Homer City Hall
491 E. Pioneer Avenue
Homer, Alaska 99603
www.cityofhomer-ak.gov

City of Homer
Agenda

City Council Committee of the Whole
Monday, August 26, 2019 at 5:00 PM
City Hall Cowles Council Chambers

CALL TO ORDER, 5:00 P.M.

AGENDA APPROVAL (Only those matters on the noticed agenda may be considered, pursuant to City Council's Operating Manual, pg. 6)

CONSENT AGENDA

REGULAR MEETING AGENDA

DISCUSSION TOPIC(S)

a. HERC Next Steps

COMMENTS OF THE AUDIENCE

ADJOURNMENT NO LATER THAN 5:50 P.M.
Next Regular Meeting is Monday, September 9, 2019 at 6:00 p.m., Committee of the Whole at 5:00 p.m. All meetings scheduled to be held in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

City of Homer
www.cityofhomer-ak.gov

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Homer, Alaska 99603
citymanager@cityofhomer-ak.gov
(p) 907-235-8121 x2222
(f) 907-235-3148

Memorandum

TO: Mayor Castner and Homer City Council

FROM: Katie Koester, City Manager

DATE: August 21, 2019

SUBJECT: Follow-up to July 22 HERC1 Worksession

The following questions were posed during the July 22 Worksession on the HERC1 building with answers provided by staff. It may also be fruitful for Council to consider a site visit to the HERC2 to understand the facility and operational needs of the Public Works Building Maintenance division.

Can we keep the gym and demo the rest of the facility (at what cost)?

This would be a costly option but it is possible, although the City would have to keep a portion of the upstairs because this is where the gym's ventilation system and boiler room are located. This would require the construction of a new exterior wall in order to keep the building mechanical systems functional. Additionally, this option does not alleviate the ADA access issues for the building. The HERC Task Force considered this idea at length, but rejected it due to cost and that it didn't meet the long term community needs. The gym was a standard size when built in the late 1950's, but is small by today's standards and the insulation of the gym is very poor. There may be complications in demoing part of the building while trying to preserve the rest. The cost to keep the gym and demo the majority of the classroom wing was not heavily researched – but let's say the new exterior wall and interior work alone could be $500K or more; this does not include the cost in preserving the upstairs ventilation system or boiler room.

Is putting a new building on top of the concrete foundation a cost saving option given the value of all that concrete?

This could be a possibility, but the City would need to consult an engineer to study this option and it would also depend on what is discovered once the HERC1 was removed. It is possible to retrofit/improve existing concrete however this should not be a guiding decision point for the City since the current foundation may not be the most ideal location for the new facility and currently, what is wanted or required for the new building is unknown.

What do other communities our size have for recreation centers (floor plans)?

The HERC Task Force considered what other communities have for recreation centers however they noted many caveats/factors that influenced what each community decided to build. For example, some communities have rec centers that were funded by the State back in the day, but are now facing significant costs associated with projects like replacing the roof. It is important to note that having the State provide the primary funding for other communities' facilities may have led to the development of rec centers exceeding the communities' needs at the expense of higher maintenance/long term improvement costs. In communities such as Cordova, Sitka and Unalaska, the government rec center is the only rec option and fees tend to be

higher than the City of Homer's. The Task Force elected to focus on the Sterling community; please see the attached info page on Sterling's rec center taken from the Task Force's Final Report.

After requesting floor plans from 6 comparable communities, the City received the recreation center floor plans from Valdez, Cordova, Kenai, and Seward, which are included as attachments.

Below are a few quick sentences to describe various Alaskan recreation centers.

Valdez (pop. ~4,000) – the community uses other gyms in town (like the one at the community college) so the City's rec center is for non-gym related activities (ie. teen activities). There are less opportunities for arts and culture. Square footage could not be determined.

Cordova (pop. ~2,000) – centralized rec facility that includes a pool. Square footage could not be determined.

Kenai (pop. ~8,000) – the first floor of the community center is a gym with the second floor being a computer and teen space. According to Kenai Peninsula Borough assessment data, the center is 21, 175 sq ft.

Wasilla (pop. ~10,000) – big sports complex that includes hockey rink – proximity to Anchorage may skew perceptions of the community's need. The Mat-Su Borough assessment data did not provide square footage however the gross acreage is 59.96.

Soldotna (pop. ~4,500) –complex offers an Olympic sized ice rink, racquetball and wallyball courts, and a conference suite (with kitchen) capable of seating 350 guests. The City's Parks + Recreation Department is also housed within the complex. In the Spring of 2019, the City of Soldotna introduced proposition 2019-A to the voters, which would have allowed the City to acquire general obligation bonds for construction of a field house and related capital improvements (like an indoor turf field and elevated track) at the Soldotna Regional Sports Complex; the community closely voted 'no' (51.27%). According to Kenai Peninsula Borough assessment data, the center is 55,679 sq ft.

Sterling (pop. ~5,500) – facility that is not used to capacity, which may result from the neighboring city (Soldotna) pulling local users away. According to Kenai Peninsula Borough assessment data, the center is 12, 041 sq ft.

Seward (pop. ~3,000) – teen & youth center; teen rec room; and outdoor recreation opportunities that require green space. According to Kenai Peninsula Borough assessment data, the center is 12,757 sq ft.

Can we move building maintenance into HERC 1 upstairs as a temporary measure? What about into the old police station?

No, Building Maintenance cannot move into the HERC1 on a temporary basis. After informally discussing this option with the State Fire Marshal, moving the Building Maintenance division into HERC1 triggers required code updates including the installation of a sprinkler system and probably replacing the deteriorating roof.

Moving Building Maintenance into the old police station will require hiring an architect or engineer to determine what City departmental uses could be supported by the building in its current state, what retrofitting would be required to do so, and the associated costs. This move will also trigger Fire Marshal review of the building's occupancy/use change. The police station is a much newer, much smaller structure, so the expenses should not be as large as the HERC1 expenses. A memo discussing proposed uses of the Old Police Station can be brought before Council at a later date if requested, however below lists some initial pros and cons of this building's use.

Initial Police Station Pros & Cons

Pros
Already owned
Close to other city facilities
Outdoor space is more than what Building Maintenance currently has at HERC2
Could support Building Maintenance while the City figures out the new recreation site/new Public Works facility

Cons
New costs of operations in police station
Renovations
Fire marshal input required since this would be a different use of the building
Fire Department has expressed interest in using the site

Policy Considerations:

Addressing the needs and future plans for the deteriorating HERC buildings requires future discussion by City Council. At the July 22 Worksession, a two pronged approach was proposed in the "Five Year Operating and Capital Costs for the HERC 1" spreadsheet. Funding a demolition study of the HERC1 (estimated at $35,000) as a first step can assist Council in answering the following four options raised at the Worksession:

(1) Keep the gym and portion of the upstairs that has the ventilation system and boiler, and demolish everything else;

(2) Keep the concrete foundation to refurbish and demolish everything else; and

(3) Demolish all of HERC1, including the concrete foundation.

(4-Optional) Evaluate demolition process and costs for HERC2. Given the selected firm will already be visiting the site for HERC1, this could be a cost saving measure for the City, however it would increase the estimated cost of the study.

Enclosures:
Nov. 2018 HERC Task Force Final Report Appendix Excerpt – Sterling Community Center
Valdez, Cordova, Kenai, and Seward Rec Center Floor Plans
"Five Year Operating and Capital Costs for the HERC 1" spreadsheet

APPENDIX

The Task Force requested information from six, similar size Alaskan communities. Valdez, Cordova, and Soldotna did not provide information. Kenai, Seward, and Sterling did. Below is the information from the Sterling Community Center to give an idea of the types of information the Task Force considered.

HERC PROJECT
Sample Community and Recreational Facilities
Sterling (Alaska) Community Center

Contacts: Kelly Reilly (Facility Coordinator) 907-262-7224
Deb Debnam, Board Member and Treasurer
Website: www.sterlingcommunityclub.com
https://www.facebook.com/sterlingakcommunitycenter/

Type: Recreation and Community Center

Facilities: Gymnasium, Multipurpose room, Weight Room, Commercial Kitchen, Library
Construction: 2013. Originally built to support the needs of children in the community (next door to local elementary school). But currently the major usage is by senior citizens.
Cost to build: $1.3 million, with many in kind services donated by local businesses. Land was donated.
Activities: Pickle ball, weight room, soccer, basketball, open gym, roller derby, lending library, computer/internet access. Has offered an after school program K-6, $80/month, but demand varies.
Hours of operation: 11 AM – 6 PM, varies

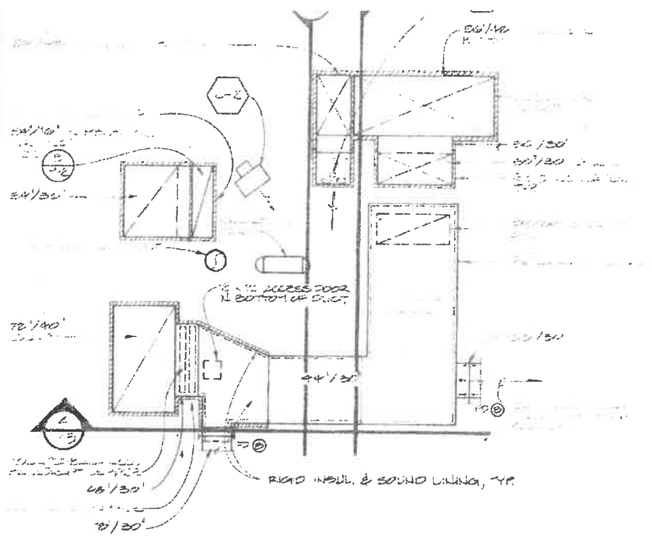
Population Catchment area: 6,000 people

Funding

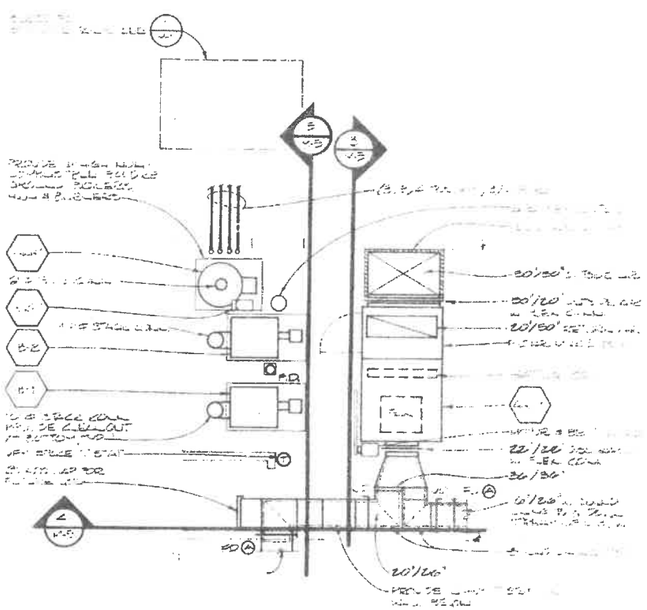
Current operations funding sources: Private donations, sponsorships, memberships and in-kind services.

Number of Members: 50
Annual Dues: $100
Annual Budget: $80,000 (approximate). Includes the salary of 1 person, liability insurance, utilities.
Annual Revenues: $60,000
Space available for Rent: Yes
Sponsors: Yes ($400 to $2500 per year)
Subsidy: The budget difference is made up from donations (mainly local businesses). But with the recent downturn in the local Sterling/Soldotna economy, donations are becoming harder to obtain.

Legal Organization: Not-for-Profit 501(c)3
Newsletter: Yes
Competition: None in Sterling. Most competition from Soldotna.
Other Notes: The commercial kitchen is a problem, with low usage, and high (relatively) rental fees. No tax base to support the facilities and programs. Board is currently working with senior center to attempt to push for a local service district tax.



1 M-5 **UPPER LEVEL PLAN – BOILER ROOM**
1/4"= 1'-0"



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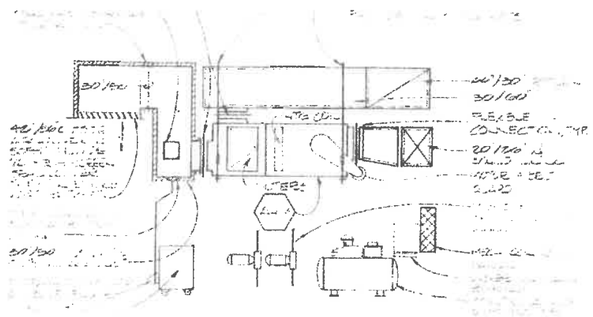

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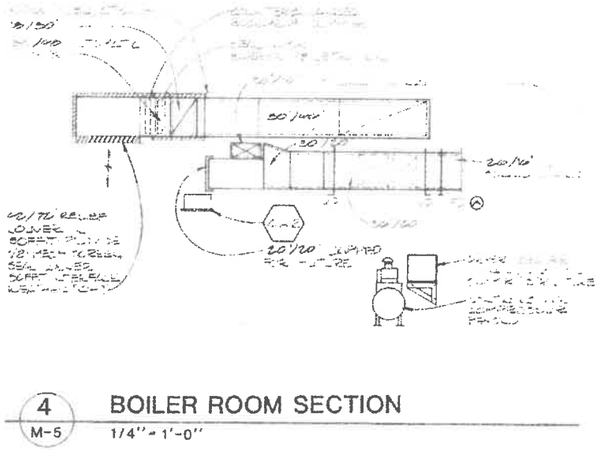

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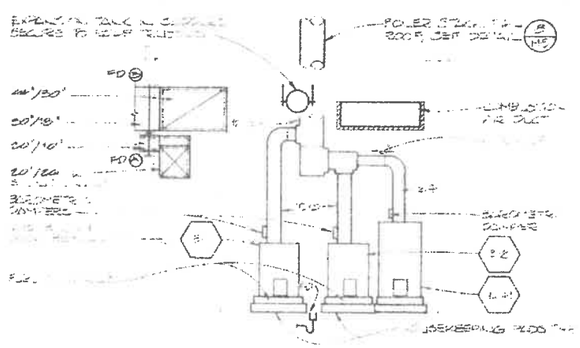

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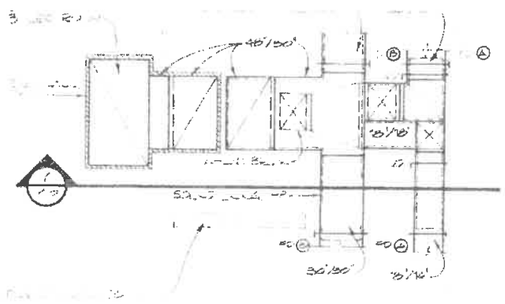
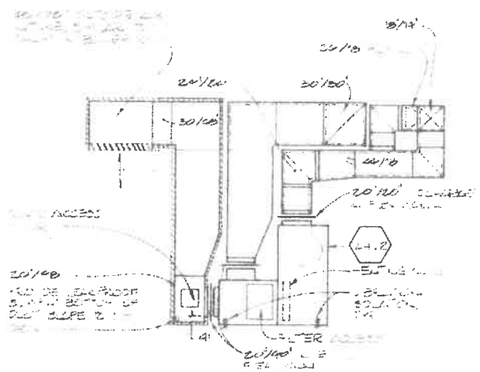


6 M-5 **FAN ROOM PLAN**
1/4"= 1'-0"



7 M-5 **FAN ROOM SECTION**
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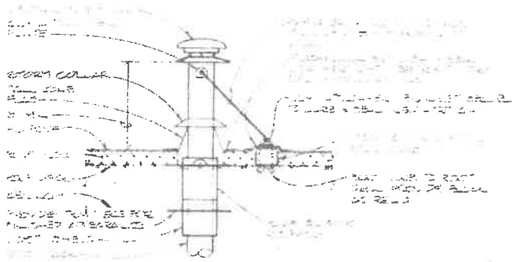
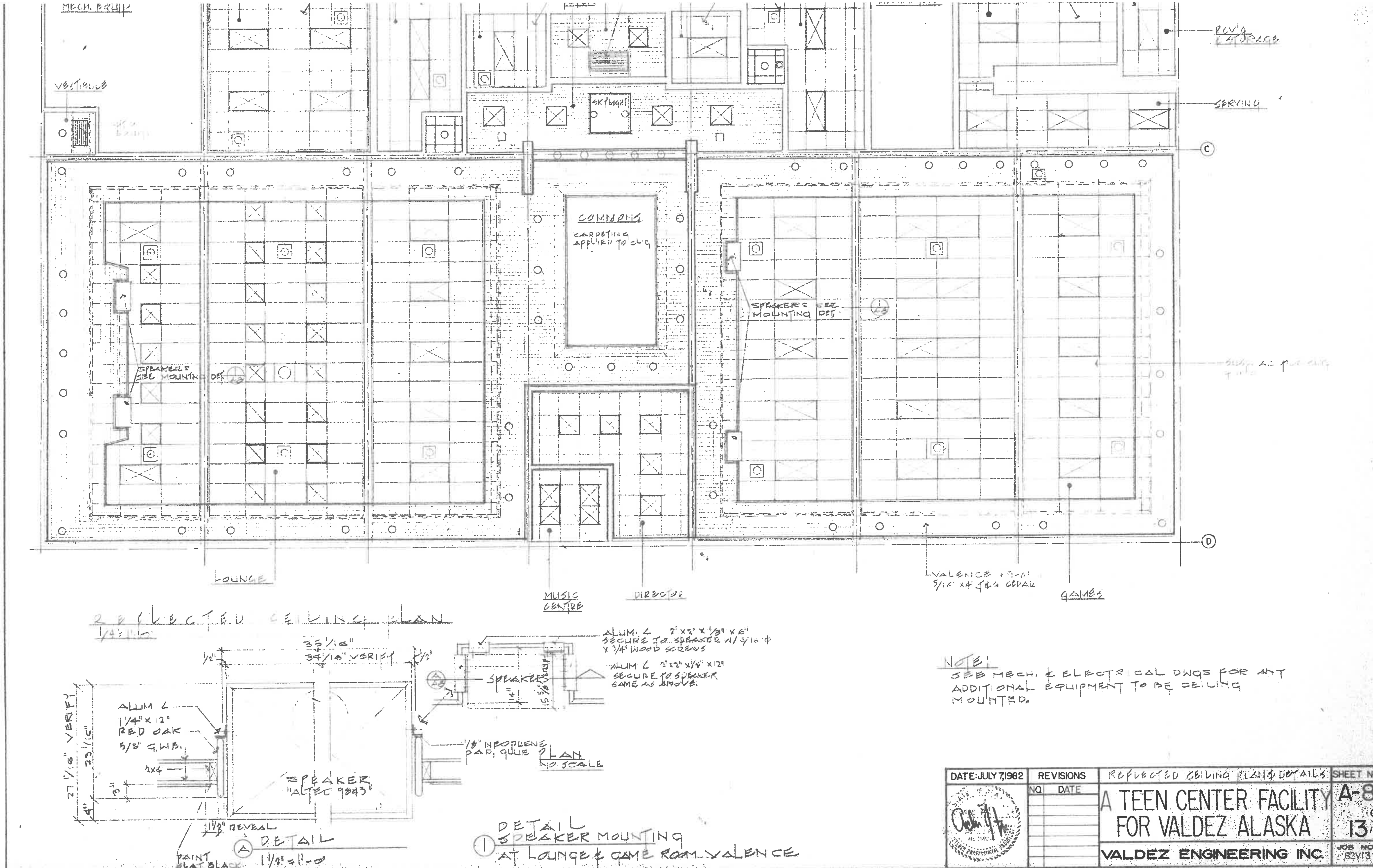
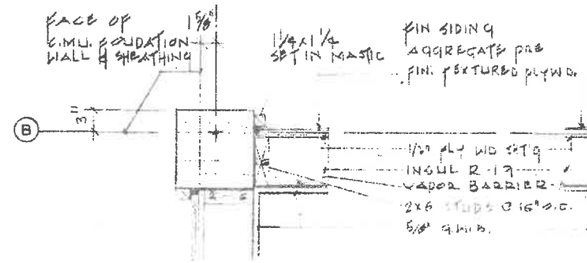


8 M-5 **BOILER STACK THRU ROOF**
N.T.S.

JULY 7, 1982	REVISIONS	BOILER RM. & FAN RM. – PLANS	SHEET NO
		TEEN CENTER FOR VALDEZ, ALASKA	M-5


MECH. EQUIP
VESTIBULE
RCV'G & STORAGE
SERVING
SKYLIGHT
COMMONS
CARPETING APPLIED TO CLG
SPEAKERS SEE MOUNTING DET.
SPEAKERS SEE MOUNTING DET.
LOUNGE
MUSIC CENTRE
DIRECTOR
VALENCE 5/16 X4 T&G CEDAR
GAMES
REFLECTED CEILING PLAN
1/4"=1'-0"
33 1/16"
34 1/16" VERIFY
1/2"
1/2"
ALUM ∠
1 1/4" X 12"
RED OAK
5/8" G.W.B.
2X4
3"
4"
27 1/16" VERIFY
23 1/16"
SPEAKER "ALTEC 9843"
1 1/2" REVEAL
PAINT FLAT BLACK
A DETAIL 1 1/2" = 1'-0"
ALUM. ∠ 2"X2" X 1/8" X 6" SECURE TO SPEAKER W/ 3/16 Φ X 3/4" WOOD SCREWS
ALUM ∠ 2"X2" X 1/4" X 12" SECURE TO SPEAKER SAME AS ABOVE.
SPEAKER
14"
15 5/8" VERIFY
1/8" NEOPRENE PAD, GLUE
PLAN NO SCALE
1 DETAIL SPEAKER MOUNTING AT LOUNGE & GAME ROOM VALENCE
NOTE: SEE MECH. & ELECTRICAL DWGS FOR ANY ADDITIONAL EQUIPMENT TO BE CEILING MOUNTED.
DATE: JULY 7,1982
REVISIONS
NO. DATE
REFLECTED CEILING PLAN & DETAILS
A TEEN CENTER FACILITY FOR VALDEZ ALASKA
VALDEZ ENGINEERING INC.
SHEET NO. A-8 OF 13
JOB NO. 82V13



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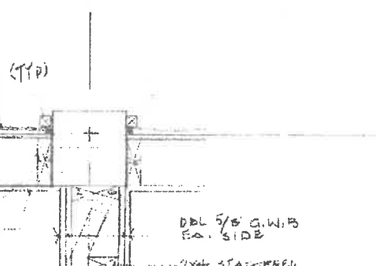

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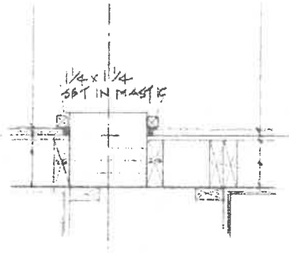

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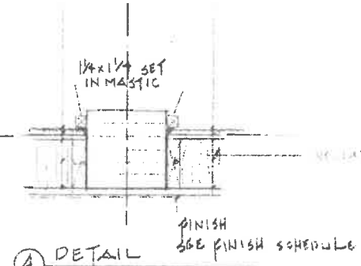

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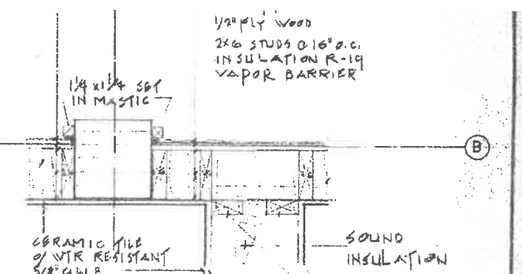

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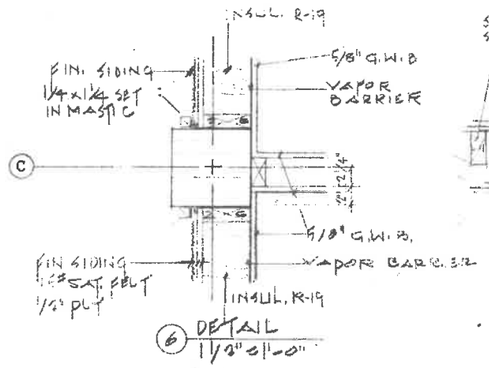

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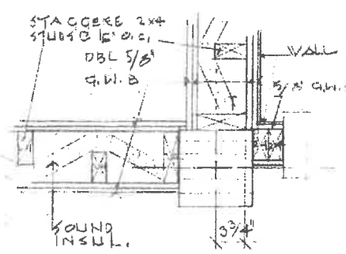

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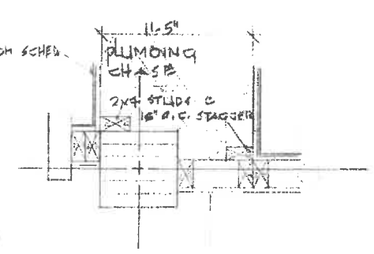

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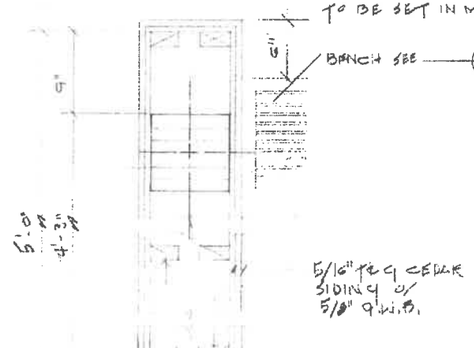
NOTE:
EXTERIOR WALLS, STUDS & COLUMNS TO BE SET IN MASTIC.



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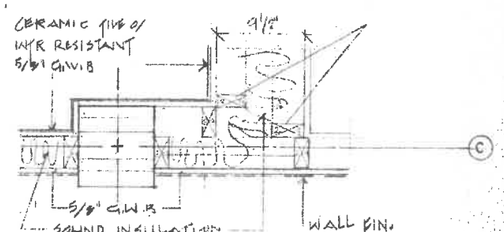

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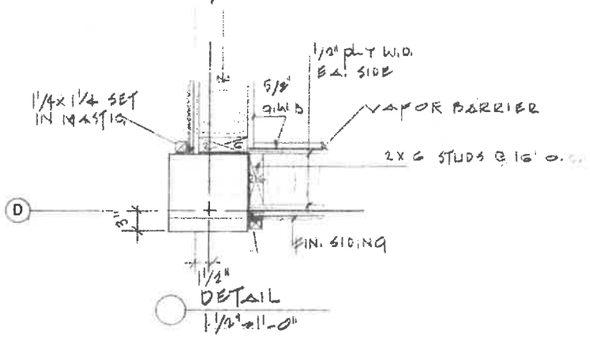

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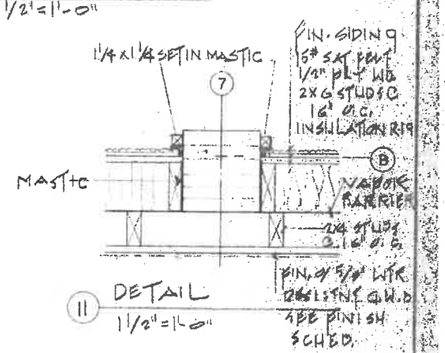

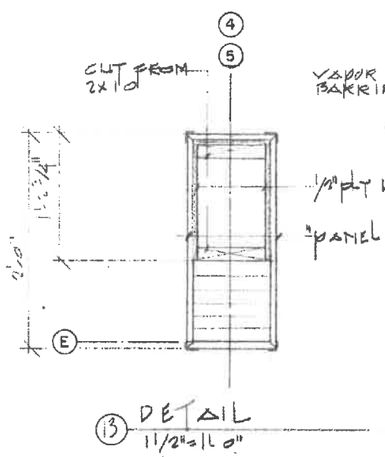

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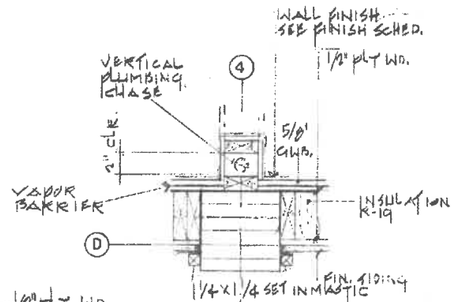
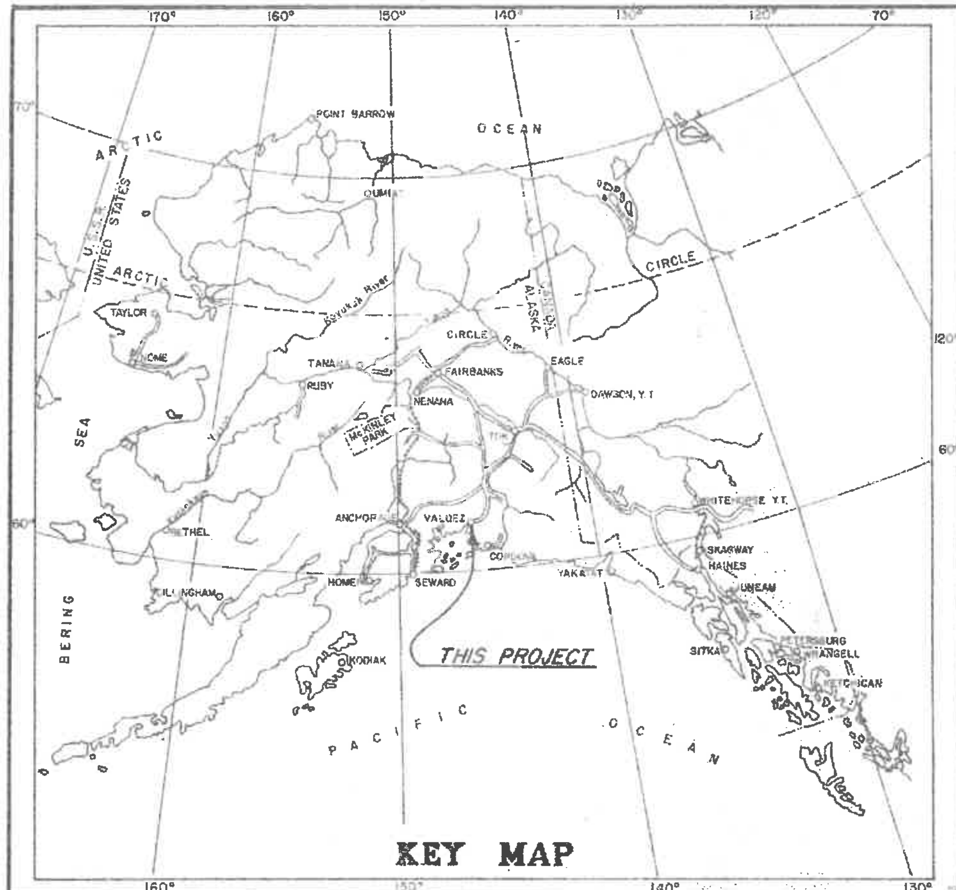


12 DETAIL 1 1/2"=1'-0"

DATE: JULY 7, 1982	REVISIONS NO. DATE	COLUMN AT WALLS DETAILS	SHEET NO. A-7 OF 13
		A TEEN CENTER FACILITY FOR VALDEZ ALASKA	
		VALDEZ ENGINEERING INC.	JOB NO. 82V13



CITY OF VALDEZ

VALDEZ TEEN CENTER

DRAWING INDEX

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- A-2 1/8" Scale floor plan & elevations
- A-3 1/4" Scale floor plan
- A-4 Roof plan & buildings sections
- A-5 Wall sections & details
- A-6 Wall sections & details (By Addendum #1)
- A-7 Columns at walls details
- A-8 Deflected ceiling plan & details
- A-9 Interior wall elevations & details
- A-10 Interior wall elevations & details
- A-11 Toilet room wall elevations & details
- A-12 Room finish, door schedule & details
- A-13 Door, window & misc. details (By Addendum #1)

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- S-2 Roof framing plan & details
- S-3 Details & notes

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- M-2 Floor plan air distribution
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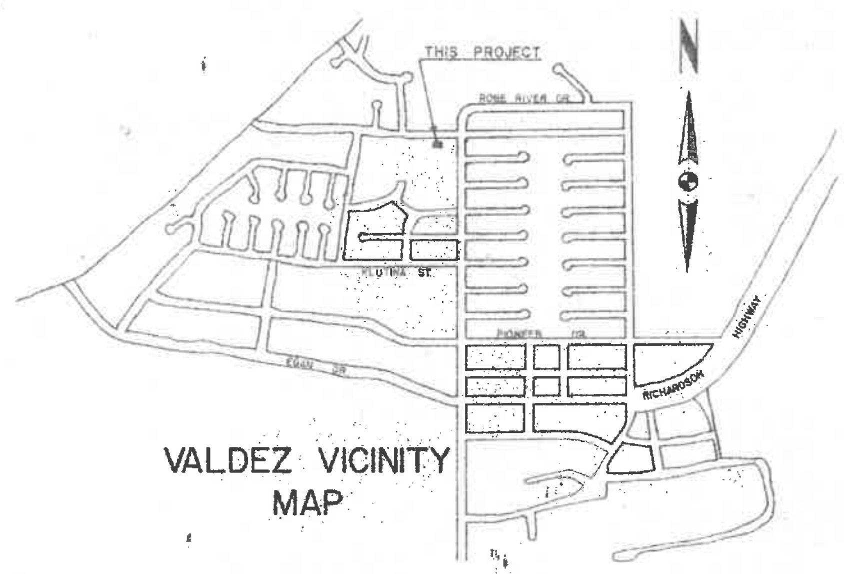
ELECTRICAL
- E-1 Legend, fixture schedule
- E-2 Site plan
- E-3 Floor plan lighting
- E-4 Floor plan power
- E-5 Floor plan signals schedules
- E-6 Power plans, panels schedules



VALDEZ VICINITY MAP

VALDEZ ENGINEERING INC. – ARCHITECT

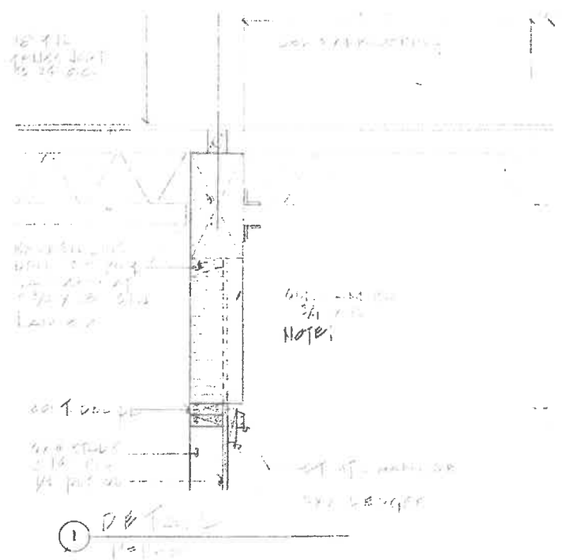
FRYOR & PRESSLEY
MECHANICAL & ELECTRICAL

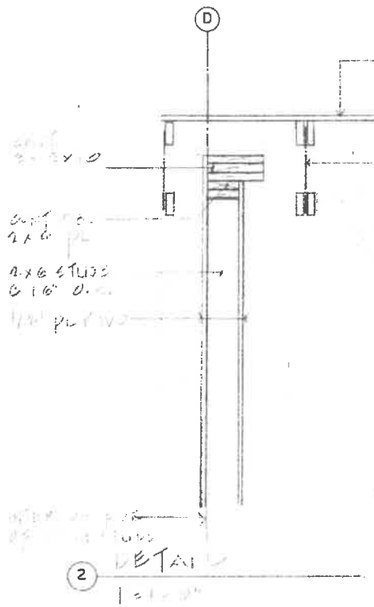
NOTTINGHAM & PERATROVITCH
STRUCTURAL

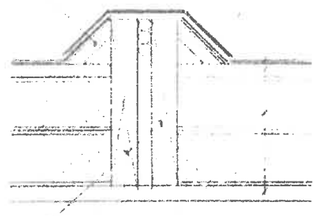
TOWNE, RICHARDS, CHAUDIERE – ACOUSTIC

Valdez Teen Center – Valdez A-24

DATE: JULY 7,1982	REVISIONS		VICINITY MAP – INDEX TO DRAWING	SHEET NO.
	NO.	DATE	A TEEN CENTER FACILITY FOR VALDEZ ALASKA	1 OF







FRAMING @ SKY LITE OPENINGS & CANTILEVER OVERHANG TO BE ENGINEERED BY TRUSS MNFR. ALSO THE BLOCKING & BRIDGING.

TRUSS DESIGN & SPECIFICATIONS TO BE STAMPED BY A STATE OF ALASKA REGISTERED CIVIL ENGINEER

ROOF PLYWOOD NAILING:
10d @ 6" O.C. EDGES, 10d @ 12" O.C. OTHER

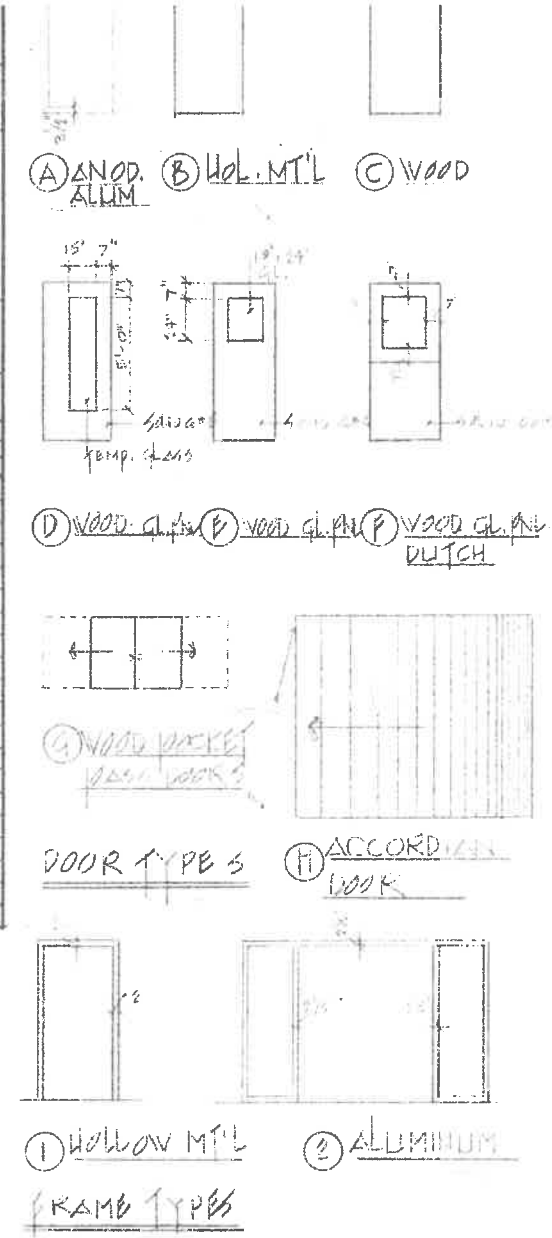
CROSS BRIDGING PER TRUSS MNFR ENGINEER

DATE: JULY 7, 1982	REVISIONS NO.	DATE	DETAILS ETC.	SHEET NO.
Check by			A TEEN CENTER FACILITY FOR VALDEZ ALASKA	S-3 OF 3
			VALDEZ ENGINEERING INC.	JOB NO. 82V13

SCHEDULE

FLOOR	1 [illegible] 2 CARPET 3 CERAMIC TILE 4 QUARRY TILE
CEILING	1 [illegible] ACOUSTIC [illegible] 2 [illegible] 5/8" [illegible] 3 [illegible] 4 [illegible] 5/8" GWB
WALL	1 [illegible] 2 [illegible] 5/8" G.W.B. 3 [illegible] 4 CERAMIC TILE 5 VINYL WALL COVERING [illegible]
WSCT	1 CERAMIC TILE 2 CARPETING

ROOM NO	ROOM NAME	FLOOR	BASE	CEILING	CLG HT	N	E	S	W	WAINSCOT	WSCT. HT.	PAINT TYPE	CARPET TYPE	REMARKS
101	VESTIBULE	4	4	1	8'-6"		5 & 2		5 & 2					
102	FOYER	1	2	2	9'-5"	5	5	5	5	2	3'-0"			
103	STORAGE	2	1	1	[illegible]	1	1	1	1					
104	WOMEN	3	3	1	8'-3"	4	4	4	4					
105	MECH EQUIP	5	1	2	[illegible]	1	1	1	1					
106	FOOD PREP	2	1	1	[illegible]	5	5	5	5					
107	SERVING	2	1	1	[illegible]	5	5	—	5					
108	GAMES	1	2	1 & 2	9'-11"	5 & 2	5 & 2	5	—	2	3'-0"			
110	MUSIC CENTRE	1	1	1	[illegible]	5	5	5	5					
111	DIRECTOR	1	1	1	8'-6"	5	5	5	5					
112	COMMONS	1	2	4 & 2	9'-11"	5				2	3'-0"			
113	LOUNGE	1	2	1 & 2	9'-11"	5 & 2		5	5 & 2	2	3'-0"			
114	VESTIBULE	4	4	1	8'-6"	5	5	5	5					
115	MECH. EQUIP.	5	1	3	[illegible]	1	1	1	1					
116	T.V. & MEETING	1	2	1	[illegible]	5 & 2	5 & 2	5	5 & 2					
117	MEN		3		8'-[illegible]	4	4	4	4					
118	COATS		1	1	[illegible]	5	5	5	5					



DOOR NO	DOOR SIZE	TYPE	FINISH	GLASS	LOUVER	TYPE	FINISH	WARE GROUP	UL LABEL	DETAILS HD	JB	SL	REMARKS
1	PR. 3'-0" x 7'-0"	A	ANOD. AL			2	ANOD. AL						STORE FRONT [illegible]
2	PR 3'-0" x 7'-0"	A	ANOD. AL			2	ANOD. AL						STORE FRONT [illegible]
3	3'-0" x 7'-0" x 1 3/4"	B	PTD			1	PTD						[illegible]
4	3'-0" x 7'-0" x 1 3/4"	D	STAIN	1' x 5'		1	PT						[illegible]
5	3'-0" x 7'-0" x 1 3/4"	D	STAIN	1' x 5'		1	PT						[illegible]
6	3'-0" x 7'-0" x	B	PTD			1	PT						[illegible]
7	3'-0" x 7'-0" x	B	PTD			1	PT						
8	3'-0" x 7'-0" x	B	PTD			1	PT		1 HR				
9	3'-0" x 7'-0" x	C	STAIN			1	PT						
10	3'-0" x 7'-0" x	D	STAIN	1' x [illegible]		1	PT						
11	3'-0" x 7'-0" x	C	STAIN			1	PT						UNDER CUT [illegible]
12	3'-0" x 7'-0" x	C	STAIN			1	PT						UNDER CUT [illegible]
13	3'-0" x 7'-0" x 1 3/4"	C	STAIN			1	PT		1 HR				
14	2'-8" x 7'-0" x 1 3/4"	C	STAIN			1	PT						UNDER CUT [illegible]
15	2'-8" x 7'-0" x 1 3/4"	C	STAIN			1	PT						UNDER CUT DOOR 1/2"
16	3'-6" x 7'-0" x 1 3/4"	D	STAIN	[illegible]		1	PT						
17	3'-0" x 7'-0" x 1 3/4"	C	STAIN			1	PT		1 HR				
18	2'-8" x 7'-0" x 1 3/4"	F	STAIN	18" x 24"		1	PT						
19	PR 1'-0" x 3'-0" x 1 3/4"	G	STAIN			—	—						SPECIAL [illegible] LOCKING DEVICE
20	3'-0" x 7'-0" x 1 3/4"	F	STAIN	18" x 24"		1	PT						
21	2'-6" x 7'-0" x 1 3/4"	F	STAIN	18" x 24"		1	PT						
22	2'-6" x 7'-0" x 1 3/4"	F	STAIN	18" x 24"		1	PT						
23	19' x 9'-	H	FACTORY			—	—						[illegible]

DATE: JULY 7, 1982	REVISIONS	ROOM FINISH, DOOR SCHEDULE & DETAILS	SHEET NO.
	NO. / DATE	A TEEN CENTER FACILITY FOR VALDEZ ALASKA	A-12 OF 13
		VALDEZ ENGINEERING INC.	JOB NO 82V13

NORTH

FUEL TANK SEE SITE PLAN & MECH.

ROOF LINE

BENCH

COVERED DRIVE THRU

FLOOR PLAN
1/8" = 1'-0"

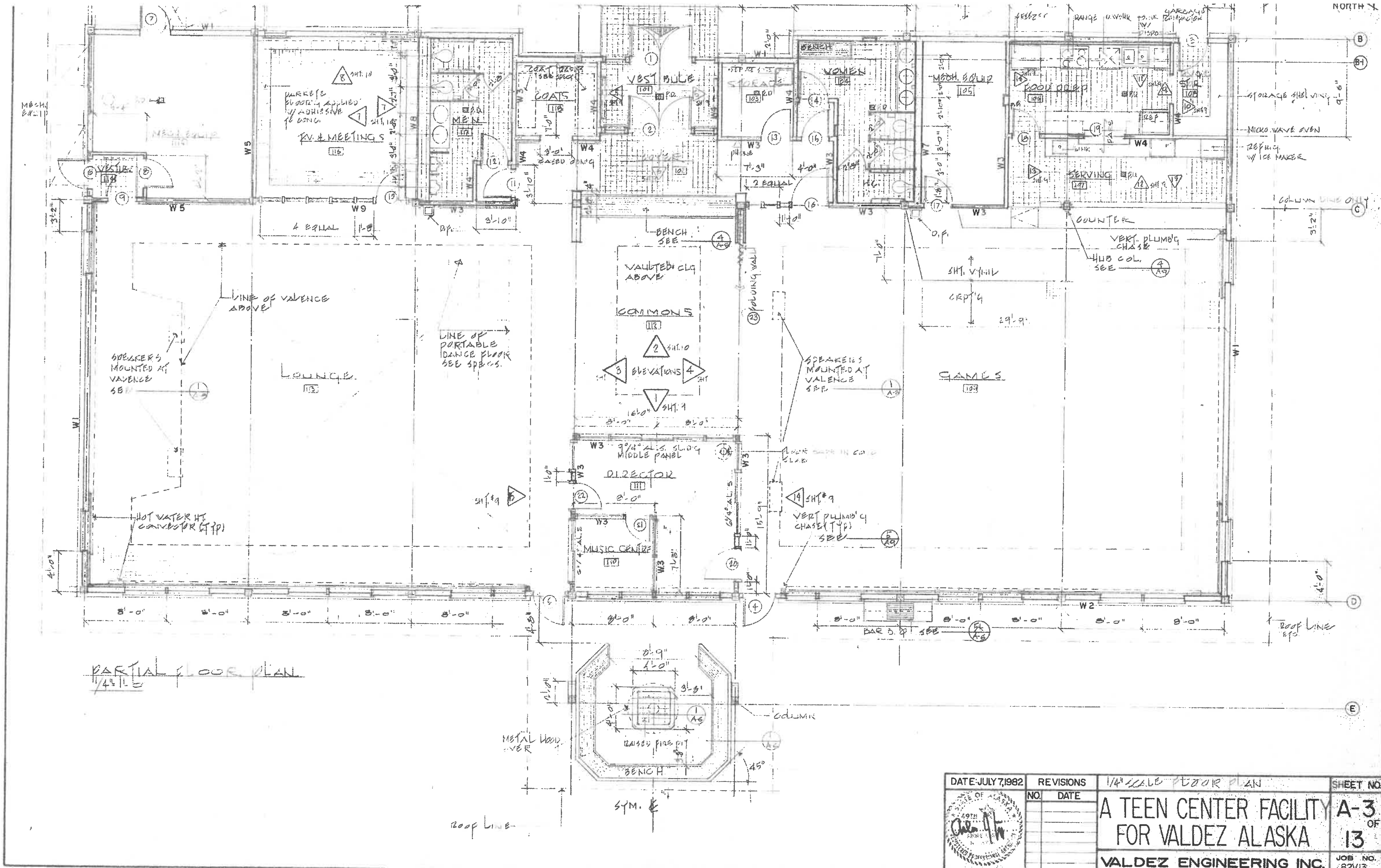
NORTH ELEVATION 1/8" = 1'-0"

WEST ELEVATION
1/8" = 1'-0"

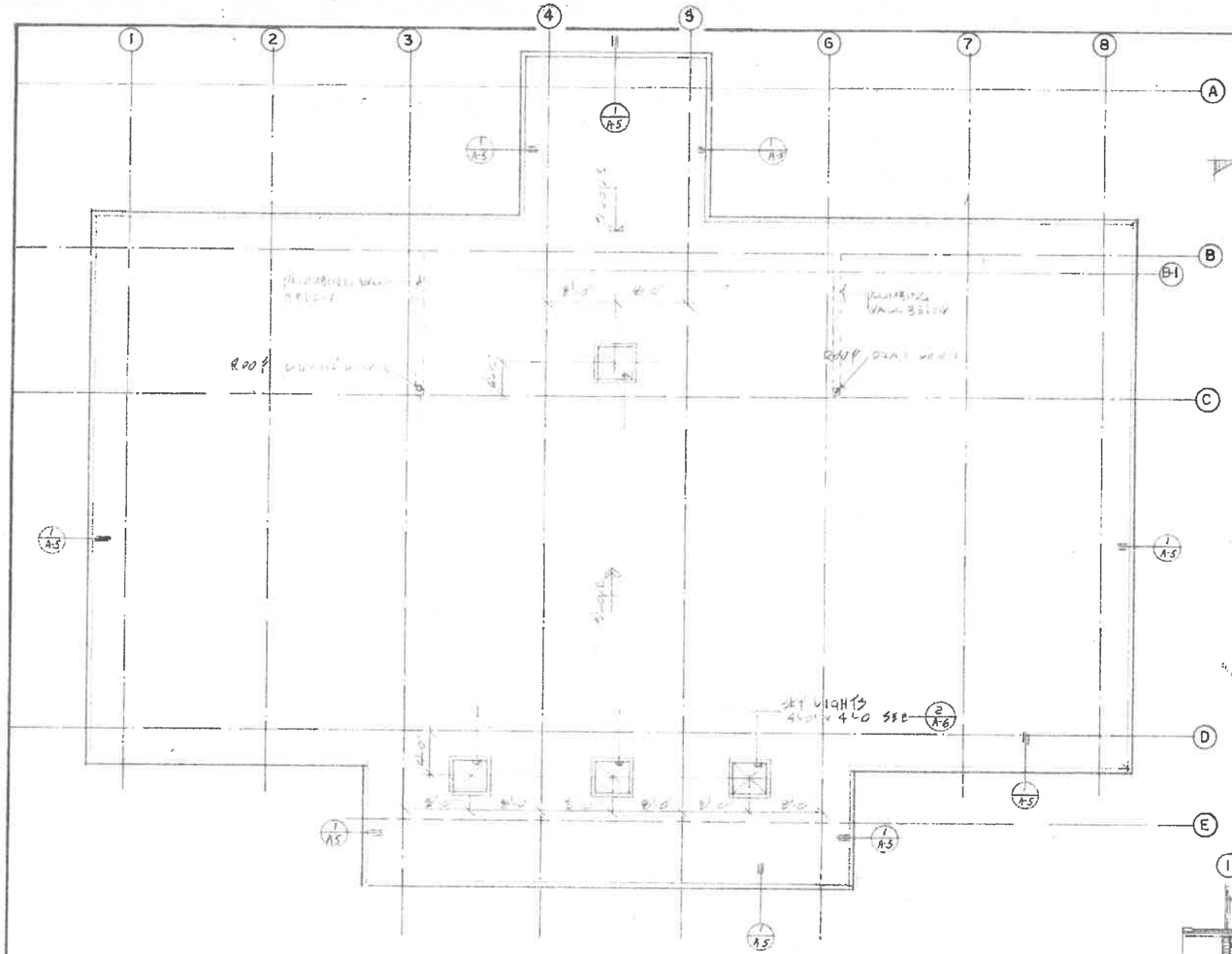
EAST ELEVATION
1/8" = 1'-0"

SOUTH ELEVATION
1/8" = 1'-0"

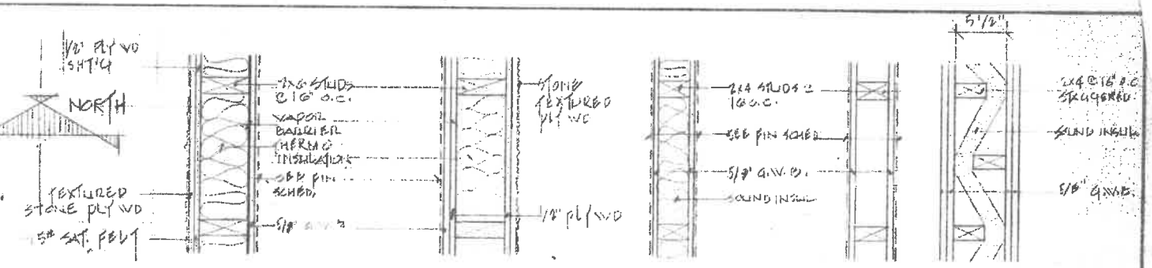
DATE: JULY 7, 1982	REVISIONS NO. DATE	1/8" SCALE FLOOR PLAN & ELEVATIONS	SHEET NO. A-2 OF 13
		A TEEN CENTER FACILITY FOR VALDEZ ALASKA	
		VALDEZ ENGINEERING INC.	JOB NO. 82V13

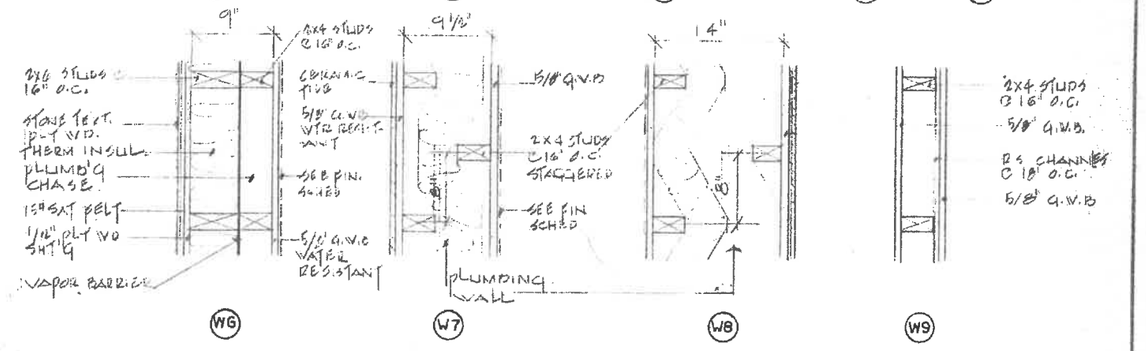


DATE: JULY 7, 1982	REVISIONS		1/4" SCALE FLOOR PLAN	SHEET NO.
	NO.	DATE	A TEEN CENTER FACILITY FOR VALDEZ ALASKA	A-3 OF 13
			VALDEZ ENGINEERING INC.	JOB NO. 82V13

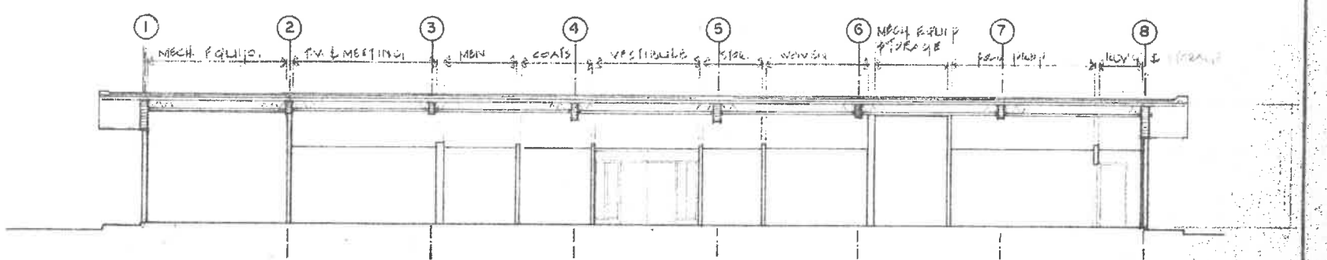


ROOF PLAN
1/8"=1'-0"

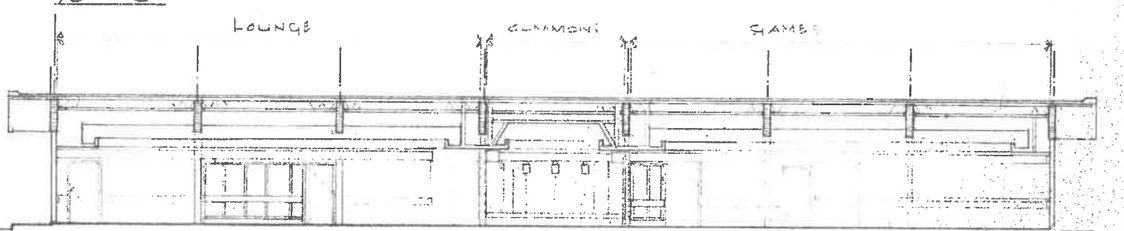




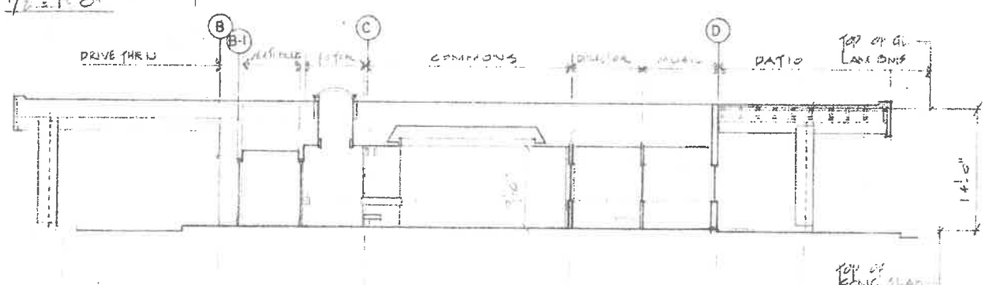
WALL TYPES
1/4"=1'-0"



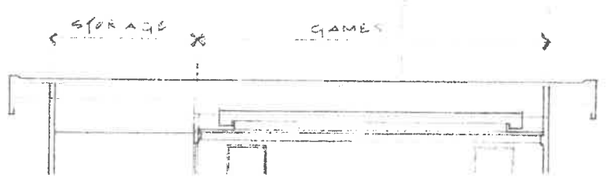
BUILDING SECTION A A
1/8"=1'-0"



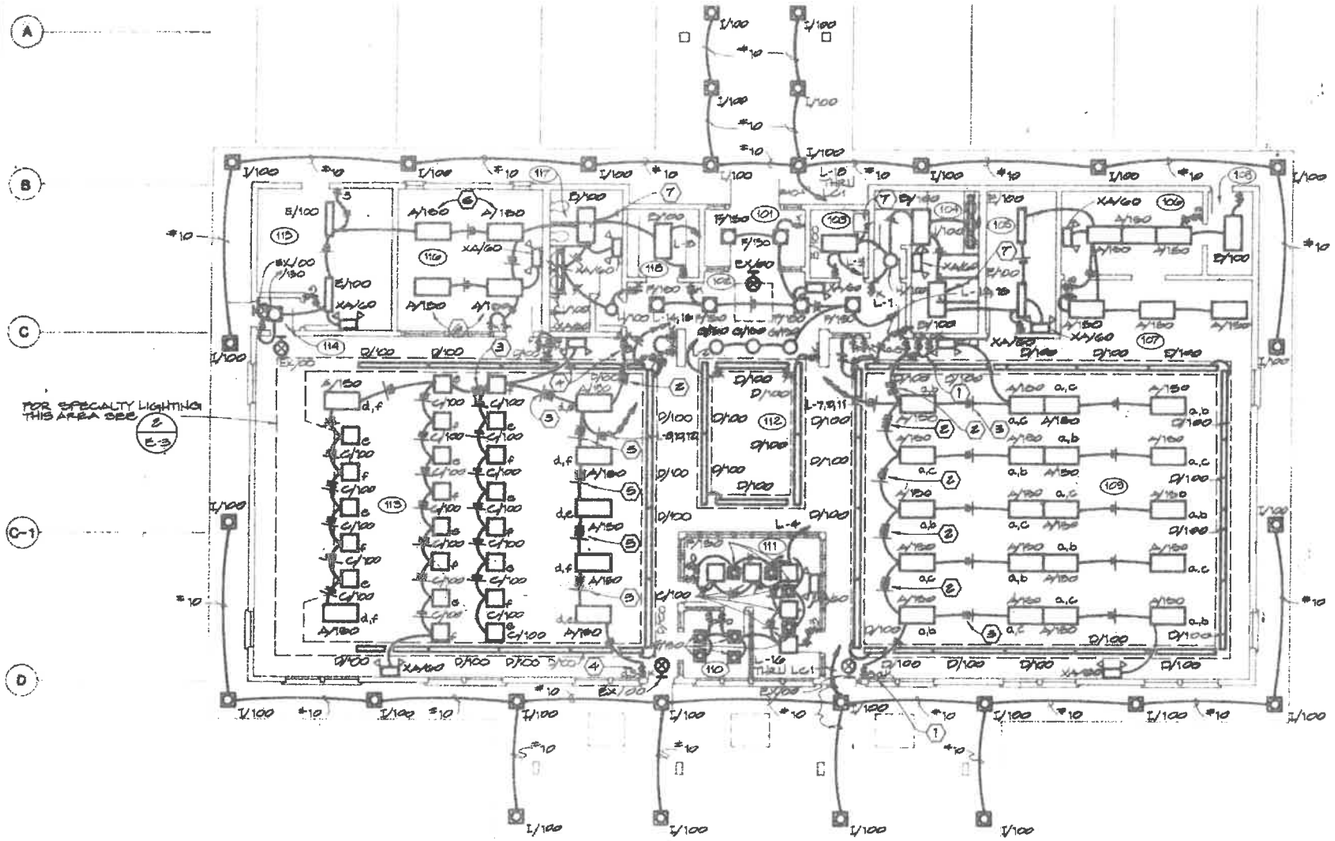
BUILDING SECTION B B
1/8"=1'-0"



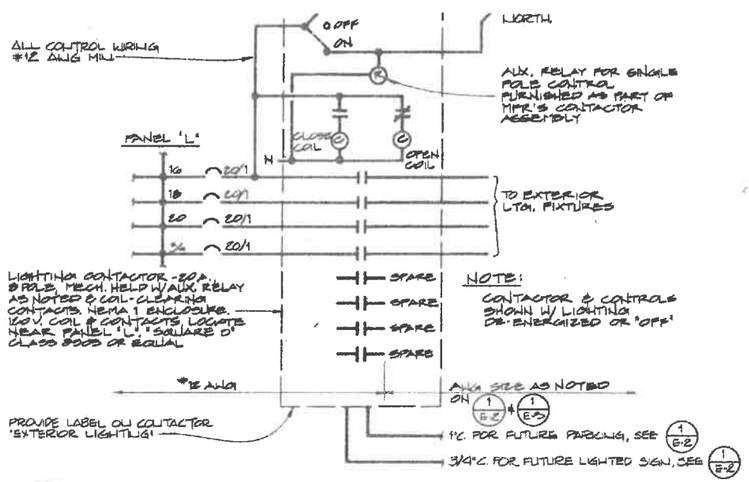
BUILDING SECTION C C
1/8"=1'-0"



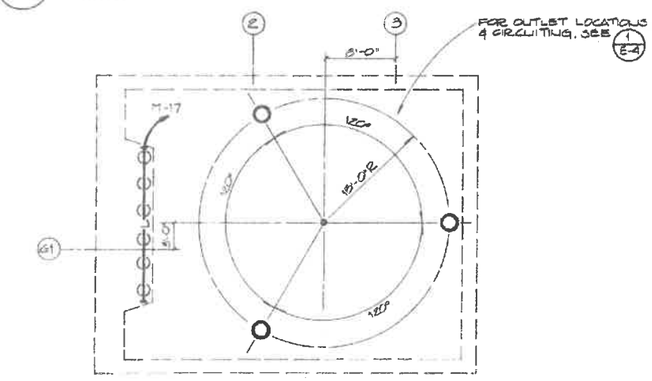
DATE: JULY 7, 1982	REVISIONS	ROOF PLAN & BUILDING SECTIONS	SHEET NO.
	NO. DATE	A TEEN CENTER FACILITY	A-4



1 E-3 FLOOR PLAN – LIGHTING
1/8"= 1'-0"



3 E-3 EXTERIOR LIGHTING CONTROL DIAGRAM
N.T.S.

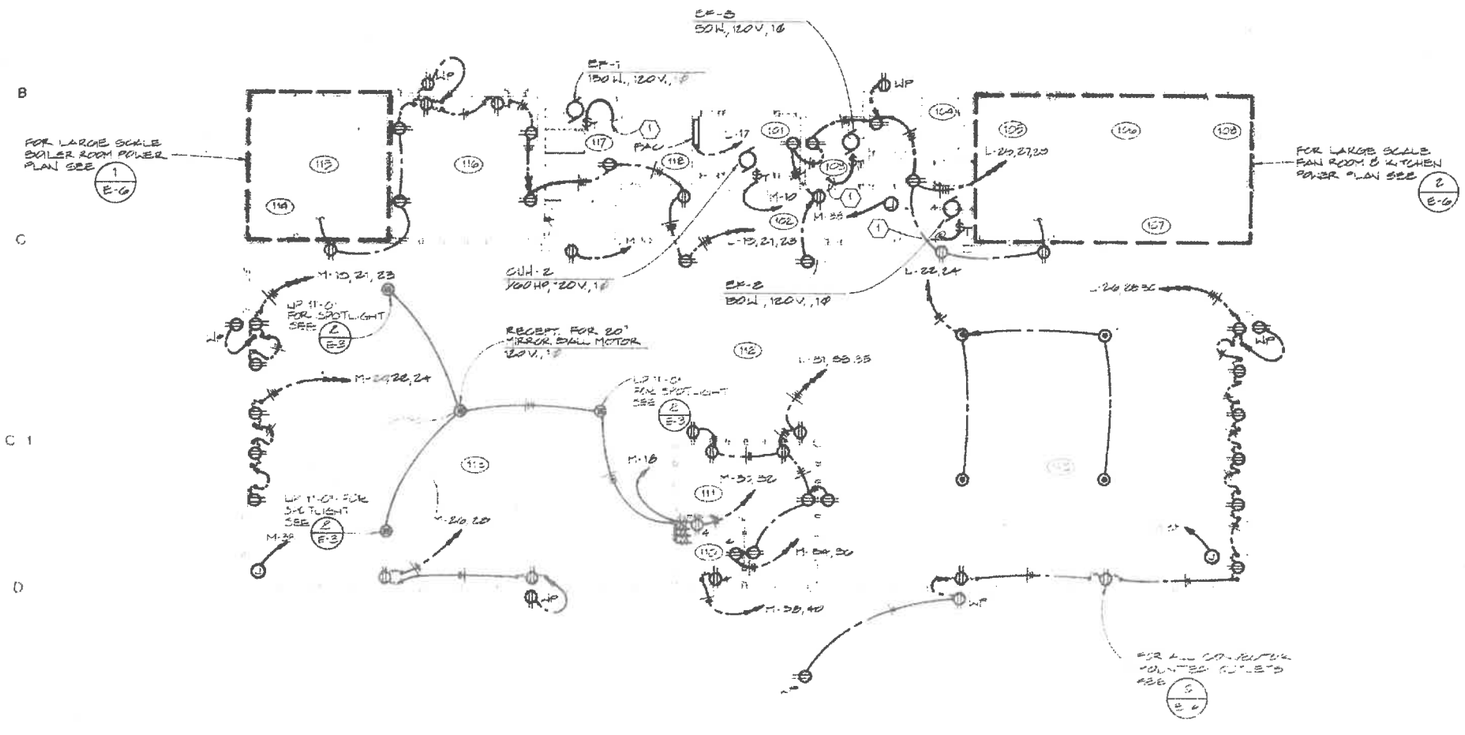


2 E-3 SPECALTY LIGHTING PLAN
1/8"= 1'-0"

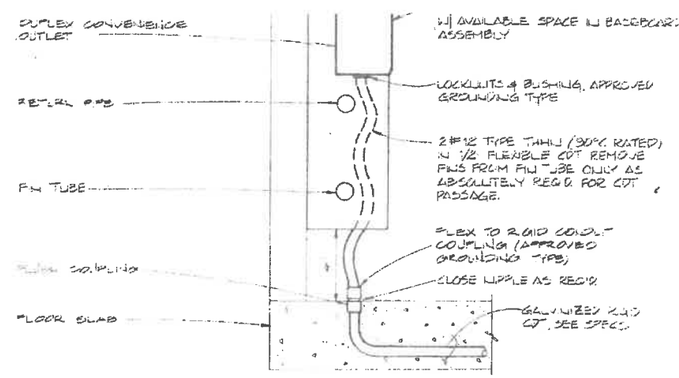
SHEET NOTES

1. #3a SWITCHES TO CONTROL CENTER LAMP OF "A/150" FIXTURES, #b & #c TO CONTROL TWO OUTBOARD LAMPS OF "A/150" FIXTURES AS INDICATED.
2. 7#12, 1"C.
3. 5#12, 3/4"C.
4. #3d SWITCHES TO CONTROL CENTER LAMP OF "A/150" FIXTURES. #e & #f TO CONTROL TWO OUTBOARD LAMPS OF "A/150" FIXTURES & "C/100" FIXTURES AS INDICATED.
5. 6#12, 3/4"C.
6. SWITCH CENTER LAMP & TWO OUTBOARD LAMPS OF EACH "A/150" SEPARATELY.
7. SWITCH EXH. FAN W/LIGHTS. SEE 1 E-4

JULY 7, 1982	REVISIONS	FLOOR PLAN – LIGHTING	SHEET NO.
STATE OF ALASKA 49TH		TEEN CENTER FOR VALDEZ, ALASKA	E-3
		FRYER/PRESSLEY ENGINEERING 1709 S. BRAGAW ANCHORAGE, ALASKA (907) 276-5144	OF 6



1 / E-4 **FLOOR PLAN – POWER**
1/8" = 1'-0"

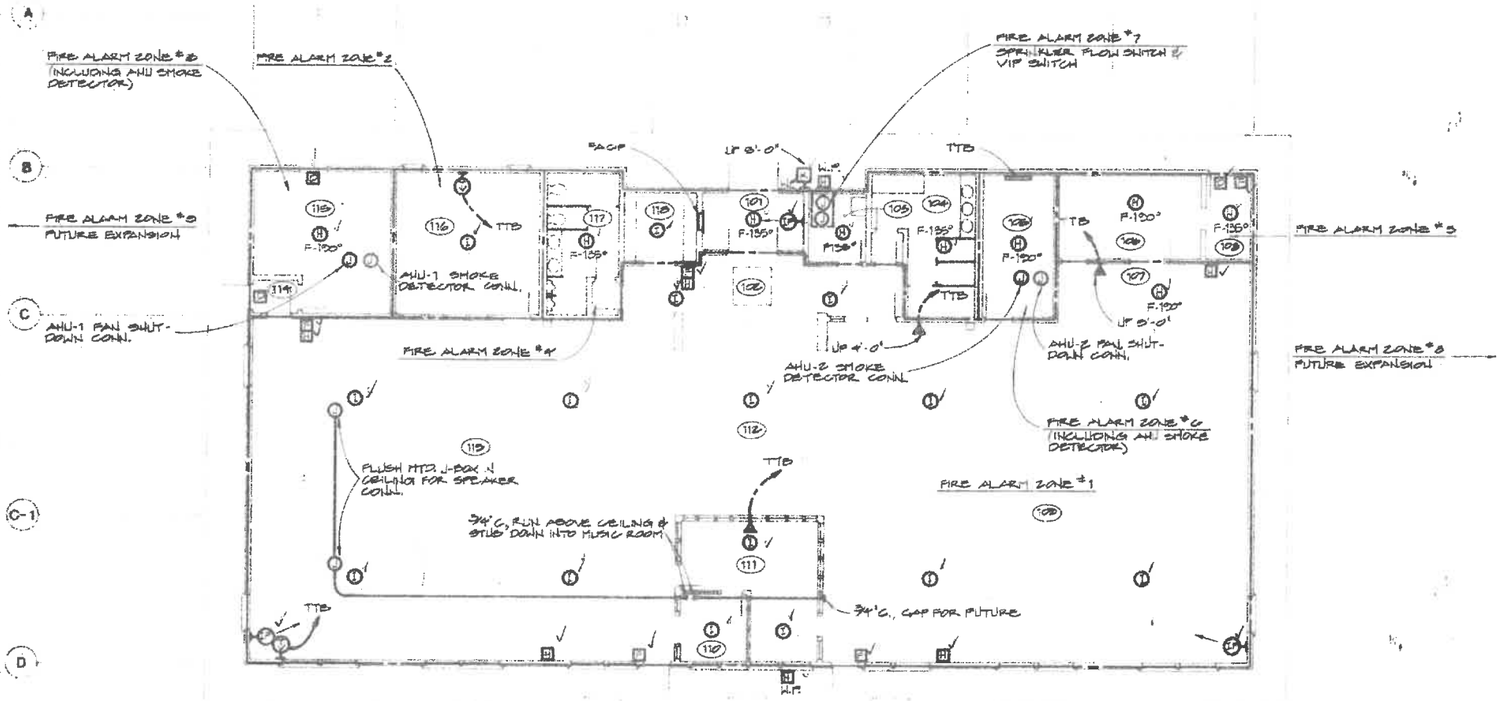


2 / E-4 **CONVECTOR MOUNTED OUTLET DETAIL**
N.T.S.

SHEET NOTES

1. CONNECT EXHAUST FAN TO ROOM LIGHTING CIRCUIT SO FAN IS SWITCHED WITH LIGHTS.

JULY 7, 1982	REVISIONS	FLOOR PLAN – POWER	SHEET NO.
		TEEN CENTER FOR VALDEZ, ALASKA	**E-4**
		FRYER/PRESSLEY ENGINEERING 1709 S. BRAGAW ANCHORAGE, ALASKA (907) 276-5144	OF 6



IRP	INFRARED INTRUSION DETECTOR
D	MAGNETIC INTRUSION SWITCH
KH	KEYED SECURITY ACCESS CONTROL STATION

SHEET NOTES

1. INTRUSION DETECTION ALARM & TROUBLE SIGNALS SHALL BE ANNUNCIATED AS A SPEARATE ZONE IN THE FAC & FAC SHALL PROVIDE CAPABILITY OF INDIVIDUALLY TRANSMITTING INSTRUSION DETECTION ALARM & TROUBLE SIGNALS TO REMOTE LOCATION OVER TELEPHONE LINES SEPARATELY & DISTINGIUSABLE FROM FIRE ALARM & TROUBLE SIGNALS TRANSMITTED TO A REMOTE LOCATION. SEE 3/E-1

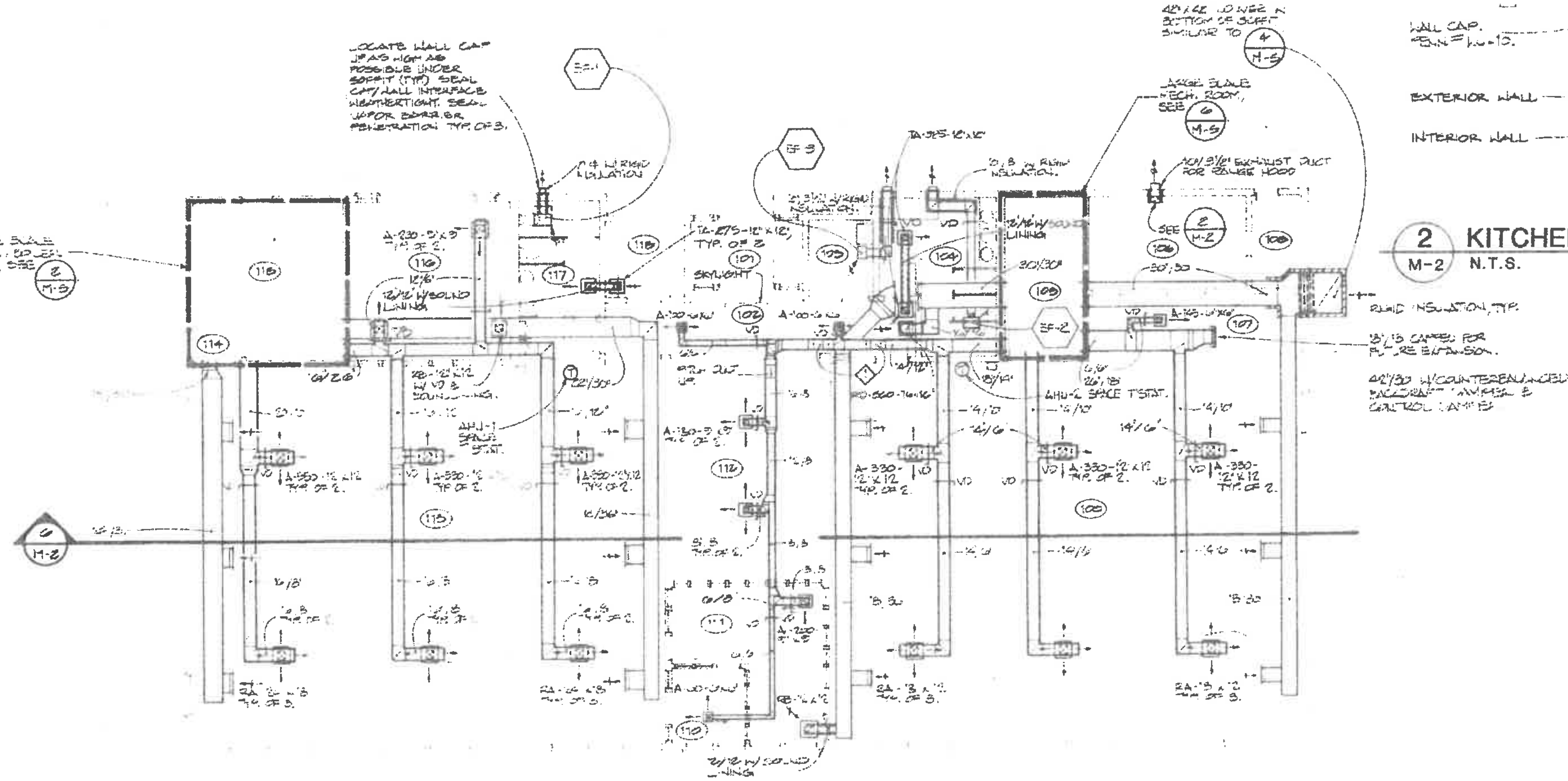
1/E-5 FLOOR PLAN - SIGNAL
1/8" = 1'-0"

JULY 7, 1982 | REVISIONS | FLOOR PLAN - SIGNAL | SHEET NO. E-5

TEEN CENTER FOR VALDEZ, ALASKA

FRYER/PRESSLEY ENGINEERING
1709 S. BRAGAW
ANCHORAGE, ALASKA (907) 276-5144

OF 6

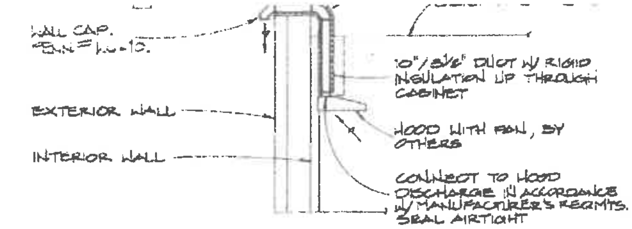


SHEET NOTES

1. OFFSET UP INTO JOIST SPACE
2. SEE ARCH. REFLECTED CEILING PLAN FOR EXACT LOCATION OF DIFF/REG & GRILLES.

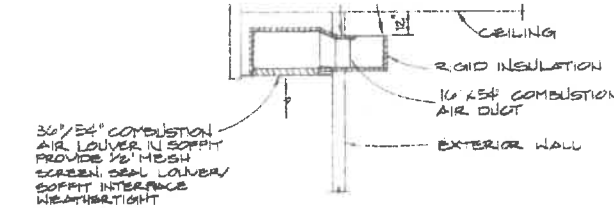
1 M-2 FLOOR PLAN - AIR DISTRIBUTION

1/8" = 1'-0"



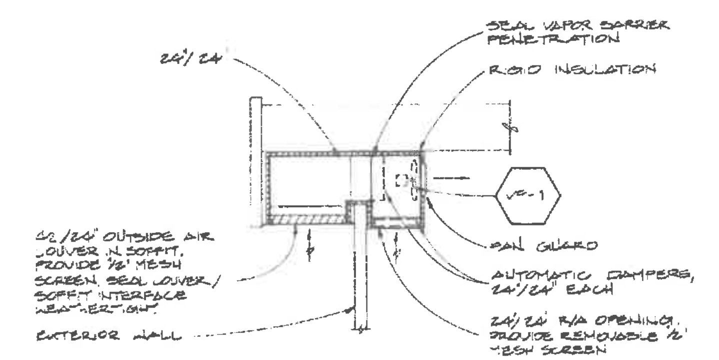
2 M-2 KITCHEN HOOD EXHAUST DETAIL

N.T.S.



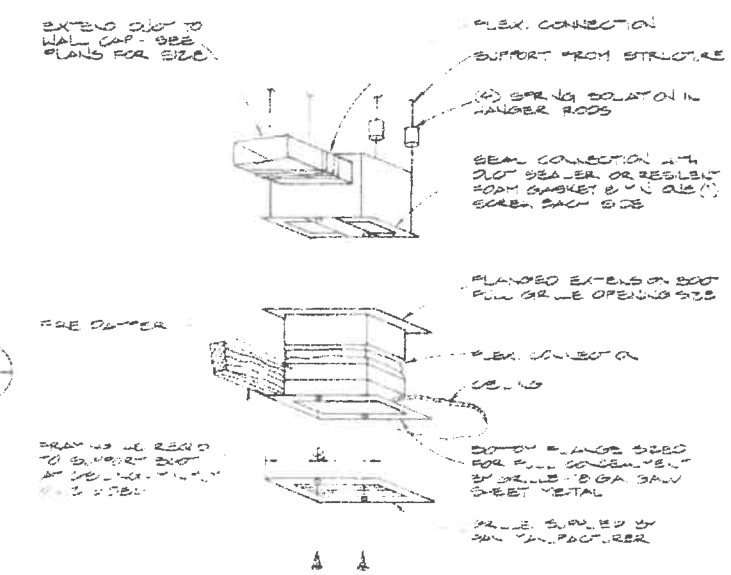
3 M-2 COMBUSTION AIR DUCT DETAIL

1/4" = 1'-0"



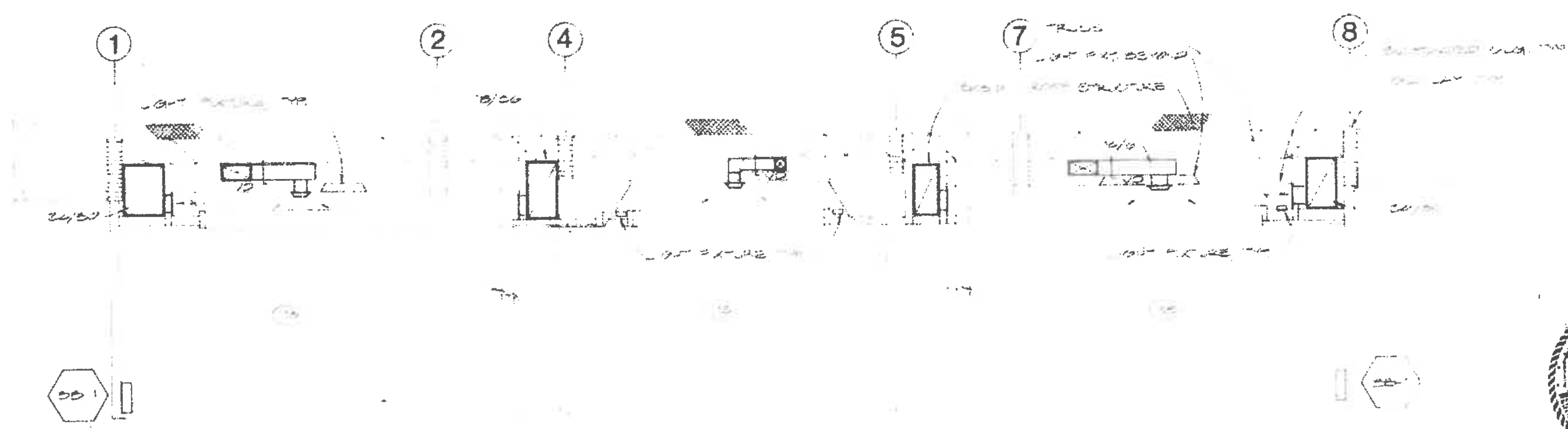
4 M-2 VENT FAN DETAIL

1/4" = 1'-0"



5 M-2 CEILING EXHAUST FAN DETAIL

N.T.S



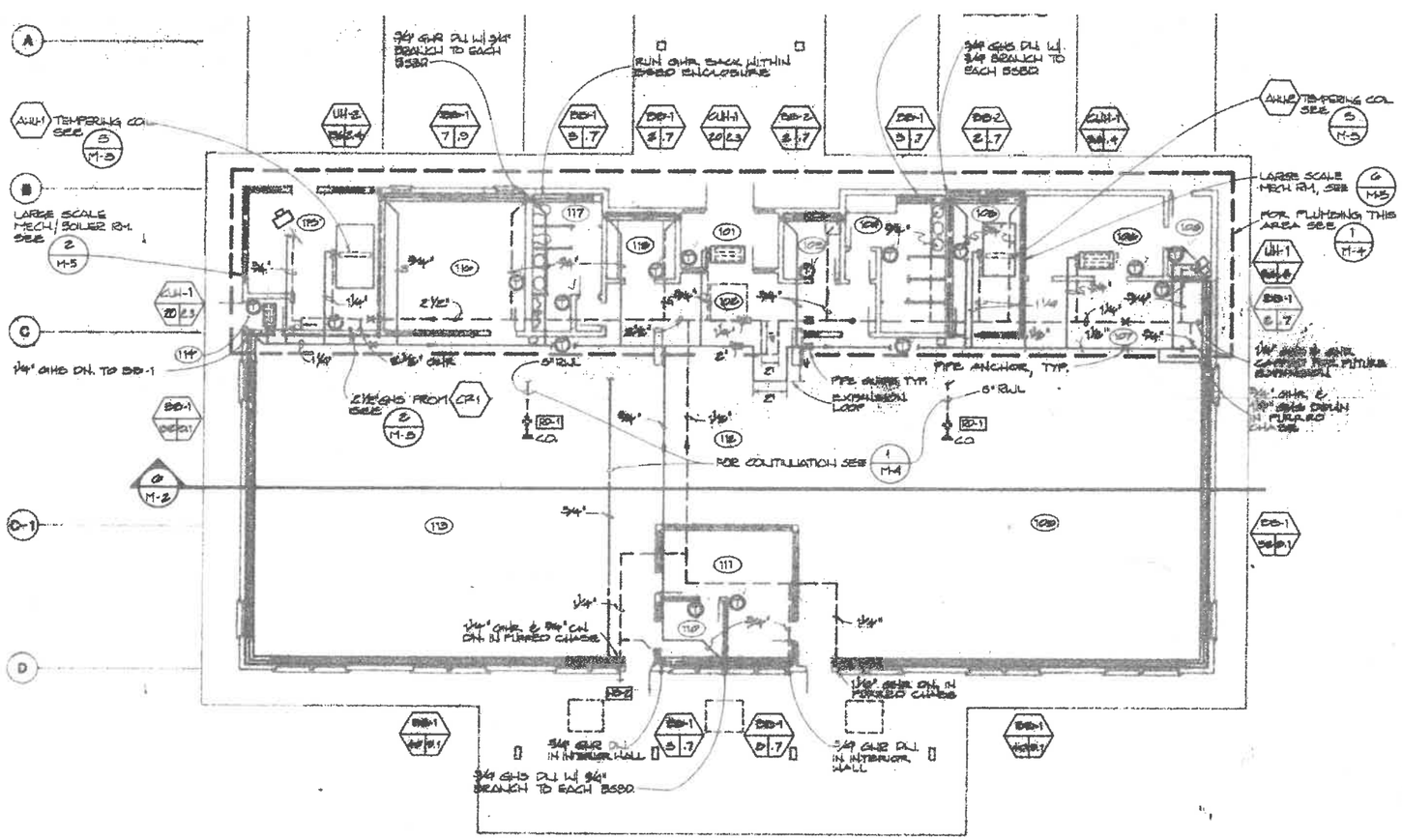
6 M-2 BUILDING SECTION

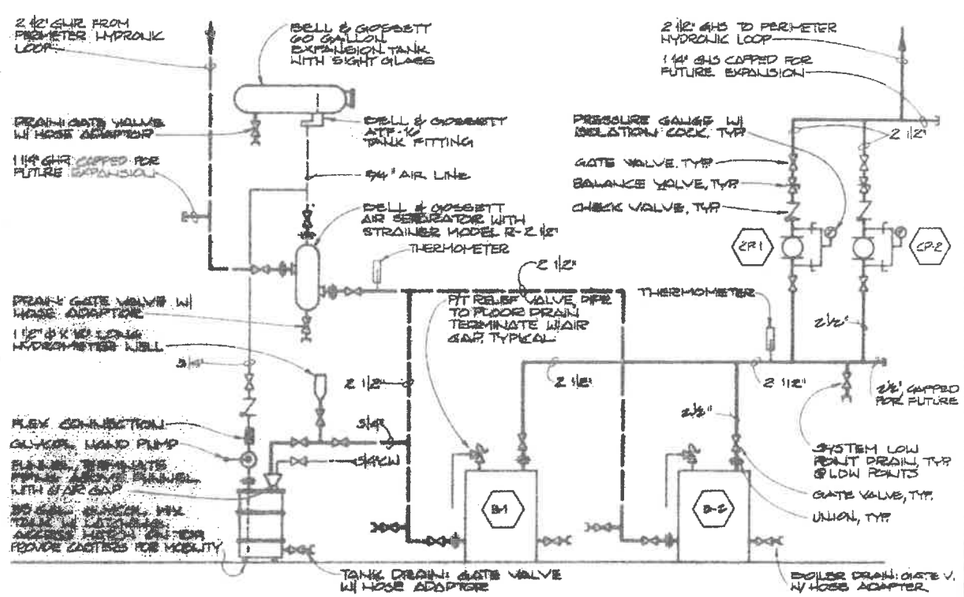
1/4" 1'-0"

JULY 1982	REVISIONS	FLOOR PLAN - AIR DISTR.	SHEET NO.
		TEEN CENTER FOR VALDEZ, ALASKA	M-2

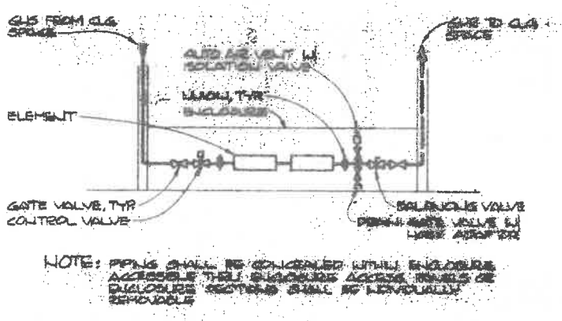
SHEET NOTES

1. SEE (5/M-3) FOR TYPICAL BSBD PIPE.
2. SEE (5/M-3) FOR TYPICAL CUH PIPING.
3. SEE (5/M-3) FOR TYPICAL UH PIPING.
4. SUSPEND UNIT HEATERS AND CABINET UNIT HEATERS FROM STRUCTURE WITH THREADED ROD HANGERS AND VIBRATION ISOLATION.
5. SEE ARCH. ROOF PLAN FOR EXACT LOCATION OF ROOF DRAINS.
6. SEE ELEC. FOR RECEPTACLE INSTALLATION IN BB-1 ENCLOSURE.



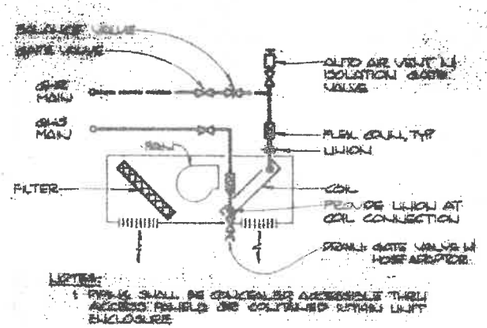


1 FLOOR PLAN - HYDRONICS/ PLUMBING
M-3 — 1/8" = 1'-0"



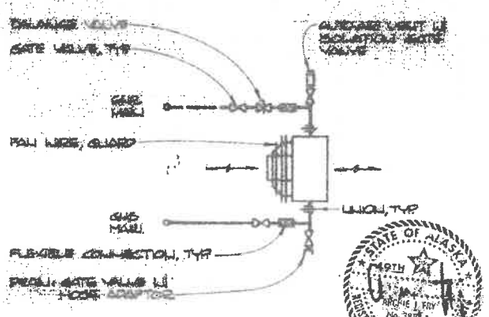
NOTE: PIPING SHALL BE CONCEALED WITHIN ENCLOSURE. ACCESSIBLE THRU REMOVABLE ACCESS PANELS OR ENCLOSURE SECTIONS SHALL BE INDIVIDUALLY REMOVABLE.

3 TYP. BASEBOARD PIPING DIAGRAM
M-3 — N.T.S.



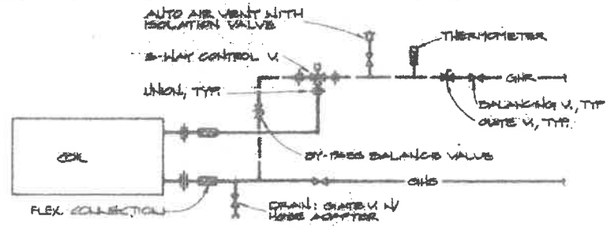
NOTES:
1. PIPING SHALL BE CONCEALED ACCESSIBLE THRU ACCESS PANELS OR CONCEALED WITHIN UNIT ENCLOSURE

4 TYP. CUH PIPING DIAGRAM
M-3 — N.T.S.



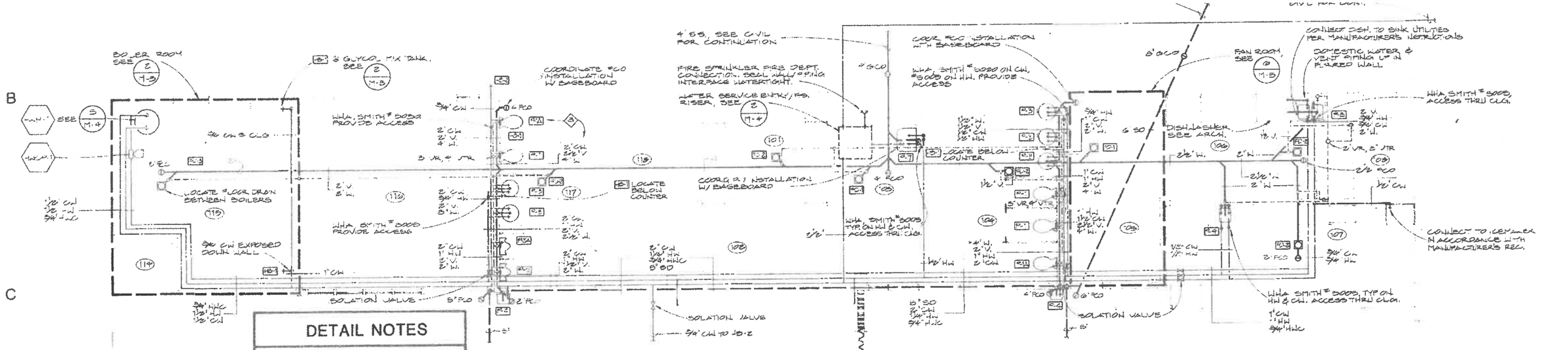
5 TYP. UH PIPING DIAGRAM
M-3 — N.T.S.

2 BOILER PIPING DIAGRAM
M-3 — N.T.S.



6 TYP. AHU PIPING DIAGRAM
M-3 — N.T.S.

JULY 7, 1982	REVISIONS	FLOOR PLAN - HYDR., DIA'S.	SHEET NO.
		TEEN CENTER FOR VALDEZ, ALASKA	M-3
		FRYER/PRESSLEY ENGINEERING 1709 S. SHAGAW ANCHORAGE, ALASKA (907) 276-5144	OF 5

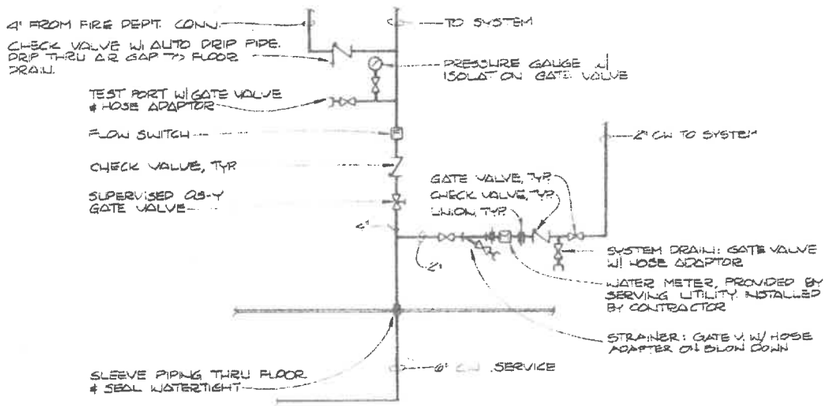


DETAIL NOTES

1. SEE SHEET M-1 FOR FIXTURE CONNECTION SCHEDULE
2. SEE 5/M-4 FOR TYPICAL VENT THROUGH ROOF DETAIL.
3. ALL PLUMBING FIXTURES IN MENS RESTROOMS TO BE INSTALLED W/ CARRIERS, WASTE FITTINGS, VENT FITTINGS & DOMESTIC WATER CONNECTIONS SUITABLE FOR FUTURE INSTALLATION OF IDENTICAL BACK TO BACK RESTROOM ADDITION. CAP ALL UNUSED OPENINGS & FITTINGS.

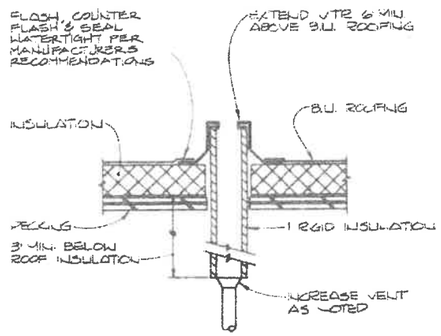
1/M-4 PARTIAL FLOOR PLAN - PLUMBING

1/4" = 1'-0"



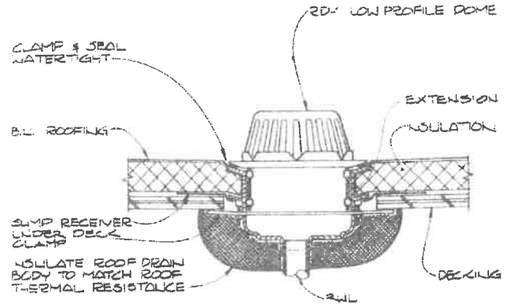
2/M-4 C.W. FIRE SPRINKLER DIAGRAM

N.T.S.



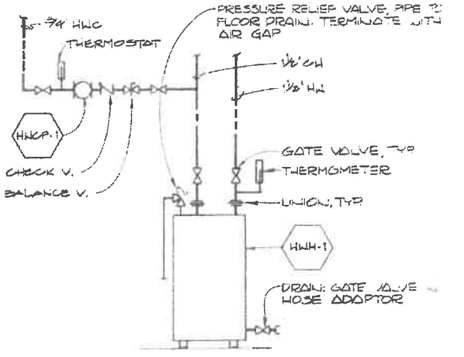
3/M-4 VENT THRU ROOF DETAIL

N.T.S.



4/M-4 TYP. ROOF DRAIN DETAIL

N.T.S.



5/M-4 HWH-1 PIPING DIAGRAM

N.T.S.

STATE OF ALASKA 49TH — REGISTERED PROFESSIONAL ENGINEER — STEVEN MARK THOMAS ME-5134

JULY 7, 1982	REVISIONS	PART. FLR. PLAN - PLBG., DET'S	SHEET NO
		TEEN CENTER FOR VALDEZ, ALASKA	M-4
		FRYER/PRESSLEY ENGINEERING 1709 S. BRAGAW ANCHORAGE, ALASKA	OF

NORTH

NOTE:
FOR PILASTER PLAN SEE SHT S-2

FOUNDATION & FOOTING PLAN
1/8"=1'-0"

DETAIL
1"=1'-0"

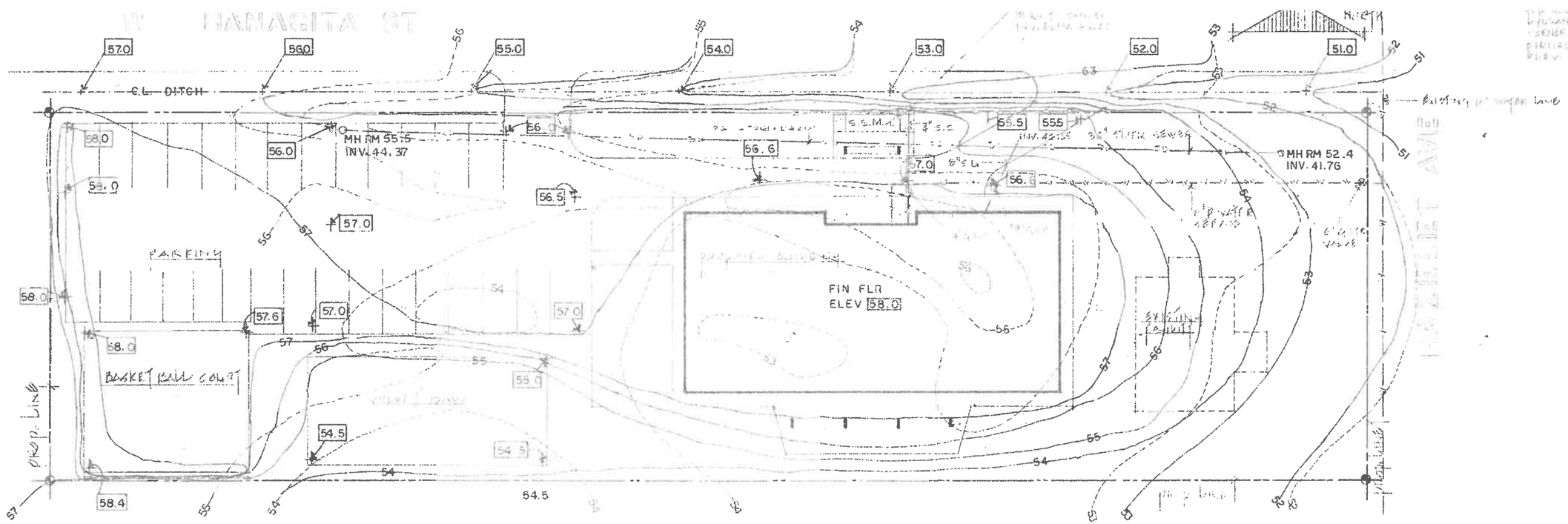
DETAIL
1"=1'-0"

DETAIL
1"=1'-0"

DETAIL
1"=1'-0"

DETAIL
1"=1'-0"

DATE JULY 7 1982	REVISIONS NO. DATE	FOUNDATION FOOTING PLAN & DETAILS	SHEET NO. S-1 OF 3
		A TEEN CENTER FACILTY FOR VALDEZ ALASKA	
		VALDEZ ENGINEERING INC.	JOB NO. 82V13



GRADING PLAN

DATE: JULY 7, 1982	REVISIONS		GRADING & UTILITIES PLAN	SHEET NO.
	NO.	DATE	A TEEN CENTER FACILTY FOR VALDEZ ALASKA	C-1 OF 1
			VALDEZ ENGINEERING INC.	JOB NO. 82V13

LEGEND

- NOTE KEY-INDICATES NOTES APPLICABLE ON EACH SHEET.
- A/100 — LIGHTING FIXTURE TYPE-SEE LIGHTING FIXTURE SCHEDULE
- (101) — ROOM NUMBER
- DIMMER SWITCH UP 4'-0" U.O.N.:"HUNT" #A 2000 OR APPROVED SUBSTITUTE.
- SWITCHES UP 4'-0": SPST; DPST; THREE-WAY;
- K AS SUBSCRIPT NEAR SWITCH INDICATES KEY TYPE
- HID — HIGH-INTENSITY DISCHARGE
- SURFACE OR PENDANT MOUNTED INCANDESCENT OR H.I.D. FIXTURE-SEE LIGHTING FIXTURE SCHEDULE
- RECESSED INCANDESCENT OR H.I.D. FIXTURE-SEE LIGHTING FIXTURE SCHEDULE
- RECESSED OR SURFACE CEILING MOUNTED FLUORESCENT FIXTURES-SEE LIGHTING FIXTURE SCHEDULE
- WALL MOUNTED FLUORESCENT FIXTURE-SEE LIGHTING FIXTURE SCHEDULE
- ARCHITECTURAL LIGHTING UNIT-SEE LIGHTING FIXTURE SCHEDULE
- PHOTOCELL ON 3'-0" CONDUIT STEM ABOVE ROOF
- LIGHTING CONTACTOR-NUMBER INDICATES SPECIFIC CONTACTOR TYPE & CONFIGURATION
- BATTERY-OPERATED EMERGENCY LIGHTING UNIT-SEE LIGHTING FIXTURE SCHEDULE
- EMERGENCY EXIT LIGHTING UNIT WITH ARROWS WHERE SHOWN: CEILING UNIT; WALL MOUNTED-SEE LIGHTING FIXTURE SCHEDULE
- a — LOWER CASE SUBSCRIPT INDICATES PHASE OR SWITCH CONNECTION WHERE MULTIPLE PHASE OR SWITCHING CONNECTIONS ARE MADE
- DUPLEX RECEPTACLE UP 13" U.O.N.
- CONVENIENCE OUTLET; DOUBLE DUPLEX, UP 18" U.O.N.
- 250 VOLT-1 PHASE, SINGLE DEVICE (AMP. RATING AS NOTED) UP 13" U.O.N.
- DUPLEX CONVENIENCE OUTLET, ONE SIDE SWITCHED, UP 18" U.O.N.
- FLUSH MOUNTED FLOOR OUTLET WITH DUPLEX RECEPTACLE U.O.N.
- 20 AMP, 125V, 2P, 3W GROUNDING SINGLE TWIST-LOCK RECEPTACLE FLUSH MOUNTED IN CEILING
- PANELBOARD: SURFACE MOUNTED; FLUSH MOUNTED
- PAD MOUNTED TRANSFORMER
- FLUSH MOUNTED JUNCTION BOX IN CEILING OR WALL AS NOTED
- MOTOR-H.P., VOLTAGE & PHASE AS NOTED
- HEAVY DUTY DISCONNECT, H.P. RATED WHEN USED IN MOTOR CIRCUITS, AMPERE RATING MUST MATCH CIRCUIT RATING
- MOTOR CONTROLLER, H.P. RATED FULL VOLTAGE NON-REVERSIBLE U.O.N.
- MANUAL MOTOR SWITCH W/ THERMAL OVERLOAD(S)
- FIRE ALARM COMBINATION HORN/VISUAL INDICATOR STATIONS FLUSH MOUNTED: UP 3'-0" U.O.N.
- WEATHERPROOF FIRE ALARM HORN(NO VISUAL INDICATOR) UP 10'-0" U.O.N.
- MANUAL PULL STATION UP 4'-0" U.O.N.
- FACP — FIRE ALARM CONTROL PANEL FLUSH MOUNTED
- HEAT DETECTOR CEILING MOUNTED - FIXED TEMP. AND RATE OF RISE U.O.N. F=FIXED-TEMP ONLY WITH NOMINAL DEGREE RATING AS INDICATED
- PRODUCTS OF COMBUSTION DETECTOR FLUSH MOUNTED IN CEILING, U.O.N.
- CLOCK: SELF-CONTAINED BATTERY-OPERATED TYPE UP 8'-0" U.O.N.
- SPEAKER: FLUSH CLG. MOUNTED U.O.N.; SEE NOTES & DETAILS
- TELEPHONE OUTLET UP 13" U.O.N.
- TELEVISION OUTLET UP 18" U.O.N.
- WP — WEATHERPROOF
- L — LIGHT TRACK: MARCO SINGLE CIRCUIT W/ 1 # T801121 8' STRAIGHT STARTER ASSEMBLEY & 1 # T801107 8' STRAIGHT END ASSY.
- UON — UNLESS OTHERWISE NOTED
- TTB — TO TELEPHONE TERMINAL BOARD(1" DIA. CONDUIT WITH PULL WIRE)
- CONDUIT RUNS UP
- CONDUIT RUNS DOWN
- CONDUIT EXPOSED(NOTE A BELOW)
- CONDUIT IN OR BELOW SLAB OR GRADE(NOTE A BELOW)
- CONDUIT CONCEALED IN WALLS OR CEILING SPACE(NOTE A BELOW)
- L-2,4 — INDICATES HOME-RUN NUMBER OF ARROWS = NUMBER OF CIRCUITS (NOTE 1 BELOW)

NOTES:

GENERAL: ALL BRANCH CIRCUITS 2#12, 1/2" C. TO 20 A., 1 P. CIRCUIT U.O.N., e.g. A-30(4#3, 3/4" C. TO 40/3) INDICATES CIRCUIT IN PANEL "A" FEEDS TO EQUIPMENT FROM A 40 A., 3 P. CIRCUIT WITH 4#8 AWG WIRES RUN IN 3/4" DIAMETER CONDUIT.

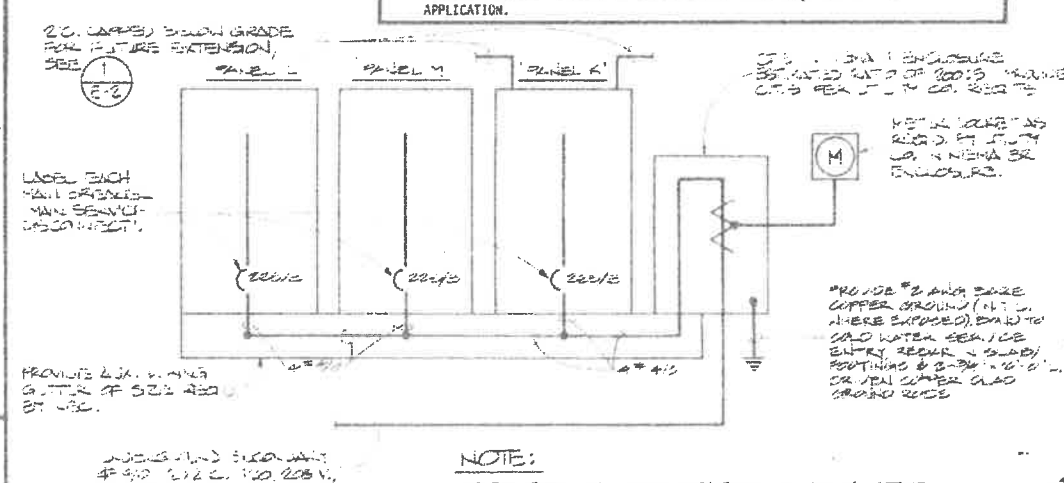
2. NUMBER OF WIRES (IF OTHER THAN TWO) INDICATED BY ... = TWO ... AND ARE ...

3. HOME-RUN DESIGNATIONS ... = PANELBOARD ...

LIGHTING FIXTURE SCHEDULE

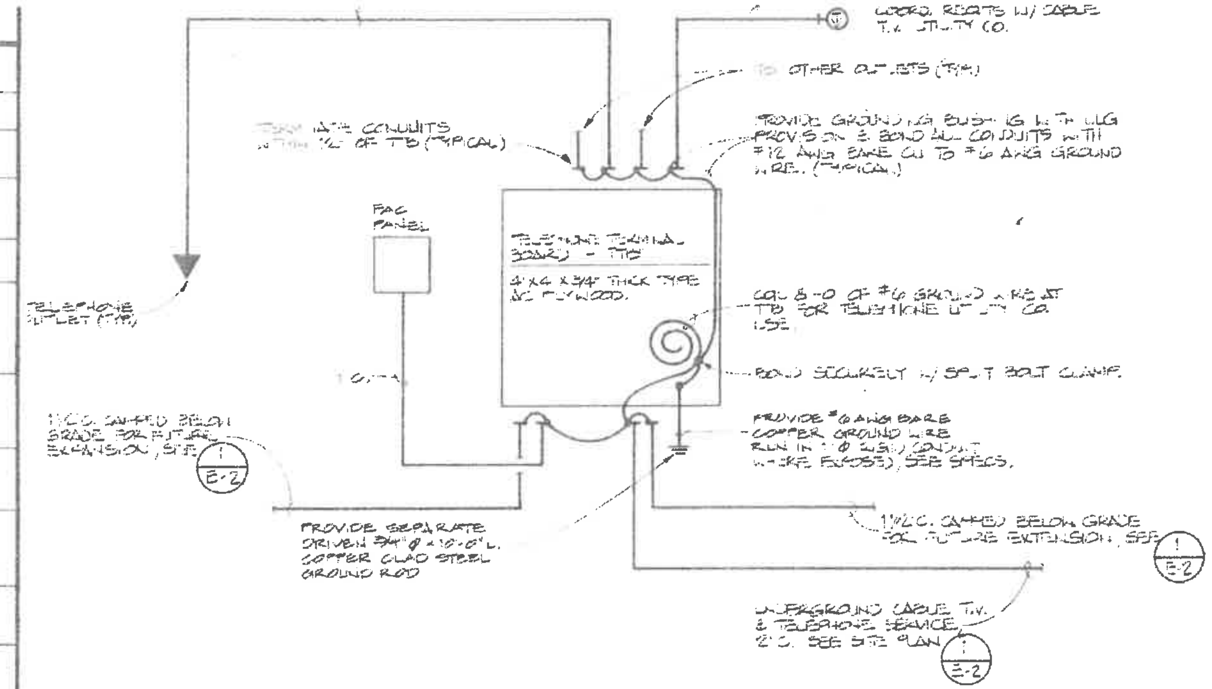
KEY	LAMPS NO.	LAMPS TYPE	DESCRIPTION	MOUNTING, HEIGHT	MFR'S. NO.
A/150 (SEE NOTE 3)	3	F40WW/ RS/WM	2'X4' FLUORESCENT TROFFER WITH PARABOLIC LOUVER	RECESSED, CEILING	COLUMBIA #P3-243G-4236-3
B/100	2	F40WW/ RS/WM	2'X4' FLUORESCENT TROFFER WITH PARABOLIC LOUVER	RECESSED, CEILING	COLUMBIA #P2-242G-4225
C/100	2	F40WW/ 4/6/U	2'X2' FLUORESCENT TROFFER WITH PARABOLIC LOUVER	RECESSED, CEILING	COLUMBIA # 4543G-43-222U
D/100	2	F40WW/ RS/WM	8' LONG FLUORESCENT STRIP, TANDEM	SURFACE, COVE	LITHONIA # 8TS-140HRS-120
E/100	2	F40WW/ RS/WM	4' LONG FLUORESCENT STRIP	SURFACE, CEILING	LITHONIA # C240A-120
F/150 (SEE NOTE 3)	1	150W/A21	ROUND INCANDESCENT DOWN LIGHT W/CLEAR ALZAK CONE, PAINTED TRIM RING (MATTE BLACK FINISH) NOMINAL 11-1/2" HT.	RECESSED, CEILING	MARCO # D301196
G/150 (SEE NOTE 3)	1	150W/A21	ROUND INCANDESCENT DOWN LIGHT OPEN BAFFLE DARK BRONZE FINISH, 10" DIA. 15" HEIGHT	SURFACE, CEILING	MARCO # SPI-T441
H/100 (SEE NOTE 3)	1	100A21	ROUND INCANDESCENT, 4-1/2" O.A. DEPTH, ALBALITE LENS I.C. RATED	SURFACE, CEILING	MARCO # SP3-108
I/100	1	LU/700	H.I.D. ROUND DOWN LIGHT WITH BLACK BAFFLE & CLEAR REFLECTOR U.L. DAMP LOCATION LISTED	RECESSED CEILING	MARCO # HD517266
J/100	2	F40WW	FLUORESCENT WALL BRACKET. UP & DOWNLIGHT	WALL, UP 6" ABOVE MIRROR	ART METAL #W-1240
K/300	1	LU250/BU/S	ARCHITECTURAL AREA LIGHTING UNIT, POLE MOUNTED ON CONCRETE BASE (SEE DETAIL SHEET E-2) & ALL ACCESSORIES (POLE, BASE COVER, ANCHOR BOLTS, ETC.) TYPE III, MEDIUM CUT-OFF	POLE, UP 25'-0"	GARDCO # EH1913-250 HPS-3RA WITH #C6-25H CRUCIFORM POLE TO MATCH FIXT. MODIFIED FOR 125 MPH WIND WITH 1.3 GUST FACTOR
L/50 (SEE NOTE 3)	(FURNISHED WITH UNIT)		INCANDESCENT PIN SPOT LIGHT W/LAMP, MTG. CLAMP & COLOR MEDIA HOLDER.	CEILING UP 11'-0" U.O.N.	TIME SQUARE #P025L
M/150 (PROVIDE SIX TOTAL)	1	150PAR38 25P PER FIXTURE	ROUND INCANDESCENT TRACK LIGHT W/SATIN ALUMINUM FINISH	SURFACE COVE	MARCO #T158020-S (PROVIDE 6)
EX/00	(FURNISHED WITH UNIT)		EXIT SIGN WITH SELF ILLUMINATING TRITIUM SOURCE. NUMBER OF FACES & ARROWS AS SHOWN.	CEILING OR WALL UP 7'6" U.O.N.	SELF POWERED LIGHTING LTD. 700 SERIES
XA/60	(FURNISHED WITH UNIT)		BATTERY OPERATED EMERG. LIGHTING UNIT	WALL, UP 8'-0" U.O.N.	LITHONIA #ELC-2

1. VERIFY CEILING TYPES THROUGHOUT & PROVIDE MOUNTING ACCESSORIES, TRIMS, FLANGES, ETC. AS REQURIED TO PROVIDE PROPER INSTALLATION OF FIXTURES WITH FINISHED APPEARANCE.
2. IN AREAS WHERE "A/150" FIXTURES ARE INDICATED AS CONTROLLED BY MULTIPLE SWITCHES, CENTER LAMP SHALL BE SWITCHED INDEPENDENTLY FROM TWO OUTBOARD LAMPS TO PROVIDE MULTI-LEVEL ILLUMINATION.
3. VERIFY CEILING TYPES & CONDITIONS THROUGHOUT & PROVIDE INCANDESCENT FIXTURES PROPERLY LABELED IN ACCORDANCE WITH NEC REQUIREMENTS FOR APPLICATION.

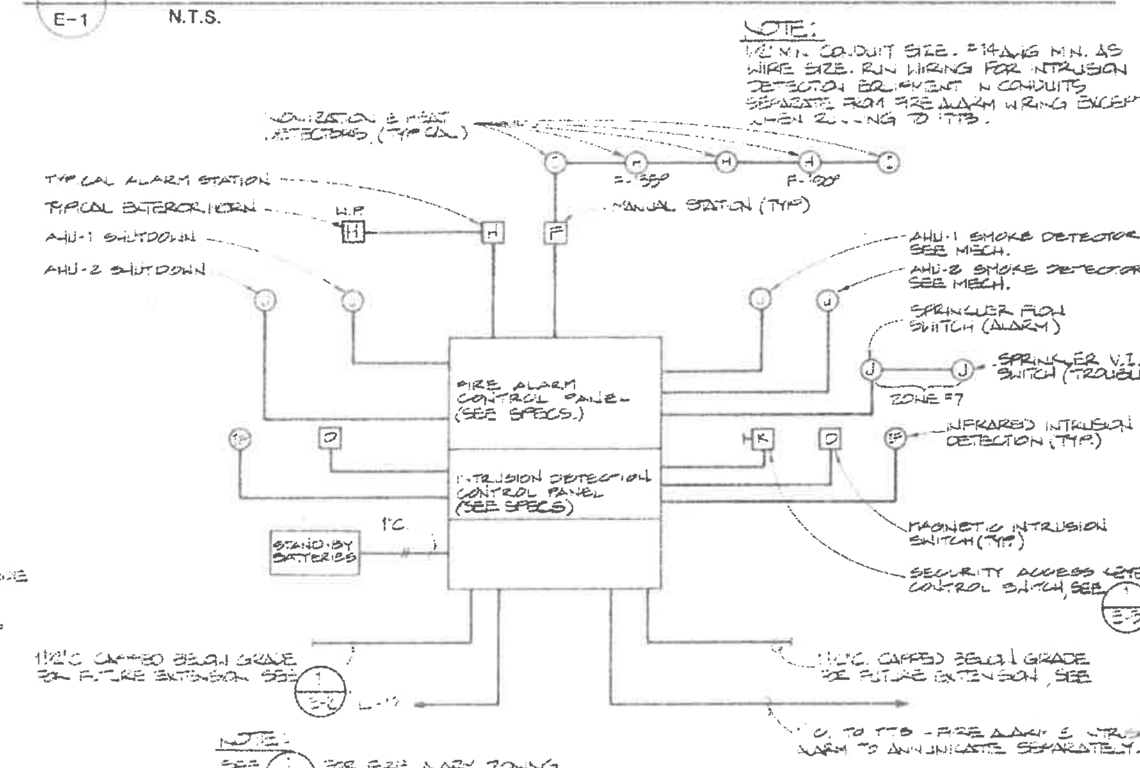


NOTE: OTHER PHYSICAL CONFIGURATIONS OF ... ITEMS SHOWN IN THIS DETAIL ARE ACCEPTABLE ... NEC CLEARANCES ... IF OTHER ARRANGEMENTS ARE PROPOSED ... MUST BE SUBMITTED FOR EVALUATION ...

1 E-1 POWER RISER DIAGRAM
N.T.S.

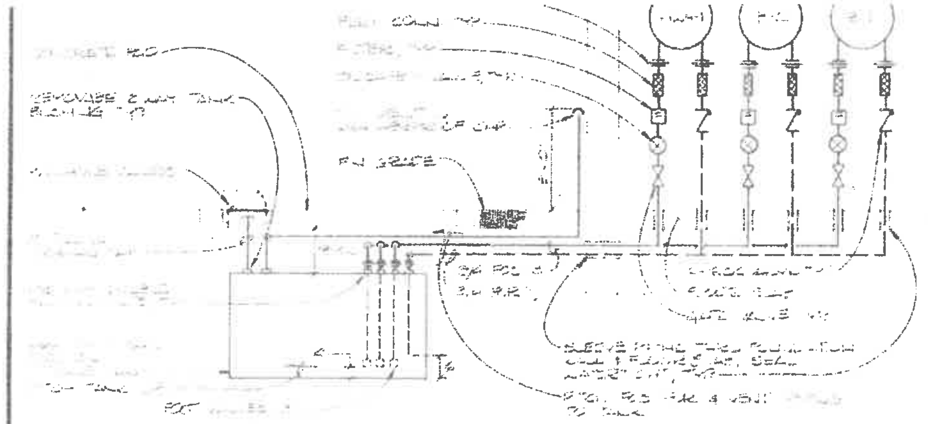


2 E-1 TELEPHONE RISER DIAGRAM
N.T.S.



3 E-1 FIRE ALARM & INTRUSION DETECTION RISER DIAGRAM
N.T.S.

JULY 7, 1982	REVISIONS	LEGEND, FIXTURE SCH., DIA'S.	SHEET NO.
		TEEN CENTER FOR VALDEZ, ALASKA	E-1
		FRYER/PRESSLEY ENGINEERING 1709 S. BRAGAW ANCHORAGE, ALASKA (907) 276-5144	OF 6



1 M-1 FUEL OIL PIPING DIAGRAM
N.T.S.

P-1A	HANDICAPPED WATERCLOSET	---	4"	2"			17" TO TOP OF SEAT
P-2	URINAL	---	2"	1-1/2"	3/4"	---	24" TO RIM
P-2A	HANDICAPPED URINAL	---	2"	1-1/2"	3/4"	---	17" TO RIM
P-3	LAVATORY	1-1/2"	1-1/2"	1-1/2"	1/2"	1/2"	COUNTER
P-4	BAR SINK	1-1/2"	1-1/2"	1-1/2"	1/2"	1/2"	COUNTER
P-5	KITCHEN SINK	2"	2"	1-1/2"	1/2"	1/2"	COUNTER
P-6	DRINKING FOUNTAIN	1-1/2"	1-1/2"	1-1/2"	1/2"	---	36" TO SPOUT
P-7	SERVICE SINK	3" P-TRAP	3"	2"	1/2"	1/2"	WALL MTD., STANDARD
FD-1	FLOOR DRAIN	2"	2"	1-1/2"	---	---	-------
FD-2	FLOOR DRAIN	2"	2"	1-1/2"			
FD-3	FLOOR DRAIN	2"	2"	1-1/2"	---	---	-------
HB-1	HOSE BIB	---	---	---	3/4"	---	------
HB-2	NON-FREEZE HOSE BIB	---	---	---	3/4"	---	-------
RD 1	ROOF DRAIN	---	---	---	---	---	4" RWL

EQUIPMENT LIST

DESIG.	DESCRIPTION
AHU-1	HORIZONTAL DRAW-THRU AIR HANDLING UNIT: UNIT CAPABLE OF FUTURE EXPANSION AND EQUIPPED WITH 2-SPEED MOTOR TO OPERATE AT LOW AND HIGH SPEED, 2 H.P., 1200/600 RPM, 120 V./ 3 PH./ 60 HZ.
	PRESENT CAPACITY: HIGH SPEED: 3760 CFM @ 1.10" TSP; LOW SPEED: 1880 CFM
	FUTURE CAPACITY: HIGH SPEED: 6930 CFM @ 1.40" TSP; LOW SPEED: 3850 CFM
	COIL CAPACITY: 68.2 MBH @ 3760 CFM, 58 DEGREES F. EAT, 190 DEGREES F. EGT, 20 DEGREES F. GTD, 7.8 GPM. MAX. 0.15" APD @ 6930 CFM, MAX. 3.0' GPD. COIL CAPABLE OF 98.8 MBH @ 6930 CFM, 61 DEGREES F. EAT, 11.4 GPM.
	PROVIDE: MOTOR BELT GUARD, DUCT FLEX CONNECTIONS, VIBRATION ISOLATION, THERMAL/ ACCOUST. LINING, TEMPERING COIL, V-FILTER SECTION W/FILTERS, NECESSARY TRANSITIONS AND ACCESS PANELS.
	MANUFACTURER: TRANE CLIMATE CHANGER, SIZE 10 W/16.5" FAN.
AHU-2	VERTICAL DRAW-THRU AIR HANDLING UNIT: UNIT CAPABLE OF FUTURE EXPANSION,
	PRESENT CAPACITY: 2885 CFM @ 1.2" TSP, 1-1/2 H.P., 120 V./ 3 PH. / 60 HZ.
	FUTURE CAPACITY: 4900 CFM @ 1.5" TSP.
	COIL CAPACITY: 67.3 MBH, 54 DEGREES F. EAT, 190 DEGREES. EGT, 20 DEGREE F. GTD, 7.1 GPM, MAX. 0.15" APD @ 4900 CFM, MAX. 3.0' GPD. COIL CAPABLE OF 88.9 MBH @ 4900 CFM, 58 DEGREES F. EAT, 10.2 GPM
	PROVIDE: MOTOR BELT GUARD, DUCT FLEX CONNECTIONS, VIBRATION ISOLATION, THERMAL/ ACCOUST. LINING, TEMPERING COIL, V-FILTER SECTION W/FILTERS, NECESSARY TRANSITIONS AND ACCESS PANELS.
	MANUFACTURER: TRANE CLIMATE CHANGER SIZE 8 W/ 15" FC FAN.
EF-1	CEILING CENTRIFUGAL CABINET EXHAUST FAN: 275 CFM, 0.25" TSP, 130 WATT, 120 V./1 PH./60 HZ.
	PROVIDE: DUCT FLEX CONNECTIONS, THERMAL/ACOUST. LINING, VIBRATION ISOLATION, BACKDRAFT DAMPER, INLET BOOT AND GRILLE, WALL CAP DISCHARGE.
	MANUFACTURER: PENN #Z10 W/ #WC20 WALL CAP.
EF-2	CEILING CENTRIFUGAL CABINET EXHAUST FAN: 325 CFM, 0.25" TSP, 130 WATT, 120 V./1 PH./60 HZ.
	PROVIDE: DUCT FLEX CONNECTIONS, THERMAL/ACOUST. LINING, VIBRATION ISOLATION, BACKDRAFT DAMPER, INLET BOOT AND GRILLE, WALL CAP DISCHARGE.
	MANUFACTURER: PENN #Z10 W/ #WC20 WALL CAP.
EF-3	CEILING CENTRIFUGAL CABINET EXHAUST FAN: 45 CFM, 0.125 TSP, 50 WATT, 120 V./1 PH./60 HZ.
	PROVIDE: DUCT FLEX CONNECTIONS, THERMAL/ACOUST. LINING, VIBRATION ISOLATION, BACKDRAFT DAMPER, INLET GRILLE WALL CAP.
	MANUFACTURER: PENN #Z6 W/ #WC10 WALL CAP.
VF-1	PROPELLOR PANEL FAN; SUPPLY AIR CONFIGURATION, 1000 CFM @ 1/4" TSP, 1/8 H.P., 120 V./1 PH./60 HZ.
	PROVIDE: FAN GUARD, VIBRATION ISOLATION.
	MANUFACTURER: PENN #P-16T
B-1, B-2	FORCED DRAFT OIL-FIRED CAST-IRON GLYCOL HEATING BOILER: 336 MBH GROSS OUTPUT, 1/2 H.P., 120 V./ 1 PH./ 60 HZ.
	PROVIDE: P/T RELIEF V., P/T GAUGE, HI-LIMIT, LOW-WATER CUTOFF SECOND LOW WATER CUTOFF, BOILER INSTRUMENT PANEL, BURNER DRIP PAN, & BOILER BURNER COMPLETE W/ OPERATING AQUASTAT, ON-OFF LOW FIRE START WITH PRE-PURGE, ELECTRONIC IGNITION, FLAME FAILURE, 2-STAGE OIL PUMP & CONTROL PANEL.
	MANUFACTURER: WEIL McCLAIN # 576 W/ PEABODY GORDON PIATT RL4 BURNER.
CP-1, CP-2	HYDRONIC CENTRIFUGAL CIRCULATING PUMP: 48 GPM @ 28 FT. TDH, 1 H.P., 208 V./ 3PH./ 60 HZ.
	MANUFACTURER: BELL & GOSSETT # 2"A
BB-1	HYDRONIC FIN TUBE RADIATION; 1 ROW, 1" COPPER TUBE, 4-1/4" X 4-1/4" X 0.020" ALUMINUM FINS AT 48/FT., 1100 BTU/HR./LIN.FT. AT 180 DEGREE F. AVE. GLYCOL TEMP. 18-9/16" ENCLOSURE HEIGHT.
	PROVIDE: ENCLOSURE AND ALL NECESSARY HANGERS, TRIM PIECES AND ACCESS PANELS.
	MANUFACTURER: VULCAN, DURA-VANE STYLE DV
BB-2	HYDRONIC FIN TUBE RADIATION; 1 ROW, 1" COPPER TUBE, 4-1/4" X 4-1/4" X 0.020" ALUMINUM FINS AT 48/FT., 1100 BTU/HR./LIN.FT. AT 180 DEGREE F. AVE. GLYCOL TEMP. 12" ENCLOSURE HEIGHT.
	PROVIDE: ENCLOSURE AND ALL NECESSARY HANGERS, TRIM PIECES AND ACCESS PANELS.
	MANUFACTURER: VULCAN, LINOVECTOR STYLE DF
CUH-1	HORIZONTAL CEILING RECESSED CABINET UNIT HEATER; INTEGRAL DISCHARGE AND INLET GRILLE, 200 CFM, 1/60 H.P., 120 V./1 PH./ 60 HZ.
	COIL CAPACITY: AS INDICATED ON DRAWINGS AT 190 DEGREES F. EGT.
	PROVIDE: VIBRATION ISOLATION, FILTERS, THERMAL ACOUSTICAL LINING.
	MANUFACTURER: TRANE #E-46-A0-02
UH-1	HORIZONTAL PROPELLOR UNIT HEATER: 280 CFM, 1/25 H.P., 120 V./1 PH./60 HZ.
	COIL CAPACITY: AS INDICATED ON DRAWINGS AT 190 DEGREES F. EGT.
	PROVIDE: VIBRATION ISOLATION, FAN GUARD.
	MANUFACTURER: TRANE #18-S
UH-2	HORIZONTAL PROPELLOR UNIT HEATER: 591 CFM, 1/20 H.P., 120 V./1 PH./60 HZ.
	COIL CAPACITY: AS INDICATED ON DRAWINGS AT 190 DEGREES F. EGT.
	PROVIDE: VIBRATION ISOLATION, FAN GUARD.
	MANUFACTURER: TRANE #42-S
HWH-1	OIL-FIRED STORAGE TYPE DOMESTIC HOT WATER HEATER: 120 GPH RECOVERY, 32 GALLON STORAGE. 135 MBH INPUT, 1/8 H.P., 120 V./ 1 PH./ 60 HZ.
	PROVIDE: P/T RELIEF VALVE, HI-LIMIT, OIL BURNER W/ CONTROLS & SAFETIES, 2-STAGE OIL PUMP, BURNER DRIP PAN, GLASS LINING, ANODE ROD CORROSION PROTECTION.
	MANUFACTURER: BOCK # 32 E.
HWCP-1	CENTRIFUGAL CIRCULATING PUMP: STAINLESS STEEL CONSTRUCTION, 2 GPM @ 6' TDH, 1/35 H.P., 120 V./ 1 PH./ 60 HZ.
	MANUFACTURER: GRUNDFOS # UP25-15SU

S/A, O/A	SUPPLY AIR, OUTSIDE AIR DUCT.	CO, FCO, WCO, GCO	CLEANOUT, FLOOR CLEANOUT, WALL CLEANOUT, GRADE CLEANOUT.
R/A E/A	RETURN AIR, EXHAUST AIR DUCT.		PIPE UP.
	DUCT WITH SOUND LINING. LISTED DIMENSION IS INSIDE CLEAR.		PIPE DOWN.
	DUCT WITH RIGID INSULATION.		GATE OR ISOLATION VALVE.
VD	VOLUME DAMPER.		BALANCE VALVE.
FD DESIGNATION	FIRE DAMPER.		CHECK VALVE.
	RADIUSED ELBOW.		GLOBE VALVE.
	SPLIT TAKE OFF.		2 - WAY CONTROL VALVE.
	SQUARE ELBOW WITH TURNING VANES.		3 - WAY CONTROL VALVE.
	SQUARE BRANCH WITH AIR EXTRACTOR.		PRESSURE / TEMPERATURE RELIEF VALVE.
	TEE WITH TURNING VANES.		FUSIBLE VALVE.
	FLEX DUCT CONNECTION.		STRAINER WITH GATE VALVE AND HOSE ADAPTOR ON BLOWDOWN.
3 - 5 X 5 - 100 (DESIGNATION, SIZE, CFM)	CEILING SUPPLY AIR DIFFUSER. ARROWS INDICATE THROW DIRECTION.		UNION.
RA - 24 X 48 - 200 (DESIGNATION, SIZE, CFM)	CEILING RETURN OR EXHAUST AIR REGISTER.		AUTOMATIC AIR VENT WITH ISOLATION VALVE.
RA - 24 X 28 - 225 (DESIGNATION, SIZE, CFM)	RETURN OR EXHAUST AIR REGISTER. WALL OR DUCT MOUNTED.		PRESSURE GAUGE WITH ISOLATION VALVE.
W	WASTE.		THERMOMETER.
SD	STORM DRAIN.		DRAIN: GATE VALVE WITH HOSE ADAPTOR.
RWL	RAIN WATER LEADER.		FOOT VALVE
V, VR, VTR	VENT, VENT RISER, VENT THRU ROOF.		FILTER, TYP
CW	DOMESTIC COLD WATER.	FLEX. CONN.	FLEXIBLE PIPE CONNECTION.
HW	DOMESTIC HOT WATER.	WHA	WATER HAMMER ARRESTOR.
HWC	DOMESTIC HOT WATER CIRCULATING		PIPE ANCHOR.
GHS	GLYCOL HEATING SUPPLY.		PIPE GUIDE.
GHR	GLYCOL HEATING RETURN.	RD	ROOF DRAIN.
F	FIRE SPRINKLER SUPPLY.		METER.
FOS	FUEL-OIL SUPPLY.		THERMOSTAT - WALL MOUNT 5'-0" UNLESS OTHERWISE NOTED.
FOR	FUEL-OIL RETURN		CONTROL SWITCH - WALL MOUNT 5'-0" UNLESS OTHERWISE NOTED.
			EQUIPMENT DESIGNATION, SEE EQUIPMENT LIST.
			PLUMBING FIXTURE DESIGNATION, SEE FIXTURE CONNECTION SCHEDULE.
		202	ROOM NUMBER DESIGNATION.
		REFERENCED NOTE; GENERAL NOTE	SHEET NOTE REFERENCE.
		BB-1, 20, 57 (DESIGNATION, GPM, MBH OR LINEAL FEET (LF))	HYDRONIC TERMINAL UNIT DESIGNATION.

DIFFUSER & GRILLE SCHEDULE

DESIG.	DESCRIPTION
A	SQUARE CEILING DIFFUSER, SURFACE CEILING MOUNTED. MANUFACTURER: ANEMOSTAT #DM.
RA	RECTANGULAR RETURN AIR GRILLE WITH 45° FIXED DEFLECTION BLADES, WALL MOUNTED. MANUFACTURER: AIRGUIDE #RA.
RB	SQUARE CEILING RETURN GRILLE, SURFACE CEILING MOUNTED, LATTICE FACE. MANUFACTURER: ANEMOSTAT #RCGC5.
TA	SQUARE CEILING TRANSFER GRILLE, SURFACE CEILING MOUNTED, LATTICE FACE. MANUFACTURER: ANEMOSTAT # RCGC5.

FIRE DAMPER SCHEDULE

DESIG.	TYPE	MOUNTING	FRAME[1]	INSTALLATION[2]
A	RECTANGULAR-OUT OF AIRSTREAM	CONCEALED DUCT	2	3
B	RECTANGULAR-IN AIRSTREAM	CONCEALED DUCT	1	1

NOTES:

1. Reference SMACNA Fire Damper Guide, latest edition, Figure 4.
2. Reference SMACNA Fire Damper Guide, latest edition, Figure 5.
3. All openings for fire dampers shall be protected in accordance with Figure 15 of the SMACNA Fire Damper Guide, latest edition.

STATE OF ALASKA 49TH ARCHIE J. FRY No. 3993 A REGISTERED PROFESSIONAL ENGINEER

JULY 7, 1982 | REVISIONS | LEGEND, SCHEDULES, DETAIL | SHEET NO.

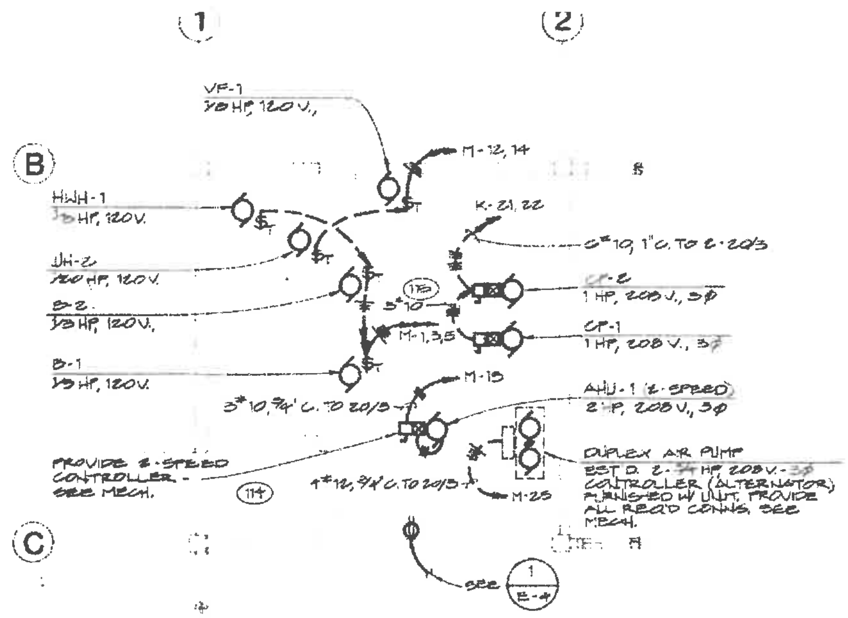
STATE OF ALASKA 49TH ME-5174

TEEN CENTER FOR VALDEZ, ALASKA

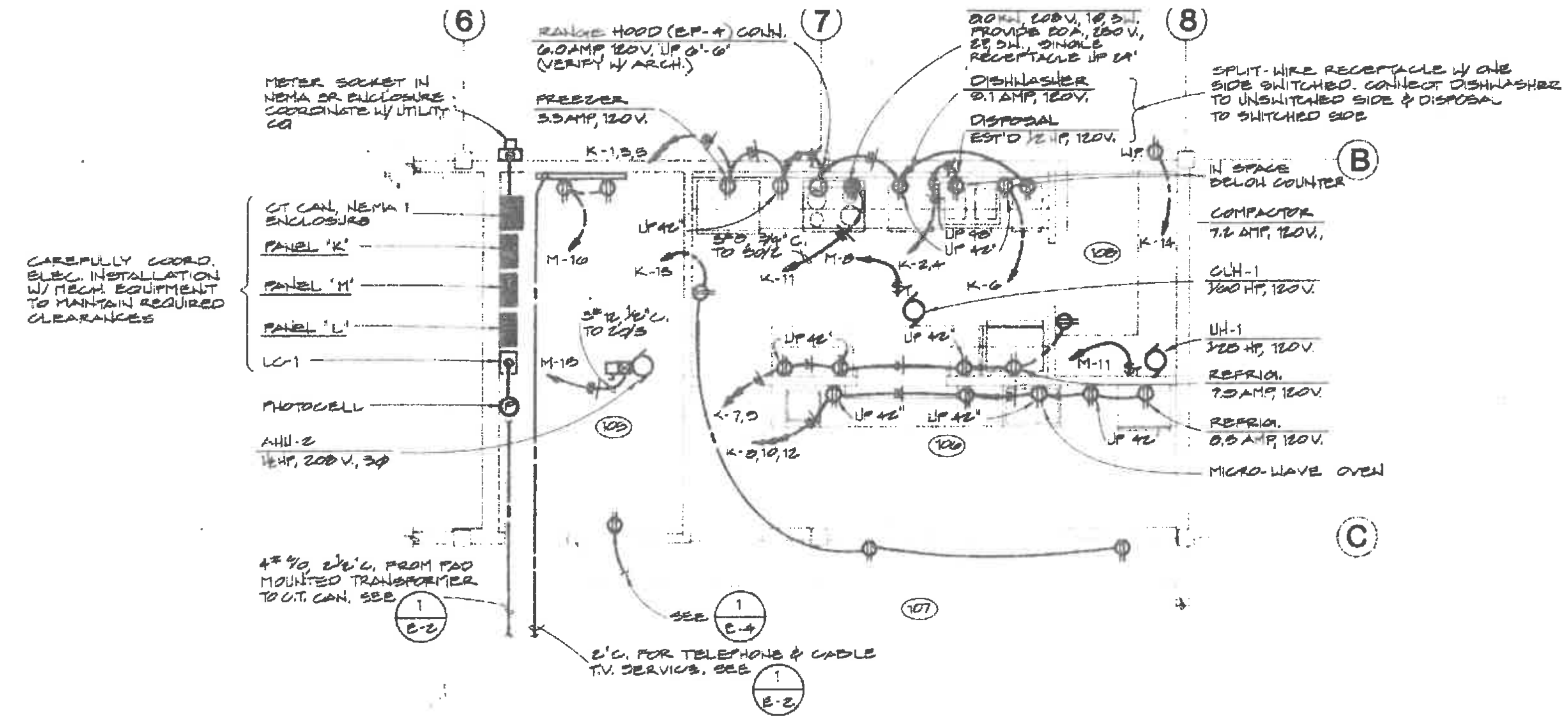
M-1

ENGINEERING

OF 5



1 E-6 **BOILER ROOM POWER PLAN**
1/4" = 1'-0"



2 E-6 **FAN ROOM & KITCHEN POWER PLAN**
1/4" = 1'-0"

PANEL K SCHEDULE

CKT. NO.	# P	TRIP	LOAD SERVED	CKT. NO.	# P	TRIP	LOAD SERVED
1	1	20	FREEZER	2	1	20	DISHWASHER
3			RECEPTACLES	4			DISPOSAL
5			RANGE HOOD	6			COMPACTOR
7			RECEPTACLES	8			MICRO-WAVE OVEN
9			REFRIGERATOR	10			REFRIGERATOR
11	2	50	RANGE	12			RECEPTACLES
13	1	20	RECEPTACLES	14			
15			SPARE	16			
17				18			
19				20			
21	3		CP-1	22	3		CP-2
23	-	---	SPACE W/ HARDWARE	24	1		SPARE
25				26			
27				28			
29				30			
31				32			
33				34	-	---	SPACE W/ HARDWARE
35				36			
				38			

MAINS= 225 AMP MAIN BREAKER | TYPE= 120/208 V.-3 PH; 4 W. | MOUNTING=SURFACE

SPECIAL REQUIREMENTS=

PANEL L SCHEDULE

CKT. NO.	# P	TRIP	LOAD SERVED	CKT. NO.	# P	TRIP	LOAD SERVED
1	1	20	LIGHTING	2	1	20	LIGHTING
3				4			
5				6			
7				8			
9				10			
11				12			
13				14			
15				16			EXTERIOR LIGHTING
17			FIRE ALARM CONTROL PANEL	18			
19			RECEPTACLES	20			
21				22			RECEPTACLES
23				24			
25				26			
27				28			
29				30			
31				32			
33				34			EXTERIOR LIGHTING
35			SPARE	36			SPARE
37				38			
39				40			
41				42			

MAINS= 225 AMP MAIN BREAKER | TYPE= 120/208 V.-3 PH; 4 W. | MOUNTING=SURFACE

SPECIAL REQUIREMENTS=

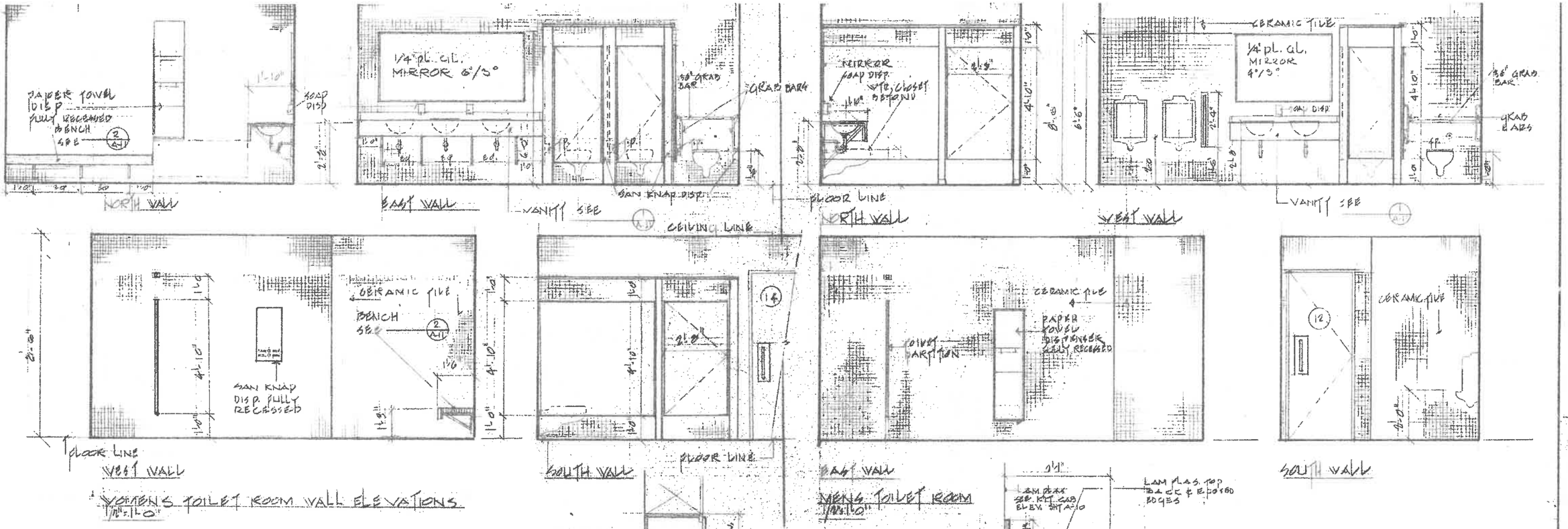
PANEL M SCHEDULE

CKT. NO.	# P	TRIP	LOAD SERVED	CKT. NO.	# P	TRIP	LOAD SERVED
1	1	20	B-1	2	1	20	EF-1
3			B-2	4			EF-2
5			HWH-1	6			EF-3
7			SPARE	8			CUH-1
9				10			CUH-2
11			UH-1	12			UH-2
13	3		AHU-1	14			VF-1
15			AHU-2	16			TTB
17	1		TRACK LIGHTING	18			MIRROR BALL & LIGHTS
19			RECEPTACLES	20			RECEPTACLES
21				22			
23				24			
25	3		AIR COMPRESSOR	26			
27	1		SPARE	28			
29				30			
				32			
				34			
				36			
				38			INTRUSION DETECTORS
				40			SPARE
				42			

MAINS= 225 AMP MAIN BREAKER | TYPE= 120/208 V.-3 PH; 4 W. | MOUNTING=SURFACE

SPECIAL REQUIREMENTS=

JULY 7, 1982	REVISIONS	POWER PLANS, PANEL SCH'S.	SHEET NO.
STATE OF ALASKA 49th James E. Pressley 7/7/82 PROFESSIONAL ENGINEER		TEEN CENTER FOR VALDEZ, ALASKA	E-6
		FRYER/PRESSLEY ENGINEERING 1709 S. BRAGAW ANCHORAGE, ALASKA (907) 276-5144	OF 6



TOILET ROOM ACCESSORIES		
ITEM	MNFR	CAT. Nº
GRAB BARS, TWO EA. HANDICAP TOIL. STALL	BOBRICK	B-550 x 36"
PAPER TOWEL DISPENSER & WASTE RECEPTACLE	BOBRICK	B-3944
SOAP DISPENSER	BOBRICK	B-12
TOILET TISSUE	BOBRICK	B-2740
FEMIN. KNAP VENDOR, 10¢ COIN	BOBRICK	B-35024
SAN KNAP DISPOSAL PARTITION MOUNTED	BOBRICK	B-270

DATE: JULY 7, 1982

REVISIONS

NO.	DATE

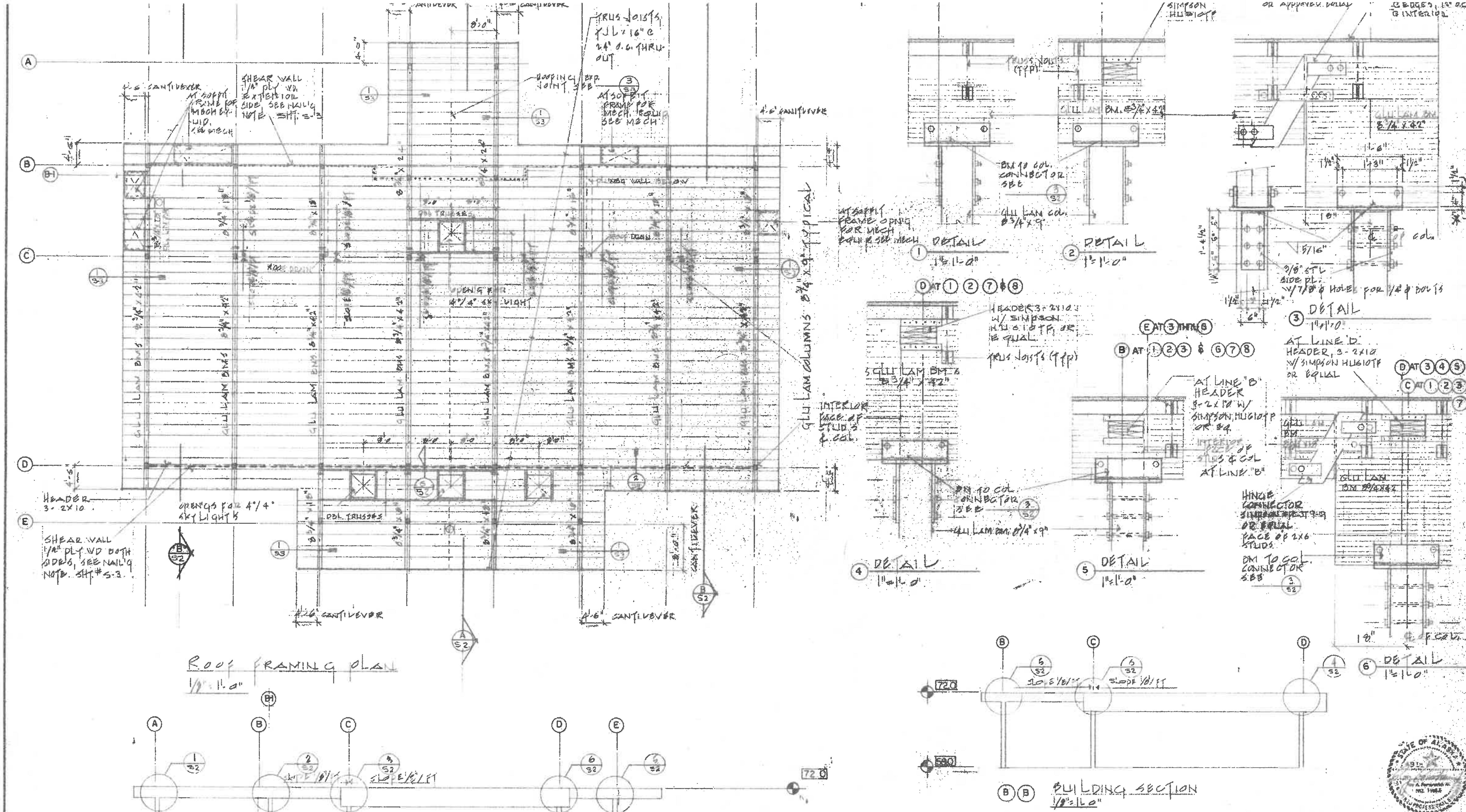
TOILET ROOM WALL ELEVATIONS & DETAILS

A TEEN CENTER FACILTY FOR VALDEZ ALASKA

VALDEZ ENGINEERING INC.

SHEET NO. A-11 OF 13

JOB NO. 82V13



DATE: JULY 7, 1982

REVISIONS — NO. | DATE

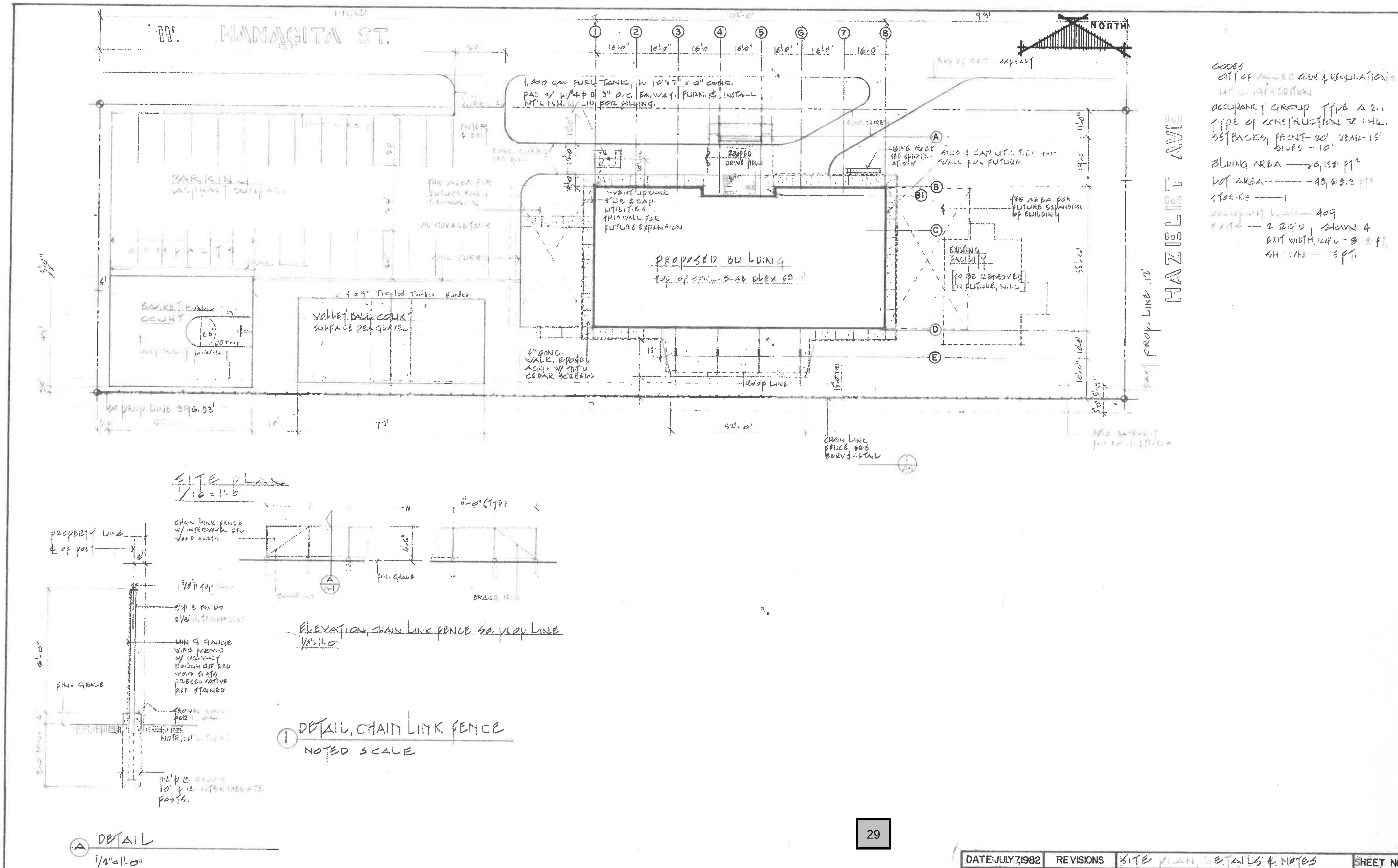
ROOF FRAMING PLAN & DETAILS

A TEEN CENTER FACILTY FOR VALDEZ ALASKA

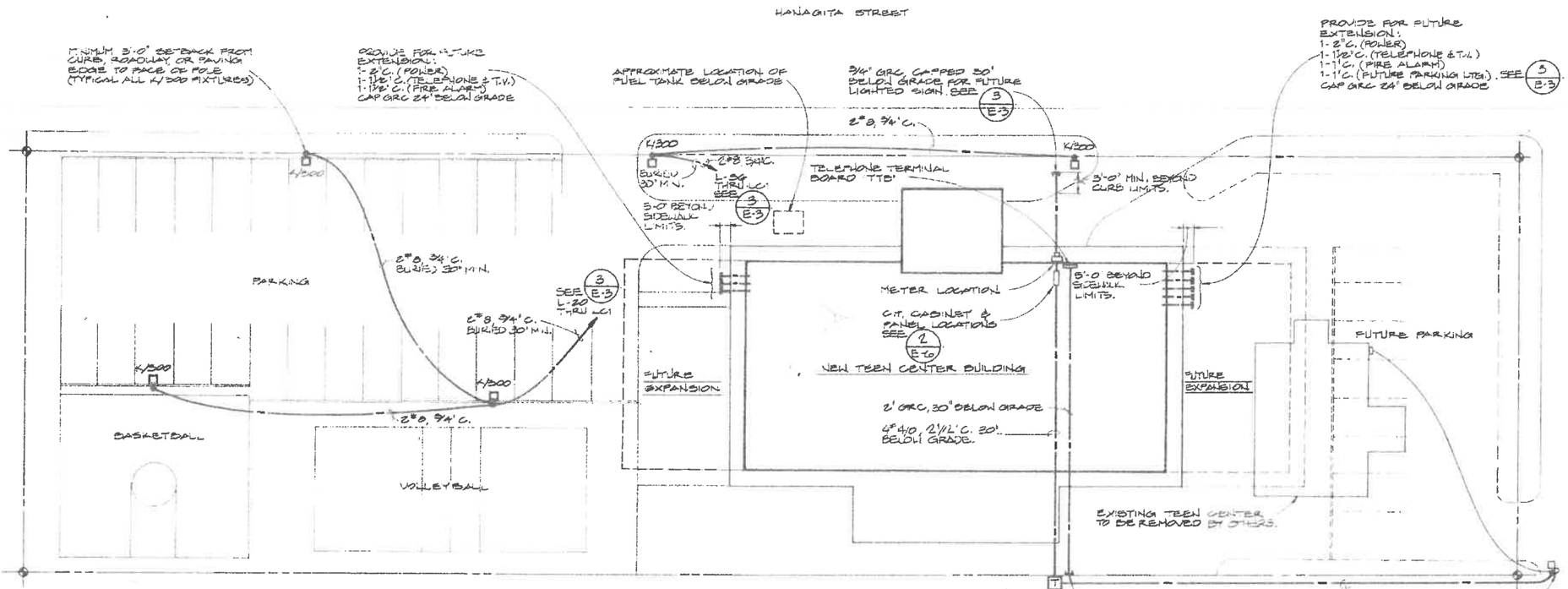
VALDEZ ENGINEERING INC.

SHEET NO. S-2 OF 3

JOB NO. 82V13


W. HANAGITA ST.
NORTH
HAZELET AVE
1,000 GAL FUEL TANK W/ 10'x7' x 6" CONC. PAD w/ #4 @ 13" O.C. EA. WAY. FURN. & INSTALL MAT'L M.H. W/ LID FOR FILLING.
PARKING
ASPHALT SURFACE
PROPOSED BUILDING
TOP OF CONC. SLAB ELEV. 68
EXISTING FACILITY
TO BE REMOVED IN FUTURE, N.I.C.
THIS AREA FOR FUTURE EXPANSION OF BUILDING
BASKET BALL COURT
4"x4" Treated Timber Border
VOLLEY BALL COURT
SURFACE PEA GRAVEL
4" CONC. WALK, EXPOSED AGG. W/ TRT'D CEDAR SCREEDS
ROOF LINE
CHAIN LINK FENCE SEE ELEV. & DETAIL
BIKE RACK
STUB & CAP UTILITIES THIS WALL FOR FUTURE
CODES
CITY OF VALDEZ CODES & REGULATIONS
OCCUPANCY GROUP TYPE A 2.1
TYPE OF CONSTRUCTION V 1HR.
SETBACKS, FRONT - 20', REAR - 15', SIDES - 10'
BLDING AREA — 6,150 FT²
LOT AREA — 43,615 FT²
STORIES — 1
OCCUPANT LOAD — 409
EXITS — 2 REQ'D, SHOWN - 4
SITE PLAN
1/16" = 1'-0"
ELEVATION, CHAIN LINK FENCE S. PROP. LINE
1/8" = 1'-0"
PROPERTY LINE
FIN. GRADE
MIN 9 GAUGE WIRE FABRIC
1 DETAIL, CHAIN LINK FENCE
NOTED SCALE
A DETAIL
1/2" = 1'-0"
DATE: JULY 7, 1982
REVISIONS
SITE PLAN, DETAILS & NOTES
SHEET NO.

AT TERMINATION POINTS OF ALL BELOW GRADE CONDUITS PROVIDED FOR FUTURE EXTENSION, PROVIDE A 'TORTEDO" H/TOP FLUSH W/ FINISH GRADE FOR EASE OF FUTURE LOCATION. PROVIDE MARKER TAPE IN EACH TRENCH 6" BELOW GRADE

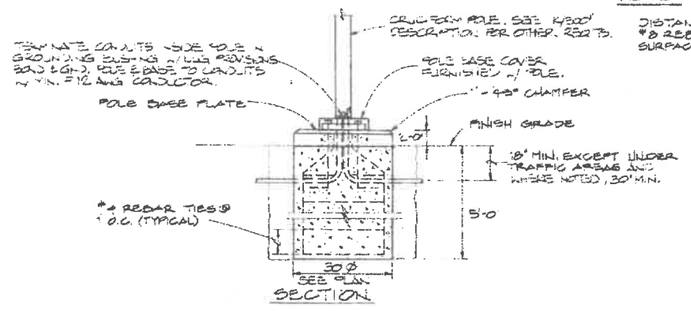


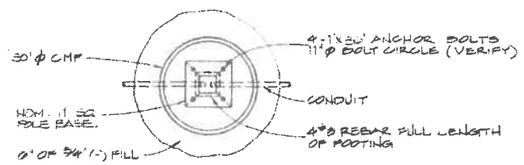
NOTE:

COORDINATE ALL REQUIREMENTS OF ELECTRICAL & TELEPHONE UTILITY COMPANIES & PROVIDE ALL LABOR & MATERIALS NECESSARY TO COMPLY WITH THOSE REQUIREMENTS TO PROCURE SERVICES TO THIS FACILITY. COORDINATE ALL INSTALLATIONS WITH OTHER SERVICES & BELOW GRADE FEATURES. SEE OTHER DRAWINGS & SPECS (CIV'L, MECH. & ARCH.) FOR OTHER REQTS. & SERVICES

1 E-2 SITE PLAN

1/16"=1'-0"





2 E-2 POLE BASE DETAIL

N.T.S.

JULY 7, 1982

REVISIONS

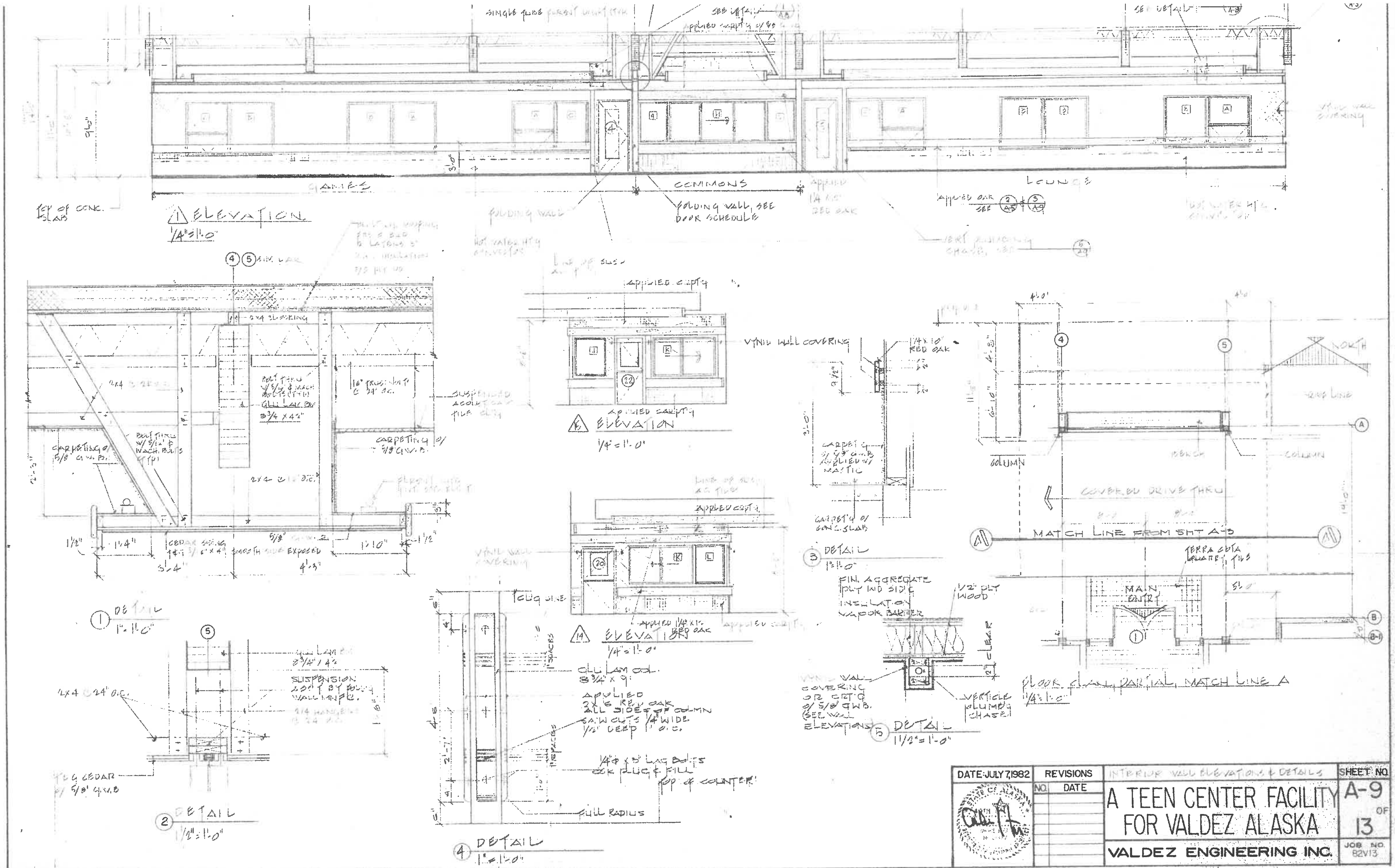
SITE PLAN

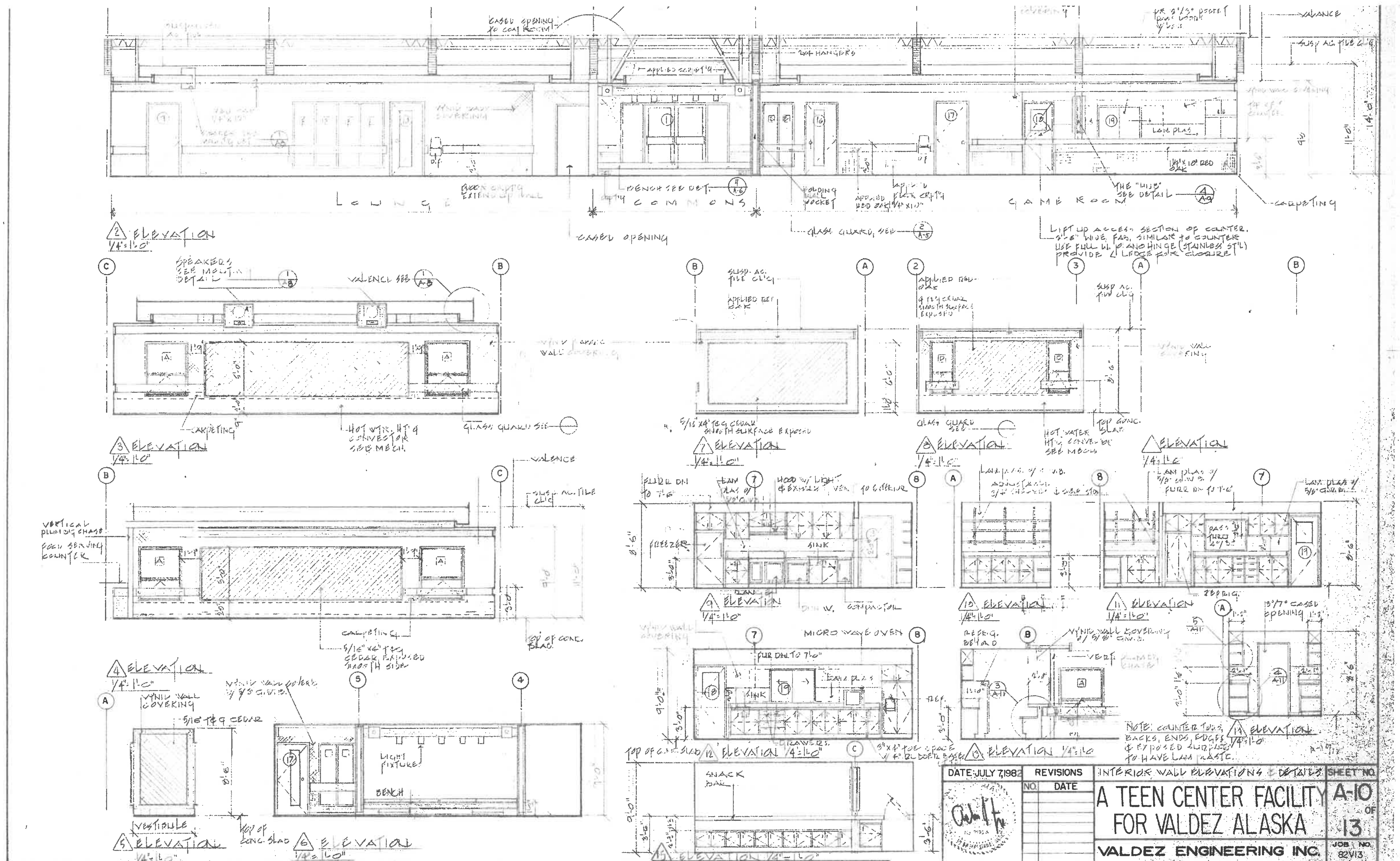
SHEET NO. E-2

TEEN CENTER FOR VALDEZ, ALASKA

FRYER/PRESSLEY ENGINEERING
1709 S. BRAGAW
ANCHORAGE, ALASKA (907) 276-5144

OF 6


ELEVATION
1/4"=1'-0"
COMMONS
LOUNGE
FOLDING WALL, SEE DOOR SCHEDULE
DETAIL 1"=1'-0"
DETAIL 1 1/2"=1'-0"
ELEVATION 1/4"=1'-0"
VINYL WALL COVERING
MATCH LINE FROM SHT A-5
COVERED DRIVE THRU
MAIN ENTRY
FLOOR PLAN PARTIAL, MATCH LINE A
DATE: JULY 7, 1982
REVISIONS
NO.
DATE
A TEEN CENTER FACILITY FOR VALDEZ ALASKA
VALDEZ ENGINEERING INC.
SHEET NO.
A-9
OF
13
JOB NO.
82V13



DATE: JULY 7,1982

REVISIONS	
NO.	DATE

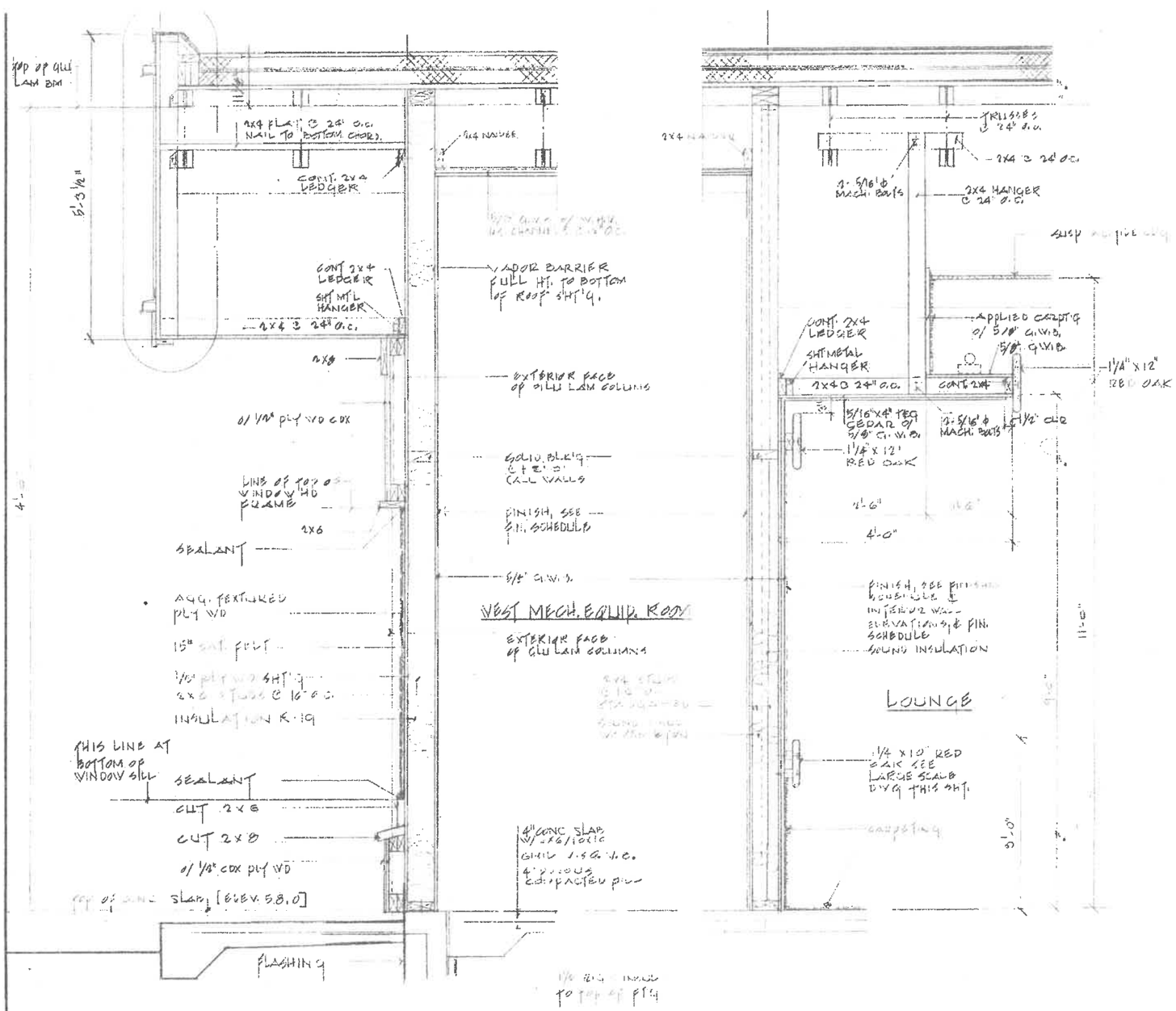
INTERIOR WALL ELEVATIONS & DETAILS

A TEEN CENTER FACILITY FOR VALDEZ ALASKA

VALDEZ ENGINEERING INC.

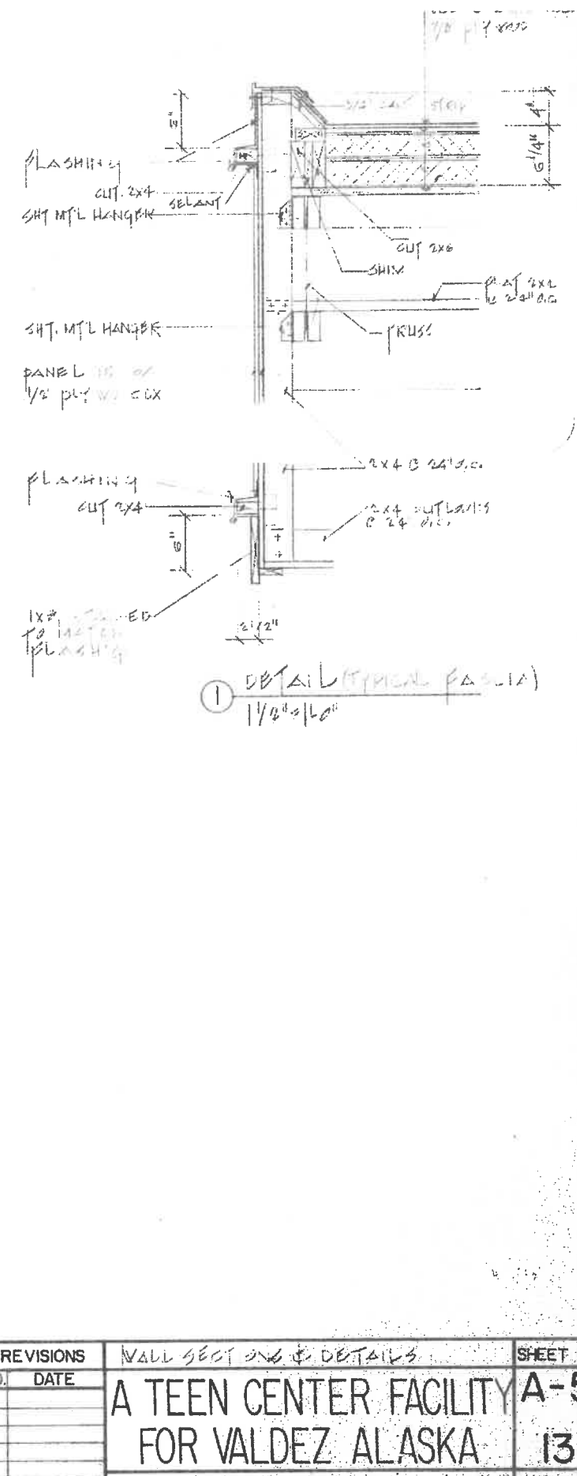
SHEET NO. A-10 OF 13

JOB NO. 82V13



1 DETAIL WALL SECTION (TYPICAL EXTERIOR WALL)

2 DETAIL WALL SECTION



1 DETAIL (TYPICAL FASCIA)
1 1/2"=1'-0"

DATE JULY 7, 1982	REVISIONS NO. DATE	WALL SECTIONS & DETAILS	SHEET NO. A-5 OF 13
		A TEEN CENTER FACILITY FOR VALDEZ ALASKA	
		VALDEZ ENGINEERING INC.	JOB NO. 82V13

BIDARKI RECREATION CENTER

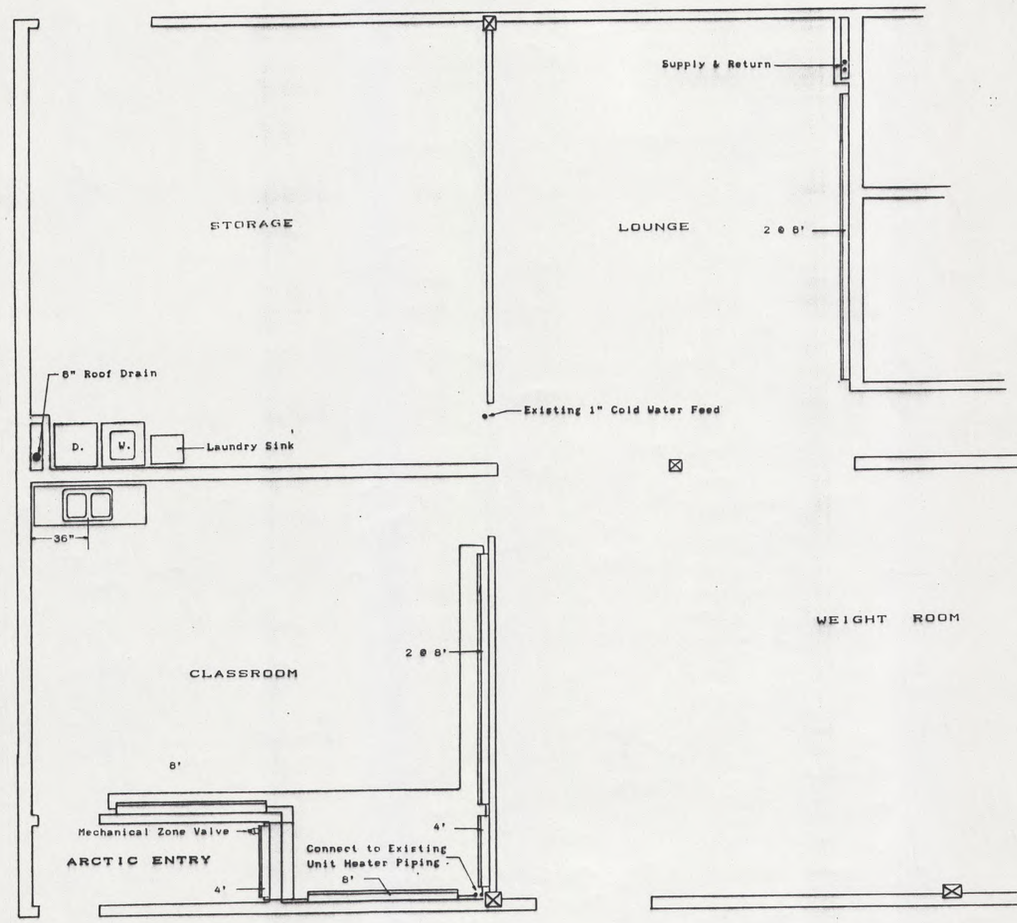
PHASE II RENOVATION PLAN

Drawing No.	Description
91-1	Council Street Elevation
91-2	Council Street Section
91-3	Architectural Floor Plan
91-4	Electrical
91-5	Plumbing and Heating
91-6	Ceiling Grid
91-7	Details

Date: April 15, 1991

Prepared By: G.F.T. Consulting Co.
P.O. Box 2275
Cordova, Ak 99574

For: Bidarki Corporation
Cordova , Ak



NOTES:

1) All Baseboard length calculations based on 3/4" finned tubing rated at 700 BTU/FT.

2) Artic Entry baseboard to be controlled by mechanical zone valve.

3) All baseboard in classroom to be connected to a single thermostatically controlled low voltage zone valve.

4) All Black and Gray water to be piped to Alley sewer line.

5) 2" vent line to parallel 6" Roof drain routing.

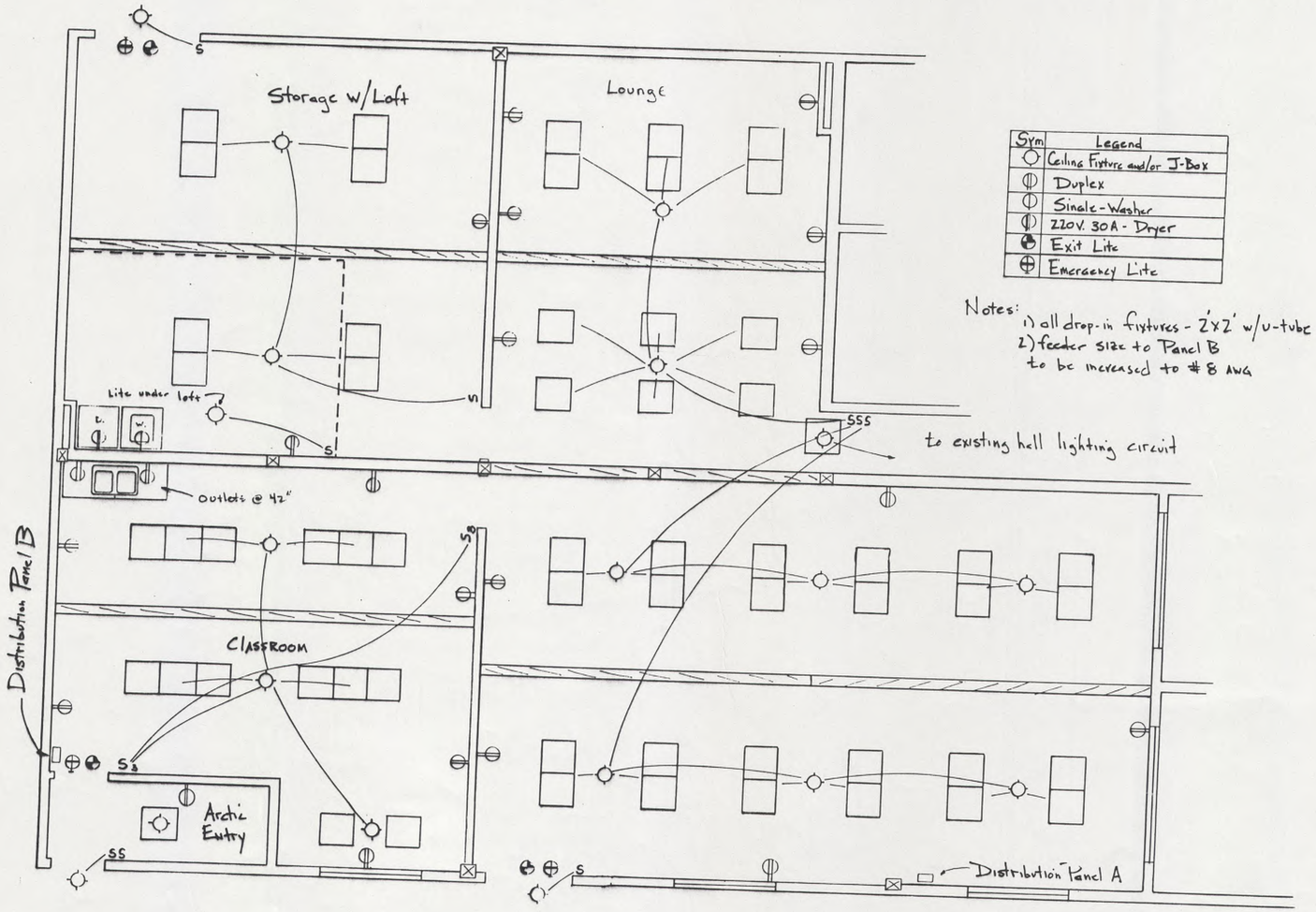
STATE OF ALASKA
49TH
JOHN W. WAGNER
ME 6111
REGISTERED PROFESSIONAL ENGINEER

Bidarki Recreation Center

SCALE: 1/4" = 1'	APPROVED BY:	DRAWN BY
DATE: 4-15-91		REVISED

- Plumbing And Heating -

G.F.T. Consulting Co | DRAWING NUMBER **91-5**



Sym	Legend
⊕	Ceiling Fixture and/or J-Box
⊕	Duplex
⊕	Single - Washer
⊕	220V. 30A - Dryer
⊕	Exit Lite
⊕	Emergency Lite

Notes:
1) all drop-in fixtures - 2'x2' w/u-tube
2) feeder size to Panel B to be increased to #8 AWG

STATE OF ALASKA 49TH
John W. Wagner
JOHN W. WAGNER
ME 6111
REGISTERED PROFESSIONAL ENGINEER

Bidarki Recreation Center		
SCALE: 1/4" = 1'	APPROVED BY:	DRAWN BY
DATE: 4-15-91		REVISED
- Electrical -		
G.F.T. Consulting Co		DRAWING NUMBER 91-4

DOOR SCHEDULE

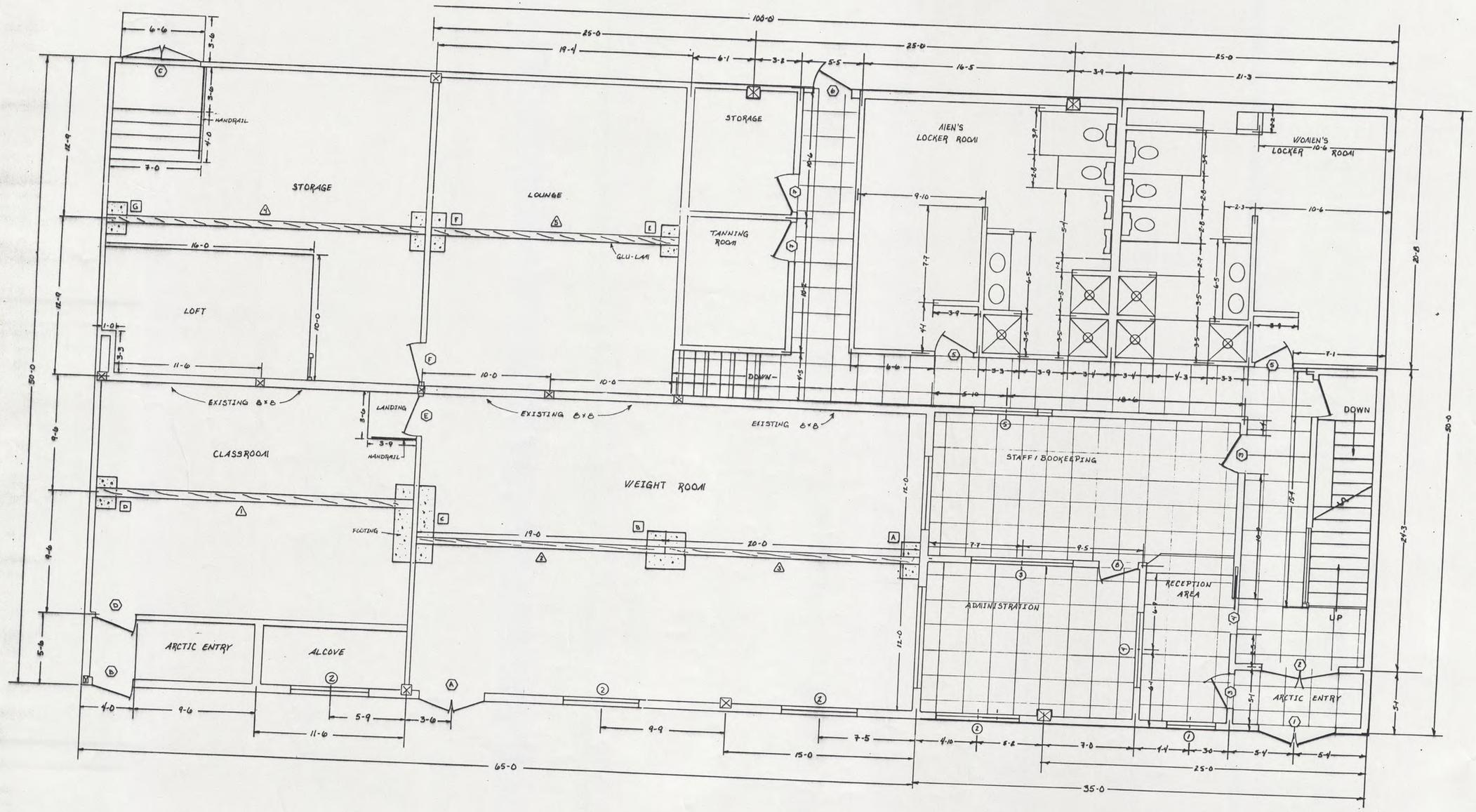
SYM	QUAN.	TYPE	ROUGH OPENING	DOOR SIZE	MANUFACTURE NO.	REMARKS
1	1	FLUSH	6-3 x 7-3	6-0 x 7-0		PANIC HARDWARE
2	1	FLUSH		6-0 x 7-0		PANIC HARD.-EXIT ONLY
3	2	FLUSH		3-0 x 6-8		
4	1	POCKET		3-0 x 6-8		
5	2	FLUSH	3-4¼ x 6-10½	3-0 x 6-8		SOLID OAK
6	1	FLUSH	3-4¼ x 7-3	3-0 x 6-8		PANIC HARDWARE
7	2	FLUSH		2-6 x 6-8		HOLLOW CORE
8	1	FLUSH		3-0 x 6-8		
A	1	FLUSH		5-0 x 6-8		PANIC HARDWARE
B	1	FLUSH		3-0 x 6-8		
C	1	FLUSH		6-0 x 6-8		
D	1	FLUSH		3-0 x 6-8		
E	1	FLUSH		3-0 x 6-8		
F	1	FLUSH		3-0 x 6-8		

WINDOW SCHEDULE

SYM.	QUAN.	TYPE	ROUGH OPENING	SASH SIZE	MANUFACTURE NO.	REMARKS
1	1	CASEMENT	2-10½ x 5-5	3-2 x 6-1		
2	1	CASEMENT	6-6¼ x 5-2	6-6 x 5-2		
3	2	FIXED	8-2½ x 3-8½	8-0 x 3-6		SAFETY GLASS
4	2	FIXED	6-2½ x 3-8½	6-0 x 3-6		SAFETY GLASS
5	1	FIXED				

GLU-LAM SCHEDULE

SYM	GRADE	WIDTH	DEPTH	LENGTH
1	ARC	6¾"	19½	25'
2	ARC	6¾"	18	19'
3	ARC	6¾"	18	20'
4	ARC	6¾"	22½	25'
5	ARC	6¾"	18	19'



NOTES:

1) Suspensed ceiling to be installed not less than 6" from existing 2nd story floor joists.

2) Ceiling in Arctic Entry & Alcove to be installed at 8'

3) Sprinklers to be installed above and below ceiling in Alcove & Arctic Entry. Also Sprinklers to be installed under loft.

4) Landing in CLASSROOM not to exceed 8" in height. 42" Guardrail and Handrail required.

5) Panic Hardware to be installed on WEIGHT ROOM exit doors.

6) CLASSROOM must be noticed at 25 persons or less occupancy.

7) Existing alarm system to be retrofitted in renovated areas.

8) PHASE II Renovation only includes areas marked as; WEIGHT ROOM, LOUNGE CLASSROOM, and ARCTIC ENTRY.

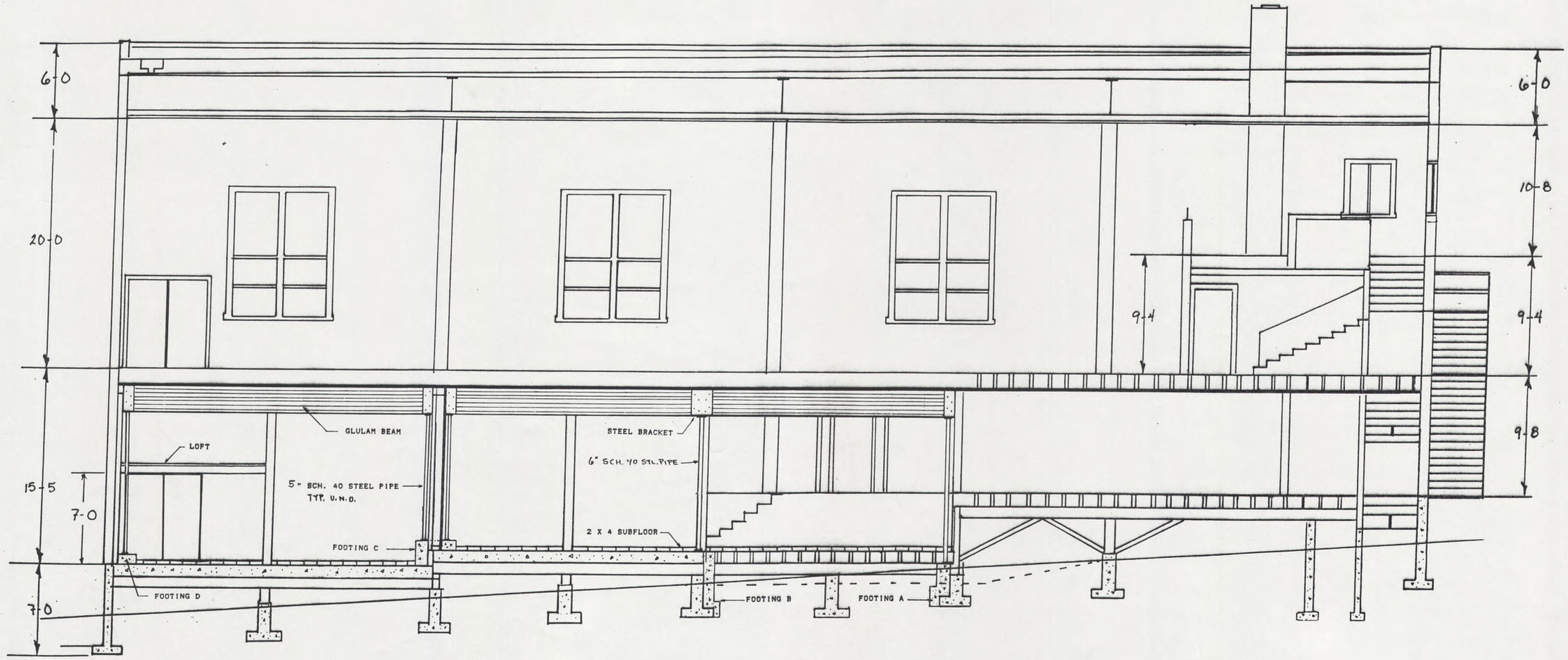
STATE OF ALASKA
49TH
JOHN W. WAGNER
ME 6111
REGISTERED PROFESSIONAL ENGINEER

Bidarki Recreation Center

SCALE: 1/4" = 1'
DATE: 4-15-91
APPROVED BY:
DRAWN BY SLT
REVISED

Architectural Floor Plan

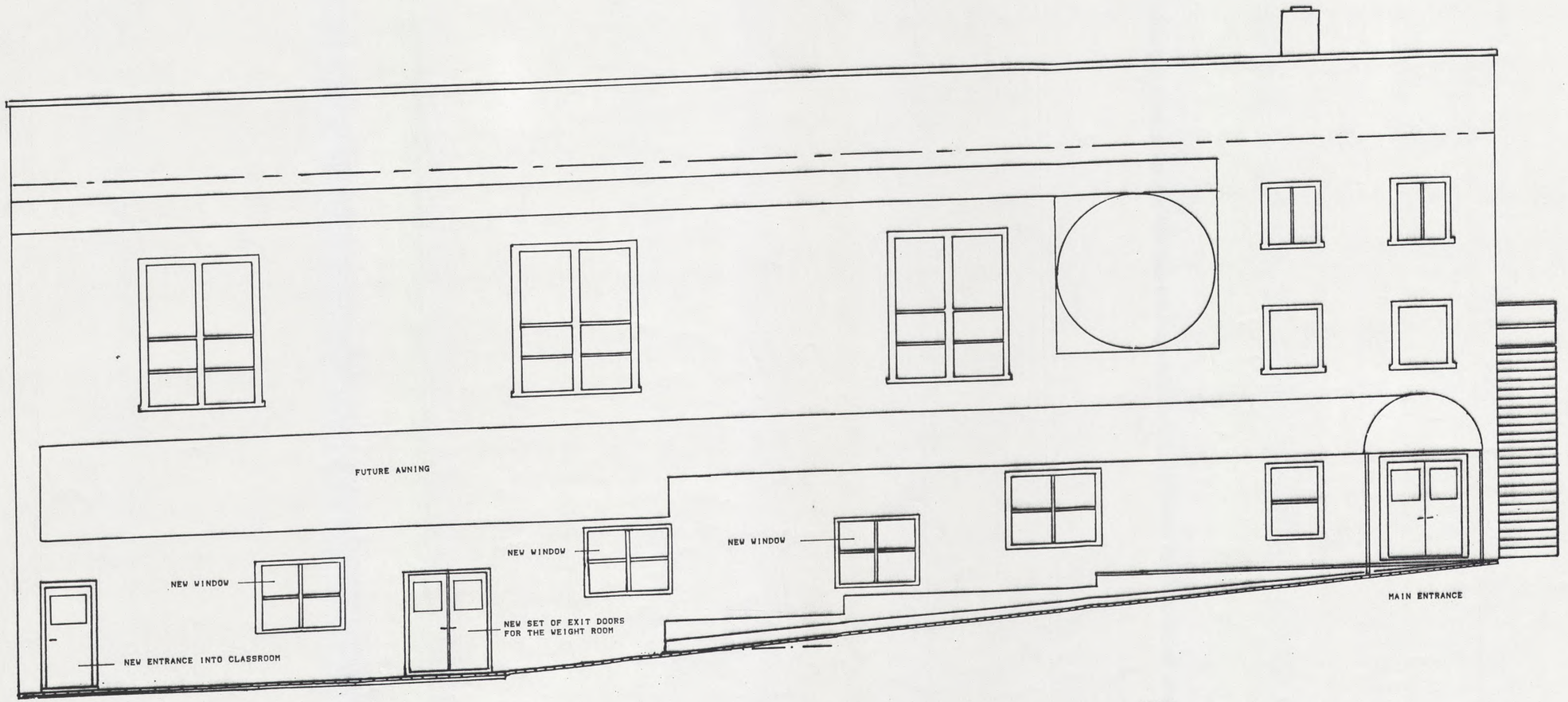
G.F.T. Consulting Co
DRAWING NUMBER 91.3



STATE OF ALASKA
49TH
JOHN W. WAGNER
ME 6111
REGISTERED PROFESSIONAL ENGINEER

Bidarki Recreation Center		
SCALE: 1/4" = 1'	APPROVED BY:	DRAWN BY
DATE: 4-15-91		REVISED
Council Street Section		
G.F.T. Consulting Co		DRAWING NUMBER 2

24 X 36 PRINTED ON NO. 1000H CLEARPRINT ®



PHASE II RENOVATION SCOPE OF WORK

1) Phase II renovation only includes areas marked:
WEIGHT ROOM, LOUNGE, STORAGE, AND ARCTIC ENTRY.
2) Work includes in this renovation include:
   a) placing new subfloor on existing 4" concrete slab
   b) installing 5 glulam beams with columns and footings
   c) replacing old doors and windows with new units at new locations. New door to storage area to be installed
   d) construction new partition walls, and new loft
   e) insulate, sheetrock, and paint renovated area
   f) remove existing unit heaters and replace with baseboard
   g) modify existing electrical wiring to accommodate new plan
   h) place new suspended ceiling and soundboard in ceiling
   i) modify sprinkler system to accommodate new ceiling

NOTES:

1) New windows to be 42" off new subfloor
2) Existing openings to be framed, sheathed, and weatherproofed. Tight-knot 8" ship-lapped cedar siding to be painted white to match existing siding.
3) All door and window headers to be triple 2 x 12 construction.
4) All construction methods used by contractors to be as outlined in UBC.

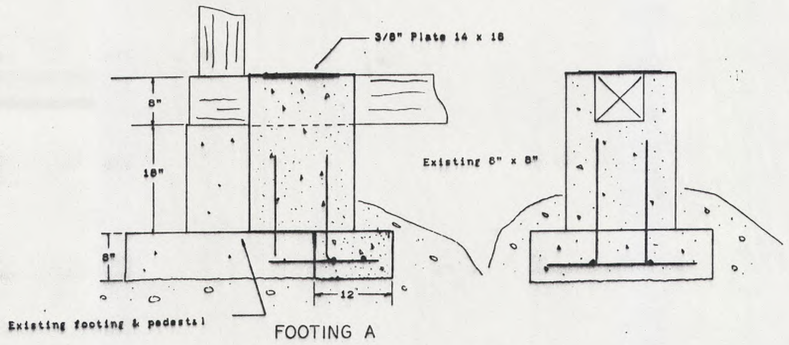
STATE OF ALASKA
49TH
John W. Wagner
JOHN W. WAGNER
ME 6111
REGISTERED PROFESSIONAL ENGINEER

Bidarki Recreation Center

SCALE: 1/4" = 1'	APPROVED BY:	DRAWN BY GLT
DATE: 4-15-91		REVISED

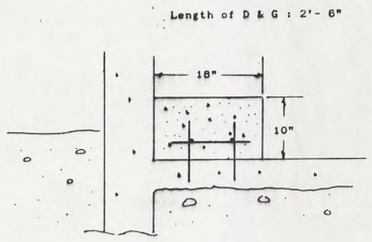
Council Street Elevation

G.F.T. Consulting Co — DRAWING NUMBER 91-1



FOOTING A

SCALE: 1" = 1'



FOOTING D & G

NOTES:

1) All conrete to be f'c = 3000 psi.

2) Soil conditions in footing areas to be verified and compacted to 5000 psf.

3) All footings to be dowbled to existing concrete slab. Epoxy dowels in slab.

4) All rebar shown to be Grade 40 or higher, # 4 unless otherwise specified.

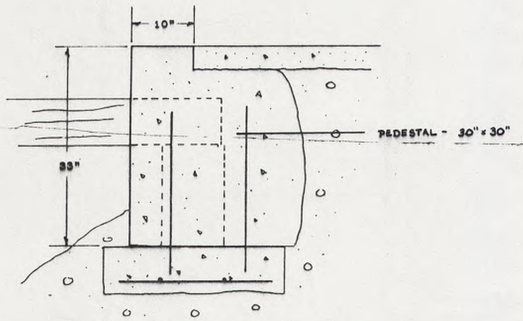
5) All column base plates to be secured to footings with 3/4" x 6" wedge anchors.

6) All Glue-Lam U brackets to allow for a minimum of 1" clearance for shimming.

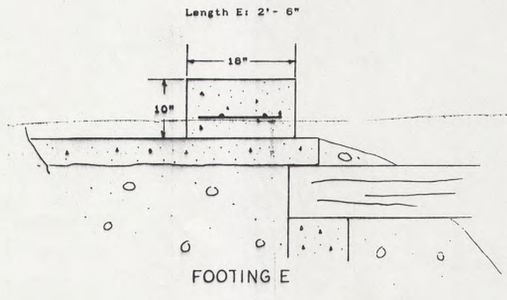
7) All 2 x 4 floor stringers to be cross-braced and anchored to existing concrete floor at 4' spacing.

8) Scale of all footing details 1" = 1'

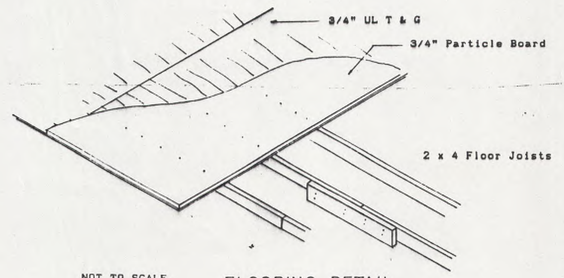
9) All reinforcing steel 2-#4 each way min.



FOOTING B

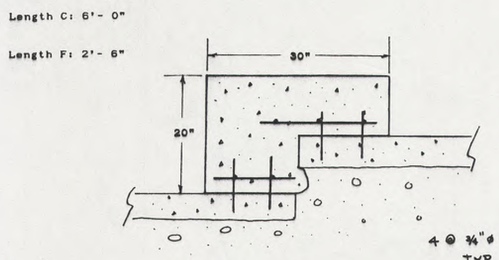


FOOTING E

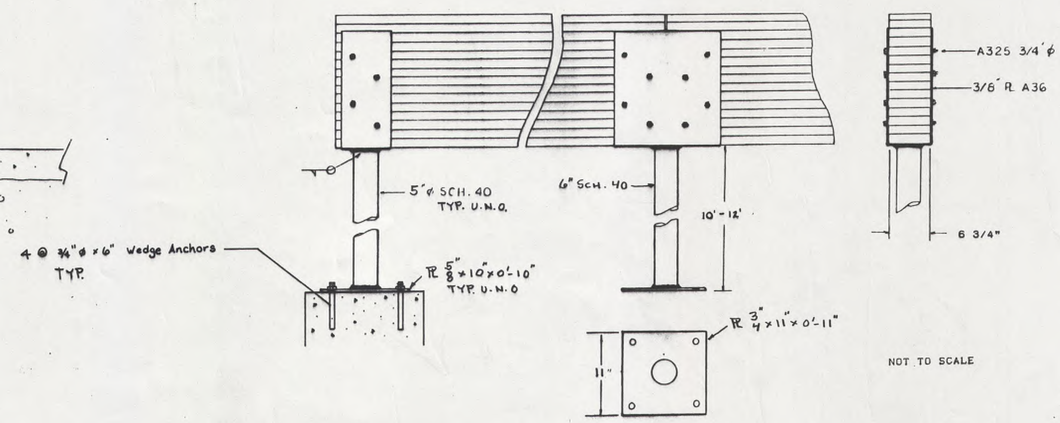


NOT TO SCALE

FLOORING DETAIL



FOOTING C & F



NOT TO SCALE

GLUE-LAM SUPPORT COLUMN DETAIL

STATE OF ALASKA 49TH JOHN W. WAGNER ME 6111 REGISTERED PROFESSIONAL ENGINEER

Bidarki Recreation Center		
SCALE: 1/4" = 1'	APPROVED BY:	DRAWN BY
DATE: 4-15-91		REVISED
- Details -		
G.F.T. Consulting Co		DRAWING NO. 91 40

Notes:
1) Suspended Ceiling to be Armstrong 8462 or equiv.
2) Ceiling Grid to be leveled by Laser.
3) Sprinkler Heads above and below Loft, Alcove, and Arctic Entry.

- 2 x 2 drop-in fluoresent light fixture
- Sprinkler head
- Sprinkler heads - above and below ceiling

STATE OF ALASKA
49TH
JOHN W. WAGNER
ME 6111
REGISTERED PROFESSIONAL ENGINEER

Bidarki Recreation Center

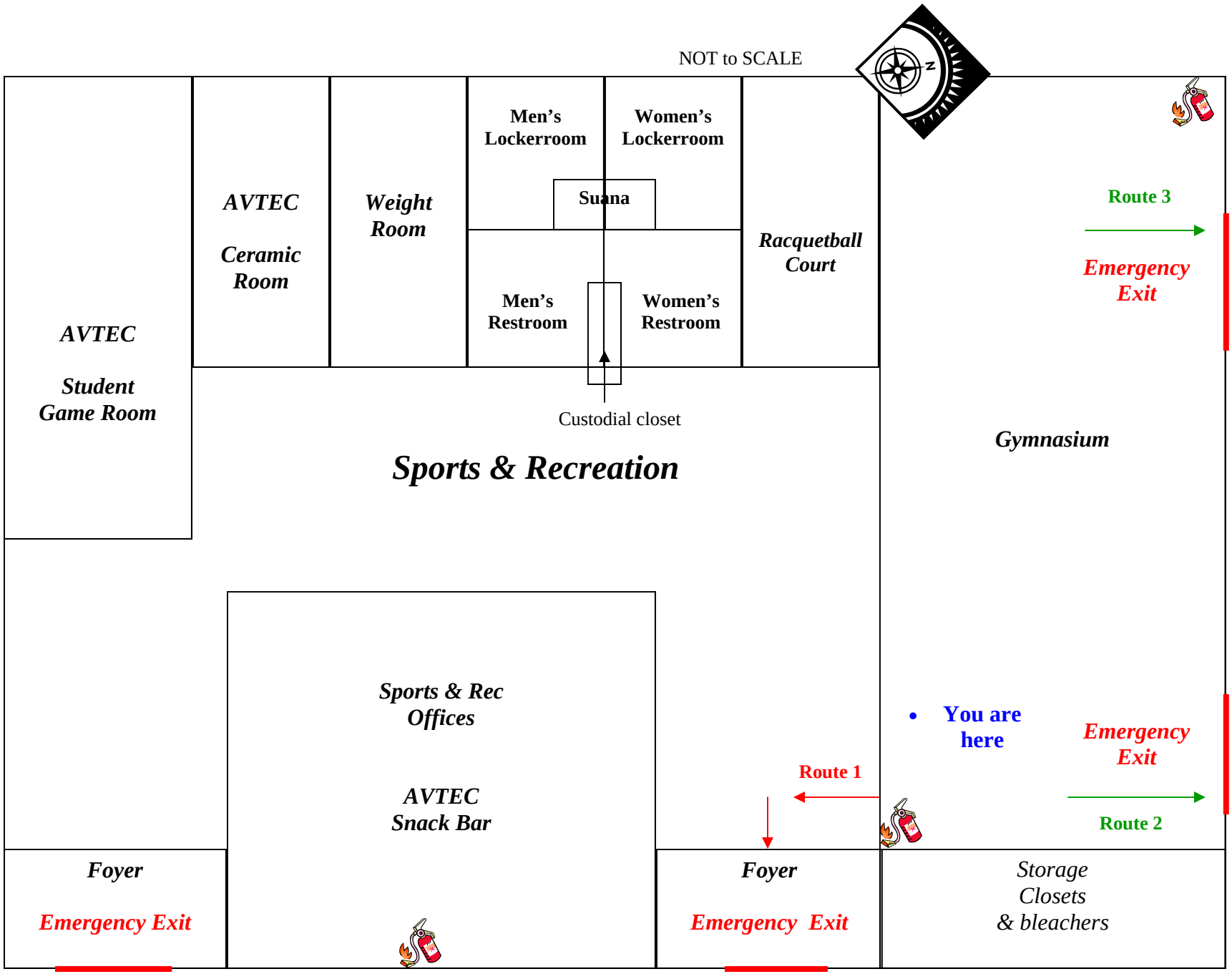
SCALE: 1/4" = 1'	APPROVED BY:	DRAWN BY
DATE: 4-15-91		REVISED

Ceiling Grid and Sprinkler

G.F.T. Consulting Co DRAWING NUMBER **91-6**

GYMNASIUM ADDITION
KENAI RECREATIONAL CENTER
CITY OF KENAI
carmen vincent ginoli, architect
professional building
kenai
LOWER FLOOR PLAN

GYMNASIUM ADDITION
KENAI RECREATIONAL CENTER
CITY OF KENAI
carmen vincent gintoli, architect
professional building
kenai
A2
ROOM FINISH SCHEDULE
UPPER FLOOR PLAN
DOOR SCHEDULE
WINDOW SCHEDULE
STAIR SECTION


NOT to SCALE
Men's Lockerroom
Women's Lockerroom
Suana
AVTEC
Ceramic Room
Weight Room
Racquetball Court
Men's Restroom
Women's Restroom
Route 3
Emergency Exit
AVTEC
Student Game Room
Custodial closet
Gymnasium
Sports & Recreation
Sports & Rec Offices
AVTEC Snack Bar
You are here
Route 1
Emergency Exit
Route 2
Foyer
Emergency Exit
Foyer
Emergency Exit
Storage Closets & bleachers

5 Year Operating and Capital Costs for HERC 1 based on Nov. 2018 HERC Task Force Final Report

Operate HERC1 as-is for 5 years with money put aside for demolition at Year 6

		2019	2020	2021	2022	2023	2024 (demolition)	5 Year Total	5 Year Total with Prelim. Feasibility Study
Annual Operating Cost (assuming current level of use)		35,280	35,280	35,280	35,280	35,280	-		
Maintenance (ie. broken windows, fire extinguisher check, etc) & Capital Needs		?	?	?	?	?	-		
Roof replacement*		-	250,000	-	-	-	-		
Study of how to demolish building		35,000	-	-	-	-	-		
(Potential Option) Preliminary feasibility study for a Multi-Use Community Center			(250,000)	(250,000)					
HERC 1 Seed Money (total needed for demolition estimated at $750,000)		150,000	150,000	150,000	150,000	150,000	-		
	Total	185,280	435,280	185,280	185,280	185,280	-	**1,176,400**	**1,676,400**

Barebones minimum renovation and management to extend life of the HERC1 by 10 years and operate the building with some additional services/management; demo needed at end of 10th year***

	2019	2020	2021	2022	2023	5 Year Total	10 Year Total
Annual Operating Cost (assuming current level of use)	35,280	35,280	35,280	35,280	35,280		
Maintenance (ie. broken windows, fire extinguisher check, etc) & Capital Needs	?	?	?	?	?		
Community Rec. Building Manager (assuming .5FTE salary & benefits)	-	-	-	50,000	50,000		
Study of long term improvements	-	65,000	-	-	-		
Roof replacement*	-	250,000	-	-	-		
Renovation**	-	-	1,000,000	-	-		
Total	35,280	350,280	1,035,280	85,280	85,280	**1,591,400**	**2,426,680**
						+ demo costs	+ demo costs

This is a **rough cost estimate for just replacing the roof - there may be other structural needs of the building that are not accounted for in this cost.*

*** The Task Force did not include an itemized breakdown of costs associated with renovation however on page 22 of the Final Report, they listed the need for a fire sprinkler system for the entire building; fire wall separation; convert building to natural gas heat; hot mop roof; convert all lighting fixtures to LED; repartition former UofA office area; other repairs/renovation as needed to meet IBC "E" occupancy with total costs ranging from $900,000 - $1.3 million.*

****The Task Force noted in the Final Report on page 6 that "the only way a ten-year timeframe would be a desirable financial consideration for the City is if there is a long term lease or partnersihp agreement in place."*