BOARD OF PUBLIC WORKS AND SAFETY (Form B-01-2012)
Agenda Request Form

Organizations and individuals are asked to submit a request form and supporting documents to be placed on the agenda. You will be contacted by the City confirming the date of the meeting in which your request will be heard. Please make sure that your contact information is accurate in case we need to get in touch with you. The Board of Works meets on the 1st and 3rd Monday of each month at 5:00 p.m. in City Hall located at 70 E. Monroe Street.

Date Submitted:	July 16, 2024	**Meeting Date:**	August 5, 2024
Contact Information:			
Requested by:	Mark Richards		
On Behalf of Organization or Individual:	Department of Planning & Engineering		
Telephone:	317-736-3631		
Email address:	mrichards@franklin.in.gov		
Mailing Address:	70 E. Monroe Street, Franklin, IN 46131		
Describe Request:			
Request approval and execution of Change Orders 1 and 2 for the Active Adult Center Project			
List Supporting Documentation Provided:			
Change Order Summary			
Change Order 1 Change Order 2			
Who will present the request?			
Name:	Mark Richards	**Telephone:**	317-736-3631

In order for an individual and/or agency to be considered for new business on the Board of Works agenda, this reservation form and supporting documents must be received in the Mayor's office no later than 4:00 p.m. on the Wednesday before the meeting.

Franklin Active Adult Center Project

Change Order Summary

Original Contract Price: $ 4,744,616.00

Date Rec'd	CO #	Description	Cost	Date Approved	Adjusted Contract Amount
7/16/2024	1	Flooring material change	$ (6,482.37)		$ 4,738,133.63
7/16/2024	2	Building plan review changes	$ 5,295.75		$ 4,743,429.38

Change Order # Between Dewees Construction Inc. and Owner
Contract Number: 24-102 Change Order # One

This change order, made this 7/8/2024 by and between:

General Contractor
DeWees Construction Inc.
(hereinafter called Contractor)
35 N. Baldwin St. (PO Box 691)
Bargersville, IN 46106
ATTN: William H. Dewees
Phone: 317-422-1654
Fax: 317-422-5142

Owner
City of Franklin
(hereinafter called Owner)
70 E Monroe
Franklin, IN 46131

Project:
Active Adult Center
160 E Adams St
Franklin, IN 46131

Reference: Materials and Labor to:

Tile credit based off PR-02	-$6,482.37
Total	-$6,482.37

It is understood and agreed that this adjustment constitutes compensation in full for all costs and markup directly or indirectly attributable to this change, or for all delays related thereto, and for performance for this change within the time frame stated.
We hereby agree to make the change(s) specified below:

Original contract Price	$4,744,616.00
Amount of this contract Change Order	-$6,482.37
Revised contract Amount, including this contract Change order	$4,738,133.63

ACCEPTED - The above prices and specifications of this Change Order are satisfactory and hereby accepted. All work to be performed under same terms and conditions as specified in original contract unless others stipulated.
Not valid until signed by both parties

DeWees Construction
Company

By: Date

City of Franklin
Owner

By: Date

Marcy Stewart

From: Dennis Haynes
Sent: Tuesday, July 2, 2024 4:28 PM
To: Sam Miller
Cc: Bill Dewees; Marcy Stewart
Subject: Active Adult Center PR-02
Attachments: PR-02 Cost Summary 7-2-24.pdf

Sam,

Please find the cost comparison attached. Please review and advise. Thanks.

- Original bid on bid date = $86,900.00
- PR-02 Flooring quote = $49,166.79
- PR-02 Stagestep Dance Floor quote = $5,032.09
- PR-02 Labor quote to install = $26,218.75

PR-02 Total cost = $80,417.63

Net Savings = $6,482.37

Dennis Haynes
DeWees Construction, Inc.
P.O. Box 691
Bargersville, IN 46106
P = (317422-1654
F = (317)422-5142
C = (317)491-4429
dennis@deweesconstruction.com

Bid Day Bid

MASTER CARPET & TILE INC.

FAX (317) 356-2260
420 RAWLES COURT · INDIANAPOLIS, IN 46229 · TELEPHONE (317) 352-1581

TO: Estimating
FROM: Steven M McIlree

DATE: May 13, 2024

WE PROPOSE A BID FOR THE FOLLOWING

PROJECT: Franklin – Active Adult Center

THIS IS A COMBINED BID: **INDIVIDUAL BID:** X

Supply and install carpet, lvt, floor and wall tile, rubber base, and transitions as noted on plan

I HAVE SEEN ADDENDUMS: 1, 2

EXCLUSIONS: NO MAJOR PREP, NO WAXING OF VINYL TILE, NO DEMOLITION, NO SEALING OF CERAMIC TILE, NO BACKERBOARD, NO WALK-OFF MAT SYSTEMS (METAL OR ANCHORED) NO CAULKING, NO REMOVAL/DEMOLITION/MITIGATION OF SEALED/STAINED/EPOXY FLOOR. NO SHOTBLASTING/PRIMING/MECHANICAL PREP. NO FLOOR PROTECTION.

ADDITIONAL NOTE: ANY DEMOLITION COMPLETED BY OTHERS MUST REMOVE ALL FLOORING MATERIALS INCLUDING THINSETS AND ADHESIVES.

THIS PRICE IS A NON-UNION BID

$86,900.00

SIGNED: Steven M McIlree

PR-02 PROPOSED MATERIAL

ProSource WHOLESALE
Products & Pros for Home & Commercial Projects

PROSOURCE OF INDIANAPOLIS
6822 HILLSDALE CT
INDIANAPOLIS, IN 46250
Telephone: 317-915-8200 Fax: 317-915-8205

ES412907

ESTIMATE

Sold To	Ship To
DEWEES, CONSTRUCTION 35 N BALDWIN BARGERSVILLE, IN 46106 Home:3174221654 Business: 3174221654	

Order Date	Purchase Order	Order Number
06/19/24	FRANKLIN ADULT CENTER FINAL	ES412907

Style/Item	Color/Description	Quantity	Units	Price	Total
ALLIUM 18X36	67511 STONE PATH	864.00	SF	6.88	5,944.32
ACCENTUATE 24X24	45206 BARK CLOTH	780.00	SF	5.32	4,149.60
C-EX ADHESIVE	4 GAL PAIL 135-155 SY/4 GAL SPREAD RATE	2.00	EA	120.00	240.00
TREELINE 12 MIL	007811 CLOVE	3,028.47	SF	1.92	5,814.66
TREELINE 12 MIL	00837 CHESTNUT	2,515.17	SF	1.92	4,829.13
4200 RESILIENT ADHESIVE	4 GAL PAIL 175-225 SF/1 GAL SPREAD RATE	7.00	EA	200.00	1,400.00
MANDALAY 6"	MW-XX-H6 80 FAWN	480.00	LF	6.66	3,196.80
4" COVE BASE	29 MOONROCK	960.00	LF	0.84	806.40
4" COVE BASE	BLACK	120.00	LF	0.84	100.80
ADHESIVE	30 OZ CARTRIDGE 225 LF/CARTRIDGE	7.00	EA	5.51	38.57
WELCOME II	31557 STERLING	191.88	SF	6.08	1,166.63
CARPET TILE ADHESIVE	4 GAL PAIL SPREAD RATE 28-33 SY/GAL	1.00	EA	115.00	115.00

07/02/24 3:55PM

Sales Representative(s):
KIM MURPHY

Material:	49,166.79
Service:	0.00
Misc. Charges:	0.00
Sales Tax:	3,441.68
Misc. Tax:	0.00
QUOTE TOTAL:	**$52,608.47**

Telephone: 3174221654

ES412907

PROSOURCE OF INDIANAPOLIS
6822 HILLSDALE CT
INDIANAPOLIS, IN 46250
Telephone: 317-915-8200 Fax: 317-915-8205

ESTIMATE

Sold To	Ship To
DEWEES, CONSTRUCTION 35 N BALDWIN BARGERSVILLE, IN 46106 Home:3174221654 Business: 3174221654	

Order Date	Purchase Order	Order Number
06/19/24	FRANKLIN ADULT CENTER FINAL	ES412907

Style/Item	Color/Description	Quantity	Units	Price	Total
COLOR WHEEL CLASSIC 6X6 FLOOR TILE	ARCHITECTURAL GRAY GLOSSY 109	50.00	SF	4.47	223.50
COLOR WHEEL CLASSIC 6X6 FLOOR TILE	ALMOND MATTE X735	425.00	SF	4.47	1,899.75
COLOR WHEEL CLASSIC 6X6 FLOOR TILE	GARDEN SPOT GLOSSY 0141	25.00	SF	4.47	111.75
KEYSTONES STRAIGHT JOINT 2X2 DM 12X24 MT GRP2	ARCHITECT GRAY MATTE	130.00	SF	5.71	742.30
KEYSTONES STRAIGHT JOINT 2X2 DM 12X24 MT GRP2	CYPRESS MATTE	72.00	SF	5.71	411.12
UNICHE RECTIFIED 12X24 MATTE	BEIGE CHIARO	464.80	SF	7.20	3,346.56
UNICHE RECTIFIED 12X24 MATTE	BIANCO	1,243.34	SF	7.20	8,952.05

07/02/24 3:55PM

Sales Representative(s):
KIM MURPHY

Material:	49,166.79
Service:	0.00
Misc. Charges:	0.00
Sales Tax:	3,441.68
Misc. Tax:	0.00
QUOTE TOTAL:	**$52,608.47**

Telephone: 3174221654

ES412907

PROSOURCE OF INDIANAPOLIS
6822 HILLSDALE CT
INDIANAPOLIS, IN 46250
Telephone: 317-915-8200 Fax: 317-915-8205

ESTIMATE

Sold To	Ship To
DEWEES, CONSTRUCTION 35 N BALDWIN BARGERSVILLE, IN 46106 Home:3174221654 Business: 3174221654	

Order Date	Purchase Order	Order Number
06/19/24	FRANKLIN ADULT CENTER FINAL	ES412907

Style/Item	Color/Description	Quantity	Units	Price	Total
UNICHE RECTIFIED 12X24 MATTE	BEIGE CHIARO	371.84	SF	7.20	2,677.25
LHT PLUS THINSET WHITE*** - N/A	WHITE	59.00	EA	27.73	1,636.07
SPECTRALOCK PRO PREMIUM EPOXY GROUT FULL UNIT 1X PAIL EACH PART A AND PART B	XXX	8.00	EA	141.16	1,129.28
LATICRETE PERMACOLOR SELECT 25LB*** - 25 LB	ZLC2600-0025-2	5.00	EA	47.05	235.25

Due to Volatile Market Conditions, Quoted Prices Are Good for 48 Hours from Date of Quote

07/02/24 3:55PM

Sales Representative(s):
KIM MURPHY

Material:	49,166.79
Service:	0.00
Misc. Charges:	0.00
Sales Tax:	3,441.68
Misc. Tax:	0.00
QUOTE TOTAL:	**$52,608.47**

Telephone: 3174221654

ES412907

PROSOURCE OF INDIANAPOLIS
6822 HILLSDALE CT
INDIANAPOLIS, IN 46250
Telephone: 317-915-8200 Fax: 317-915-8205

ESTIMATE

Sold To	Ship To
DEWEES, CONSTRUCTION 35 N BALDWIN BARGERSVILLE, IN 46106 Home:3174221654 Business: 3174221654	

Order Date	Purchase Order	Order Number
06/19/24	FRANKLIN ADULT CENTER FINAL	ES412907

Style/Item	Color/Description	Quantity	Units	Price	Total

Invoices must be paid in full to pick up partial orders. Remaining material must be picked up within 30 days. Material will be forfeited after 90 days. Installer and/or end user is responsible for inspection of material prior to install for defects. The accuracy of the above sizes & quantities are the responsibility of member or client. Special order items are not cancelable or returnable. A 25% restock fee may be charged for any returned "stocked" items.

07/02/24 3:55PM

Sales Representative(s):
KIM MURPHY

Material:	49,166.79
Service:	0.00
Misc. Charges:	0.00
Sales Tax:	3,441.68
Misc. Tax:	0.00
QUOTE TOTAL:	**$52,608.47**

Telephone: 3174221654

PR-02 PROPOSED MATERIAL

Invoice

Stagestep Inc.

Stagestep
4701 Bath Street Bldg 46B
Philadelphia, PA 19137
Phone: 215-636-9000
Email: sales@stagestep.com

Order #	Date
86368	06/19/2024

Bill To:	Ship To:
Dewees Construction Inc. Dennis Haynes 35 N. Baldwin St. Bargersville, IN 46	Dewees Construction Inc. Dennis Haynes 35 N. Baldwin St. Bargersville, IN 46
Customer: Dewees Construction Inc.	Contact: Dewees Construction Inc.

Notes: 317-491-4429
add liftgate
Dennis Haynes
dennis@deweesconstruction.com

Sales Rep	Payment Terms	FOB Point	Carrier	Ship Service	Date Scheduled
dkennedy	Prepay	Origin	Old Dominion		06/12/2024

Item #	Type	Number	Description	Unit Price	Qty Ordered	Total Price
1	Sale	11051000 (39 ft)	Dancestep Plus Black - 11051000 area size = 16 x 39	$49.00	28.42 SY	$1,392.58
2	Sale	11051000 (39 ft)	Dancestep Plus Black - 11051000	$49.00	28.42 SY	$1,392.58
3	Sale	11051000 (20 ft)	Dancestep Plus Black - 11051000	$49.00	14.57 SY	$713.93
4	Sale	13021040	Stagestep Adhesive	$216.00	2 Bukt	$432.00
5	Sale	13012050	Bone Dry Plus Liquid Vapor Barrier	$297.00	1 Bukt	$297.00
6	Sale	14011010	ProClean 1 gal	$38.00	1 ea	$38.00
7	Shipping	19201000	Shipping and Handling Charge	$766.00	1 ea	$766.00

Subtotal:	**$5,032.09**
Sales Tax:	**$0.00**
Total:	**$5,032.09**

ESTIMATES ARE GOOD FOR THIRTY (30) DAYS.
Shipping is door to door service only. There is no inside delivery.
Dye lots may vary and floor patterns may vary within dye lots.
PLEASE READ ADDITIONAL POLICIES: https://www.stagestep.com/important-policies/
For any questions call 215-636-9000 or email sales@stagestep.com

PR-02 PROPOSED LABOR

09

Dennis Haynes

From: Trent Ramsey <trentramsey@yahoo.com>
Sent: Monday, June 24, 2024 9:47 AM
To: Dennis Haynes
Subject: Re: City of Franklin Active Adult Center

- 833sf (CPT1) Tarkett G0043 Allium 18" x 36" Color: 67511 Stone Path $450
- 773sf (CPT2) Tarkett 04255 Accentuate 24" x 24" Color: 45206 Bark Cloth $450
- 3,005sf (LVT1) Patcraft Treeline 12mil Style 1710V 7" x 48" Color: 007811 Clove V2 $3750.25
- 2,503sf (LVT2) Patcraft Treeline 12mil Style 1710V 7" x 48" Color: 00837 Chestnut V2 $3128.50
- 167sf (WLK1) Shaw Contract Welcome II 24" x 24" Color: 31557 Sterling $100
- 702sf (SF1) StageStep Dance Plus Color: Black $1400
- 480lf (RCB1) Johnsonite Tarket 6" Mandalay MW-XX-H6 Color: 80 Fawn $700
- 864lf (RCB2) Johnsonite Tarkett 4" Traditional Wall Base Color: 29 Moon Rock WG $864
- 91lf (RCB3) Johnsonite Tarkett 4" Traditional Wall Base Color: Black $91
- 50sf (CT1) Daltile Color Wheel Classic 6" x 6" Glossy Color: Architectural Gray 109 $250
- 421sf (CT2) Daltile Color Wheel Classic 6" x 6" Matte Color: Almond X735 $2105
- 17sf (CT3) Daltile Color Wheel Classic 6" x 6" Glossy Color: Garden Spot 0141 $100

- 130sf (CT1F) Daltile Keystone Classic 2" x 2" Mosaic Color: Architectura Gray D109 $650

- 71sf (CT3F) Daltile Keystone Classic 2" x 2" Mosaic Color: Cypress D452 $355

- 465sf (PCT1) Daltile Stone Look 12" x 24" Color: MZ Uniche SS UN11 Beige Chiaro $2325

- 1,236sf (PCT2) Daltile Stone Look 12" x 24" Color: MZ Uniche SS ON10 Bianco $6180

- 364sf (PCTB1) Daltile Stone Look 12" x 24" Color: MZ Uniche SS UN11 Beige Chiaro $1820
- Minimal prep $1500
- Total $26,218.75

Change Order # Between Dewees Construction Inc. and Owner
Contract Number: 24-102 Change Order # Two

This change order, made this 7/16/2024 by and between:

General Contractor	**Owner**
DeWees Construction Inc.	City of Franklin
(hereinafter called Contractor)	(hereinafter called Owner)
35 N. Baldwin St. (PO Box 691)	70 E Monroe
Bargersville, IN 46106	Franklin, IN 46131
ATTN: William H. Dewees	0
Phone: 317-422-1654	0
Fax: 317-422-5142	0

Project:
Active Adult Center
160 E Adams St
Franklin, IN 46131

Reference: Materials and Labor to:

PR-03	
Add a sidewalk from the SW exit of the Events Room South to Water Street	
Add maximum occupancy allowed sign	
Add exit sign and emergency wall pack light in Passage 32	
Add exterior horn strobe on South wall at Game Room 15 & pull station at water/fire protection 4	
Total	$5,295.75

It is understood and agreed that this adjustment constitutes compensation in full for all costs and markup directly or indirectly attributable to this change, or for all delays related thereto, and for performance for this change within the time frame stated.
We hereby agree to make the change(s) specified below:

Original contract Price	$4,744,616.00
Net change by previous contract Change Orders	-$6,482.37
Contract Amount Prior to this Change	$4,738,133.63
Amount of this contract Change Order	$5,295.75
Revised contract Amount, including this contract Change order	$4,743,429.38

ACCEPTED - The above prices and specifications of this Change Order are satisfactory and hereby accepted. All work to be performed under same terms and conditions as specified in original contract unless others stipulated.
Not valid until signed by both parties

DeWees Construction
Company

Owner

By: Date

By: Date

Marcy Stewart

From: Mark Richards <mrichards@franklin.in.gov>
Sent: Tuesday, July 16, 2024 1:47 PM
To: Sam Miller; Dennis Haynes
Cc: Bill Dewees; Marcy Stewart
Subject: RE: Active Adult Center PR-03

Sam,

The City is good with this. Please prepare the CO and get it to me. If I have it by July 31 at noon, I can have it on the August 5th BPW&S agenda for approval.

Thanks!
Mark

From: Sam Miller <SMiller@cripe.biz>
Sent: Tuesday, July 16, 2024 12:52 PM
To: Dennis Haynes <dennis@deweesconstruction.com>
Cc: Bill Dewees <bill@deweesconstruction.com>; Marcy Stewart <marcy@deweesconstruction.com>; Mark Richards <mrichards@franklin.in.gov>
Subject: RE: Active Adult Center PR-03

Dennis; Seems reasonable here.

Mark; Ok with you?

Please go ahead and prep the C.O. Thanks, Sam

From: Dennis Haynes <dennis@deweesconstruction.com>
Sent: Tuesday, July 16, 2024 12:36 PM
To: Sam Miller <SMiller@cripe.biz>
Cc: Bill Dewees <bill@deweesconstruction.com>; Marcy Stewart <marcy@deweesconstruction.com>
Subject: Active Adult Center PR-03

Sam,

Here is the breakdown for PR-03.

- Concrete: CSM Concrete = $2,500.00
- Signage: Riley Signs = $200.00
- Electric: Huff Electric = $850.00
- Fire Alarm: Koorsen = $455.00
- Labor = $600.00

Total Material & Labor = 4,605.00
Mark-Up = $690.75

Total Amount for PR-03 = $5,295.75

Dennis Haynes
DeWees Construction, Inc.
P.O. Box 691
Bargersville, IN 46106
P = (317422-1654
F = (317)422-5142
C = (317)491-4429
dennis@dewees construction.com

9339 Priority Way West
Suite, 100
Indianapolis, IN 46240
317-844-6777
FAX: 317-706-6464
www.cripe.biz

OWNER
ARCHITECT ☒
INTERIOR DESIGNER ☐
CONTRACTOR ☒
FIELD ☒
OTHER ☐

PROPOSAL REQUEST

PROJECT:
Franklin Active Adult Center
160 E. Adams Street
Franklin, IN 46131

OWNER:
City of Franklin, Parks & Recreation
396 Branigin Blvd.
Franklin, IN 46131

TO CONTRACTOR:
DeWees Construction
35 N. Baldwin St.
Bargersville, IN 46106

PROPOSAL REQUEST NUMBER: **PR-03**

DATE OF ISSUANCE: 07/05/2024

CONTRACT FOR: General Construction

CONTRACT DATE: 12/1/2022

ARCHITECT'S PROJECT NO. 0210036-10100

ARCHITECT:
Cripe A+E
9339 Priority Way West Drive, Suite 100
Indianapolis, IN 46240

Please submit an itemized proposal for changes in the Contract Sum and Contract Time for proposed modifications to the Contract Documents described herein. Submit proposal within 5 business days, or notify the Architect in writing of the date on which you anticipate submitting your proposal.

THIS IS NOT A CHANGE ORDER, A CONSTRUCTION CHANGE DIRECTIVE OR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED IN THE PROPOSED MODIFICATIONS.

Description:

Based on comments from the local building department, please provide a cost to add items indicated in the attached narrative and drawings.

Attachments:

Sheets C201, C301, G002, A001, E201 and E301.

ARCHITECT
Cripe A+E

By Sam Miller

Solutions by Design Since 1937

Telephone 317.844.6777 www.cripe.biz

3939 Priority Way South Drive, Suite 200, Indianapolis, Indiana 46240

Franklin Active Adult Center

PR-03 Narrative:

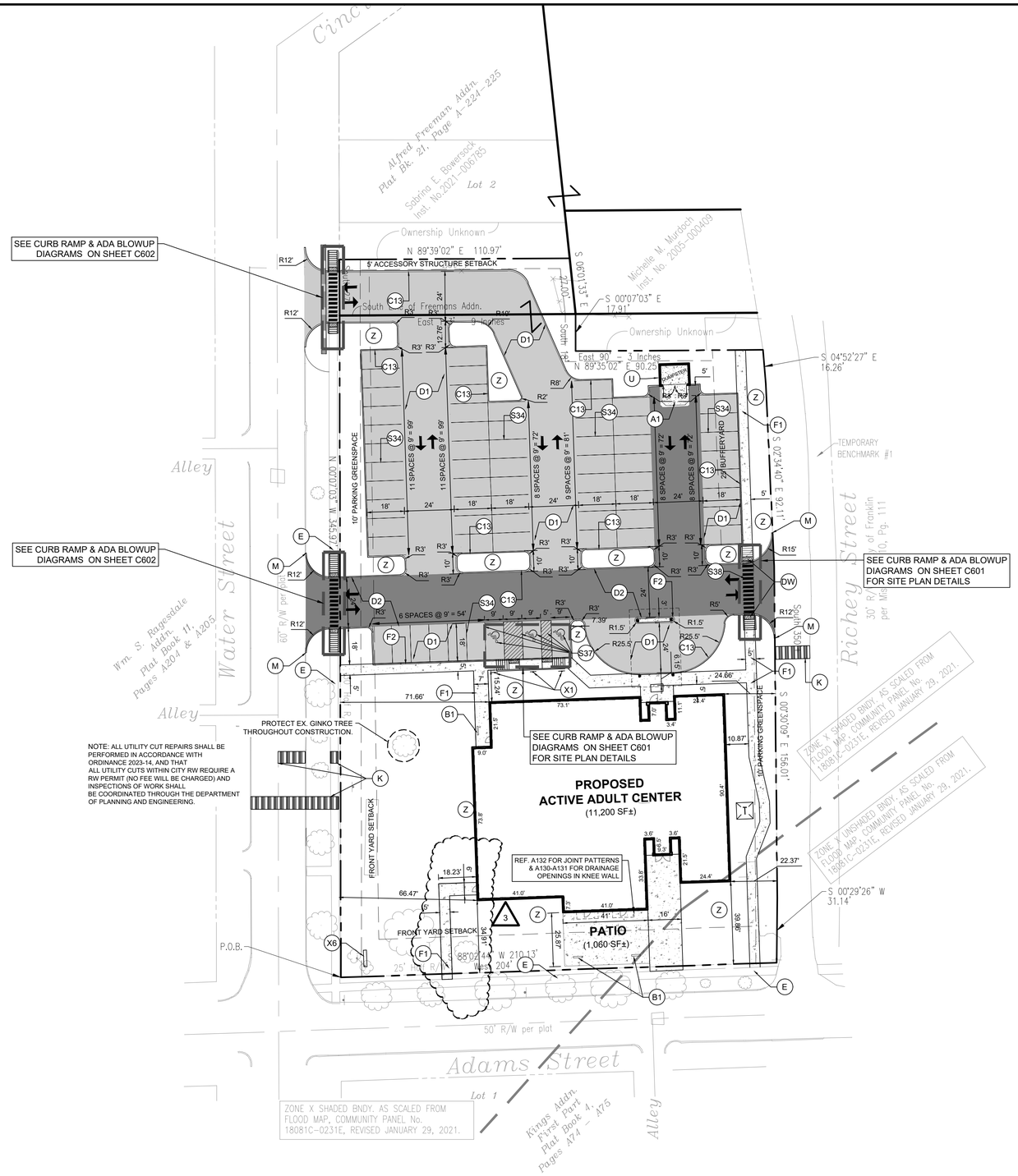
Overview: PR-03 is a result of Franklin Building Department review and comments on the documents. Note there is also an attached spreadsheet with notes providing answers to comments and indicating revisions to drawings.

1. Civil:
    a. Sheets C201 and C301: Add a sidewalk from the southwest exit of the Events Room south to Water Street.
2. Architectural:
    a. Sheet G002: Provide signs as shown to call out maximum occupancy allowed in assembly spaces.
    b. Sheet A001: Add sign detail as shown.
3. Electrical:
    a. Sheet E201: Add exit sign and Emergency Wall Pack light in Passage 32.
    b. Sheet E301: Add exterior horn strobe on south wall at Game Room 15 and Pull Station at Water/Fire Protection 04.

Franklin AAC Building Department Review Comments

Responses Below: In same order as received from the City.

1. Manual Pull alarm in sprinkler control room	**A fire alarm manual pull station was added to Water/Fire Protection 04. See E301 attached.**
2. FCAP location?	**The fire alarm control panel is located in room Elect. 12, shown in View 2 on sheet E301 attached.**
3. Smoke detector in FCAP location	**The fire alarm control panel smoke detector is located in room Elect. 12, shown in View 2 on sheet E301 attached.**
4. Exterior EM lights at exits	**Emergency lights are indicated with the "EM" suffix on the light fixture tag on sheet E201. All exterior egress doors are illuminated by an emergency light fixture.**
5. EM lights in corridor exiting "Events" room	**A dual-head emergency wall pack was added to Passage 32 to provide emergency lighting while exiting Events 32. See E201 attached.**
6. Exit sign north corridor exiting East	**An exit sign was added at the east end of the north corridor. See E201 attached.**
7. Still need sprinkler plans and CDR	**To follow from G.C.'s sprinkler contractor**
8. Hard surface walkway to publicway southwest exit door (showing landing only)	**Added to Site Plan C201 and Grading Plan C301.**
9. Occupant load signs in ... Events, Auditorium, game room and meeting library	**Added to notes on Life Safety Plan sheet G002 & an Occupancy Sign detail on A001.**
10. I did not see the drinking fountain	**See Alcove 07, north wall sheet A101N and P201, "EWC-1"**
11. Exterior Horn/Strobe for water flow alarm	**An exterior horn/strobe device was added to the Adams Street facing side of the building per Indiana Fire Code 903.4.2. See E301 attached.**
12. All doors will need lever handles	**Lever handles are specified in 08 7100. See A702 for hardware sets. Yale 5300 series locks are called for typically at interior doors. You can see an example here: https://www.build.com/yale-au5308ln/s1459838?utm_source=impact&utm_medium=affiliate&utm_campaign=Bing+Rebates+by+Microsoft&PID=2003851&ClickID=Sf2WKRXnYzO3UcaVtDRh6Qb4UkC0a9T5Wyx50c0&irgwc=1&AdName=Logo&AdID=1141101&uid=3436171**



N

0 30' 60'

SCALE: 1" = 30'

KEY NOTES: (XX)

A1	CONCRETE PAVEMENT
B1	BENCH. (PREVIOUSLY LOCATED ON SITE, 3)
C13	CONCRETE 6 INCH "STRAIGHT" CURB
D1	LIGHT DUTY ASPHALT PAVEMENT
D2	HEAVY DUTY ASPHALT PAVEMENT
DW	DETECTABLE WARNING SURFACE
E	EXISTING CURB / PAVEMENT / SIDEWALK TO REMAIN
F1	CONCRETE SIDEWALK
F2	CONCRETE INTEGRAL / MONOLITHIC CURB AND WALK
L	EXTERIOR LIGHTS. VERIFY FINAL LOCATION WITH PHOTOMETRIC PLAN.
K	ROADWAY PAVEMENT REPAIR CUTS (FULL DEPTH AS REQUIRED) FOR UTILITY TRENCH CONSTRUCTION. PAVEMENT TYPE, LIMITS, AND SUB-GRADE SHALL MATCH THE GOVERNING MUNICIPALITY REPAIR CUT RIGHT-OF-WAY DETAILS. THE BACKFILL REQUIREMENTS FOR THE TRENCH SHALL MEET THE CORRESPONDING UTILITY REQUIREMENTS FOR THAT TYPE OF PIPE INSTALLATION. THE PAVEMENT SHALL MATCH EXITING GRADES. CUTS SHALL BE PERFORMED IN ACCORDANCE WITH ORDINANCE 2023-14.
M	MATCH INTO EXISTING
S34	4 INCH SOLID WHITE PAVEMENT STRIPING (TYP.)
S37	ADA BLUE PAVEMENT STRIPING AND MARKINGS
S38	WHITE PAVEMENT CROSSWALK TRANSVERSE MARKING
T2	FLUSH CURB FOR RAMP TRANSITION
U	DUMPSTER ENCLOSURE (SEE ARCHITECTURAL PLANS)
X1	HANDICAP PARKING SIGN
X6	MONUMENT SIGN (REF. ARCH. PLANS)
Z	LANDSCAPE AREA

FRITZ ENGINEERING SERVICES

14020 MISSISSINEWA DRIVE
CARMEL, INDIANA 46033
P: 317.324.8695 F: 317.324.8717
www.Fritz-Eng.com

ASHTON L. FRITZ REGISTERED No. PE10707583 STATE OF INDIANA PROFESSIONAL ENGINEER

6/27/2024

PR-03 LOCAL BLDG/FD REVIEW	6/27/2024	AF
2.REV PER INTERNAL COORD	4/17/2024	AF
1.REV PER TECH REVIEW	3/27/2024	AF
REVISIONS AND ISSUES	DATE	BY

GENERAL NOTES / LEGEND:

"IT'S THE LAW" 811 Know what's below. Call before you dig. 2 WORKING DAYS BEFORE YOU DIG.

PROJECT:

FRANKLIN ACTIVE ADULT CENTER

PROJECT LOCATION:
160 E. ADAMS ST.
FRANKLIN, INDIANA 46131
JOHNSON COUNTY

SECTION, TOWNSHIP, RANGE:
SW $\frac{1}{4}$, S14, T12N, R3E

CLIENT:
CRIPE
9339 PRIORITY WAY WEST, STE 100
INDIANAPOLIS, INDIANA 46240

PLAN DATE: 2/12/2024

DESIGN:	CHECK:	DRAWN:
AF	AF	KG

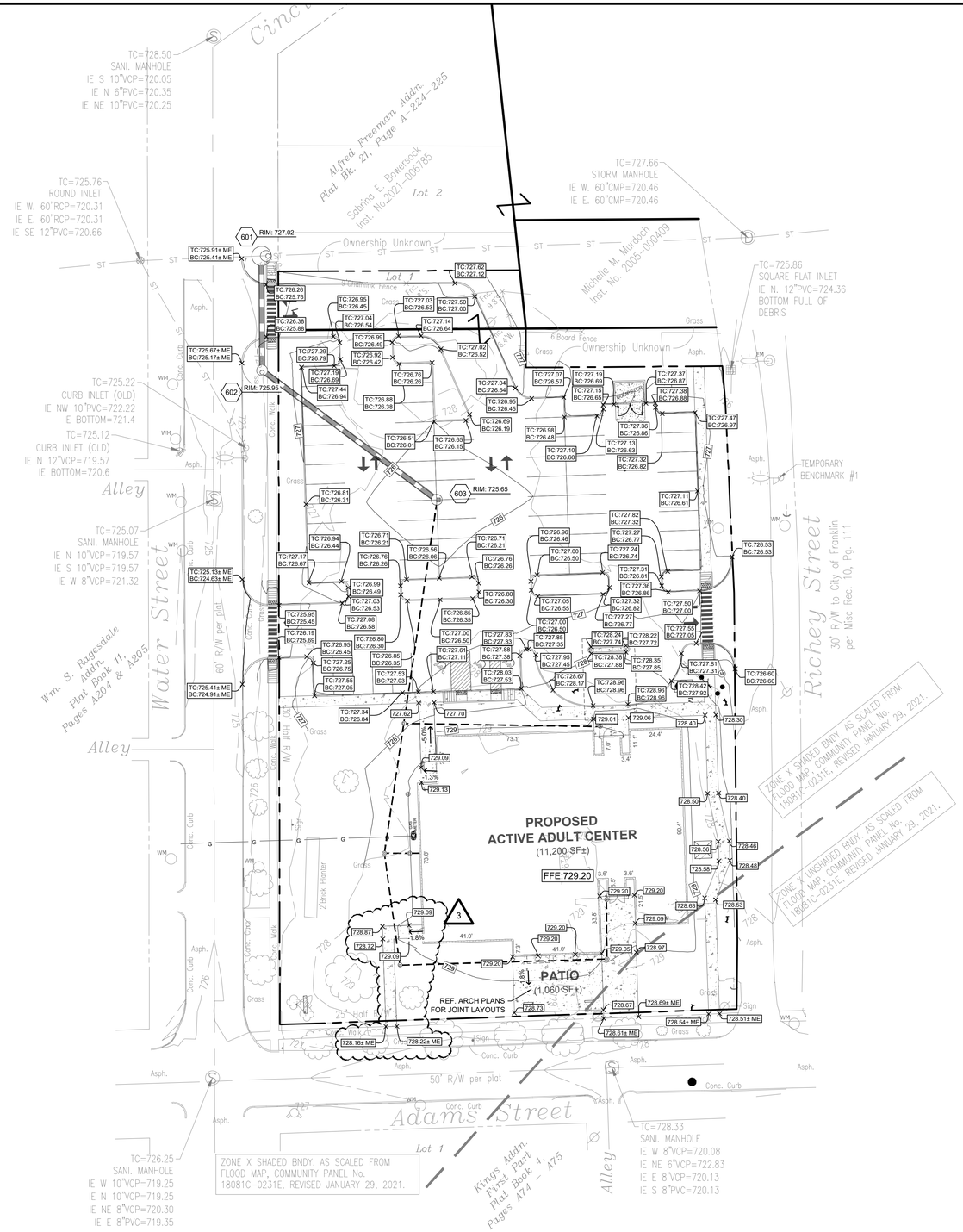
PROJECT NO. 2309006

SHEET NAME: **SITE PLAN**

SHEET NO. **C201**

© 2024 FRITZ ENGINEERING SERVICES, LLC

PRINTED BY: Ashton Fritz
DATE: 7/22/2024 9:18 AM
SCALE: 1" = 30' PLOT SIZE: FULL SHEET D (24.00 X 22.00 INCHES) 1:1
FILE NAME: F:\2023\2309006 - FRANKLIN ACTIVE ADULT CENTER\03 CIVIL\PLANS\C201 DWG LAYOUT: C201 - SITE PLAN



GRADING LEGEND:

- FLOW LINE, PAVEMENT
- FLOW LINE, SWALE / DITCH
- FLOW DIRECTIONAL ARROW
- GRADE BREAK LINE
- GRADING CONSTRUCTION LIMITS
- EXISTING CONTOURS. "###" INDICATES ELEVATION.
- PROPOSED CONTOURS. "###" INDICATES ELEVATION.
- XXX.XX — SPOT ELEVATIONS
- L.XXX.XX — FLOW LINE ELEVATION
- XXX.XX H.P. — HIGH POINT ELEVATION
- XXX.XX L.P. — LOW POINT ELEVATION
- TC:XXX.XX BC:XXX.XX — TOP CURB ELEVATION BOTTOM CURB ELEVATION
- TW:XXX.XX BW:XXX.XX — TOP WALL ELEVATION BOTTOM WALL ELEVATION
- XXX.XX RIM — CASTING RIM ELEVATION
- ME — MATCH EXISTING GRADE / ELEVATION

N

0 30' 60'
SCALE: 1" = 30'

SURVEY VERTICAL DATUM INFORMATION:

THE SURVEY AND THIS PROJECT ELEVATIONS ARE ESTABLISHED BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88). THE VERTICAL DATUM WAS ESTABLISHED BY THE SURVEYOR PER GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS UTILIZING INCORS NETWORK AND GEOID18. THEREFORE, THE ELEVATIONS, CONTOURS AND GRADES SHOWN ON THIS SHEET AND PLAN SET ARE IN NAVD88.

FRITZ
ENGINEERING SERVICES
14020 MISSISSINEWA DRIVE
CARMEL, INDIANA 46033
P: 317.324.8695 F: 317.324.8717
www.Fritz-Eng.com

ASHTON L. FRITZ
REGISTERED
No.
PE10707583
STATE OF
INDIANA
PROFESSIONAL ENGINEER
6/27/2024

PR-03 LOCAL BLDG/FD REVIEW	6/27/2024	AF
1.REV PER TECH REVIEW	3/27/2024	AF
REVISIONS AND ISSUES	DATE	BY

GENERAL NOTES / LEGEND:

"IT'S THE LAW"
811
Know what's below.
Call before you dig.
2 WORKING DAYS BEFORE YOU DIG.

PROJECT:

FRANKLIN ACTIVE ADULT CENTER

PROJECT LOCATION:
160 E. ADAMS ST.
FRANKLIN, INDIANA 46131
JOHNSON COUNTY

SECTION, TOWNSHIP, RANGE:
SW ¼, S14, T12N, R3E

CLIENT:
CRIPE
9339 PRIORITY WAY WEST, STE 100
INDIANAPOLIS, INDIANA 46240

PLAN DATE: 2/12/2024

DESIGN:	CHECK:	DRAWN:
AF	AF	AF

PROJECT NO. 2309006

SHEET NAME
GRADING PLAN

SHEET NO.
C301

© 2024 FRITZ ENGINEERING SERVICES, LLC

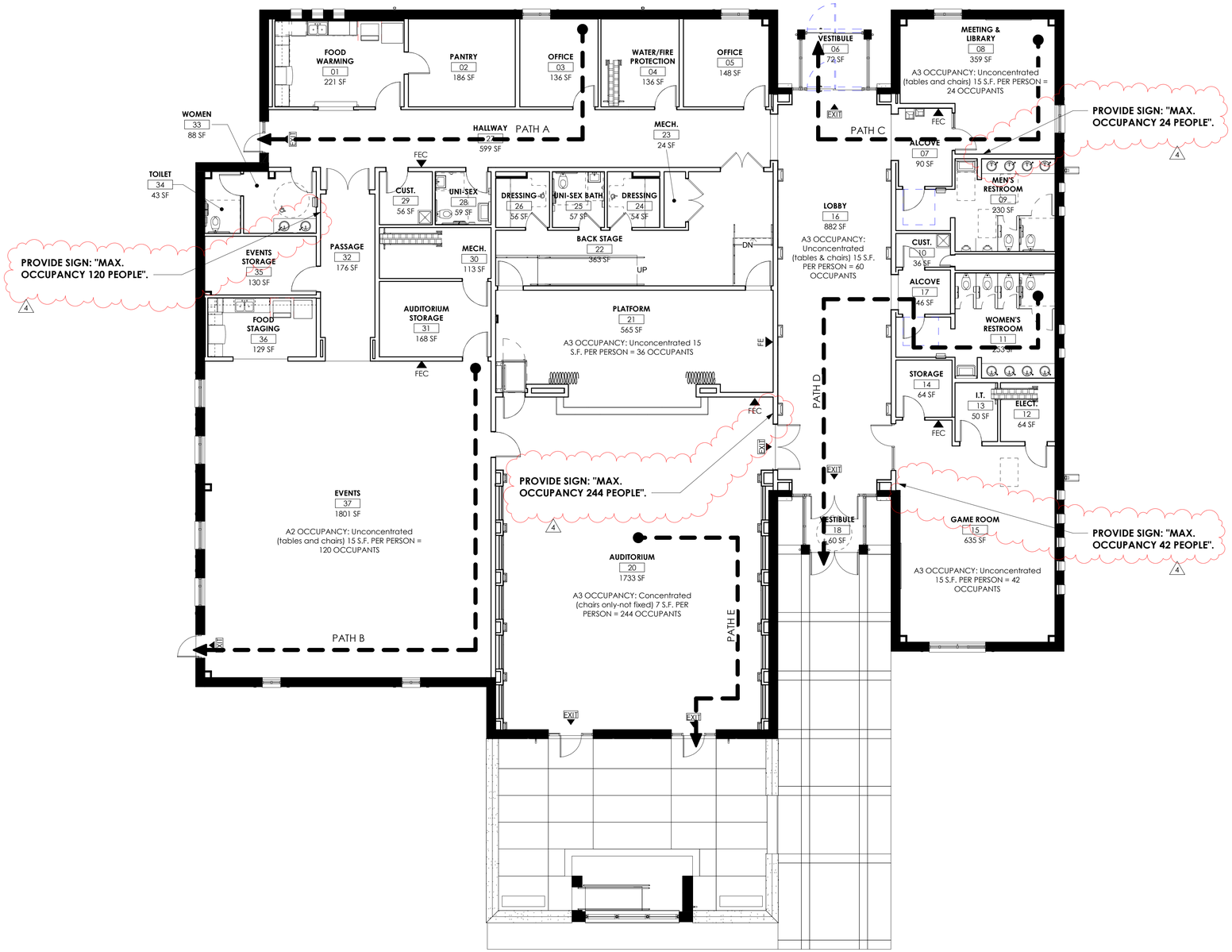
PRINTED BY: Andrew Fritz
DATE: 7/2/2024 9:18 AM
SCALE: 1" = 30' ON ANSI D FULL BLEED D (34.00 X 22.00 INCHES) 1:1
FILE NAME: F:\2023\2309006 - FRANKLIN ACTIVE ADULT CENTER\03 CIVIL\PLANSHEET\ DWG LAYOUT: C301

EGRESS TRAVEL LENGTH

	6' - 10"
A	59' - 6"
B	77' - 8"
C	57' - 0"
D	73' - 1"
E	47' - 6"

LIFE SAFETY LEGEND

FEC	SEMI-RECESSED FIRE EXTINGUISHER	0 HOUR SMOKE	
FE	SURFACE MOUNTED FIRE EXTINGUISHER	1 HOUR SMOKE	1 HOUR FIRE
EXIT	EXIT DOOR	2 HOUR SMOKE	2 HOUR FIRE
	PATH OF TRAVEL	3 HOUR SMOKE	3 HOUR FIRE



1 **LIFE SAFETY PLAN**
1/8" = 1'-0"

BUILDING CODE SUMMARY

SCOPE OF PROJECT	A new single story senior & event center. Primary spaces are an auditorium, events space, game room and office/administrative, plus support spaces.
APPLICABLE BUILDING CODES	
GENERAL:	INDIANA ADMINISTRATIVE CODE, 675-IAC (ARTICLE 12 ADMINISTRATION)
BUILDING:	INDIANA BUILDING CODE, 2014 EDITION (IBC 2012 WITH INDIANA AMENDMENTS)
SPRINKER SYSTEM:	NFPA 13
ACCESSIBILITY:	ANSI A117.1-2009
ENERGY CODE:	INDIANA ENERGY CONSERVATION CODE, 2010 EDITION (AMENDED ASHRAE 90.1, 2007)
FIRE PROTECTION:	INDIANA FIRE CODE, 2014 EDITION (AMENDED IFC 2012, 1ST PRINTING)
PLUMBING:	INDIANA PLUMBING CODE, 2012 EDITION (AMENDED IPC 2006)
MECHANICAL:	INDIANA MECHANICAL CODE, 2014 EDITION (AMENDED IMC 2012, 1ST PRINTING)
ELECTRICAL:	INDIANA ELECTRICAL CODE, 2009 EDITION (NFPA 70-2008)
OCCUPANCY CLASSIFICATION	Assembly uses intended for worship, recreation or amusement and other assembly uses not classified elsewhere in Group A Primary: A2/A-3 Occupancy [303.4] Secondary: B Occupancy [304]
BUILDING AREA	Building Area First Floor = 11,301 square feet Total Building Area = 11,301 square feet
OCCUPANT LOAD	Occupant Load Factor (Occupants per Floor Area) Assembly without fixed seats: Concentrated 7 s.f. / occupant Unconcentrated 15 s.f. / occupant Secondary: Business 100 s.f. / occupant Storage 300 s.f. / occupant Occupant Load(s) Auditorium = 244 Platform = 36 Events = 120 Game Room = 42 Lobby = 60 Meeting & Libary = 24 Business = 3 Storage = 3 Total = 532
ALLOWABLE BUILDING AREA	Basic Allowable Area = 6,000 square feet (per floor) Table 503. Frontage Increase = Not used 100% of building perimeter with frontage on a public way 30'-0" wide (minimum). Maximum frontage increase = + 75% Sprinkler Increase = 24,000 square feet (per floor) Single Story Buildings = + 300% Section 506.3 Total Allowable Area = 24,000 square feet (per floor) Actual Building Area = 11,301 square feet
CONSTRUCTION TYPE	Type V-B Construction (combustible, unprotected)
OCCUPANCY SEPARATIONS	Occupancy separations not required since building is classified as A2/A-3 with accessory B Occupancy less than 10% of overall area. [508.2.4]
INCIDENTAL USE SEPARATIONS	None applicable to this project. [Table 508.2]
MEANS OF EGRESS	Egress is designed as through intervening rooms. [1014.2]
EGRESS WIDTH REQUIREMENTS	Minimum Required Width Factors Stairs: .2" / occupant (w/ sprinkler system) .3" / occupant (w/o sprinkler system) Other Components (doors): .15" / occupant (w/ sprinkler system) .2" / occupant (w/o sprinkler system)

Occupant Load(s)		Exit Width Required	Exit Width Provided
Auditorium =	244	x.2 = 49"	144"
Platform =	76	x.2 = 15"	72"
Events =	120	x.2 = 24"	108"
Game Room =	42	x.2 = 8"	36"
Lobby =	60	x.2 = 12"	132"
Business =	24	x.2 = 5"	36"
Storage =	3	x.2 = 1"	36"

ALLOWABLE TRAVEL DISTANCE	200'-0" (w/o sprinkler system) or 300'-0" (w/ sprinkler system) Dead End passages limited to 20'-0" in length Common Path of Travel limited to 75'-0" in length (100'-0" w/ sprinkler system)
AUTOMATIC SPRINKLERS	FULLY SPRINKLED
FIRE ALARM SYSTEM	Fire alarm system is required in 1-story A Occupancy with more than 500 occupants. [907.2]

FOR TYPICAL OCCUPANCY SIGN DETAIL SEE 1/A001 AND SPECIFICATION SECTION 10 1400. NOTE: ADJUST SIGN SIZE TO ACCOMMODATE 1" BLOCK LETTERS.

REVISION NUMBER	REVISION DATE	REVISION DESCRIPTION
4	06/27/2024	PR-03 Responses: Local Building and Fire Department Reviews-Corrections

CONSULTANTS

3939 PRIORITY WAY SOUTH DRIVE
SUITE 200
INDIANAPOLIS, INDIANA 46240
Phone (317) 844-6777
E-Mail cripe@cripe.biz
Cripe
ARCHITECTURE + INTERIORS
CONSTRUCTION MANAGEMENT
SURVEY + 3D LASER SCANNING
FURNITURE + FIXTURES
EQUIPMENT PLANNING
REAL ESTATE SERVICES
Solutions by Design Since 1937

LIFE SAFETY PLAN
CITY OF FRANKLIN, IN
ACTIVE ADULT CENTER (AAC)
160 E. ADAMS STREET
FRANKLIN, IN 46131

SAM F. MILLER REGISTERED No. AR00880096 STATE OF INDIANA ARCHITECT

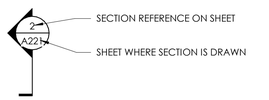
Drawn By:	SM
Checked By:	JK
Quality Assurance:	SM
Scale:	As indicated
Sheet:	G002
Date:	04/09/2024
Project Number:	0210036-10100

© Paul I. Cripe, Inc.

6/24/2024 1:42:22 PM

SYMBOLS LEGEND

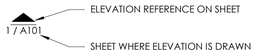
SECTION SYMBOL



ROOM NAME/NUMBER SYMBOL

ELEVATION SYMBOL

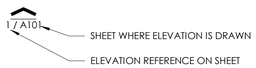
INTERIOR ELEVATION SYMBOL



DOOR SYMBOL

WINDOW SYMBOL

EXTERIOR ELEVATION SYMBOL



REVISION SYMBOL

EQUIPMENT SYMBOL

PLAN NOTE SYMBOL

CASEWORK TAG

XX

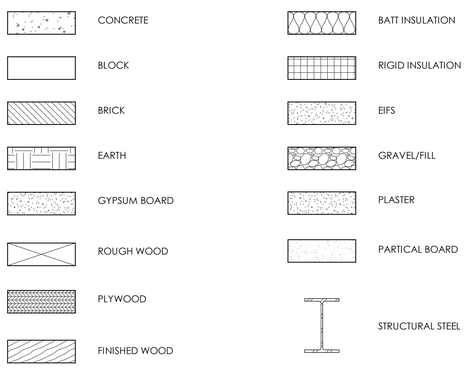
ABBREVIATIONS

ACT	ACOUSTICAL TILE	EA	EACH	ID	INSIDE DIMENSION	SC	SOLID CORE
AD	AREA DRAIN	EL	ELEVATION	IN	INCH	SCHED	SCHEDULE
ADA	AMERICAN WITH DISABILITIES ACT	ELEC.	ELECTRIC	INCL	INCLUDING	SEC	SECTION
ADJ	ADJUSTABLE	ELEV.	ELEVATION	INFO	INFORMATION	SHT	SHEET
AFF	ABOVE FINISHED FLOOR	EP	EPOXY	INSUL	INSULATION	SIM	SIMILAR
AL	ALUMINUM	EQ	EQUAL			SM	SHEET METAL
ANOD	ANODIZED	EQUIP.	EQUIPMENT			SP	STARTING POINT
APPROX.	APPROXIMATELY	EWC	ELECTRIC WATER COOLER	JT	JOINT	SPEC	SPECIFICATIONS
		EXIST	EXISTING			SQ.	SQUARE
		EJ	EXPANSION JOINT			SS	STAINLESS STEEL
BD	BOARD			LAM	LAMINATE	STD	STANDARD
BTWN	BETWEEN			LIN	LINEAR	STL	STEEL
BLDG	BUILDING	FD	FLOOR DRAIN	LL	LOWER LEVEL	STRUC	STRUCTURAL
BLK	BLOCK, BLOCKING	FDN	FOUNDATION	LP	LOW POINT	ST&V	STAIN & VARNISH
BM	BENCHMARK	FE	FIRE EXTINGUISHER			SUSP	SUSPENSION
BSMT	BASEMENT	FEC	FIRE EXTINGUISHER CABINET				
BUR	BUILT-UP	FF	FINISHED FLOOR	MAX	MAXIMUM		
		FHC	FIRE HOSE CABINET	MC	MINERAL CORE	THK	THICK
		FLR	FLOOR	MECH	MECHANICAL	TYP	TYPICAL
CAB	CABINET	FT	FEET	MEJ	MASONRY EXPANSION JOINT		
CPT	CARPET			MFR	MANUFACTURER		
CB	CATCH BASIN			MH	MANHOLE	UNO	UNLESS NOTED OTHERWISE
CJ	CONTROL JOINT	GA	GAUGE, GAGE	MIN	MINIMUM	UL	UNDERWRITERS LABORATORY
CL	CENTER LINE	GALV	GALVANIZED	MISC.	MISCELLANEOUS		
CLG	CEILING	GB	GYPSUM BOARD	MO	MASONRY OPENING		
CMU	CONCRETE MASONRY UNIT	GL	GLASS	MT	MOUNTING	VCT	VINYL COMPOSITION TILE
CO	CLEAN OUT	GMU	GLASS MASONRY UNIT			VENT	VENTILATION
COL	COLUMN	GST	GLAZED STRUCTURAL TILE			VERT	VERTICAL
CONC.	CONCRETE	GP	GYPSUM PLASTER	OC	ON CENTER	VEST	VESTIBULE
CONT.	CONTINUOUS	GR	GRADE	PR	PAIR	VIF	VERIFY IN FIELD
CP	CEMENT PLASTER			PLAM	PLASTIC LAMINATE	VOL	VOLUME
CT	CERAMIC TILE			PLYWD	PLYWOOD	VT	VINYL TILE
CU	CUBIC	HC	HOLLOW CORE	PT	PAINT	VWF	VINYL WALL FABRIC
		HDWD	HARDWOOD			WA	WASHER
		HM	HOLLOW METAL			W/	WITH
DEMO	DEMOLITION	HORZ	HORIZONTAL	QT	QUARRY TILE	WC	WALL COVERING
DIA	DIAMETER	HP	HIGH POINT	R	RADIUS	WD	WOOD
DIM	DIMENSION	HR	HOUR	REINF.	REINFORCED, REINFORCING	WH	WATER HEATER
DF	DRINKING FOUNTAIN	HT	HEIGHT	REQ'D	REQUIRED	W/O	WITHOUT
DN	DOWN	HTG	HEATING	RD	ROOF DRAIN	WWF	WELDED WIRE FABRIC
DS	DOWN SPOUT	HVAC	HEATING/VENTILATION/AIR CONDITIONING	RM	ROOM		
DWG	DRAWING	HWY	HIGHWAY	RO	ROUGH OPENING		

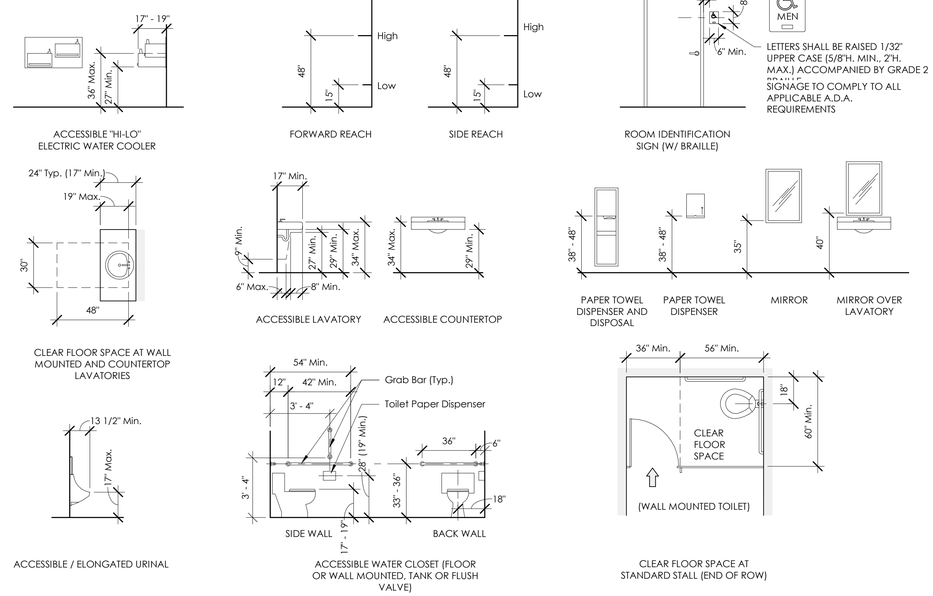
ARCHITECTURAL GENERAL NOTES

1. FOR BUILDING ENVELOPE & WALL SYSTEMS SEE SHEETS A002, A003 AND A004.
2. ALL INTERIOR DIMENSIONS ARE TO FACE OF STUDS, MASONRY OR CENTERLINE OF COLUMN UNLESS OTHERWISE NOTED.
3. PROVIDE WOOD BLOCKING AS REQUIRED FOR THE ATTACHMENT OF MISCELLANEOUS EQUIPMENT INCLUDING BUT NOT LIMITED TO, TOILET ACCESSORIES, DOOR HARDWARE, ELECTRICAL DEVICES, EQUIPMENT INDICATED, GRAB BARS, HANDRAILS, AND CASEWORK. 16 GA. GALVANIZED SHEET METAL CAN BE USED AS BLOCKING.
4. TRANSITION OF DIFFERENT FLOORING MATERIALS AT DOORWAYS SHALL OCCUR AT CENTERLINE OF DOORS.
5. ALL NEW DOOR FRAMES ARE TO BE 4" FROM ADJACENT FINISHED WALL SURFACE AT DOOR HINGE U.N.O. DIMENSION FOR OPENINGS WITH DOORS ARE TO FACE OF DOOR JAMB, DIMENSION FOR OPENINGS WITHOUT DOORS ARE TO FACE OF WALL.
6. PROVIDE CONTROL JOINTS IN GYPSUM WALLBOARD AS RECOMMENDED BY WALLBOARD MANUFACTURER AND COORDINATE LOCATION WITH ARCHITECT. (APPROX. 30' O.C.)

MATERIALS LEGEND



TYPICAL ANTHROPOMORPHIC LEGEND



1 **OCCUPANCY SIGN**
12" = 1'-0"

6/24/2024 1:42:19 PM

REVISION SCHEDULE		
REVISION NUMBER	REVISION DATE	REVISION DESCRIPTION
4	06/27/2024	PR-03 Responses: Local Building and Fire Department Reviews-Comments

CONSULTANTS

3939 PRIORITY WAY SOUTH DRIVE
SUITE 200
INDIANAPOLIS, INDIANA 46240
Phone (317) 844-6777
E-Mail cripe@cripe.biz

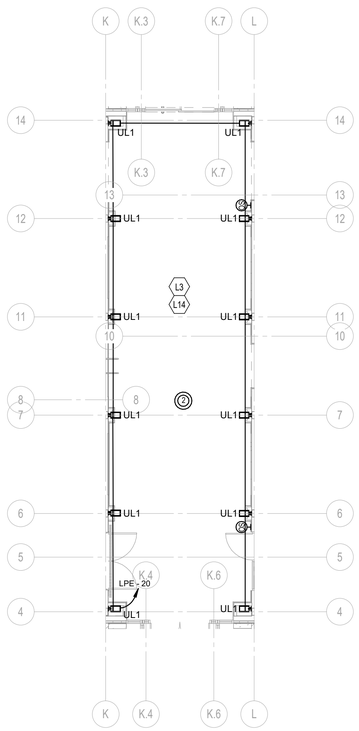
Cripe®
Solutions by Design Since 1937
● ARCHITECTURE + INTERIORS
● CONSTRUCTION SERVICES
● SURVEY + 3D LASER SCANNING
● BUILDING ASSESSMENTS
● EQUIPMENT PLANNING
● REAL ESTATE SERVICES

GENERAL INFORMATION
CITY OF FRANKLIN, IN
ACTIVE ADULT CENTER (AAC)
160 E. ADAMS STREET
FRANKLIN, IN 46131

SAM F. MILLER
REGISTERED
No. AR00880096
STATE OF INDIANA
ARCHITECT

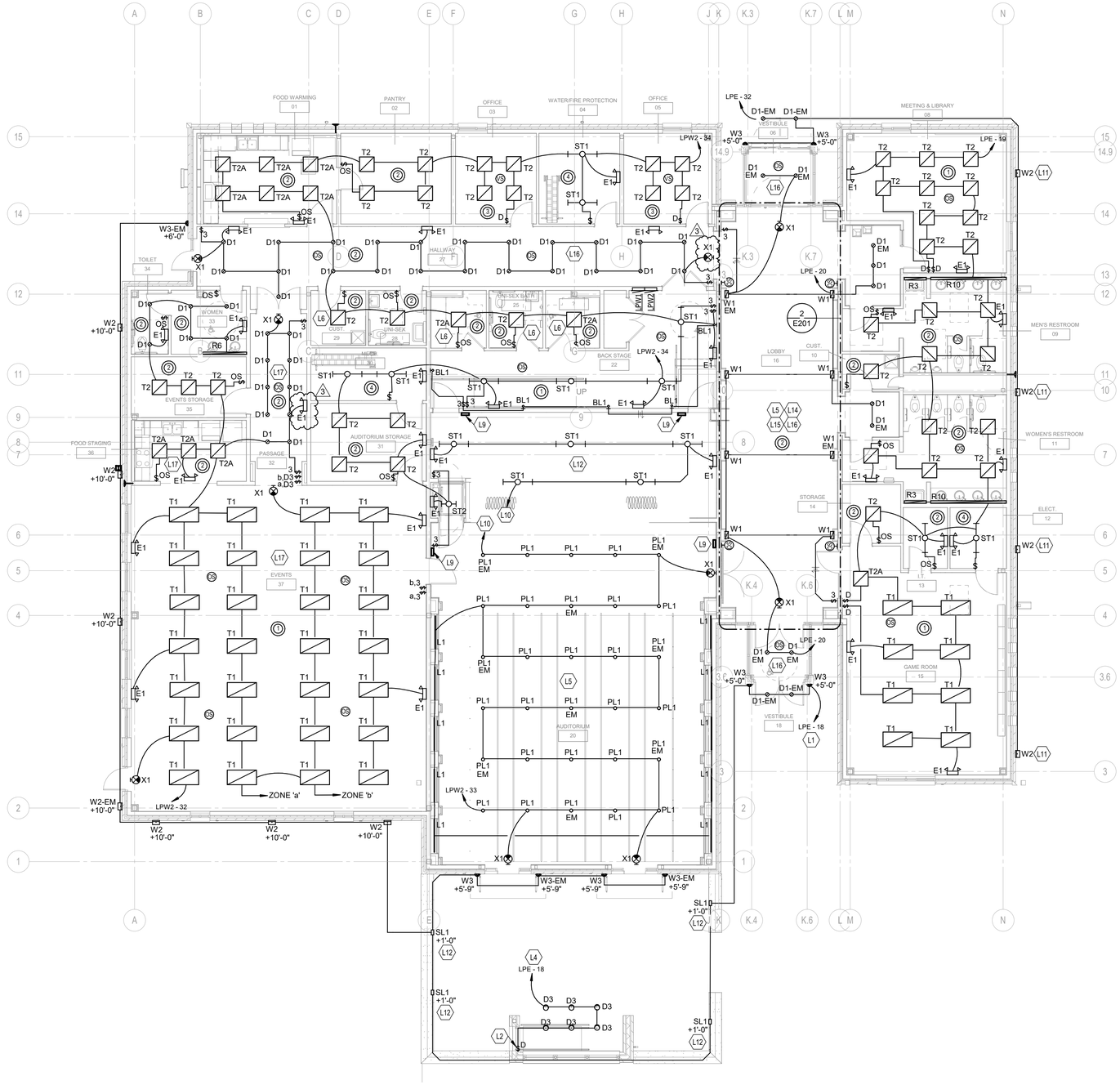
Drawn By:	ACT
Checked By:	KJ
Quality Assurance:	SM
Scale:	As indicated
Sheet:	A001
Date:	04/09/2024
Project Number:	0210036-10100

© Paul I. Cripe, Inc.



2 LOBBY UPLIGHT PLAN

SCALE: 1/8" = 1'-0"



1 FIRST FLOOR LIGHTING PLAN

SCALE: 1/8" = 1'-0"

LIGHTING GENERAL NOTES

A REFER TO SHEET E001 FOR SYMBOLS, ABBREVIATIONS, AND MORE INFORMATION.

B REFER TO SHEET E701 FOR ONE LINES AND DIAGRAMS.

C REFER TO SHEET E801 FOR PANELBOARD SCHEDULES.

D REFER TO SHEET E901-E903 FOR DETAILS.

E REFER TO THE ARCHITECT'S REFLECTED CEILING PLANS, ELEVATIONS, AND CASEWORK DETAILS FOR EXACT LOCATIONS OF ALL WALL AND CEILING MOUNTED ELECTRICAL DEVICES.

F FOLLOW BRANCH CIRCUITING LAY-OUT, AS INDICATED ON THE FLOOR PLANS, WITH A MAXIMUM OF THREE (3) BRANCH CIRCUITS PER HOMERUN. EACH BRANCH CIRCUIT SHALL BE PROVIDED WITH A DEDICATED NEUTRAL CONDUCTOR. DEDICATED NEUTRAL CONDUCTORS SHALL BE CONSIDERED CURRENT CARRYING. IF ADDITIONAL CONDUCTORS ARE RAN IN THE SAME CONDUIT WITH THOSE INDICATED, CONTRACTOR SHALL DERATE ALL CURRENT CARRYING CONDUCTORS PER N.E.C. #310.15(B)(3), AND UPSIZE CONDUIT AS REQUIRED PER N.E.C. #300.17 AND ANNEX C. MULTIWIRE BRANCH CIRCUITS AS DEFINED IN N.E.C #100 / 210.4 (CIRCUITS SHARING A COMMON NEUTRAL CONDUCTOR) SHALL NOT BE PERMITTED.

G IDENTIFY THE PANEL AND CIRCUIT NUMBER FOR ALL RECEPTACLES, SWITCHES, ETC. IN AREA OF CONSTRUCTION. PROVIDE CLEAR ADHESIVE LABELS WITH BLACK LETTERING. MARK INSIDES OF ALL DEVICE BOXES WITH PANEL AND CIRCUIT NUMBER.

H LOCATE CABLEHUNG INDUSTRIAL FIXTURES IN MECHANICAL ROOMS TO AVOID DUCTWORK AND PIPING, TO MAXIMIZE AVAILABLE LIGHT. SPACE AROUND EQUIPMENT, AIR HANDLERS, ETC. TO PROVIDE ADEQUATE LIGHTING TO ALL AREAS OF ROOM. PROVIDE ADDITIONAL FIXTURES OF SAME TYPE AS NEEDED TO FULFILL THIS REQUIREMENT.

I LOCATE EXIT SIGNS FOR MAXIMUM VIEWING AREA TO IDENTIFY EGRESS PATHS AS INDICATED ON PLANS. COORDINATE LOCATIONS SUCH THAT ARCHITECTURAL FEATURES OR EQUIPMENT FROM OTHER TRADES DO NOT OBSTRUCT VIEW.

J LUMINAIRES INDICATED WITH MULTI-LEVEL SWITCHING SHALL HAVE SIMILAR LAMPS CONTROLLED TOGETHER, I.E. INBOARD AND OUTBOARD LAMPS OR RIGHT AND LEFT HAND LAMPS.

K ALL LIGHTING FIXTURE LENSES, PARABOLIC LOUVERS, DOWNLIGHTING ALZAK CONES AND "PARACUBE" LOUVERS SHALL BE HANDLED WITH COTTON GLOVES DURING INSTALLATION AND LAMPING TO AVOID FINGERPRINTS OR DIRT DEPOSITS. IT IS PREFERRED THAT FIXTURES BE SHIPPED AND INSTALLED WITH CLEAR PLASTIC BAGS TO PROTECT LOUVERS. AT CLOSE OF PROJECT, AND AFTER CONSTRUCTION AIR FILTERS ARE CHANGED, REMOVE BAGS. ANY LOUVER OR CONE SHOWING DIRT OR FINGER PRINTS SHALL BE CLEANED WITH SOLVENT RECOMMENDED BY THE MANUFACTURER, OR REPLACED AS NECESSARY IN ORDER TO TURN OVER TO THE OWNER NEW FIXTURES AT OCCUPANCY.

L RECESSED LUMINAIRES SHALL BE SECURED SUCH THAT THE FORCE REQUIRED INSERTING LAMPS, TRIMS, LENSES, LOUVERS, OR DOOR FRAMES DOES NOT SHIFT HOUSING. ALL TRIMS SHALL BE COMPLETELY FLUSH WITH FINISHED CEILINGS AT COMPLETION OF CONSTRUCTION.

M PROVIDE UNSWITCHED CONDUCTOR TO ALL EXIT SIGNS, EMERGENCY INVERTER BATTERY PACKS, AND NIGHT LIGHTS AS REQUIRED. CIRCUIT EXIT SIGNS AND EMERGENCY BATTERY PACKS TO LOCAL CIRCUIT AHEAD OF ANY SWITCHING.

KEYNOTES

L1 ROUTE CIRCUIT THROUGH LIGHTING CONTACTOR AND PHOTOCELL FOR ON AT DUSK/OFF AT DAWN OPERATION. REFER TO DETAILS ON SHEET E901 FOR MORE INFORMATION. WIRING SHOWN FOR CIRCUITING PURPOSES ONLY. FEEDER AND CONDUIT SHALL BE ROUTED BELOW GRADE TO THE BUILDING.

L2 PROVIDE LOCKABLE WEATHERPROOF COVER FOR SWITCH.

L3 FIXTURES ON THIS PLAN WIRED THROUGH LOBBY 16 LOCAL LIGHTING CONTROLS. LOCATE FIXTURES FLUSH ON TOP OF BULKHEAD/PILASTER. REFER TO ARCHITECTURAL PLANS FOR EXACT MOUNTING HEIGHTS.

L4 PROVIDE NON-PHOTOCELL CONTROLLED CONDUCTORS TO FIXTURES IN PLATFORM OVERHANG.

L5 WIRE EMERGENCY SIDE OF FIXTURES IN THIS AREA THROUGH LIGHTING INVERTER, ELP-1. PROVIDE EMERGENCY AUTOMATIC TRANSFER DEVICE FOR LIGHTING CONTROLS.

L6 PROVIDE FIXTURES IN THIS SPACE WITH A DRYWALL GRID ADAPTER.

L9 AUDITORIUM AND PLATFORM MASTER LIGHTING CONTROL STATION FURNISHED BY OTHERS, INSTALLED BY CONTRACTOR. PROVIDE (1) 1" CONDUIT FROM CONTROL STATION TO DIMMING RACK.

L10 ROUTE AUDITORIUM AND PLATFORM LIGHTING CIRCUITS THROUGH DIMMER RACK, DR-1.

L11 MOUNT LIGHT FIXTURE AT 7'-4" AFF TO BOTTOM OF FIXTURE.

L12 COORDINATE MOUNTING HEIGHT OF FIXTURES IN THIS AREA WITH ARCHITECT. ENSURE FIXTURES ARE NOT VISIBLE FROM AUDITORIUM SEATING.

L14 COORDINATE MOUNTING HEIGHT OF FIXTURES AND CONTROLS IN THIS AREA WITH ARCHITECT PRIOR TO ROUGH-IN.

L15 CONNECT LIGHTING CONTROLS IN THIS AREA TO UPLIGHT FIXTURES, 'UL1' SHOWN ON 'LOBBY UPLIGHT PLAN' ON THIS SHEET.

L16 ROUTE LIGHTING FIXTURES IN THIS AREA THROUGH LIGHTING CONTACTOR AND TIME CLOCK. FIXTURES TO BE CONTROLLED BY LOCAL SWITCH DURING "OCCUPIED" HOURS, CONTROLLED BY OCCUPANCY SENSOR DURING "UNOCCUPIED" HOURS.

L17 OCCUPANCY SENSORS IN PASSAGE 32, FOOD STAGING 36, AND EVENTS 37 SHALL OPERATE AS ONE 'OCCUPIED' SPACE I.E. AN OCCUPANCY SENSOR IN ANY OF THE THREE SPACES SHALL CONTROL ALL THREE ROOMS. PROVIDE ADDITIONAL POWER PACKS AND WIRING AS REQUIRED.

REVISION SCHEDULE

REVISION NUMBER	REVISION DATE	REVISION DESCRIPTION
3	06/27/2024	Response: Local Building and Fire Department Review Comments

CONSULTANTS

3939 PRIORITY WAY SOUTH DRIVE
SUITE 200
INDIANAPOLIS, INDIANA 46240
Phone (317) 844-6777
E-Mail cripe@cripe.biz

Cripe®
Solutions by Design Since 1937

ARCHITECTURE • INTERIORS
SURVEY • 3D LASER SCANNING
ENERGY ANALYSIS
EQUIPMENT PLANNING
REAL ESTATE SERVICES

FIRST FLOOR LIGHTING PLAN

CITY OF FRANKLIN, IN

FRANKLIN ACTIVE ADULT CENTER

160 E. ADAMS STREET
FRANKLIN, IN 46131

ISSUED BY:

Drawn By: JNS

Checked By: DF

Quality Assurance: JAE

Scale: 1/8" = 1'-0"

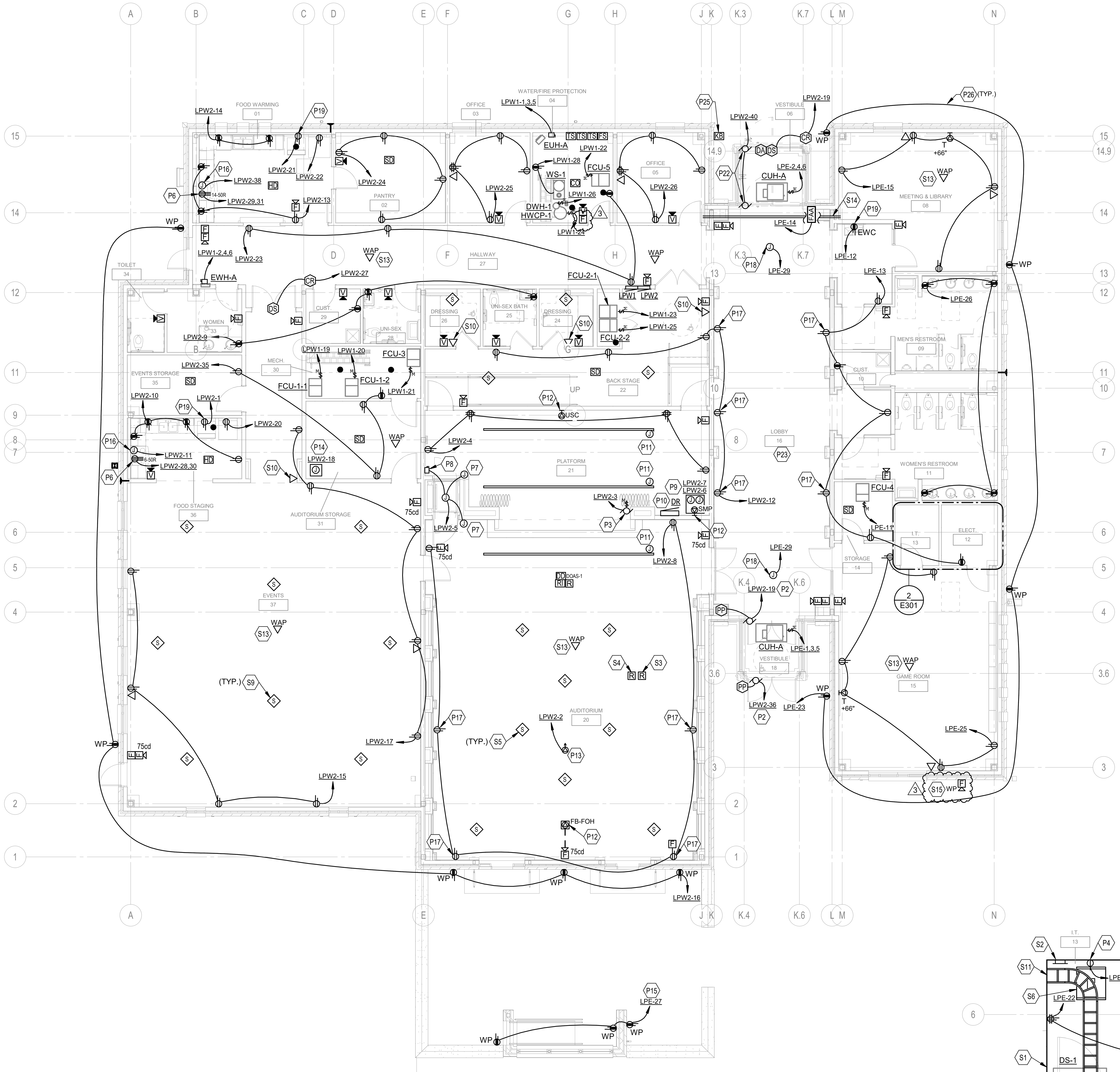
Sheet: E201

Date: 04/09/2024

Project Number: IFAC23

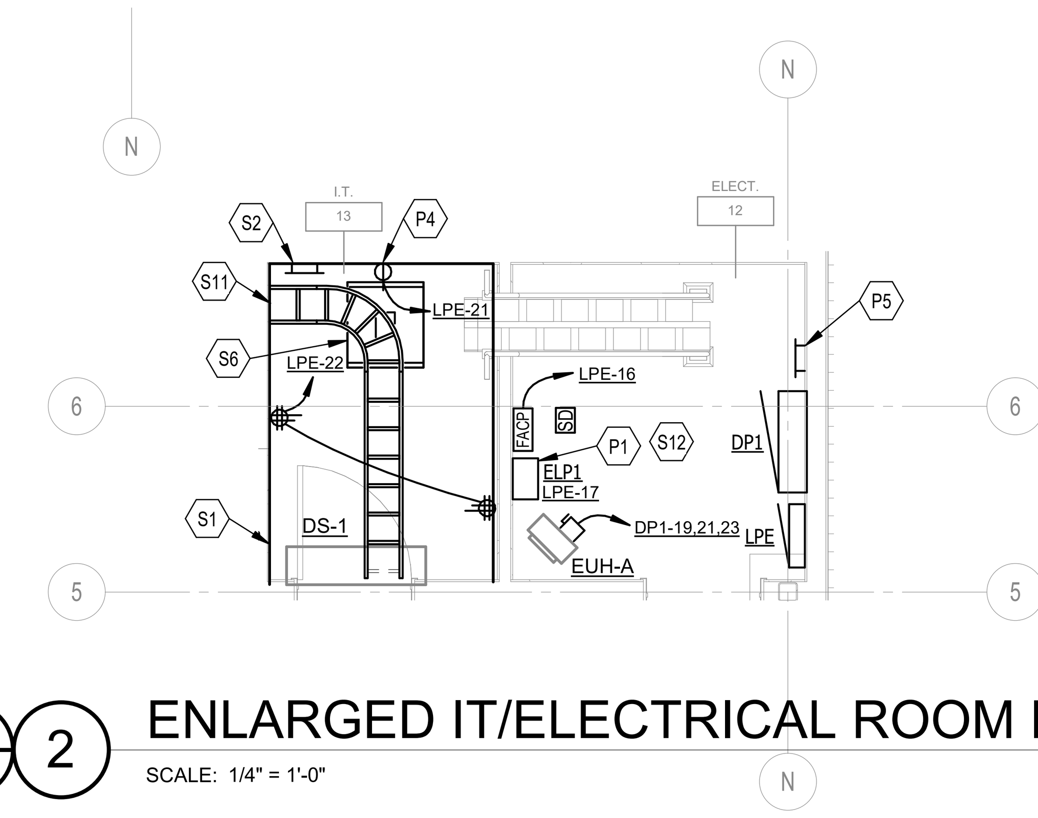
© Paul I. Cripe, Inc.

6/21/2024 10:39:21 AM



FIRST FLOOR POWER AND SYSTEMS PLAN

SCALE: 1/8" = 1'-0"



ENLARGED IT/ELECTRICAL ROOM PLAN

SCALE: 1/4" = 1'-0"

POWER GENERAL NOTES

A REFER TO SHEET E001 FOR SYMBOLS, ABBREVIATIONS, AND MORE INFORMATION.

B REFER TO SHEET E701 FOR ONE LINES AND DIAGRAMS.

C REFER TO SHEET E801 FOR PANELBOARD SCHEDULES.

D REFER TO SHEETS E901-903 FOR DETAILS.

E REFER TO THE ARCHITECT'S REFLECTED CEILING PLANS, ELEVATIONS, AND CASEWORK DETAILS FOR EXACT LOCATIONS OF ALL WALL AND CEILING MOUNTED ELECTRICAL DEVICES.

F FOLLOW BRANCH CIRCUITING LAY-OUT, AS INDICATED ON THE FLOOR PLANS, WITH A MAXIMUM OF THREE (3) BRANCH CIRCUITS PER HOMERUN. EACH BRANCH CIRCUIT SHALL BE PROVIDED WITH A DEDICATED NEUTRAL CONDUCTOR. DEDICATED NEUTRAL CONDUCTORS SHALL BE CONSIDERED CURRENT CARRYING. IF ADDITIONAL CONDUCTORS ARE RAN IN THE SAME CONDUIT WITH THOSE INDICATED, CONTRACTOR SHALL DERATE ALL CURRENT CARRYING CONDUCTORS PER NEC 310.15(B)(3), AND UPSIZE CONDUIT AS REQUIRED PER NEC 300.17 AND ANNEX C. MULTIWIRE BRANCH CIRCUITS AS DEFINED IN NEC 100 / 210.4 (CIRCUITS SHARING A COMMON NEUTRAL CONDUCTOR) SHALL NOT BE PERMITTED.

G IDENTIFY THE PANEL AND CIRCUIT NUMBER FOR ALL RECEPTACLES, SWITCHES, ETC. IN AREA OF CONSTRUCTION. PROVIDE CLEAR ADHESIVE LABELS WITH BLACK LETTERING. MARK INSIDES OF ALL DEVICE BOXES WITH PANEL AND CIRCUIT NUMBER.

H LOCATIONS OF ELECTRICAL CONNECTIONS AND LOCAL DISCONNECTS SHALL BE COORDINATED WITH MECHANICAL AND PLUMBING CONTRACTORS TO ENSURE ACCESS AND WORKING CLEARANCE IS MAINTAINED PER NEC. NOTIFY OTHER TRADES OF REQUIRED CLEARANCE AREAS TO AVOID ROUTING OF OTHER SYSTEMS IN THESE AREAS. DO NOT INSTALL ELECTRICAL EQUIPMENT OVER EQUIPMENT NAMEPLATES OR ACCESS PANELS OR THROUGH ACCESS/MAINTENANCE CLEARANCES OF EQUIPMENT BY OTHER TRADES.

KEYNOTES

P1 PROVIDE A 18"W X 25"H X 8"D 600VA LIGHTING INVERTER, DUAL LITE LG SERIES OR EQUAL, WITH 90 MINUTE BACK UP AND A 10 YEAR VRLA SEALED BATTERY. INVERTER SHALL BE WALL MOUNTED AND UTILITY A TYPE S BATTERY. PROVIDE 120V INPUT AND OUTPUT. INVERTER MUST BE RATED TO HANDLE IN-RUSH CURRENT BEYOND NORMAL DEMAND OF CONNECTED LOADS.

P2 PROVIDE CONNECTION AND TOGGLE SWITCH FOR AUTOMATIC DOOR OPERATOR AND PUSH PLATES FOR DOOR ACTUATION. WIRE AND INSTALL PER MANUFACTURER'S RECOMMENDATIONS. COORDINATE MOUNTING LOCATIONS FOR PUSH PLATES WITH ARCHITECT PRIOR TO ROUGH-IN. EACH PUSH PLATE SHALL OPERATE INTERIOR AND EXTERIOR DOOR. PROVIDE TIME DELAY ON DOORS SO THAT ONLY ONE SET IS OPEN AT A TIME. COORDINATE EXACT OPERATION WITH ARCHITECT.

P3 MOTORIZED PROJECTOR SCREEN FURNISHED BY THEATRICAL CONTRACTOR, INSTALLED BY CONTRACTOR. PROVIDE POWER CONNECTION TO MOTORIZED PROJECTOR SCREEN ON STAGE SIDE OF PROSCENIUM. WIRE AND INSTALL PER MANUFACTURER RECOMMENDATIONS AND PROVIDE TOGGLE SWITCH FOR UNIT DISCONNECTING MEANS. PROVIDE (1) 1" CONDUIT FROM AV RACK TO MOTORIZED PROJECTOR SCREEN LOCATION. LOW VOLTAGE WIRING FURNISHED BY OTHERS, INSTALLED BY CONTRACTOR, TERMINATED BY OTHERS. COORDINATE EXACT LOCATION OF PROJECTOR SCREEN WITH ARCHITECT PRIOR TO ROUGH-IN.

P4 PROVIDE A NEMA 5-30R RECEPTACLE FOR DATA RACK IN THIS SPACE. COORDINATE EXACT REQUIREMENTS WITH OWNER PRIOR TO ROUGH-IN AND PROVIDE ACCORDINGLY.

P5 PROVIDE MAIN GROUNDING BUSBAR. REFER TO DETAIL 4 ON SHEET ES102 AND DETAIL 2 ON SHEET E901.

P6 PROVIDE RANGE WITH A UL LISTED, 4-WIRE, 250V, 50A RANGE POWER SUPPLY CORD. CORD SHALL BE TYPE SRD OR SRDT WITH UL LISTED STRAIN RELIEF.

P7 PROVIDE (1) 1" CONDUIT FROM LIFT CONTROL PANEL TO RECESSED WALL JUNCTION BOXES FOR LIFT CALL STATIONS. COORDINATE EXACT LOCATION AND REQUIREMENTS WITH EQUIPMENT SUPPLIER AND ARCHITECT PRIOR TO BEGINNING WORK.

P8 PROVIDE A 120V, 20A CIRCUIT TO PLATFORM LIFT CONTROL PANEL. PROVIDE 30A, NON-FUSED DISCONNECT IN ACCESSIBLE LOCATION. COORDINATE EXACT LOCATION AND REQUIREMENTS WITH EQUIPMENT SUPPLIER AND ARCHITECT PRIOR TO BEGINNING WORK.

P9 AUDITORIUM AV RACK FURNISHED BY THEATRICAL CONTRACTOR, INSTALLED BY CONTRACTOR. PROVIDE (2) 120V, 20A CIRCUITS TO AV RACK. COORDINATE EXACT LOCATION AND CONNECTION REQUIREMENTS WITH AV SUPPLIER PRIOR TO ROUGH-IN.

P10 DIMMING RACK AND DIMMING MODULES FURNISHED BY THEATRICAL CONTRACTOR, INSTALLED BY CONTRACTOR.

P11 STAGE LIGHTING RIGGING PROVIDED BY THEATRICAL CONTRACTOR. PROVIDE (3) 120V, 20A CIRCUITS FROM STAGE DIMMING RACK TO RIGGING CONNECTION POINT. PROVIDE (1) 1" CONDUIT FROM STAGE DIMMING RACK TO RIGGING CONNECTION POINT FOR LOW VOLTAGE WIRING. COORDINATE EXACT LOCATIONS AND CONNECTION REQUIREMENTS WITH AV SUPPLIER.

P12 PROVIDE (1) 1" CONDUIT WITH PULL STRING AND (1) 3/4" CONDUIT WITH (2) SETS OF (2) #12, #12EG FROM STAGE DIMMER RACK TO ROUGH-IN FOR POWER AND A/V DEVICES, SIZED PER FACEPLATE CONNECTION REQUIREMENTS. FACE PLATE PROVIDED BY CONTRACTOR, REFER TO SHEET E903 FOR FACE PLATE CONNECTIONS.

P13 CEILING MOUNTED PROJECTOR PROVIDED BY OTHERS. PROVIDE CEILING MOUNTED DUPLEX RECEPTACLE AND (1) 1" CONDUIT FROM DATA RACK FEEDING THIS SPACE TO CEILING SPACE ABOVE PROJECTOR FOR LOW VOLTAGE WIRING. COORDINATE EXACT MOUNTING LOCATION WITH ARCHITECT PRIOR TO ROUGH-IN.

P14 EVENTS SPACE AV RACK FURNISHED BY SOUND SYSTEM CONTRACTOR, INSTALLED BY CONTRACTOR. PROVIDE (1) 120V, 20A CIRCUITS TO AV RACK. COORDINATE EXACT LOCATION AND CONNECTION REQUIREMENTS WITH AV SUPPLIER PRIOR TO ROUGH-IN.

P15 PROVIDE ON/OFF TOGGLE SWITCH IN ELECTRICAL ROOM. ROUTE PATIO PLATFORM RECEPTACLE CIRCUIT THROUGH SWITCH.

P16 PROVIDE 120V CONNECTION TO STOVE HOOD. COORDINATE EXACT CONNECTION REQUIREMENTS WITH EQUIPMENT SUPPLIER.

P17 LOCATE RECEPTACLE 4" AFF, MOUNTED HORIZONTAL IN FLOOR MOULDING.

P18 PROVIDE A JUNCTION BOX WITH COVER MOUNTED IN LOBBY CEILING FOR FUTURE DESTRATIFICATION FANS. PROVIDE 20A, 120V CIRCUIT FROM INDICATED PANEL.

P19 PROVIDE GROUND FAULT PROTECTION AT CIRCUIT BREAKER LEVEL.

P22 PROVIDE 120V CONNECTION TO AUTOMATIC DOOR. COORDINATE EXACT CONNECTION REQUIREMENTS WITH EQUIPMENT SUPPLIER.

P23 NO CONDUIT OR WIRE SHALL BE ROUTED EXPOSED IN EXPOSED CEILING LOBBY SPACE. ALL CONDUIT AND WIRE SHALL BE CONCEALED. COORDINATE EXACT ROUTING WITH OTHER TRADES AND ARCHITECT.

P25 PROVIDE 120V CONNECTION FOR FIREMANS KNOX BOX. COORDINATE EXACT LOCATION FOR KNOX BOX WITH LOCAL FIRE DEPARTMENT AND PROVIDE ACCORDINGLY.

P26 BRANCH CIRCUIT SHOWN FOR DIAGRAMMATIC PURPOSES ONLY. BRANCH CIRCUITS SHALL NOT BE RUN OUTSIDE OF THE BUILDING AS DEPICTED ON THIS PLAN.

S1 PROVIDE 0.75" A/C GRADE PLYWOOD WITH LAYER OF FIRE INTUMESCENT PAINT.

S2 PROVIDE TELECOMM GROUNDING BUSBAR WITH ALL COMPRESSION FITINGS. REFER TO DETAIL 6 ON SHEET E901 FOR ADDITIONAL INFORMATION.

S3 PROVIDE FIRE ALARM SYSTEM INTERLOCK WITH AUDITORIUM SOUND SYSTEM. AUDITORIUM SOUND SYSTEM TO TURN OFF UPON FIRE ALARM ACTIVATION.

S4 PROVIDE FIRE ALARM SYSTEM INTERLOCK WITH AUDITORIUM LIGHTING CONTROLS. AUDITORIUM LIGHTS TO TURN ON TO FULL BRIGHTNESS UPON FIRE ALARM ACTIVATION.

S5 SPEAKERS IN AUDITORIUM FURNISHED BY THEATRICAL CONTRACTOR, INSTALLED BY CONTRACTOR. PROVIDE (1) 1" CONDUIT BETWEEN CLOUDS, MOUNTED TIGHT TO STRUCTURE, FOR LOW VOLTAGE WIRING PATHWAY. COORDINATE WITH MECHANICAL DUCTWORK TO KEEP CONDUIT ACCESSIBLE. PROVIDE (1) 1" CONDUIT STUBBED UP FROM DATA RACK TO AUDITORIUM CEILING SPACE FOR SPEAKER WIRING. CONTRACTOR TO PULL ASSOCIATED WIRING. REFER TO EAV SERIES SHEETS FOR FURTHER INFORMATION.

S6 DATA RACK PROVIDED BY OWNER.

S9 SPEAKERS IN EVENT SPACE FURNISHED BY SOUND SYSTEM CONTRACTOR, INSTALLED BY CONTRACTOR. PROVIDE (1) 1" CONDUIT FROM EVENTS AV RACK TO ABOVE EVENTS SPACE ACCESSIBLE CEILING. CONTRACTOR TO PULL ASSOCIATED WIRING. REFER TO EAV SERIES SHEETS FOR FURTHER INFORMATION.

S10 PROVIDE ONE-GANG BOX FOR VOLUME CONTROL STATION. PROVIDE (1) 1" CONDUIT FROM VOLUME CONTROL BOX TO SPEAKERS IN THIS AREA AND FROM VOLUME CONTROL BOX TO AV RACK SERVING THIS AREA. COORDINATE EXACT LOCATION OF VOLUME CONTROL BOX WITH ARCHITECT PRIOR TO ROUGH-IN.

S11 PROVIDE 12"x4" LADDER CABLE TRAY.

S12 CONTRACTOR SHALL PERFORM EMERGENCY RESPONDER RADIO COVERAGE TEST. IF NECESSARY PER AHJ REQUIREMENTS FOR COVERAGE, PROVIDE ERRS SYSTEM. REFER TO SPECIFICATION SECTION 285129 FOR ADDITIONAL INFORMATION.

S13 PROVIDE PATHWAY TO OWNER PROVIDED WIRELESS ACCESS POINT. COORDINATE EXACT LOCATION AND REQUIREMENTS WITH OWNER. REFER TO DETAIL 7 ON SHEET E902.

S14 PROVIDE (2) 2" CONDUITS, STACKED VERTICALLY, WITH PULL STRINGS AND BUSHINGS ON END THROUGH SOFFIT SPACE FOR LOW VOLTAGE WIRING. PROVIDE PATHWAY FROM CONDUIT TO IT ROOM.

3 S15 PROVIDE EXTERIOR HORN/STROBE FOR WATER FLOW ALARM. COORDINATE EXACT LOCATION OF DEVICE WITH ARCHITECT AND SERVICING FIRE DEPARTMENT.

REVISION NUMBER	REVISION DATE	REVISION DESCRIPTION
3	06/27/2024	Responses: Local Building and Fire Department Review Comments

CONSULTANTS

Cripe®
Solutions by Design Since 1937
3939 PRIORITY WAY SOUTH DRIVE
SUITE 200
INDIANAPOLIS, INDIANA 46240
Phone (317) 844-6777
E-Mail cripe@cripe.biz
ARCHITECTURE + INTERIORS
CIVIL ENGINEERING
SURVEY + 3D LASER SCANNING
ENERGY + FACILITIES
EQUIPMENT PLANNING
REAL ESTATE SERVICES

FIRST FLOOR POWER AND SYSTEMS PLAN

CITY OF FRANKLIN, IN

FRANKLIN ACTIVE ADULT CENTER

160 E. ADAMS STREET
FRANKLIN, IN 46131

CERTIFIED BY:

Drawn By: JNS

Checked By: DF

Quality Assurance: JAE

Scale: As indicated

Sheet: E301

Date: 04/09/2024

Project Number: IFAC23

© Paul I. Cripe, Inc.

6/21/2024 10:39:22 AM