

CHANGE ORDER

FORT BEND COUNTY

301 Jackson St., Richmond, TX 77469

Phone: 281-633-7510

Fax: 281-342-7366

Web site: www.FortBendCountyTx.gov

Distribution:

- FBC Parks
- FBC Judge
- FBC Purchasing
- Contractor
- Consultant

PROJECT:

Construction of Barbara Jordan Park Community Center, 8705 Park Street, Needville, Texas 77461
Bid No. 25-025

CHANGE ORDER NUMBER: 1
DATE: 12/05/2025
BID NUMBER: 25-025
CONTRACT FOR: Construction of Barbara Jordan Community Center
CONTRACT DATE: 1/28/2025
FBC PURCHASE ORDER NO. 253107

CONTRACTOR:

C.A. Walker Construction
1543 Silber Road
Houston, Texas 77055

The contract is changed as follows: The change order is a result of earthwork changes per civil drawings dated 06/03/2025. The items include deduct of the storm lines, cost of additional sanitary lines, cost of additional asphalt paving, additional cost to raise lime Content of building Pad from 7% to 8% per the testing lab lime determination.

Not valid until signed by Fort Bend County and Contractor.

The Original (Contract Sum) \$ 1,716,000.00

Net change by previously authorized Change orders \$ 0.00

The (Contract Sum) Prior to this Change Order was \$ 1,716,000.00

The (Contract Sum) will be increased by this Change Order in the amount of \$ 396,875.60

The new (Contract Sum) including this Change Order will be \$ 2,112,875.60

The Contract Time will be Increased by 147 Calendar days.

The Date of Substantial Completion as of this Change Order therefore is March 24, 2026.

Authorized:

C.A Walker Construction
1543 Silber Road
Houston, Texas 77055

Fort Bend County Judge
Honorable KP George
301 Jackson St., #719
Richmond, Texas 77469

By: Meston
(signature)

DATE: 12/08/2025

By: _____
(signature)

DATE: _____



CHANGE PROPOSAL

PROJECT: Barbara Jordan Park Community Cente
8705 Park Street
Needville, TX 77461

CHANGE PROPOSAL NO.: 1 R10

DATE: 12/05/2025

PROPOSED CHANGES IN THE WORK:


ADD: \$ 396,875.60

- Impact & Tap Fees from City Of Needville
- Site Demolition Per Latest Demolition Plan C2.00
- Demolition of Pavillion as requested by the County
- Cost of The Earthwork Changes Per Civil Drawings Dated 08/12/2025
- Cost To Raise Lime Content of Buiding Pad from 7% to 8% per the Testing Lab Lime Determination
- Utility Revision Per C6.00 Dated 08/12/2025
- Cost of Additional Asphalt Paving Additional Concrete Per C5.00 Dated 08/12/2025
- Additional Concrete Curb & Stairs per C5.00
- New Canopy Vents Per RFI 025 Response
- Ceramic Tile Material Change In Women's Restroom
- Mechanical Changes Per RFI 025 & RFI 026 Response
- 2 4" Telecommunication Conduit as requested
- Cost to Add New Restroom Per Attached Drawings
- General Conditions to Complete the New Restroom
- Project Duration Extension = Original Substantial Completion Date + X Days + 90 Days
- X shall represent the total number of days elapsed from the Original Substantial Completion Date Date to the date on which the Change Order receives final approval from all required parties
- An additional 90 Days is required to complete the change order work.
- Does not include any permit costs.

TOTAL: \$ 396,875.60

Notes:

This Change Proposal is accepted and the Contractor is authorized to proceed with the proposed change in the Work. Accepted Change Proposals will be incorporated into a Change Order.

VCS Architects
ARCHITECT
By: 

C.A. Walker Construction
CONTRACTOR
By: Nestor Gonzalez Digitally signed by Nestor Gonzalez
Date: 2025.12.05 09:57:35-0600

Date: 12/5/25

12/05/2025

Barbara Jordan Park Community Center

Change Proposal No.: 1 R10

Date: 05-Dec-25

Description: Construction Changes & Additional Restroom

Cost Code	Description	Quantity	Unit	Labor Cost	Unit	Material Cost	Subcontracts	Equipment	Total
010 041	Additional Supervision (3 Additional Months For Restroom Construction)						\$ 26,000.00		\$ 26,000.00
010 011	Job Safety Inspections (3 Additional Months For Restroom Construction)						\$ 885.00		\$ 885.00
010 029	Office Trailer (3 Additional Months For Restroom Construction)						\$ 3,300.00		\$ 3,300.00
010 032	Temporary Utilities (3 Additional Months For Restroom Construction)						\$ 1,050.00		\$ 1,050.00
010 033	Dumpster (3 Additional Months For Restroom Construction)						\$ 2,100.00		\$ 2,100.00
010-040	Travel Allowance (3 Additional Months For Restroom Construction)						\$ 3,919.50		\$ 3,919.50
010-022	Technicians Labor (3 Additional Months For Restroom Construction)						\$ 13,000.00		\$ 13,000.00
010-031	Communications (3 Additional Months For Restroom Construction)						\$ 375.00		\$ 375.00
010 032	Utilities (Impact/ Tap Fees)						\$ 17,016.93		\$ 17,016.93
020 051	Site Demolition						\$ 4,080.00		\$ 4,080.00
020 051	Site Demolition (Pavilion Demo)						\$ 1,800.00		\$ 1,800.00
020 055	Excavation & Fill						\$ 9,995.00		\$ 9,995.00
020 055	Excavation & Fill (Additional Lime)						\$ 17,200.00		\$ 17,200.00
020 084	Storm Drainage						\$ (2,430.00)		\$ (2,430.00)
020 085	Sanitary Sewer						\$ 36,800.00		\$ 36,800.00
020 069	Asphalt Paving						\$ 12,370.00		\$ 12,370.00
030 151	Cast In Place						\$ 7,564.93		\$ 7,564.93
090 551	Gypsum Board Systems (Soffit Vents)						\$ 4,500.00		\$ 4,500.00
090 556	Ceramic Tile (Material Change in Women's Restroom)						\$ 5,702.20		\$ 5,702.20
150 767	HVAC						\$ 11,087.24		\$ 11,087.24
160 801	Electrical Sub (Telecom Conduit)						\$ 4,200.00		\$ 4,200.00
020 840	Additional Restroom (Apex Consulting Group)						\$ 174,188.00		\$ 174,188.00
170 710	Fire Alarm (Allowance Credit)						\$ (2,710.00)		\$ (2,710.00)
020 063	Landscaping (Allowance Credit)						\$ (1,660.04)		\$ (1,660.04)
				\$ -		\$ -	\$ 350,333.76		\$ 350,333.76
							Subtotal		\$ 350,333.76
							Overhead 5%		\$ 17,516.69
							Subtotal		\$ 367,850.45
							Fee 5%		\$ 17,516.69
							Subtotal		\$ 385,367.14
							Insurance		\$ 2,312.20
							Subtotal		\$ 387,679.34
							Bond		\$ 9,196.26
							Sales Tax		\$ -
							TOTAL		\$ 396,875.60

CITY OF NEEDVILLE

Needville, Texas,

9-12-25

RECEIVED OF

CA Walker

Dollars \$ 11,110.93

For

~~CA Walker~~ Impact Fees

Amount Paid \$

11,110.93

CITY OF NEEDVILLE

Balance Due \$

By

PLS

CITY OF NEEDVILLE

Needville, Texas,

9-12-25

RECEIVED OF

CA Walker

Dollars \$ 5900.00

For

TAP Fees

Amount Paid \$

5900.00

CITY OF NEEDVILLE

Balance Due \$

By

PLS



Backup Utility Contractors, Inc.

3818 Reese Rd.
Rosenberg, TX 77471

Phone:(281) 238 – 8699
Fax:(281) 238 - 8717

26-Aug-25

EARTHWORK & DRAINAGE CHANGE ORDER II REVISED SANITARY OPTION III



RE: Barbara Jordan Community Center

DEMO & EARTHWORK ADDITIONS PER REVISED SANITARY PLAN SET

	DESCRIPTION	UNIT PRICE	QUANTITY	TOTAL
1	ADD DEMO asphalt full depth saw cut	\$ 5.00	275 LF	\$ 1,375.00
2	ADD DEMO asphalt paving	\$ 1.00	1,900 SF	\$ 1,900.00
3	ADD drainage swales t behind building	\$ 5.00	161 LF	\$ 805.00
	TOTAL FOR THIS CHANGE ORDER		TOTAL	\$ 4,080.00

APPROVED _____



Backup Utility Contractors, Inc.

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Rosenberg, TX 77471

Phone:(281) 238 – 8699
Fax:(281) 238 - 8717

29-Sep-25

CHANGE ORDER REQUEST V



RE: Barbara Jordan Community Center

DEMO & EARTHWORK ADDITIONS ADD Pavilion Demo

	DESCRIPTION	UNIT PRICE	QUANTITY	TOTAL
1	ADD Existing Pavilion Demo	\$ 1,800.00	1 LS	\$ 1,800.00
		TOTAL FOR THIS CHANGE ORDER	TOTAL	\$ 1,800.00

APPROVED _____



Backup Utility Contractors, Inc.

3818 Reese Rd.
Rosenberg, TX 77471

Phone:(281) 238 – 8699
Fax:(281) 238 - 8717

27-May-25

CHANGE ORDER REQUEST I



RE: Barbara Jordan Community Center

DEMO & EARTHWORK ADDITIONS PER DETENTION POND REVISION

	DESCRIPTION	UNIT PRICE	QUANTITY	TOTAL
1	ADD EW additional embankment for parking lot	\$ 7,580.00	1 LS	\$ 7,580.00
2	ADD EW drainage swales	\$ 5.00	383 LF	\$ 1,915.00
3	ADD GPS model re-build due to drainage & grading plan revisions	\$ 500.00	1 LS	\$ 500.00
TOTAL FOR THIS CHANGE ORDER			TOTAL	\$ 9,995.00

APPROVED _____

Nestor Gonzalez

From: dwisniewski@avilesengineering.com
Sent: Tuesday, May 13, 2025 12:53 PM
To: Jesus Luna; Jonathan Garcia
Cc: Nestor Gonzalez; 'Jerry L Shelton Jr.'
Subject: RE: Barbara Jordan Community Center - Lab Results

Categories: ACTION REQUIRED

All,

Yes the lime determination is also ready. It came out to **8% lime**, and with a **dry unit weight of soil of 98.6** it works out to be an application rate as follows:

6" Mixing Depth = 35.5 lbs/sq. yd. of Lime ----> (Calculation: 98.6 pcf soil x 0.5 ft. mixing depth x 0.08 Lime x 9 sq. ft. / sq. yd.)
8" Mixing Depth = 47.3 lbs/sq. yd. of Lime
12" Mixing Depth = 71.0 lbs/sq. yd. of Lime
18" Mixing Depth = 106.5 lbs/sq. yd. of Lime

FYI - Whenever you get lime trucks scheduled, let our dispatcher know and they'll schedule a tech out there for the lime application inspection.

Regards,
Dan

AVILES ENGINEERING CORPORATION
(TBPE Firm Registration No. F-42)

Dan J. Wisniewski
Project Manager
Construction Services

5790 Windfern Road | Houston, Texas 77041
Ph: (713) 895-7645 | Fax: (713) 895-7943

dwisniewski@avilesengineering.com

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From: Jesus Luna <JesusL@cawalker.net>
Sent: Tuesday, May 13, 2025 12:25 PM
To: dwisniewski@avilesengineering.com; Jonathan Garcia <JonathanG@cawalker.net>
Cc: Nestor Gonzalez <NestorG@cawalker.net>; Jerry L Shelton Jr. <jshelton@backupinc.net>
Subject: RE: Barbara Jordan Community Center - Lab Results

Lime determination series needs to be ran for the common fill correct?



Jesus A. Luna
General Superintendent
1543 Silber Road
Houston, TX 77055
Phone 713.956.7070
Mobile 713.702.0306
jesusl@cawalker.net
www.cawalkerconstruction.com

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From: dwisniewski@avilesengineering.com <dwisniewski@avilesengineering.com>
Sent: Tuesday, May 13, 2025 11:17 AM
To: Jonathan Garcia <JonathanG@cawalker.net>
Cc: Jesus Luna <JesusL@cawalker.net>; Nestor Gonzalez <NestorG@cawalker.net>
Subject: RE: Barbara Jordan Community Center - Lab Results

Jonathan,

Yes, I just got both proctors back a few minutes ago. (1) for the onsite soil and (1) for the "common fill" from Sprint's 5200 Koeblen Road Pit in Richmond, TX

Regards,
Dan

AVILES ENGINEERING CORPORATION
(TBPE Firm Registration No. F-42)

Dan J. Wisniewski
Project Manager
Construction Services

5790 Windfern Road | Houston, Texas 77041

5.4 Fill Requirements

5.4.1 Lime Stabilized Clay

Soils Stabilized with Hydrated Lime: AEC prefers that lime-stabilized clay be used as structural fill. Either: (i) imported lime-stabilized clay soils (stabilized offsite before delivery to the project site); or (ii) clay soils excavated onsite and treated with hydrated lime can be used. Clay soils excavated onsite should first be stabilized with a minimum of 7 percent hydrated lime (by dry soil weight). The amount of hydrated lime provided in this report is for estimation purposes only. The actual amount of lime required for stabilization should be determined by lime-series curve or pH method in a laboratory prior to construction. Lime stabilization should be done in general accordance with Section 02336 of the 2022 COHSCS. AEC prefers using stabilized soil as structural fill since compacted stabilized soil generally has high strength, low compressibility, and relatively low permeability.



Backup Utility Contractors, Inc.

3818 Reese Rd.
Rosenberg, TX 77471

Phone:(281) 238 – 8699
Fax:(281) 238 - 8717

13-May-25

CHANGE ORDER REQUEST III



RE: Barbara Jordan Community Center

ADD Additional Lime in Building Pad Stabilization per Lime Determination

	DESCRIPTION	UNIT PRICE	QUANTITY	TOTAL
1	ADD Raise Lime Content of Building Pad Stabilization to 8% Per Lime Determination	\$ 330.00	40 TN	\$ 13,200.00
2	ADD Manipulation for Additional Trucks of Lime Slurry, 10TN each	\$1,000.00	4 LS	\$ 4,000.00
TOTAL FOR THIS CHANGE ORDER			TOTAL	\$ 17,200.00

APPROVED _____



Backup Utility Contractors, Inc.

3818 Reese Rd.
Rosenberg, TX 77471

Phone:(281) 238 – 8699
Fax:(281) 238 - 8717

27-May-25

CHANGE ORDER REQUEST II



RE: Barbara Jordan Community Center

STORM DRAINAGE DEDUCTS & ADDITIONS PER DETENTION POND MODIFICATIONS

	DESCRIPTION	UNIT PRICE	QUANTITY	TOTAL
1	DEDUCT STORM 32" CB	\$ (2,550.00)	1 LS	\$ (2,550.00)
2	ADD STORM 12" HDPE	\$ 60.00	42 LF	\$ 2,520.00
3	DEDUCT STORM 18" RCP	\$ (75.00)	224 LF	\$ (16,800.00)
4	ADD STORM 18" HDPE	\$ 70.00	140 LF	\$ 10,500.00
5	DEDUCT STORM 24" RCP	\$ (95.00)	70 LF	\$ (6,650.00)
6	ADD STORM 24" HDPE	\$ 90.00	60 LF	\$ 4,800.00
8	ADD STORM restrictor	\$ 1,000.00	1 LS	\$ 1,000.00
9	ADD STORM 18" RCP out-fall	\$ 95.00	50 LF	\$ 4,750.00

TOTAL FOR THIS CHANGE ORDER	TOTAL	\$ (2,430.00)
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APPROVED _____



Backup Utility Contractors, Inc.

3818 Reese Rd.
Rosenberg, TX 77471

Phone:(281) 238 – 8699
Fax:(281) 238 - 8717

26-Aug-25

SANITARY CHANGE ORDER REQUEST V OPTION III



RE: Barbara Jordan Community Center

SANITARY ADDS FOR REVISED CIVIL UTILITY PLAN

	DESCRIPTION	UNIT PRICE	QUANTITY	TOTAL
1	ADD SANITARY 48" MANHOLE	\$ 5,500.00	2 LS	\$ 11,000.00
2	ADD SANITARY 6" SDR 26	\$ 50.00	217 LF	\$ 10,850.00
3	ADD SANITARY 6" CLEAN-OUT	\$ 550.00	3 LS	\$ 1,650.00
4	ADD SANITARY CORE & BOOT CONNECTION TO EXISTING MANHOLE	\$ 2,500.00	1 LS	\$ 2,500.00
5	ADD 6" SDR 26 LATERAL IN 10" STEEL CASING W/ CASING SPACERS AND CASING BOOTS, FROM MANHOLE ACROSS STREET TO PROPERTY	\$ 175.00	42 LF	\$ 7,350.00
6	ASPHALT STREET PATCH 10' X 23'	\$4,500.00	1 LS	\$ 3,450.00
TOTAL FOR THIS CHANGE ORDER			TOTAL	\$ 36,800.00

APPROVED _____



Enterprise Commercial
Paving
13020 Donegal Way
Houston, TX 77047
Phone: (713) 432-7500
Fax: (713) 432-7504

Request for Change Order

To: CA Walker Construction
1543 Silber Rd
Houston, TX 77055
Project: 24HA1214- Barbara Jordan Commu

RFC No: 24HA1214-1
Date: 6/4/2025

Additional Scope of Work to be Performed:

-Includes additional 6" Black Base & 2" of Type D installation at the same price per SF as in our proposal.

The above work is subject to the same conditions as specified in the original contract unless otherwise stipulated.

Upon approval the sum of **\$12,370.00 + tax if applicable** will be added to the contract price.

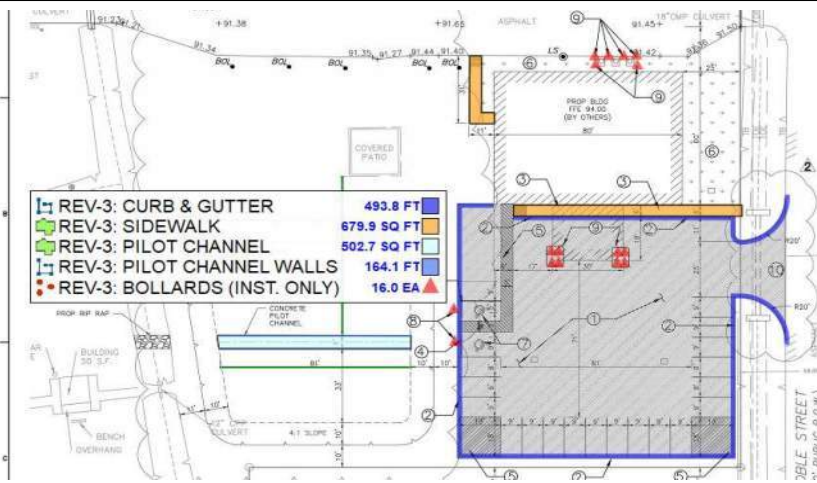
Square foot price as the original proposal at approx. \$8.21 per square foot for 6" black base and 2" type D asphalt.

Authorized Signature: Hayden Schaper Date: 06/04/2025
Enterprise Commercial Paving

Authorized Signature: _____ Date: _____
CA Walker Construction

PROJECT: BARBARA JORDAN CC: CO PER REVISED CIVIL DRAWINGS	REFERENCE: 250218-05
PRESENTED TO: Estimating Area	DATE: 7/9/2025
PRESENTED BY: Agustin Serrato, President, A. S. Builders	CHANGE ORDER: 2

IT	QTY	DESCRIPTION	QUANTITY (APPROX)	UNIT	UNIT PRICE	SUBTOTAL
A) SERVICE BUILDING						\$ 1,661.25
ADDED SCOPE PER CITY PERMIT REVISIONS 3/7/2025:						
1		REV: CURB & GUTTER • 12"x6" W x 10"+6" HIGH / 3#4 CC + #4x20"@5' OC L DWLS / 3500 PSI	86	LF	\$ 40.15	\$ 3,440.14
2		REV: SIDEWALK • 4.5" Thick / #3@24" OCEW / 3500 PSI	209	SF	\$ 7.16	\$ 1,497.22
3		REV: PILOT CHANNEL WITH TOE WALLS • Slab: 5.5" Thick / #4@24" OCEW / 3000 PSI • Walls: 4"TH x 24"HT / 2#4 CC / #4x2"@24" OC VERT / 3000 PSI	(515)	SF	\$ 6.36	\$ (3,276.11)



PLEASE SEE TAKE OFF LAYOUT FILES

TOTAL PROPOSAL:	\$ 1,661.25
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- PLANS:**
- Architecture set by VCS Archs / Andrew J Chachere labeled "COUNTY COMMENTS" and dated 10/04/2024
 - Civil set by Kimley Horn / Aaron J Kovar labeled "NOT RELEASED FOR CONSTRUCTION" and dated 12/04/2024
 - Structure set Garza+McLain / Gabriel Garza labeled "ISSUE FOR CONSTRUCTION" and dated 11/03/2023
 - Addendum 1, & 2 acknowledged for this bid.

- NOTES:**
- 1 Due actual market conditions prices could require revision after 30 days or after a big price change.
 - 2 We are not covering underground facilities damages.
 - 3 We are not covering any damage to Landscape, Trees and or installations adjacent to work areas and needed for our normal scope of work. Any repair will need a separate pricing and approval from Customer
 - 4 We are not providing any paint, striping, traffic markings, electrical work, etc.
 - 5 We are not including Demolition Works (U.N.O.)
 - 6 We are not covering any joints sealing: will require separate pricing per method requested.
 - 7 We are not including dirt and or earth movement works, hauling and excavations (U.N.O.)
 - 8 We are not including Plumbing, Electrical, Landscape or Mechanical trench works.
 - 9 We are not including overnight / weekend hours.
 - 10 We are not including extra mobilizations (\$4,500.00)
 - 11 Prices may need updates due sudden market changes.
 - 12 We are not including rubber Speed Bumps.
 - 13 We are not including Cranes or Hoisting Equipment
 - 14 We are not including any Permit Fee or Inspections.

Agustin Serrato
PRESIDENT

ACCEPTED BY:

DATE:

SIGNATURE:

POSITION:

PROJECT: BARBARA JORDAN CC: CO PER CIVIL REVISIONS BACK OF BUILDING	REFERENCE: 250218-05
PRESENTED TO: Nestor Gonzalez, CA WALKER	DATE: 9/10/2025
PRESENTED BY: Agustin Serrato, President, A. S. Builders	CHANGE ORDER: 2

IT	QTY	DESCRIPTION	QUANTITY (APPROX)	UNIT	UNIT PRICE	SUBTOTAL
A) CHANGE ORDER DESCRIPTION						
ADDED SCOPE PER CIVIL REVISION BACK OF BUILDING						
1		LANDING SIDEWALK • 4.5" Thick / #3@18" OCEW / 3000 PSI • Stairs Works: 6" Thick / #3@12" OCEW • Includes all materials and labor. • Includes working during concurrent mobilizations.	116	SF	\$ 41.97	\$ 4,868.86
2		PORTE COCHERE COLUMNS AREA INCREASE • Adding Curb: 3"W x 8"TH / 2#4 CC + #4x2'@18" OC CLIP / 3500 PSI • Includes adding dowels to existing concrete. • Includes all materials and labor. • Includes working during concurrent mobilizations.	9	FT	\$ 55.35	\$ 498.12
5		ASB MARKUP	10%		\$	536.70



PLEASE SEE TAKE OFF LAYOUT FILES

TOTAL PROPOSAL:	\$ 5,903.68
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- PLANS:**
- Architecture set by VCS Archs / Andrew J Chachere labeled "COUNTY COMMENTS" and dated 10/04/2024
 - Civil set by Kimley Horn / Aaron J Kovar labeled "NOT RELEASED FOR CONSTRUCTION" and dated 12/04/2024
 - Structure set Garza+McLain / Gabriel Garza labeled "ISSUE FOR CONSTRUCTION" and dated 11/03/2023
 - Addendum 1, & 2, Civil Revisions and Civil Revisions Back of Building acknowledged for this prices.

- NOTES:**
- 1 Due actual market conditions prices could require revision after 30 days or after a big price change.
 - 2 We are not covering underground facilities damages.
 - 3 We are not covering any damage to Landscape, Trees and or installations adjacent to work areas and needed for our normal scope of work. Any repair will need a separate pricing and approval from Customer
 - 4 We are not providing any paint, striping, traffic markings, electrical work, etc.
 - 5 We are not including Demolition Works (U.N.O.)
 - 6 We are not covering any joints sealing: will require separate pricing per method requested.
 - 7 We are not including dirt and or earth movement works, hauling and excavations (U.N.O.)
 - 8 We are not including Plumbing, Electrical, Landscape or Mechanical trench works.
 - 9 We are not including overnight / weekend hours.
 - 10 We are not including extra mobilizations (\$4,500.00)
 - 11 Prices may need updates due sudden market changes.
 - 12 We are not including rubber Speed Bumps.
 - 13 We are not including Cranes or Hoisting Equipment
 - 14 We are not including any Permit Fee or Inspections.

Agustin Serrato
PRESIDENT

ACCEPTED BY:

DATE:

SIGNATURE:

POSITION:



ARREDONDO'S REAL DRYWALL, Inc.

8473 Rayson Rd
Houston Texas 77080
Phone: 832-382-0414
arredondos_drywall@hotmail.com

Date: 9/12/2025

Project Location: Barbara Jordan Ranch

Project address: 8705 Park St Needville Texas

PROPOSAL

Thank you for taking Arredondo's Real drywall into your consideration to bid for the following job.

Arredondo's Real Drywall | Facebook

We propose labor and materials for following scope of work:

Soffit

- Install soffit vents in exterior soffit
- Nails, caulking if needed

Labor and material: \$4500.00

Equipment Included

Exclude: Paint, texture, restroom accessories, frames, doors and hardware

Plumbing and electrical fixtures, welding, glass work

We provide a one year warranty from the date of completion on all labor and material installed by us.

We are fully insured with workers compensation, general liability, umbrella and automobile coverage.

Terms: 1st draw on initial delivery materials and all other draws to be 14 days based on percentage of job completed. Draws are due no later than 15 days of receipt or will incur an interest rate of 12% per annum



Marchuk Mechanical, LLC

5519 Pinewilde DR.

Houston, TX 77066

(713) 702-4901

Kenneth@MarchukMechanical.com

TACLA 93181C

DATE: 8/25/2025

Change Order Request 1

PROJECT: BARBRA JORDAN COMMUNITY CENTER

Price is to provide and install electric heaters for all FCU's

Items Included:

- | | |
|----------------------|------------|
| • 3 Electric Heaters | \$2,967.31 |
| • Labor | \$990.00 |
| • Misc Material | \$150.00 |
| • 10% Mark up | \$410.73 |

Total: \$4,518.04



Marchuk Mechanical, LLC

5519 Pinewilde DR.

Houston, TX 77066

(713) 702-4901

Kenneth@MarchukMechanical.com

TACLA 93181C

DATE: 9/3/2025

Change Order Request 2

PROJECT: BARBRA JORDAN COMMUNITY CENTER

Price is to provide and install return air grills, plaster frames for sheetrock ceiling, Young regulators for all grills in sheetrock ceiling per engineers comment for RFI 26

Items Included:

- | | |
|--|------------|
| • Return air grills and plaster frames | \$1,200.00 |
| • Young regulators | \$2,880.00 |
| • Labor | \$1,792.00 |
| • Misc Material | \$100.00 |
| • 10% Mark up | \$597.20 |

Total: \$6,569.20

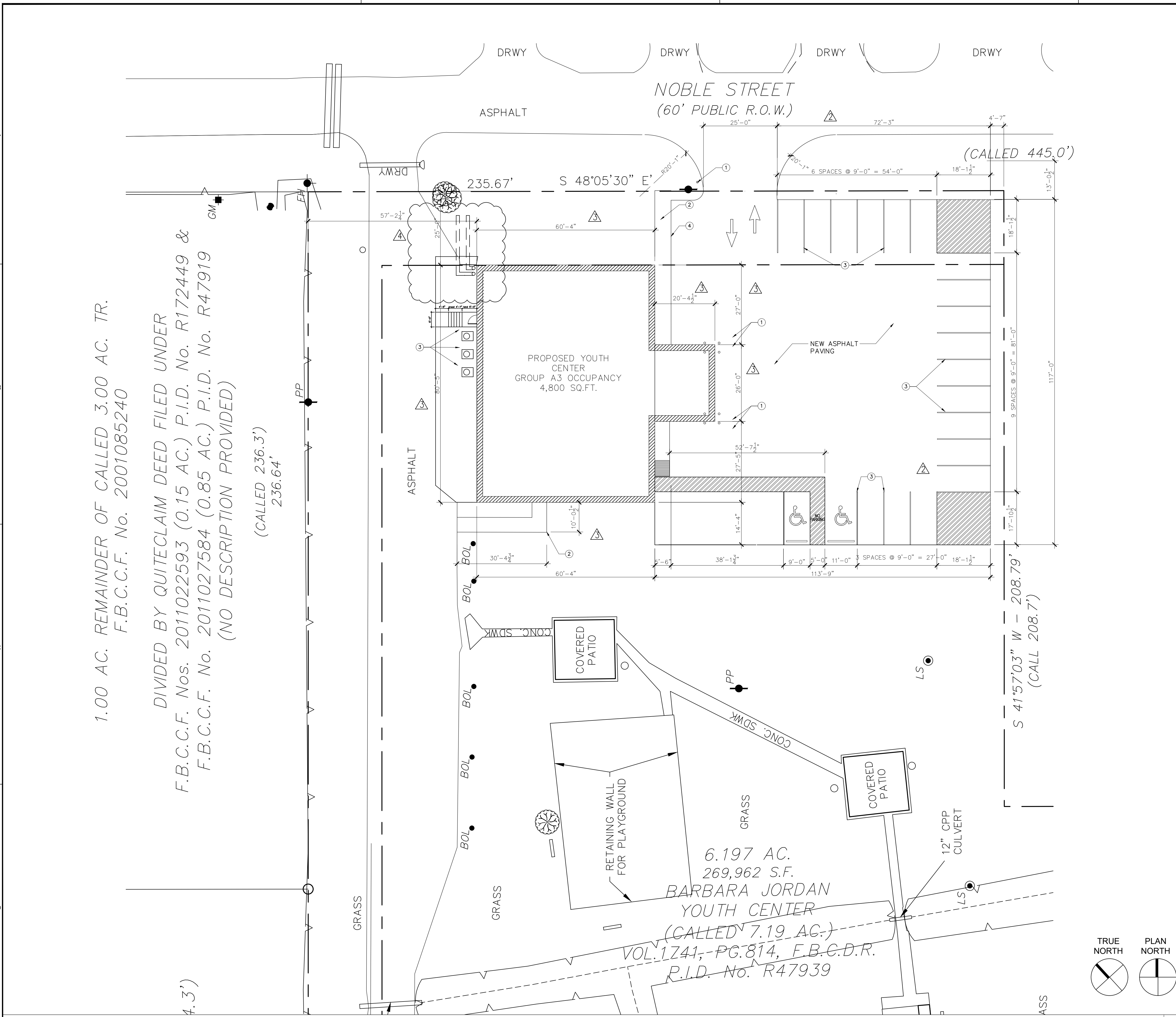
EXCLUDES 3'X3' ACCESS PANELS



Contractor: CA Walker	Change Order: 002
Contact Name: Estimating Department	Bid Date: 10/03/25
Project Name: Barbara Jordan Community Center	Revision: 00
Project Location: 8705 Park Street, Needville, TX 77461	
Change Order:	
Reference: Plans Dated 06/09/2025	
Inclusions:	
<ol style="list-style-type: none"> 1. Provide and install two (2) 4" Schedule 40 PVC conduits for telecommunication service to the building. Scope of work includes trenching and backfilling approximately 45 feet of conduit with 36" sweeps, and furnishing and installing a telecommunications junction box on the exterior of the building for conduit stub-in. Work to include excavator rental & operator. 	
Exclusions:	
<ol style="list-style-type: none"> 1. Trash disposal 2. Site lighting 3. Parking fee 4. Uninterruptible power supply 5. Diesel truck to fill generator 6. Generators or ATS 7. Cable tray 8. Grid Ceiling Fixture support wire 9. Hand Dryers 10. Telecommunication service conduit to building 11. Telephone backboard 12. Fire spray, fire pads, fireproofing 13. Concrete encased conduits 14. Sand backfills for underground conduit 15. Electric heaters 16. Duct detectors 17. LV system equipment or cabling 18. Blocking or backing for equipment support 19. TV or mounting brackets 20. Unit Heaters 21. Fire Alarm 22. Security Alarm 23. Voice/Data System 24. Access control 25. PA System 26. AV System 27. Saw cut, coring, remove or poor concrete 28. Formed or furnished pole base 29. X-ray of concrete slab 30. Electrical Design or engineering 	

31. Boring
32.
33. Pole lights
34. Landscape or sod repair.
35. Repair to existing damaged conduit or conductors
36. Moving or disposing of native soil
37. Traffic signs, Traffic plan, Traffic Control or directing of traffic
38. Update to electrical system for code compliance
39. Roof penetrations, flashing, sleeves, or repairs
40. Appliance equipment electrical cords
Clarifications:
1. One-year material and labor warranty.
2. KES proposal to be added as part of contractor.
3. Estimates are firm for 15 days, subject to change without notice after 15 days.
4. Adequate time shall be provided for electrical rough-in prior to drywall/sheetrock/block/concrete being installed.
5. Work is to be performed from 7:00AM – 3:30PM Monday-Friday. No overtime hours included in base bid.
6. If any additional work is required or requested, this work will be done on approved change orders. No work to be done until a formal change order has been approved.
7. MC cable as permitted by NEC.
8. 1.5% charge to be included for any payment application not received after 30 days from day of billing.
Base Bid:
\$4,200.00

TECL#28183,Add:22720 Morton Ranch Rd. Suite 160Katy, TX77449,Mobile: (281)541-2214,Office: (281)828-7373,Fax: (281)647-6463



1.00 AC. REMAINDER OF CALLED 3.00 AC. TR.
F.B.C.C.F. No. 2001085240

DIVIDED BY QUITCLAIM DEED FILED UNDER
F.B.C.C.F. Nos. 2011022593 (0.15 AC.) P.I.D. No. R172449 &
F.B.C.C.F. No. 2011027584 (0.85 AC.) P.I.D. No. R47919
(NO DESCRIPTION PROVIDED)

(CALLED 236.3')
236.64'

FLOOR PLAN GENERAL NOTES

- A. ALL UNMARKED PARTITIONS ARE TYPE A6. ALL COLUMN FURRING TO BE PARTITION TYPE F3 UNLESS NOTED OTHERWISE.
- B. ALL WINDOW AND DOOR PLAN OPENINGS ARE DIMENSIONED ON AREA PLANS.
- C. FOR FIRE AND LIFE SAFETY PLANS, REFER TO A-003 DRAWING.
- D. ROOF PLAN SHOWS FOR REFERENCE ONLY, REFER TO ROOF PLAN FOR NOTES AND DIMENSIONS.
- E. REFER TO SHEET A-201 FOR EXTERIOR ELEVATIONS, A-301 FOR BUILDING SECTIONS AND SHEETS A-311 & A-312 FOR WALL SECTIONS.
- F. REFER TO SHEET A-601 FOR ALL PARTITION DETAILS AND SHEET A-611 FOR ALL DOORS AND WINDOW DETAILS.
- G. INSTALL APPROPRIATE MANUFACTURED EXPANSION JOINT COVERS AT ALL VISIBLE BUILDING EXPANSION JOINTS. TOP OF COVER OF FLOOR EXPANSION JOINT COVERS TO BE FLUSH WITH TOP OF FINISHED FLOOR.
- H. ALL PARTITION DIMENSIONS ARE TAKEN FROM THE CENTERLINE OF COLUMNS AND TO THE DRYWALL FACE.
- I. INSTALL BLOCKING AS REQUIRED TO SUPPORT WALL MOUNTED DEVICES.
- J. AT ALL SPANDREL GLASS LOCATIONS, FACE OF INTERIOR WALL TO BE CONTINUOUS WITH ADJACENT WALL.
- K. GENERAL DIMENSIONS PROVIDED ON FLOOR PLANS AND AREA PLANS DO NOT REFLECT THE ROUGH OPENING DIMENSIONS REQUIRED FOR COORDINATION WITH MASONRY JOINT COURSING. CONTRACTOR IS TO PROVIDE ROUGH OPENING FRAMING DIMENSIONS CONSISTENT WITH ENLARGED ARCHITECTURAL PLAN/SECTION DETAILS (SHEET A-501), AND DOOR SCHEDULE/DETAILS (SHEET A-611). CONTRACTOR TO SUBMIT RFI (REQUEST FOR INFORMATION) FOR ANY ROUGH OPENING DIMENSIONS NOT GIVEN IN DETAILS FOR CLARIFICATION REQUIRED.
- L. THE CONSTRUCTION DOCUMENTS ARE STRICTLY A GRAPHIC REPRESENTATION AND ARE NOT TO BE SCALED. WRITTEN DIMENSIONS SHALL ALWAYS GOVERN, AND SCALE DETAILS SHALL GOVERN OVER SMALL SCALE PLANS. IF A DISCREPANCY IS FOUND TO EXIST BETWEEN SCALED AND WRITTEN DIMENSIONS OR BETWEEN LARGE SCALE DETAILS AND SMALL SCALE PLANS, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY.
- M. ALL WORK SHALL BE IN COMPLIANCE WITH ALL LOCAL BUILDING CODES AND ORDINANCES, AND THE REGULATIONS OF ALL FEDERAL, STATE, AND MUNICIPAL AUTHORITIES HAVING JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS, INSPECTIONS AND APPROVALS.
- N. THE CONTRACTOR SHALL VISIT THE SITE, BECOME FAMILIAR WITH LOCAL CONDITIONS UNDER WHICH THE WORK IS TO BE PERFORMED, AND CORRELATE PERSONAL OBSERVATIONS WITH THE REQUIREMENTS OF THE CONSTRUCTION DOCUMENTS. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE LOCATIONS OF ALL EXISTING CONDITIONS INCLUDING UTILITIES, SANITARY, AND SEWER. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCY BETWEEN FIELD CONDITIONS AND DRAWING INDICATIONS. ALL DIMENSIONS TO EXISTING SITE ELEMENTS ARE TO BE FIELD VERIFIED. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCY BETWEEN FIELD DIMENSIONS AND DRAWING DIMENSIONS.

KEY NOTES

SYMBOL	DESCRIPTION
①	8" DIA. PAINTED STEEL BOLLARD
②	5'-0" WIDE CONC. SIDEWALK
③	EXTERIOR TRAFFIC PAINT STRIPING
④	6" CONC. CURB
⑤	MECHANICAL CONDENSING UNITS, RE: MECHANICAL FOR ADDITIONAL INFORMATION
⑥	ADD (2) 4" PVC CONDUIT FOR FUTURE LOW VOLTAGE WIRES
⑦	
⑧	
⑨	

FLOOR PLAN LEGEND

SYMBOL	DESCRIPTION
A1 X	PARTITION TAG REFER TO PARTITION SCHEDULE
1 A-301	BUILDING SECTION TAG WALL SECTION TAG
1 A-201	EXTERIOR ELEVATION TAG
1 A-211	INTERIOR ELEVATION TAG
1 A-431	PLAN REFERENCE TAG
ROOM NAME 101	ROOM NAME ROOM NUMBER
NEW DOOR WITH DOOR TAG REF DOOR SCHED	NEW WINDOW WITH WINDOW MARK REF GLAZING ELEVATIONS
A	COLUMN GRID DESIGNATIONS



19251 Purus Dr.
Porter, TX 77365

CONSULTANTS

BARBARA JORDAN PARK
YOUTH CENTER
8705 PARK STREET
NEEDVILLE, TEXAS 77461

Drawing Date:
Drawn By: SMA
Checked By: DDV
Scale: AS NOTED

Revisions:

DESCRIPTION	DATE
ISSUE FOR BID AND CONSTRUCTION	01/5/2024
RFI #1	03/6/2025
CPR#2 LANDSCAPE ALLOWANCE	05/25/2025
RFI	05/21/2025
RFI 15	06/30/2025
RFI 14	09/18/2025

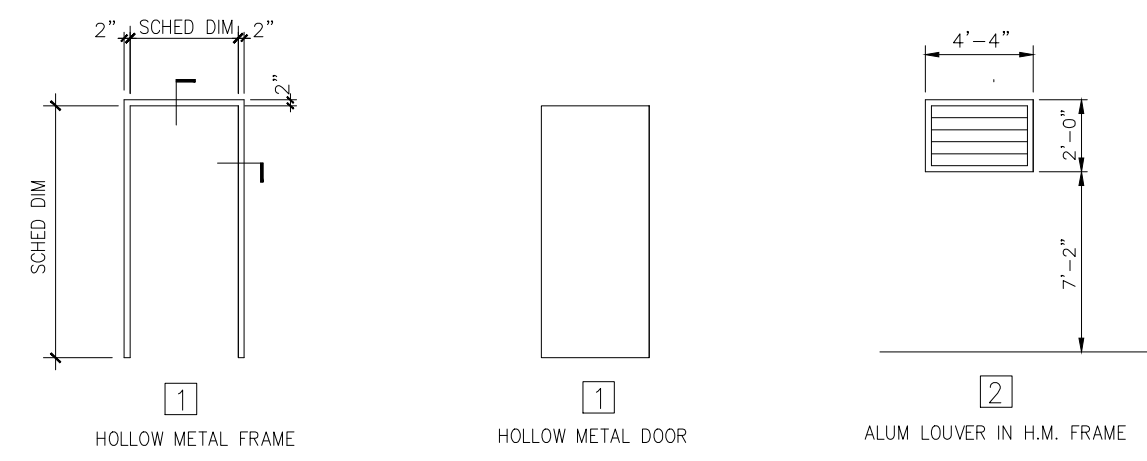
Drawing Name
**ARCHITECTURAL
OVERALL
SITE PLAN
AS-100**

Cost Proposal - Construction

<u>DESCRIPTION</u>	<u>Quantity</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Projected Cost</u>
<u>General Requirements</u>				
General Conditions	5%	%	\$ 137,750	\$ 6,888
Contractor Overhead & Profit	10%	%	\$ 137,750	\$ 13,775
Site Supervision & Project management	5%	%	\$ 137,750	\$ 6,888
Insurance & Bonds	5%	%	\$ 137,750	\$ 6,888
Clean Up	1	Ls	\$ 2,000	\$ 2,000
Subtotal - General Requirements.....				\$ 36,438
<u>Temporary Facilities & Controls</u>				
1 - Temporary Erosion & Sediment Control	1	Ls	\$ 2,000	\$ 2,000
Subtotal - Temporary Facilities & Controls.....				\$ 2,000
<u>Concrete</u>				
1 - Concrete Foundation + sidewalks	1	Ls	\$ 25,000	\$ 20,000
Subtotal - Concrete.....				\$ 20,000
<u>Masonry & Framing</u>				
1 - Masonry - 8" CMU - Split faced - Paint inside	1	Ls	\$ 18,000	\$ 18,000
2 - Roof Framing	1	Ls	\$ 7,500	\$ 7,500
3 - Metal Roof Panel - Galvalume	1	Ls	\$ 7,500	\$ 7,500
Subtotal - Masonry & Framing.....				\$ 33,000
<u>Doors, Hardware & Finishes</u>				
1 - Metal Doors & Frames	1	Ls	\$ 4,500	\$ 4,500
2 - Programmable Locks - Restroom Doors	1	Ls	\$ 4,500	\$ 4,500
3 - Sheetrock Ceiling- tape, float & paint	1	Ls	\$ 3,500	\$ 3,500
4 - Flooring - Stained Concrete	1	Ls	\$ 4,500	\$ 4,500
3 - Mirrors & Misc	1	Ls	\$ 2,500	\$ 2,500
4 - Toilet partitions	1	Ls	\$ 2,750	\$ 2,750
Subtotal - Steel.....				\$ 22,250
<u>MEP</u>				
1 - Mech - Louvers	1	Ls	\$ 2,000	\$ 2,000
2 - Electrical, 50A subpanel, 4 Quad outlets, Light fixtures, Wpa	1	Ls	\$ 15,000	\$ 15,000
3- Electrical Conduit from new building panel to Restroom	1	Ls	\$ 7,500	\$ 7,500
4 - Plumbing & Fixtures & Misc	1	Ls	\$ 18,000	\$ 18,000
5 - San Sewer Connection	1	Ls	\$ 7,500	\$ 7,500
5 - Ceiling Fans - 2	1	Ls	\$ 2,000	\$ 2,000
Subtotal - Electrical.....				\$ 52,000
<u>Earthwork</u>				

Cost Proposal - Construction

<u>DESCRIPTION</u>	<u>Quantity</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Projected Cost</u>
2 - Site Work - foundation pad/ grading	1	Ls	\$ 8,500	\$ 8,500
Subtotal - Earthwork.....				\$ 8,500
Subtotal				\$ 137,750
Grand Total.....				\$ 174,188



DOOR/ WINDOW SCHEDULES

NOTES

- 1. ALL RESTROOM PARTITIONS ARE WILSONART NICKEL #E4813
- 2. ALL HOLLOW METAL DOORS AND FRAMES TO HAVE PAINT FINISH

GENERAL NOTES

- 1. GENERAL CONTRACTOR IS RESPONSIBLE FOR SUPPLYING HOLLOW METAL DOORS AS SCHEDULED.

DOOR SCHEDULE NOTES

- 1. ALL DOOR HARDWARE SHALL BE MOUNTED TO MEET A.D.A. REQUIREMENTS.
- 2. EXIT DOOR LOCKS AND LATCHES SHALL COMPLY WITH 2012 I.B.C.
- 3. ALL HARDWARE SHALL BE BRUSHED ALUMINUM.
- 4. ALL DOOR LOCKSETS SHALL BE LEVER-TYPE
- 5. SWEEP PERIOD OF CLOSERS ADJUSTED SO THAT, FROM OPEN POSITION OF 70 DEGREES, DOOR WILL TAKE AT LEAST 3 SECONDS TO MOVE TO A POINT 3" FROM THE LATCH SIDE, MEASURED TO THE LEADING EDGE OF THE DOOR.
- 6. MAXIMUM OPENING FORCE OF INTERIOR HINGED DOORS = 5 LBS.

HARDWARE SET 1
DOOR LOCK SET - RESTROOMS

- HINGE
- PUSH & PULL
- DOOR CLOSER
- STOP
- SILENCERS
- KICK PLATE

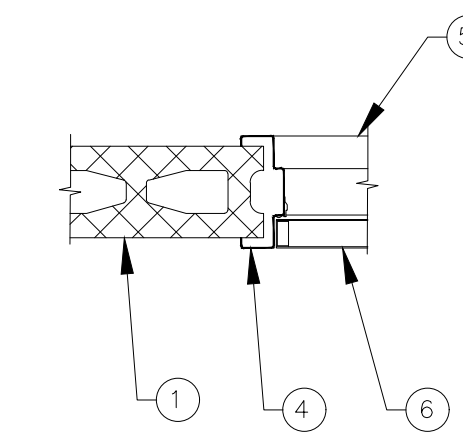
KEBA ERM E2067-B-LL-626-41
MORTISE KEYLESS LOCK (SATIN CHROME)
MODEL E2067BL62641

DOOR SCHEDULE

DOOR NO.	DOOR TYPE/ SIZE				FRAME DATA				REMARKS	HARDWARE NO.
	TYPE	MAT'L	WIDTH	THICK	TYPE	MAT'L	HEAD	SILL		
100	1	HM	3'-0"	1-3/4"	1	HM	9/AS.0	10/AS.0	8/AS.0	1
101	1	HM	3'-0"	1-3/4"	1	HM	9/AS.0	10/AS.0	8/AS.0	1
102	1	HM	1'-6"	1-3/4"	1	HM	9/AS.0	10/AS.0	8/AS.0	1

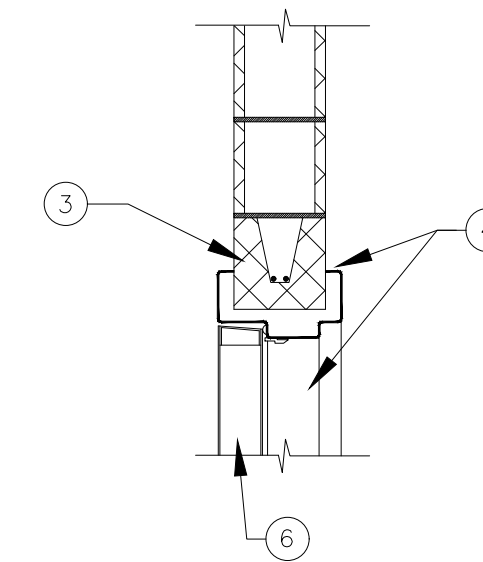
ROOM FINISH SCHEDULE

ROOM NAME	RM NO	FLOOR	BASE	WALL	CLG.	CEILING HEIGHT	REMARKS
MEN RESTROOM	100	O STAINED CONCRETE	O BROOM FINISH	O CARPET TILE	O 4" WOOD BASE	O 4" RUBBER BASE	O 6" CERAMIC TILE
WOMEN RESTROOM	101	O STAINED CONCRETE	O BROOM FINISH	O CARPET TILE	O 4" WOOD BASE	O 4" RUBBER BASE	O 6" CERAMIC TILE



8.0 JAMB @ DOOR

NTS

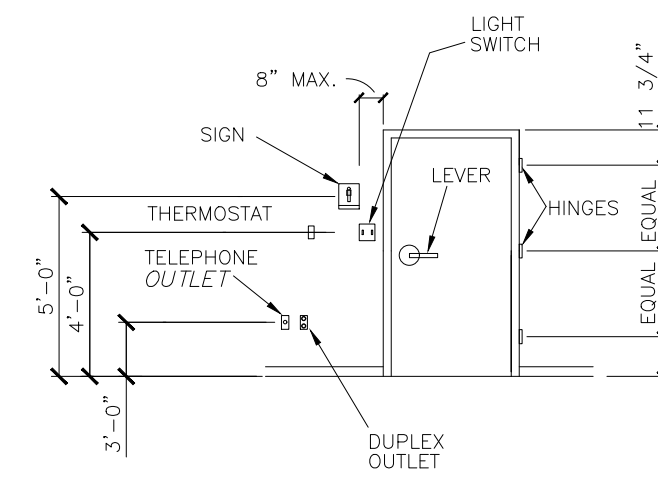


9.0 HEAD @ DOOR

NTS

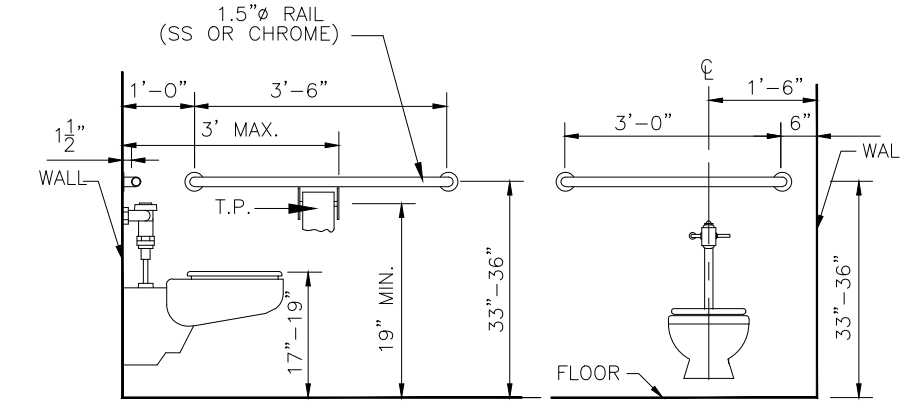
NOTES TO DRAWING:

- 1 8" CMU WALL - SPLIT FACE
- 2 FOUNDATION RE: STRUCTURAL
- 3 8" CMU BOND BEAM
- 4 HOLLOW METAL FRAME
- 5 DOOR THRESHOLD
- 6 METAL DOOR - PAINTED



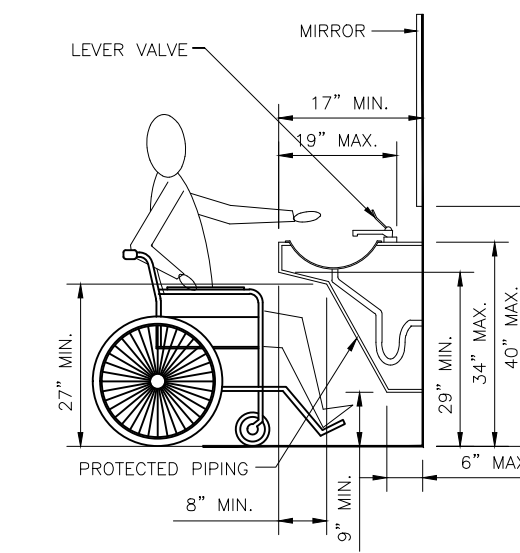
1.0 TYPICAL SIGN MOUNTING LOCATIONS

NTS



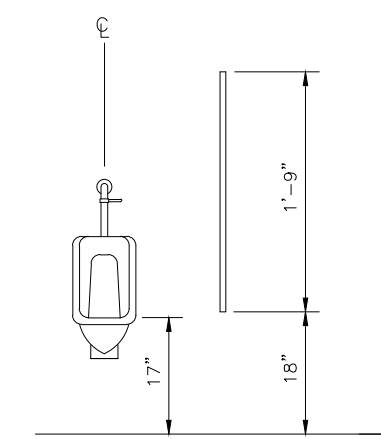
2.0 GRAB BARS @ WATER CLOSETS

NTS



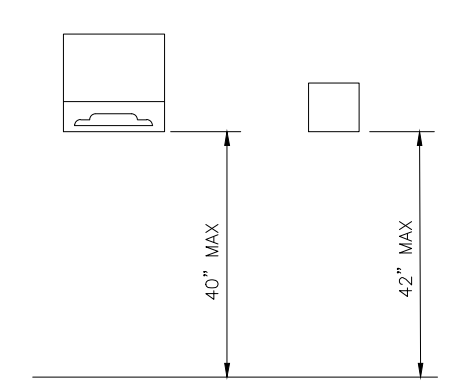
3.0 LAVATORY CLEARANCES

NTS



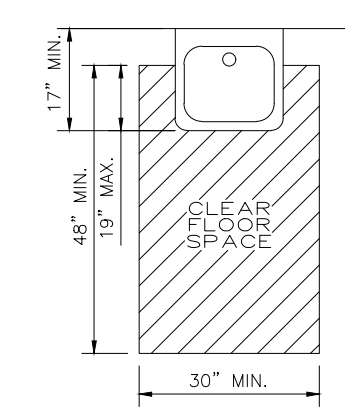
4.0 URINAL & PARTITION

NTS



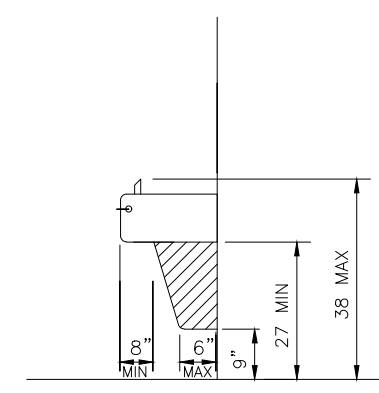
5.0 PAPER TOWEL & SOAP DISPENSER

NTS



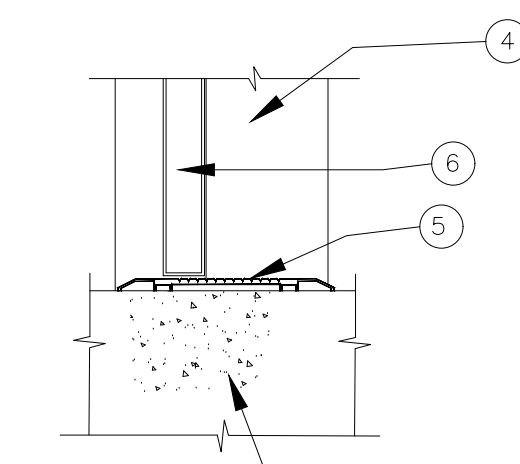
6.0 CLEAR FLOOR LAVATORY SCHEDULE

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7.0 DRINKING FOUNTAIN

NTS



10.0 SILL @ DOOR

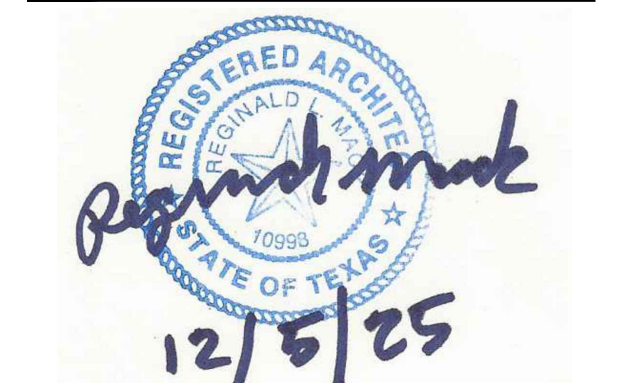
NTS



19251 Purus Dr.
Porter, TX 77365

CONSULTANTS

BARBARA JORDAN PARK
YOUTH CENTER
8705 PARK STREET
NEEDVILLE, TEXAS 77461



Drawing Date:
Drawn By: SMA
Checked By: DDV
Scale: AS NOTED

Revisions:

ISSUE FOR BID AND CONSTRUCTION	DESCRIPTION	DATE
RFI #1		03/6/2025
CPR#2 LANDSCAPE ALLOWANCE		05/25/2025

Drawing Name
SCHEDULES

A-103

1. GENERAL NOTES

- THE STRUCTURE IS DESIGNED IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE, 2012 EDITION.
- THE DESIGN LOADS ARE AS FOLLOWS:
WIND LOADS: 139 MPH (3 SECOND GUST) WIND SPEED - EXPOSURE C
LIVE LOADS: DESIGN LIVE LOADS ARE AS FOLLOWS:
ROOF: _____ 20 PSF
DEAD LOADS: SUPERIMPOSED DEAD LOAD OR ACTUAL WEIGHTS OF FINISHES.
- METHODS, PROCEDURES, AND SEQUENCES OF CONSTRUCTION ARE THE RESPONSIBILITY OF THE CONTRACTOR.
- SCALES NOTED ON THE DRAWING ARE FOR GENERAL INFORMATION ONLY. NO DIMENSIONAL INFORMATION SHALL BE OBTAINED BY DIRECT SCALING OF THE DRAWINGS.

2. FOUNDATION NOTES

- EXCAVATIONS FOR SLAB FOUNDATION SHALL BE CLEANED AND HAND TAMPED TO UNIFORM SURFACE. FOOTING EXCAVATIONS SHALL HAVE THE SIDES AND BOTTOMS TEMPORARILY LINED WITH 10 MIL VISQUEEN IF PLACEMENT OF CONCRETE DOES NOT OCCUR WITHIN 24 HOURS OF THE EXCAVATION OF THE FOOTING.
- SLAB ON GRADE SHALL BE UNDER LAID BY A MINIMUM OF 2 INCHES OF SAND. PRIOR TO PLACING THE SAND, THE FLOOR SUB GRADE SHOULD BE PROPERLY COMPACTED. PROOFROLLED. FREE OF STANDING WATER. BEFORE PLACEMENT OF THE CONCRETE, A VAPOR BARRIER SHALL BE PLACED ON TOP OF THE GRANULAR MATERIAL.
- SLABS ON GRADE SHALL HAVE CONSTRUCTION JOINTS OR CRACK CONTROL JOINTS AT EACH COLUMN LINE IN EACH DIRECTION. ADDITIONAL CRACK CONTROL JOINTS SHALL BE PROVIDED AS REQUIRED, SUCH THAT NO AREA BOUNDED BY CONSTRUCTION AND/OR CRACK CONTROL JOINTS CONTAINS MORE THAN 400 SQ. FT. OF SLAB AREA.
- INSTALL ALL FOOTINGS IN FIRM, CLEAN AND UNDISTURBED SUBGRADE. FOUNDATION DESIGN IS BASED ON A MAXIMUM NET ALLOWABLE BEARING PRESSURE OF 2000 PSF REFER TO THE PROJECT SPECIFICATIONS DATED OCTOBER 23, 2019, BY ASSOCIATED TESTING LAB FOR SOIL CLASSIFICATION, WATER TABLE ELEVATION IF ENCOUNTERED, FOUNDATION DESIGN CRITERIA EXPECTED TOTAL AND DIFFERENTIAL SETTLEMENT, REQUIREMENTS FOR PLACEMENT AND COMPACTION OF FILL, AND RELATED RECOMMENDATIONS. BOTTOMS OF FOOTING ELEVATIONS.

3. CONCRETE MIX DESIGN SUBMITTAL

- SUBMIT FOR THE ENGINEER'S REVIEW THE PROPOSED MIX DESIGN FOR EACH CLASS OF CONCRETE IN FULL COMPLIANCE WITH THE REQUIREMENTS OF ACI 318. ARRANGE WITH THE CONCRETE PRODUCTION FACILITY TO INCLUDE IN THE SUBMITTAL THE CONCRETE PROPORTIONS AND ADMIXTURES TO BE USED, INCLUDING WATER-CEMENT RATIO AND SLUMP LIMITS, ON THE BASIS OF FIELD EXPERIENCE AND/OR TRIAL BATCHES WITH THE MATERIALS TO BE EMPLOYED.
- FOR MIX DESIGN BASED ON FIELD TEST EXPERIENCE, INCLUDE IN THE SUBMITTAL TEST DATA FROM ALL PREVIOUS TESTS. AVERAGE COMPRESSIVE STRENGTH, THE STANDARD DEVIATION FOR THE COMPRESSION TESTS, AND THE AVERAGE REQUIRED BY ACI CODE.

4. CONCRETE

- CONCRETE SHALL HAVE NATURAL SAND FINE AGGREGATE AND NORMAL WEIGHT COARSE AGGREGATES CONFORMING TO ASTM C33, TYPE 1 PORTLAND CEMENT CONFORMING TO ASTM C150 AND SHALL HAVE A COMPRESSIVE STRENGTH (FC) OF 4000 PSI AT 28 DAYS.
- DETAILING OF CONCRETE REINFORCEMENT BARS AND ACCESSORIES SHALL CONFORM TO THE RECOMMENDATIONS OF ACI 318 "MANUAL OF ENGINEERING AND PLACING DRAWING FOR REINFORCED CONCRETE AND STRUCTURES" AND CRSI "MANUAL OF STANDARD PRACTICE".
- MIXING, TRANSPORTING, AND PLACING OF CONCRETE SHALL CONFORM TO ACI 301.
- MINIMUM CONCRETE COVER PROTECTION FOR REINFORCEMENT BARS SHALL BE AS FOLLOWS, (SEE ACI 318 FOR CONDITIONS NOT NOTED):

FOOTINGS	3 INCHES
GRADE BEAMS,	
TOP	1 1/2 INCHES
BOARD FORMED SIDES	2 INCHES
EARTH FORMED SIDES	3 INCHES
BOTTOM	3 INCHES
SLABS ON GRADE	2 INCHES (TOP)
PILASTERS & PLINTHS	2 INCHES
SLABS ON METAL FORMS	3/4 INCHES (TOP)

 PROVIDE STANDARD BAR CHAIRS AND SPACERS AS REQUIRED TO MAINTAIN CONCRETE PROTECTION SPECIFIED.
- REINFORCEMENT DESIGNATED AS "CONTINUOUS" SHALL LAP 36 BAR DIAMETERS, AT SPLICES UNLESS NOTED OTHERWISE. REINFORCEMENT BAR SPLICES IN GRADE BEAMS SHALL BE LOCATED AT THE CENTER LINE OF SUPPORTS FOR BOTTOM BARS AND AT MIDSPAN FOR TOP BARS. PROVIDE STANDARD ACI HOOKS FOR TOP AND BOTTOM BARS AT DISCONTINUOUS ENDS OF ALL GRADE BEAMS.
- HORIZONTAL FOOTING AND HORIZONTAL WALL REINFORCEMENT SHALL BE CONTINUOUS AND SHALL HAVE 90-DEGREE BENDS AND EXTENSIONS, OR CORNER BARS OF EQUIVALENT SIZE LAPPED 36 BAR DIAMETERS, AT CORNERS AND INTERSECTIONS.
- HORIZONTAL JOINTS WILL NOT BE PERMITTED IN CONCRETE CONSTRUCTION EXCEPT AS SHOWN ON CONTRACT DOCUMENTS. VERTICAL JOINTS SHALL OCCUR AT CENTER OF SPANS AT LOCATIONS REVIEWED BY THE STRUCTURAL ENGINEER.
- CONSTRUCTION JOINTS BETWEEN FOOTINGS AND BEAMS OR PLINTHS SHALL BE PREPARED BY ROUGHENING THE CONTACT SURFACE TO A FULL AMPLITUDE OF APPROXIMATELY 1/4 INCH LEAVING THE CONTACT SURFACE CLEAN AND FREE OF LANTAGE.
- PROVIDE 2-#4 REINFORCEMENT BARS x 5'-0" AT RE-ENTRANT CORNER AND AROUND RECTANGULAR HOLES IN SLABS UNLESS NOTED OTHERWISE. PLACE BAR DIAGONAL TO CORNER WITH 1" CLEARANCE FROM THE TOP AND THE SIDE OF THE SLAB AT THE CORNER.
- ALL CONCRETE SHALL BE CONSOLIDATED BY VIBRATION, SPADING OR RODDING, SO THAT THE CONCRETE IS THOROUGHLY WORKED AROUND THE REINFORCEMENT, EMBEDDED ITEMS, AND INTO CORNERS OF FORMS, ELIMINATING ALL AIR OR STONE POCKETS WHICH MAY CAUSE HONEYCOMBING. CARE SHALL BE TAKEN NOT TO OVERVIBRATE AND CAUSE SEGREGATION.

5. REINFORCING STEEL

- USE GRADE 60 REINFORCING STEEL (#3 STIRRUPS AND TIES MAY BE GRADE 40) THAT CONFORMS TO THE REQUIREMENTS OF ASTM A615. INSTALL WELDED WIRE FABRIC THAT CONFORMS TO THE REQUIREMENTS OF ASTM A185. DETAIL, FABRICATE AND INSTALL REINFORCING STEEL BARS SUCH THAT CONCRETE CLEAR COVER PROTECTION FOR REINFORCEMENT IN CAST-IN-PLACE MEMBERS IS AS SPECIFIED IN ACI 318 UNLESS OTHERWISE NOTED. DO NOT WELD REINFORCING STEEL.
- LAP CONTINUOUS UNSCHEDULED REINFORCING BARS AS FOLLOWS: BOTTOM BARS IN MEMBERS SUPPORTED BY COLUMNS OR FOOTINGS - 17" AT SUPPORTS ONLY, ALL OTHERS - 50 BAR DIAMETERS UNLESS OTHERWISE NOTED. LAP WELDED WIRE FABRIC ONE MESH PLUS TWO INCHES AT SPLICES. LOCATE LAPS AT TOP AND SIDE BARS OF BEAMS AT MIDSPAN UNLESS OTHERWISE NOTED. PROVIDE 1-#5 X 4'-0" L-BAR TOP AND BOTTOM IN EXTERIOR FACE OF TOP AND BOTTOM AT INTERSECTIONS OF DISCONTINUOUS GRADE BEAMS.
- CONTINUE HORIZONTAL WALL STEEL WITH 90 DEGREE BENDS AND 12" RETURNS ALONG EACH WALL FACE AT CORNERS, OR PROVIDE CORNER BARS WITH 50 BAR DIAMETER LAPS, SIZE TO MATCH WALL REINFORCING.

6. SITE PREPARATION

- SITE PREPARATION SHALL BE AS RECOMMENDED BY THE GEOTECH ENGINEER. PROOF-ROLL THE PREPARED SOIL WITH A LOADED DUMP TRUCK OR 15 TON TRUCK TO LOCATE ANY WET OR PUMPING AREA AND TREAT THE SAME WITH THE PROPER STABILIZING AGENTS.
- ANY FILL REQUIRED UNDER FLOOR SLABS IN THE BUILDING AREAS SHOULD BE A SELECT SOIL, CONSISTING OF SANDY AND/OR SILTY CLAY FREE OF ANY ORGANICS, TRASH, OR OTHER DELETERIOUS MATERIALS WITH A MINIMUM LIQUID LIMIT OF 35. THE PLASTICITY INDEX (PI) SHOULD RANGE FROM TEN (10) TO TWENTY (20). COMPACT THE SELECT FILL IN EIGHT (8) INCH LIFTS TO NINETY FIVE (95) PERCENT OF STANDARD PROCTOR DENSITY, IN CONFORMANCE WITH THE STANDARD PROCEDURE, ASTM D 698, AT OR WITHIN THREE (3) PERCENT OF OPTIMUM MOISTURE.
- PLACE 2 INCH SAND FILL BENEATH FLOOR SLABS AND BEAMS. SAND FILL SHALL BE WELL-COMPACTED BANK SAND OR OTHER CLEAN GRANULAR MATERIAL.
- INITIAL SITE GRADING SHALL BE COMPLETED PRIOR TO SETTING FORMS. FINAL GRADE SHALL SLOPE AWAY FROM THE FOUNDATION 1 INCH FOOT FOR THE FIRST 5 FEET SUCH THAT POSITIVE DRAINAGE AWAY FROM THE SLAB IS ASSURED.

7. WOOD

- ALL BEAMS, JOISTS AND HEADER MATERIAL SHALL BE #2 19% MOISTURE CONTENT SYP. ALL OTHER FRAMING MATERIAL SHALL BE #2 19% MOISTURE CONTENT SYP UNLESS OTHERWISE NOTED. FOR THE RAFTERS, DOUGLAS FIR SOUTH #2 19% MOISTURE CONTENT MATERIAL CAN BE SUBSTITUTED FOR SYP. PROVIDE (2) 2X6 STRONGBACKS ABOVE ALL CEILING JOISTS WHEN SPANS EXCEED 8'-0". PROVIDE 2X12 BLOCKING OR BRIDGING FOR ALL JOISTS SPANS GREATER THAN 8'-0" OR PER MANUFACTURER'S SPECIFICATIONS.
- ALL WALL STUDS ARE #2 OR STUD GRADE 19% MOISTURE CONTENT SYP OR FIR @ 16" O.C. PLATE MATERIAL SHALL BE STANDARD OR BETTER SYP OR FIR.
- ROOF FRAMING:
THE MAXIMUM UNSUPPORTED SPAN FOR 2X10 AT 16" O.C. RAFTERS SHALL BE 16'-0". THE RAFTERS SHALL BE BIRD-MOUTHED AROUND THE PLYWOOD. RAFTERS ARE TO BE SUPPORTED BY CONTINUOUS 2X8 PURLINS WITH 2X8 BRACES AT 32" O.C. MAXIMUM ANGLE FOR 2X8 BRACES=45° FROM VERTICAL. ALL ROOF BRACING TO BE SUPPORTED BY A WALL, 2-2x6 STRONGBACK SUPPORTED BY JOISTS OR (2) 2X12 DEPENDING ON CEILING JOIST DIRECTION (PROVIDE BLOCKING AT BRACE LOCATIONS), UNLESS OTHERWISE NOTED. PROVIDE 2X6 COLLAR TIES 32" O.C. IN THE UPPER THIRD OF THE RAFTERS, UNLESS OTHERWISE NOTED. RIDGE, HIP, AND VALLEY MEMBERS SHALL BE ONE SIZE LARGER THAN THE RAFTERS FOR SLOPES UP TO 10 ON 12. SLOPES GREATER THAN 10 ON 12 SHALL BE TWO SIZES LARGER (N.O.C.). PROVIDE SIMPSON H25 HOLD-DOWNS FOR RAFTERS TO TOP PLATE.
- ROOF DECKING SHALL BE 5/8" EXPOSURE 1 (CDX) PLYWOOD RUN PERPENDICULAR TO THE RAFTERS AND NAILED WITH #8 NAILS 6" ON SUPPORTED EDGES AND 12" ON CENTER IN THE FIELD.

KEYED NOTES

- LOCATE AND VERIFY ALL SLAB RECESS WITH ARCH/ MEP DRAWINGS
- ALL PIPE PENETRATING GRADE BEAMS SHALL BE SLEEVED
- PROVIDE 2-#5@6'-0" RE-ENTRY BARS AT CORNER
- REFER CIVIL AND ARCH SITE PLAN FOR SIDEWALKS AROUND THE BUILDING

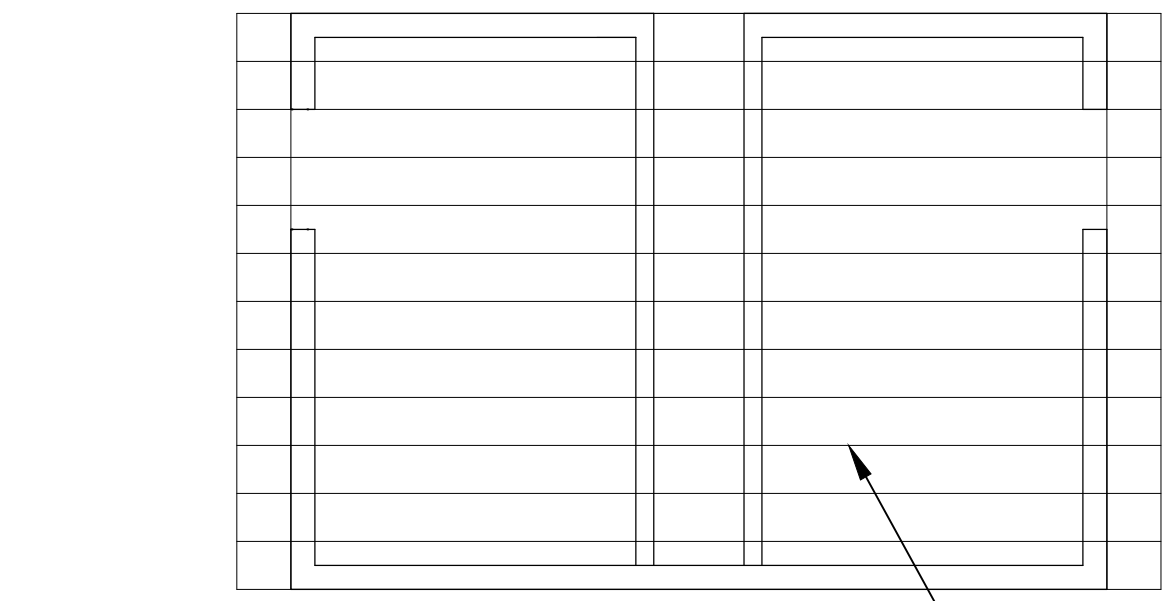
REMOVE AND REPLACE THE UPPER 30" OF EXIST. SOILS WITH COMPACTED LOW PLASTICITY STRUCT. FILL (COMPACTED) AS RECOMMENDED BY THE GEOTECH ENGINEER

1.0 ROOF FRAMING

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

ROOF FRAMING NOTES

- ROOF RAFTER - 2x6 @ 16" O.C. #2 SYP (U.N.O.)
- ROOF SHEATHING - 5/8" CDX PLYWOOD W/8 @ 6" OC EDGES 12" O.C. FIELD.
- CONNECT RAFTERS TO SUPPORT WITH SIMPSON H2.5A HURRICANE TIES.
- ALIGN OPPOSING RAFTERS AT RIDGE AND CONNECT RAFTERS WITH 10-10# NAILS

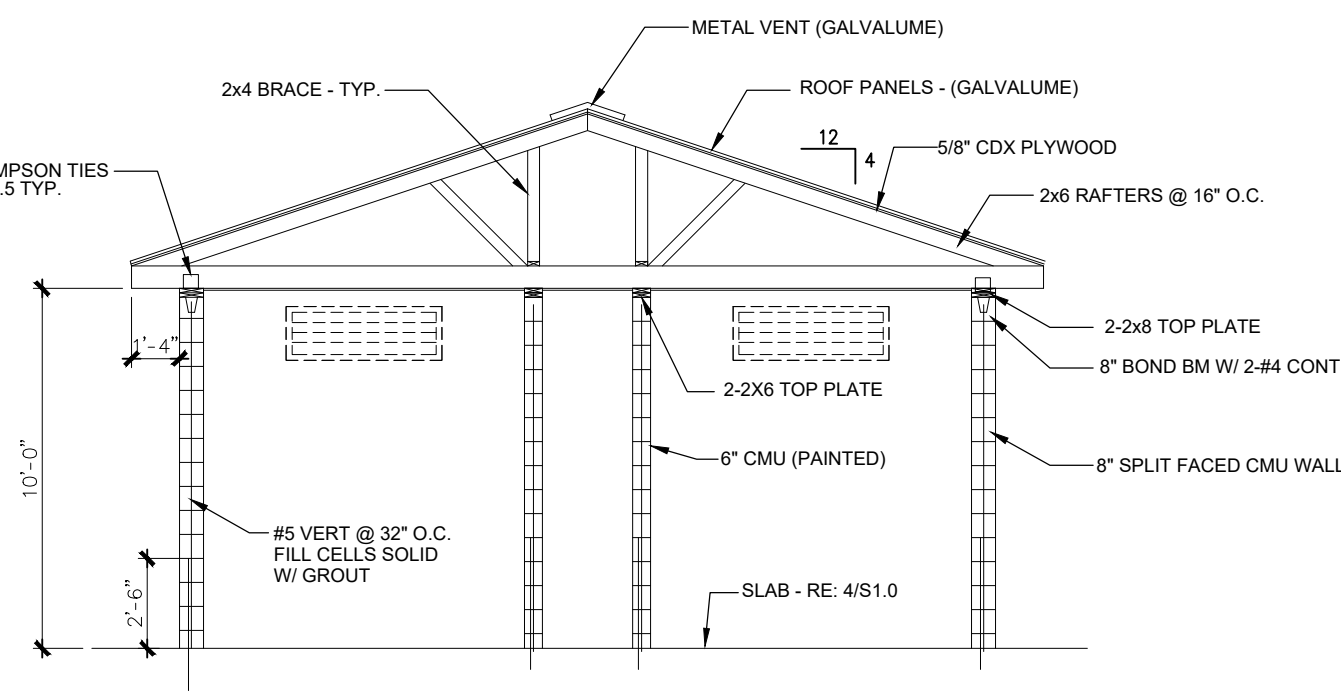


2.0 CEILING FRAMING

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

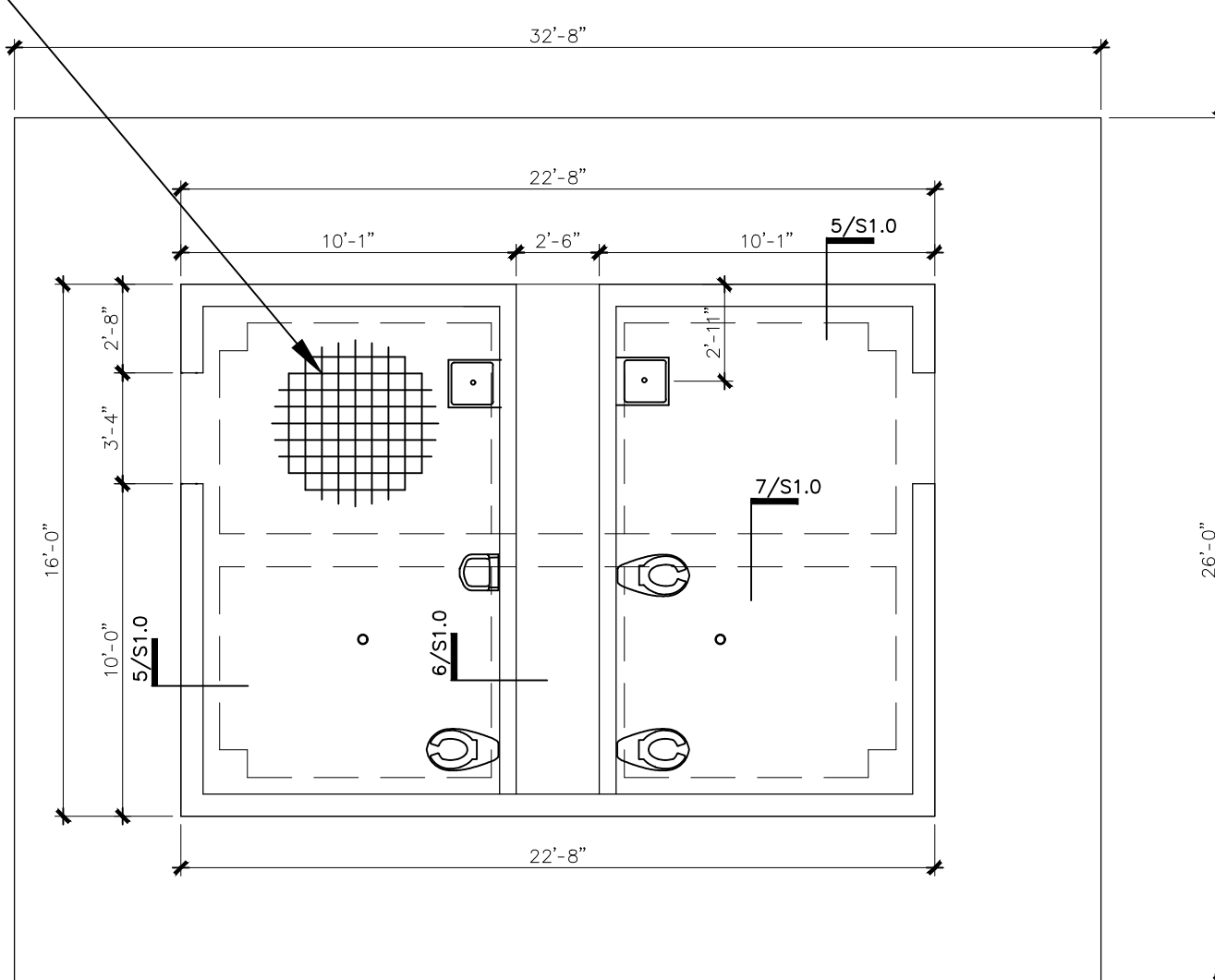
CEILING FRAMING NOTES

- CEILING JOISTS - 2x8 @ 16" O.C. - S.Y.P. #2 UNO



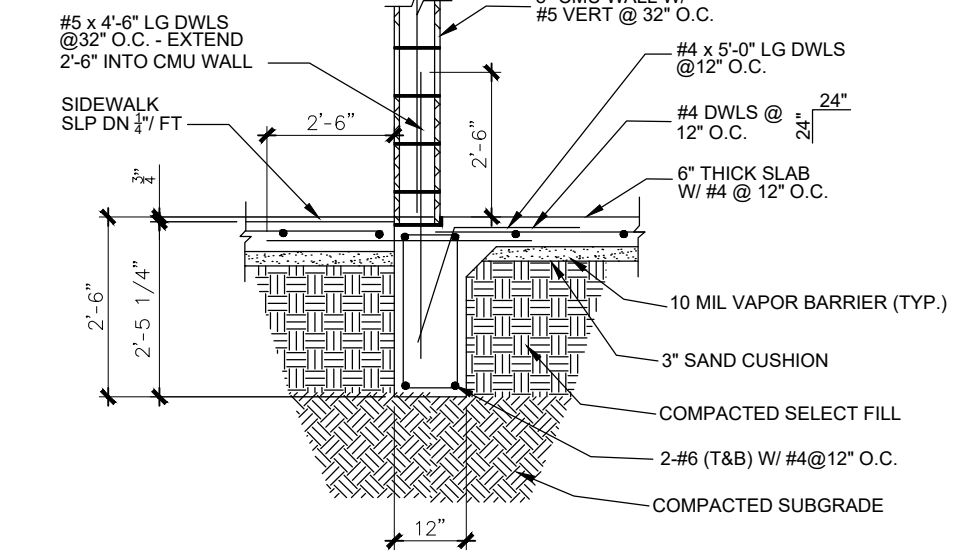
3.0 SECTION

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



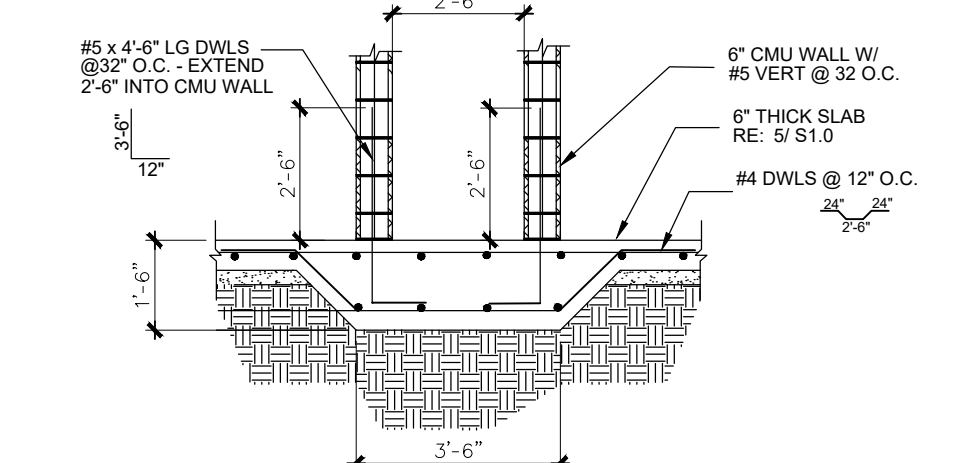
4.0 FOUNDATION PLAN

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



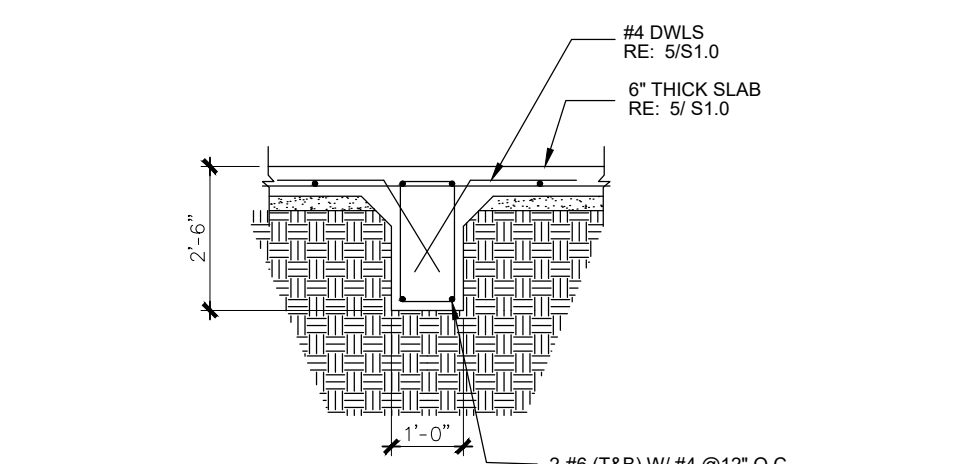
5.0 DETAIL

SCALE: 1/2" = 1'-0"



6.0 DETAIL

SCALE: 1/2" = 1'-0"



7.0 DETAIL

SCALE: 1/2" = 1'-0"



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Drawing Date:
Drawn By: SMA
Checked By: DDV
Scale: AS NOTED

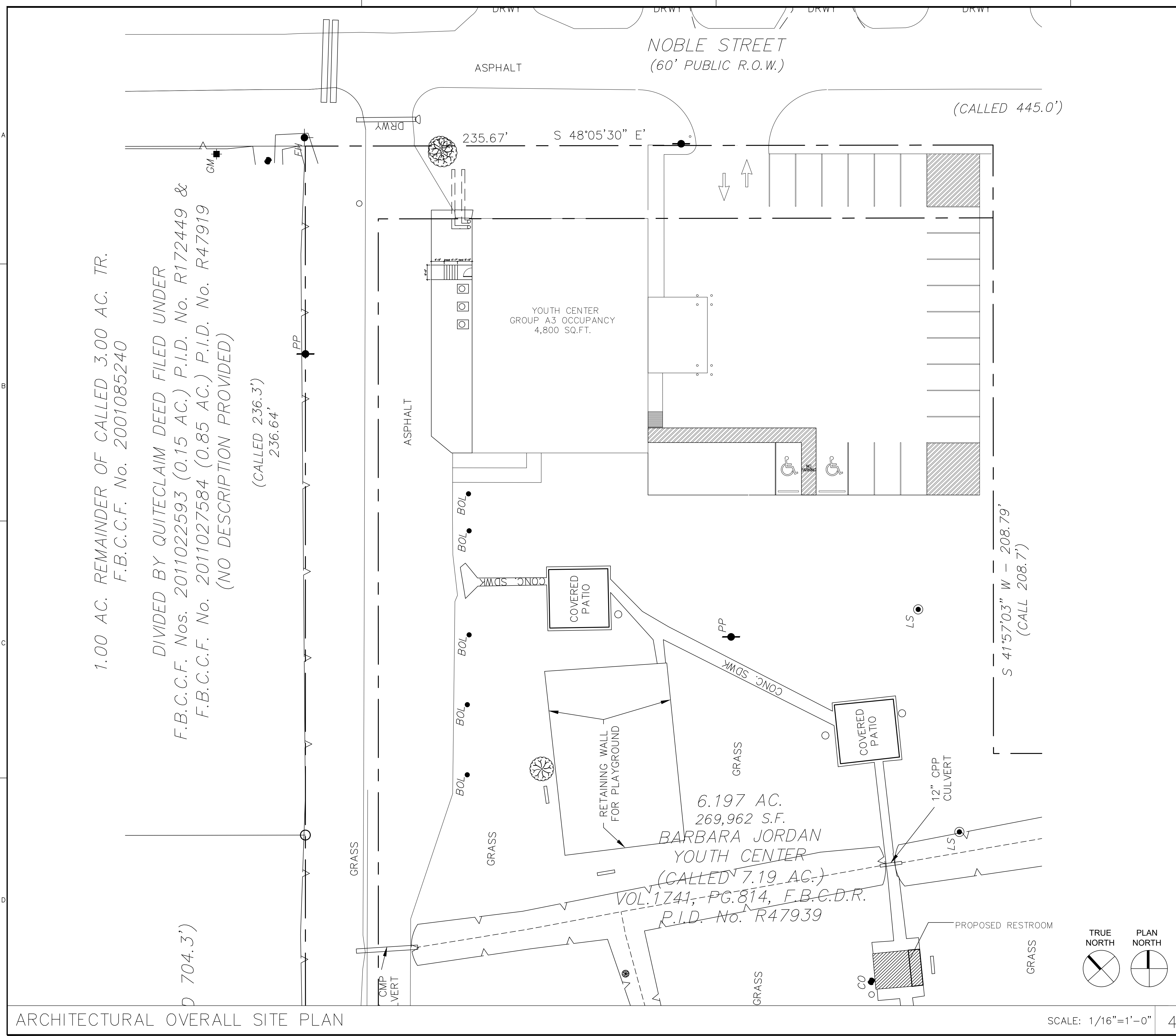
Revisions:

ISSUE FOR BID AND CONSTRUCTION	DESCRIPTION	DATE
RFI #1		01/5/2024
CPR#2	LANDSCAPE ALLOWANCE	03/6/2025
		05/25/2025

Drawing Name

STRUCTURAL PLANS

A-104



1.00 AC. REMAINDER OF CALLED 3.00 AC. TR.
 F.B.C.C.F. No. 2001085240

DIVIDED BY QUITCLAIM DEED FILED UNDER
 F.B.C.C.F. Nos. 2011022593 (0.15 AC.) P.I.D. No. R172449 &
 F.B.C.C.F. No. 2011027584 (0.85 AC.) P.I.D. No. R47919
 (NO DESCRIPTION PROVIDED)

(CALLED 236.3')
 236.64'

D 704.3')

NOBLE STREET
 (60' PUBLIC R.O.W.)

ASPHALT

(CALLED 445.0')

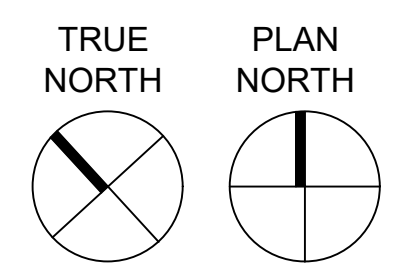
YOUTH CENTER
 GROUP A3 OCCUPANCY
 4,800 SQ.FT.

6.197 AC.
 269,962 S.F.

BARBARA JORDAN
 YOUTH CENTER
 (CALLED 7.19 AC.)

VOL. 1741, PG. 814, F.B.C.D.R.
 P.I.D. No. R47939

S 41°57'03" W - 208.79'
 (CALL 208.7')



SCALE: 1/16"=1'-0"

FLOOR PLAN GENERAL NOTES

- A. ALL UNMARKED PARTITIONS ARE TYPE A6. ALL COLUMN FURRING TO BE PARTITION TYPE F3 UNLESS NOTED OTHERWISE.
- B. ALL WINDOW AND DOOR PLAN OPENINGS ARE DIMENSIONED ON AREA PLANS.
- C. FOR FIRE AND LIFE SAFETY PLANS, REFER TO A-003 DRAWING.
- D. ROOF PLAN SHOWS FOR REFERENCE ONLY, REFER TO ROOF PLAN FOR NOTES AND DIMENSIONS.
- E. REFER TO SHEET A-201 FOR EXTERIOR ELEVATIONS, A-301 FOR BUILDING SECTIONS AND SHEETS A-311 & A-312 FOR WALL SECTIONS.
- F. REFER TO SHEET A-601 FOR ALL PARTITION DETAILS AND SHEET A-611 FOR ALL DOORS AND WINDOW DETAILS.
- G. INSTALL APPROPRIATE MANUFACTURED EXPANSION JOINT COVERS AT ALL VISIBLE BUILDING EXPANSION JOINTS. TOP OF COVER OF FLOOR EXPANSION JOINT COVERS TO BE FLUSH WITH TOP OF FINISHED FLOOR.
- H. ALL PARTITION DIMENSIONS ARE TAKEN FROM THE CENTERLINE OF COLUMNS AND TO THE DRYWALL FACE.
- I. INSTALL BLOCKING AS REQUIRED TO SUPPORT WALL MOUNTED DEVICES.
- J. AT ALL SPANDREL GLASS LOCATIONS, FACE OF INTERIOR WALL TO BE CONTINUOUS WITH ADJACENT WALL.
- K. GENERAL DIMENSIONS PROVIDED ON FLOOR PLANS AND AREA PLANS DO NOT REFLECT THE ROUGH OPENING DIMENSIONS REQUIRED FOR COORDINATION WITH MASONRY JOINT COURSING. CONTRACTOR IS TO PROVIDE ROUGH OPENING FRAMING DIMENSIONS CONSISTENT WITH ENLARGED ARCHITECTURAL PLAN/SECTION DETAILS (SHEET A-501), AND DOOR SCHEDULE/DETAILS (SHEET A-611). CONTRACTOR TO SUBMIT RFI (REQUEST FOR INFORMATION) FOR ANY ROUGH OPENING DIMENSIONS NOT GIVEN IN DETAILS FOR CLARIFICATION REQUIRED.
- L. THE CONSTRUCTION DOCUMENTS ARE STRICTLY A GRAPHIC REPRESENTATION AND ARE NOT TO BE SCALED. WRITTEN DIMENSIONS SHALL ALWAYS GOVERN, AND SCALE DETAILS SHALL GOVERN OVER SMALL SCALE PLANS. IF A DISCREPANCY IS FOUND TO EXIST BETWEEN SCALED AND WRITTEN DIMENSIONS OR BETWEEN LARGE SCALE DETAILS AND SMALL SCALE PLANS, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY.
- M. ALL WORK SHALL BE IN COMPLIANCE WITH ALL LOCAL BUILDING CODES AND ORDINANCES, AND THE REGULATIONS OF ALL FEDERAL, STATE, AND MUNICIPAL AUTHORITIES HAVING JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS, INSPECTIONS AND APPROVALS.
- N. THE CONTRACTOR SHALL VISIT THE SITE, BECOME FAMILIAR WITH LOCAL CONDITIONS UNDER WHICH THE WORK IS TO BE PERFORMED, AND CORRELATE PERSONAL OBSERVATIONS WITH THE REQUIREMENTS OF THE CONSTRUCTION DOCUMENTS. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE LOCATIONS OF ALL EXISTING CONDITIONS INCLUDING UTILITIES, SANITARY, AND SEWER. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCY BETWEEN FIELD CONDITIONS AND DRAWING INDICATIONS. ALL DIMENSIONS TO EXISTING SITE ELEMENTS ARE TO BE FIELD VERIFIED. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCY BETWEEN FIELD DIMENSIONS AND DRAWING DIMENSIONS.

KEY NOTES

SYMBOL	DESCRIPTION
①	8" DIA. PAINTED STEEL BOLLARD
②	5'-0" WIDE CONC. SIDEWALK
③	EXTERIOR TRAFFIC PAINT STRIPING
④	6" CONC. CURB
⑤	MECHANICAL CONDENSING UNITS, RE: MECHANICAL FOR ADDITIONAL INFORMATION
⑥	
⑦	
⑧	
⑨	

FLOOR PLAN LEGEND

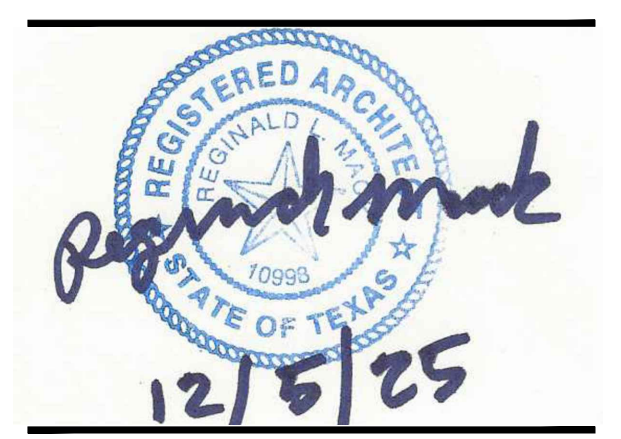
SYMBOL	DESCRIPTION
A1X	PARTITION TAG REFER TO PARTITION SCHEDULE
1 A-301	BUILDING SECTION TAG WALL SECTION TAG
1 A-201	EXTERIOR ELEVATION TAG
1 A-211	INTERIOR ELEVATION TAG
1 A-431	PLAN REFERENCE TAG
ROOM NAME 101	ROOM NAME ROOM NUMBER
NEW DOOR WITH DOOR TAG REF DOOR SCHED	NEW WINDOW WITH WINDOW MARK REF GLAZING ELEVATIONS
A	COLUMN GRID DESIGNATIONS



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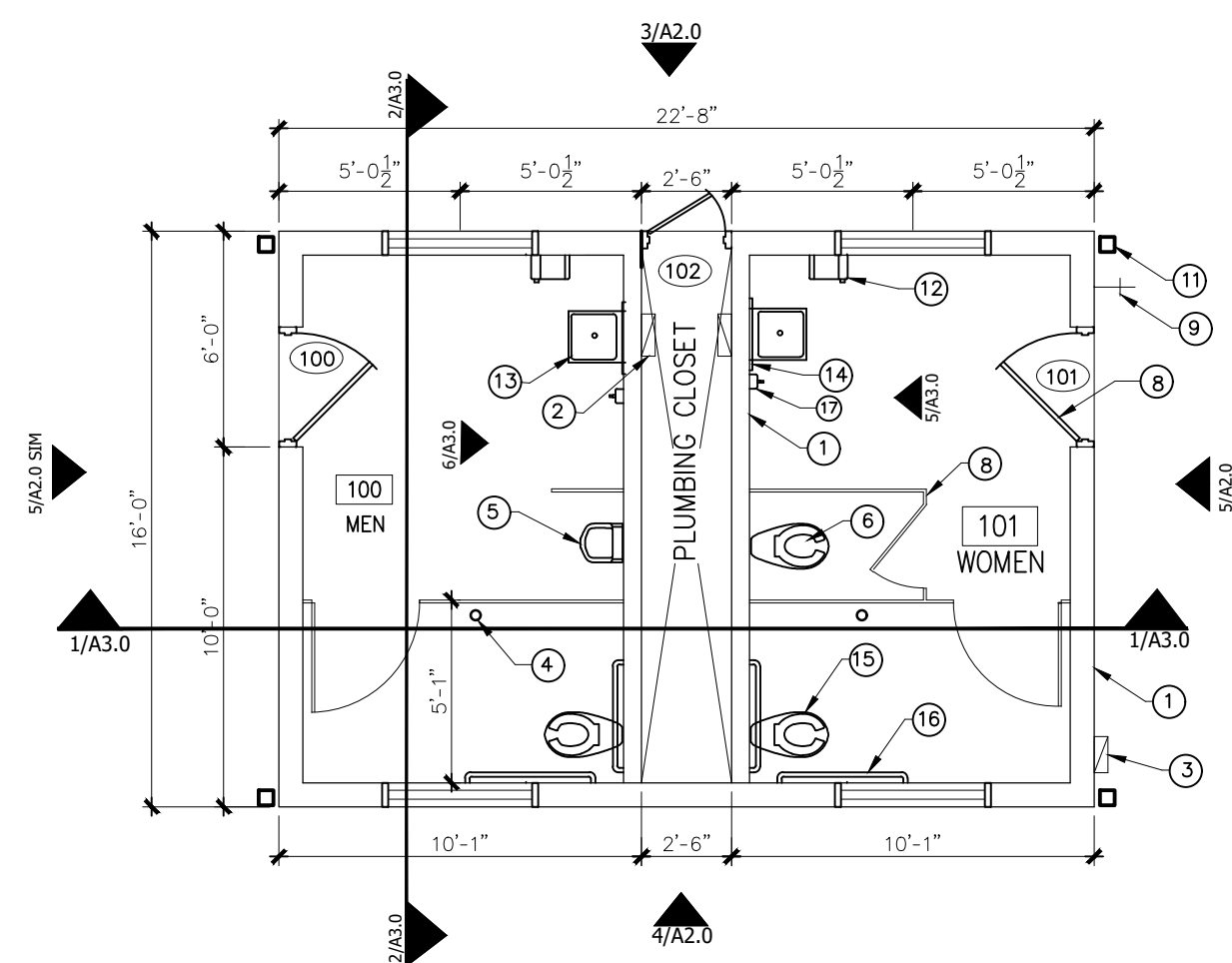


Drawing Date:
 Drawn By: SMA
 Checked By: DDV
 Scale: AS NOTED

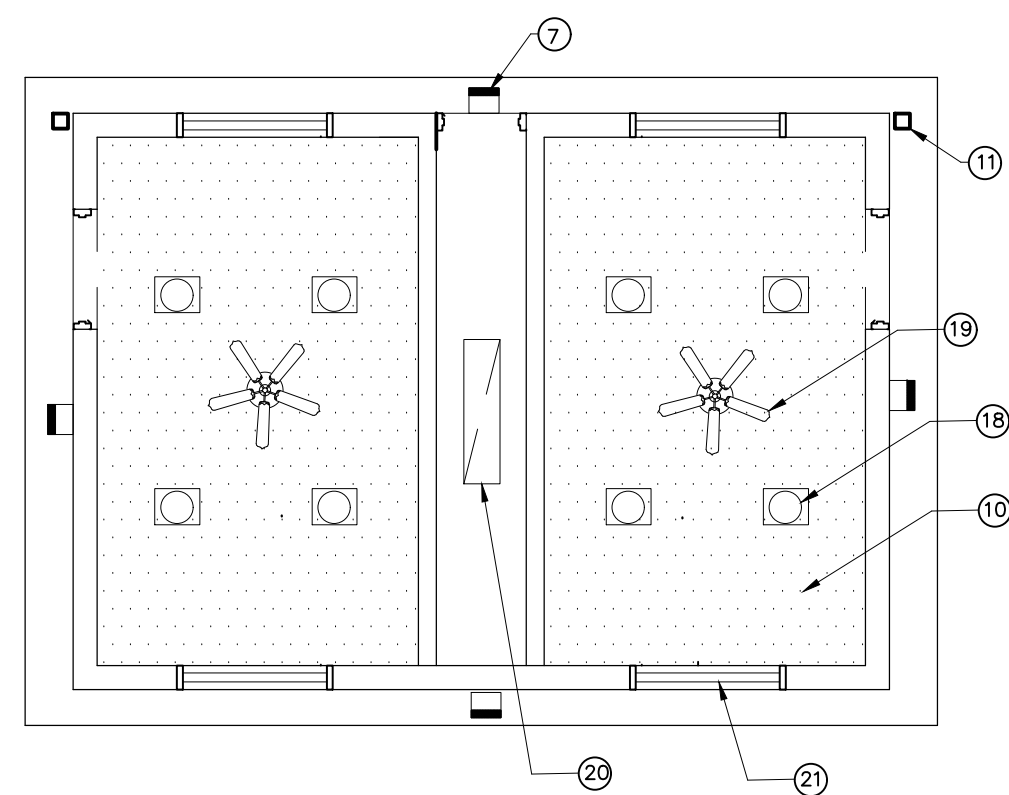
Revisions:

DESCRIPTION	DATE
ISSUE FOR BID AND CONSTRUCTION	01/5/2024
RFI #1	03/6/2025
CPR#2 LANDSCAPE ALLOWANCE	05/25/2025
12/5/25 RESTROOM ADD	

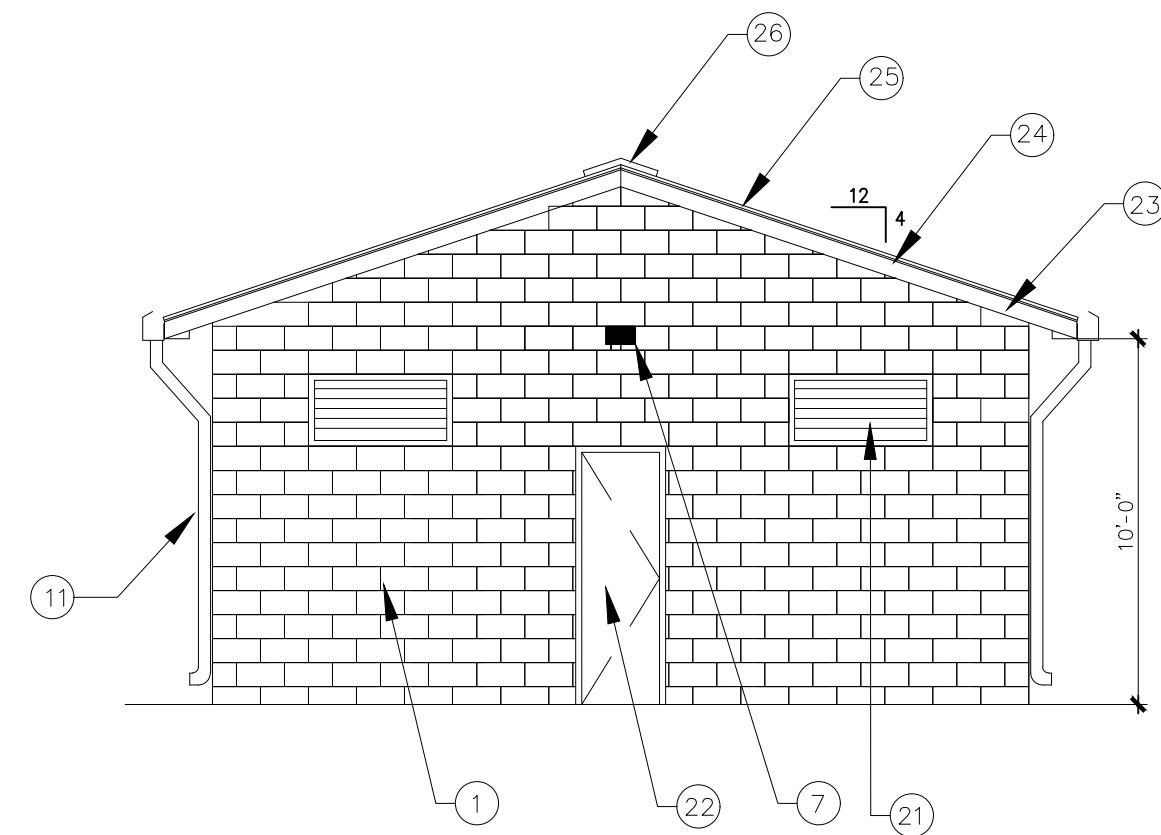
Drawing Name
ARCHITECTURAL OVERALL SITE PLAN
AS-100



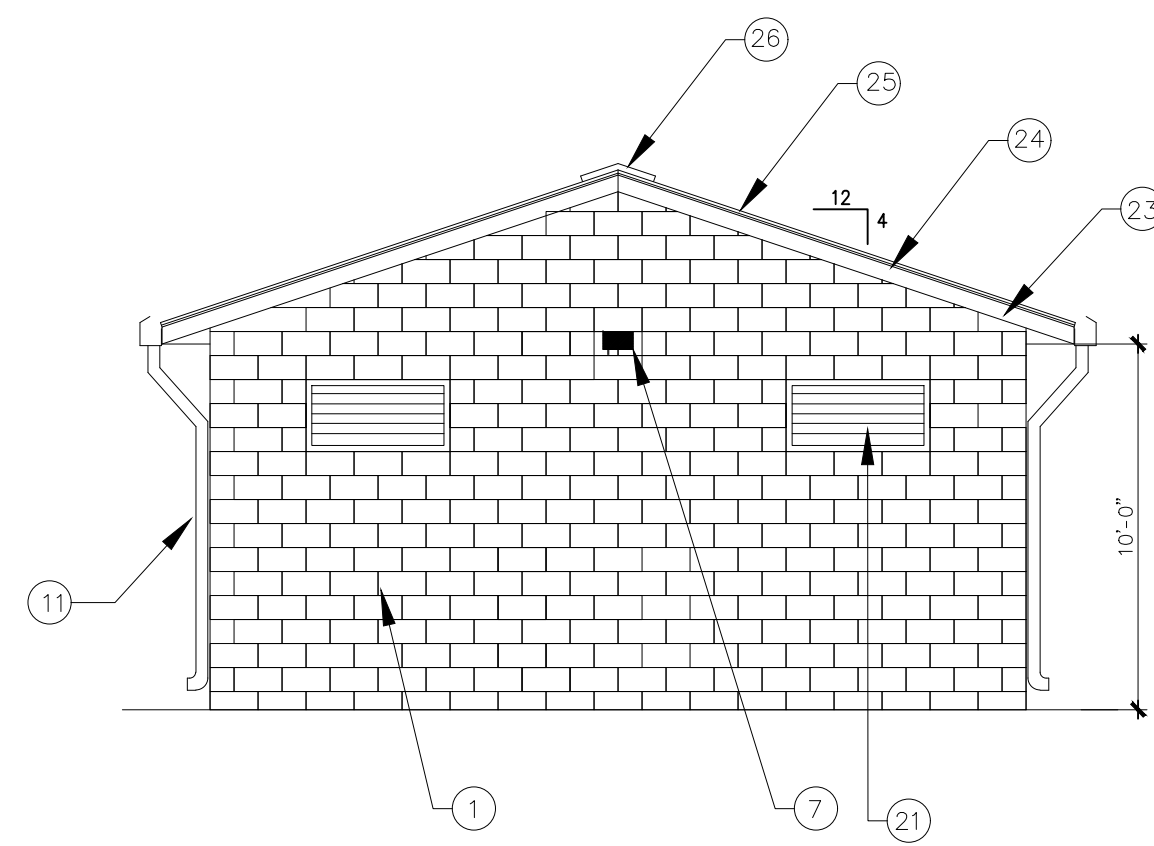
1.0 FLOOR PLAN
SCALE: 1/4" = 1'-0"



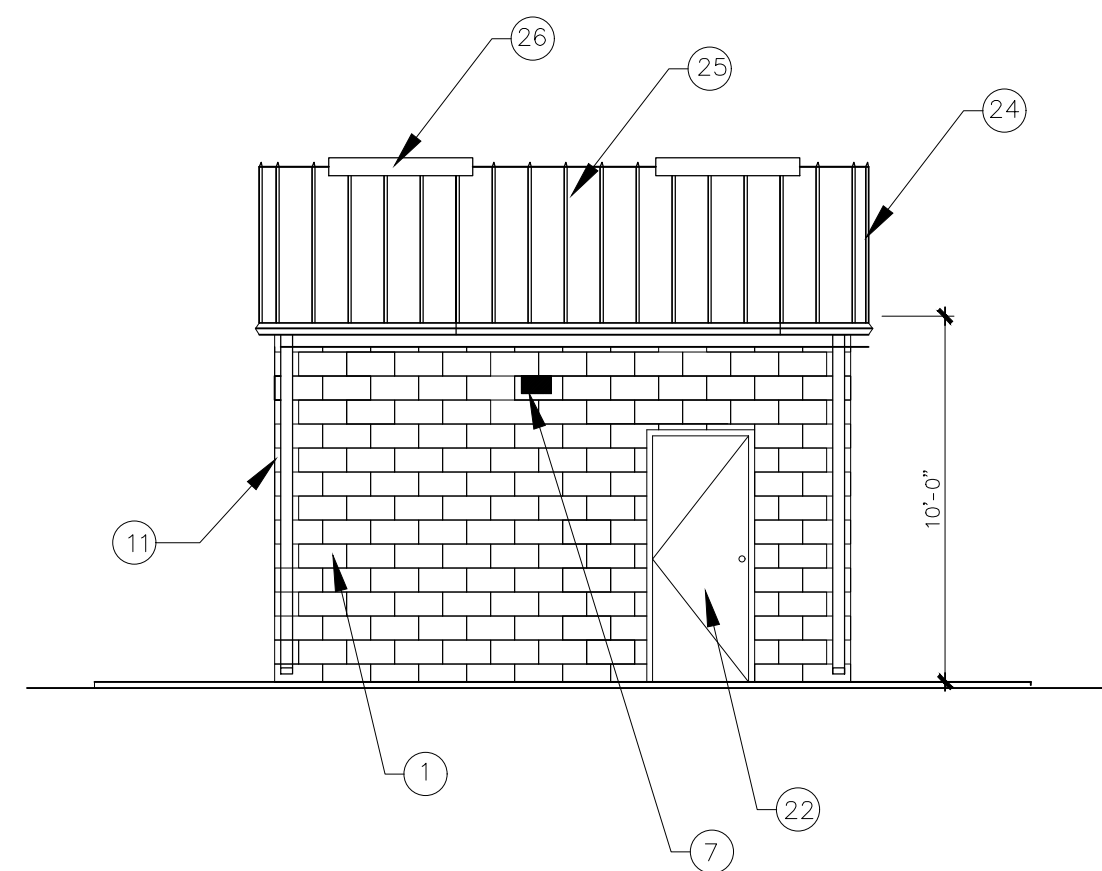
2.0 REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"



3.0 SOUTH ELEVATION
SCALE: 1/4" = 1'-0"



4.0 NORTH ELEVATION
SCALE: 1/4" = 1'-0"



5.0 EAST & WEST ELEVATIONS
SCALE: 1/4" = 1'-0"

NOTES TO DRAWING:

- 1 6" / 8" SPLIT-FACE CMU WALL
- 2 TANKLESS WATER HEATER
- 3 100A ELECTRICAL SUB-PANEL - RE: ELECTRICAL
- 4 4" FLOOR DRAIN - RE: PLUMBING
- 5 (1) WALL-MOUNTED URINAL
- 6 (1) WALL MOUNTED WATER CLOSET
- 7 (4) EXTERIOR WALL PACK (PHOTOCELL) - RE: ELECTRICAL
- 8 PRE-FAB TOILET PARTITION
- 9 HOSE BIB - RE: PLUMBING
- 10 5/8" PT GYPBOARD CEILING
- 11 (4) PRE-FINISHED METAL GUTTER/ DOWNSPOUT
- 12 (2) PAPER TOWEL DISPENSER
- 13 (2) WALL MOUNTED LAV
- 14 (2) 2'-0"x3'-0" FRAMED MIRROR
- 15 (2) WALL MOUNTED HANDICAP WATER CLOSET
- 16 (4) GRAB BAR
- 17 (2) SOAP DISPENSER
- 18 (8) CLG MOUNTED LED LIGHT FIXTURES
- 19 (2) CEILING FAN
- 20 (1) 1X4 LED LIGHT FIXTURE
- 21 24"x48" LOUVERS
- 22 (2) METAL DOOR & FRAME
- 23 2x6 TRIM BOARD
- 24 METAL EDGE TRIM
- 25 METAL ROOF PANELS (GALVALUME)
- 26 METAL RIDGE VENT (GALVALUME)

GENERAL NOTES

1. DO NOT SCALE DRAWINGS.
2. ALL CONSTRUCTION TO COMPLY WITH APPLICABLE STATE AND LOCAL BUILDING CODES, REGULATIONS AND CITY ORDINANCES.
3. REFER TO SHEET A4.00 FOR DOOR/FRAME/HARDWARE TYPES AND SCHEDULES.
4. RESTROOM DOORS ARE TO HAVE TAS COMPLAINT LEVEL HARDWARE SETS
5. ELEVATIONS BETWEEN INTERIOR AND EXTERIOR SLABS SHALL BE THE SAME AND DOOR THRESHOLD SHALL BE 3" MAX

MASONRY SPECIFICATION

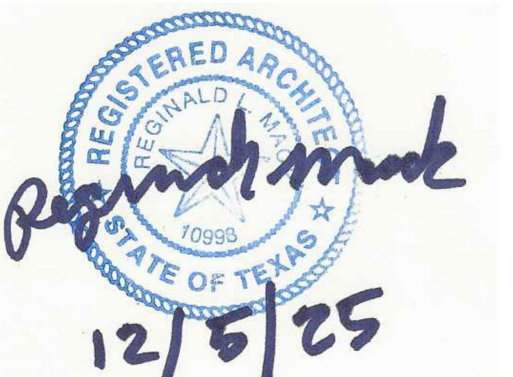
BRAND: HEADWATERS
 SIZE & SHAPES: 8x8x16 SPLIT FACE CMU
 COLOR: STANDARD COLOR OR BY OWNER
 MORTAR: KRETECONTROL 250, COLOR BY OWNER
 SEALER: SURE KLEAN 600



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