ADDENDUM NUMBER [01]

Date: December 19, 2024

Project Name: Johnson County Courthouse – Third

Level Office Renovation

Project Number 18.112

Project Location: 417 S. Clinton St.

From: Neumann Monson Inc.

221 East College St., Suite 303

lowa City, lowa 52240 Phone: 319.338.7878

To: All Plan Holders

This Addendum forms a part of the Contract Documents and modifies the original Bidding Documents dated December 5. 2024 as noted below.

Acknowledge receipt of this Addendum by placing the number [01] in the appropriate blank provided on the Bid Form. Failure to do so may subject the Bidder to disqualification.

This Addendum consists of 2 pages and the following attachments:

Document	No. of Pages or sheet size	
Modus Addendum 01	1 page	
Section 01 1000 - SUMMARY	4 pages	
Sheet AD101.5	24 inches by 36 inches	
Sheet A-411.5	24 inches by 36 inches	
Sheet A-501.5	24 inches by 36 inches	
Sheet E.101.5	24 inches by 36 inches	

CHANGES TO PRIOR ADDENDA: NONE

CHANGES TO INTRODUCTORY INFORMATION: NONE

CHANGES TO PROCUREMENT AND CONTRACTING REQUIREMENTS: NONE

CHANGES TO TECHNICAL SPECIFICATIONS:

ITEM 1-1 SECTION 01 1000 - SUMMARY

1.07, D: Add Paragraph 2 and 3.

- 2. Limit attic work while court 3A is in session.
- 3. Limit crane delivery of materials between 6:00pm and 7:00am or on weekends.

CHANGES TO DRAWINGS:

- ITEM 1-2 SHEET AD101.5 THIRD LEVEL FLOOR PLAN AND RCP DEMOLITION
 - A. Demolition Note D5: Modify note.
- **ITEM 1-3** SHEET A-411.5 INTERIOR ELEVATIONS
 - A. Interior Elevation D3: Modify elevation.
- ITEM 1-4 SHEET A-501.5 DETAILS
 - A. Detail B4: Modify detail.
- **ITEM 1-5** SHEET A-601.5 DOOR AND FINISH SCHEDULE.
 - A. Room Finish Schedule: Modify 03T RR.
 - B. Room Finish Schedule Specific Notes: Add note 13.

APPROVED SUBSTITUTIONS

NONE

END OF ADDENDUM NO. [01]



Johnson County Courthouse

Third Level Office Renovation8 21-163 DATE: December 19, 2024 PROJECT: PROJECT NUMBER:

This addendum has been issued to modify and/or interpret the bidding documents, including the drawings and specifications. Unless OTHERWISE INSTRUCTED. THE INFORMATION CONTAINED ON THE ADDENDUM SHALL TAKE PRECEDENCE OVER ANYTHING CONTRARY ON THE ORIGINAL BIDDING DOCUMENTS AND SHALL BE HEREINAFTER CONSIDERED AS A PARTY OF THE BIDDING DOCUMENTS,

SPECIFICATIONS

NO SPECIFICATIONS ARE INCLUDED IN THIS ADDENDUM.

PLANS

SHEET M-101.5 - THIRD FLOOR MECHANICAL PLAN

- 1. ADD New General Note E. ALL WORK ON 2ND FLOOR SHALL BE DONE OUTSIDE OF NORMAL BUSINESS HOURS.
- 2. ADD New General Note F. ALL WORK IN ATTIC SHALL BE COORDINATED WITH THE OWNER. ACCESS SHALL BE LIMITED TO TIMES WHEN COURT IS NOT IN SESSION (GENERALLY EARLY MORNING).

SHEET E-101.5 - THIRD FLOOR ELECTRICAL PLAN

- 1. **CLARIFY** panels 3P1 and 3P2 in Jan 03W are existing.
- 2. REVISE Electrical General Note D. ELECTRICAL PATHWAYS SHALL BE ROUTED IN THE 2ND FLOOR CEILING OR ATTIC. ALL WORK ON THE 2ND FLOOR SHALL BE OFF HOURS. SURFACE RACEWAY SHALL NOT BE USED IN ANY FINISHED AREAS WITHOUT PRIOR APPROVAL FROM THE ENGINEER.
- 3. **CLARIFY** location of attic access hatch in Hallway 03L.

SHEET E-501.5 - DETAILS & SCHEDULES

REVISE lighting fixture DA to have a 76 deg distribution.

VENDOR APPROVALS

SECTION 23 8 I O I - TERMINAL HEAT TRANSFER, CONVECTION HEATING, AND COOLING UNITS

- 1. 2.01 Manufactures
 - A. ADD Enviro-Tec

Section 26 5 I OO - Interior Lighting

- 1. DA Lightolier
- 2. DB Lightolier
- 3. FA Daybrite
- 4. PB Bock Lighting

ATTACHMENTS

SHEET E-101.5 - THIRD FLOOR ELECTRICAL PLAN... (24 x 26)

TOTAL PAGES... 3



IOWA CITY

SECTION 01 1000 SUMMARY

PART 1 GENERAL

1.01 PROJECT

- A. Project Name: Johnson County Courthouse Third Level Office Renvoation
- B. Owner's Name: Johnson County, Iowa.
- C. Architect's Name: Neumann Monson Architects.
- D. The Project consists of the renovation of offices on the third level. Structural, architectural, and mechanical and electrical work is included.

1.02 CONTRACT DESCRIPTION

- A. Contract Type: A single prime contract based on a Stipulated Price as described in Document 00 5000 Contracting Forms and Supplements.
- B. Work required by the proposed Contract shall begin upon ISSUANCE OF THE OWNER'S "NOTICE TO PROCEED". The Work under this Contract shall have limited on-site access. Mobilization for Work on-site shall begin no earlier than Monday, February 3, 2025 and be completed, with all equipment placed in operation, on or before the anticipated Substantial Completion Date of Monday, June 30, 2025, subject to an extension of time which may be granted by the Owner.

1.03 DESCRIPTION OF WORK

- A. Scope of demolition and removal work is shown on drawings and specified in Section 02 4100.
- B. Scope of alterations and new construction work is shown on drawings.
- C. Services (Including but not limited to Plumbing, HVAC, Electrical Power and Lighting, Telecommunications, and Security): Alter existing system and add new construction, keeping existing in operation.
- D. Owner will remove the following items before start of work:
 - 1. Artwork.
 - 2. Portable equipment.
- E. Contractor is required to remove and deliver the following to Owner prior to start of work:
 - Items indicated in Drawings.
- F. Contractor is required to remove and store the following prior to start of work, for later reinstallation by Contractor:
 - 1. Doors and frames, casings, as indicated.
 - 2. Wood base and shoe, as indicated.
 - 3. Other items as indicated in Drawings

1.04 WORK BY OWNER

- A. Hazardous Materials Abatement: Johnson County, Iowa has contracted for selective demolition and abatement of portions of the existing room components. Those operations are expected to be completed prior to starting work under this Contract. Should suspected hazardous materials be found during work of this Contract, notify Owner and Architect immediately.
- B. Johnson County, Iowa has awarded a contract for supply and installation of the Audio/Video system. Those operations will be conducted simultaneously with work under this Contract. Cooperate fully with this Separate Contractor so Work on that contract may be carried out smoothly, without interfering with or delaying work under this Contract.
- C. Items noted NIC (Not in Contract) will be supplied and installed by Owner (OFOI) after Substantial Completion. Some items include:
 - 1. Movable cabinets.
 - 2. Furnishings.
 - 3. Small equipment.

- 4. Artwork.
- 5. AV items, including projectors and TV monitors.
- 6. Signage.
- 7. Breakroom appliances.

1.05 OWNER-FURNISHED ITEMS

- A. The Work includes providing support systems to receive Owner's equipment, and mechanical and electrical connections.
- B. The Owner will arrange and pay for delivery of Owner-furnished items in accordance with the Contractor's Construction Schedule, and will inspect deliveries for damage.
- C. If Owner-furnished items are damaged, defective or missing, the Owner will arrange for replacement. The Owner will also arrange for manufacturer's field services, and the delivery of manufacturer's warranties and bonds to the Contractor.
- D. The Contractor is responsible for designating the delivery dates of Owner furnished items in the Contractor's Construction Schedule and for receiving, unloading and handling Owner-furnished items at the site.
- E. The Contractor is responsible for protecting Owner-furnished items from damage, including damage from exposure to the elements, and to repair or replace items damaged as a result of his operations.

1.06 OWNER OCCUPANCY

- A. Owner intends to continue to occupy adjacent portions of the existing building during the entire construction period.
- B. Cooperate with Owner to minimize conflict and to facilitate Owner's operations.
- C. Schedule the Work to accommodate Owner occupancy.

1.07 CONTRACTOR USE OF SITE AND PREMISES

- A. Construction Operations: Limited to areas noted on Drawings.
- B. Arrange use of site and premises to allow:
 - Owner occupancy.
 - 2. Work by Others.
 - 3. Work by Owner.
 - 4. Use of site and premises by the public.
- C. Provide access to and from site as required by law and by Owner:
 - Emergency Building Exits During Construction: Keep all exits required by code open during construction period; provide temporary exit signs if exit routes are temporarily altered.
 - 2. Do not obstruct roadways, sidewalks, or other public ways without permit.

D. Time Restrictions:

- 1. Limit conduct of especially noisy, malodorous, and dusty work to prior to 8:00 am or on weekends.
- Limit attic work while court 3A is in session.
- 3. Limit crane delivery of materials between 6:00pm and 7:00am or on weekends.
- E. Utility Outages and Shutdown:
 - 1. Limit disruption of utility services to hours the building is unoccupied.
 - 2. Do not disrupt or shut down life safety systems, including but not limited to fire sprinklers and fire alarm system, without 7 days notice to Owner and authorities having jurisdiction.
 - 3. Prevent accidental disruption of utility services to facilities.

1.08 WORK SEQUENCE

A. Coordinate work of the various Sections of Specifications to assure efficient and orderly sequence of installation of construction elements, with provisions for accommodating items installed later.

- B. Verify characteristics of elements of interrelated operating equipment are compatible; coordinate work of various Sections having interdependent responsibilities for installing, connecting to, and placing in service, such equipment.
- C. Coordinate space requirements and installation of mechanical and electrical work which are indicated diagrammatically on Drawings. Follow routing shown for pipes, ducts, and conduits, as closely as practicable; make runs parallel with lines of building. Utilize spaces efficiently to maximize accessibility for other installations, for maintenance, and for repairs.
- D. Execute cutting and patching to integrate elements of Work, uncover ill-timed, defective, and non-conforming Work, provide openings for penetrations of existing surfaces, and provide samples for testing if required. Seal penetrations through floors, walls, and roof.

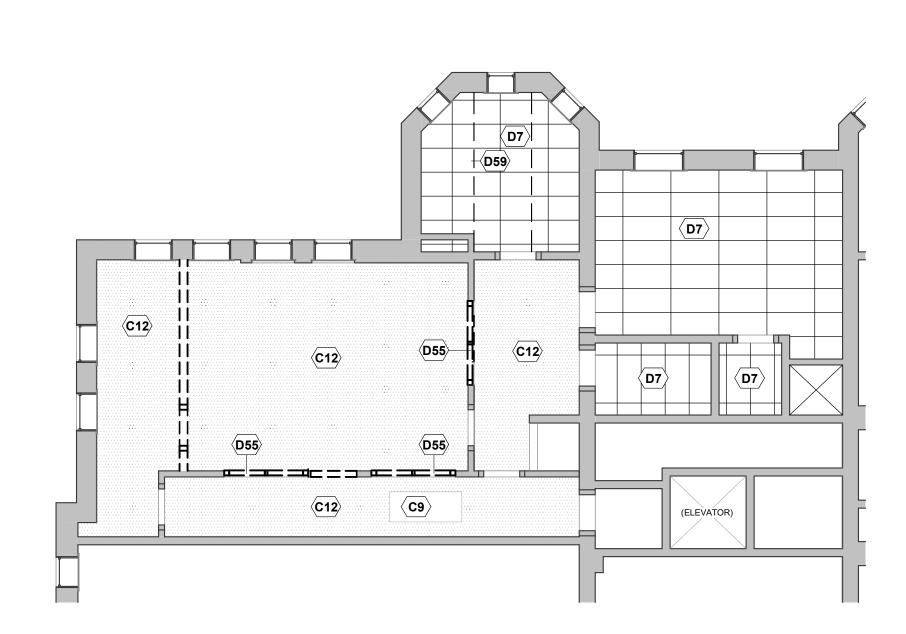
1.09 DEFINITIONS AND EXPLANATIONS

- A. Imperative language is used generally in the specifications. Except as otherwise indicated, requirements expressed imperatively are to be performed by the Contractor as if preceded by the phrase "The Contractor shall".
- B. The term "provide" means furnish and install, complete, and ready for intended use. Except as otherwise defined in greater detail, the term "furnish" means supply and deliver to the project site, including unloading, unpacking, inspecting, and storing until ready for receipt by Owner, installation, etc., as applicable.
- C. Except as otherwise defined in greater detail, the term "install" is used to describe operations at project site including assembly, erection, placing, anchoring, applying, working to dimension, finishing, curing, protecting, cleaning, and similar operations, as applicable.
- D. The term "indicated" is as cross-reference to graphics, notes or schedules on drawings, to other paragraphs or schedules in the specifications, and to similar means of recording requirements in contract documents. Where terms such as "shows", "noted", "schedules", and "specified" are used in lieu of "indicated", it is for purpose of helping reader locate cross-reference, and no limitations of location is intended.

PART 2 PRODUCTS - NOT USED PART 3 EXECUTION - NOT USED

END OF SECTION





B1 THIRD LEVEL RCP DEMOLITION

DEMOLITION KEYNOTES

C9 EXIST. HATCH TO REMAIN C12 EXIST. PLASTER CEILING TO REMAIN

KEY VALUE

D55

D4

REMOVE STUD WALL

REMOVE PORTION OF WALL FOR NEW OPENING, SEE A-SHEETS FOR SIZE AND DETAILS. INSTAL (HEADER, JAMB, FRAMING, AND INFILL FLOOR REMOVE CEILING GRID AND THE

D15 REMOVE CARPET AND ADHESIVE AND PAD AND TACK STRIPS D23 REMOVE WOOD BASE AND SHOE AND WOOD NAILER; SALVAGE FOR REUSE, TYP. ALL WALLS.

D25 REMOVE BOOKSHELVES D31 REMOVE MINI BLINDS AT ALL EXTERIOR WINDOWS; PATCH FASTENER

D52 REMOVE SHELVES, BRACKETS, AND WALL STANDARDS; PATCH FASTENER

D53 REMOVE WOOD WALL PANELS AND FURRING

REMOVE AND REINSTALL CLERESTORY WINDOWS AND WOOD TRIM

D56 REMOVE VINYL TILE FLOORING AND PREP FOR NEW TILE FLOORING D57 REMOVE AND DISPOSE OF FURNITURE; CHAIRS TO BE REMOVED BY OWNER D59 REMOVE WD FRAMING, SUPPORT ANGLES AND SUSPENSION WIRES

D68 REMOVE AND REINSTALL COATHOOKS ON WALL D69 REMOVE PAINTED WD CASINGS AT JAMBS AND HEAD

D70 REMOVE AND REPLACE PLINTH BLOCKS; MATCH HISTORIC PROFILE FOR

D82 REMOVE AND REINSTALL WALL MOUNTED SINK AND FLOOR MOUNTED D83 REMOVE TOILET ACCESSORIES

D85

D86 REMOVE SS COUNTER

REMOVE DOOR AND FRAME AND RELOCATE; SEE DOOR 03P ON FLOOR PLAN

THIRD LEVEL GENERAL DEMOLITION NOTES

1. REMOVE ALL MEPT SYSTEM COMPONENTS WITHIN AREAS OF THE WORK OF THIS CONTRACT THAT ARE

NOTED AS ABANDONED OR TO BE ABANDONED BY THE WORK OF THIS CONTRACT.

2. REMOVE AND SALVAGE ALL VISUAL DISPLAY BOARDS INCLUDING MARKERBOARDS, CHALKBOARDS, TACKBOARDS, AND TACKSTRIPS ON WALLS TO BE REMOVED.

3. REFER TO MECHANICAL PLANS FOR LOCATIONS OF ADDITIONAL OPENINGS TO BE CUT IN EXISTING WALLS FOR NEW DUCTWORK AND PIPING.

4. CAREFULLY REMOVE AND PROTECT ALL ITEMS TO BE REUSED.

5. REMOVE CARPET THROUGHOUT WORK AREA; REMOVE CARPET PAD, TACK STRIPS, AND ADHESIVE FROM SUBSTRATE COMPLETELY.

6. REPAIR AND PATCH WALLS AND CONCRETE FLOOR SLAB WHERE DAMAGED OR UNFINISHED RESULTING FROM REMOVAL OF CASEWORK, WALL, FIXTURES, OR ANY OTHER ITEMS REQUIRED TO BE REMOVED BY THIS CONTRACT.

7. WHERE REMOVAL OF ITEMS REQUIRED BY THIS CONTRACT, INCLUDING PLUMBING, MECHANICAL, ELECTRICAL, AND TELECOM ITEMS, LEAVES HOLES IN THE FLOORING, FLOOR SLAB, WALLS OR ROOF, THE CONTRACTOR SHALL PATCH ALL HOLES LEFT FROM REMOVAL OF THESE ITEMS TO MATCH ADJACENT ASSEMBLY AND FINISH.

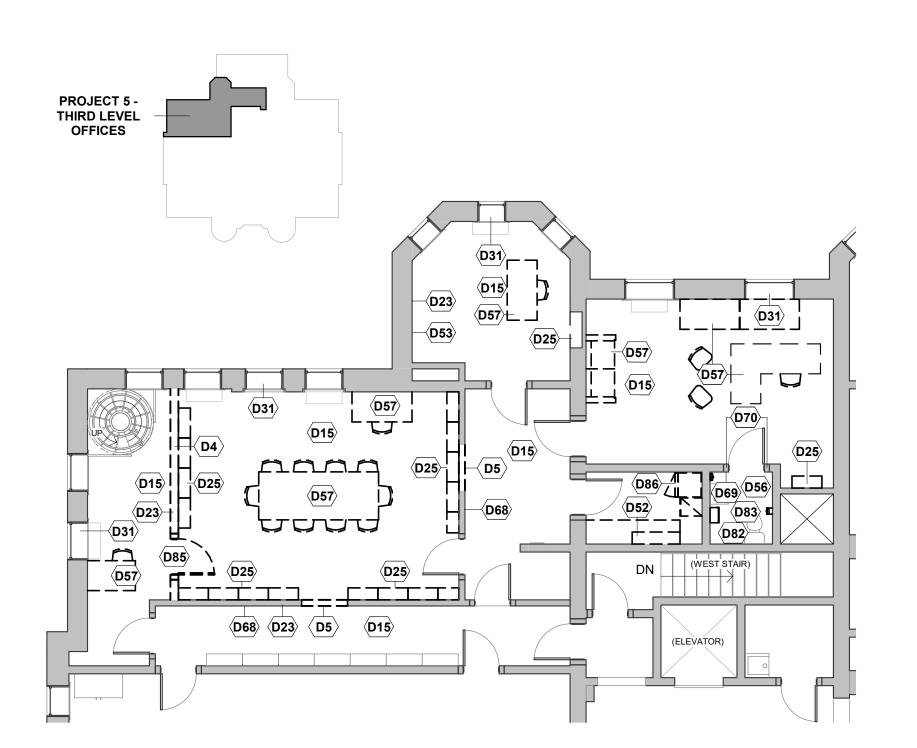
8. WHEREVER DEMOLISHED WALLS ABUT WALLS TO REMAIN, PATCH AND FINISH TO MATCH ADJACENT SURFACE. INFILL WOOD TRIM.

9. REMOVE THE EXISTING TILE AND GRID TO INSTALL NEW TILE AND GRID IN ALL AREAS INDICATED TO RECEIVE NEW CEILING TILE/GRID ON THE RCP AND/OR ROOM FINISH SCHEDULE.

10. REMOVE AND REINSTALL WOOD BASE SHOE FOR CARPET INSTALLATION.

11. REMOVE AND SALVAGE WOOD TRIM FROM WALLS TO BE REMOVED.

12. REMOVE AND REINSTALL WOOD TRIM NECESSARY TO ACHIEVE WALL REFINISHING.



B4 THIRD LEVEL DEMOLITION PLAN

1/8" = 1'-0"



Neumann Monson Architects 221 East College Street | Suite 303 Iowa City, Iowa 52240

319.338.7878

111 East Grand Avenue | Suite 105 Des Moines, Iowa 50309 515.339.7800

CONSULTANTS

MODUS Engineering 118 East College St

lowa City, Iowa 52240 319.248.4600

Raker Rhodes Engineering Structural Engineer 112 East Washington St | Unit B lowa City, Iowa 52240 319.333.7850

PROJECT NAME

JOHNSON COUNTY COURTHOUSE THIRD LEVEL **OFFICE RENOVATION**

JOHNSON COUNTY 913 South Dubuque Street

PROJECT NO. 18.112

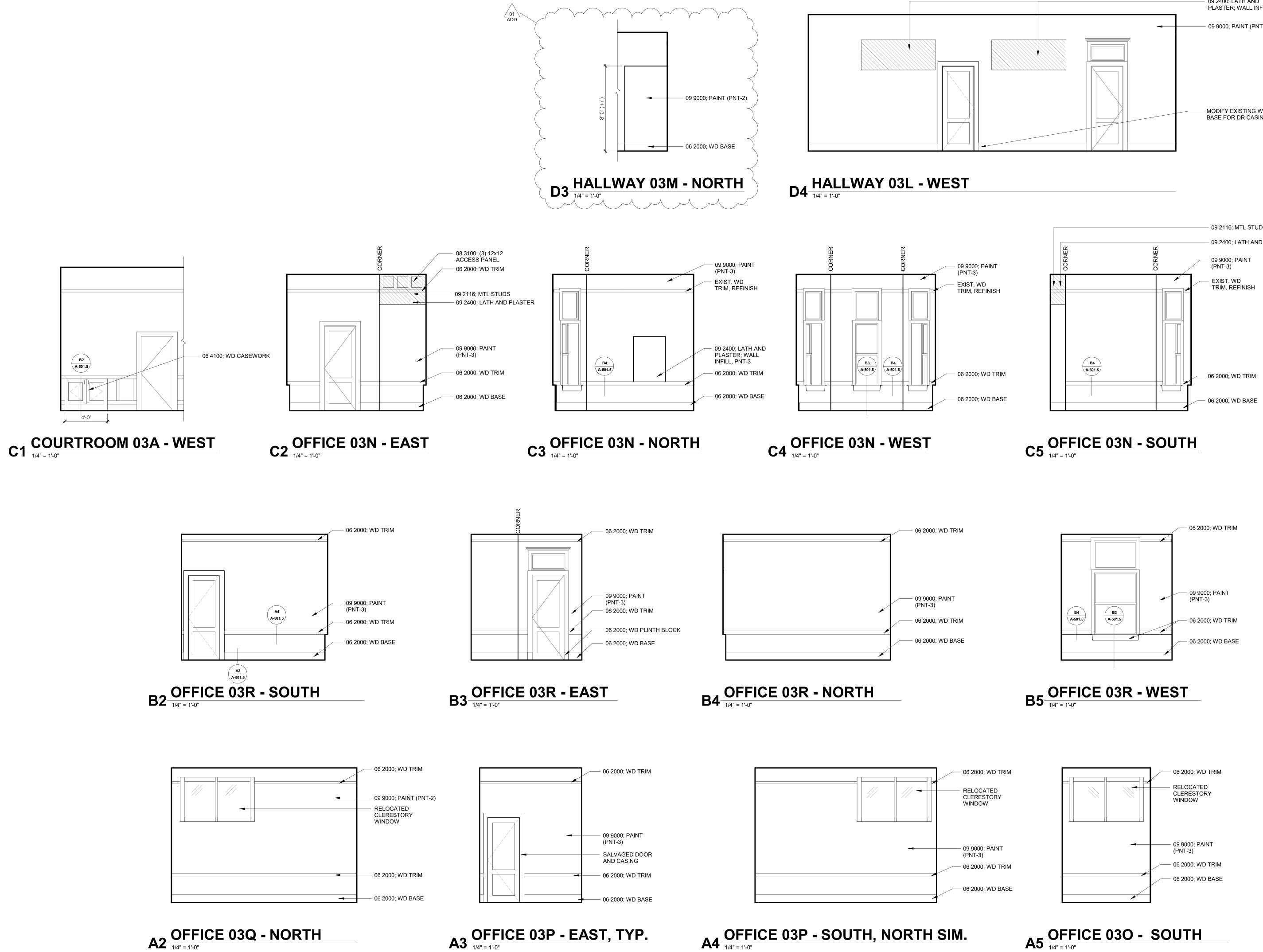
lowa City, Iowa 52240

ISSUE				
DATE	DESCRIPTION			
12.05.2024	BIDDING DOCUMENTS			
12.19.2024	ADD 01			

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SHEET NAME THIRD LEVEL **FLOOR PLAN AND** RCP DEMOLITION

AD-101.5



COURTHOUSE THIRD LEVEL **RENOVATION**

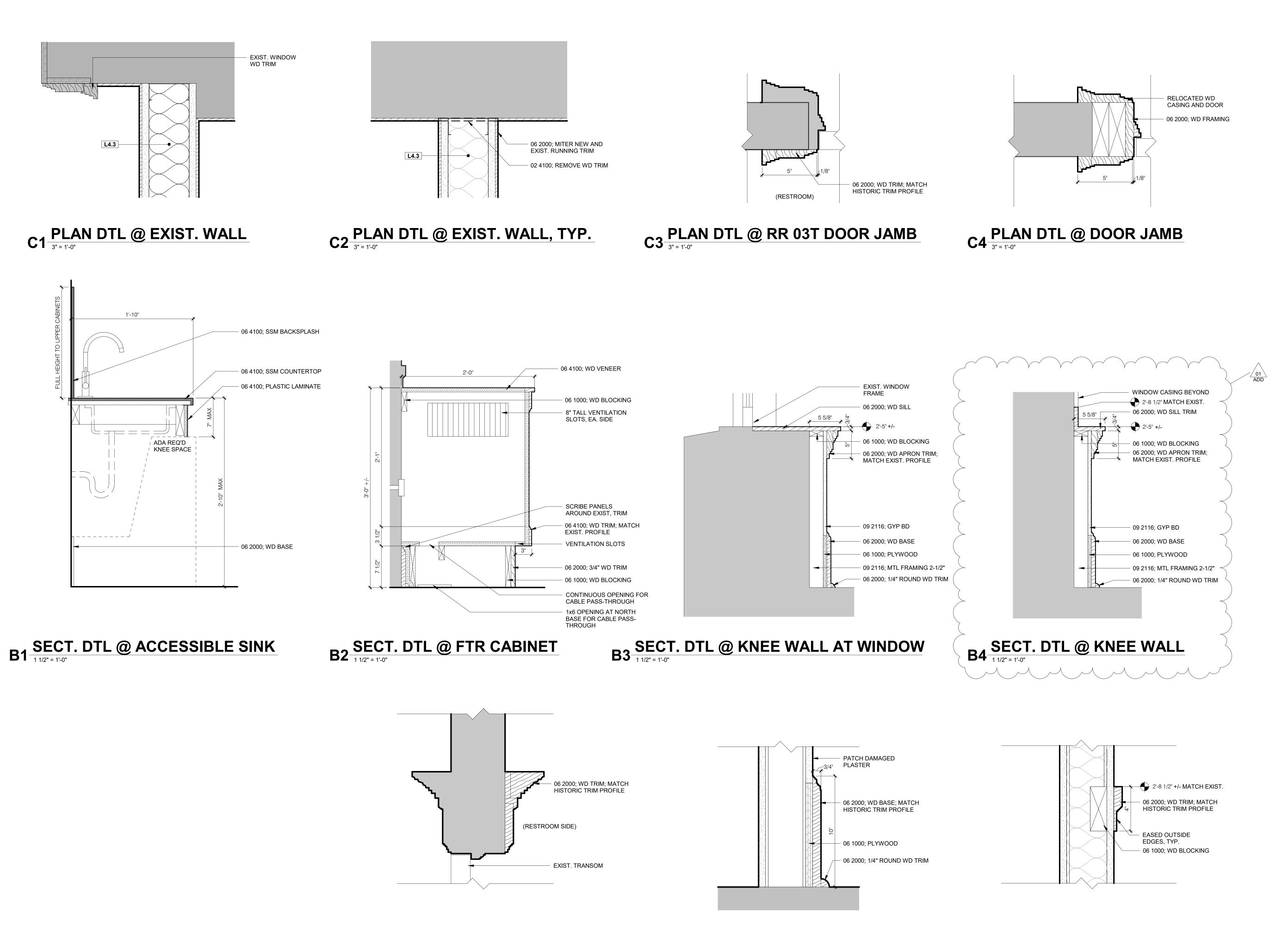
JOHNSON COUNTY

ATE	DESCRIPTION	
12.05.2024	BIDDING DOCUMENTS	
12.19.2024	ADD 01	

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ELEVATIONS

A-411.5



A3 SECT. DTL @ WD BASE, TYP.

A2 SECT. DTL @ RR 03T DOOR HEAD

ARCHITECT OF RECORD

319.338.7878

515.339.7800

Neumann Monson Architects

221 East College Street | Suite 303

lowa City, Iowa 52240

111 East Grand Avenue | Suite 105 Des Moines, Iowa 50309

CONSULTANTS

MODUS Engineering
MEPT
118 East College St

319.333.7850

319.248.4600

Raker Rhodes Engineering

Structural Engineer

112 East Washington St | Unit B lowa City, lowa 52240

lowa City, Iowa 52240

PROJECT NAME

JOHNSON
COUNTY
COURTHOUSE
THIRD LEVEL
OFFICE
RENOVATION

OWNER
JOHNSON COUNTY
913 South Dubuque Street

PROJECT NO 18 112

Iowa City, Iowa 52240

DATE	DESCRIPTION
2.05.2024	BIDDING DOCUMENTS
2.19.2024	ADD 01

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SHEET NAME

DETAILS

A4 SECT. DTL @ WD RAIL, TYP.

SHEET NUMBER

A-501.5

221 East College Street Suite 303
lowa City, Iowa 52240
319.338.7878
111 East Grand Avenue Suite 105
Des Moines, Iowa 50309

515.339.7800

ARCHITECT OF RECORD

Neumann Monson Architects

CONSULTANTS

MODUS Engineering 118 East College St Iowa City, Iowa 52240

319.248.4600 Raker Rhodes Engineering Structural Engineer 112 East Washington St | Unit B

319.333.7850

lowa City, Iowa 52240

INTERIOR FINISHES DESCRIPTION MATERIAL MANUF. **COMMENTS** 06 4100- PLASTIC LAMINATE CASEWORK AT BREAKROOM J0748 BEIGE ARIZONA, COLORCORE FENIX 06 4100- SOLID SURFACE FORMICA 744 CREMA TERRAZZO, THICKNESS: 1/2" COUNTERTOP AT BREAKROOM DALTILE FIELD TILE AT RESTROOM AND CENTER OF 09 3000- TILE KEYSTONE, 1" HEXAGON MOSAIC, COLOR: ALMOND FLORAL DETAIL DALTILE KEYSTONE, 1" HEXAGON MOSAIC, COLOR: URBAN PUTTY FLORAL DETAIL TILE AT RESTROOM 09 3000- TILE DALTILE KEYSTONE, 1" X 1" MOSAIC, COLOR: BROWNBERRY ACCENT TILE AT RESTROOM BOARDER 09 3000- TILE 09 3000- TILE DALTILE KEYSTONE, 1" X 1" MOSAIC, COLOR: ALMOND ACCENT TILE AT RESTROOM BOARDER 09 3000- TILE DALTILE KEYSTONE, 1" X 1" MOSAIC, COLOR: URBAN PUTTY ACCENT TILE AT RESTROOM BOARDER 09 3000- TILE DALTILE COLOR WHEEL, 3" X 6", COLOR: ARTIC WHITE, MATTE WALL TILE AT RESTROOM 09 3000- TILE DALTILE WALL BASE AT RESTROOM COLOR WHEEL, 6" X 6" COVE BASE, COLOR: ARTIC WHITE, MATTE 09 5100- ACOUSTICAL CEILING ARMSTRONG DUNE, 24" X24", COLOR: WHITE AT LOCATIONS SCHEDULED 09 6813- CARPET TILE INTERFACE COLLECTION: CEREMONY, STLYE: CE171 127950AK00, COLOR: AT LOCATIONS SCHEDULED BENTO 104951, SIZE 25CM X 1M, INSTALLATION: ASHLAR EPNT-1 EPOXY, SW 7637 OYSTER WHITE AT LOCATIONS SCHEDULED 09 9000- PAINT SHERWIN WILLIAMS 09 9000- PAINT SHERWIN WILLIAMS SW 7637 OYSTER WHITE AT LOCATIONS SCHEDULED PNT-3 09 9000- PAINT SHERWIN WILLIAMS SW 7036 ACCESSIBLE BEIGE AT LOCATIONS SCHEDULED SWF CONTRACT CROSSHATCH R, COLOR: EGGSHELL/FOG C8212, OPENNESS: 3% WINDOW TREATMENT THROUGHOUT 12 2400- WINDOW SHADES

	ROOM FINISH SCHEDULE						
ROOM					SPECIALTY		
No.	NAME	FLOOR	BASE	WALL	WALL FINISH	CEILING	COMMENTS
03L	HALLWAY	CPT-1	WD	PNT-2		PNT	REFER TO NOTES 7,8,10
03M	HALLWAY	CPT-1	WD	PNT-2		PNT	REFER TO NOTES 8,10
03N	OFFICE	CPT-1	WD	PNT-3		PNT	REFER TO NOTES 1,2,3,4,8,10,11
030	OFFICE	CPT-1	WD	PNT-3		PNT	REFER TO NOTES 5,8,10
03P	MULTI-USE	CPT-1	WD	PNT-3		PNT	REFER TO NOTES 1,5,8,10
03Q	OFFICE	CPT-1	WD	PNT-3		PNT	REFER TO NOTES 1,5,8,10,12
03R	OFFICE	GPT-1	WD	PNT-3		PNT	REFER TO NOTES 2,3,4,9,10
038	BREAKROOM	EXIST	WD \	PNT-2	/	√SATC √	REFER YO NOTE 1
03T	RR	T-1, T-2, T-3, T-4, T-5	TB-1	EPNT-1	T-6	SATC	REFER TO ELEVATIONS FOR EXTENT OF T-6, REFER TO NOTES 1,2,6,13
031/	OFFICE	CPT-1	/ WD/	PNT-3		PNT	REFER TO NOTES 5,8,10
03V	OFFICE	CPT-1	MD	PNT-3		PNT	REFER TO NOTES 2,3,4,9,10

ROOM FINISH SCHEDULE GENERAL NOTES:

A. ALL EXISTING WOOD TRIM SHALL BE REUSED, INCLUDING BASE, RUNNING TRIM, AND DOOR CASINGS; REFINISH ALL WOOD TRIM TO MATCH APPROVED STAIN COLOR. CONTRACTOR'S OPTION TO PROVIDE AND INSTALL NEW TO MATCH HISTORIC PROFILES; FINISH TO MATCH APPROVED STAIN COLOR.

B. FILL AND PATCH ALL DENTS, AND OTHER IMPERFECTIONS IN EXISTING AND NEW GYPSUM BOARD AND PLASTER SURFACES PRIOR TO PAINTING

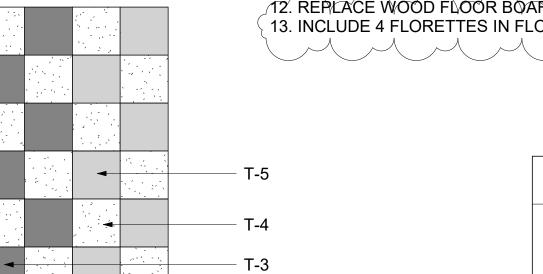
C. REMOVE AND REINSTALL WD BASE SHOE TRIM FOR CARPET INSTALLATION

D. REMOVE AND REINSTALL ALL ITEMS FROM WALLS FOR PLASTER REFINISHING, INCLUDING COVER PLATES, VISUAL BOARDS, ETC.

E. REFINISH ALL EXISTING WOOD DOORS FOR UNIFORM APPEARANCE; REMOVE AND REINSTALL ALL HARDWARE, ETC. TO ACHIEVE THE WORK.

ROOM FINISH SCHEDULE SPECIFIC NOTES:

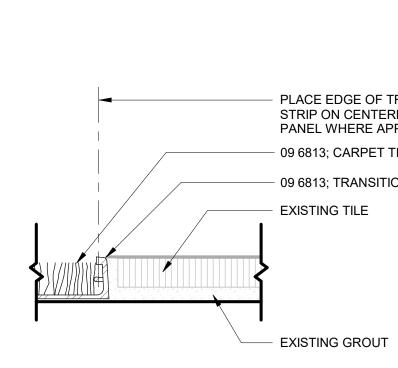
- 1. REPAIR AND PATCH ALL DENTS, CHIPS, AND CRACKS IN WALL SURFACES AND INSTALL SKIM COAT, MIN. 3MM, FOR UNIFORM APPEARANCE
- 2. REFINISH ALL WOOD TRIM TO MATCH LIGHTER COLOR IN OFFICE 03P OR PROVIDE NEW TO MATCH PROFILES 3. PROVIDE AND INSTALL WOOD APRON TRIM AT EXTERIOR WINDOW SILLS TO MATCH TRIM IN OFFICE 03P
- 4. PROVIDE AND INSTALL WOOD CHAIR RAIL TRIM FULL PERIMETER, MATCH EXISTING PROFILE
- 5. PROVIDE AND INSTALL WOOD RUNNING TRIM AT NEW WALL TO MATCH EXISTING 6. REMOVE JAMB AND HEAD CASINGS; PROVIDE AND INSTALL CASINGS TO MATCH TYP. DOOR CASINGS
- 7. PAINT WOOD ATTIC ACCESS DOOR AND PERIMETER TRIM
- 8. REPAIR AND PATCH ALL DENTS, CHIPS, AND CRACKS IN CEILING SURFACES AND INSTALL SKIM COAT, MIN. 3MM, FOR UNIFORM APPEARANCE 9. PROVIDE AND INSTALL SUSPENSION SYSTEM, AND GYPSUM CEILING SYSTEM
- 10. REFINISH EXISTING WD FLOOR; SEE ALTERNATE 1
- 11. JNSTALL LATH AND PLASTER WALL UP TO ORIGINAL CEILING ELEVATION, FULL PERIMETER /12. REPLACE WOOD FLOOR BOARDS WHERE WALL WAS REMOVED; NEW INFILL SHALL MATCH EXISTING LENGTH AND PATTERN OF EXISTING
- 13. INCLUDE 4 FLORETTES IN FLOOR TILING.

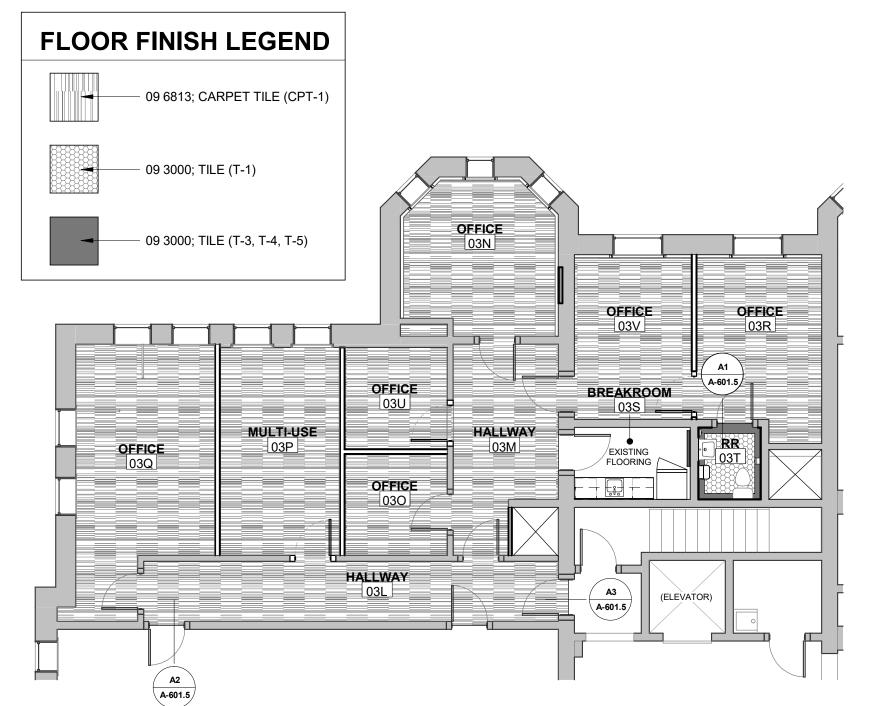


BORDER DETAIL @ RESTROOM



A3 SECT DTL @ CPT/ EXIST. TILE





A4 THIRD LEVEL - FLOOR FINISH PLAN

1/8" = 1'-0"

PROJECT NAME

JOHNSON COUNTY COURTHOUSE THIRD LEVEL **OFFICE RENOVATION**

JOHNSON COUNTY 913 South Dubuque Street lowa City, Iowa 52240

PROJECT NO. 18.112

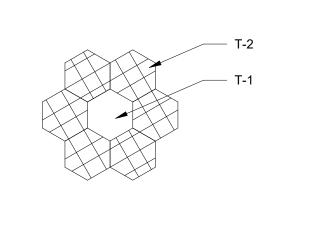
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12.19.2024	ADD 01

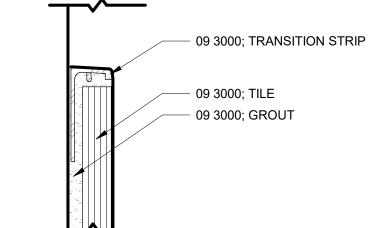
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DOOR AND FINISH

SCHEDULE

A-601.5





PLACE EDGE OF TRANSITION

DOOR SCHEDULE

TYPE

1. REFINISH ALL SIDES OF EXISTING DOOR AND TRANSOM PANEL, FRAME, AND CASINGS FOR UNIFORM APPEARANCE TO MATCH ARCH

DOOR

WD

FRAME

GLAZING TYPES:

= TRANSPARENT GLASS = PATTERNED GLASS

WD-1

WD-2

NOTES

1,3

MAT GLAZE TYPE MAT

PG

(WD)

(WD)

DOOR PANEL TYPES

DOOR SIZE

WIDTH | HEIGHT

8'-0"

8'-0"

8'-0"

8'-0"

8'-0"

8'-0"

2. REINSTALL SALVAGED DOOR AND CASINGS; INSTALL NEW FRAME AND WOOD PLINTH BLOCKS EA. SIDE

3. AT RR SIDE, INSTALL NEW WOOD CASING AT JAMB AND HEAD TO MATCH HISTORIC TRIM PROFILE

GLAZING, PG

WD CASING

3'-0"

3'-0"

3'-0"

3'-0"

SEE SCHEDULE

No.

03M

03N

030

03P

03Q

03R

03S

03T

03U

SEE SCHEDULE

DOOR SCHEDULE NOTES:

SELECTED STAIN COLOR

ROOM

HALLWAY

HALLWAY

OFFICE

OFFICE

MULTI-USE

OFFICE

OFFICE

BREAKROOM

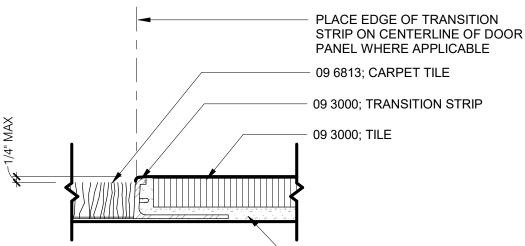
OFFICE

OFFICE

WD CASING

DOOR FRAME TYPES

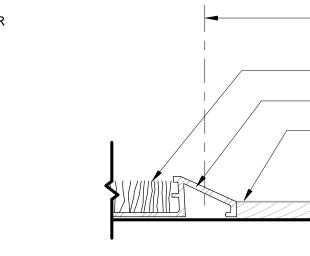
B2 SECT DTL @ TILE EDGE



A1 SECT DTL @ TILE/CPT

09 3000; GROUT

B1 FLORAL ACCENT @ RESTROOM



STRIP ON CENTERLINE OF DOOR PANEL WHERE APPLICABLE 09 6813; CARPET TILE - 09 6813; TRANSITION STRIP EXISTING WOOD FLOOR

A2 SECT DTL @ CPT/ EXIST. WD



ARCHITECT OF RECORD

lowa City, Iowa 52240 319.338.7878

Des Moines, Iowa 50309

515.339.7800

CONSULTANTS

MODUS Engineering

118 East College St

PROJECT NAME

JOHNSON

COURTHOUSE

THIRD LEVEL

RENOVATION

JOHNSON COUNTY

DESCRIPTION

BIDDING DOCUMENTS

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913 South Dubuque Street lowa City, Iowa 52240

PROJECT NO. 18.112

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SHEET NAME

THIRD LEVEL

12.05.2024

12.19.2024

COUNTY

OFFICE

319.248.4600

lowa City, Iowa 52240

Neumann Monson Architects 221 East College Street | Suite 303

111 East Grand Avenue | Suite 105

N 2 LEVEL 3 ELECTRICAL PLAN
1/8" = 1'-0"

N (3) ATTIC POWER PLAN
1/8" = 1'-0"

3P2-20

EX FCU 120V-1P/20A

DEMO GENERAL NOTES:

- DEMOLITION DRAWINGS ARE BASED ON EXISTING AVAILABLE DRAWINGS AND CASUAL FIELD OBSERVATION. ELECTRICAL CONTRACTORS SHALL FIELD VERIFY THE SITE AND INCLUDE ALL REQUIRED DEMOLITION IN THE BID.
- ALL REQUIRED DEMOLITION IS NOT INDICATED. IT IS THE INTENT OF THESE DOCUMENTS THAT ALL MECHANICAL AND ELECTRICAL SYSTEMS (NOT TO BE REUSED OR EXTENDED) BE REMOVED. COORDINATE WITH
- REFER TO SPECIFICATIONS AND OTHER SHEETS FOR ADDITIONAL DEMOLITION REQUIREMENTS.
- REMOVE ALL ELECTRICAL CONNECTIONS, WIRING, AND CONDUIT SERVING ALL MECHANICAL EQUIPMENT TO BE REMOVED.
- MAINTAIN FIRE RATINGS OF AFFECTED WALLS AND FLOORS.
- EXISTING ELECTRICAL SYSTEMS LOCATED IN WALLS AND CHASES NOT BEING REMOVED OR REUSED FOR NEW SYSTEMS MAY BE ABANDONED IN PLACE. CAP AT MAINS OR IN A CONCEALED LOCATION IF REQUIRED.
- REFER TO ARCHITECTURAL DRAWINGS FOR DETAILS ON FLOOR CUTTING AND CEILING REMOVAL. CONTRACTOR SHALL COORDINATE WORK TO BE CONSISTENT WITH SCOPE OF GENERAL CONTRACTOR'S DEMOLITION.

DEMO REFERENCED NOTES: (#)

(ex panel 3P2 EX PANEL 3P1

- REMOVE ALL LIGHTING, RECEPTACLES AND OTHER ELECTRICAL DEVICES UNLESS NOTED OTHERWISE OR NECESSARY FOR THE OPERATION OF DEVICES OUTSIDE THE SCOPE OF REMODELING. REMOVE ASSOCIATED CONDUCTORS AND RACEWAY COMPLETELY.
- DISCONNECT POWER TO FAN COIL UNIT. REMOVE RACEWAY AND ASSOCIATED CONDUCTORS BACK TO NEAREST JUNCTION BOX. PREPARE TO EXTEND TO NEW UNIT LOCATION. REFER TO NEW WORK PLAN FOR ADDITION DETAILS.

ELECTRICAL GENERAL NOTES:

- PROVIDE ALL NEW ELECTRICAL DEVICES AND FACEPLATES FOR EXISTING (EX) DEVICES SHOWN.
- ALL DISCONNECTS ON MECHANICAL EQUIPMENT SHALL BE MOUNTED ON STRUCTURE TO ALLOW REMOVAL OF THE EQUIPMENT FOR MAINTENANCE WITH A MINIMUM OF WIRING WORK. VERIFY NEC CLEARANCE REQUIREMENTS ARE MET PRIOR
- MAINTAIN SERVICE CLEARANCE AROUND ALL MECHANICAL & ELECTRICAL EQUIPMENT. DO NOT ROUTE PIPING OR CONDUIT IN CLEARANCE SPACE
- λ ELECTRICAL PATHWAYS SHALL BE ROUTED IN THE 2ND FLOOR CEILING OR ATTIC. ALL WORK ON THE 2ND FLOOR SHALL BE OFF HOURS. SURFACE RACEWAY SHALL NOT BE USED IN ANY FINISHED AREAS WITHOUT PRIOR APPROVAL FROM THE ENGINEER. ALL RECEPTACLE CIRCUITS SHALL HAVE DEDICATED NEUTRALS.
 - INSTALL DEVICES SUCH THAT NO TWO DEVICES ON OPPOSITE SIDES OF SAME WALL ARE WITHIN 6" OF EACH OTHER.
 - PROVIDE CONDUIT SLEEVES WITH INSULATED BUSHINGS SERVING ALL LOW VOLTAGE CABLING. DO NOT EXCEED 40% FILL.
 - PRIOR TO ROUGH-IN, COORDINATE ALL WALL DEVICES WITH FINAL CASEWORK ELEVATIONS AND OTHER TRADES. CONFLICTS SHALL BE BROUGHT IMMEDIATELY TO THE ATTENTION OF THE
 - ALL FLOOR BOXES SHALL HAVE THEIR EXACT ROUGH-IN LOCATION DETERMINED BY DESIGN TEAM THROUGH DIMENSIONED DRAWINGS SIGNED BY OWNER PRIOR TO ROUGH-IN. LOCATIONS SHOWN ARE FOR BIDDING PURPOSES ONLY.
- IN ROOMS WHERE MULTIPLE COUNTER HEIGHTS EXIST, ALL ABOVE-COUNTER RECEPTACLE SHALL BE INSTALLED AT THE SAME HEIGHT ABOVE FLOOR. COORDINATE WITH DESIGN TEAM DURING
- REFER TO T-SHEETS FOR ADDITIONAL ROUGH-IN INFORMATION. ALL AUDIO INPUTS SHALL BE ROUGHED IN ADJACENT TO RECEPTACLES SHOWN ON THIS PLAN UNLESS NOTED OTHERWISE.
- REFER TO ARCHITECTURAL ELEVATIONS AND REFLECTED CEILING PLANS FOR SPECIFIC DEVICE ROUGH-IN AND PLACEMENT. ANY DEVIATIONS FROM THE ARCHITECTURAL ELEVATIONS AND RCP'S SHALL BE REVIEWED AND APPROVED BY THE ARCHITECT PRIOR TO ROUGH-IN. IF A DEVICE IS REQUIRED PER SPECIFICATION, REQUIRED FOR OPERATION, OR IS DIFFERENT IN CONFIGURATION THAN SHOWN ON ELEVATIONS AND RCP'S, CLARIFICATION AND DIRECTION MUST BE GIVEN BY THE ARCHITECT BEFORE ROUGH-IN. DEVIATIONS OR ADDITIONAL DEVICES NOT APPROVED PRIOR TO INSTALLATION SHALL BE CORRECTED AT CONTRACTORS EXPENSE. THIS INCLUDES BUT IS NOT LIMITED TO THERMOSTATS, CONTROL SYSTEM SENSORS, ELECTRICAL DEVICES, SWITCHES, DIMMERS, TECHNOLOGY DEVICES, A/V DEVICES, SPEAKERS, FIRE ALARM DEVICES, ETC.
- CEILING CONTRACTOR SHALL PROVIDE AND INSTALL CEILING ACCESS PANELS FOR ACCESSIBILITY TO ELECTRICAL JUNCTION BOXES, PLUMBING VALVES, BALANCING DAMPERS, CIRCUIT SETTERS, ETC. WHERE ABSOLUTELY NECESSARY. LOCATIONS WILL NEED TO BE APPROVED AND COORDINATED WITH THE ARCHITECT PRIOR TO INSTALLATION.

ELECTRICAL REFERENCED NOTES: (E#)

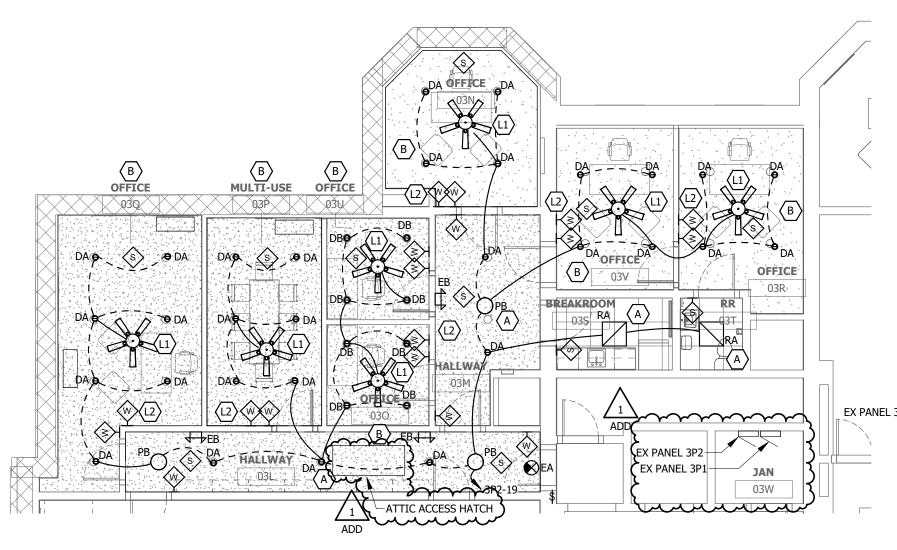
- EXTEND EXISTING CIRCUIT TO NEW FAN COIL UNIT LOCATION. COORDINATE WITH MECHANICAL CONTRACTOR.
- MODIFY PATHWAY AND WIRING TO EXISTING ERV ELECTRIC PREHEAT COIL FOR NEW WALKWAY.

LIGHTING GENERAL NOTES:

- SURFACE RACEWAY SHALL NOT BE USED IN ANY FINISHED AREAS WITHOUT PRIOR APPROVAL FROM THE ENGINEER.
- INSTALL DEVICES SUCH THAT NO TWO DEVICES ON OPPOSITE SIDES OF SAME WALL ARE WITHIN 6" OF EACH OTHER.
- COORDINATE ALL DEVICES WITH ARCHITECTURAL PLANS AND CASEWORK
- OCCUPANCY AND DAYLIGHT SENSORS SHALL BE LOCATED PER MANUFACTURER'S RECOMMENDATIONS. IN EVENT OF CONFLICT OF DESIGNED DRAWINGS AND MANUFACTURER RECOMMENDATIONS, ENGINEER SHALL BE NOTIFIED IMMEDIATELY.
- REFER TO SPECIFICATION SECTION 26 0943 FOR ADDITIONAL DETAILS ASSOCIATED WITH THE LIGHTING CONTROLS. EACH AREA OF CONTROL SHALL HAVE A DEDICATED POWER PACK WITH ALL DEVICES SHOWN ON PLANS OPERATING TOGETHER.
- ALL LIGHTING FIXTURES SHALL BE INSTALLED IN SUCH WAY THAT DRIVERS ARE ACCESSIBLE WITHOUT CUTTING OF CEILING. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF AREAS WHERE THIS IS NOT
- ALL WALL-MOUNTED FIXTURES SHALL HAVE EXACT ROUGH-IN LOCATION DETERMINED BY DESIGN TEAM PRIOR TO ROUGH-IN.
- THE ELECTRICAL CONTRACTOR SHALL EXTEND AN "UNSWITCHED" HOT CONDUCTOR FROM THE NEAREST NORMAL LIGHTING CIRCUIT TO EVERY UL924 LISTED EMERGENCY POWER PACK/TRANSFER DEVICE AND EXIT SIGNS REQUIRED FOR EMERGENCY EGRESS OPERATION. THE "UNSWITCHED" HOT CONDUCTOR SHALL BE USED FOR SENSING PURPOSES
- PROVIDE ALL NEW ELECTRICAL DEVICES AND FACEPLATES FOR EXISTING (EX) DEVICES SHOWN.
- UNLESS NOTED OTHERWISE BY DESIGNATED "LIGHTING CONTROL ZONES", SWITCHES SHOWN WILL CONTROL ALL FIXTURES IN THE ROOM SHOWN.
- PROGRAMMABLE DEVICES SHALL BE CONFIGURED WITH THE CONTROL ZONES SHOWN ON THE PLANS AND SCENES PER CLIENT DIRECTION DURING COMMISSIONING.
- REFER TO ARCHITECTURAL ELEVATIONS AND REFLECTED CEILING PLANS FOR SPECIFIC DEVICE ROUGH-IN AND PLACEMENT. ANY DEVIATIONS FROM THE ARCHITECTURAL ELEVATIONS AND RCP'S SHALL BE REVIEWED AND APPROVED BY THE ARCHITECT PRIOR TO ROUGH-IN. IF A DEVICE IS REQUIRED PER SPECIFICATION, REQUIRED FOR OPERATION, OR IS DIFFERENT IN CONFIGURATION THAN SHOWN ON ELEVATIONS AND RCP'S, CLARIFICATION AND DIRECTION MUST BE GIVEN BY THE ARCHITECT BEFORE ROUGH-IN. DEVIATIONS OR ADDITIONAL DEVICES NOT APPROVED PRIOR TO INSTALLATION SHALL BE CORRECTED AT CONTRACTORS EXPENSE. THIS INCLUDES BUT IS NOT LIMITED TO THERMOSTATS, CONTROL SYSTEM SENSORS, ELECTRICAL DEVICES, SWITCHES, DIMMERS, TECHNOLOGY DEVICES, A/V DEVICES, SPEAKERS, FIRE ALARM DEVICES,
- CEILING CONTRACTOR SHALL PROVIDE AND INSTALL CEILING ACCESS PANELS FOR ACCESSIBILITY TO ELECTRICAL JUNCTION BOXES, PLUMBING VALVES, BALANCING DAMPERS, CIRCUIT SETTERS, ETC. WHERE ABSOLUTELY NECESSARY. LOCATIONS WILL NEED TO BE APPROVED AND COORDINATED WITH THE ARCHITECT PRIOR TO INSTALLATION.

LIGHTING REFERENCED NOTES: (L#)

- CONNECT CEILING FAN TO LIGHTING CIRCUIT. FAN SHALL BE REJUVENATION HERON #A6821 CEILING FAN WITH AGED BRONZE FINISH AND OAK BLADES.
- PROVIDE SPEED SELECTOR SWITCH FOR FAN. LOCATE NEAR LIGHTING CONTROL IN
- REMOVE EXISTING LIGHT SWITCH. REPLACE SWITCH WITH NEW 3-WAY SWITCH AND CONNECT TO EXISTING CIRCUIT. CONNECT NEW SWITCHES AND LIGHT FIXTURES.



N 1 LEVEL 3 - LIGHTING PLAN 1/8" = 1'-0"

LIGHTING CONTROL SEQUENCE OF OPERATIONS

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	SEQUENCE	DESCRIPTION	DEVICES			
	A	LIGHTING CONTROL SHALL OPERATE AUTO ON/AUTO OFF VIA OCCUPANCY SENSOR(S) WITH MANUAL OVERRIDE.	 SINGLE ZONE WALL SWITCH(ES) - ON/OFF DUAL TECHNOLOGY CEILING MOUNT OCCUPANCY SENSOR(S) - 360 DEG/2000 SF 			
	B	LIGHTING CONTROL SHALL OPERATE MANUAL ON/AUTO OFF VIA OCCUPANCY SENSOR(S) WITH DIMMING CONTROL(S).	 SINGLE ZONE WALL SWITCH(ES) - ON/OFF/DIMMING DUAL TECHNOLOGY CEILING MOUNT OCCUPANCY SENSOR(S) - 360 DEG/2000 SF 			

REFER TO SPECIFICATION 26 0943 FOR FURTHER INFORMATION OCCUPANCY SENSORS SHALL BE PROGRAMMED FOR A 30 MINUTE TIME DELAY.

EXACT DEVICE AND POWER PACK QUANTITIES SHALL BE DETERMINED DURING CONSTRUCTION BY THE LIGHTING CONTROLS MANUFACTURER.

	ONTROL SEQUENCE OF OF ERAFIONS			
SEQUENCE	DESCRIPTION	DEVICES		
A	LIGHTING CONTROL SHALL OPERATE AUTO ON/AUTO OFF VIA OCCUPANCY SENSOR(S) WITH MANUAL OVERRIDE.	 SINGLE ZONE WALL SWITCH(ES) - ON/OFF DUAL TECHNOLOGY CEILING MOUNT OCCUPANCY SENSOR(S) - 360 DEG/2000 SF 		
B	LIGHTING CONTROL SHALL OPERATE MANUAL ON/AUTO OFF VIA OCCUPANCY SENSOR(S) WITH DIMMING CONTROL(S).	 SINGLE ZONE WALL SWITCH(ES) - ON/OFF/DIMMING DUAL TECHNOLOGY CEILING MOUNT OCCUPANCY SENSOR(S) - 360 DEG/2000 SF 		

PROVIDE PROPER NUMBER OF POWER PACKS REQUIRED FOR A FULLY FUNCTIONAL SYSTEM.

ELECTRICAL PLAN

21-163 JOHNSON CO COURTHOUSE REMODEL