



**MODERN  
NIAGARA**

*Design. Build. Service.*

## Bayshore Shopping Centre



### PROJECT DETAILS

LOCATION:  
ONTARIO – GREATER OTTAWA

MARKET SECTOR:  
RETAIL

DELIVERY METHOD:  
BID AND SPEC, HVAC SERVICE,  
MECHANICAL  
CONSTRUCTION

Bayshore Shopping Centre in Ottawa has undertaken a \$200-million redevelopment that will boost the centre's retail area by 300,000 square feet.

Modern Niagara provided mechanical construction and upgraded the centre's building controls system, including:

- System upgrade and installation
- Zone controls and air handling unit controls
- CO2 sensors and snow-melt controls in multi-level parking garage
- Hard-wired rooftop units with BACnet interface
- Exhaust controls in the food court
- Monitoring of kitchen ecology units

We completed the project in two phases. First, re renovated a large portion of the exiting mall. Next, we constructed a new food court and wing. We worked closely with the general contractor (PCL Constructors) to meet the unique needs of each tenant.

We also played an integral role in maintaining a fully operation shopping centre during construction, by implementing temporary services while new systems were installed.

Modern Niagara Building Services continues to service the shopping centre.