

**BROWN COUNTY
Request for Bids**

The Brown County Commissioners Court is seeking proposals from qualified Sub-Contractors for the construction remodel of the kitchen facility in the Brown County Law Enforcement Center, 1050 West Commerce, Brownwood, Brown County, Texas 76801. The area to be remodeled is approximately 1,960 square feet and will require demolition, flooring, painting, specialty metal and fabrication, electrical, plumbing, mechanical and kitchen equipment trades. The work to be performed within a secured environment and each trade should make applicable preparations each worker will be required to pass a background check prior to the admittance into the facility. This Project shall be constructed to meet all applicable building codes.

All qualified and interested parties are to contact The Honorable Paul Lilly Brown County Judge at 325-643-2828 or in person at the Brown County Courthouse, 200 South Broadway Room 111, Brownwood, Brown County, Texas 76801 for a complete Bid Packet. There will be Pre-Bid meetings scheduled for February 28th and 29th from 9-10am and 2-3pm for interested contractors to review site conditions.

Bids will be received by the Judge's office until 9:00 am, March 11, 2019. They will be verified as to arrival date/time and will be held for the Commissioner's Court to review the bids for action at the March 18th, 2019 at a regularly scheduled Commissioner's Court meeting.

All bids should be delivered by mail or in person, to the Brown County Judge's office located at:

In person: The Honorable Paul Lilly
Brown County Judge
200 South Broadway, Room 111
Brownwood, Texas 76801

It will be the responsibility of each candidate to ensure timely delivery as Brown County is not responsible for delivery delays with the post office or private carriers.

Brown County reserves the right to reject any and/or all bids. All bids will become the property of Brown County and will not be returned.

March 25, 2019
(Exhibit # 5)

PROPOSAL FORM

Date: _____

Honorable Paul Lilly
Brown County Judge
200 South Broadway, Room 111
Brownwood, Texas 76801

Dear Judge Lilly:

Having carefully examined the specifications, drawings and related documents entitled:

**Brown County Law Enforcement Center Kitchen Remodel
Brownwood, Texas**

as issued by Southwest Architects, Inc., 2921 Lackland Road, Suite 101A, Fort Worth, Texas 76116, dated February 5, 2019 as well as the site conditions affecting the work, the undersigned proposes to furnish all materials and labor called for in them in accordance with said documents.

Proposers are advised of the following and shall govern according:

The total anticipated schedule for this project is determined to be 45 days. All proposers are required to uphold the schedule.

- A. This project is a "Public Works" project and Labor Standards and Practices set forth in various annotated Statutes of the State of Texas shall be complied with.
- B. The value to the owner shall be determined based upon the following criteria: (Not necessarily in the order listed.)
 - 1) The amount of the base proposal
 - 2) The ability to meet the Forty Five (45) Day construction schedule.
 - 3) The reputation of the vendor and of the vendor's goods and services
 - 4) The quality of the vendor's good or services
 - 5) The proposer's safety record.
 - 6) The vendor's past relationship with the Owner and/or Architect.
 - 7) Location of proposer and ability of proposer to perform contract and warrantee work in an expeditious manner.
- C. The Proposal Item below shall be proposed as a lump sum for total value.
- D. Each Contractor will be required to carry insurance with a minimum of \$100,000.00 General Liability, Workers Compensation, and Auto Liability (meeting State requirements).
- E. All employees working on this project will be subject to a background check by the Brown County Sheriff's Department (at no cost) prior to admittance to the secured project site.

SOUTHWEST ARCHITECTS, INC.

Commercial • Industrial • Institutional • Municipal

SWA

Jeffrey E. Heffelfinger, AIA

www.swarchitectsinc.com

2921 Lackland Road • Suite 101A
Fort Worth, Texas 76116

817-731-6400

Cell: 817-925-8225

Fax: 817-731-6402

jeffh@swarchitectsinc.com

**BROWN COUNTY
LAW ENFORCEMENT CENTER
BROWNWOOD, TEXAS**

ITEM 1: PAINTING

The work shall include, but not be limited to, furnish all labor and materials for all painting including prep, caulking, ceiling patch, metal and steel, prime and paint. Paint all doors and window frames, concrete masonry block and gypsum board textured walls and ceilings, electrical panels, and fire alarm guards. Caulk as required.

I propose to do all prep, painting and caulking work on this project in compliance with and shown on the drawings and in the specifications.

FOR THE LUMP SUM OF:

BASE PROPOSAL: _____ (\$ _____)

ITEM 2: ELECTRICAL

The work shall include, but not be limited to, furnishing all labor and materials for all electrical work including disconnecting and final connections for all kitchen equipment. Remove and replace lighting fixtures, remove and replace existing cover plates, and remove electrical back to the panel for dish washer to be taken of service.

I propose to do all electrical work on this project in compliance with and shown on the drawings and in the specifications.

FOR THE LUMP SUM OF:

BASE PROPOSAL: _____ (\$ _____)

ITEM 3: PLUMBING

The work shall include, but not be limited to, furnishing all labor and materials for all plumbing work, including disconnect and final connection of all kitchen equipment. Replace all valves and/or "P" traps as required.

I propose to do all plumbing work on this project in compliance with and shown on the drawings and in the specifications.

FOR THE LUMP SUM OF:

BASE PROPOSAL: _____ (\$ _____)

ITEM 4: MECHANICAL

The work shall include, but not be limited to, furnishing all labor and materials for all mechanical work including the removal and replacement of the supply and return air grills, to remove the exhaust vents from the dish washer and cap above the ceiling.

I propose to do all mechanical work on this project in compliance with and shown on the drawings and in the specifications.

FOR THE LUMP SUM OF:

BASE PROPOSAL: _____ (\$ _____)

ITEM 5: KITCHEN EQUIPMENT, FURNISHINGS AND SHELVING

The work shall include, but not be limited to, furnish all labor and material for kitchen equipment, including move all equipment out of kitchen to an area in the sally port adjacent, remove dishwasher from pre-wash and clean tables and haul off-site as trash, reinstall all equipment upon completion and install stainless wall sheeting behind revised pre-wash, clean dish table as shown, and caulk all equipment as required by Health Department regulations.

I propose to do all kitchen equipment and caulking work on this project in compliance with and shown on the drawings and in the specifications.

FOR THE LUMP SUM OF:

BASE PROPOSAL: _____ (\$ _____)

ITEM 6: SPECIALTY METALS / FABRICATION

The work shall include, but not be limited to furnishing all labor and materials for specialty metal work to include removing hollow metal doors and cutting off bottoms and reinforce same, take the pre-wash table and clean table and weld/polish back together (demo/reset by others), fill holes/polish on pre-wash table..

I propose to do all specialty metals / fabrication on this project in compliance with and shown on the drawings and in the specifications.

FOR THE LUMP SUM OF:

BASE PROPOSAL: _____ (\$ _____)

Any questions pertaining to the Proposal documents should be directed to Southwest Architects, Inc. by submission of RFI to Jeffery Heffelfinger, AIA at jeffh@swarchitetsinc.com or 817-731-6400.

If the undersigned is notified of the acceptance of this Proposal within thirty (30) calendar days of the time set for the opening of bids, the undersigned will agree to execute a Contract for the above work for the above stated compensation.

ADDENDA:

The undersigned agrees that the following addenda, which have been issued during the bidding period, have been received and have been considered both before and in the preparation of this Proposal.

Addenda Number	Date
_____	_____
_____	_____
_____	_____

The undersigned hereby declares that he/she has carefully examined the Drawings, Specifications and Contract Documents relating to the Work covered by his/her Bid or Bids; that he/she agrees to do the Work, and that upon receipt of notice of the acceptance of the Bid or Bids he/she will execute a Contract within ten (10) calendar days.

Printed Name

Signature

END OF DOCUMENT



TEXAS DEPARTMENT OF LICENSING AND REGULATION
REGULATORY PROGRAM MANAGEMENT - ARCHITECTURAL BARRIERS

P.O. Box 12157 • Austin, Texas 78711 • (512) 539-5669 • (877) 278-0999 • FAX (512) 539-5690

techinfo@tdlr.texas.gov • www.tdlr.texas.gov

PROOF OF SUBMISSION

Texas Government Code §469.101 states: "All plans and specifications for the construction of or for the substantial renovation or modification of a building or facility must be submitted to the department for review if: (1) the building or facility is subject to this chapter; and (2) the estimated construction cost is at least \$50,000." 16 Texas Administrative Code §68.50(b) states: "An architect, registered interior designer, landscape architect, or engineer with overall responsibility for the design of a building or facility subject to §469.101 of the Act, shall mail, ship, provide electronically, or hand-deliver the construction documents along with a Proof of Submission form to a registered accessibility specialist, or a contract provider not later than the twentieth day after the plans and specifications are issued. In computing time under this subsection, a Saturday, Sunday or legal holiday is not included."

The date that plans and specifications are issued shall be as defined by 16 Texas Administrative Code §68.10(16) which states: "**Issue** - To mail, deliver, transmit, or otherwise release plans or specifications to an owner, lessee, contractor, subcontractor, or any other person acting for an owner or lessee for the purpose of construction, applying for a building permit, or obtaining regulatory approval after such plans have been sealed by an architect, registered interior designer, landscape architect, or engineer. In the case of a state-funded or other public works project, it is the time at which plans or specifications are publicly posted for bids, after such plans or specifications have been sealed by an architect, registered interior designer, landscape architect, or engineer."

DESIGN PROFESSIONAL INFORMATION

PLEASE PRINT OR TYPE

1. Last Name: Heffelfinger		First Name: Jeffrey		Middle: E.
2. <input checked="" type="checkbox"/> Architect <input type="checkbox"/> Landscape Architect <input type="checkbox"/> Registered Interior Designer <input type="checkbox"/> Engineer			3. License #: 14327	
4. Address: 2921 Lackland Road				Suite #: 101A
City: Fort Worth		State: Texas		Zip Code: 76116
5. Phone Number: () 817/731-6400	6. Fax Number: () 817/731-6402	7. Email: jeffh@swarchitectsinc.com		

PROJECT INFORMATION

8. Project Name: Kitchen Remodel		9. TDLR Project # (if applicable) TABS2019004187	
10. Project Address: 1050 West Commerce Street			Suite #:
City: Brownwood		County: Brown	Zip Code: 76801

11. I hereby notify the Texas Department of Licensing and Regulation of the described project and of my intent to perform, or cause to be performed, all services necessary to design said project in accordance with the provisions of Texas Government Code, Chapter 469. I certify that I am the registered design professional with overall responsibility for the design of the project and whose seal is affixed to the construction documents. I am mailing, delivering, transmitting, or otherwise releasing these construction documents to an owner, lessee, contractor, subcontractor or other person for the purpose of construction, applying for a building permit, or obtaining regulatory approval. In the case of a state-funded or other public works project, the date of issue is the time at which construction documents are publicly posted for bids.

Feb. 05, 2019

Date Construction Documents Issued

Feb. 05, 2019

Date Construction Documents Submitted

to RAS # 503

Name: George A Patterson

Signature of Design Professional:

Date of Signature: 2/5/19

TDLR USE ONLY

DO NOT WRITE BELOW THIS LINE



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OWNER AGENT DESIGNATION

16 Texas Administrative Code §68.10(11) provides that a designated agent is an individual designated in writing by the owner to act on the owner's behalf. 16 Texas Administrative Code §68.10(18) provides that the owner is the person or entity that holds title to the subject building or facility.

FORM MUST BE COMPLETED IN FULL

PLEASE PRINT OR TYPE

PROJECT INFORMATION

1. Project Name: Kitchen Remodel		2. TDLR Project #: TABS 2019004187	
3. Building or Facility Name: Brownwood County Jail			
4. Address: 1050 West Commerce	Suite #: _____	City: Brownwood	Zip Code: 76801

OWNER'S DESIGNATED AGENT INFORMATION

5. Name: Jeff Heffelfinger		6. Company/Firm: Southwest Architects, Inc.	
7. Address: 2921 Lackland Road		City: Fort Worth	State: Tx. Zip Code: 76116
8. Phone Number: 817/731-6400 () ()	9. Fax Number: 817/731-6402 () ()	10. Email: jeffh@swarchitectsinc.com	

BUILDING OR FACILITY OWNER (Person or Entity That Holds Title to Property)

11. Name: Honorable Judge Paul Lilly		12. Company/Firm: County Judge	
13. Address: 200 South Broadway Room 111		City: Brownwood	State: Texas Zip Code: 76801
14. Phone: Phone Number: 325/643-2828 () ()	15. Fax Number: 325/646-7013 () ()	16. Email: paul.lilly@browncountytexas.org	

DESIGNATION AND SIGNATURE

If an owner chooses to designate an agent to act on the owner's behalf, per 16 Texas Administrative Code §68.10(11), the owner must do so **in writing**.

I **Dr. Paul Lilly** designate **JEFF HEFFELFINGER** as my agent and authorized
(Print Owners Name) (Print Designated Agents Name)

representative to act on my behalf, entrusted with all responsibilities of ensuring compliance with the provisions of the Texas Government Code, Chapter 469. I understand that despite this designation, I remain responsible for compliance with the Act per 16 Texas Administrative Code §68.10(18).

Paul Lilly
Owners Signature

2/2/19
Date



Texas Department of Licensing and Regulation

Architectural Barriers Project Details Page

Project #: TABS2019004187

Registration Date: 2/5/2019

<https://www.tdlr.texas.gov/TABS/Projects/TABS2019004187>

PROJECT

Project Name: Kitchen Remodel
Project Number: TABS2019004187
Facility Name: Brownwood County Jail
Location Address: 1050 West Commerce
Brownwood, TX 76801
Location County: Brown
Start Date: 3/15/2019
Completion Date: 5/1/2019
Estimated Cost: \$125,000
Type of Work: Renovation/Alteration
Type of Funds: This project involves public funds, public land, or is a Federally funded roadway project.
Scope of Work: A remodel of the existing kitchen. Remove all equipment, tables and shelving, install new flooring, paint the existing walls and ceiling, install new light fixtures and remodel existing dish washing machine.
Square Footage: 1,984 ft²
Are the private funds provided by the tenant? No

PERSON FILING FORM

Contact Name: George Patterson

RAS

RAS Name: GEORGE A,PATTERSON
RAS #: 503
RAS Address: PO BOX 8616
FORT WORTH, TX 76124
RAS Phone: (xxx) xxx-0399

OWNER

Owner Name: Honorable Judge Paul Lilly
Owner Address: 200 South Broadway Room 111
Brownwood, Texas 76801
Owner Phone: (xxx) xxx-2828

TENANT

Tenant Name: Brown County Sheriffs Department
Tenant Address: 1050 West Commerce
Brownwood, TX 76801
Tenant Phone: (xxx) xxx-5518

DESIGN FIRM

Design Firm Name: Southwest Architects, Inc.
Design Firm Address: 2921 Lackland Rd. Suite 101A
Fort Worth, Texas 76116
Design Firm Phone: (xxx) xxx-6400

Registered accessibility specialists (RAS) set and collect the fees for their services. Contact the RAS directly if you have questions about their performing plan review or inspection services.

In accordance with 16 TEX. ADMIN. CODE §68.52, the owner of a building or facility must obtain an inspection from a RAS no later than the first anniversary of the completion of construction. A request for inspection must be made by submitting a written request for inspection to the RAS no later than 30 calendar days after the completion of construction.



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ARCHITECTURAL BARRIERS PROJECT REGISTRATION

This is only the REGISTRATION of a construction project. The building/facility owner is responsible for ensuring that the plan review and inspection required by Chapter 469.101 and 469.105 are completed by a Registered Accessibility Specialist (RAS).

TDLR FILING FEE SCHEDULE		WHAT TO SUBMIT TO TDLR
Project Registration Fee	\$175	The completed AB Project Registration form and a check or money order for the filing fee payable to the Texas Department of Licensing and Regulation mailed to P.O. Box 12157, Austin, TX 78711.
Late Project Registration Fee	\$300	

IMPORTANT: The construction documents and any fees applicable to plan review and/or inspection services MUST be submitted to the Registered Accessibility Specialist (RAS). RAS's set and collect their own fees. Construction documents received by TDLR will not be forwarded, returned, or uploaded into the Texas Architectural Barriers online System (TABS).

PRINT OR TYPE

RAS INFORMATION			
1. Name:	George A Patterson		RAS #: 503
PROJECT			
2. Project Name:	Kitchen Remodel		
3. Building or Facility Name:	Brownwood County Jail		
4. Address:	1050 West Commerce	City: Brownwood	Zip Code: 76801 County: Brown
PROJECT DESCRIPTION			
5. Estimated Start Date:	03/15/2019	6. Estimated Completion Date:	05/01/2019
		7. Estimated Cost:	\$125,000.00
8. Type of Work: (Check One) <input type="checkbox"/> New Construction <input checked="" type="checkbox"/> Renovation/Alteration <input type="checkbox"/> Additions to Existing Building			
9. Type of Funding: (Check One) <input checked="" type="checkbox"/> Public funds, public lands, or federally funded roadway project <input type="checkbox"/> Private funds, private lands for private use		10. State Lease No.: (if applicable)	
Are the private funds provided by a tenant? <input type="checkbox"/> Yes <input type="checkbox"/> No			
11. Estimate of Square footage: 1984 square feet			
12. Scope of Work: A remodel of the existing kitchen. Remove all equipment, tables and shelving, install new flooring, paint the existing walls and ceiling, install new light fixtures and remodel existing dish washing machine.			
TENANT (if other than owner)			
13. Tenant Contact Name: Brown County Sheriff's Department		Phone Number: 325/646-5518	Email: vance.hill@browncountytexas.org
DESIGNATED AGENT (if applicable)			
If this section is filled out, you must attach a Designated Agent Form			
14. Designated Agent Name: Jeff Heffelfinger		Phone Number: 817/731-6400	Email: jeffh@swarchitectsinc.com
15. Address: 2921 Lackland Road suite 101A		City: Fort Worth	Zip Code: 76116 County: Tarrant
BUILDING or FACILITY OWNER (person or entity that holds title to the property)			
16. Owner Name: Honorable Judge Paul Lilly		Phone Number: 325/ 643-2828	
17. Address: 200 South Broadway Room 111		City: Brownwood	State: Texas Zip Code: 76801
18. Email: paul.lilly@browncountytexas.org			
DESIGN FIRM			
19. Design Firm Name: Southwest Architects, Inc.		Phone Number: 817/731-6400	
20. Firm Address: 2921 Lackland Road suite 101A		City: Fort Worth	Zip Code: 76116 County: Tarrant
21. Design Professional Name: Jeff Heffelfinger		Email: jeffh@swarchitectsinc.com	
22. License Type: (Check One) <input checked="" type="checkbox"/> Architect <input type="checkbox"/> Engineer <input type="checkbox"/> Registered Interior Designer <input type="checkbox"/> Landscape Architect <input type="checkbox"/> Other (includes not licensed)		License Number (if applicable): 14327	

NOTE: The project number will be emailed to the owner at the email address listed above in box 18.

FILED FOR RECORD
 TIME 10:10 am

FEB 07 2019

December 2018

Sharon Ferguson, Brown County Clerk
 Deputy *mqpepe*

INSTRUCTIONS FOR COMPLETING A PROJECT REGISTRATION FORM – AB 005

1. RAS information **(required)** – Enter the name and license number of the RAS for the project.
2. Project Name **(required)** - Enter the name of the project (example: CLASSROOM ADDITION).
3. Building or Facility Name **(required)** - If this project is located in a building or facility with a name, enter the name of the building (example: WASHINGTON HIGH SCHOOL).
4. Address (Project) **(required)** - Enter the physical address (if available) and the suite number (if applicable) of the project. Post Office Box numbers are not acceptable.
5. Estimated Start Date **(required)** - Enter the date construction is scheduled to begin.
6. Estimated Completion Date **(required)** - Enter the date construction is scheduled to be completed.
7. Estimated Cost \$ **(required)** - Enter the estimated cost of construction. Cost should not include site acquisition, architectural, engineering, or consulting fees, furnishings, or equipment that is not part of the building mechanical systems.
8. Type of Work **(required)** – Check the box for the applicable type of work.
9. Type of Funding **(required)** - Check the box for the applicable method of funding.
10. State Lease No. (if applicable) - Enter the state lease number if the construction project is for purposes of a state agency lease contract and/or occupancy by a state agency.
11. Square footage **(required)** - Enter the numeric value for the square footage affected by the project.
12. Scope of Work **(required)** – Enter a detailed description of the construction activities including square footage.
13. Tenant Contact Name, phone number and email - Enter the name and contact information for the person or persons, company, corporation, authority, commission, board, governmental entity, institution or any other unit that will occupy the project space. If information is provided the email address is **required**.
- 14-15. Designated Agent Information - Enter the name and contact information for the Designated Agent. If filling in this information, you must attach a designated agent form and an email address is **required**.
- 16-18. Building or Facility Owner **(required)** - Enter the name and contact information of the person or entity (company, corporation, authority, commission, board, governmental entity, institution or any other unit) that holds title to the property.
- 19-20. Design Firm - Enter the name and contact information of the design firm or company responsible for the design of the project.
21. Design Professional Name and Email - Enter the name and email address **(required)** of the architect, engineer, interior designer, or landscape architect with overall responsibility for the design and whose seal is affixed to the drawings and enter their e-mail address.
22. Type of License - Check the box for the applicable license type of the designer and enter the license number (if applicable). If no design professional, check the box for "other".

NOTE: Project information, including but not limited to, estimated start/completion dates, costs, square footage, scope of work and contacts, should be updated if it changes throughout the completion of the project.

**Brown County
Law Enforcement Center
Kitchen Remodel**

Bid Date: March 22, 2019
Opening Time: 3:00pm

Description	Contractor	Amount
Item #1 Door Modifications		NO-BID
Item #2 Plumbing	*Heart of Texas Mechanical Contracting, LLC., 203 Cordell St. Brownwood, Texas 76801	\$ 15,937.00
Item #3 Mechanical	*Heart of Texas Mechanical Contracting, LLC., 203 Cordell St. Brownwood, Tx. 76801	\$ 5,232.00
Item #4 Electrical	*Weldon Wilson Electric, Inc., 4507 Danhill Dr. Brownwood, Tx. 76801	\$ 16,527.00
	*Dennard Electric, Inc. of Brownwood, 500 FM 3254 Brownwood, Tx. 76801	\$ 17,700.00
Item #5 Painting	Dean Hagler, Ltd. 1701 North Danville, Abilene, Tx. 79603	\$ 22,566.00

**Brown County
Law Enforcement Center
Kitchen Remodel**

Bid Date: March 22, 2019
Opening Time: 3:00pm

Description

Contractor

Amount

Item #6	Description	Contractor	Amount
Quarry Tile Flooring and Base	Callaway's Carpet, 4034 North 1st St. Abilene, Tx 79603	Richard Collier	\$ 66,203.00
H.D. Jones DBA Jones Carpets, 501 Carnegie Blvd. Brownwood, Tx. 76801	325-643-6044	Becky Jones	\$ 39,818.96
All Commercial Floors, Inc. 1313 Ave R, Grand Prairie, Tx. 75050	972-647-7885	Gary Stolz	\$ 52,102.00
Kitchen Equipment	Supreme Fixture Co. Inc. 17 South Chadbourne St., Suite 200, San Angelo, Tx. 76901	Gary Merriman	\$ 12,200.00

TOTAL ITEMS BID

\$ 112,280.96

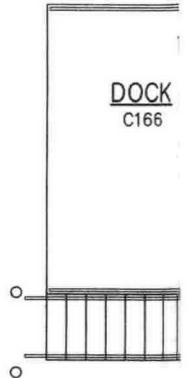
ESTIMATE ITEMS NOT BID

Door Modifications, Waste Removal
Contingency

6,000.00
5,000.00

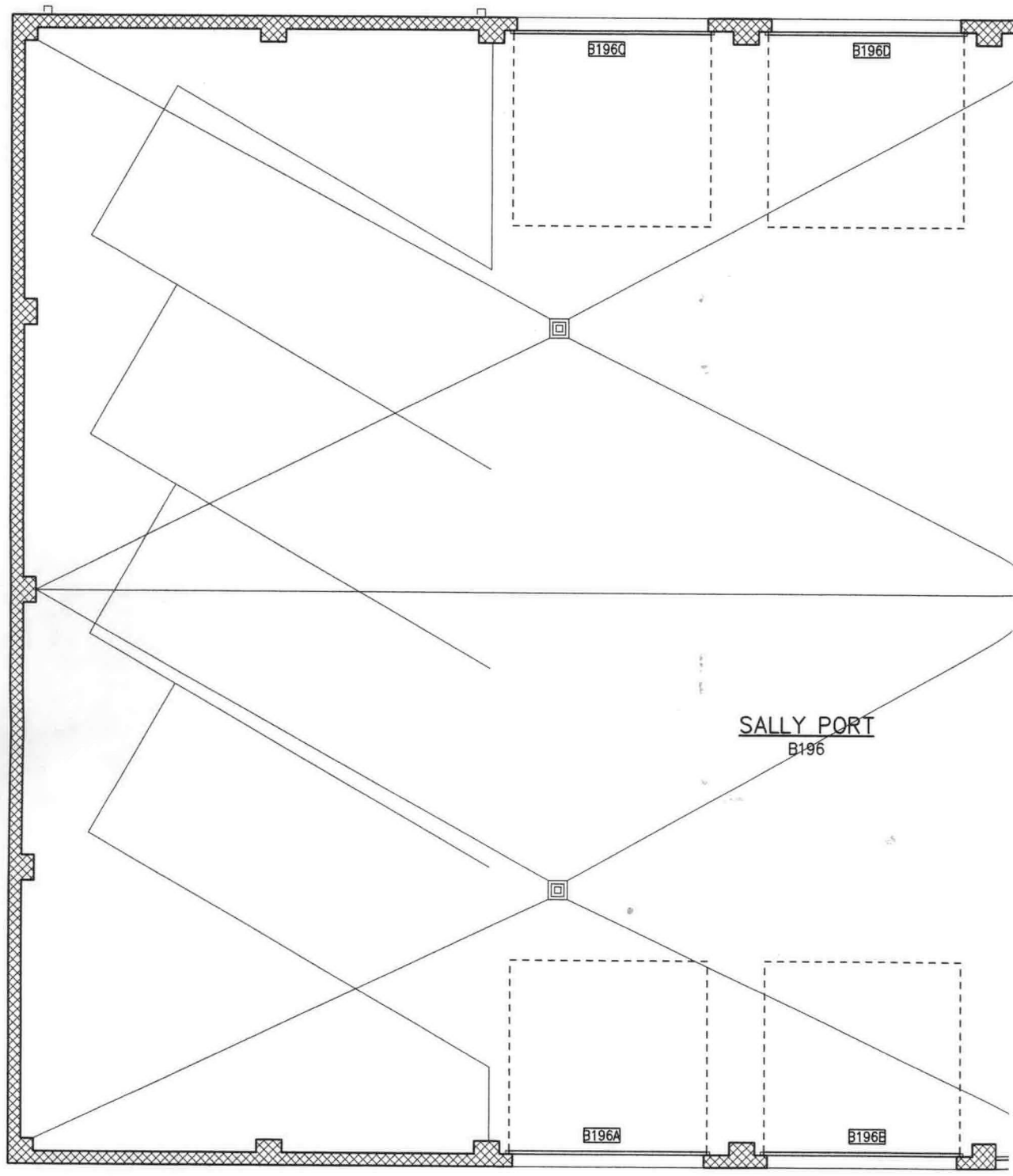
TOTAL ESTIMATED COST

\$ 123,280.96



DEMOLITION AND GENERAL NOTES;

1. DISCONNECT AND REMOVE ALL EQUIPMENT, WHICH INCLUDES ALL THE COOKING, CLEANING AND PREPARATION APPARATUS, AND STORE IN SALLY PORT PER DIRECTION OF THE JAIL ADMINISTRATOR.
2. REMOVE EXISTING DISHWASHER MACHINE (HOBART) AND BOOSTER HEATER OFF THE WALL. ALSO REMOVE THE EXISTING ELECTRICAL AND PLUMBING CONNECTIONS THAT SERVICE THE DISHWASHER AND BOOSTER HEATER. TAKE TO SALLY PORT AND STORE PER JAIL ADMINISTRATORS DIRECTION.
3. REMOVE ALL THE EQUIPMENT INCLUDING STORAGE RACKS, STAINLESS STEEL TABLES, SHELVING, POTS AND PANS, SERVING WARE, ETC. AND STORE IN THE SALLY PORT PER JAIL ADMINISTRATORS DIRECTION.
4. UNDERCUT DOORS C154, C157, C158 AND C162 TO CLEAR THE NEW QUARRY TILE FLOORING. VERIFY THICKNESS OF QUARRY TILE WITH FLOORING CONTRACTOR. PAINT FRAMES AND DOORS COLOR SELECTED BY ARCHITECT. REFER TO DETAIL 3/A2.1
5. REMOVED EXISTING FLOORING. LOWER AREA DRAINS APPROXIMATELY 1" BELOW EXISTING FINISH FLOOR ELEVATION. SAWCUT AND REMOVE CONCRETE AROUND AREA DRAINS IN A 3'-0" X 3'-0" SQUARE. SAWCUT AND REMOVED CONCRETE AROUND FLOOR SINK IN A 2'-0" X 2'-0" SQUARE AS SHOWN ON PLANS. REPLACE CONCRETE.
6. REMOVE CONCRETE IN FRONT OF COOLER/FREEZER AS INDICATED IN DEMOLITION PLAN FOR THE POSITIVE DRAINAGE TO AREA DRAIN NECESSARY TO KEEP WATER OUT OF THE COOLER/FREEZER. VERIFY SLOPE WITH NEW QUARRY TIE.
7. ELECTRICAL CONTRACTOR TO REMOVE ALL EXISTING SWITCH AND PLUG COVER PLATES FROM WALL AND REPLACE THEM WITH ZINC COATED PLATES, USE TORX HEAD SCREWS.
8. JANITOR SINK TO REMAIN. EXISTING FLOORING TO BE REMOVED UP TO SINK INSIDE ROOM C162.
9. REMOVE CEILING LIGHT FIXTURES AND A/C GRILLS AS SHOWN ON REFLECTIVE CEILING PLAN. DO NOT REMOVE EXIT SIGNS, HORN STROBE/ALARMS, FIRE ALARM PULLS, VENT-A-HOOD, ETC. IN CEILINGS AND ON WALLS.

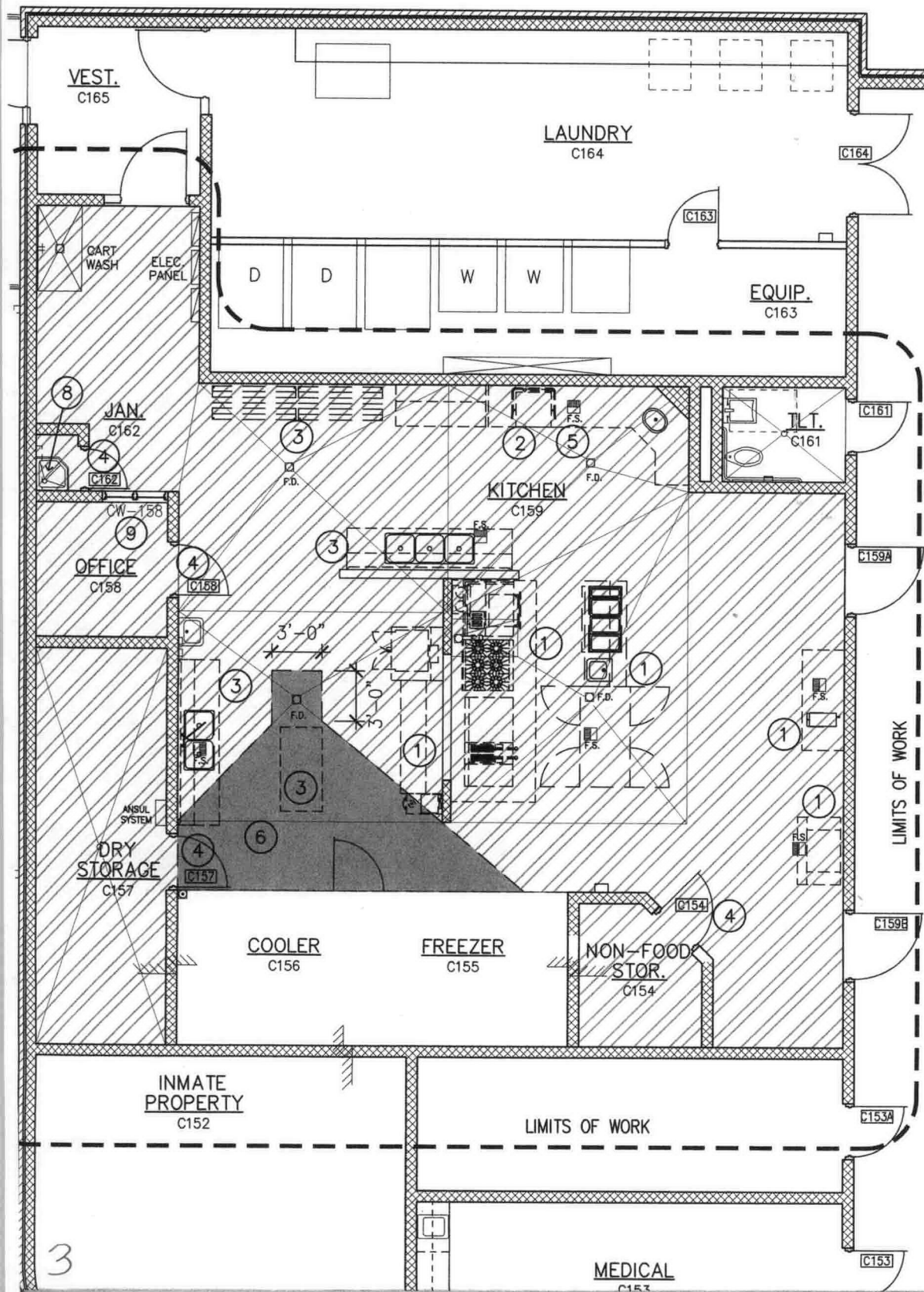


2



1

DEMOLITION PLAN



PART 1 GENERAL

- 1.1 SECTION INCLUDES
 - A. Surface preparati
 - B. Surface preparati

- 1.4 DEFINITIONS
 - A. General: Standar
 - 1. Gloss level 1
 - 2. Gloss level 2
 - 3. Gloss level 3
 - 4. Gloss level 4
 - 5. Gloss level 5
 - 6. Gloss level 6

- 1.5 SUBMITTALS
 - A. Submit under pr
 - B. Manufacturer's d
 - 1. Material List: by manufact
 - 2. Preparation in
 - 3. Manufacturer'
 - C. Verification Samp

- 1.6 QUALITY ASSURAN
 - A. Installer Qualifica resulted in applic
 - B. Obtain block fille
 - C. Paint exposed su not indicated, An
 - D. Do not paint pre
 - E. Mock-Up: Provi
 - 1. Finish areas
 - 2. Do not proce
 - 3. Refinish mock

PART 2 PRODUCTS

- 2.1 MANUFACTURERS
 - A. Acceptable Manu
 - B. Requests for sub

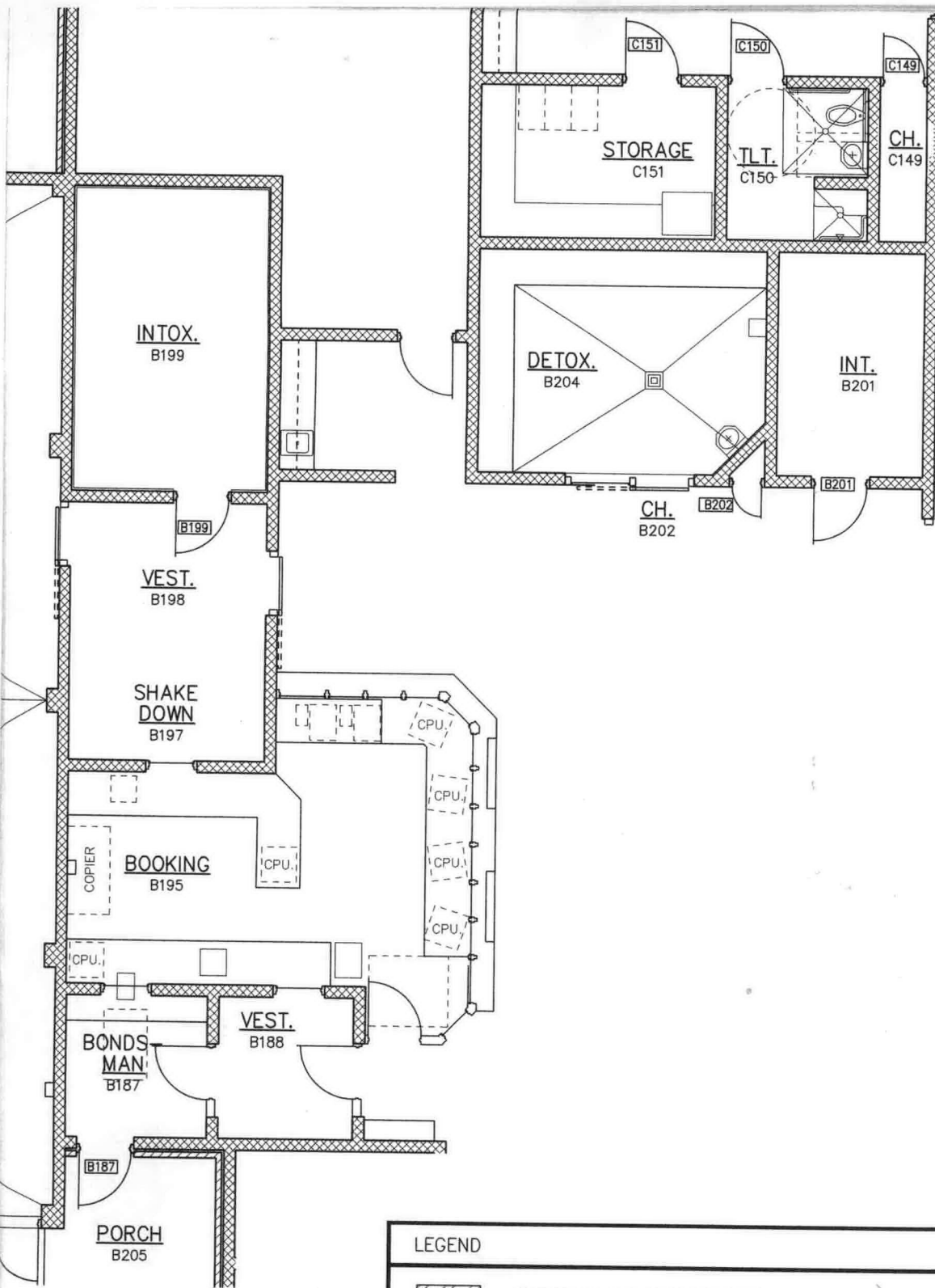
- 2.2 PAINT MATERIALS
 - A. Material Compatil and application,
 - B. Color: Provide ar
 - C. Application Rate: recommendations

- 2.4 INTERIOR GYPSUM
 - A. Textured Finish:
 - 1. Walls
 - a. Interior La
 - b. 100 perce
 - 2. Ceilings and
 - a. Interior La
 - b. Interior La


- 2.5 INTERIOR PLASTER,
 - A. Painted Finish Co
 - 1. Primer:
 - a. Acrylic Blo
 - 2. Finish:
 - a. 100 perce


- 2.7 INTERIOR METAL
 - A. Ferrous Metal:
 - 1. Primer:

3



LEGEND

 FLOORING TO BE REMOVED

 FLOORING TO BE REMOVED AND SLOPE TO AREA DRAIN (REMOVE CONCRETE AS REQUIRED) REFER TO NOTE # 5

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

4

- a. Alkyd Rust
- 2. Finish:
 - a. Alkyd Dryf

PART 3 EXECUTION

3.2 PREPARATION

- A. General: Remove impractical or im
- 1. After complet
- B. Cleaning: Before cleaning.
 - 1. Schedule clea
- C. Surface Preparati
 - 1. Provide barrie
 - 2. Provide barrie
 - 3. Cementitious release agent
 - a. Use abrasi
 - b. Determine correct thi
 - 4. Wood Substra and dust off.
 - a. Scrape any
 - b. Immediate
 - c. After primi
 - d. Determine
 - 5. Ferrous-Metal Use solvent c
 - e. Blast-clear
 - b. Treat bare
 - c. Touch up
 - 6. Nonferrous-M required.
 - a. Remove pr
- D. Material Preparati
 - 1. Maintain cont
 - 2. Stir materials, necessary, str
 - 3. Use only the
 - 4. Tinting: Tint the finish coc

3.3 APPLICATION

- E. General: Apply p
- B. General: Apply he
 - 1. Use applicator
 - 2. Do not apply
 - 3. Coating surfac
 - 4. Provide finish
 - 5. The term "ex place. Extenc
- C. Application Proce
 - 1. The number c
 - 2. Completed Wo

3.5 CLEANING

- A. After completin

3.6 PROTECTION

- A. Protect work of Architect.
- B. Provide "Wet Pain
- C. After work of oth

PAINT SPECIFICATIONS

and field painting of exposed interior items and surfaces, including mechanical and electrical equipment that do not have a factory-applied finish.
and field painting of exposed exterior items and surfaces.

Coating terms defined within Masters Painters Institute (MPI) manual.

Flat with a gloss range below 3 when measured at a 60-degree meter and 10 when measured at an 85-degree meter.

Low Sheen with a gloss range of 5 to 10 when measured at a 60 degree meter and 10 to 35 when measured at an 85 degree meter.

Eggshell with a gloss range between 10 and 15 when measured at a 60-degree meter and 10 to 35 when measured at an 85-degree meter.

Satin with a gloss range between 25 to 35 when measured with a 60 degree meter.

Semi-Gloss with a gloss range between 50 and 55 when measured at a 60 degree meter.

Gloss with a gloss range more than 70 when measured at a 60 degree meter.

Sections of Section 01 30 00.

Sheets on each product to be used, including:

An inclusive list of required coating materials. Indicate each material and cross-reference specific coating, finish system, and application. Identify each material's catalog number and general classification.

Instructions and recommendations.

Information: Manufacturer's technical information, including label analysis and instructions for handling, storing, and applying each coating material.

For each finish product specified, two samples, minimum size 6 inches (150 mm) square, representing actual product, color, and patterns.

Requirements: A firm or individual experienced in applying paints and coatings similar in material, design, and extent to those indicated for this Project, whose work records show a record of successful in-service performance.

Use primers for each coating system from the same manufacturer as the finish coats.

Notes: If an item or a surface is not specifically mentioned, paint the item or surface the same as similar adjacent materials or surfaces. If a color of finish is not specified, the Architect will select from standard colors and finishes available.

Paint on concealed items, concealed surfaces, finished metal surfaces, operating parts, and labels.

Provide a mock-up for evaluation of surface preparation techniques and application workmanship.

Work approved by Architect.

Proceed with remaining work until workmanship, color, and sheen are approved by Architect.

Complete the work in the specified area as required to produce acceptable work.

Manufacturer: PPG or Sherwin Williams.

Specifications will be considered in accordance with provisions of Section 016000.

GENERAL

Provide block fillers, primers, and finish-coat materials that are compatible with one another and with the substrates indicated under conditions of use as demonstrated by manufacturer based on testing and field experience.

Test with verification samples.

Coating thickness for primer, intermediate, barrier and finish coats shall be measured as Dry Film Thickness (DFT) and comply with manufacturer's published specifications.

WALLBOARD

1. Primer White.

2. Acrylic Eggshell Enamel to coat.

3. Primer White.

4. Primer White.

5. Flat.

CONCRETE, MASONRY

1. Concrete Block:

1. Filler - 2 coats.

2. Acrylic Semi-Gloss Enamel - to coat.

6

all White Flat.

hardware and hardware accessories, plates, machined surfaces, lighting fixtures, and similar items already installed that are not to be painted. If removal is possible because of size or weight of the item, provide surface-applied protection before surface preparation and painting.

During painting operations in each space or area, reinstall items removed using workers skilled in the trades involved.

Before applying paint or other surface treatments, clean substrates of substances that could impair bond of the various coatings. Remove oil and grease before painting and painting so dust and other contaminants from the cleaning process will not fall on wet, newly painted surfaces.

Preparation: Clean and prepare surfaces to be painted according to manufacturer's written instructions for each particular substrate condition and as specified.

Do not apply coats over incompatible primers or remove and reprime.

Do not apply coats over incompatible primers or remove primers and reprime substrate.

Substrates: Prepare concrete, brick, concrete masonry block, and cement plaster surfaces to be coated. Remove efflorescence, chalk, dust, dirt, grease, oils, and salts. Roughen as required to remove glaze. If hardeners or sealers have been used to improve curing, use mechanical methods to prepare surfaces.

Use mechanical blast-cleaning methods if recommended by coating manufacturer.

Check pH and alkalinity and moisture content of surfaces by performing appropriate tests. If surfaces are sufficiently alkaline to cause the finish paint to blister and delaminate, test condition before application. Do not coat surfaces if moisture content exceeds that permitted in manufacturer's written instructions.

Preparation: Clean surfaces of dirt, oil, and other foreign substances with scrapers, mineral spirits, and sandpaper, as required. Smoothly sand surfaces exposed to weather.

Prepare and clean small, dry, seasoned knots, and apply a thin coat of white shellac or other recommended knot sealer, before applying primer.

Prepare wood on delivery, prime edges, ends, faces, undersides, and backsides of wood to be coated.

Fill holes and imperfections in the finish surfaces with putty or plastic wood filler. Sand smooth when dried.

Check moisture content of surfaces by performing a moisture test. Do not coat if moisture content exceeds 15 percent.

Substrates: Clean ungalvanized ferrous-metal surfaces that have not been shop coated; remove oil, grease, dirt, loose mill scale, and other foreign substances by mechanical cleaning methods that comply with SSPC recommendations.

Prepare steel surfaces as recommended by coating manufacturer and according to SSPC-SP 10.

Prepare sandblasted or pickled clean metal with a metal treatment wash coat before priming.

Prepare bare areas and shop-applied prime coats that have been damaged. Wire brush, solvent clean, and touch up with same primer as the shop coat.

Nonferrous Metal Substrates: Clean nonferrous and galvanized surfaces according to manufacturer's written instructions for the type of service, metal substrate, and application.

Prepare galvanized sheet metal fabricated from coil stock by mechanical methods.

Preparation: Carefully mix and prepare coating materials according to manufacturer's written instructions.

Use applicators and techniques best suited for the material being applied.

Do not stir surface film into the material. Remove film before applying to produce a mixture of uniform density. Stir as required during application. Do not stir surface film into the material. Remove film before using.

Use type of thinners approved by manufacturer and only within recommended limits.

Apply each undercoat a lighter shade to simplify identification of each coat when multiple coats of same material are applied. Tint undercoats to match the color of the final coat, but provide sufficient differences in shade of undercoats to distinguish each separate coat.

Apply paint according to manufacturer's written instructions. Use applicators and techniques best suited for substrate and type of material being applied.

Apply high-performance coatings according to manufacturer's written instructions.

Use applicators and techniques best suited for the material being applied.

Do not apply high-performance coatings over dirt, rust, scale, grease, moisture, scuffed surfaces, or conditions detrimental to forming a durable coating film.

Use treatments, and finishes are indicated in the coating system descriptions.

Use primers compatible with primers used.

Exposed surfaces" includes areas visible when permanent or built-in fixtures, convactor covers, grilles, covers for finned-tube radiation, and similar components are in place. Apply coatings in these areas, as required, to maintain system integrity and provide desired protection.

Application: Apply coatings by brush, roller, spray, or other applicators according to manufacturer's written instructions.

Apply coats and film thickness required is the same regardless of application method.

Check work: Match approved Samples for color, texture, and coverage. Remove, refinish, or recoat work that does not comply with specified requirements.

After painting, clean glass and paint-spattered surfaces. Remove spattered paint by washing and scraping without scratching or damaging adjacent finished surfaces.

After painting, other trades, whether being painted or not, against damage from painting. Correct damage by cleaning, repairing or replacing, and repainting, as appropriate.

Use "t" signs to protect newly painted finishes. After completing painting operations, remove temporary protective wrappings provided by others to protect their work.

When other trades is complete, touch up and restore damaged or defaced painted surfaces.

TILE SPECIFICATIONS

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Ceramic and quarry tile for floor and wall applications.

1.03 SUBMITTALS

- A. See Section 01 30 00 – Administrative Requirements, for submittal procedures.
B. Shop Drawings: Indicate tile layout.
C. Product Data: Provide instructions for using grouts and adhesives.
D. Samples: Mount tile and apply grout on two plywood panels, 24 x 24 inch in size illustrating pattern, color variations, and grout joint size variations.

1.04 QUALITY ASSURANCE

- A. Maintain one copy of TCA Handbook and ANSI A108 Series/A118 Series on site.
B. Manufacturer Qualifications: Company specializing in manufacturing the Products specified in this section with minimum three years documented experience.
C. Installer Qualifications: Company specializing in performing the work of this section with minimum three years experience.

1.05 PRE-INSTALLATION MEETING

- A. Convene one week before starting work of this section.

1.07 ENVIRONMENTAL REQUIREMENTS

- A. Do not install adhesives in an unventilated environment.
B. Maintain ambient and substrate temperature of 50 degrees F during installation of mortar materials.

1.08 EXTRA MATERIALS

- A. Provide 2 percent of each size, color, and surface finish of tile specified.

PART 2 PRODUCTS

2.01 TILE

- A. Manufacturers: All products by the same manufacturer.
1. Interceramic.
2. Substitutions: See Section 016000 – Product Requirements.
B. Quarry Tile: ANSI A137.1, and as follows:
1. Interceramic or approved equivalent product.

2.02 ADHESIVE MATERIALS

- A. Manufacturers:
1. W.R. Bonsal Co.
2. Bostik.
3. Substitutions: See Section 016000 – Product Requirements.

2.03 MORTAR MATERIALS

- A. Manufacturers:
1. W.R. Bonsal Co.
2. Bostik.
3. Custom Building Products.
4. Substitutions: See Section 016000 – Product Requirements.
B. Mortar Bond Coat Materials:
1. Dry-Set Portland Cement type: ANSI A118.1.
2. Latex-Portland Cement type: ANSI A118.4.

2.04 GROUT MATERIALS

- A. Manufacturers:
1. W.R. Bonsal Co.
2. Bostik.
3. Custom Building Products.
4. Star Quartz by Interceramic
5. Substitutions: See Section 016000 – Product Requirements.
B. Standard Grout: Urethane quartz grout for 1/10" – 1/2" joints.
1. Color: As selected by Architect.

2.05 WATERPROOFING MEMBRANE

- A. Manufacturers:

SWA

SOUTHWEST ARCHITECTS, INC.

www.swarchitectsinc.com

2921 Lackland Rd • Suite 101A

Fort Worth, Texas 76116

TEL: 817.731.6400

FAX: 817.731.6402

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CLIENT / PROJECT NAME:

KITCHEN
REMODEL

BROWN
COUNTY

FILED FOR RECORD
TIME 10:10 am

FEB 07 2019

Sharon Ferguson, Brown County Clerk
Deputy *Imperial*

1050 W COMMERCE ST.
BROWNWOOD, TEXAS
76801

SEALS / CONSULTANTS:

7

7. Laticrete

- 2. Substitutions: See Section 016000 - Product Requirements.
- B. Hydro Ban by Laticrete: Single component self curing liquid rubber polymer.
 - 1. Pre-Treat cracks and openings prior to installation.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that sub-floor surfaces are smooth and flat within tolerances specified and are ready to receive tile.
- B. Verify that wall surfaces are smooth and flat within tolerances specified and are dust-free, and are ready to receive tile.
- C. Verify that sub-floor surfaces are dust-free, and free of substances which would impair bonding of setting materials to sub-floor surfaces.
- D. Verify that required floor-mounted utilities are in correct location.

3.02 PREPARATION

- A. Protect surrounding work from damage.
- B. Vacuum clean surfaces and damp clean.
- C. Seal substrate surface cracks with filler. Level existing substrate surfaces to acceptable flatness tolerances.
- D. Prepare substrate surfaces for adhesive installation in accordance with adhesive manufacturer's instructions.

3.03 INSTALLATION - GENERAL

- A. Install tile and grout in accordance with applicable requirements of ANSI A108.1 through A108.10, manufacturer's instructions, and TCA Handbook recommendations.
- B. Lay tile to pattern indicated. Do not interrupt tile pattern through openings.
- C. Cut and fit tile to penetrations through tile, leaving sealant joint space. Form corners and bases neatly. Align floor joints.
- D. Place tile joints uniform in width, subject to variance in tolerance allowed in tile size. Make joints watertight, without voids, cracks, excess mortar, or excess grout.
- E. Form internal angles square and external angles bull nosed.
- F. Sound tile after setting. Replace hollow sounding units.
- G. Keep expansion joints free of adhesive or grout. Apply sealant to joints.
- H. Allow tile to set for a minimum of 48 hours prior to grouting.
- I. Grout tile joints. Use standard grout unless otherwise indicated.
- J. Grout tile joints. Use detention non-pick grout at all jail areas or where detention areas occur.
- K. Apply sealant to junction of tile and dissimilar materials and junction of dissimilar planes.
- L. All grout joints shall be sealed for penetration at all areas where moisture and dampness may occur.

3.04 INSTALLATION - FLOORS - THIN-SET METHODS

- A. Over interior concrete substrates, install in accordance with TCA Handbook Method F114, dry-set or latex-Portland cement bond coat, with standard grout, unless otherwise indicated.

3.06 CLEANING

- A. Clean tile and grout surfaces.

3.07 PROTECTION OF FINISHED WORK

- A. Do not permit traffic over finished floor surface for 4 days after installation.



2/5/19

PROJECT NUMBER:

18-006

ISSUE DATE:

FEBRUARY 5, 2019

REVISIONS:

SHEET NAME:

DEMOLITION PLAN
AND SPECS.

SHEET NUMBER:

A1.0

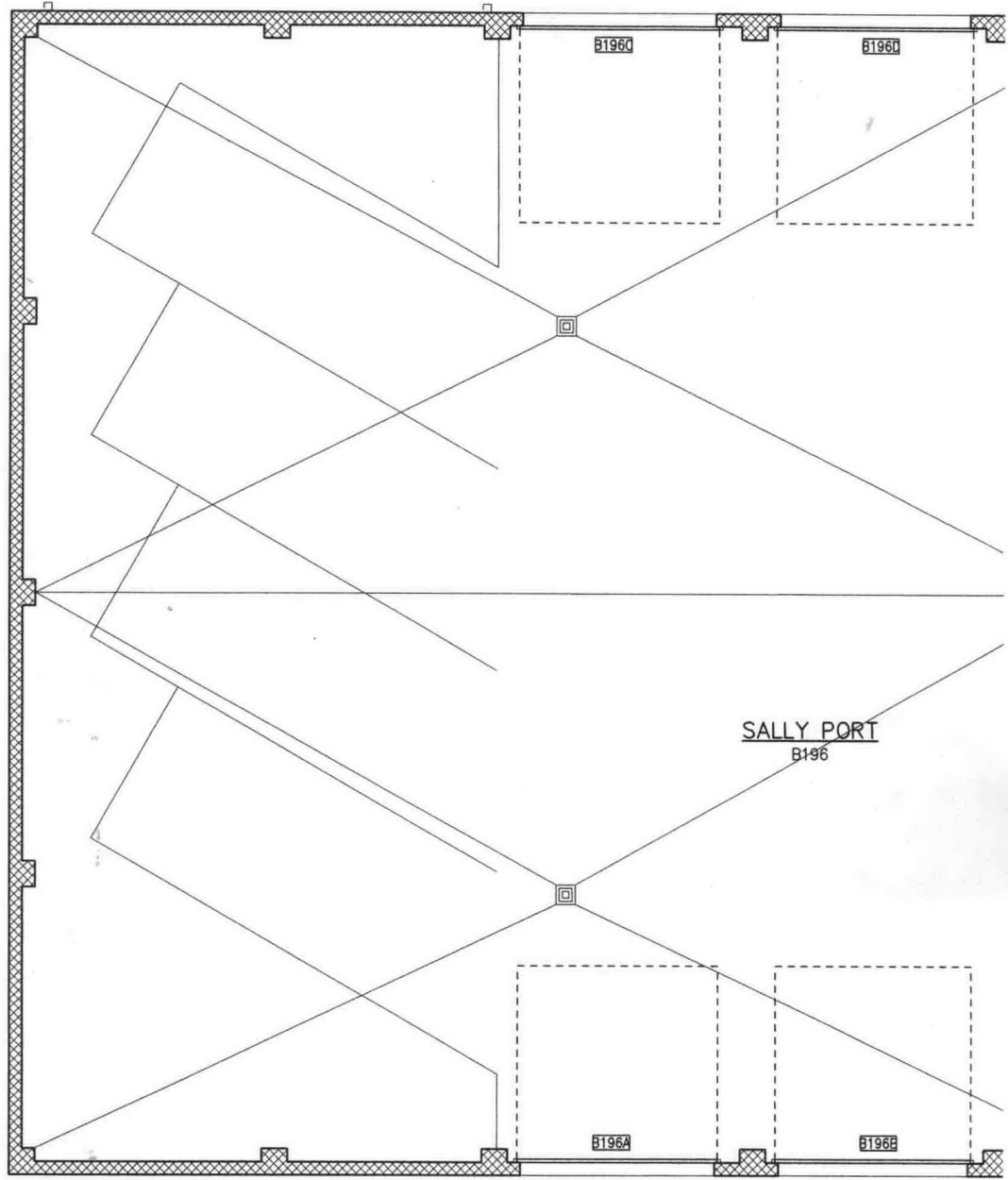
8



DOCK
C166

GENERAL NOTES:

1. WINDOW FRAMES IN OFFICE C158 ARE TO BE PRIMED AND PAINTED, COLOR TO MATCH EXISTING AND SELECTED BY ARCHITECT.
2. ELECTRICAL PANELS MOUNTED ON WALL NEXT TO EXIT INTO VESTIBULE ARE TO BE PAINTED A COLOR SELECTED BY THE ARCHITECT.
3. BEFORE PAINTING WALLS REMOVE ALL SIGNAGE, HAND SANITIZER, SOAP DISPENSER, PAPER TOWEL DISPENSERS, CLOCKS, ETC. AND STORE PER JAIL ADMINISTRATORS DIRECTION. RE HANG UPON COMPLETION OF PAINTING.
4. CEILINGS ARE TO BE CLEANED, PREPARED AND PAINTED WITH EPOXY PAINT (2 COATS). ALL ROOMS INCLUDING C154, C157, C158, C159, AND C162 ARE REQUIRED TO HAVE CEILINGS PREPARED AND PAINTED. (THE COOLER/FREEZER IS NOT INCLUDED IN THIS SCOPE OF WORK).
5. ALL WALL AREA TO BE CLEANED, PREPARED AND PAINTED WITH EPOXY PAINT (2 COATS). ALL ROOMS INCLUDING C154, C157, C158, C159 AND C162 ARE REQUIRED TO HAVE ALL WALLS PREPARED AND PAINTED. (THE COOLER/FREEZER IS NOT INCLUDED IN THIS SCOPE OF WORK).
NOTE: ALL DAMAGED WALLS TO BE REPAIRED.
6. ALL EXISTING KITCHEN EQUIPMENT TO BE RE-INSTALLED BY KITCHEN CONTRACTOR AND CONNECTED BY MEP CONTRACTOR AT SAME LOCATION UPON COMPLETION.



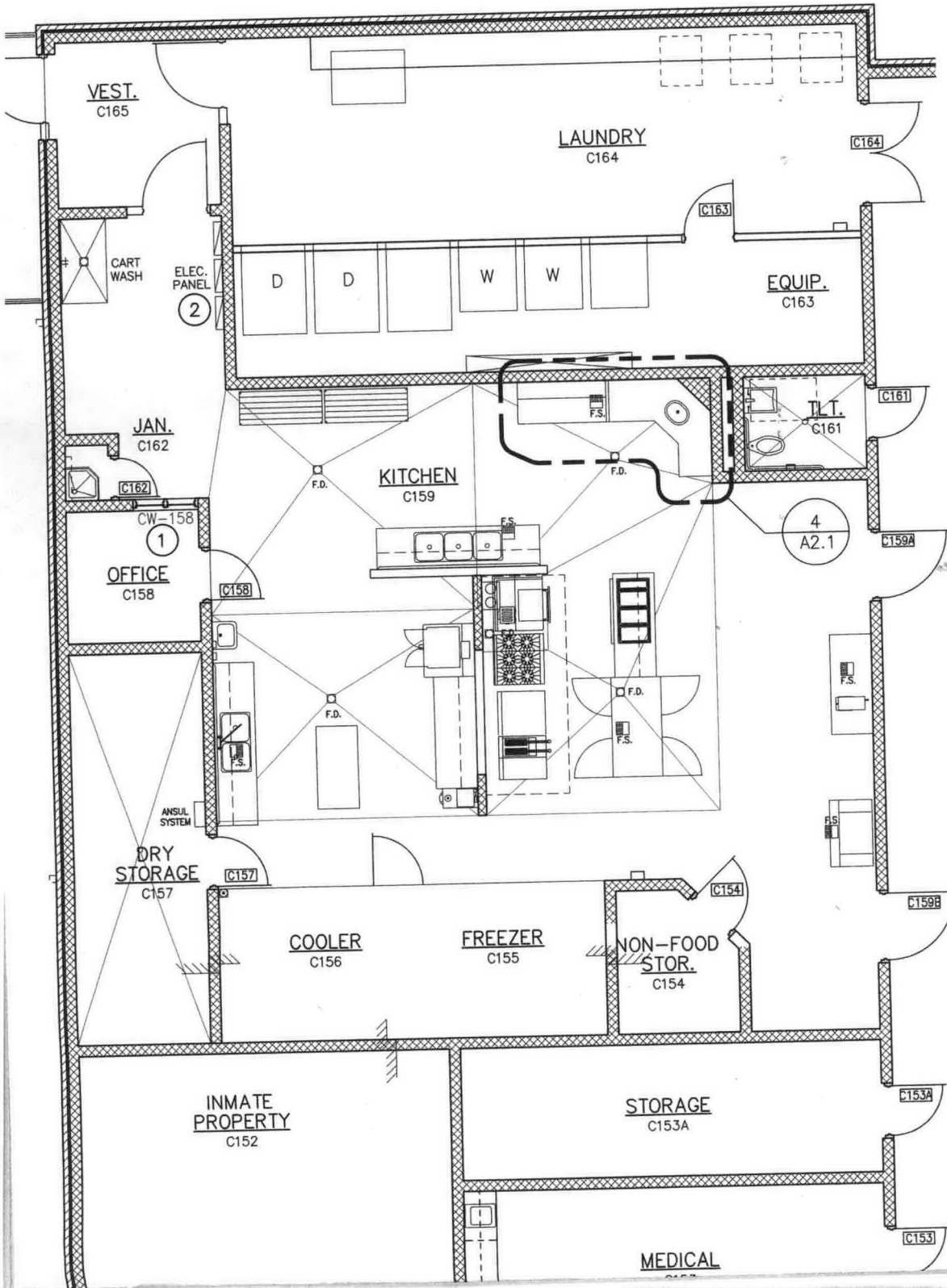
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IN



1

REFERENCE FLOOR

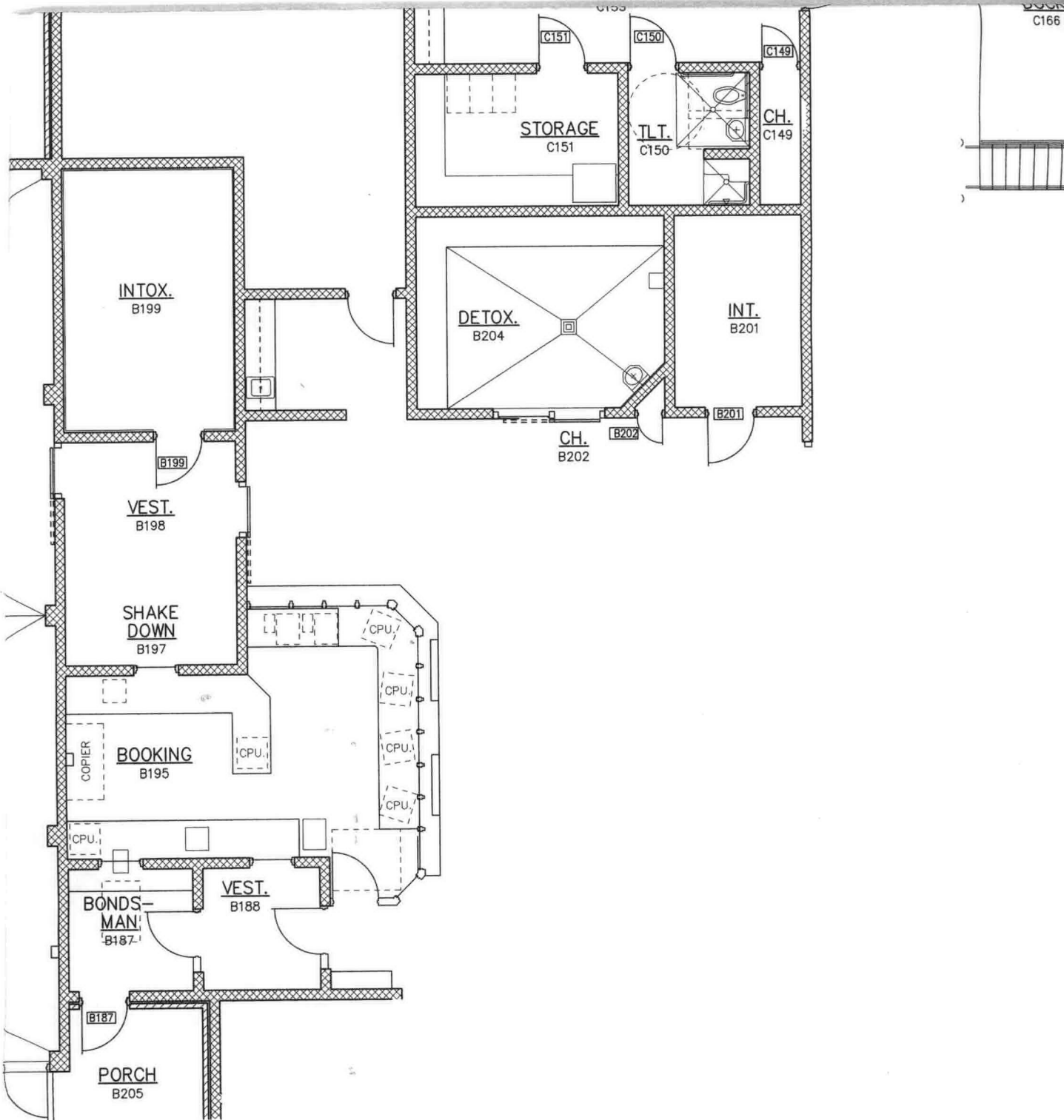
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W
F
STAIN

3

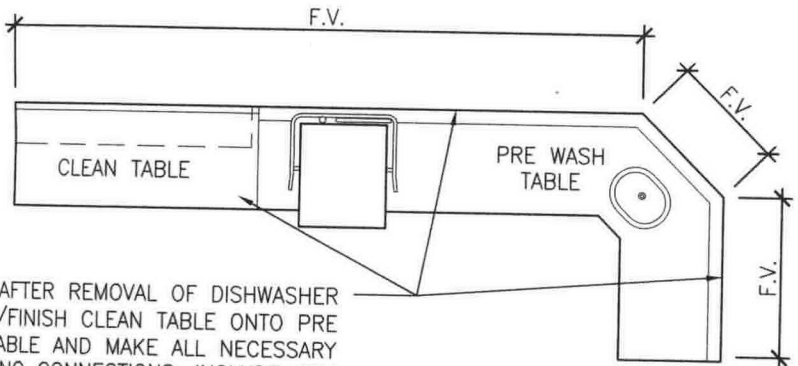
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PLAN

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

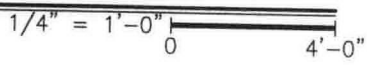
4



AFTER REMOVAL OF DISHWASHER
 LD/FINISH CLEAN TABLE ONTO PRE
 TABLE AND MAKE ALL NECESSARY
 WIRING CONNECTIONS, INCLUDE NEW
 1/2\" STEEL WALL SHEATHING AGAINST
 MU WALL. SYSTEM UP 8'-0\" A.F.F.

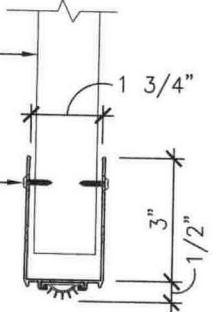
NOTE:
 SINK TO BE REWELDED TO TABLE AND
 POLISHED (FINISHED), REUSE EXISTING
 FAUCET

4 ENLARGED DETAIL



EXISTING DOOR C154, C157,
 C158 & C162 UNDERCUT
 DOORS TO CLEAR NEW
 QUARRY TILE FLOORING.

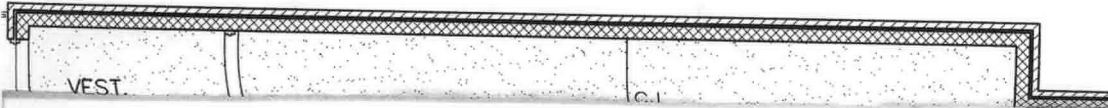
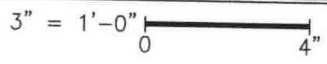
USE NO. 6 X 5/8\"
 PHSMS, PHILLIPS
 HEAD SCREWS



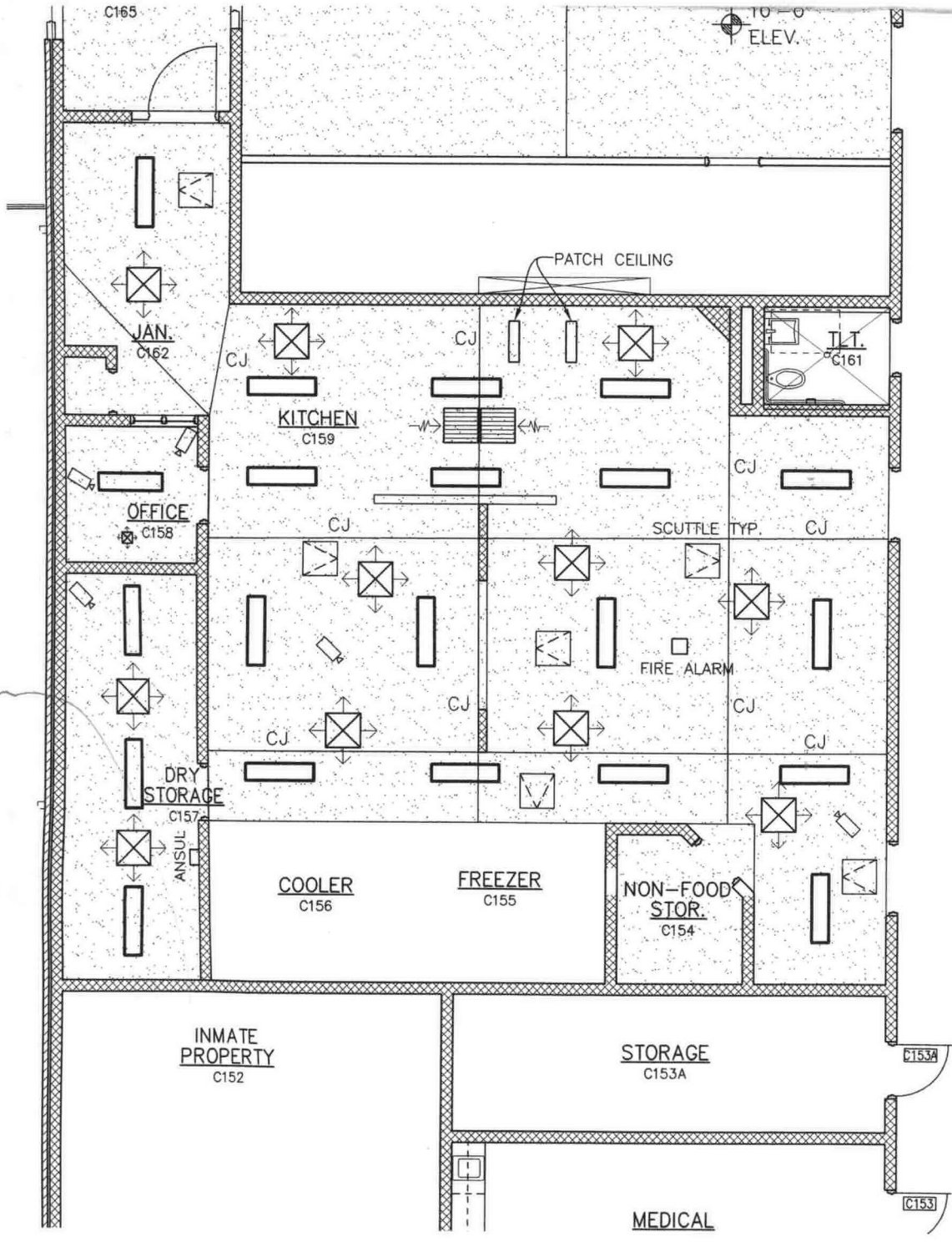
PEMKO
 221_PK

**DETAIL @ DOOR BOTTOM
 REFER TO DEMOLITION NOTE #4**

3



5



SYMBOL	QTY.
	21
	11
	2
	2
	-
	-

2 REFLECTED CEILING PLAN

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

6

SWA

SOUTHWEST ARCHITECTS, INC.

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CLIENT / PROJECT NAME:

KITCHEN
REMODEL

BROWN
COUNTY

1050 W COMMERCE ST.
BROWNWOOD, TEXAS
76801

SEALS / CONSULTANTS:

7



2/5/19

FIXTURE LEGEND

DESCRIPTION

NEW LIGHT, VANDAL RESISTANT LINEAR LED, STEEL HOUSING BY FAIL SAFE, HVSL8, WITH POLYCARBONATE LENS
CATALOG #HVSL8-4-LD4-2STD-40-UNV-C-EDIA-D-GSKLNS

SUPPLY AIR, 2'X2' GRILLE, REMOVED EXISTING AND REPLACE WITH NEW GRILLE, PAINT TO MATCH CEILING COLOR

RETURN AIR, 2'X2' GRILLE, REMOVE EXISTING AND REPLACE WITH NEW EGG CRATE, PAINT TO MATCH CEILING COLOR.

PATCH CEILING ABOVE DISH WASHING MACHINE, 2 PLACES

CAMERAS TO REMAIN IN SAME LOCATION. DO NOT DISCONNECT. COVER WITH PROTECTIVE COVERING WHEN PAINTING CEILING.

CUTTLE'S TO REMAIN IN SAME LOCATION. PRIME AND PAINT WITH COLOR SELECTED BY ARCHITECT.

PROJECT NUMBER:

18-006

ISSUE DATE:

FEBRUARY 5, 2019

REVISIONS:

SHEET NAME:

REFERENCE
FLOOR PLAN

SHEET NUMBER:

A2.1

374
17c
AS
W

g