAL PROTECTION:

	BT.	1st.	2nd.	3rd.	4th.
Extinguishers	/	/	/	/	/
Standpipe & Hose	/	/	/	/	/

WATCHMAN & CLOCK: Standard ☐ Non-standard ☐
SPRINKLERED BASEMENT: YES ☐ NO ☐ Approved installation YES ☐ NO ☐
AUTOMATIC FIRE DETECTION SYSTEM: Local ☐ or otherwise - state

Partial Sprinkler System (in Hazardous areas): YES ☐ NO ☐

OCCUPANCY & PROCESS:

Item # 190900 STORAGE OF IRON PIPES & SCRAP METAL WITH BAILING "H"

TENANTS & PROCESS:

Item #

FAULTS OF MANAGEMENT:

.....

Less Deductions

Sub-Total

Less Special Occupancy Reduction%
(Where applicable)

EXPOSURE:

SCRAP METAL YARD OPEN MUTUAL N/O
Co-Insurance Credit: Bldg. 15%; Contents 15%; No. Co. Bldg. Rate

Occ'y. Code	Construction & Protection Code: <u>3</u>	Contents Extra	No. Co.	80% Co.	No. Co.	80% Co.	No. Co.	80% Co.
197	Building (2-MC-Metal)		158	134				
197	STORAGE OF IRON PIPES & SCRAP METAL WITH BAILING STOCK (1.00 X 3/3) = 66	66	224	190				
WARRANTY: No artificial or fire heat to be introduced into the building without written notice to the insuring companies.								
197	Machinery Furniture & Fixtures (Equipment) (25 X 20)	13	171	145				
	Dwelling Contents							
Requested by: Continental Ins. Co.		Report No.	Initial					
		Date:	Date					

OCCUPANCY & PROCESS

NAME OF RISK: (Most hazardous tenant) ONTARIO SALVAGE Co. Sheet No. 246
 LOCATION: (i.e. Municipal address) No. ADJ. SOUTH OF 21 BROADVIEW AVE Block No. 925
 Plan No. N.O.R.
 NOP ☒ See Diagram ☐

OCCUPANCY BY FLOOR: Indicate ' / "Business" name and also report briefly on:
 (i) Heating and location; (ii) Special hazards and processes if any; (iii) Location, number and type of extinguishers;
 (iv) Any other exceptional feature of the risk, including heavy exposures.

Basement NIL

1st. Floor: STOREHOUSE OF IRON PIPES ON METAL RACKS

2nd. Floor: STOREHOUSE OF SCRAP METAL AND BAILER - 1-2 H.P.

3rd. Floor: X

Other Floors: X

3. GENERAL UNDERWRITING COMMENTS

(a) HOUSEKEEPING & MAINTENANCE: Excellent ☐ Good ☐ Average ☒ Poor ☐ (If so, describe) (see charges under Faults of Management ☐)

(b) NEIGHBOURHOOD: Residential ☐ Commercial ☐ Industrial ☒ Congested Area ☐ (If so, describe)

(c) OPINION OF RISK: Excellent ☐ Good ☐ Average ☒ Poor ☐ (If so, describe) Number of Fire Divisions
 (show on Plan and indicate openings)

- Continued -

(Total brought fwd.)

POWER:

AIR CONDITIONING, COMPRESSORS, REFRIGERATION H.P. Sup'vd. ☐ Unsup'vd. ☐
OTHER ELEC. MOTORS ^{OVER} I H.P. MANUALLY CONTROLLED YES ☒ NO ☐
PROCESS BOILERS ☐ Nbr. O.G.C.W. CLEARANCE
In Fire Resistive Room YES ☐ NO ☐
STACK CLEARANCE

INTERIOR FINISH:

	BT.	1st.	2nd.	3rd.	4th.
WALLS		OPEN			
CEILINGS		OPEN			
PARTITION					

VERTICAL OPENINGS:

Masonry shafts with Class "B" self-closing doors - Nbr. From To
Self-closing trap doors inches thick - Nbr. From To
Sub-standard shaft or doors with self-closing doors - Nbr. From To
Other than above or open stairs - Nbr. From To

INTERNAL PROTECTION:

	BT.	1st.	2nd.	3rd.	4th.
Extinguishers					
Standpipe & Hose					

WATCHMAN & CLOCK: Standard ☐ Non-standard ☐
SPRINKLERED BASEMENT: YES ☐ NO ☐ Approved installation YES ☐ NO ☐
AUTOMATIC FIRE DETECTION SYSTEM: Local ☐ or otherwise - state
Partial Sprinkler System (in Hazardous areas): YES ☐ NO ☐

OCCUPANCY & PROCESS:

Item # 1646 (C) (1) POWER HOUSE (ELECTRIC OVER 1 H.P.)

TENANTS & PROCESS:

Item #

FAULTS OF MANAGEMENT:

.....

Less Deductions

Sub-Total

Less Special Occupancy Reduction%
(Where applicable)

EXPOSURE:

SCRAP METAL YARD OPEN MUTUAL N/C

Co-Insurance Credit: Bldg. 20%; Contents 15%; No. Co. Bldg. Rate →

Occ'y. Code	Construction & Protection Code: <u>3</u>	Contents Extra	No. Co.	80% Co.	No. Co.	80% Co.	No. Co.	80% Co.
<u>197</u>	Building <u>(1-FR-P)</u>		<u>103</u>	<u>32</u>				
<u>197</u>	POWER HOUSE CONTENTS <u>20x2/3</u>	<u>13</u>	<u>116</u>	<u>99</u>				
WARRANTY: No artificial or fire heat to be introduced into the building without written notice to the insuring companies.								
	Machinery Furniture & Fixtures (Equipment)							
	Dwelling Contents							
Requested by: <u>CONTINENTAL INS. Co.</u>			Report No. <u>103</u>		Initial <u>Long</u>			
			Date: <u>April 14/75</u>		Date <u>April 14/75</u>			

2.

OCCUPANCY & PROCESS

NAME OF RISK: (Most hazardous tenant) ONTARIO SALVAGE Co.Sheet No. 246Block No. 725LOCATION: (i.e. Municipal address) No. ADJ. SOUTH OF 21 BROADVIEW AVE.

Plan No. _____

FOP ☒See Diagram ☐

OCCUPANCY BY FLOOR: Indicate by "Business" name and also report briefly or:

(indicate any vacant
section(s))

(i) Heating and location;

(ii) Special hazards and processes if any;

(iii) Location, number and type of extinguishers;

(iv) Any other exceptional feature of the risk, including heavy exposures.

Basement: NIL1st. Floor: Cutting of scrap metal: 7 1/2 H.P. motor to drive cutter, No heat.

2nd. Floor: _____

3rd. Floor: _____

Other Floors: _____

3.

GENERAL UNDERWRITING COMMENTS

(a) HOUSEKEEPING & MAINTENANCE: Excellent ☐ Good ☐ Average ☒ Poor ☐ (If so, describe) (see charges under Faults of Management ☐)(b) NEIGHBOURHOOD: Residential ☐ Commercial ☐ Industrial ☒ Congested Area ☐ (If so, describe)(c) OPINION OF RISK: Excellent ☐ Good ☐ Average ☒ Poor ☐ (If so, describe) Number of Fire Divisions
(show on Plan and indicate openings)

Appendix E

Aerial Photographs