



City of Valdez

212 Chenega Ave.
Valdez, AK 99686

Meeting Agenda - Final

City Council

Tuesday, April 20, 2021

7:00 PM

Council Chambers

Regular Meeting

REGULAR AGENDA - 7:00 PM

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

IV. APPROVAL OF MINUTES

1. [City Council Regular Meeting Minutes of April 6, 2021](#)

V. PUBLIC BUSINESS FROM THE FLOOR

VI. CONSENT AGENDA

1. [Proclamation: Professional Municipal Clerks Week](#)
2. [Approval to Go Into Executive Session Regarding Alaska Trappers Association Litigation](#)

VII. NEW BUSINESS

1. [Discussion Item: COVID-19 Update](#)
2. [Approval of Contract with Orion Construction, Inc. for the Council Chambers Upgrades Project in the Amount of \\$767,868.00.](#)
3. [Approval of Landlord Agreements for Peter Pan Seafood Company, LLC for Their Leases of City of Valdez Properties Known as Tracts C, F, L, and T, Harbor Subdivision and Portion of USS 495 \(Tidelands\)](#)
4. [Discussion Item: Revised Budgeting Policies and Procedures for Community Service Organizations](#)

VIII. ORDINANCES

1. [#21-04 - Amending Chapter 7.04 of the Valdez Municipal Code Titled Elections. Second Reading. Adoption.](#)
2. [#21-05 - Repealing and Reenacting Valdez Municipal Code Title 17.48.140 Temporary Land Use Permits. First Reading. Public Hearing.](#)
3. [#21-06 - Establishing Valdez Municipal Code 17.50.080 Conditional Use Permits for Telecommunication Tower. First Reading. Public Hearing.](#)

IX. RESOLUTIONS

1. [#21-17 - Appointing the Judges and Clerks for the Regular Municipal Election to be Held May 4, 2021 and Setting the Hourly Rate of Compensation](#)

X. REPORTS

1. [Comprehensive Plan Update Report](#)
2. [Personnel History Report: 2016-2021 Changes](#)
3. [Report: Approval of Temporary Land Use Permit 21-05 for the Roadside Potatohead Too, LLC for Six Months on 325 Square Feet of Public Right-of-Way Immediately Adjacent to Lot 12, Block 40, Harbor Subdivision](#)
4. [Verbal Presentation: Human Resources Department](#)

XI. CITY MANAGER / CITY CLERK / CITY ATTORNEY / MAYOR REPORTS

1. City Manager Report
 1. [City Manager's Report 4-20-2021](#)

2. City Clerk Report

3. City Attorney Report

4. City Mayor Report

XII. COUNCIL BUSINESS FROM THE FLOOR

XIII. EXECUTIVE SESSION

XIV. RETURN FROM EXECUTIVE SESSION

XV. ADJOURNMENT

XVI. APPENDIX

1. [Council Calendars - April & May 2021](#)



Legislation Text

File #: 21-0214, **Version:** 1

ITEM TITLE:

City Council Regular Meeting Minutes of April 6, 2021

SUBMITTED BY: City Clerk's Office

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Receive and file

SUMMARY STATEMENT:

City Council regular meeting minutes of April 6, 2021 attached for Council review.

City of Valdez

212 Chenega Ave.
Valdez, AK 99686



Meeting Minutes - Draft

Tuesday, April 6, 2021

7:00 PM

Regular Meeting

Council Chambers

City Council

REGULAR AGENDA - 7:00 PM

I. CALL TO ORDER

Mayor Scheidt called the meeting to order at 7:03 p.m. in Valdez City Council Chambers.

II. PLEDGE OF ALLEGIANCE

The City Council led in the Pledge of Allegiance to the American flag.

III. ROLL CALL

Present: 7 - Mayor Sharon Scheidt
Council Member Ron Ruff
Council Member Susan Love
Council Member Dawson Moore
Council Member Jimmy Devens
Mayor Pro Tem Dennis Fleming
Council Member Alan Sorum

Also Present: 7 - City Manager Mark Detter
Assistant City Manager Nathan Duval
Assistant City Manager Roxanne Murphy
City Clerk Sheri Pierce
Deputy City Clerk Allie Ferko (*by telephone*)
Records Manager Shelley McMillen
City Attorney Jake Staser

IV. APPROVAL OF MINUTES

1. City Council Regular Meeting Minutes of March 16, 2021

The City Council regular meeting minutes of March 16, 2021 were approved as presented.

VI. PUBLIC BUSINESS FROM THE FLOOR

No members of the public appeared to provide testimony from the floor.

VII. CONSENT AGENDA

1. Proclamation: Sexual Assault Awareness Month

2. Proclamation: Child Abuse Prevention Month

MOTION: Council Member Sorum moved, seconded by Council Member Devens to approve the Consent Agenda.

Mayor Scheidt read both proclamations into the record.

Advocates for Victims of Violence (AVV) Director Rowena Palomar thanked Council for their time. She invited those present to join AVV to participate in the Walk a Mile in Her Shoes event on April 10th.

Herman Hutchens Elementary School Principle Jason Weber and counselor Gianna Giusti addressed the effects of abuse on children. Mr. Weber expressed the importance of reporting abuse when it is witnessed. Ms. Giusti stated it takes one trusted adult to impact a child's life in a positive way. She reminded those listening that adults should listen to hear, not listen to respond. She encouraged everyone to look up the trauma engaged framework on the Alaska Department of Education website, as well as the Stronger Together document prepared by the Alaska School Board Association.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love, Council Member Moore, Council Member Devens, Mayor Pro Tem Fleming and Council Member Sorum

MOTION CARRIED.

IX. NEW BUSINESS

1. Discussion Item: COVID-19 Update

Mr. Detter reviewed current local case counts and vaccination efforts. He reminded Council testing was a secondary mitigation measure and health officials' state vaccination is the most effective mitigation measure currently.

Public Health Nurse Terri Lynch explained local clusters were primarily centered around transmission between close contacts following travel. Recent transmission patterns also appear partially due to a complacency issue. She urged those listening to remain vigilant in their personal mitigation efforts. Ms. Lynch reminded those listening how to sign up for vaccination appointments in Valdez.

Mayor Scheidt asked what percentage of the local population was eligible for vaccination. Mr. Detter explained approximately three thousand people were eligible.

Mayor Scheidt asked if there was a plan to address vaccination hesitancy. Mr. Detter outlined current discussions on pushing through hesitancy and utilizing incentives. Ms. Lynch said the state was also currently working on messaging to address vaccine hesitancy concerns.

Dr. Angela Alfaro, physician consultant to the Unified Command, explained although people have many different reasons for choosing not to vaccinate, she appreciated the effort to provide messaging to address concerns. She recommended those who are hesitant to also reach out to their physician to discuss their particular situation and concerns.

2. Discussion Item: Valdez Municipal Code Chapter 6 (Animals), Section 6.08.020, Titled Running at Large Prohibited

Chief of Police Bart Hinkle explained why he recommended leaving the definition of restraint as written. He explained most communities in Alaska did not list e-collars as appropriate restraints, and although Anchorage did list it in their code, they were actively working on removing it. Chief Hinkle recommended considering an off leash area as compromise in the future.

Council gave consensus on the definition of restraint remaining as is, although they would be open to compromise in certain other areas. Council requested Chief Hinkle move forward with looking into areas to designate as “off leash acceptable”.

3. Approval of Beautification Task Force Recommendation to Award 2021 Beautification 50:50 Matching Grants in the Amount of \$42,149.22

MOTION: Council Member Ruff moved, seconded by Council Member Love, to approve Beautification Task Force recommendation to award 2021 beautification 50:50 matching grants in the amount of \$42,149.22.

Council Member Devens requested more information on the cited studies in the application packet. Ms. Ferko explained the studies mentioned were done when the program was originally developed, but she would look into them and get back to Council Member Devens.

Ms. Ferko expressed her appreciation for the work of the Beautification Task Force on this grant program. She outlined the process moving forward.

Beautification Task Force Member Patty Relay shared her excitement for all the projects the Task Force had been able to support over the years.

Mayor Scheidt thanked the Task Force and Ms. Ferko for their efforts

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love, Council Member Moore, Council Member Devens, Mayor Pro Tem Fleming and Council Member Sorum

MOTION CARRIED.

4. Approval of Contract Amendment #1 with Dean Day DBA Day Engineering for Phase III Final Design and Grant/ Loan Submittals - Sewer Force Main Replacement in the Amount of \$ 756,600

MOTION: Council Member Ruff moved, seconded by Mayor Pro Tem Fleming, to approve contract amendment #1 with Dean Day dba Day Engineering for Phase III Final Design and Grant/ Loan submittals - Sewer Force Main Replacement Project in the amount of \$ 756,600.

Council Member Fleming requested verification on where the funds were coming

from for this contract amendment. Mr. Duval reiterated where the unencumbered funds would come from, as well as the purpose behind the project.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love,
Council Member Moore, Council Member Devens, Mayor Pro
Tem Fleming and Council Member Sorum

MOTION CARRIED.

5. Approval of Contract with Build Alaska General Contracting, LLC for VCT Causeway Repairs in the Amount of \$518,205.00

MOTION: Council Member Devens moved, seconded by Mayor Pro Tem Fleming, to approve the contract with Build Alaska General Contracting, LLC for VCT causeway repairs in the amount of \$518,205.00.

Council Member Ruff asked how much time the repair would add to the use of the causeway. Mr. Duval stated his team's calculations estimated approximately twenty years of additional use.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love,
Council Member Moore, Council Member Devens, Mayor Pro
Tem Fleming and Council Member Sorum

MOTION CARRIED.

6. Approval of Contract Award with Orion Construction Inc. for the City Hall and Library Parking Lot Lighting Upgrades Project in the Amount of \$196,518.00

MOTION: Mayor Pro Tem Fleming moved, seconded by Council Member Ruff, to approve the contract award with Orion Construction Inc. for the City Hall and Library Parking Lot Lighting Upgrades Project in the amount of \$196,518.

Council Member Devens verified the lighting was in line with other areas in town. Mr. Duval agreed the intent was to have a more consistent aesthetic.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love,
Council Member Moore, Council Member Devens, Mayor Pro
Tem Fleming and Council Member Sorum

MOTION CARRIED.

X. ORDINANCES

- 1. #21-03 - Amending Title 12 of the Valdez Municipal Code by Creating Chapter 12.06 Titled Addressing and Street Naming. Second Reading. Adoption.**

MOTION: Council Member Love moved, seconded by Council Member Fleming to approve Ordinance # 21-03. Second Reading. Adoption.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love, Council Member Moore, Council Member Devens, Mayor Pro Tem Fleming and Council Member Sorum

MOTION CARRIED.

- 2. #21-04 - Amending Chapter 7.04 of the Valdez Municipal Code Titled Elections. First Reading. Public Hearing.**

MOTION: Council Member Moore moved, seconded by Mayor Pro Tem Fleming, to approve Ordinance #21-04. First Reading. Public Hearing.

Ms. Pierce explained the purpose of the changes proposed in the ordinance, including the need to develop and add a process for write-in candidates in municipal elections.

Council Member Fleming identified a section for clerical adjustment to the order it was placed in the ordinance. Ms. Pierce agreed the change would help the flow and to make the change.

Council Member Moore asked what would occur if there were no qualified write in votes for the open School Board position. Ms. Pierce explained, in that situation, the School Board would appoint someone to fill the vacancy until the next regular municipal election.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love, Council Member Moore, Council Member Devens, Mayor Pro Tem Fleming and Council Member Sorum

MOTION CARRIED.

XI. RESOLUTIONS

- 1. #21-14 - Waiving 2021 Annual Fishing Vessel Moorage Fees for Active Commercial Fishing Vessels**

MOTION: Council Member Sorum moved, seconded by Mayor Pro Tem Fleming, to approve Resolution #21-14.

Council Member Fleming asked if other businesses relying on the harbor were

being looked at for a similar program. Ports & Harbor Director Jeremy Talbott explained other businesses had been addressed in a prior program.

Council Member Love shared her appreciation for the thoughtful way in which the program was put together.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love, Council Member Moore, Council Member Devens, Mayor Pro Tem Fleming and Council Member Sorum

MOTION CARRIED.

2. #21-15 - Waiving Temporary Land Use Permit Fees for Temporary Land Use Permit 21-03 for Pruhs Construction

MOTION: Council Member Ruff moved, seconded by Council Member Devens, to approve Resolution #21-15.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love, Council Member Moore, Council Member Devens, Mayor Pro Tem Fleming and Council Member Sorum

MOTION CARRIED.

3. #21-16 - Authorizing the City Clerk to Dispose of Certain City Records

MOTION: Council Member Moore moved, seconded by Mayor Pro Tem Fleming, to approve Resolution #21-16.

VOTE ON THE MOTION:

Yays: 7 - Mayor Scheidt, Council Member Ruff, Council Member Love, Council Member Moore, Council Member Devens, Mayor Pro Tem Fleming and Council Member Sorum

MOTION CARRIED.

XII. REPORTS

- 1. Report: Amendment No. 1 to Temporary Land Use Permit #21-01 for Valdez Motor Sports Club for a Portion of USS 439 (Pipeyard)**
- 2. Report: Approval of Temporary Land Use Permit #21-02 for Pruhs Construction for Six Months, for an Approximately 1.85 Acre Portion of 1500 Airport Road Tract A ASLS 79-116, Owned by the City of Valdez**

3. **Report: Approval of Temporary Land Use Permit #21-03 for Pruhs Construction for Six Months, for a 31,250 Square Foot Portion of 226 S Harbor Drive, Tract G, Harbor Subdivision**
4. **Procurement Report: Contract Award to Spawn Ideas for 2021 Valdez Branding Project in the Amount of \$75,000**
5. **Personnel History - 1998-2021**

Council Member Ruff requested Finance Director Brian Carlson include reasons why there were staff increases or decreases in the report in the future.

Council Member Love thanked Mr. Carlson for bringing the report back in response to her request.

6. **Comprehensive Plan Update**
7. **Meals Hill Master Plan Report 3/2021**
8. **1st Quarter Report on the Mayor's Task Force Projects**

Economic Director Martha Barberio provided a brief update on economic projects, including recovery programs and branding.

9. **Monthly Treasury Report - January, 2021**
10. **Verbal Presentation: Finance Department**

Mr. Carlson provided a thorough verbal report on the mission, functions, and goals of the Finance Department.

XIII. CITY MANAGER / CITY CLERK / CITY ATTORNEY / MAYOR REPORTS

1. **City Manager Report**

Mr. Detter updated Council on meetings with State representatives.

2. **City Clerk Report**

Ms. Pierce reminded Council absentee voting would begin on April 19th. She explained the different methods for absentee voting. Ms. Pierce stated she would be doing board training for the Parks & Recreation Commission the following night. She reviewed the upcoming Council calendar.

3. **City Attorney Report**

Mr. Staser outlined projects and provided updates on cases his firm is working on behalf of the City, including the Alaska Trappers, Barton v. City of Valdez, Pacific Pile & Marine, escaped property, code revisions, and redistricting.

4. City Mayor Report

Mayor Scheidt provided a brief update on meetings with Providence, the Beautification Task Force, Alyeska, and the Valdez Adventure Alliance.

XIV. COUNCIL BUSINESS FROM THE FLOOR

Council shared their gratitude for those involved in the recent search & rescue efforts.

Council Member Love updated Council on her participation in the AVV coalition.

Council Member Sorum shared his support for the Child Abuse Prevention Month proclamation and encouraged Council to be more involved in assisting and supporting local organizations. He expressed his support for the local post office as they operate shorthanded through no control of their own.

Council Member Ruff shared his enthusiasm for the Mayor's Cup Race and requested Mr. Ken Lares, president of the Valdez Snowmachine Club, take a moment to speak. Mr. Lares thanked everyone who volunteered during the search & rescue. He expressed his gratitude for the Valdez Fire Department's back country search & rescue team as well as Alaska State Trooper Tony Beck.

Council Member Fleming asked what the process would be for inspecting recent road work, as damage is being reported. Mr. Duval suggested contacting himself or the Public Works Department if someone notices damage to the roads.

Council Member Moore stated draft guidelines for the Community Service Organization grant program would be brought to Council for review at the next regular meeting.

XVII. ADJOURNMENT

There being no further business, Mayor Scheidt adjourned the meeting at 9:36 p.m.



Legislation Text

File #: 21-0215, **Version:** 1

ITEM TITLE:

Proclamation: Professional Municipal Clerks Week

SUBMITTED BY: Allie Ferko, MMC, Deputy City Clerk

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Approve proclamation

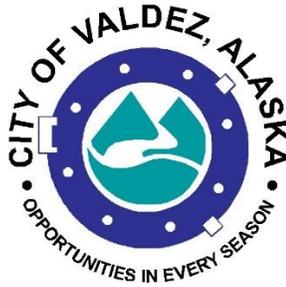
SUMMARY STATEMENT:

Proclamation celebrating the 52nd annual Professional Municipal Clerks Week on May 2 thru May 8, 2021.

The International Institute of Municipal Clerks (IIMC), a professional association of City, Town, Township, Village, Borough, Deputy, and County Clerks, sponsors Professional Municipal Clerks Week each year. Founded in 1947, IIMC has 14,700 members throughout the United States, Canada and 15 other countries.

In addition to their service to the Valdez community, City Clerk, Sheri Pierce, and Deputy City Clerk, Allie Ferko, are both active members of IIMC and the Alaska Association of Municipal Clerks. Both hold Master Municipal Clerk certifications, serve on IIMC or AAMC boards/committees, and actively serve as training instructors for their fellow municipal clerks.

Most notably, after over forty years in municipal government service, Ms. Pierce was elected to the IIMC executive board in 2019 (news release from 2019 attached). In IIMC history, only one other Alaskan municipal clerk has been elected to lead the international organization. Ms. Pierce will be sworn in as IIMC President in May 2021.



PROCLAMATION

WHEREAS, the Office of the Municipal Clerk, a time honored and vital part of local government, exists throughout the world; and

WHEREAS, the Office of the Municipal Clerk is the oldest amongst public servants; and

WHEREAS, the Office of the Municipal Clerk provides the professional link between the citizens, the local governing bodies, and agencies of government at other levels; and

WHEREAS, Municipal Clerks have pledged to be ever mindful of their neutrality and impartiality, rendering equal service to all; and

WHEREAS, Municipal Clerks serve as the information center on functions of local government and community; and

WHEREAS, Municipal Clerks continually strive to improve the administration of the affairs of the Office of the Municipal Clerk through participation in education programs, seminars, workshops and the annual meetings of their state, provincial, county and international professional organizations; and

WHEREAS, it is most appropriate that we recognize the accomplishments of the Office of the Municipal Clerk.

NOW, THEREFORE, I, Sharon Scheidt, Mayor of the City of Valdez, do hereby proclaim the week of May 2, 2021 as **Professional Municipal Clerks Week**, and further extend appreciation to our Municipal Clerk's Office, and to all Municipal Clerks for the vital services they perform and their exemplary dedication to the communities they serve.

Dated this 20th day of April, 2021.

CITY OF VALDEZ, ALASKA

Sharon Scheidt, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk



City of Valdez
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NEWS RELEASE

For immediate release: 05/06/2019 5:00 p.m.

Valdez, AK – Valdez City Clerk Sheri Pierce was elected vice president of the International Institute of Municipal Clerks (IIMC) in late April.

Pierce will be officially sworn in as vice president during IIMC's annual conference on May 22nd. She will serve a total of four years on the international organization's leadership team – First as vice president, then president elect, then president, and finally as immediate past president.

In IIMC's history, only one other Alaskan municipal clerk has been elected to lead the organization.



Founded in 1947, IIMC is the leading professional organization serving the needs of municipal clerks from cities and towns worldwide. IIMC's membership of over 9,500 represents municipalities ranging from 250 people to more than 100 million people in North America and 15 other countries. IIMC is governed by a 26 member board of directors.

Pierce has served in municipal government for over forty years. Hired as Valdez deputy city clerk in 1989, she was then appointed Valdez city clerk in 1994. Prior to moving to Alaska, Pierce worked 12 years as an identification technician for the Portland Police Bureau in Oregon.

Pierce holds the designation of Master Municipal Clerk from IIMC, the profession's highest certification. She served two non-consecutive terms as one of two IIMC Region IX directors, representing municipal clerks from Alaska, Hawaii, Washington, Oregon, and California on the organization's board of directors.

An active member of the Alaska Association of Municipal Clerks (AAMC), Pierce served in a multitude of leadership roles over the past 20 years, including president, past president, education director, and chair for several different committees. In 2009, AAMC named Pierce the Alaska Municipal Clerk of the Year.

##



Legislation Text

File #: 21-0216, **Version:** 1

ITEM TITLE:

Approval to Go Into Executive Session Regarding Alaska Trappers Association Litigation

SUBMITTED BY: Jake Staser, City Attorney

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Approve going into executive session regarding Alaska Trappers Association litigation

SUMMARY STATEMENT:

Alaska Statute AS 44.62.310 provides an exception to the Alaska Open Meetings Law (AS 44.62.310), which allows the City Council to meet in executive session for the purpose of discussion related to:

1. Matters which involve litigation and where matters of which the immediate knowledge would clearly have an adverse effect upon the finances of the city.
2. Matters which by law, municipal charter, or ordinance are required to be confidential.

Any formal action related to the discussion requiring a motion and vote of the governing body must be done in open session.



Legislation Text

File #: 21-0217, **Version:** 1

ITEM TITLE:

Discussion Item: COVID-19 Update

SUBMITTED BY: Mark Detter, City Manager

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Receive and file

SUMMARY STATEMENT:

Members of the Valdez COVID-19 Unified Command will provide a verbal update.

Please note, both the Local Government Disaster Declaration and Valdez Public Health Mandate 003 (mask mandate) will expire on May 7th. As previously discussed, these two items will not appear on the May 5th Council agenda for discussion or extension unless specifically directed by City Council.



Legislation Text

File #: 21-0178, **Version:** 1

ITEM TITLE:

Approval of Contract with Orion Construction, Inc. for the Council Chambers Upgrades Project in the Amount of \$767,868.00.

SUBMITTED BY: : Melissa Ross, Capital Facilities Project Manager

FISCAL NOTES:

Expenditure Required: \$767,868.00
Unencumbered Balance: \$592,590.00
Funding Source: 350-0310-55000.2010

RECOMMENDATION:

Approve the contract with Orion Construction, Inc. for Council Chambers Upgrades Project in the Amount of \$767,868.00

SUMMARY STATEMENT:

This project was coordinated with the needs of Administration and the Clerk's office to incorporate necessary upgrades to Council Chambers, the scope is further outlined below and in the attached contract documents. The bids received exceed what was originally budgeted; the proposal is to move money from the old fire station remodel project to make up the difference. The old fire station remodel projects scope of work will be adjusted slightly to match the reduced budget (approximately \$225k). The additional funding request will provide an approximate 7% project contingency to cover oversight of hazmat remediation, change orders, and furnishings.

Most of the salvaged AV equipment will be relocated to the Civic Center for temporary housing of Council meetings and will be left as an upgrade to the civic center conference room.

Recognizing that the bids received exceed the budget total, staff is prepared to discuss with Council options to reduce the scope and subsequent expenditure requirements if desired.

Current costs of construction materials are likely a significant contributing factor. On average, the cost of vertical construction is up 20-40% from this time last year. Some materials have seen 200-400% increases in costs.

The intent of this project is to renovate the City Council Chambers with the below listed items:

Base Bid:

1. All Architectural, Hazardous Materials Abatement and Remediation, Mechanical, Electrical, and A/V work required to complete the Building up-grades.
 - a. Hazardous Abatement: Contractor is responsible for collecting, handling and disposal of all hazardous materials generated by project according to all governmental requirements.
 - b. Reconstruction/installation of damaged assemblies and finishes.
2. All work included in construction documents not noted as an alternate to be completed as base bid. Including but not limited to:
 - a. Replace flooring including mastic abatement as needed.
 - b. Demo existing wall trim and add new layer of GWB to walls including abatement and new trim, replacing wall covering in the toilet rooms
 - c. Add new door
 - d. Painting/Staining other finishes to include lead paint abatement as needed
 - e. Install new fin tube and baseboard register covers and solid surface cap

Alternate 1:

Ceiling & Lighting Upgrades

Work to include:

1. Demo and replace acoustical ceiling tile.
2. Replace lighting.

Alternate 2

A/V, Dias & Casework Upgrades

Work to include:

1. Demo and replace raised floor platform and ramp.
 - a. Inclusive of all electrical & airflow requirements for heating
 - b. Coordinate with owner on Audio/Visual items to be salvaged.
2. Demo existing casework and build new casework.
 - a. Salvage ballistic board for re-use if possible
 - b. Coordinate with owner on Audio/Visual items to be salvaged.
 - c. Power/Data/Audio Visual at new stations
3. Build new partition walls near Entry Vestibule.

- a. Inclusive of Electrical
- b. Demolition of fin tube section at new wall
4. Build new GWB soffit above raised floor platform.
 - a. Demo existing ceiling grid as needed
 - b. Coordinate with owner and owner's consultant on Audio/Visual
5. Power and data at speaker podium & clerk staff.
 - a. Concrete slab to be cut & patched for electrical conduit
6. Coordinate New Server Location on Second Floor.
7. Replace all A/V equipment.
8. Provide and install new hydronic plumbing, fin tube and baseboard associated with Dias configuration.
9. Install new GWB soffit and down lighting above dias.

Alternate 3:

Install New HRV

Work to include:

1. Demo openings in exterior wall, soffit, and attic floor decking for new louvers and diffusers.
2. Install new HRV and accompanying ductwork, hydronics, heat exchanger, louvers and associated electrical.

Alternate 4:

Replace Windows and Trim

Work to include:

1. Replace all windows & trim in Council Chambers & Vestibule.
2. Modify ceiling at east wall to accommodate window installation.
3. Window demolition will require lead paint remediation.

Base Bid: \$269,500.00

AA1: \$41,000.00

AA2: \$324,668.00

AA3: \$72,850.00

AA4: \$59,850.00

Construction Schedule: June 01, 2021 to October 01, 2021

Liquidated Damages: \$1000/day

Bidding: Length of bid period 38 days. 2 bids were received.

Design Review Stakeholders: Nathan Duval, Melissa Ross, Sheri Pierce, Matthew Osburn, Mark Detter

Summary of Proposals Received

Project: Valdez City Council Chambers Upgrades
Contract No. 1748
Project No. 20-350-2010

Bid Opening - April 12, 2021 at 2:00 PM

Item	Quantity	Orion Construction Inc		Wolverine Summit JV		Local Bidder Preference		
		Price	Extension	Price	Extension			
Bid Schedule Page 1 of 2								
1 - Mobilization and Demobilization - LS	1.0000	\$10,000.00	\$10,000.00		\$30,000.00	\$30,000.00		
2 - All labor/materials required for remediation of hazardous materials and Council Chambers repairs - LS	1.0000	\$46,000.00	\$46,000.00		\$60,000.00	\$60,000.00		
3 - All labor/materials required to complete base bid upgrades as indicated in the architectural drawings - LS	1.0000	\$198,500.00	\$198,500.00		\$207,000.00	\$207,000.00		
4 - Field engineering, submittals, shop & record drawings, operating instructions, O&M manuals, and close-out punch-list - LS	1.0000	\$15,000.00	\$15,000.00		\$10,000.00	\$10,000.00		
Total Base Bid				\$269,500.00		\$307,000.00	\$280,050.00	
Alternate Item List								
				Base Bid + Alts		Base Bid + Alts		
AA 1 - All labor/materials required to complete Ceiling & Lighting Upgrades - LS	1.0000	\$41,000.00	\$41,000.00	\$310,500.00	\$77,000.00	\$77,000.00	\$384,000.00	\$352,950.00
AA 2 - All labor/materials required to complete A/V, Dias & Casework Upgrades - LS	1.0000	\$324,668.00	\$324,668.00	\$635,168.00	\$477,000.00	\$477,000.00	\$861,000.00	\$811,000.00
AA 3 - All labor/materials required to complete the install of new NRV - LS	1.0000	\$72,850.00	\$72,850.00	\$708,018.00	\$144,000.00	\$144,000.00	\$1,005,000.00	\$955,000.00
AA 4 - All labor/materials required to replace windows and trim - LS	1.0000	\$59,850.00	\$59,850.00	\$767,868.00	\$79,000.00	\$79,000.00	\$1,084,000.00	\$1,034,000.00
				\$498,368.00	\$767,868.00	\$777,000.00	\$1,084,000.00	\$1,034,000.00

The bid totals are subject to correction after the bids have been completely reviewed.

Totals have been reviewed
 Totals have been corrected



I hereby certify that the above is a true and correct summary of proposals received.

Melissa Ross

Project Manager

VALDEZ CITY COUNCIL CHAMBER UPGRADES

CITY OF VALDEZ

OWNER
CITY OF VALDEZ
300 AIRPORT RD, STE 201
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MELISSA ROSS

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AK 99503



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PROJECT INFORMATION			
PROJECT NAME:	VALDEZ CITY COUNCIL CHAMBER UPGRADES		
PROJECT ADDRESS:	212 CHENEGA ST, VALDEZ AK 99686		
ARCHITECT:	WOLF ARCHITECTURE, INC.	CONTACT:	GARY WOLF
	625 SOUTH COBB	PHONE:	907-746-6670
	PALMER AK 99645	FAX:	907-746-6680
DESCRIPTION:	CITY COUNCIL CHAMBER RENOVATION		
ZONING:			



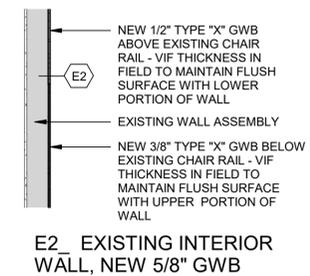
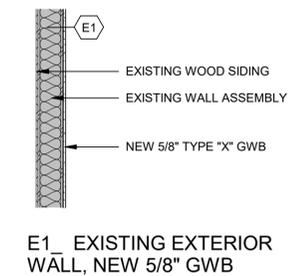
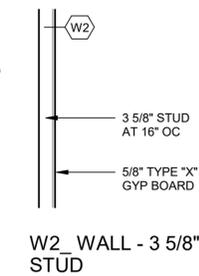
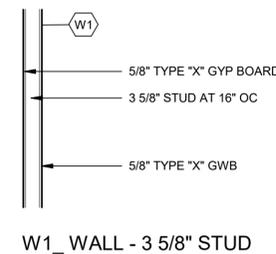
02-24-2021 CONSTRUCTION DOCUMENTS



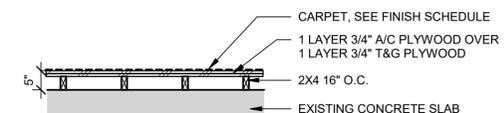
Notes

- See specifications for Additive Alternate scope specifics
 - Alternate (1) One: Ceiling & Lighting Upgrades**
 - Alternate (2) Two: A/V, Dias & Casework Upgrades**
 - Alternate (3) Three: Install New HRV**
 - Alternate (4) Three: Replace Windows & Trim**
- Project scope is limited to regular maintenance/minor upgrades and will not change occupancy or exiting. Existing Area = 2,480 First Floor, 1,706 Maintenance Access/Unoccupied Attic. Existing Area, Occupancy A, Construction Group Vb will be maintained. The building is not sprinklered. Existing fire alarm system to remain as-is and will not be modified.

INTERIOR WALL ASSEMBLIES



FLOOR ASSEMBLY @ DIAS



WALL ASSEMBLIES

WALL FLAG KEY



NOTES

- ALL INTERIOR STUD FRAMING AND FURRING IS 16" O.C. UNO.
- EXTEND FRAMING, INSULATION, & SHEATHING COMPONENTS TO BOTTOM OF DECK ABOVE UNO.
- ALL GYPSUM BOARD TO BE TYPE "X" UNO. ALL GYPSUM BOARD IN "WET" ROOM WALLS (TOILET ROOMS, CUSTODIAL ROOMS) TO BE WATER RESISTANT TYPE EXCEPT AS NOTED. DO NOT USE WATER RESISTANT GYPSUM BOARD ON CEILINGS. WALLS BEHIND CERAMIC TILE FINISH TO RECEIVE CEMENT BACKER BOARD.
- ALL GYPSUM BOARD SURFACES TO BE PREPARED FOR PAINT GRADE FINISH UNO.
- FOR FINISHES, REFER TO FINISH SCHEDULE AND INTERIOR ELEVATIONS.

ARCHITECTURAL MATERIALS

	GRID LINE
	DOOR IDENTIFICATION
	RELITE IDENTIFICATION
	WINDOW TYPE
	LOUVER TYPE
	REVISION Shaded area is side considered
	MATCH LINE Upper mark denotes drawing number Lower mark denotes sheet
	WORK POINT, DATUM POINT, CONTROL POINT
	DETAIL Upper mark denotes drawing number Lower mark denotes sheet
	PARTIAL BUILDING SECTION
	BUILDING CROSS SECTION
	INTERIOR ELEVATION Elevation number denoted in arrow Sheet number denoted in box
	ROOM IDENTIFICATION
	CODED NOTE
	WALL TYPE
	EQUIPMENT IDENTIFICATION
	DASHED LINE Used to denote items hidden, overhead, not in contract (NIC), or to be removed
	BREAK LINE Material to continue
	CENTER LINE, GRID LINES
	PROPERTY LINE
	EXISTING CONTOUR, DISTURBED
	NEW CONTOUR
	EXISTING CONTOUR, UNCHANGED
	NEW FINISH GRADE
	EXISTING GRADE
	TOP OF FOOTING
	TOP OF WALL
	TOP OF CURB
	TOP OF PAVEMENT

ARCHITECTURAL MATERIALS

DETAIL INDICATIONS	
	ACOUSTIC TILE OR BOARD
	ASPHALT CONCRETE PAVING
	ROOFING
	BRICK
	CONCRETE
	PRECAST CONCRETE
	CONCRETE MASONRY UNIT
	EARTH / FINISH GRADE
	GLASS
	GRAVEL
	GYPSUM BOARD
	INSULATION, BATT
	INSULATION, RIGID
	MORTAR, PLASTER, SAND
	MDF
	PLYWOOD
	WOOD, FINISH
	WOOD FRAMING Continuous member
	WOOD FRAMING Interrupted member
PLAN INDICATIONS	
	STUD WALL
	BRICK
	CONCRETE MASONRY UNIT
	CONCRETE

ABBREVIATIONS

	ANGLE
CL	CENTERLINE
#	POUND OR NUMBER
&	AND
@	AT
°	DEGREE
±	PLUS / MINUS
∅	DIAMETER
A/C	AIR CONDITIONING
AB	ANCHOR BOLT
AC	ASPHALT CONCRETE
ACOUS	ACOUSTICAL
AD	AREA DRAIN
ADDL	ADDITIONAL
ADJ	ADJUSTABLE
ADJT	ADJACENT
AFF	ABOVE FINISHED FLOOR
AGGR	AGGREGATE
AJ	ACCENT JOINT
AL	ALUMINUM
ALT	ALTERNATE
ANC	ANCHOR(AGE)
APC	ACOUSTICAL PANEL CEILING
APPD	APPROVED
APPROX	APPROXIMATE
ARCH	ARCHITECTURAL
ASB	ASBESTOS
ASPH	ASPHALT
AUTO	AUTOMATIC
AWP	ACOUSTICAL WALL PANEL
BD	BOARD
BET	BETWEEN
BITUM	BITUMINOUS
BLDG	BUILDING
BLK	BLOCK
BLKG	BLOCKING
BM	BEAM
BOF	BOTTOM OF FRAME
BOM	BOTTOM OF MASONRY
BOTT	BOTTOM
BRG	BEARING
BSMT	BASEMENT
BUR	BUILT UP ROOF
C	COURSES
CAB	CABINET
CB	CATCH BASIN, CHALKBOARD
CC	CUBICLE CURTAIN & TRACK
CEM	CEMENT
CER	CERAMIC
CG	CORNER GUARD
CI	CAST IRON
CIP	CAST-IN-PLACE CONCRETE
CJ	CONTROL JOINT
CLG	CEILING
CLKG	CAULKING
CLO	CLOSET
CLR	CLEAR, COLOR
CMU	CONCRETE MASONRY UNIT
CNTR	COUNTER
CO	CLEANOUT
COL	COLUMN
COMBO	COMBINATION TPD, SNR, & SCD
COMP	COMPOSITION, COMPOSITE
CONC	CONCRETE
CONN	CONNECTION
CONST	CONSTRUCTION
CONT	CONTINUOUS
CONTR	CONTRACTOR
COORD	COORDINATE
CORR	CORRIDOR
CPT	CARPET
CT	CERAMIC TILE

ABBREVIATIONS

CTR	CENTER
CW	CURTAIN WALL
D	DEEP, DEPTH
DBL	DOUBLE
DEMO	DEMOLISH, DEMOLITION
DET	DETAIL
DF	DRINKING FOUNTAIN
DIA	DIAMETER
DIAG	DIAGONAL
DIM	DIMENSION
DISP	DISPOSAL
DIV	DIVISION
DN	DOWN
DP	DAMP/PROOF(ING)
DR	DOOR
DS	DOWNSPOUT
DSP	DRY STANDPIPE
DWG	DRAWING
DWR	DRAWER
E	EAST
EA	EACH
EHD	ELECTRIC HAND/ HAIR DRYER
EJ	EXPANSION JOINT
EL	ELEVATION
ELEC	ELECTRICAL
ELEV	ELEVATOR
ENTR	ENTRY MAT
EMB	ENAMELIZED MARKING BOARD
EMER	EMERGENCY
ENCL	ENCLOSURE
EP	ELECTRICAL PANELBOARD, EPOXY PAINT
EPT	EPOXY PAINT
EQ	EQUAL
EQUIP	EQUIPMENT
EW	EYEWASH
EWV	ELECTRIC WATER COOLER
EXC	EXCAVATE
EXH	EXHAUST
EXIST	EXISTING
EXP	EXPANSION
EXPO	EXPOSED
EXT	EXTERIOR
FA	FIRE ALARM
FAB	FABRICATE
FD	FLOOR DRAIN
FDN	FOUNDATION
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET (RECESSED)
FEC-S	FIRE EXTINGUISHER CABINET (SEMI-RECESSED)
FF	FACTORY FINISHED
FFL	FINISHED FLOOR LINE
FHC	FIRE HOSE CABINET
FIN	FINISH
FLASH	FLASHING
FLR	FLOOR, FLOORING
FLUOR	FLUORESCENT
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FOM	FACE OF MASONRY
FOS	FACE OF STUDS
FOSH	FACE OF SHEATHING
FIREPROOF	FIREPROOF
FR	FIRE RESISTANT
FRMG	FRAMING
FRP	FIBER REINFORCED PLASTIC
FRTW	FIRE RETARDANT TREATED WOOD
FS	FLOOR SINK

ABBREVIATIONS

FT	FOOT, FEET
FTG	FOOTING
FURR	FURRING
FUT	FUTURE
FWC	FABRIC WALL COVERING
GA	GAUGE
GALV	GALVANIZED
GB	GRAB BAR
GEN	GENERAL
GI	GALVANIZED IRON
GL	GLASS
GLB	GLUE LAMINATED BEAM
GLZ	GLAZING
GMU	GLAZED MASONRY UNIT
GND	GROUND
GR	GRADE
GYP	GYPSUM BOARD (SCHEDULES ONLY)
GYP BD	GYPSUM BOARD
H	HIGH
HB	HOSE BIB
HC	HOLLOW CORE, HANDICAP (ACCESSIBLE)
HD	HEAD
HDW	HARDWARE
HDWD	HARDWOOD
HORIZ	HORIZONTAL
HSS	HOLLOW STEEL SECTION
HT	HEIGHT
HTG	HEATING
HVAC	HEATING/ VENTILATING/ AIR CONDITIONING
HWH(T)	HOT WATER HEATER (TANK)
I/S	INSIDE
ID	INSIDE DIAMETER (DIM)
INCL	INCLUDE
INFO	INFORMATION
INSUL	INSULATION
INT	INTERIOR
INTERROOM	INTERCOMMUNICATION
JAN	JANITOR
JST	JOIST
JT	JOINT
KIT	KITCHEN
L	LENGTH, LONG
LAB	LABORATORY
LAM	LAMINATE
LAV	LAVATORY
LKR	LOCKER
LMS	LIQUID MARKING SURFACE
LN	LINOLEUM
LT	LIGHT, LEFT
LV	LOUVER
MACH	MACHINE
MATL	MATERIAL
MAX	MAXIMUM
MB	MARKING BOARD
MBR	MEMBER
MC	MEDICINE CABINET
MCSP	MINERAL COMPOSITE SCULPTURAL PANEL
MDF	MEDIUM DENSITY FIBERBOARD
MECH	MECHANICAL
MED	MEDIUM
MEMB	MEMBRANE
MEZZ	MEZZANINE
MFR	MANUFACTURER

ABBREVIATIONS

MH	MANHOLE, MOP HOLDER
MIN	MINIMUM
MIR	MIRROR
MIR-S	MIRROR W/ SHELF
MISC	MISCELLANEOUS
MO	MASONRY OPENING
MT(D)	MOUNT(ED)
MTL	METAL
MUL	MULLION
N	NORTH
NAT	NATURAL
NIC	NOT IN CONTRACT
NO	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE
O/S	OUTSIDE
OA	OVERALL
OBS	OBSCURE
OC	ON CENTER
OCC	OCCUPANT, OCCUPANCY
OD	OUTSIDE DIAMETER (DIM)
OCFI	OWNER FURNISHED CONTRACTOR INSTALLED
OFF	OFFICE
OFOI	OWNER FURNISHED OWNER INSTALLED
OH	OVERHEAD
OH	OVERHEAD DOOR
OPNG	OPENING
OPP	OPOSITE
ORIG	ORIGINAL
PAR	PARALLEL
PS	PEG BOARD
PC	PRECAST
PCC	PORTLAND CEMENT CONCRETE
PCD	PAPER CUP DISPENSER
PERF	PERFORATED
PERP	PERPENDICULAR
PL	PLATE
PLAM	PLASTIC LAMINATE
PLAS	PLASTER
PLUMB	PLUMBING
PLYWD	PLYWOOD
PNL	PANEL
POS	POSITIVE
PR	PAIR
PREFAB	PREFABRICATE(D)
PREFIN	PREFINISH(ED)
PROJ	PROJECT
PS	PROJECTION SCREEN
PT	POINT, PAINT
PTD	PAPER TOWEL DISPENSER
PTDR	COMBINATION PAPER TOWEL DISPENSER & RECEPTACLE
PTN	PARTITION
PTR	PAPER TOWEL RECEPTACLE
PVMT	PAVEMENT
PWP	PLASTIC WALL PROTECTION
QT	QUARRY TILE
R	RISER, RADIUS
R&S	CLOSET ROD & SHELF
RAF	RESILIENT ATHLETIC FLOORING
RB	RUBBER BASE
ROP	REFLECTED CEILING PLAN
RD	ROOF DRAIN
RDO	ROOF DRAIN, OVERFLOW
REBAR	REINFORCING BAR
RECD	RECEIVED
REF	REFERENCE
REFL	REFLECTED
REFR	REFRIGERATOR
REINF	REINFORCE(D)(ING)

ABBREVIATIONS

REGD	REQUIRED
RESIL	RESILIENT
RF	ROOF
RFT	RESILIENT FLOORING TILE
RH	ROBE HOOK
RM	ROOM
RO	ROUGH OPENING
RSD	RECESSED SOAP DISPENSER
RST	RUBBER STAIR TREAD
RT	RIGHT
RWL	RAIN WATER LEADER
S	SOUTH
SC	SOLID CORE
SCD	SEAT COVER DISPENSER
SCHED	SCHEDULE
SD	SOAP DISPENSER
SDG	SIDING
SECT	SECTION
SHR	SHOWER
SHT	SHEET
SHTG	SHEETING / SHEATHING
SIM	SIMILAR
SLR	SEALER
SND	SANITARY NAPKIN DISPENSER
SNR	SANITARY NAPKIN RECEPTACLE
SPEC	SPECIFICATION
SQ	SQUARE
SS	SOLID SURFACE
SSK	SERVICE SINK
SST	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STN	STAIN
STOR	STORAGE
STRT	STOREFRONT
STRUCT	STRUCTURAL
SUB	SUBSTITUTE
SUSP	SUSPENDED
SV	SHEET VINYL
SWC	SANITARY WALL COVERING
SYM	SYMMETRICAL
SYS	SYSTEM
T	TREAD, TEE
TB	TOWEL BAR, TACK BOARD
TC	TOP OF CURB
TEL	TELEPHONE
TEMP	TEMPORARY
TERR	TERRAZZO
TF	TOP OF FOOTING
THK	THICK
THRU	THROUGH
TOF	TOP OF FRAME
TOM	TOP OF MASONRY
TP	TOP OF PAVEMENT
TPD	TOILET PAPER DISPENSER
TR	TOWEL RACK
TS	TUBE STEEL
TV	TELEVISION
TVB	TELEVISION BRACKET
TW	TOP OF WALL
TYP	TYPICAL
UNFIN	UNFINISHED
UNO	UNLESS NOTED OTHERWISE
UPT	UNGLAZED PORCELAIN TILE
UR	URNAL
USK	UTILITY SINK
VB	VAPOR BARRIER
VCT	VINYL COMPOSITION TILE
VENT	VENTILATE
VER	VERIFY
VERT	VERTICAL
VEST	VESTIBULE
VOL	VOLUME
VRB	VENTILATING RUBBER BASE
VTR	VENT THROUGH ROOF
WWF	VINYL WALL COVERING
W	WEST, WIDE, WIDTH
W	WITH
WD	WASHER/DRYER
W/O	WITHOUT
WC	WATER CLOSET
WD	WOOD
WDW	WINDOW
WH	WALL HUNG
WP	WATERPROOF, WALL PADS
WPPL	WOOD PRESERVATIVE TREATED LUMBER
WS	WEATHER STRIPPING
WSCOT	WAINSCOT
WT	WEIGHT
WTR	WATER
WWF	WELEDED WIRE FABRIC

2007
LR
GW
02-24-2021
25' x 34'

VALDEZ CITY COUNCIL CHAMBER UPGRADES
CONSTRUCTION DOCUMENTS
CITY OF VALDEZ
212 CENECA ST., VALDEZ AK 99686

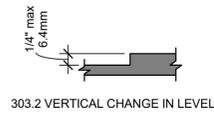


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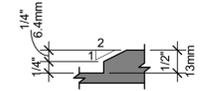
Wolff
ARCHITECTURE

SHEET CONTENTS
ARCHITECTURAL
SYMBOLS AND
ABBREVIATIONS

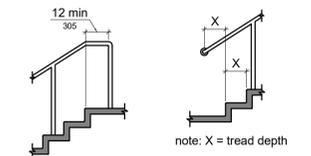
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303.2 VERTICAL CHANGE IN LEVEL



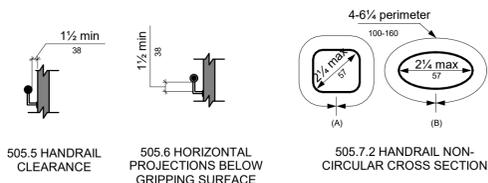
303.3 BEVELED CHANGE IN LEVEL



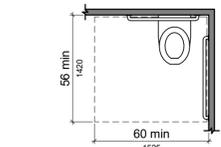
505.10.2 TOP HANDRAIL EXTENSION AT STAIRS
505.10.3 BOTTOM HANDRAIL EXTENSION AT STAIRS



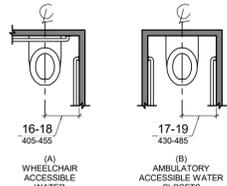
505.4 HANDRAIL HEIGHT



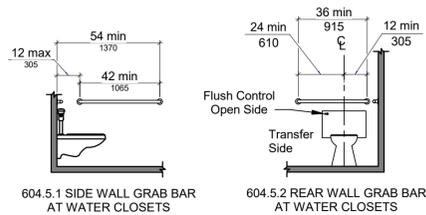
505.5 HANDRAIL CLEARANCE
505.6 HORIZONTAL PROJECTIONS BELOW GRIPPING SURFACE
505.7.2 HANDRAIL NON-CIRCULAR CROSS SECTION



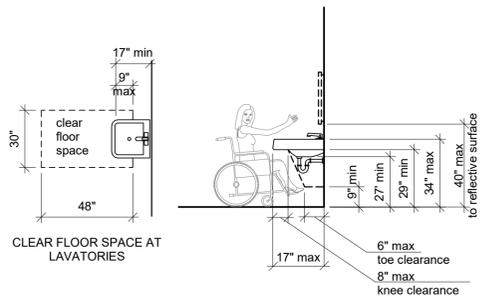
604.3.1 SIZE OF CLEARANCE AT WATER CLOSETS



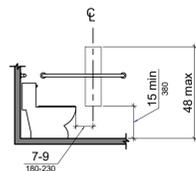
604.2 WATER CLOSET LOCATION



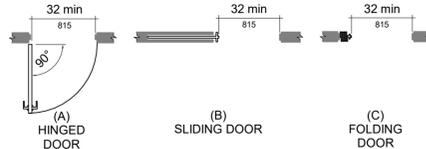
604.5.1 SIDE WALL GRAB BAR AT WATER CLOSETS
604.5.2 REAR WALL GRAB BAR AT WATER CLOSETS



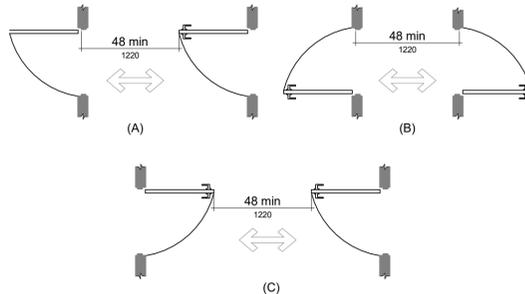
604.7 DISPENSER OUTLET LOCATION
CLEAR FLOOR SPACE AT LAVATORIES
LAVATORY CLEARANCE



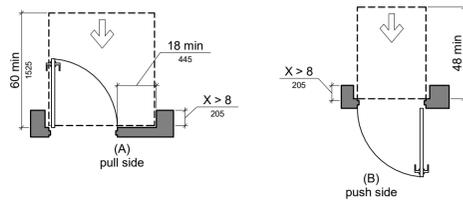
604.7 DISPENSER OUTLET LOCATION



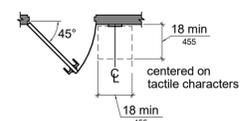
404.2.3 CLEAR WIDTH OF DOORWAYS



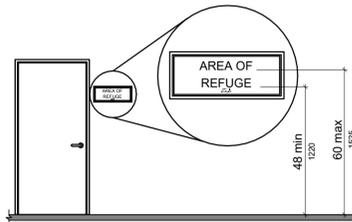
404.2.6 DOORS IN SERIES AND GATES IN SERIES



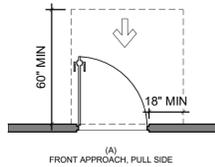
404.2.4.3 MANEUVERING CLEARANCES AT RECESSED DOORS AND GATES
PUSH SIDE, DOOR PROVIDED WITH BOTH CLOSER AND LATCH



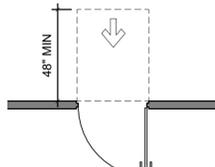
703.4.2 LOCATION OF TACTILE SIGNS AT DOORS



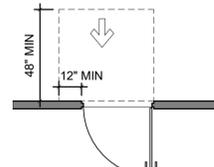
703.4.1 HEIGHT OF TACTILE CHARACTERS ABOVE FINISH FLOOR OR GROUND



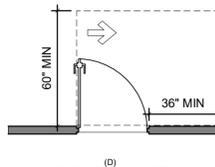
(A) FRONT APPROACH, PULL SIDE



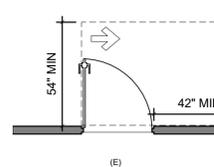
(B) FRONT APPROACH, PUSH SIDE



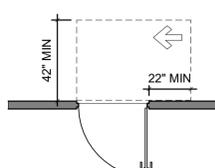
(C) FRONT APPROACH, PULL SIDE PROVIDED WITH BOTH CLOSER AND LATCH



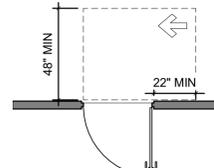
(D) HINGE APPROACH, PULL SIDE



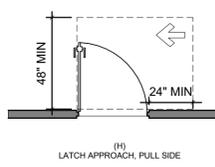
(E) HINGE APPROACH, PULL SIDE



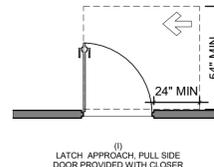
(F) HINGE APPROACH, PUSH SIDE



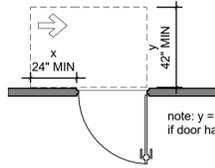
(G) HINGE APPROACH, PUSH SIDE PROVIDED WITH BOTH CLOSER AND LATCH



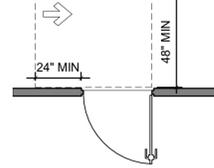
(H) LATCH APPROACH, PULL SIDE



(I) LATCH APPROACH, PULL SIDE DOOR PROVIDED WITH CLOSER



(J) LATCH APPROACH, PUSH SIDE



(K) LATCH APPROACH, PUSH SIDE DOOR PROVIDED WITH CLOSER

404.2.4.1 MANEUVERING CLEARANCES AT MANUAL SWINGING DOORS AND GATES

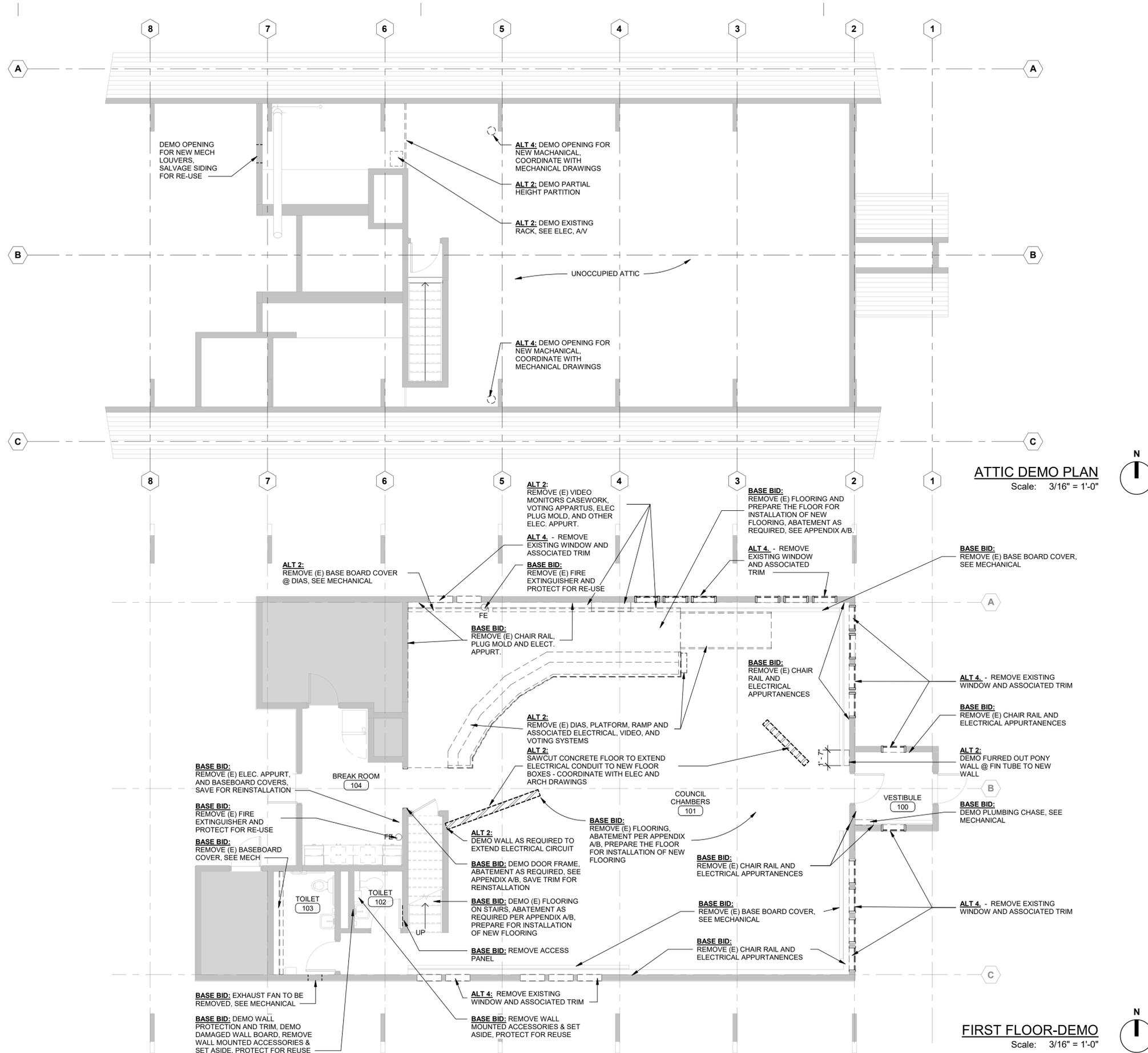


DEMO PLAN SHEET NOTES

1. CONTRACTOR SHALL VISIT SITE TO FAMILIARIZE THEMSELVES WITH EXTENT OF REMOVAL/DEMOLITION.
2. LIMIT WORK TO SPACES INDICATED, PROTECT ALL ADJACENT ASSEMBLIES, FINISHES AND APPURTENANCES.
3. ALL DEMO ITEMS TO BE REMOVED BY CONTRACTOR. OWNER MAINTAINS THE RIGHT OF FIRST REFUSAL PRIOR TO
4. DEMOLITION NOTES LISTED ARE INTENDED TO CONVEY A GENERAL DESCRIPTION OF THE DEMOLITION WORK THROUGH THE PROJECT. HOWEVER, THESE NOTES MAY NOT ADDRESS EVERY DEMOLITION CONDITION NECESSARY FOR THE SUCCESSFUL COMPLETION OF THE PROJECT. THE CONTRACTOR IS RESPONSIBLE TO REMOVE AND OR DEMOLISH ANY EXISTING CONDITIONS REQUIRED FOR THE SUCCESSFUL INSTALLATION OF ANY NEW CONSTRUCTION IDENTIFIED IN THESE DOCUMENTS.
5. DASHED LINES INDICATE LOCATIONS OF DEMOLITION.
6. SEE MECHANICAL AND ELECTRICAL FOR SUB-TRADES EXTENT OF DEMOLITION.
7. SEE FINISH PLAN FOR FLOORING DEMO AND NEW FLOORING EXTENT.
8. OBTAIN DEMO PERMIT PRIOR TO BEGINNING WORK. COORDINATE WITH OWNER ON SCHEDULE FOR OWNERS REMOVAL OF SALVAGE ITEMS.
9. REFER TO SPECIFICATION APPENDICES FOR HAZ MAT REPORTS - ABATE LEAD PAINT AND ASBESTOS AS REQUIRED
10. COORDINATE MISC. PENETRATION REQUIREMENTS FOR INSTALLATION OF MECH/ELEC UPGRADES, TYP

LEGEND - DEMO PLANS

	DEMO ITEM (WALL, DOOR, WINDOW, ETC.)
	DEMO FLOOR AND/OR FINISH
	EXISTING/ NO WORK



ATTIC DEMO PLAN
Scale: 3/16" = 1'-0"

FIRST FLOOR-DEMO
Scale: 3/16" = 1'-0"

PROJ. NO. 2007
DRAWN LR
CHECKED GW
DATE 02-24-2021
FULL SIZE DRAWINGS: 25" x 34"

VALDEZ CITY COUNCIL CHAMBER UPGRADES
CONSTRUCTION DOCUMENTS
CITY OF VALDEZ
212 CHENECA ST. VALDEZ AK 99686

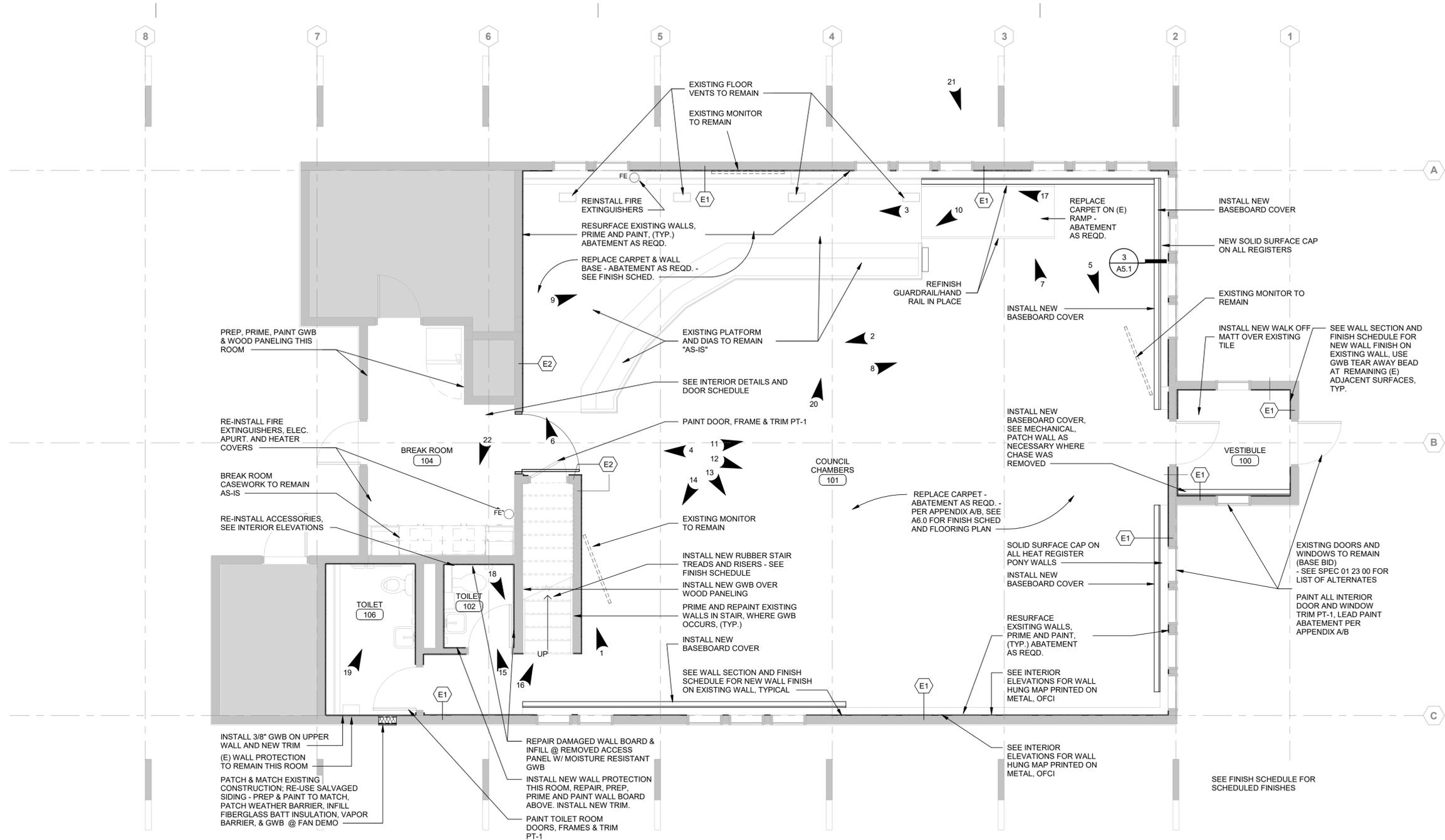


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SHEET CONTENTS
DEMO FLOOR PLANS

A1.0



LEGEND

■ EXISTING/ NO WORK

SEE SPECIFICATIONS FOR PHOTOGRAPHS OF EXISTING CONDITIONS

SHEET NOTES

1. REFER TO SPECIFICATIONS FOR FULL DESCRIPTION OF ADDITIVE ALTERNATES
2. REFER TO SPECIFICATION APPENDICES FOR EXISTING CONDITION PHOTOS
3. REFER TO SPECIFICATION APPENDICES FOR LEAD PAINT AND ASBESTOS HAZ MAT REPORT
4. COORDINATE MISC PENETRATION REQUIRED FOR INSTALLATION OF MECH + ELEC, TYP

FIRST FLOOR - BASE BID
 Scale: 1/4" = 1'-0"



PROJ NO 2007
 DRAWN LR
 CHECKED GW
 DATE 02-24-2021
 FULL SIZE DRAWING: 25" x 34"

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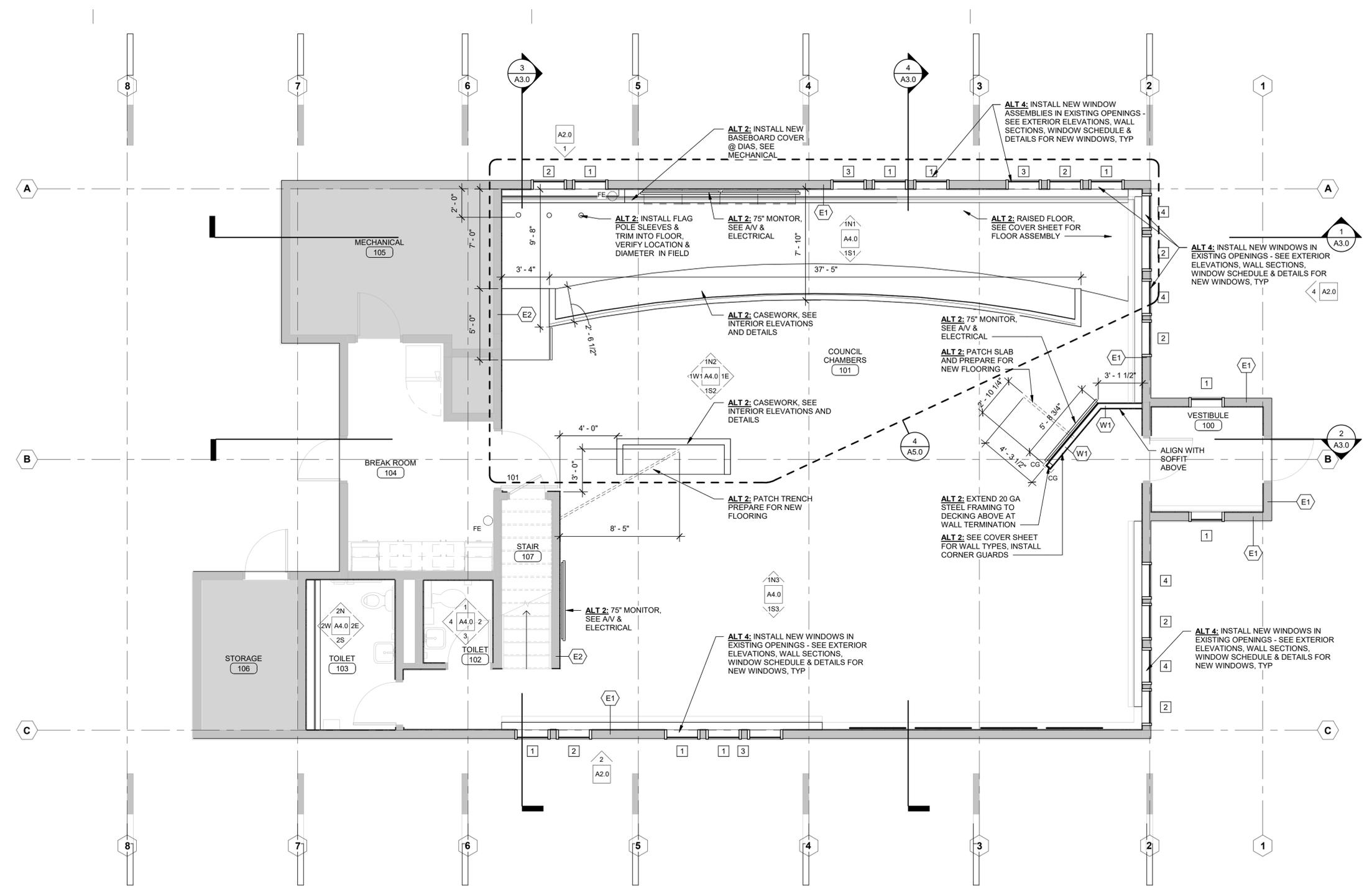


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SHEET CONTENTS
 FLOOR PLAN - BASE BID

A1.1



LEGEND

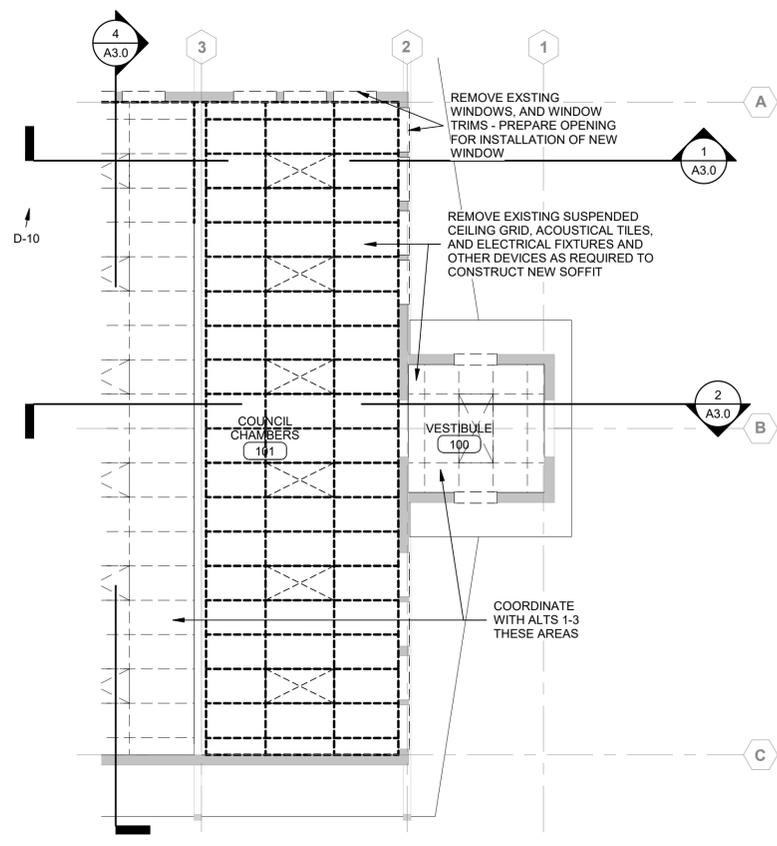
EXISTING/ NO WORK

SEE SPECIFICATIONS FOR PHOTOGRAPHS OF EXISTING CONDITIONS

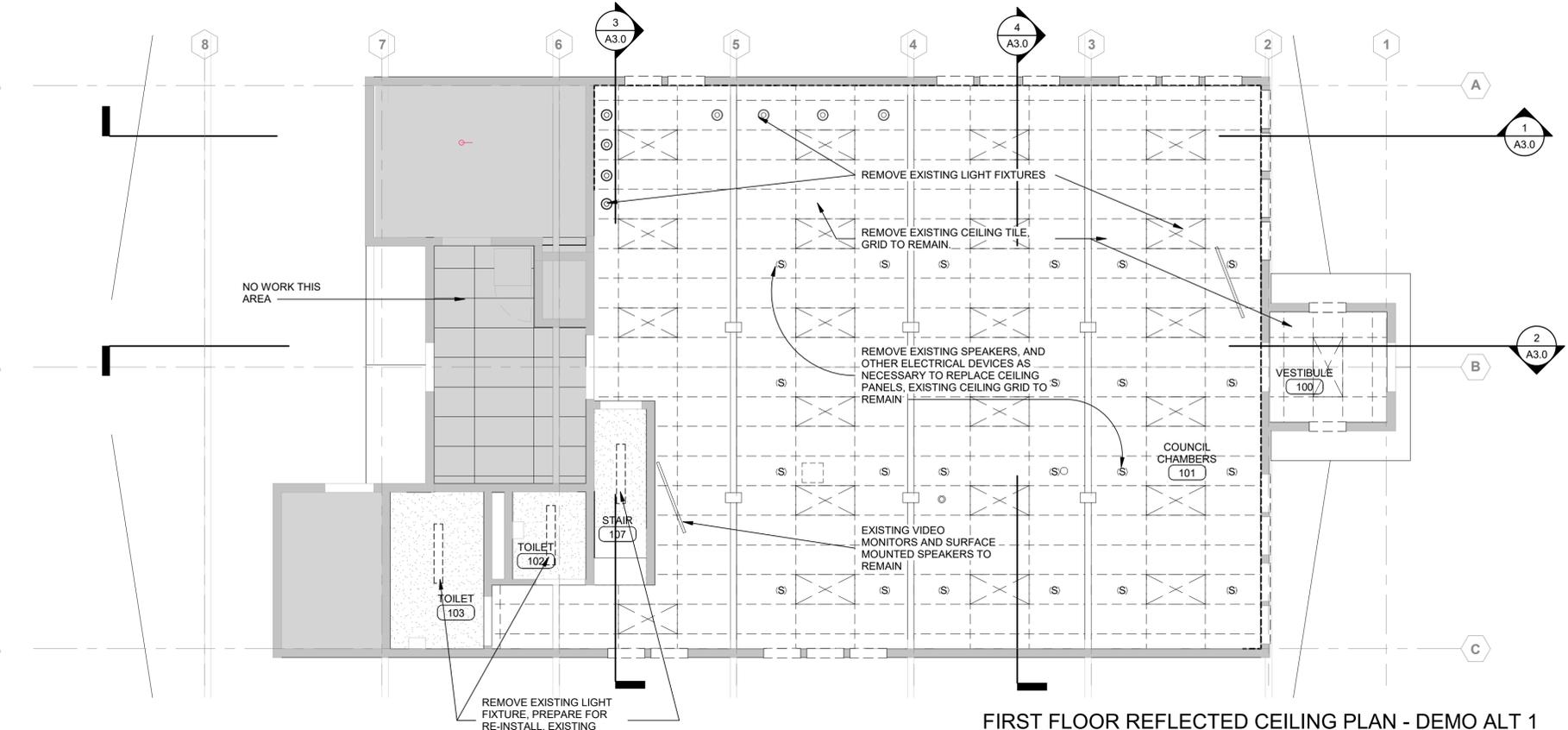
- SHEET NOTES**
1. REFER TO SPECIFICATIONS FOR FULL DESCRIPTION OF ADDITIVE ALTERNATES
 2. REFER TO A6.0 FOR FLOORING PLAN AND SCHEDULE

FIRST FLOOR PLAN - ADD ALTS
 Scale: 1/4" = 1'-0"

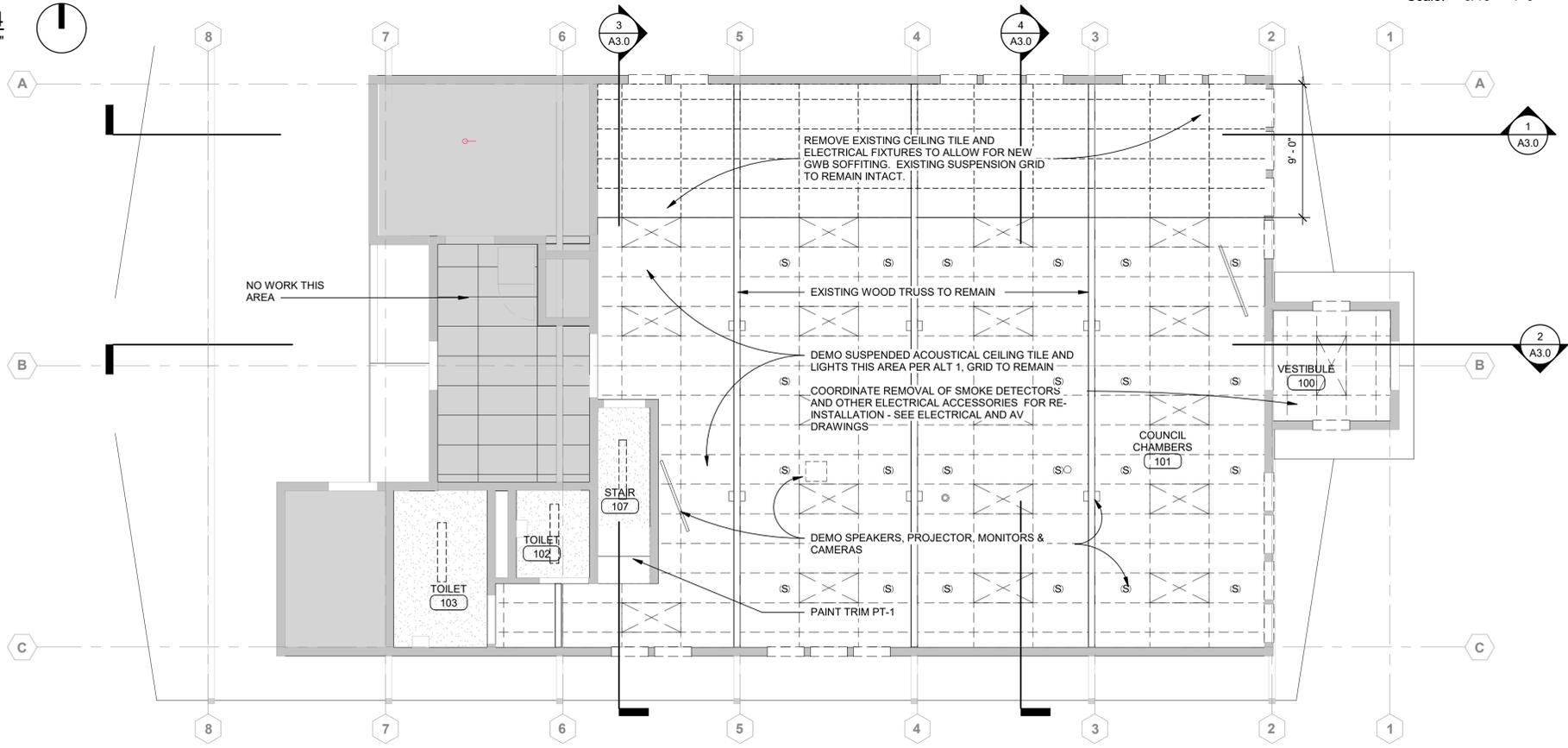




FIRST FLOOR REFLECTED CEILING PLAN - DEMO ALT 1
 Scale: 3/16" = 1'-0"



FIRST FLOOR REFLECTED CEILING PLAN - DEMO ALT 2
 Scale: 3/16" = 1'-0"



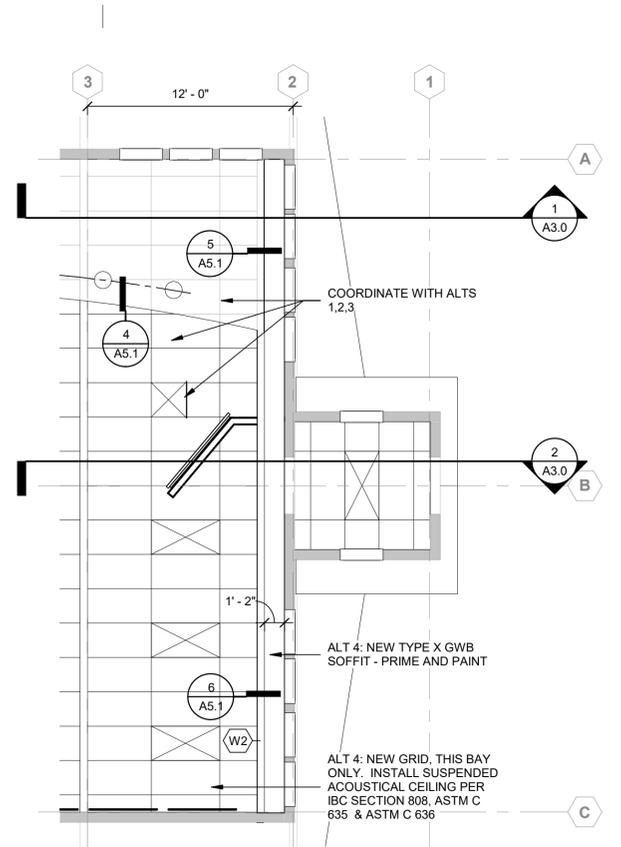
FIRST FLOOR REFLECTED CEILING PLAN - DEMO ALT 3
 Scale: 3/16" = 1'-0"

DEMO REFLECTED CEILING PLAN SHEET NOTES

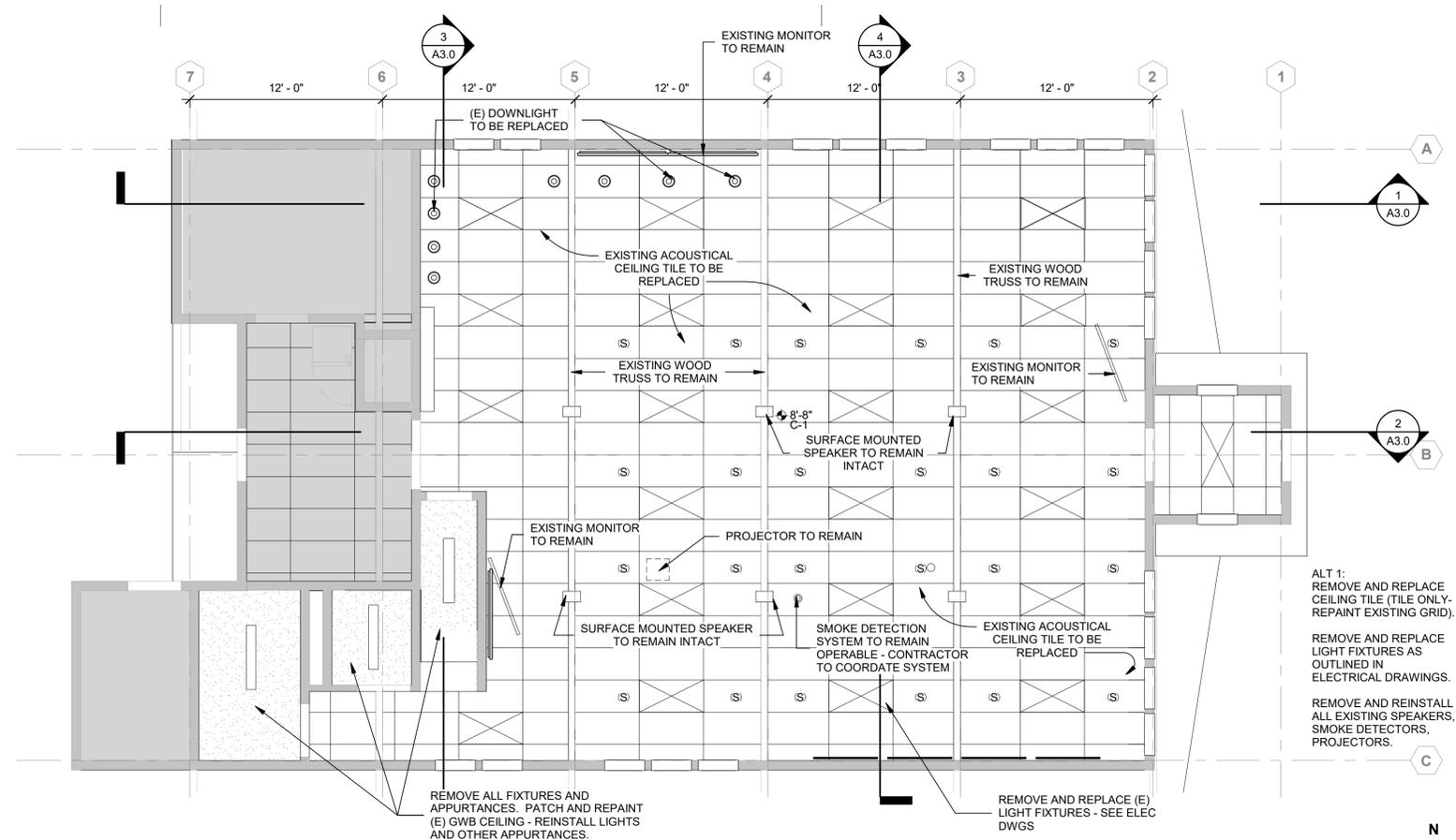
1. CONTRACTOR SHALL VISIT SITE TO FAMILIARIZE THEMSELVES WITH EXTENT OF REMOVAL/DEMOLITION.
2. LIMIT WORK TO SPACES INDICATED, PROTECT ALL ADJACENT ASSEMBLIES, FINISHES AND APPURTENANCES.
3. DEMOLITION NOTES LISTED ARE INTENDED TO CONVEY A GENERAL DESCRIPTION OF THE DEMOLITION WORK THROUGH THE PROJECT. HOWEVER, THESE NOTES MAY NOT ADDRESS EVERY DEMOLITION CONDITION NECESSARY FOR THE SUCCESSFUL COMPLETION OF THE PROJECT. THE CONTRACTOR IS RESPONSIBLE TO REMOVE AND OR DEMOLISH ANY EXISTING CONDITIONS REQUIRED FOR THE SUCCESSFUL INSTALLATION OF ANY NEW CONSTRUCTION IDENTIFIED IN THESE DOCUMENTS.
4. DASHED LINES INDICATE LOCATIONS OF DEMOLITION.
5. SEE MECHANICAL AND ELECTRICAL FOR SUB-TRADES EXTENT OF DEMOLITION.
6. LIGHTING AND MECHANICAL DIFFUSERS INDICATED FOR DEMOLITION TO BE SALVAGED FOR RE-USE IF IN GOOD ENOUGH CONDITION.
7. OBTAIN DEMO PERMIT PRIOR TO BEGINNING WORK.
8. CONTRACTOR TO VERIFY RE-USABILITY OF EXISTING ACOUSTIC CEILING TILE GRID. ACOUSTIC CEILING TILE MUST BE GENERALLY FREE OF DAMAGE.
9. OWNER TO MAINTAIN FIRST RIGHT OF REFUSAL FOR DEMO'D ITEMS.

LEGEND - DEMO PLANS

	DEMO ITEM (WALL, DOOR, WINDOW, ETC.)
	DEMO SUSPENDED CEILING, TILES ONLY - GRID TO REMAIN
	DEMO SUSPENDED CEILING TILES & GRID
	(E) GYP. BD. CEILING TO REMAIN
	EXISTING/ NO WORK



REFLECTED CEILING PLAN - ALT 4
Scale: 3/16" = 1'-0"



FIRST FLOOR CEILING PLAN ALT 1
Scale: 3/16" = 1'-0"

GENERAL RCP NOTES

1. GENERALLY CENTER CEILING GRIDS IN EACH ROOM TO PROVIDE EQUALLY SIZED PANELS ON OPPOSITE WALLS. IF PLANS INDICATE A GRID ALIGNING WITH A COLUMN, WALL, SOFFIT, ETC. START GRID AT THE INDICATED SURFACE. AVOID PANELS LESS THAN 12" IN WIDTH.
2. SEE FINISH SCHEDULE FOR COLORS.
3. ALL GYP BD CEILING AND SOFFITS TO BE PAINTED.
4. ALL EXPOSED STEEL FRAMING AND DECK AT CEILINGS TO BE PAINTED.
5. EXCEPT AT STORAGE, MECHANICAL AND ELECTRICAL UTILITY ROOMS PAINT ALL EXPOSED DUCTWORK, PIPING AND CONDUITS.
6. CEILING HEIGHT TO BE MEASURED FROM FINISH FLOOR LEVEL OF THE ROOM OR THE AREA WHERE CEILING IS IN.
7. SEE DETAIL SHEETS FOR TYPICAL ACOUSTIC CEILING SEISMIC AND BRACING DETAILS.
8. CONTRACTOR TO VERIFY RE-USABILITY OF EXISTING ACT GRID.
9. REFER TO MECHANICAL, ELECTRICAL, AV DRAWINGS FOR COORDINATION.

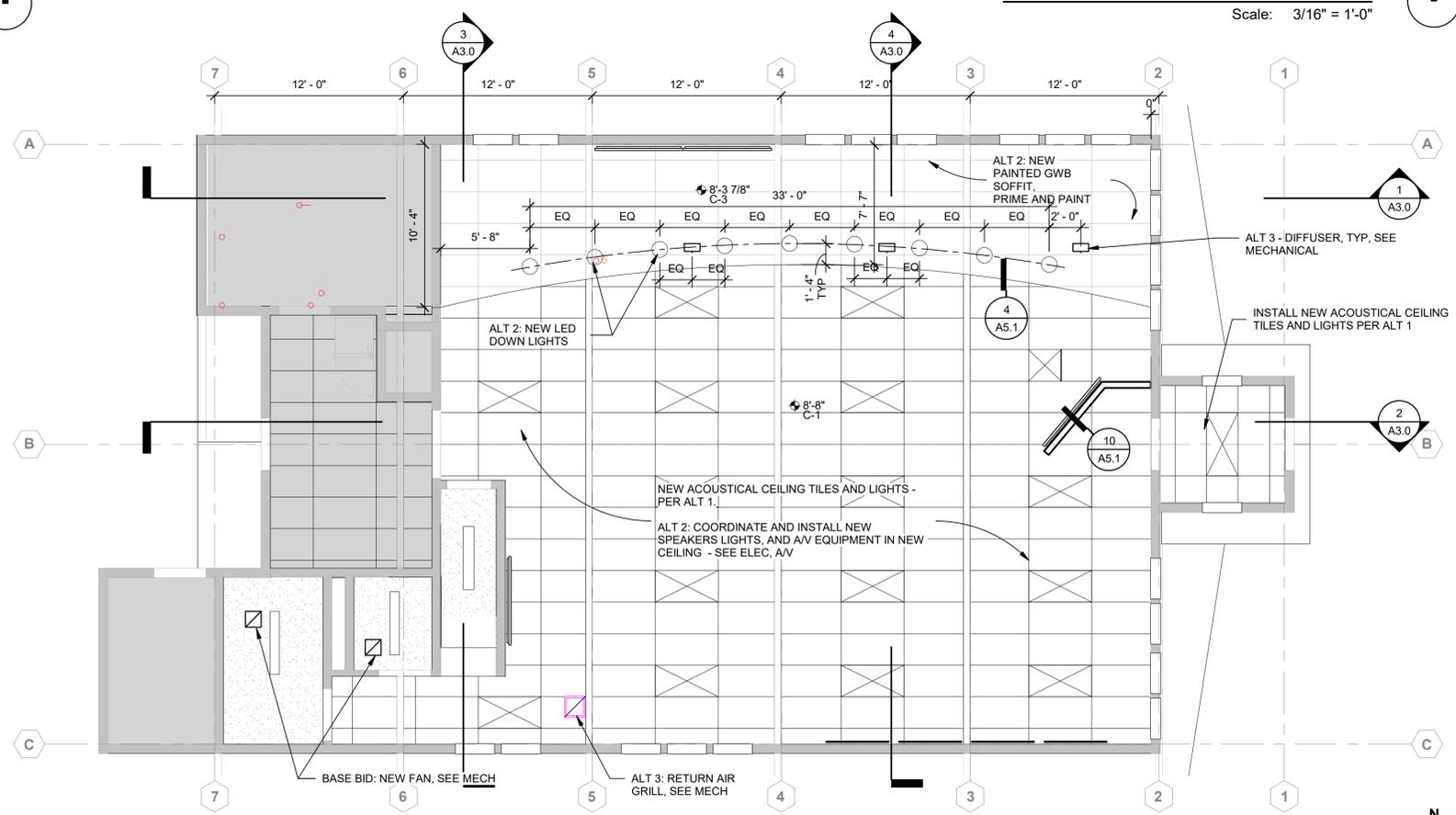
LEGEND

- ◻ EXISTING/ NO WORK
- # SEE SPECIFICATIONS FOR PHOTOGRAPHS OF EXISTING CONDITIONS

- C-1 2' x 4' SUSPENDED ACOUSTICAL PANEL CEILING
- C-3 FRAMED OR SUSPENDED 5/8" GYPSUM BOARD

LEGEND

- ◻ CEILING ACCESS PANEL, 18"x18" UNO.
- ↕ 1'-0" C-1 CEILING HEIGHT (HEIGHTS INDICATED ARE RELATIVE TO 100'-0" FLOOR LEVEL).
- ⊗ SUPPLY DIFFUSERS
- ⊠ RETURN AIR REGISTER OR EXHAUST FAN - SEE MECH
- ⊙ EXIT LIGHT
- ⊗ VIDEO CAMERA
- ⊙ SPEAKER - SEE AV
- (E) SMOKE DETECTOR TO BE REMOVED AND RE-INSTALLED
- ◻ SPEAKER - SEE AV
- ⊠ LED LIGHT FIXTURE - SEE ELEC. DWGS
- ▬ LED LIGHT FIXTURE - SEE ELEC. DWGS
- LED LIGHT FIXTURE - SEE ELEC. DWGS



FIRST FLOOR CEILING PLAN ALT 2, 3
Scale: 3/16" = 1'-0"

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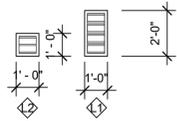


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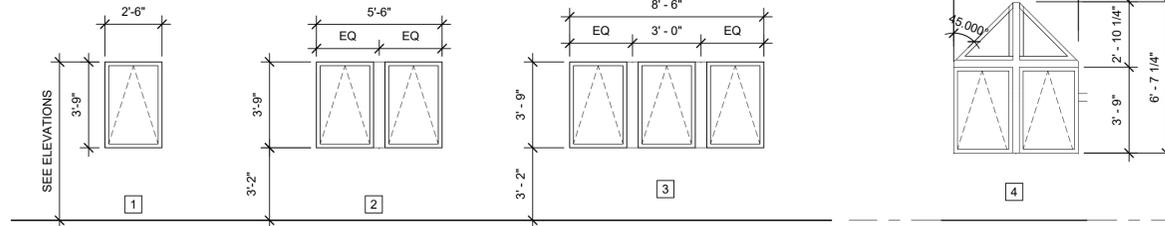
SHEET CONTENTS
REFLECTED CEILING PLAN- NEW CONSTRUCTION

A1.4



LOUVER TYPES, ALTERNATE 3

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

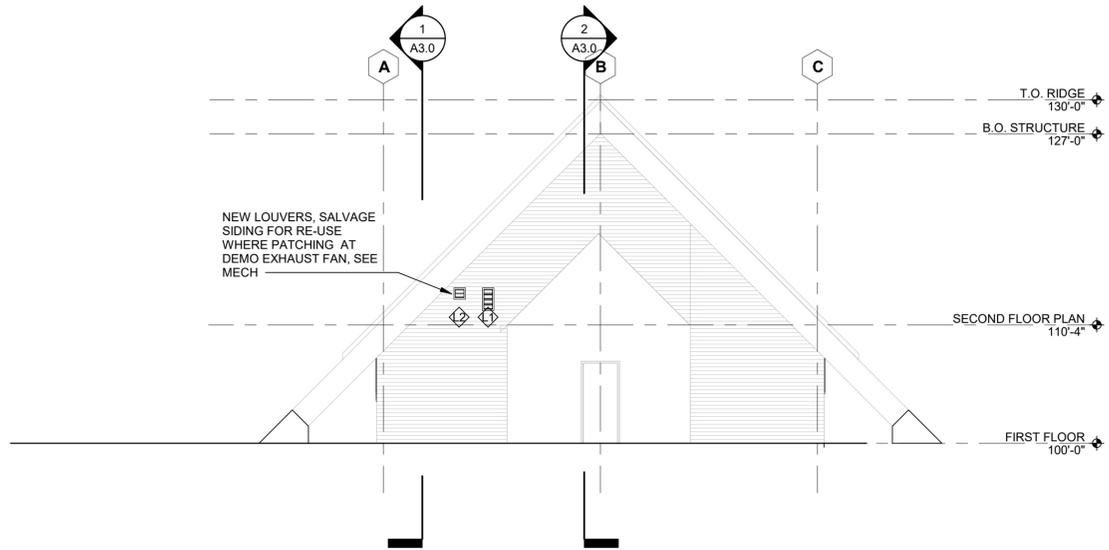


WINDOW SCHEDULE, ALTERNATE 4

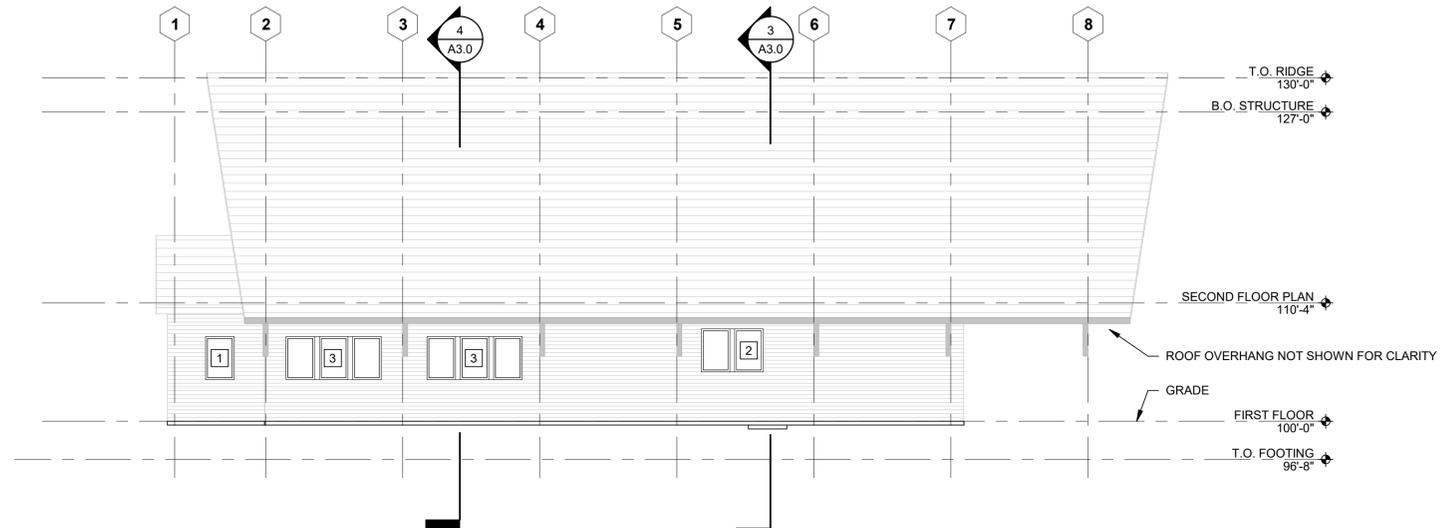
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WINDOW NOTES

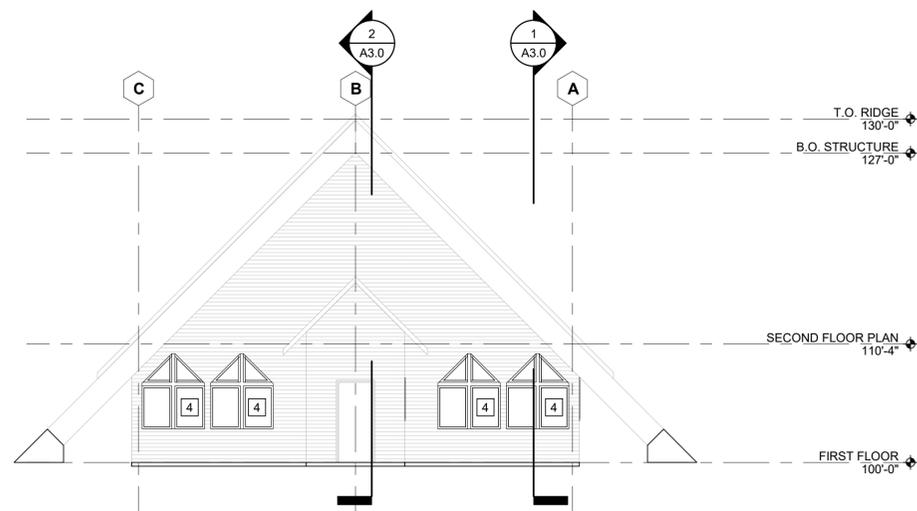
1. ALL WINDOWS FACING SOUTH TO HAVE GLAZING TYPE 2.
2. ALL WINDOWS FACING EAST AND NORTH TO BE TYPE 1.
3. WINDOW DIMENSIONS SHOWN INDICATE ROUGH OPENINGS. FIELD VERIFY ACTUAL OPENING DIMENSION.
4. REFER TO SPECIFICATIONS FOR LOCATIONS OF LAMINATED AND TEMPERED GLASS.
5. ALL EXTERIOR GLAZING TO BE CERTIFIED BY INDEPENDENT AGENCY FOR SOLAR HEAT GAIN COEFFICIENT AND U-VALUE.



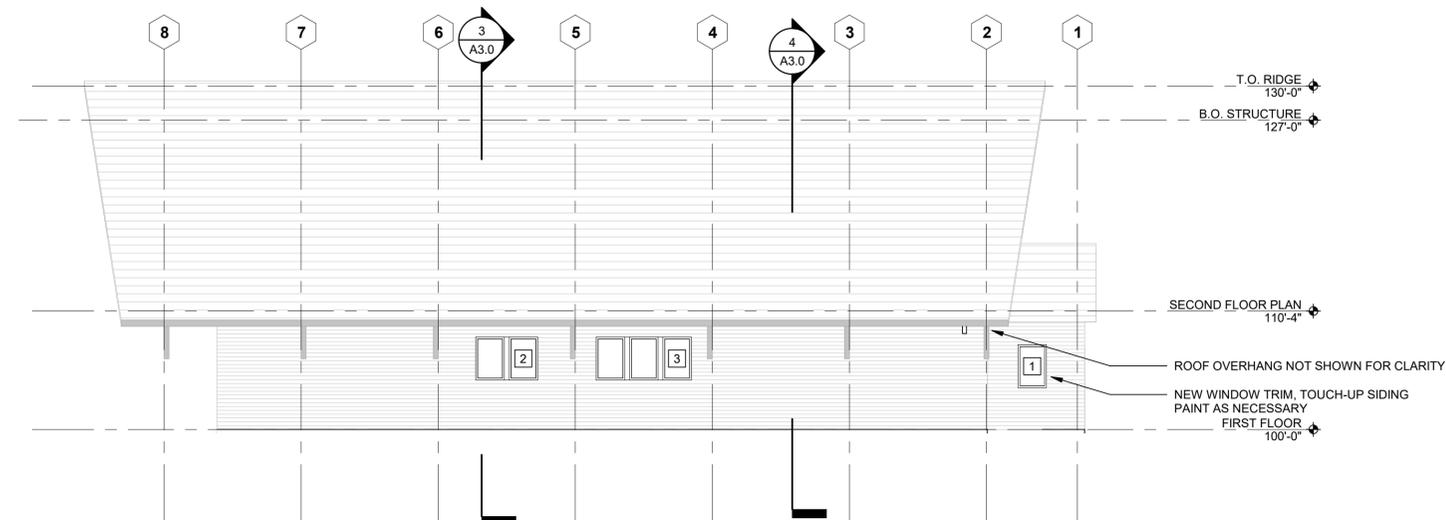
3 WEST ELEVATION
Scale: 1/8" = 1'-0"



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

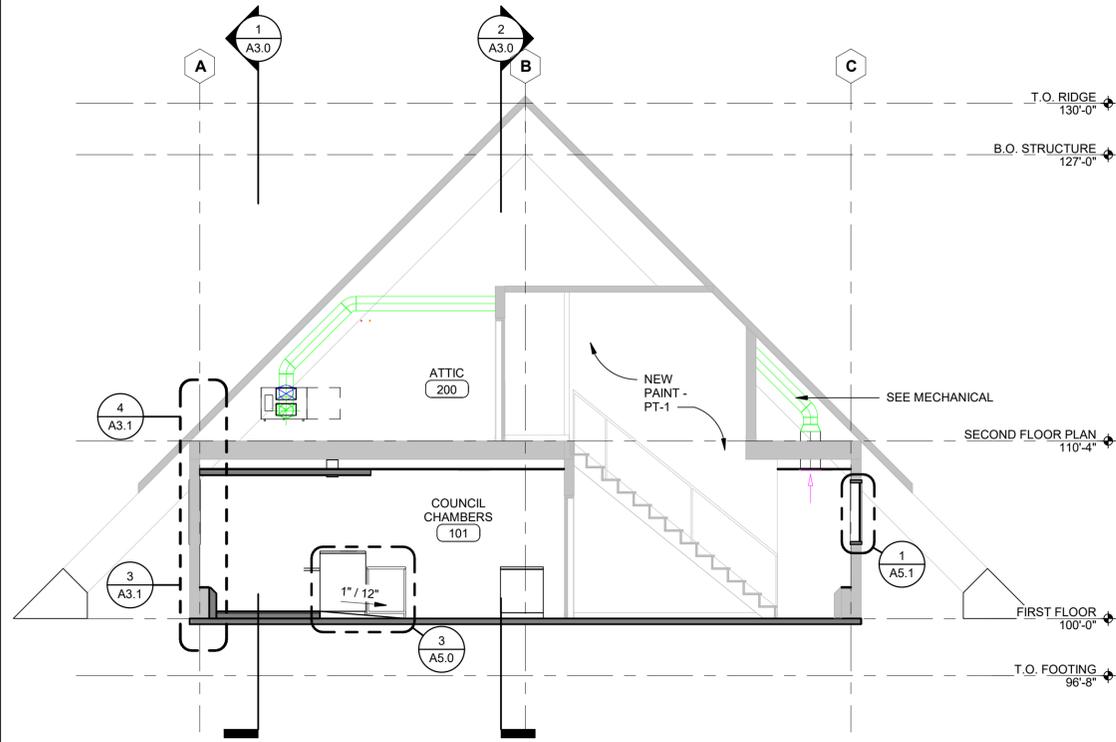


4 EAST ELEVATION
Scale: 1/8" = 1'-0"

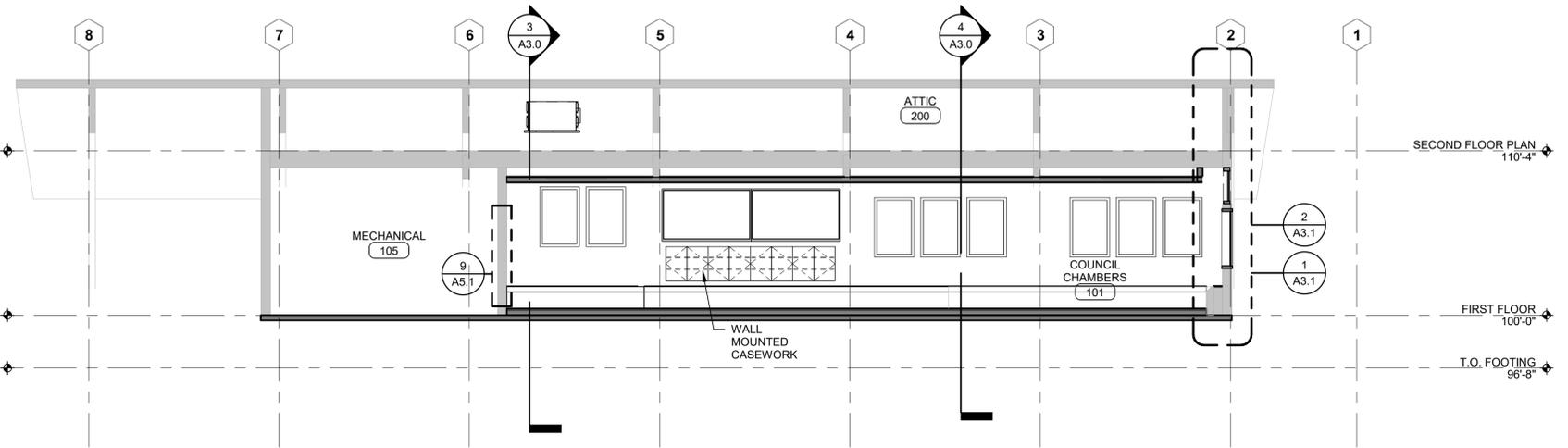


2 SOUTH ELEVATION
Scale: 1/8" = 1'-0"

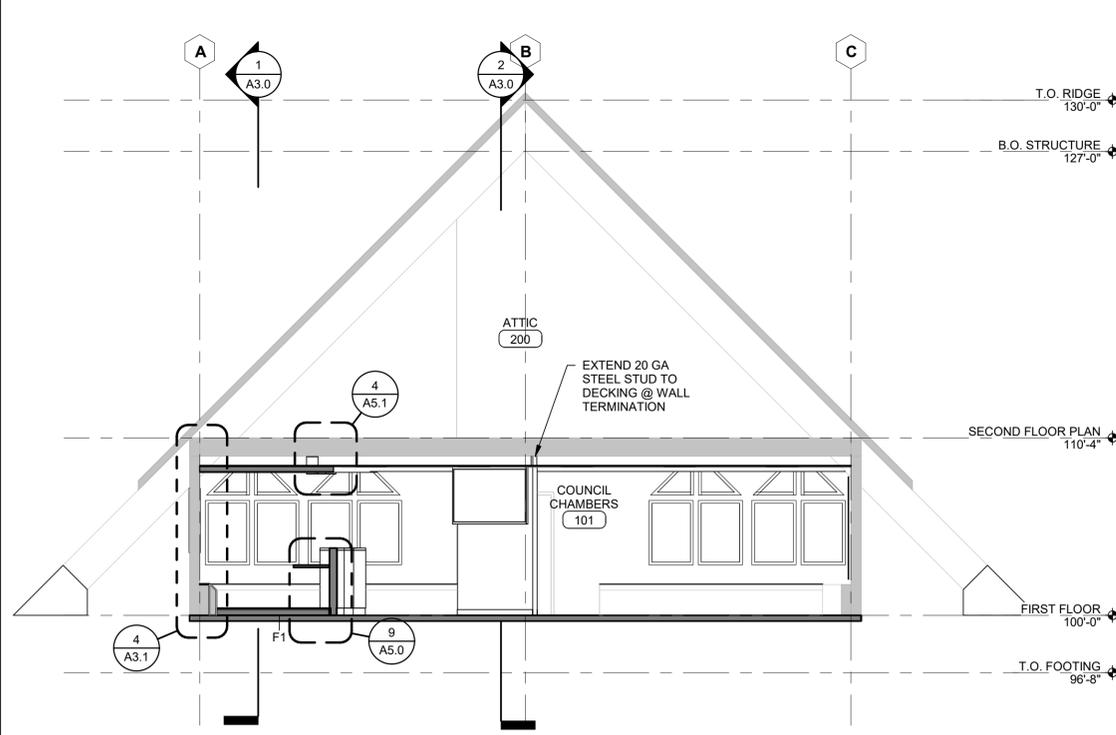




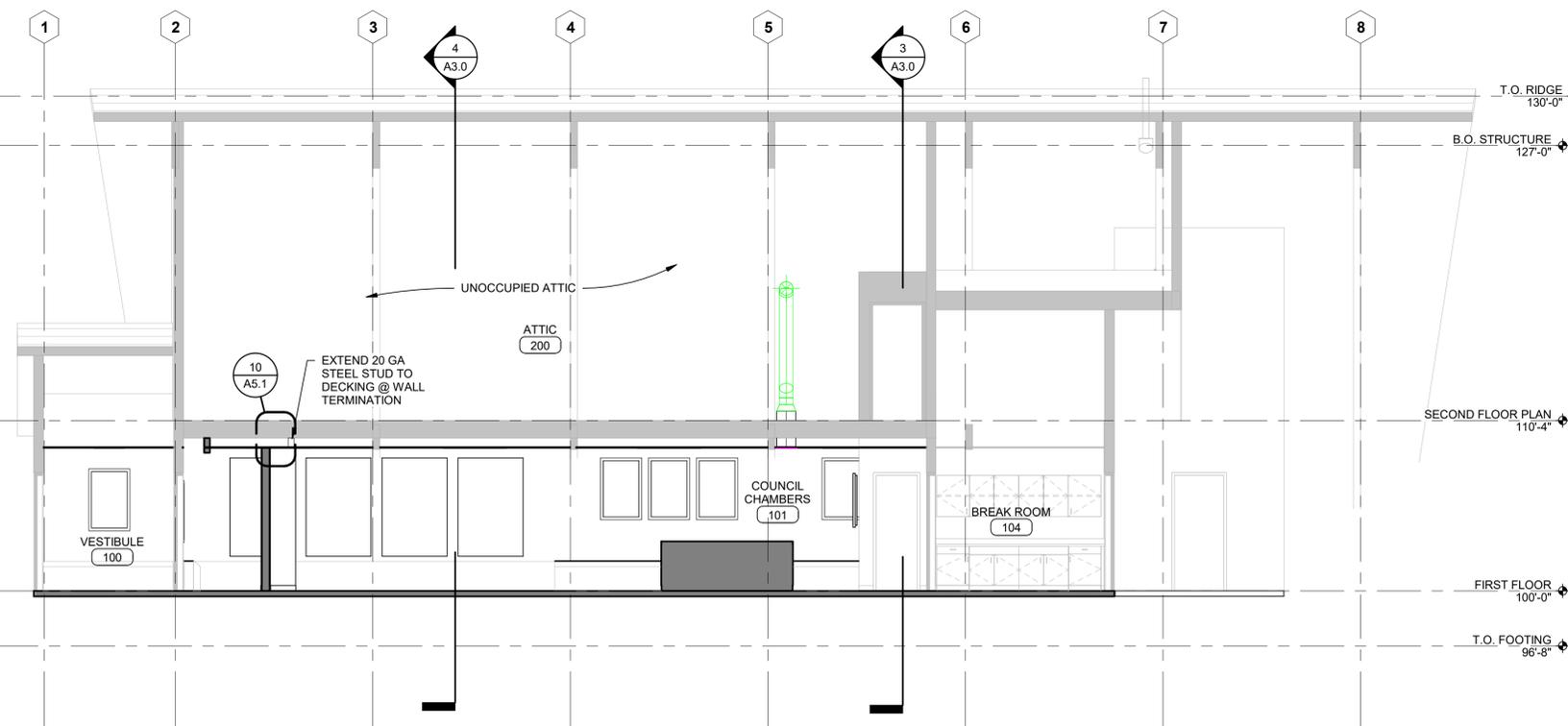
3 BUILDING SECTION 2-3
Scale: 3/16" = 1'-0"



1 BUILDING SECTION C-D
Scale: 3/16" = 1'-0"



4 BUILDING SECTION 4-5
Scale: 3/16" = 1'-0"



2 BUILDING SECTION D-E
Scale: 3/16" = 1'-0"

NOTE: BUILDING SECTIONS ARE SHOWN FOR REFERENCE ONLY, BASED OFF OF EXISTING DRAWINGS. NO NEW STRUCTURAL WORK IS BEING DONE FOR THE RENOVATION.

PROJECT NO 2007
DRAWN LR
CHECKED GW
DATE 02-24-2021
FULL SIZE DRAWING: 22" x 34"

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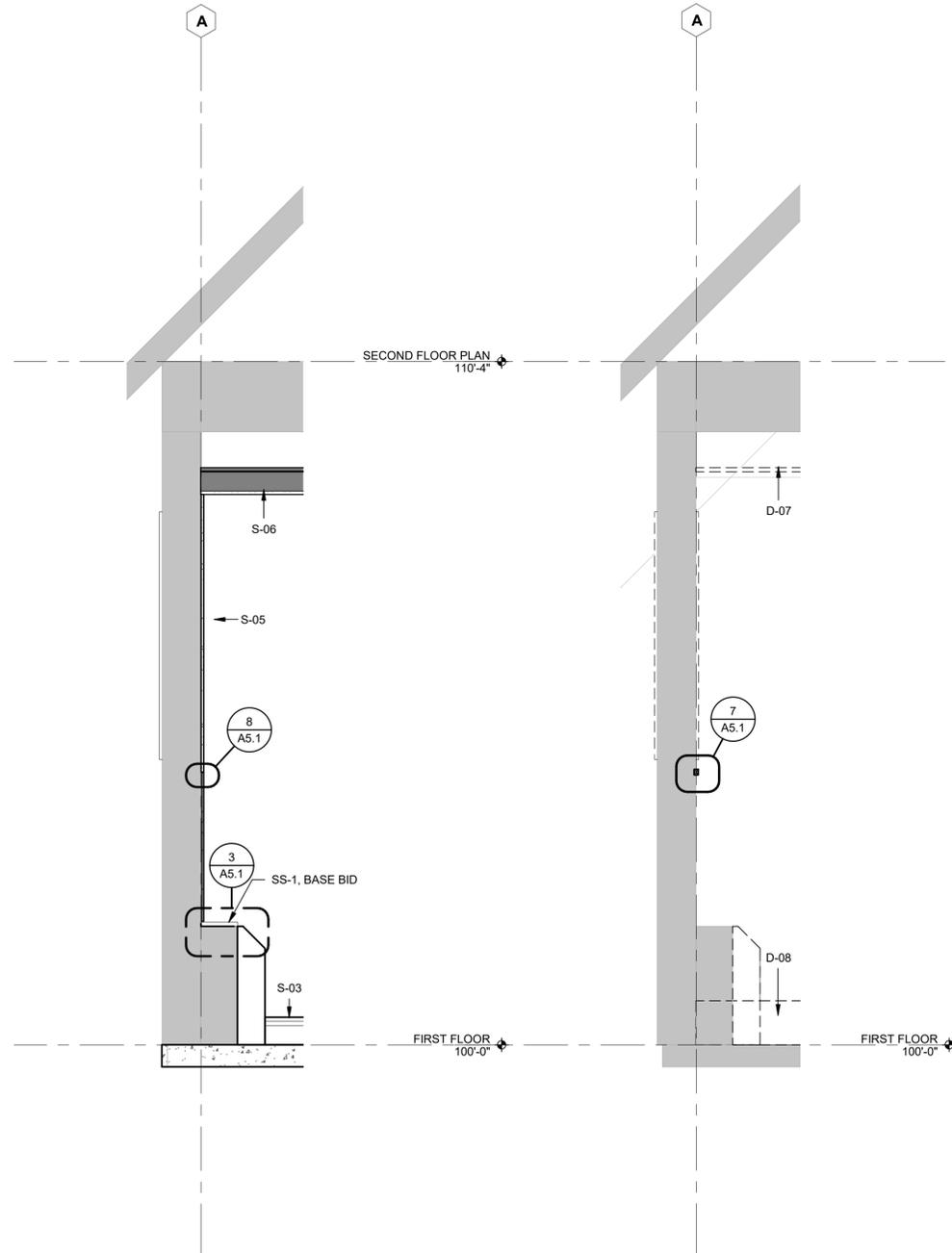


SHEET CONTENTS
BUILDING SECTIONS

A3.0

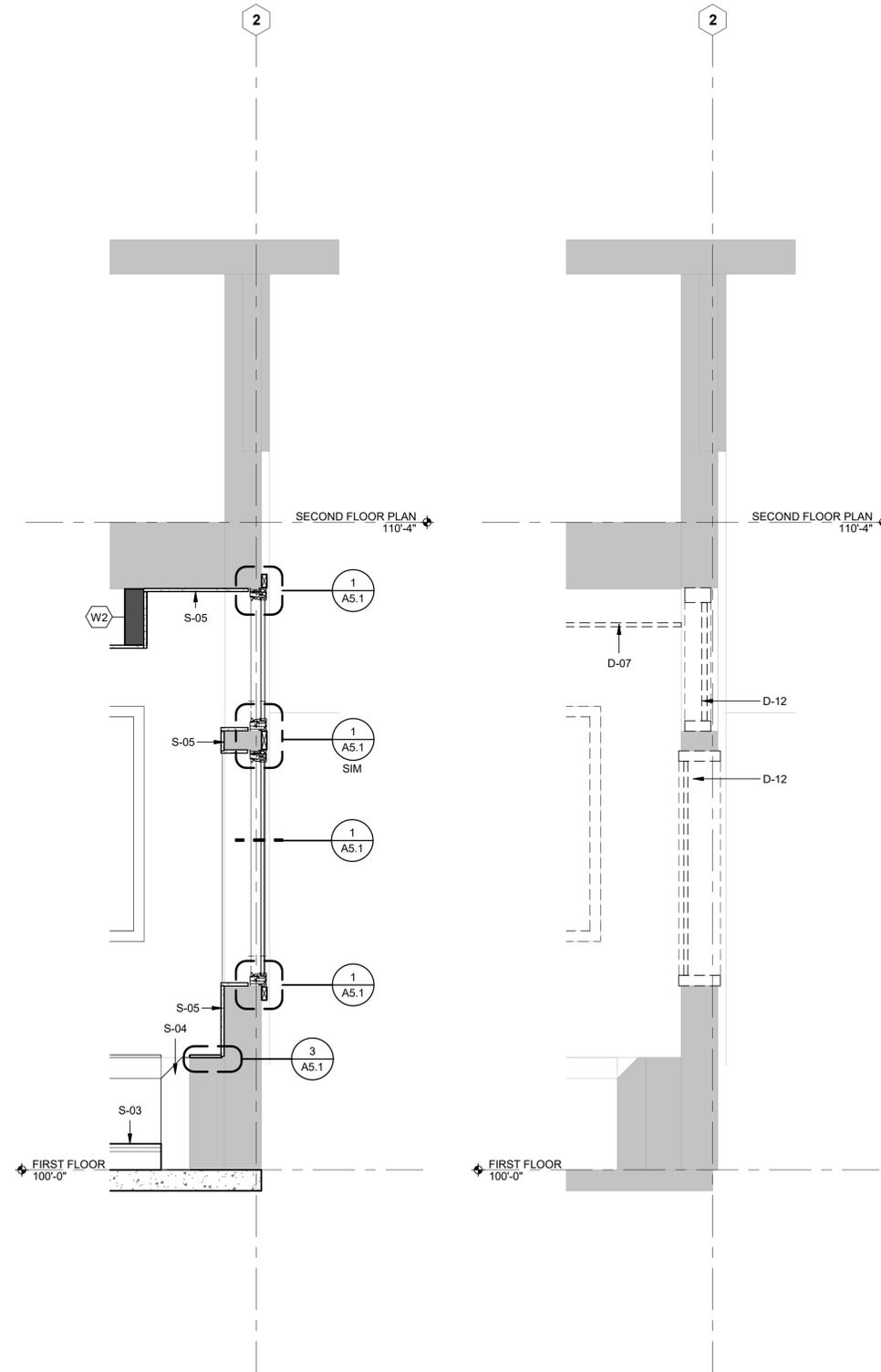
KEYNOTE LEGEND	
KEY VALUE	TEXT
D-07	DEMO CEILING TILE, LIGHT FIXTURES, ELECTRICAL & AV EQUIPMENT, ALTERNATE 1
D-08	DEMO RAISED FLOOR ASSEMBLY, ALTERNATE 2
D-12	DEMO WINDOWS & TRIM, LEAD PAINT ABATEMENT AS REQUIRED, SEE APPENDIX A/B, TYP ALL, ALTERNATE 4
S-03	NEW FLOOR ASSEMBLY, SEE COVER SHEET, COORDINATE WITH MECHANICAL & ELECTRICAL, ALTERNATE 2
S-04	EXISTING MECHANICAL EQUIPMENT TO REMAIN AS-IS, SEE MECHANICAL DRAWINGS
S-05	NEW GYPSUM WALL BOARD INSTALLED OVER EXISTING ASSEMBLY, ABATE AS NEEDED, SEE FINISH SCHEDULE
S-06	NEW GWB SOFFIT, ALTERNATE 2

LEGEND	
	EXISTING/ NO WORK
	SEE SPECIFICATIONS FOR PHOTOGRAPHS OF EXISTING CONDITIONS



4 WALL SECTION 1
Scale: 3/4" = 1'-0"

3 WALL SECTION 1 DEMO
Scale: 3/4" = 1'-0"



2 WALL SECTION 2
Scale: 3/4" = 1'-0"

1 WALL SECTION 2 DEMO
Scale: 3/4" = 1'-0"

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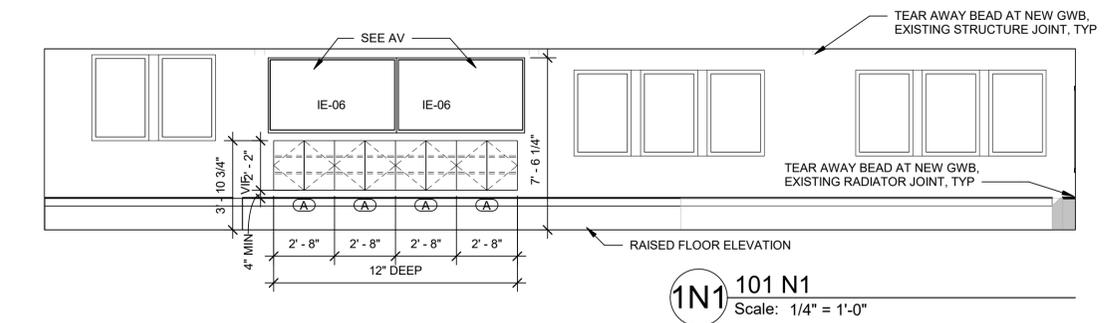


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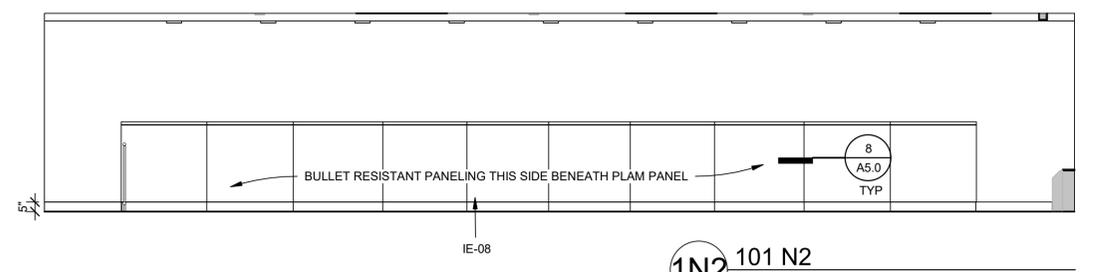
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SHEET CONTENTS
WALL SECTIONS

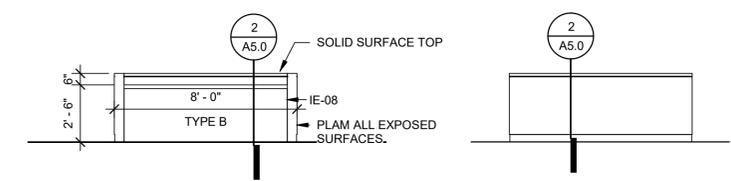
A3.1



1N1 101 N1
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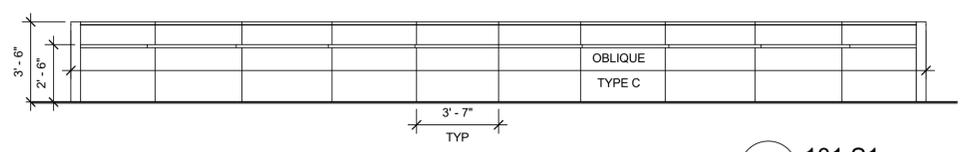
1N2 101 N2
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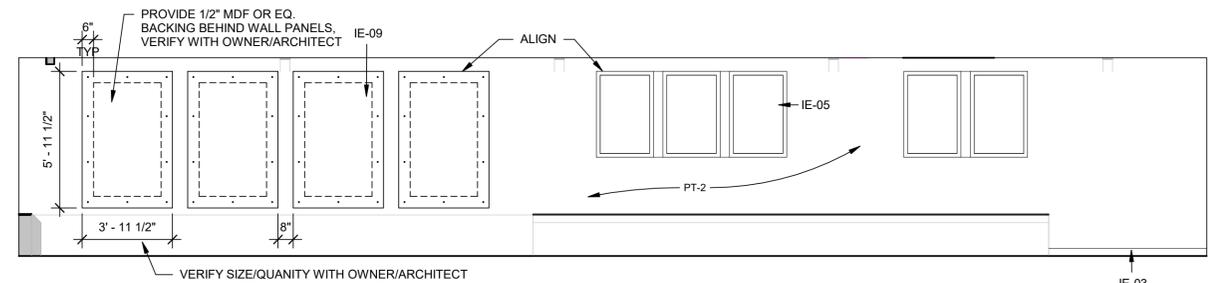
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1S2 101 S2
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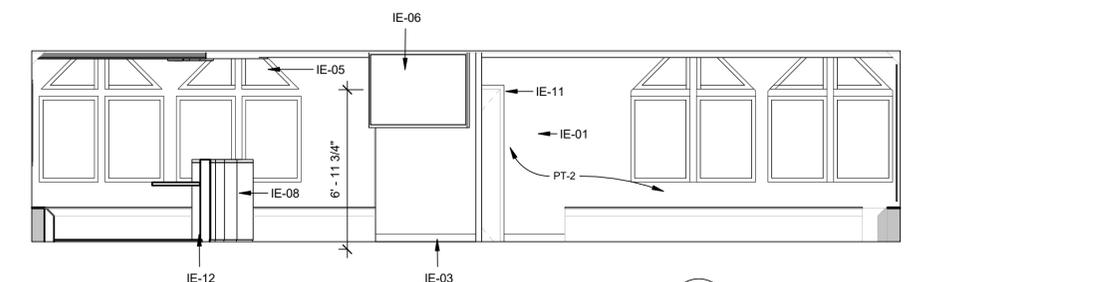
KEYNOTE LEGEND	
KEY VALUE	TEXT
IE-01	BASE BID: NEW GWB OVER EXISTING ASSEMBLY, EXTEND OUTLETS AS NEEDED, PT-1 UNO, SEE FINISH SCHEDULE, DETAILS & SPECIFICATIONS
IE-02	BASE BID: NEW RIGID SHEET VINYL WALL COVERING & TRIM, REPAIR ANY DAMAGED GWB, SEE FINISH SCHEDULE, DETAILS & SPECIFICATIONS
IE-03	BASE BID: NEW WALL BASE, WHEREEVER WALL REGISTER DOES NOT OCCUR, SEE DETAILS & SPECIFICATIONS
IE-04	BASE BID: NEW DOOR & FRAME, SEE DETAILS & SPECIFICATIONS
IE-05	ALT 4: NEW WINDOWS, SEE DETAILS & SPECIFICATIONS
IE-06	ALT 2: COORDINATE WITH ELECTRICAL AND A/V
IE-07	BASE BID: EXISTING FIXTURES & ACCESSORIES TO BE REMOVED & REINSTALLED ON REFINISHED WALLS
IE-08	ALT 2: CASEWORK, SEE DETAILS & SPECIFICATIONS
IE-09	BASE BID: (4) 4'X 6' MAP PRINTED ON DRY ERASE METAL PANEL, WALL HUNG WITH STAND-OFFS, OFCI
IE-11	BASE BID: TEAR AWAY BEAD ON NEW GWB @ ADJACENT EXISTING TO REMAIN SURFACES
IE-12	ALT 2: INSTALL NEW RADIATOR COVERS, TYP. INSTALL NEW SS CAP ON PONY WALL, TYP



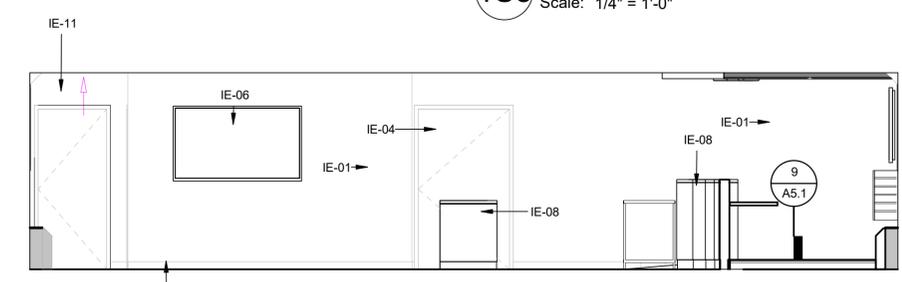
1S1 101 S1
Scale: 1/4" = 1'-0"



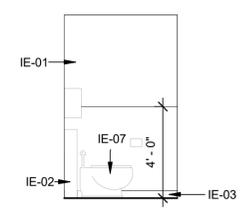
1S3 101 S3
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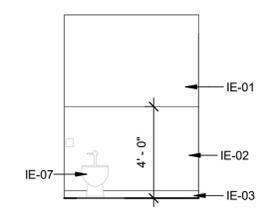
1E 101 E
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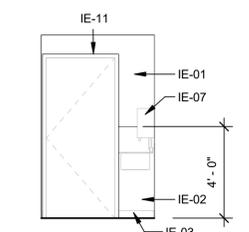
1W1 101 W1
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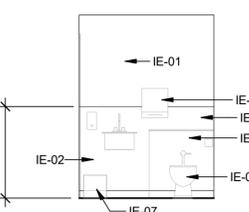
1 TOILET ROOM 102
Scale: 1/4" = 1'-0"



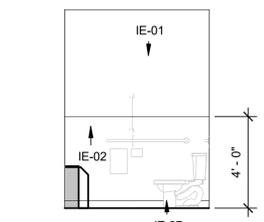
2 TOILET ROOM 102
Scale: 1/4" = 1'-0"



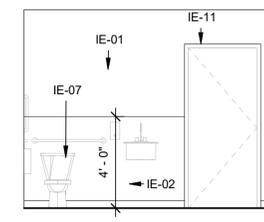
3 TOILET ROOM 102
Scale: 1/4" = 1'-0"



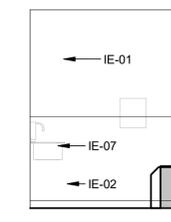
4 TOILET ROOM 102
Scale: 1/4" = 1'-0"



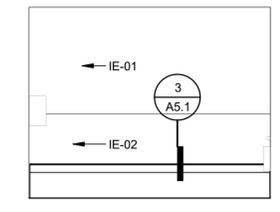
2N TOILET ROOM 103
Scale: 1/4" = 1'-0"



2E TOILET ROOM 103
Scale: 1/4" = 1'-0"

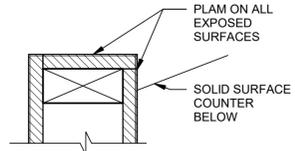


2S TOILET ROOM 103
Scale: 1/4" = 1'-0"

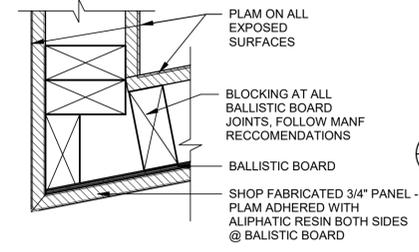


2W TOILET ROOM 103
Scale: 1/4" = 1'-0"

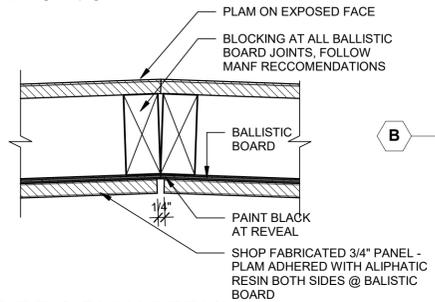




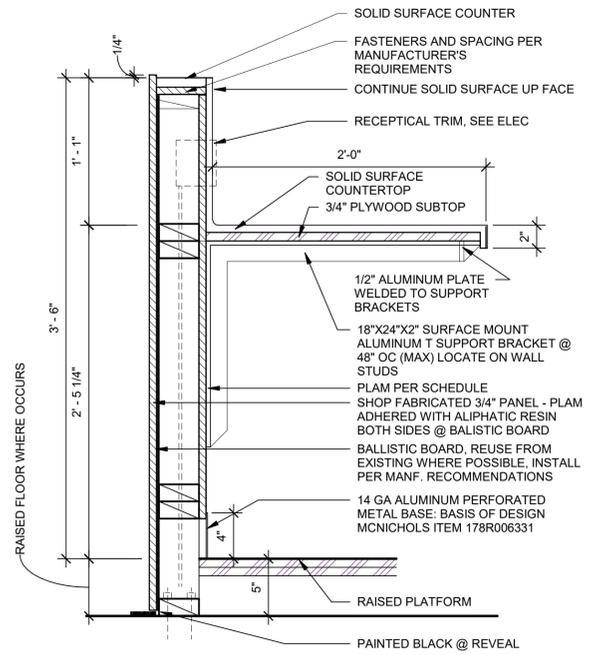
6 TYPE C PLAN DETAIL 3
Scale: 3" = 1'-0"



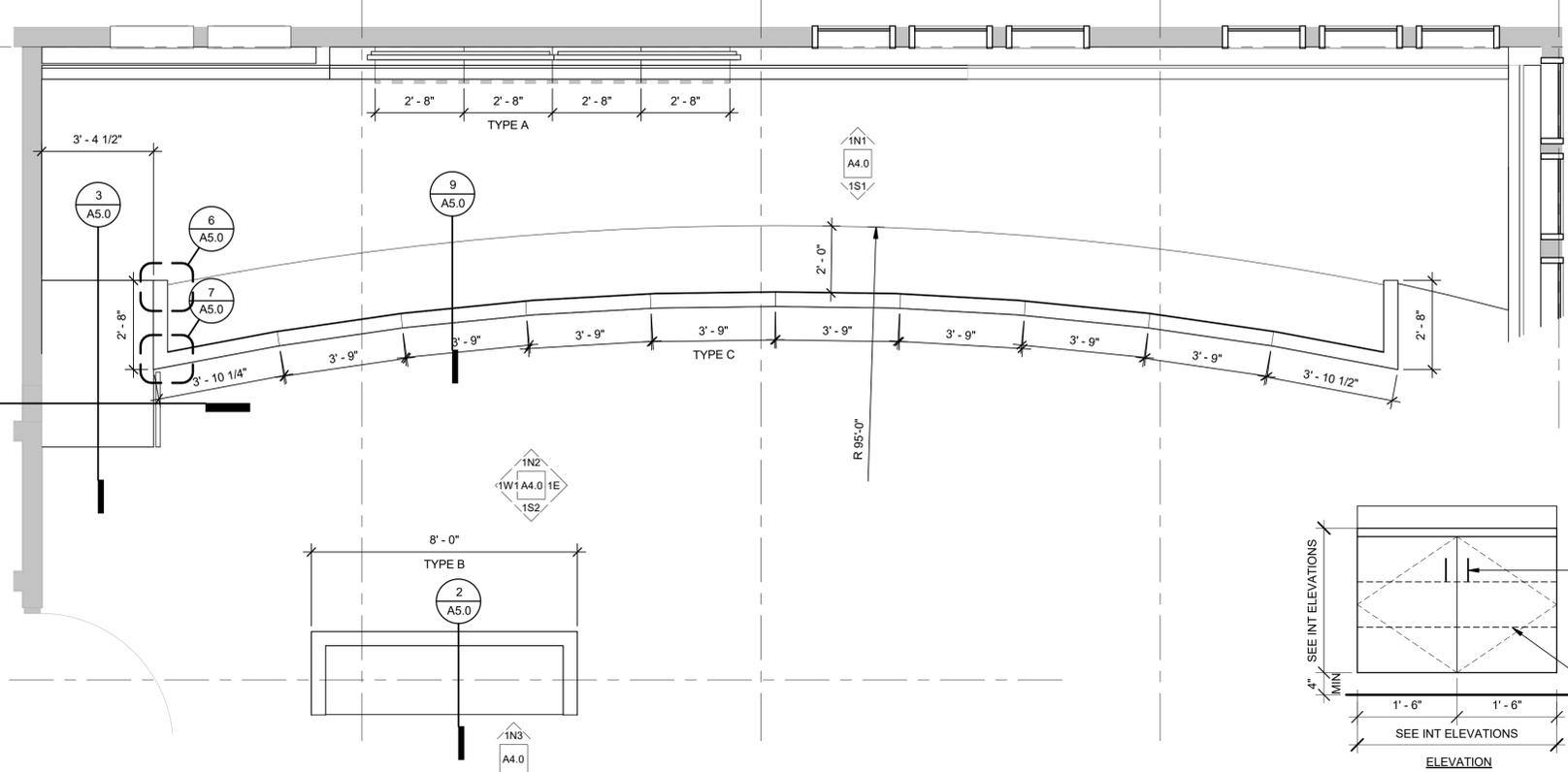
7 TYPE C PLAN DETAIL 2
Scale: 3" = 1'-0"



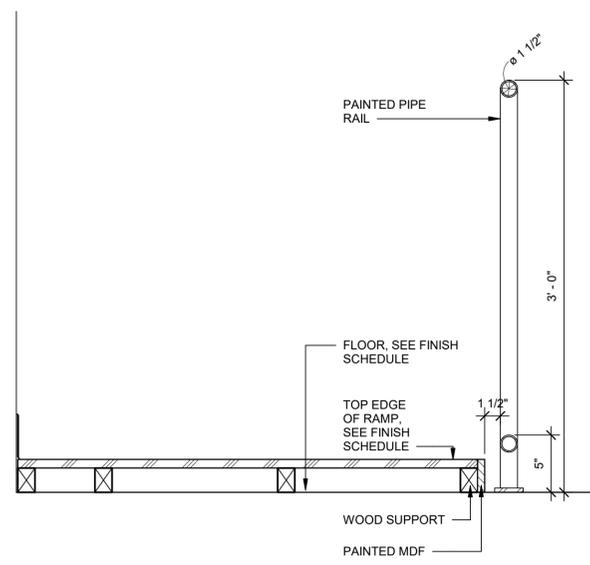
8 TYPE C PLAN DETAIL
Scale: 3" = 1'-0"



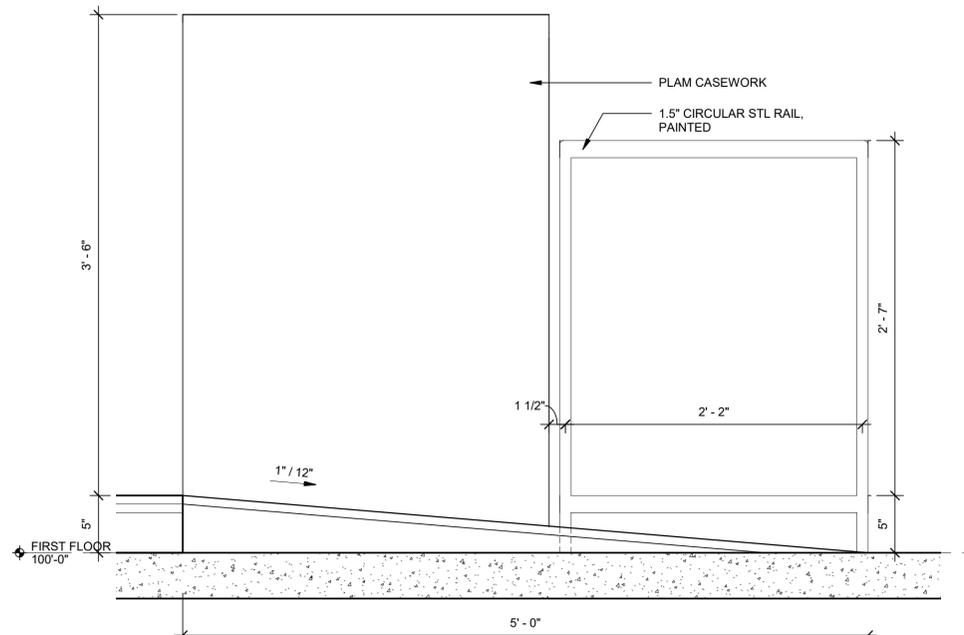
9 TYPE C COUNTER
Scale: 1 1/2" = 1'-0"



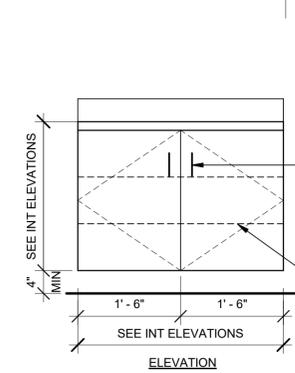
4 ENLARGED CASEWORK PLAN
Scale: 3/8" = 1'-0"



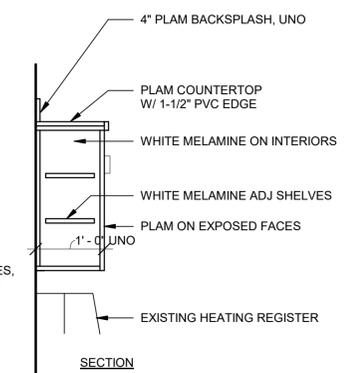
5 RAMP/RAIL SECTION
Scale: 1 1/2" = 1'-0"



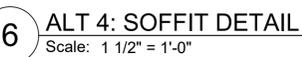
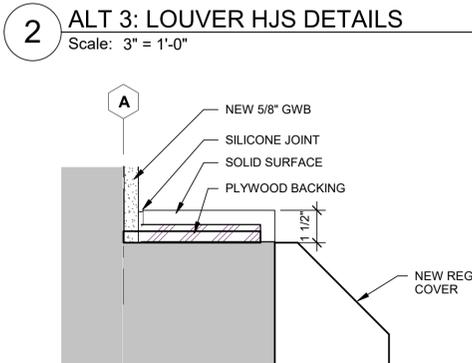
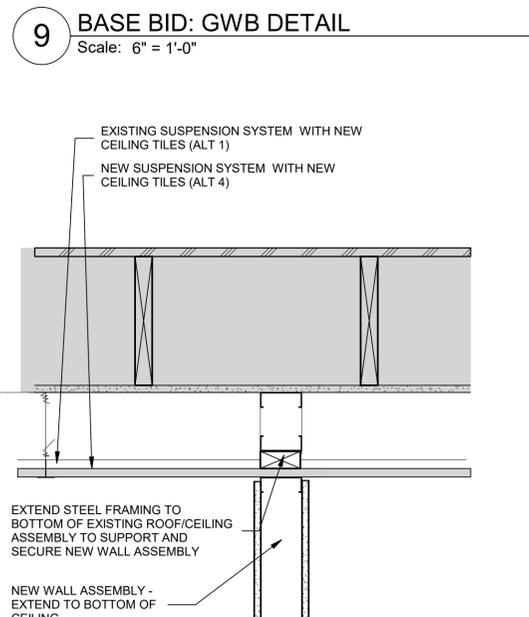
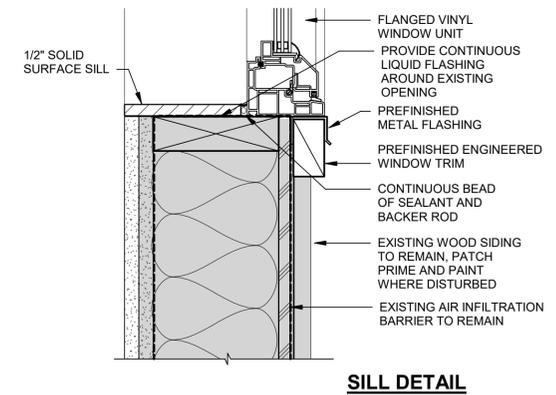
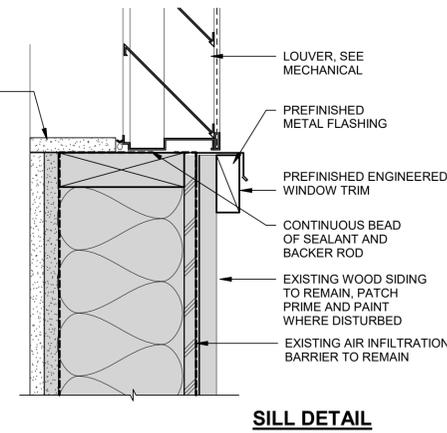
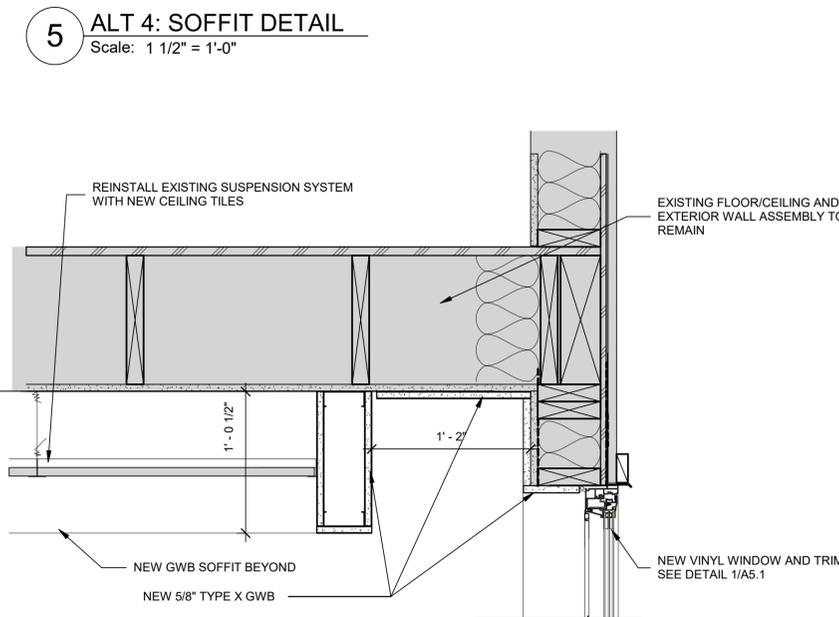
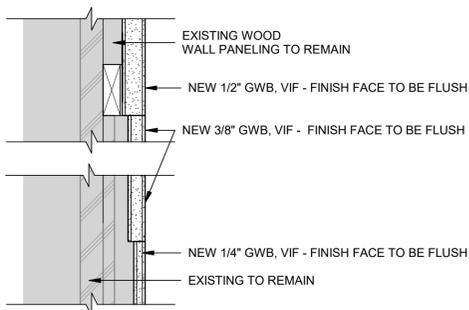
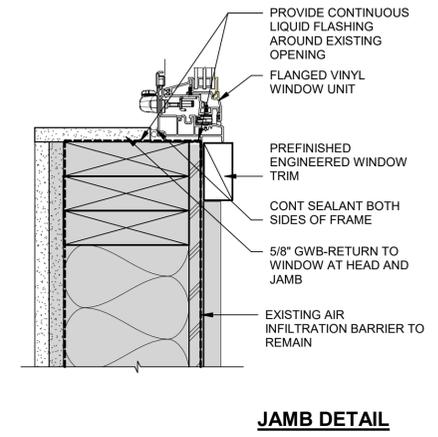
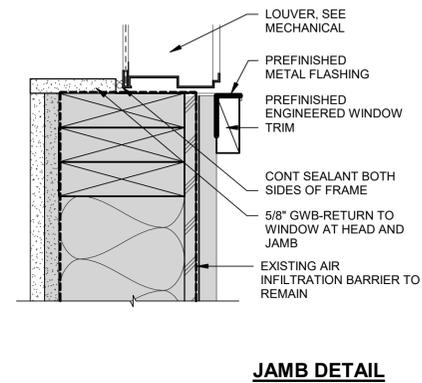
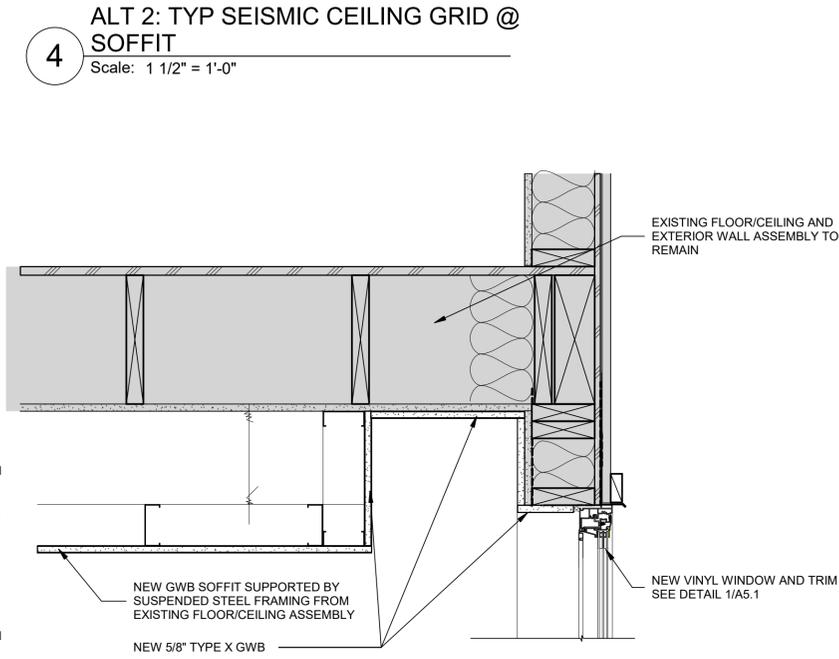
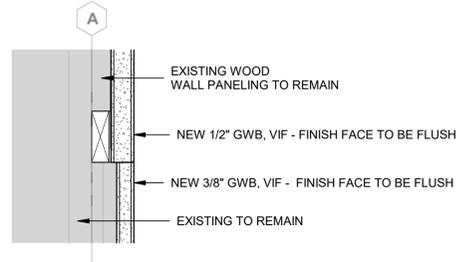
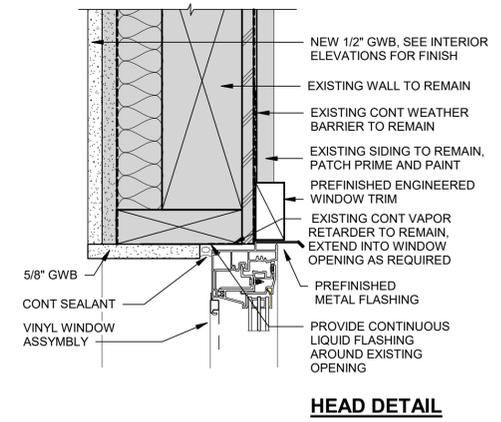
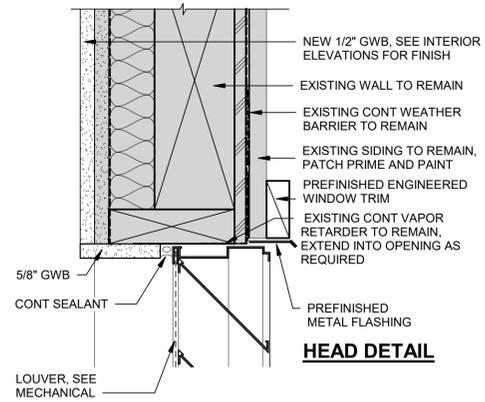
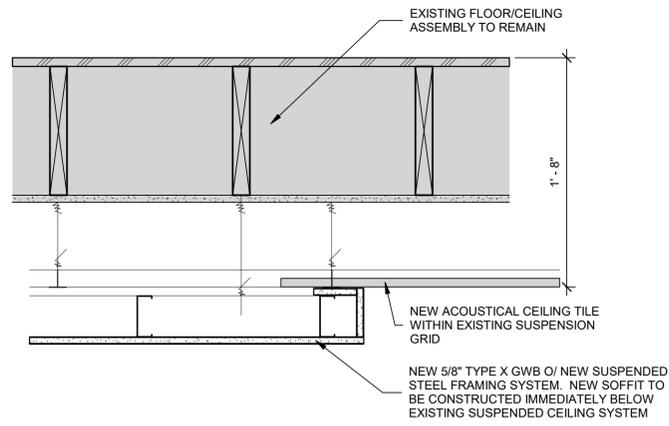
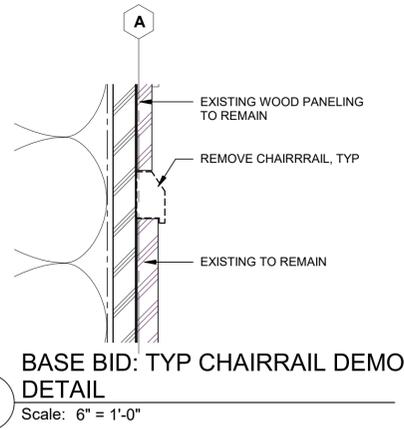
3 RAMP SECTION, RAIL ELEVATION
Scale: 1 1/2" = 1'-0"

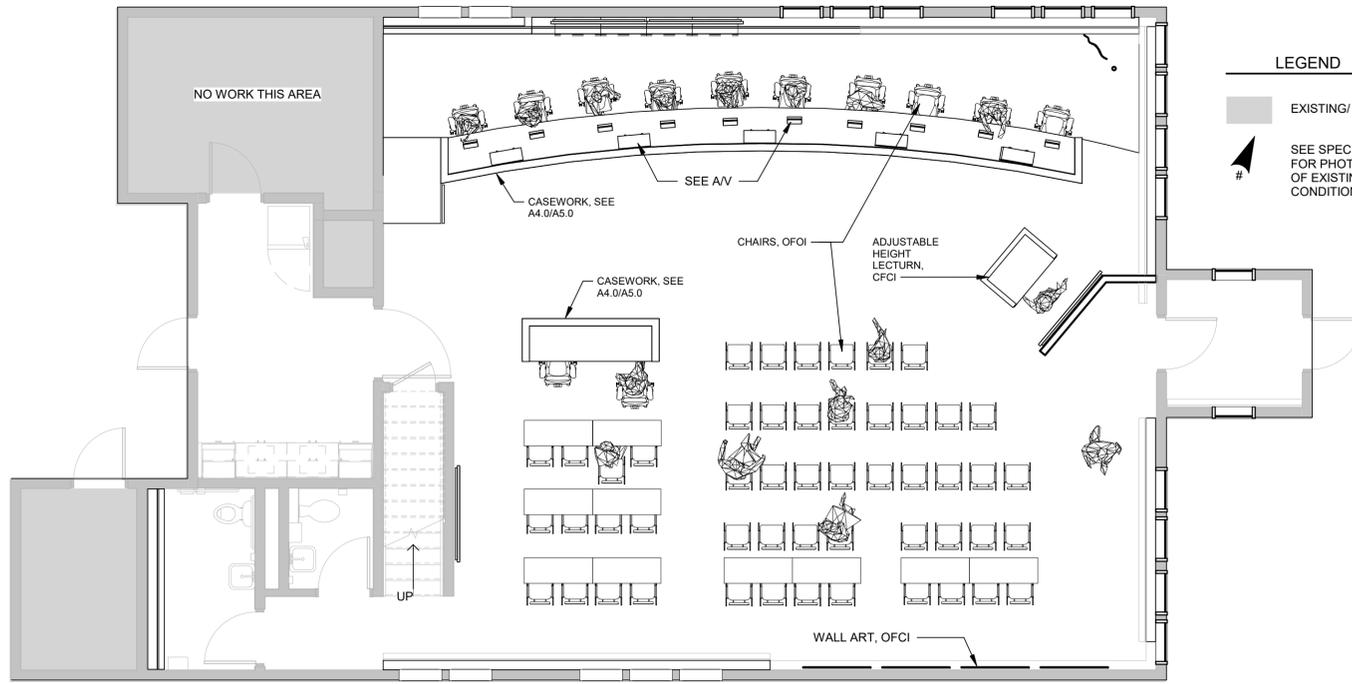


1 TYPE 'A' - TYP BASE CABINET
Scale: 3/4" = 1'-0"

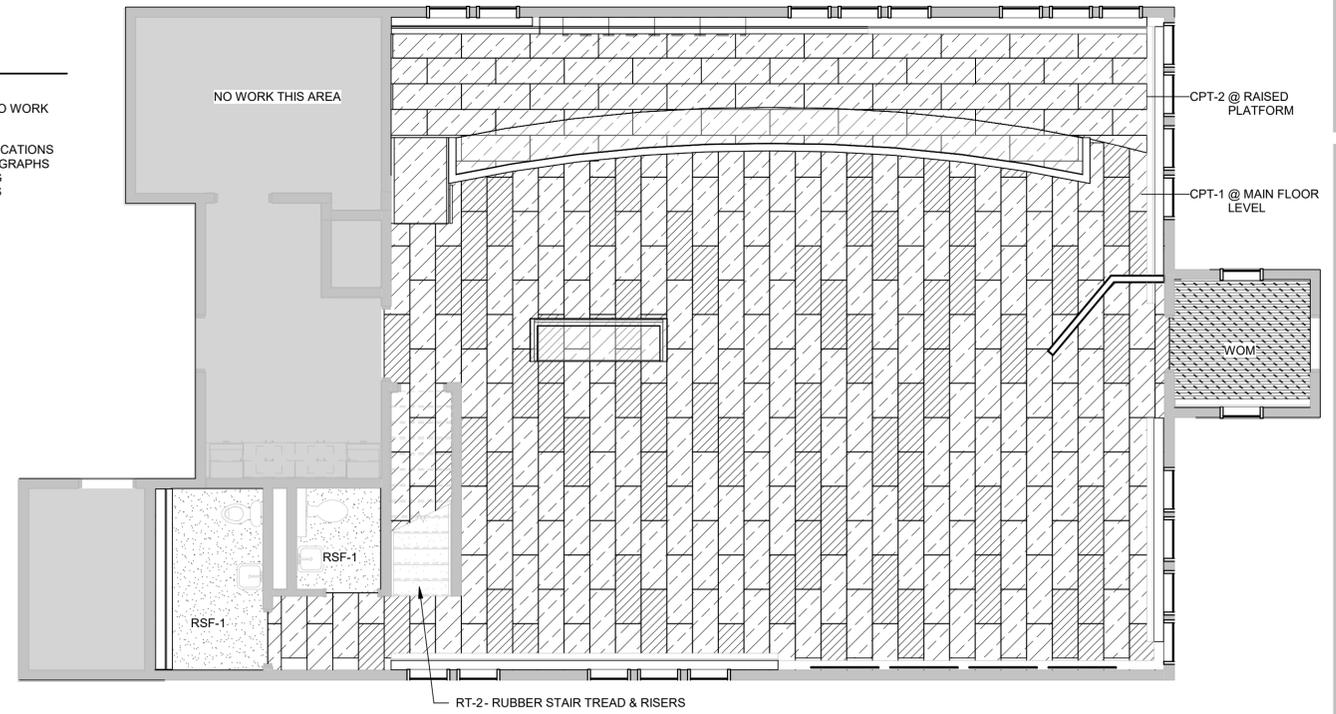


2 TYPE B COUNTER
Scale: 1 1/2" = 1'-0"





FURNISHINGS PLAN
Scale: 3/16" = 1'-0"



ALT 2: FLOORING PLAN
Scale: 3/16" = 1'-0"



GENERAL DOOR & RELITE NOTES

- SEE SHEET A5.6 FOR INTERIOR STEEL FRAME DOOR AND RELITE DETAILS
- GLAZING DIMENSIONS FOR DOOR TYPES ARE TO INSIDE OF FRAME (CLEAR GLAZING AREA). ACTUAL CUTOUT AND TOTAL FRAME WILL BE SLIGHTLY LARGER
- RELITE GLAZING AND STOP TO OCCUR ON CORRIDOR SIDE OF FRAME, UNLESS NOTED OTHERWISE
- ALL DOOR HANDLES TO BE LEVER TYPE COMPLYING WITH ADA
- ALL RELITE AND TRANSOM GLAZING AND LITES IN DOORS TO BE TEMPERED GLASS

FINISH ABBREVIATIONS

- AL ALUMINUM
- APC ACOUSTICAL PANEL CEILING
- AWP ACOUSTICAL WALL PANEL
- CLR COLOR
- CONC CONCRETE
- CPT CARPET
- CT CERAMIC TILE
- EM ENTRY MAT
- EP EPOXY PAINT
- EXP EXPOSED
- FF FACTORY FINISHED
- FIN FINISH
- GLZ GLAZING
- GYP GYPSUM BOARD
- LN LINOLEUM
- MATL MATERIAL
- MCSP MINERAL COMPOSITE SCULPTURAL PANEL
- MTL METAL
- PT PAINT
- RAF RESILIENT ATHLETIC FLOORING
- RB RUBBER BASE
- RFT RESILIENT FLOORING TILE
- RSS RUBBER STAIR STRINGER
- SLR SEALER
- STL STEEL
- SWC SANITARY WALL COVERING
- SV SHEET VINYL
- UNO UNLESS NOTED OTHERWISE
- VCT VINYL COMPOSITION TILE
- VRB VENTILATING RUBBER BASE
- VWC VINYL WALL COVERING
- WP WALL PADS

INTERIOR FINISH GENERAL NOTES

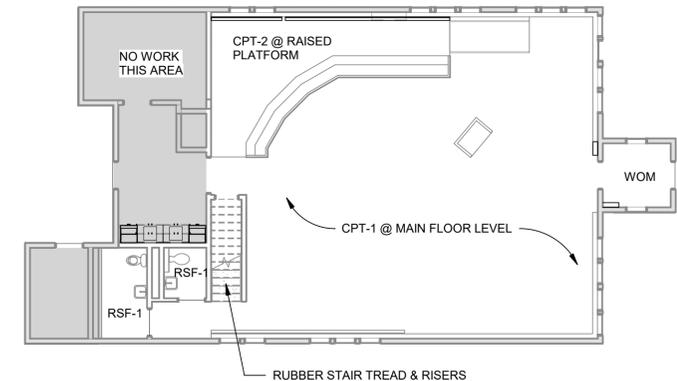
- AN ASTERISK (*) IN THE FINISH SCHEDULE REFERENCES CODED NOTES IN THE REMARKS COLUMN.
- AT ALL ROOMS AND /OR CORRIDORS TURNED @ A 45 DEGREE ANGLE, THE NORTH WALL REFERENCE ON THIS FINISH SCHEDULE REFERS TO THE NORTHWEST WALL IN PLAN.
- ALL FLOORING/COLOR TRANSITIONS WHERE REQUIRED SHALL BE CENTERED UNDER DOOR.
- PAINT ALL INTERIOR MECHANICAL LOUVERS, WHERE EXPOSED TO MATCH ADJACENT SURFACE, UNLESS NOTED OTHERWISE.
- DOOR FRAMES TO BE ALUMINUM UNLESS NOTED OTHERWISE.
- ALL GYP BD CEILINGS TO BE PAINT PT-1 UNO.

PLASTIC LAMINATE AND CASEWORK FINISH NOTES

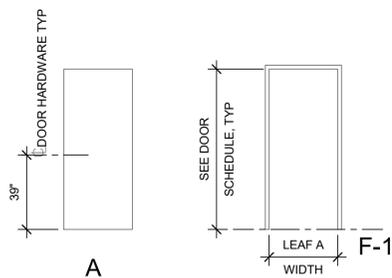
- ALL INTERIOR LOW PRESSURE LAMINATE TO BE ANTIQUE WHITE.
- ALL PVC EDGE BANDING TO BE ...
- SEE DETAILS FOR LOCATIONS OF SPECIALTY CASEWORK.
- STEEL SUPPORT BRACKETS AND CABLE TRAYS BELOW COUNTERTOP SHALL BE PAINTED TO MATCH ADJACENT BASE CABINETS. IF NO BASE CABINETS OCCUR, SUPPORT BRACKETS SHALL BE PAINTED TO MATCH COUNTERTOP PLAM.

FINISH MATERIAL SCHEDULE

- ACOUSTIC CEILING TILE
ACT ARMSTRONG FINE FISSURED 24x48 15/16 SQUARE LAY IN WHITE
- CARPET TILE
CPT-1 MOHAWK GROUP RELAXING FLOORS mellowD GT426 965 BLUE BLISS INSTALLED HALF LAP
CPT-2 MOHAWK GROUP RELAXING FLOORS FRACTAL GROUND TILE GT425 965 BLUE BLISS INSTALLED HALF LAP
- PAINT
PT-1 SHERWIN WILLIAMS SW7005 PUDRE WHITE
PT-2 SHERWIN WILLIAMS SW9149 INKY BLUE
- PLASTIC LAMINATE
PL-1 FORMICA 8906-58 DANISH MAPLE
- RUBBER BASE
RB-1 ROPPE BLACK BROWN 193
- RUBBER STAIR TREAD & RISER
RT-2 ROPPE RUBBER STAIR TREAD 40 ABRASIVE BLACK BROWN 193
- RUBBER SHEET FLOORING
RSF-1 NORA SENTICA 6530 REGATTA
- SOLID SURFACE
SS-1 HI-MACS MOONDUST G160
- SHEET VINYL
SV-1 INPRO SILVER 0105
- WALK OFF MATT
WOM-1 MOHAWK GROUP TUFF STUFF II STEP UP TILE - GT311 COBALT 955



BASE BID: FLOORING PLAN
Scale: 3/32" = 1'-0"



DOOR TYPES
Scale: 1/4" = 1'-0"

FRAME TYPES - DOOR
Scale: 1/4" = 1'-0"

DOOR SCHEDULE												
DOOR NO	PR	DOOR LEAF A	DOOR LEAF B	DOOR HT	DOOR			FRAME			REMARKS / CODED NOTES	DOOR NO
					TYPE	MATERIAL	FINISH	TYPE	MATERIAL	FINISH		
101		4'-0"	0"	7'-0"	A	WD	PT-1	F-1	KD	Prefinished White	SOLID CORE WOOD, TIMELY KNOCK DOWN FRAME WITH PAINTED WOOD CASING	101

ROOM FINISH SCHEDULE										
ROOM NUMBER	NAME	CEILING	CASEWOR K	FLOOR MAT	BASE CLR	NORTH WALL FIN	EAST WALL FIN	SOUTH WALL FIN	WEST WALL FIN	NOTES
100	VESTIBULE	ACT	-	WOM-1	RB-1	PT-1	PT-1	PT-1	PT-1	
101	COUNCIL CHAMBERS	ACT/GWB-PT1	PLAM 1/SS-1	CPT 1, CPT 2	RB-1	PT-1	PT-1, PT-2	PT-2	PT-1	SS-1 @ WINDOW SILL, REGISTER CAP & CASEWORK COUNTERS
102	TOILET	GWB-PT1	-	RSF 1	RSF-1	SV-1/PT-1	SV-1/PT-1	SV-1/PT-1	SV-1/PT-1	SELF COVE WALL BASE, SV-1 TO EXISTING TRIM HEIGHT
103	TOILET	GWB-PT1	-	RSF 1	RSF-1	(E)/PT-1	(E)/PT-1	(E)/PT-1	(E)/PT-1	SELF COVE WALL BASE, EXISTING WALL PROTECTION TO REMAIN
104	BREAK ROOM	-	-	-	RSF-1	PT-1	PT-1	PT-1	PT-1	CASEWORK, FLOOR AND CEILING EXISTING TO REMAIN
105	MECHANICAL	-	-	-	-	-	-	-	-	EXISTING TO REMAIN
106	STORAGE	-	-	-	-	-	-	-	-	EXISTING TO REMAIN
107	STAIR	GWB-PT1	-	RT-1	-	PT-1	PT-1	PT-1	PT-1	
200	ATTIC	-	-	-	-	-	-	-	-	EXISTING TO REMAIN

2007
LR
GW
02-24-2021
FULL SIZE DRAWINGS: 22" x 34"

VALDEZ CITY COUNCIL CHAMBER UPGRADES
CONSTRUCTION DOCUMENTS
CITY OF VALDEZ
212 CHENECA ST. VALDEZ AK 99686



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SHEET CONTENTS
FURNISHINGS PLAN,
FLOORING PLAN &
SCHEDULES

A6.0



PROJ. NO. 2007
 DRAWN LR
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SHEET CONTENTS
 PERSPECTIVE

A9.0

GENERAL

ENLARGED PLAN CALLOUT		DETAIL IDENTIFICATION DRAWING ON WHICH DETAIL IS SHOWN
SECTION CALLOUT		SECTION IDENTIFICATION DRAWING ON WHICH SECTION IS SHOWN
MATCHLINE VIEW REFERENCE		DETAIL IDENTIFICATION DRAWING ON WHICH CONTINUATION OF VIEW IS SHOWN
GENERAL SHEET NOTE		1.
SHEET KEY NOTE		1 OR 1
POINT OF CONNECTION		
TO BE DEMOLISHED OR RELOCATED		
EXISTING TO REMAIN		
NEW		

MECHANICAL TAGS

EQUIPMENT DESIGNATION, SEE EQUIPMENT SCHEDULE		EQUIPMENT DESIGNATION
FINNED TUBE DESIGNATION SEE FINNED TUBE SCHEDULE		FINNED TUBE DESIGNATION GPM LINEAL FEET ACTIVE FIN
RADIANT CEILING PANEL DESIGNATION SEE RCP SCHEDULE		RCP DESIGNATION GPM LINEAL FEET
UNIT HEATER DESIGNATION SEE UNIT HEATER SCHEDULE		UNIT HEATER DESIGNATION GPM BTU CAPACITY
VAV RE-HEAT COIL DESIGNATION SEE COIL SCHEDULE		RE-HEAT DESIGNATION GPM BTU CAPACITY
VARIABLE AIR VOLUME (VAV) BOX, SEE VAV SCHEDULE		VAV BOX DESIGNATION
PLUMBING FIXTURE DESIGNATION, SEE FIXTURE CONNECTION SCHEDULE		FIXTURE DESIGNATION
DIFFUSER / REGISTER / GRILLE TAG SEE DIFFUSER, REGISTERS, & GRILLES SCHEDULE		GRD DESIGNATION FLOW THROUGH GRD
LOUVER TAG SEE LOUVER SCHEDULE		LOUVER DESIGNATION

PLUMBING

WASTE (ABOVE GRADE)	W	
COLD WATER	CW	
HOT WATER	HW	
HOT WATER CIRCULATING	HWC	
VENT	V	
VENT RISER	VR	
VENT THROUGH ROOF	VTR	
DOUBLE CHECK VALVE BACKFLOW PREVENTER		
REDUCED PRESSURE PRINCIPLE BACKFLOW PREVENTER		
ROOF DRAIN	RD	
OVERFLOW ROOF DRAIN	ORD	
WATER HAMMER ARRESTOR	WHA	
HOSE BIBB	HB	
CLEAN-OUT	CO	
WALL CLEANOUT	WCO	
FLOOR CLEANOUT	FCO	
FLOOR DRAIN/FLOOR SINK	FD	

HYDRONIC

SUPPLY	HWS/GHS	
RETURN	HWR/GHR	
AUTO AIR VENT W/ ISOLATION VALVE		
MANUAL AIR VENT W/ ISOLATION VALVE		
UNIT HEATER PLAN VIEW		
		HORIZONTAL VERTICAL
CABINET UNIT HEATER PLAN VIEW		
		HORIZONTAL VERTICAL
FINNED TUBE PLAN VIEW		
		ENCLOSURE FINNED HEATING ELEMENT

CONTROLS LEGEND

DIFFERENTIAL PRESSURE SENSOR	
ELECTRICAL SWITCH	
CARBON MONOXIDE SENSOR / DETECTOR	
CARBON DIOXIDE SENSOR	
PRESSURE SENSOR	
THERMOSTAT / TEMPERATURE SENSOR	
AVERAGE TEMPERATURE SENSOR	
VARIABLE FREQUENCY DRIVE	

PIPE FITTINGS & VALVES

ELBOW, TURNED DOWN	
ELBOW, TURNED UP	
TEE, OUTLET DOWN	
TEE, OUTLET UP	
FLOW DIRECTION	
ISOLATION VALVE	
BALL VALVE	
PRESSURE REDUCING VALVE	
CHECK VALVE	
STRAINER	
STRAINER W/ BLOWDOWN	
PRESSURE TEMPERATURE TAP ("PETE'S PLUG")	
AUTOMATIC FLOW CONTROL VALVE	
BALANCE VALVE	
MOTORIZED 2-WAY CONTROL VALVE	
MOTORIZED 3-WAY CONTROL VALVE	
RELIEF OR SAFETY VALVE	
DRAIN ISOLATION VALVE AND HOSE ADAPTOR	
DRAIN ISOLATION VALVE AND CAP	
UNION	
FLANGE CONNECTION	
PIPE ANCHOR	
PIPE GUIDE	
METER	
TRIPLE-DUTY VALVE	
THERMOMETER	
PRESSURE GAUGE W/ ISOLATION VALVE	
PUMP - CIRC	

ABBREVIATIONS

AFF	ABOVE FINISHED FLOOR	MAX	MAXIMUM
AGT	AVERAGE GLYCOL TEMPERATURE	MBH	THOUSAND BTU's PER HOUR
AHAP	AS HIGH AS POSSIBLE	MIN	MINIMUM
AHU	AIR HANDLING UNIT	MISC	MISCELLANEOUS
APPROX	APPROXIMATE	NC	NORMALLY CLOSED
AS	AIR SEPARATOR	NO	NORMALLY OPEN
CA	COMPRESSED AIR	NO.	NUMBER
CFM	CUBIC FEET PER MINUTE	NPCW	NON POTABLE COLD WATER
CGR	CHILLED GLYCOL RETURN	O2	OXYGEN
CGS	CHILLED GLYCOL SUPPLY	OA	OUTSIDE AIR
CIRC	CIRCULATION	OC	ON CENTER
CH	CHILLER	ORD	OVERFLOW ROOF DRAIN
CO	CARBON MONOXIDE	ORL	OVERFLOW RAIN LEADER
CO2	CARBON DIOXIDE	OSA	OUTSIDE AIR SUPPLY
CONT	CONTINUATION, CONTINUED	P	PUMP
CP	CIRCULATING PUMP	PCR	PUMPED CONDENSATE RETURN
CU	COPPER	PD	PRESSURE DROP
CW	COLD WATER	PDI	PLUMBING & DRAINAGE
CWR	CHILLED WATER RETURN		INSTITUTE
CWS	CHILLED WATER SUPPLY	PG	PROPYLENE GLYCOL
(D)	DEMOLISH	PHC	PRE HEAT COIL
DDC	DIRECT DIGITAL CONTROLS	POC	POINT OF CONNECTION
DEMO	DEMOLISH	PSIG	POUNDS PER SQUARE INCH GAUGE
DIA	DIAMETER	PSI	POUNDS PER SQUARE INCH
DN	DOWN	PW	PUMPED WASTE
DX	DIRECT EXPANSION	RA	RETURN AIR
(E)	EXISTING	RCP	RADIANT CEILING PANEL
EA	EXHAUST AIR	RD	ROOF DRAIN
EBB	ELECTRIC BASEBOARD	RECIRC	RECIRCULATION
EF	EXHAUST FAN	RFL	REFRIGERANT LIQUID
EGT	ENTERING GLYCOL TEMPERATURE	RFM	RADIANT FLOOR MANIFOLD
ENT	ENTERING	RFS	REFRIGERANT SUCTION
ET	EXPANSION TANK	RHC	REHEAT HEATING COIL
EUH	ELECTRIC UNIT HEATER	RL	RAINLEADER
EWT	ENTERING WATER TEMPERATURE	RPPB	REDUCED PRESSURE ZONE
FCO	FLOOR CLEANOUT		BACKFLOW PREVENTER
FCU	FAN COIL UNIT	RTU	ROOF TOP UNIT
FD	FIRE DAMPER	RV	REFRIGERANT VAPOR
FD	FLOOR DRAIN	RWL	RAIN WATER LEADER
FM	FORCED MAIN	RZ	RADIANT ZONE
FT	FEET	SA	SUPPLY AIR
FT	FINNED TUBE	SCH	SCHEDULE
FSD	FIRE SMOKE DAMPER	SD	STORM DRAIN
GAL	GALLONS	SF	SQUARE FEET
GALV	GALVANIZED	SF	SUPPLY FAN
GI	GREASE INTERCEPTOR	SGR	SNOWMELT GLYCOL RETURN
GMT	GLYCOL MAKE-UP TANK	SGS	SNOWMELT GLYCOL SUPPLY
GPM	GALLONS PER MINUTE	SH	STEAM HUMIDIFIER
HB	HOSE BIBB	SMZ	SNOWMELT ZONE
HC	HEATING COIL	SP	SUMP PUMP
HGR	HEATING GLYCOL RETURN	SS	STAINLESS STEEL
HGS	HEATING GLYCOL SUPPLY	TA	TRANSFER AIR
HRV	HEAT RECOVERY VENTILATOR	TEMP	TEMPERATURE
HW	HOT WATER	TDH	TOTAL DEVELOPED HEAD
HWC	HOT WATER CIRCULATION	TP	TRAP PRIMER
HWR	HEATING WATER RETURN	TYP	TYPICAL
HWS	HEATING WATER SUPPLY	UH	UNIT HEATER
HX	HEAT EXCHANGER	UL	UNDERWRITER'S LABORATORY
ID	INSIDE DIAMETER	UON	UNLESS OTHERWISE NOTED
IN	INCHES	VAV	VARIABLE AIR VOLUME
LAV	LAVATORY	VTR	VENT THROUGH ROOF
LF	LINEAL FEET	V	VENT
LGT	LEAVING GLYCOL TEMP	W	WASTE
LHGR	LOW TEMP HEATING GLYCOL RETURN	W	WITH
LHGS	LOW TEMP HEATING GLYCOL SUPPLY	W.C.	WATER COLUMN
LHWR	LOW TEMP HEATING WATER RETURN	WCO	WALL CLEANOUT
LHWS	LOW TEMP HEATING WATER SUPPLY	WH	WATER HEATER
LVG	LEAVING	WHA	WATER HAMMER ARRESTOR
LWT	LEAVING WATER TEMPERATURE	WPD	WATER PRESSURE DROP
		WRT	WITH RESPECT TO
		YCO	YARD CLEANOUT

PROJECT NO. M20017
DRAWN CDF
CHECKED CDF
DATE 02-24-2021
FULL SIZE DRAWINGS: 22" x 34"

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VALDEZ CITY COUNCIL CHAMBER UPGRADES
CONSTRUCTION DOCUMENTS
CITY OF VALDEZ
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SHEET CONTENTS
MECHANICAL
ABBREVIATIONS AND
LEGEND

M0.1

GLYCOL TANK SCHEDULE										
NOTES:										
MARK	SERVICE	FUIILD	TANK		ELECTRICAL			BASIS OF DESIGN		COMMENTS
			VOLUME (GALS)	DIMENSIONS (D" X W" X H")	WATTS	V	PH	MANUFACTURER	MODEL	
GT-1	HEATING	30% PG	6	12"X12"X16"	24	120	1	AXIOM	MF200	WALL BRACKET

EXPANSION TANK SCHEDULE							
NOTES:							
MARK	SYSTEM	VOLUME	ACCEPTANCE VOLUME	PRESSURE (PSIG)	BASIS OF DESIGN		COMMENTS
					MANUFACTURER	MODEL	
ET-1	HEATING	2.0	1.0	15	AMTROL	EX-15	

DIFFUSER, REGISTERS, & GRILLES SCHEDULE-SHORT									
NOTES:									
MARK	TYPE	INLET SIZE	FACE DIMENSIONS	DELTA -MAX	MAX NOISE CRITERIA	COLOR	BASIS OF DESIGN		COMMENTS
							MANUFACTURER	MODEL	
RA-1	GRILLE	14" X 14"	14" X 14"	0.1	20	WHITE	PRICE	500	
SA-1	GRILLE	12" X 6"	12" X 6"	0.1	20	WHITE	PRICE	540	

LOUVER SCHEDULE								
NOTES:								
TAG	SYSTEM DESCRIPTION	CFM	DIMENSION (W" x H")	FREE AREA (SQ FT)	COLOR	BASIS OF DESIGN		COMMENTS
						MANUFACTURER	MODEL	
L-1	HRV-1 OA	450	12" x 24"	1.11	PER ARCH	RUSKIN	ELF6375DX	
L-2	HRV-1 EA	450	12" x 12"	0.55	PER ARCH	RUSKIN	ELF6375DX	

PROJECT GENERAL NOTES

- ALL WORK TO BE COMPLETED IN ACCORDANCE WITH CURRENT CODE AS AMENDED BY THE AHJ.
- COORDINATE ALL WORK WITH BIDDING ALTERNATES AS NOTED IN THE CONSTRUCTION SPECIFICATIONS. COORDINATE WORK ASSOCIATED WITH BASE BID AND ALTERNATES WITH ALL TRADES.
- EQUIPMENT SCHEDULES DO NOT ADDRESS ALTERNATES. REFERENCE DRAWINGS AND CONTRACT DOCUMENTS FOR ADDITIONAL INFORMATION AND DIRECTION.
- FIELD VERIFY EXISTING CONDITIONS AND DIMENSIONS PRIOR TO FABRICATION OR ORDERING OF MATERIALS.

PLUMBING FIXTURE SCHEDULE										
NOTES:										
MARK	FIXTURE DESCRIPTION	HW/TW	CW	TRAP	WASTE	VENT	BASIS OF DESIGN			COMMENTS
							W	V	PH	
P-1	LAVATORY FAUCET	1/2"	1/2"	1-1/4"	1-1/2"	1-1/2"	DELTA	520LF-HGMHDF		LAVATORY TO BE REUSED. PROVIDE ASSE 1070 TEMPERING VALVE, ADA INSULATION KIT, PIPE ESCUTCHEONS

HEAT RECOVERY AIR HANDLING UNIT SCHEDULE											
NOTES:											
MARK	SERVICE	SUPPLY CFM	SUPPLY ESP	EXHAUST CFM	EXHAUST ESP	ELECTRICAL			BASIS OF DESIGN		COMMENTS
						W	V	PH	MANUFACTURER	MODEL	
HRV-1	VENTILATION	450	0.65	450	0.45	660	120	1	ALDES	H650A-Ri	MERV 8 FILTER, RECIRCULATING DEFROST, AL CORE

HEATING COIL SCHEDULE															
NOTES:															
MARK	SERVICE	CFM	DIMENSIONS (W x H)	CAPACITY (MBH)	FLUID	AIR SIDE VALUES			FLUID SIDE VALUES				MANUFACTURER	MODEL	COMMENTS
						EAT (°F)	LAT (°F)	MAX APD (IN W.C.)	FLOW (GPM)	EGT (°F)	LGT (°F)	WPD (FT HD)			
HC-1	SUPPLY AIR	450	12" X 12"	22.4	50% PG	29	75	0.1	2.5	160	140	3	HEATCRAFT	5BS0902A 12.00 X 12.00	

PUMP SCHEDULE												
NOTES:												
MARK	LOCATION	SERVICE	FLOW (GPM)	HEAD (FT)	FLUID	TYPE	ELECTRICAL			BASIS OF DESIGN		COMMENTS
							HP	V	PH	MANUFACTURER	MODEL	
CP-1	MECHANICAL ROOM	HX-1 COLD SIDE (HC-1)	2.5	17	50% PG	INLINE	1/3	120	1	GRUNDFOS	UPS 26-99 FC	SPEED 1
CP-2	MECHANICAL ROOM	HX-1 HOT SIDE	2.3	22	WATER	INLINE	1/3	120	1	GRUNDFOS	UPS 26-99 FC	SPEED 2

HEAT EXCHANGER SCHEDULE															
NOTES:															
MARK	SERVICE	CAPACITY (MBH)	HOT SIDE				COLD SIDE				BASIS OF DESIGN		COMMENTS		
			FLOW (GPM)	FLUID	EWT (°F)	LWT (°F)	MAX WPD (PSI)	FLOW (GPM)	FLUID	EGT (°F)	LGT (°F)	MAX WPD (PSI)		MANUFACTURER	MODEL
HX-1	HEATING COIL	22.4	2.3	WATER	180	160	2	2.5	50% PG	140	160	2	SWEP	B3Hx26/1P	

ELECTRIC SPACE HEATER SCHEDULE										
NOTES:										
MARK	TYPE	COLOR	MOUNT	ELECTRICAL			BASIS OF DESIGN		COMMENTS	
				WATTS	V	PH	MANUFACTURER	MODEL		
EH-1	WALL HEATER	WHITE	SURFACE	250 - 1500	120	1	KING	PX1215-WD-R	PXSMF-WD WHITE SURFACE MOUNT FRAME, TKIT-1BL THERMOSTAT, SET TO 1500 W	

FAN SCHEDULE											
NOTES:											
MARK	SERVICE	CFM	ESP (IN. WC)	TYPE	DRIVE	ELECTRICAL			BASIS OF DESIGN		COMMENTS
						W	V	PH	MANUFACTURER	MODEL	
EF-1	RESTROOM	75	0.25	CABINET	DIRECT	10	120	1	PANASONIC	FV-05-11VK1	
EF-2	RESTROOM	75	0.25	CABINET	DIRECT	10	120	1	PANASONIC	FV-05-11VK1	

FINNED TUBE SCHEDULE														
NOTES: PERFORMANCE IS BASED ON 65 DEG EAT, WATER, AND 4 GPM FLOW RATE. DERATING IS TAKEN INTO ACCOUNT IN LENGTH AND FLOW.														
TAG	ENCLOSURE			ELEMENT					EWT (DEG F)	LWT (DEG F)	CAPACITY (BTU/FT)	BASIS OF DESIGN		COMMENTS
	TYPE	GAUGE	HEIGHT	FIN SIZE	MATERIAL	DIA	ROWS	MATERIAL				MANUFACTURER	MODEL	
FT-1	SLOPE TOP	14	1' - 8"	4-1/4" SQ	AL	1"	2	STEEL	180	160	1450	VIKING	LV4-S 20	COLOR PER ARCH, MAX 20" HEIGHT

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SHEET CONTENTS
MECHANICAL
EQUIPMENT
SCHEDULES

M0.2

SHEET SPECIFICATIONS

PART 1 - GENERAL

- FURNISH ALL LABOR, MATERIALS, EQUIPMENT, AND SUPERVISION REQUIRED FOR A COMPLETE AND OPERATING SYSTEM AS DEFINED HEREIN AND ON THE DRAWINGS. ALL WORK IS TO BE COMPLETED IN ACCORDANCE WITH ALL CODES, STANDARDS, AND ORDINANCES INCLUDING ALL AMENDMENTS AS ADOPTED BY THE LOCAL AUTHORITY HAVING JURISDICTION (AHJ). ALL WORK IS TO BE COMPLETED IN ACCORDANCE WITH INDUSTRY PRACTICE BY PROFESSIONAL CRAFTSMEN, TRAINED AND EXPERIENCED IN THE MECHANICAL OR PLUMBING INDUSTRY.
- THE DRAWINGS AND SPECIFICATIONS ARE COMPLIMENTARY TO EACH OTHER. ANY CONFLICTS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER. THE DOCUMENTS ARE GENERALLY DIAGRAMMATIC IN NATURE AND INTENDED TO SHOW ROUTING AND MECHANICAL INSTALLATION REQUIREMENTS IN A SCHEMATIC FASHION. THE CONTRACTOR SHALL VERIFY ALL ROUTING, DIMENSIONS AND EQUIPMENT CONNECTION REQUIREMENTS PRIOR TO FABRICATION OR ORDERING OF MATERIALS.
- COORDINATION: CONTRACTOR SHALL REVIEW ALL CONTRACT DOCUMENTS AND COORDINATE THEIR WORK WITH ALL TRADES, SUPPLIERS, AND OWNERS TO AVOID CONFLICTS, ERRORS, AND DELAYS. REVIEW INSTALLATION REQUIREMENTS FOR EQUIPMENT PROVIDED BY OTHERS BUT INSTALLED OR CONNECTED TO BY THE MECHANICAL CONTRACTOR. COORDINATE ALL INTERRUPTIONS IN WATER AND SEWER UTILITIES, FUEL, HVAC SYSTEMS, POWER, AND COMMUNICATION SYSTEMS WITH THE OWNER ONE WEEK IN ADVANCE.
- PERMITS, INSPECTIONS, AND FEES: THE CONTRACTOR SHALL SUBMIT AND PAY FOR ALL PERMITS, FEES, AND INSPECTIONS REQUIRED BY THE AHJ AND LOCAL UTILITY UNLESS OTHERWISE NOTED WITHIN THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL COORDINATE ALL AHJ INSPECTIONS IN A TIMELY MANNER AS WORK PROGRESSES AND SUBMIT TO THE OWNER COPIES OF ALL APPROVED PERMIT AND INSPECTION DOCUMENTATION AT THE END OF THE PROJECT.
- DEMOLITION, SALVAGE, AND REUSE: THE OWNER HAS THE FIRST RIGHT OF REFUSAL FOR ALL DEMOLISHED EQUIPMENT AND MATERIALS. ANY ITEMS NOT CLAIMED BY THE OWNER SHALL BE REMOVED FROM THE SITE AND DISPOSED OF IN ACCORDANCE WITH LOCAL REGULATIONS AND LAWS. ANY MATERIALS NOTED FOR REUSE SHALL BE CAREFULLY REMOVED, CLEANED, AND STORED IN A PROTECTED LOCATION AS TO MAINTAIN FUNCTIONALITY AND ENSURE AGAINST DAMAGE DURING CONSTRUCTION.
- CUTTING AND PATCHING: CUTTING AND PATCHING SHALL BE KEPT TO A MINIMUM. MODIFYING STRUCTURAL MEMBERS IS PROHIBITED WITHOUT WRITTEN CONSENT FROM A LICENSED STRUCTURAL ENGINEER. ALL PATCHING SHALL MATCH THE SURROUNDING CONSTRUCTION INCLUDING INSULATION, VAPOR BARRIER INTEGRITY, AND FINISHES.
- SUBMITTALS: SUBMIT FOR THE ENGINEER'S REVIEW ALL EQUIPMENT AND MAJOR MATERIALS USED ON THE PROJECT. SUBMITTALS SHALL BE ELECTRONIC AND CATEGORIZED IN LOGICAL CATEGORIES. ENGINEER RESERVES THE RIGHT TO REJECT PARTIAL SUBMITTALS. PRODUCT DATA TO INCLUDE ALL INFORMATION NEEDED TO ASSESS THE ACCEPTABILITY OF THE MATERIALS BEING PROVIDED INCLUDING, BUT NOT LIMITED TO, THE MANUFACTURER NAME AND MODEL NUMBER, ALL OPTIONS BEING PROVIDED, DIMENSIONS, WEIGHTS, CAPACITY/PERFORMANCE, ROUGH-IN DIMENSIONS, AND ELECTRICAL REQUIREMENTS. CLEARLY IDENTIFY ANY DEVIATIONS FROM THE CONSTRUCTION DOCUMENTS INCLUDING SUBSTITUTION REQUESTS. SUBMITTAL REVIEW IS FOR GENERAL CONFORMANCE WITH THE CONSTRUCTION DOCUMENTS AND DOES NOT RELIEVE THE CONTRACTOR FROM ANY REQUIREMENTS OF THE CONTRACT. SUBMITTALS ARE NOT REVIEWED FOR QUANTITY, DIMENSIONS, OR ACCEPTABLE OPERATION AND INTEROPERABILITY WITH OTHER COMPONENTS.
 - PIPING SUBMITTAL CAN BE LIMITED TO A LIST OF THE MATERIALS BEING USED FOR EACH SYSTEM INCLUDING PIPE SIZES AND JOINING METHODS.
- SUBSTITUTIONS: ALL MATERIALS AND EQUIPMENT NOTED IN THESE DOCUMENTS ARE REPRESENTATIVE OF THE STANDARD OF QUALITY AND PERFORMANCE REQUIRED. WHERE "OR EQUAL" MATERIALS ARE NOTED, MATERIALS MAY BE PROPOSED FOR ACCEPTANCE THAT ARE EQUAL OR BETTER IN QUALITY, DIMENSIONAL LIMITATIONS, PERFORMANCE, WEIGHT, AND ELECTRICAL CONNECTIONS. ANY ADDITIONAL WORK REQUIRED DUE TO SUBSTITUTIONS SHALL BE PAID FOR BY THE CONTRACTOR INCLUDING WORK COMPLETED BY OTHER TRADES. ALL SUBSTITUTIONS SHALL BE SUBMITTED IN WRITING TO THE ENGINEER FOR THEIR REVIEW AND APPROVAL.
- OPERATION AND MAINTENANCE MANUAL: PROVIDE THE OWNER 3 HARD COPIES AND ONE ELECTRONIC COPY OF A COMPLETE OPERATION AND MAINTENANCE MANUAL. FOR EACH ITEM THAT IS MAINTAINABLE, PROVIDE THE FOLLOWING FOR EACH PIECE OF EQUIPMENT: A COVER SHEET NOTING THE INSTALLING CONTRACTOR'S NAME AND CONTACT INFORMATION, CONTACT INFORMATION FOR NEAREST SOURCE OF PARTS, MAKE AND MODEL NUMBERS INCLUDING ALL OPTIONS PROVIDED, THE MANUFACTURER'S OPERATION AND MAINTENANCE MANUAL, SPARE PARTS LIST, AND WARRANTY INFORMATION.
 - SUBMIT FINAL TEST AND BALANCE REPORT
 - SUBMIT RECORD DRAWINGS AND AS-BUILTS OF ANY SUBMITTED SHOP DRAWINGS.
- RECORD DRAWINGS: CONTRACTOR TO KEEP ON THE JOBSITE A SET OF THE CONSTRUCTION DOCUMENTS AND NOTE FIELD CHANGES INCLUDING CONTRACTUAL CHANGES TO THE PROJECT. SUBMIT RECORD DRAWINGS TO THE DESIGN TEAM AT THE END OF CONSTRUCTION.
- TRAINING: PROVIDE 4 HOURS OF TRAINING TO THE OWNER'S MAINTENANCE PERSONNEL ON THE OPERATION AND MAINTENANCE OF THE EQUIPMENT AND CONTROLS.
- SEISMIC SUPPORT: PROVIDE ALL MATERIALS AND LABOR TO SEISMICALLY BRACE ALL EQUIPMENT AND SYSTEMS IN ACCORDANCE WITH LOCAL CODES. CONTRACTOR SHALL OBTAIN THE SERVICES OF A LICENSED ENGINEER/COMPANY TO COMPLETE SEISMIC CALCULATIONS AND DETAILS AS NECESSARY.
- WARRANTY: CONTRACTOR SHALL WARRANTY ALL MATERIALS AND WORKMANSHIP FOR A MINIMUM OF ONE YEAR AS OF THE DATE OF OWNER ACCEPTANCE UNLESS SPECIFICALLY NOTED OTHERWISE.

PART 2 - MATERIALS

- ALL MATERIALS SHALL BE NEW AND UNUSED UNLESS SPECIFICALLY NOTED OTHERWISE IN THESE DOCUMENTS OR APPROVED IN WRITING FROM THE ENGINEER AND THE OWNER.
- FIRE STOPPING: ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE SEALED WITH AN UL LISTED FIRE STOPPING MATERIAL AND SYSTEM SPECIFIC TO THE MATERIALS BEING USED AND THE FIRE RATING OF THE PENETRATION.
- CONDENSATE WASTE PIPING: TYPE L COPPER PIPING WITH SOLDER FITTINGS. PVC RIGID OR FLEXIBLE TUBING, INSTALLED TO MINIMIZE TRAPS.
- HYDRONIC HEATING SYSTEMS:
 - TYPE L COPPER WITH LEAD-FREE SOLDER, BRAZED, OR MECHANICALLY CRIMPED JOINTS.
 - SCHEDULE 40 STEEL PIPE, THREADED JOINTS.
 - HANGERS AND SUPPORTS: IN ACCORDANCE WITH THE IMC. HANGER MATERIALS TO BE COMPATIBLE WITH PIPE. PROVIDE PVC WRAP ON COPPER PIPE AT UNISTRUT CLAMPS.
 - PIPING INSULATION TO BE PRE-FORMED FIBERGLASS INSULATION WITH ASJ JACKET. PIPING TO HAVE MINIMUM 1" INSULATION. INSULATION MAY REDUCE TO 1/2 INCH AS IT GOES THROUGH FLOOR/WALL PENETRATIONS.
- IDENTIFICATION:
 - PIPING MARKERS ARE TO BE PROVIDED FOR ALL PIPING SYSTEMS. MARKERS TO BE FACTORY FABRICATED AND INDICATE THE SYSTEM, SUPPLY OR RETURN AS APPLICABLE, AND FLOW DIRECTION. LOCATE MARKERS EVERY 20 FEET, AT WALL AND CEILING PENETRATIONS, AND AT ALL EQUIPMENT CONNECTIONS.
 - ISOLATION VALVES SHALL HAVE PLASTIC OR METALLIC TAGS, WITH UNIQUE IDENTIFIER AND NORMALLY OPEN/CLOSED POSITION. A VALVE TAG DIRECTORY SHALL BE PROVIDED IN THE MECHANICAL ROOM NOTING NUMBER, SERVICE, AND NORMAL POSITION.
 - EQUIPMENT AND ELECTRICAL DISCONNECTS TO HAVE PERMANENTLY FASTENED IDENTIFICATION TAGS. TAGS TO BE EITHER PLASTIC OR METALLIC AND HAVE CONTRASTING COLORED TEXT AT LEAST 1/2" HIGH.
- ISOLATION VALVES: PROVIDE FULL-PORT BALL VALVES. BRASS OR BRONZE BODY CONSTRUCTION. STEEL MAY BE USED ON FINNED TUBE SYSTEM. VALVES AND PACKING TO BE RATED FOR THE FLUID BEING TRANSFERRED.
- TEMPERING VALVES:
 - ASSE-1017 CENTRAL TEMPERING VALVE TO BE BRASS AND ADJUSTABLE FROM 90 DEGREES TO 120 DEGREES AND BE ACCURATE WITHIN +/- 3 DEGREES F, WATTS LFL1170-M2 OR EQUAL.
- PLUMBING FIXTURES
 - P-1 LAVATORY FAUCET: SOLID BRASS CONSTRUCTION, CHROME FINISH, VANDAL RESISTANT SINGLE HANDLE, 0.5 GPM, VANDAL RESISTANT AEURATOR, THREE-HOLE MOUNT, METAL POP-UP DRAIN WITH OVERFLOW.
- BALANCE VALVES: BRONZE BODY WITH MEMORY STOP FEATURE, B&G SERIES CB OR EQUAL.
- AIR VENTS: ALL HIGH POINT AND AIR VENTS NOTED IN THE DRAWINGS TO BE SPIROTOP AIR RELEASE VALVES, MANUFACTURED BY SPIROTHERM, NO SUBSTITUTIONS. AIR VENTS IN FINNED TUBE ENCLOSURES TO BE COIN-TYPE MANUAL AIR VENTS.
- UNIONS: DIELECTRIC UNIONS ARE NOT ALLOWED. USE DIELECTRIC NIPPLES, FLANGES, OR ALL-BRASS UNIONS.
- GLYCOL: INHIBITED 50% PROPYLENE GLYCOL. GLYCOL TO BE PREMIXED. DOWFROST OR EQUAL.
- HEAT EXCHANGER: BRAZED, DOUBLE WALL, STAINLESS STEEL PLATES W/ COPPER BRAZING, ATMOSPHERIC VENTED. PROVIDE WALL OR FLOOR BRACKET.
- DUCTWORK: DUCTS SHALL BE CONSTRUCTED OF GALVANIZED STEEL. DUCTS TO BE CONSTRUCTED IN ACCORDANCE WITH SMACNA STANDARDS. DUCT GAUGES SHALL BE BASED ON A POSITIVE 4" WC ON POSITIVE PRESSURE SYSTEMS AND (-1)" WC ON NEGATIVE PRESSURE SYSTEMS.
 - EXHAUST AND OUTSIDE AIR PLENUMS AND DUCTS BETWEEN THE HRV AND EXTERIOR LOUVERS SHALL BE INSULATED WITH MINIMUM 1 INCH OF RIGID OR BLANKET FIBERGLASS INSULATION WITH FSK FINISH AND CONTINUOUS VAPOR BARRIER.
 - RESTROOM EXHAUST TO BE INSULATED LAST 10 FEET TO DISCHARGE.

PART 3 - INSTALLATION

- INSTALL EQUIPMENT IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.
- INSULATION PROTECTION: ALL PIPING AND DUCTS IN EXPOSED LOCATIONS WITHIN 10 FEET OF THE FLOOR OR MAINTENANCE PLATFORM SHALL BE PROTECTED WITH EITHER CANVAS JACKET OR PVC COVERINGS.
- CLEARANCES AND ACCESS: PROVIDE AND MAINTAIN ALL MANUFACTURER RECOMMENDED AND CODE REQUIRED EQUIPMENT MAINTENANCE CLEARANCES. INSTALL SYSTEMS SO THAT EQUIPMENT CAN BE REMOVED AND REPLACED WITHOUT HAVING TO REMOVE OTHER EQUIPMENT, UNRELATED DUCTS/PIPING, OR PERMANENT CONSTRUCTION SUCH AS WALLS OR DOORS.
- ALL PIPING AND DUCTWORK SHALL BE ROUTED ON THE WARM SIDE OF THE VAPOR BARRIER. ROUTING THROUGH UNCONDITIONED SPACES SHOULD BE AVOIDED AND WHEN NECESSARY, PROVIDE ADDITIONAL INSULATION AS NOTED. PROVIDE CONTINUOUS VAPOR BARRIER FROM THE WARM SPACE TO THE ROOF PENETRATION.
- ALL DUCTWORK SHALL BE CONSTRUCTED AND INSTALLED IN ACCORDANCE WITH SMACNA STANDARDS.
- CLEANING:
 - FLUSH AND CLEAN ALL NEW OR MODIFIED HYDRONIC SYSTEMS OF PIPING DEBRIS. FOR GLYCOL SYSTEMS, FLUSH SYSTEM WITH WATER THEN ADD ONE POUND OF TRISODIUM PHOSPHATE FOR EACH SIXTY GALLONS OF SYSTEM CAPACITY. OPERATE SYSTEM FOR FOUR HOURS AT 195 DEGREES. FLUSH SYSTEM WITH CLEAN WATER AND INSTALL GLYCOL.
 - CLEAN ALL STRAINERS AND REMOVE CONSTRUCTION STRAINERS/SCREENS.
- TESTING: TEST ALL HYDRONIC SYSTEM PIPING IN ACCORDANCE WITH THE INTERNATIONAL MECHANICAL CODE.
- BALANCING: HYDRONIC AND VENTILATION SYSTEMS SHALL BE BALANCED TO WITHIN +/- 10% OF NOTED FLOW RATES. PROVIDE REPORT TO ENGINEER AT PROJECT CLOSE-OUT AND INCLUDE IN OPERATION AND MAINTENANCE MANUAL.
- OPERATIONAL VERIFICATION:
 - AN ENHANCED SUBSTANTIAL COMPLETION INSPECTION WILL BE COMPLETED FOR ALL SITES TO FUNCTIONALLY VERIFY COMPLIANCE WITH THE CONTRACT DOCUMENTS INCLUDING BAS SYSTEM OPERATION.
 - CONTRACTOR SHALL PROVIDE ALL PERSONNEL NECESSARY TO COMPLETELY TEST AND VERIFY THE SYSTEM OPERATION.
 - CONTRACTOR SHALL VERIFY SYSTEM OPERATION PRIOR TO THE OFFICIAL ONSITE SYSTEM INSPECTION.
 - PROVIDE AT LEAST ONE WEEK NOTICE OF WHEN A SITE WILL BE READY FOR OPERATIONAL VERIFICATION IN ORDER TO SCHEDULE TIME WITH THE APPROPRIATE OWNER'S PERSONNEL TO BE IN ATTENDANCE.

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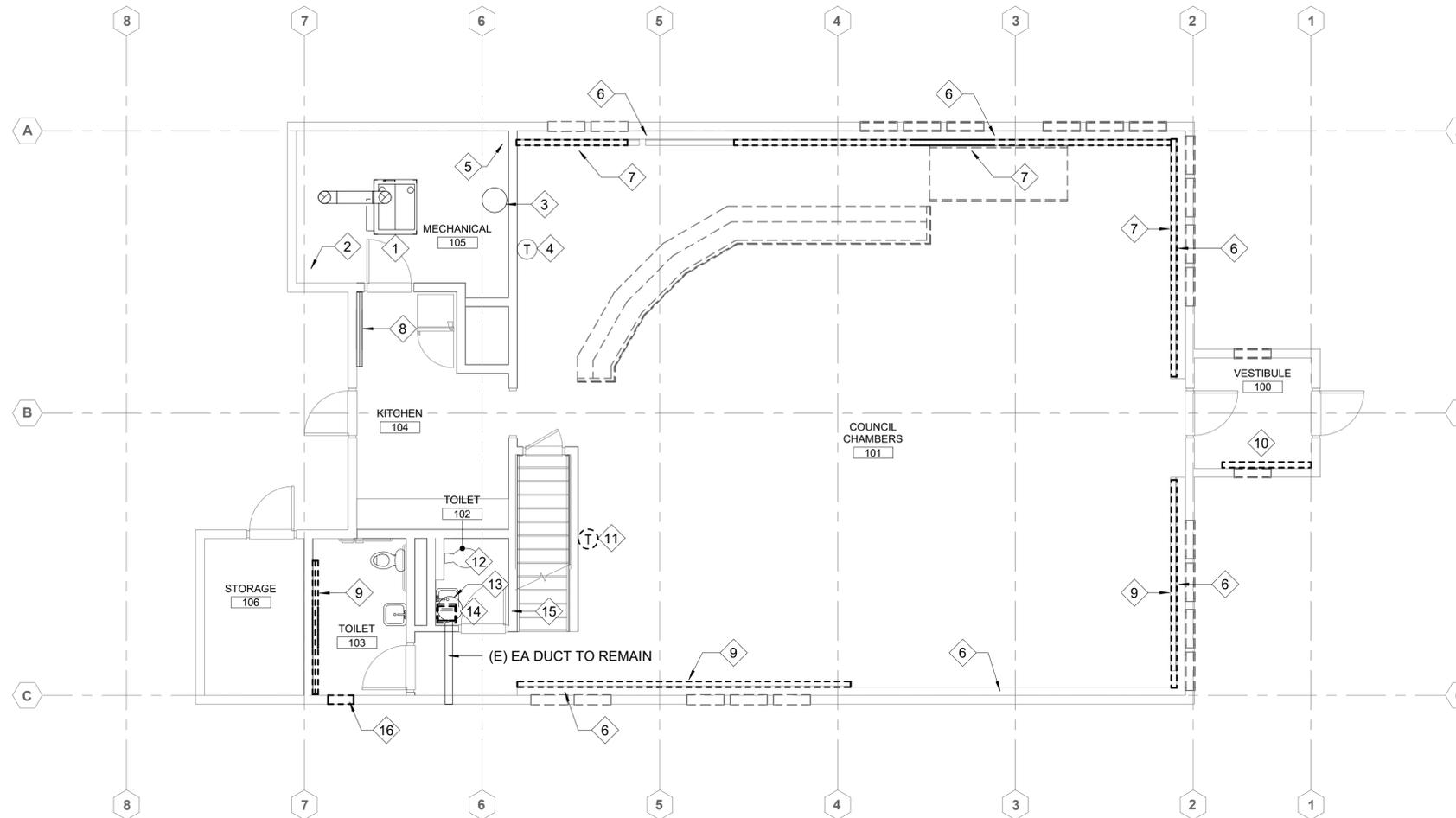


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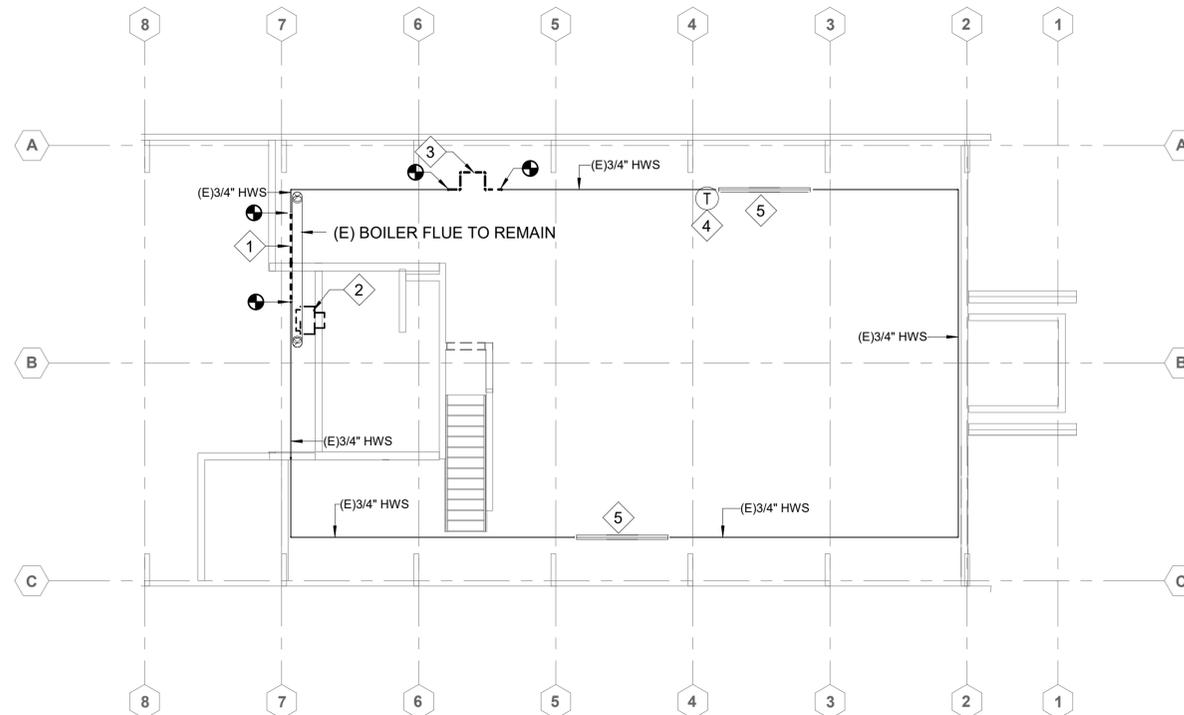
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SHEET CONTENTS
SHEET SPECIFICATIONS

M0.3



1 MECHANICAL DEMOLITION PLAN - FIRST FLOOR
 M1.1 3/16" = 1'-0"



2 MECHANICAL DEMOLITION PLAN - SECOND FLOOR
 M1.1 1/8" = 1'-0"

SHEET GENERAL NOTES

1. ALL WORK TO BE COMPLETED IN ACCORDANCE WITH CURRENT CODE.
2. COORDINATE ALL WORK WITH BIDDING ALTERNATES.
3. FIELD VERIFY EXISTING CONDITIONS.
4. EXISTING PIPING TO REMAIN UNLESS OTHERWISE NOTED.

X FIRST FLOOR PLAN KEY NOTES

1. EXISTING WEIL MCLAIN WTGO-6, OIL FIRED BOILER, CIRCULATION PUMP, AND DISTRIBUTION PIPING TO REMAIN. ALTERNATE 3: DEMOLISH AND RELOCATE 3/4" HWS/HWR UP TO SECOND FLOOR TO SERVE EXISTING HEATING CIRCUIT AS REQUIRED FOR INSTALLATION OF NEW LOUVER AND DUCTS.
2. EXISTING ELECTRIC WATER HEATER TO REMAIN.
3. EXISTING THERMOSTAT TO REMAIN.
4. ALTERNATE 2: DEMOLISH BRANCH PIPING FOR FINNED TUBE BACK TO MAIN.
5. EXISTING THREADED STEEL HWS/HWR DISTRIBUTION PIPING WITHIN PIPE CHASE/SOFFIT TO REMAIN.
6. ALTERNATE 2: DEMOLISH EXISTING FINNED TUBE AND VALVES. DEMOLISH PIPING BACK TO BRANCH FROM PIPING MAINS IN SOFFIT. REFERENCE 3/M4.1 FOR POC.
7. EXISTING FINNED TUBE IN KITCHEN TO REMAIN.
8. DEMOLISH EXISTING FINNED TUBE AND VALVES. DEMOLISH PIPING BACK TO BRANCH FROM PIPING MAINS IN SOFFIT. REFERENCE 3/M4.1 FOR POC.
9. DEMOLISH VESTIBULE FINNED TUBE AND PIPING BACK TO PIPING SOFFIT IN COUNCIL CHAMBERS AS REQUIRED FOR NEW INSTALLATION.
10. DEMOLISH VALVES AND UNIONS.
 - A. DEMOLISH VALVES AND UNIONS.
 - B. DO NOT DISTURB PIPING INSULATION IN CHAMBER PIPE SOFFIT.
11. DEMOLISH ABANDONED THERMOSTAT. REMOVE FIXTURES IN TOILET 102 FOR REINSTALLATION AFTER INSTALLATION OF ROOM FINISHES. STORE IN SAFE LOCATION.
12. EXISTING ELECTRIC WATER HEATER TO REMAIN. DISCONNECT AND RECONNECT WATER PIPING AS REQUIRED FOR INSTALLATION OF NEW WALL FINISHES.
13. DEMOLISH EXHAUST FAN. EXISTING EXHAUST DUCT AND HOOD TO BE REUSED.
14. DEMOLISH ABANDONED WATER AND WASTE PIPING IN ACCESS DOOR BEHIND RESTROOM DOOR.
 - A. DEMOLISH GATE VALVE AND CAP WATER PIPING AS FAR BACK TO MAIN AS POSSIBLE.
 - B. PROVIDE NEW SOLDERED CAP ON WASTE DWV PIPING. PIPING IS TO BE ABANDONED IN THE WALL.
15. DEMOLISH SIDEWALL EXHAUST FAN. PATCH WALL TO MATCH SURROUNDING CONSTRUCTION.

X SECOND FLOOR PLAN KEY NOTES

1. ALTERNATE 3: DEMOLISH PIPING AS REQUIRED FOR INSTALLATION OF DUCTS AND LOUVERS.
2. DEMOLISH ABANDONED CENTRIFUGAL SIDEWALL EXHAUST FAN. FILL REMAINING INTERIOR DUCT W/ BATT INSULATION. CAP EXTERIOR DUCT WATER TIGHT. PRIME AND PAINT CAP TO MATCH SIDING.
3. ALTERNATE 3: DEMOLISH PIPING AS REQUIRED FOR INSTALLATION OF HRV.
4. EXISTING THERMOSTAT AND THERMOSTATIC ZONE VALVE TO REMAIN.
5. EXISTING BASEBOARD AND COPPER PIPING TO REMAIN.

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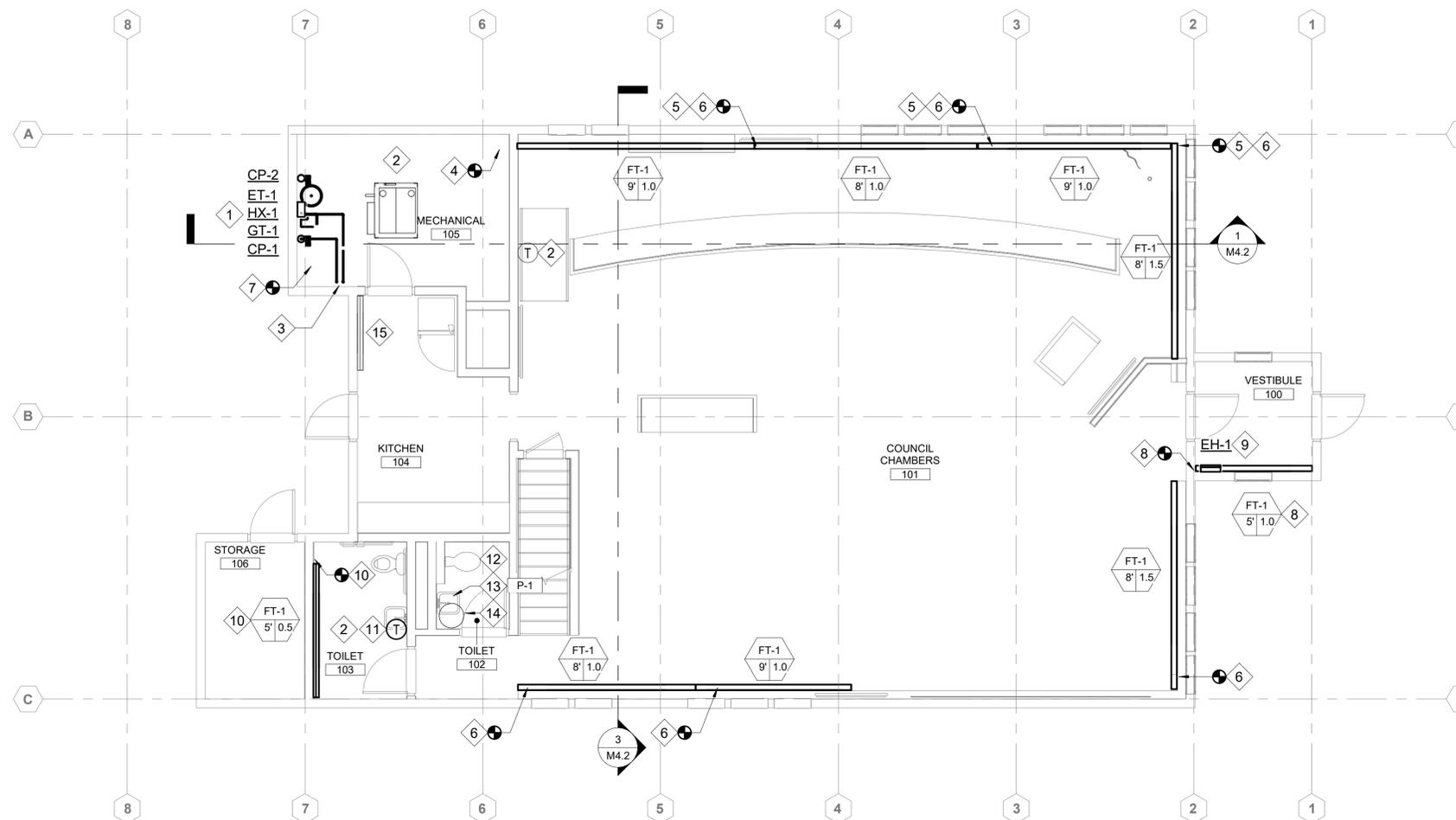


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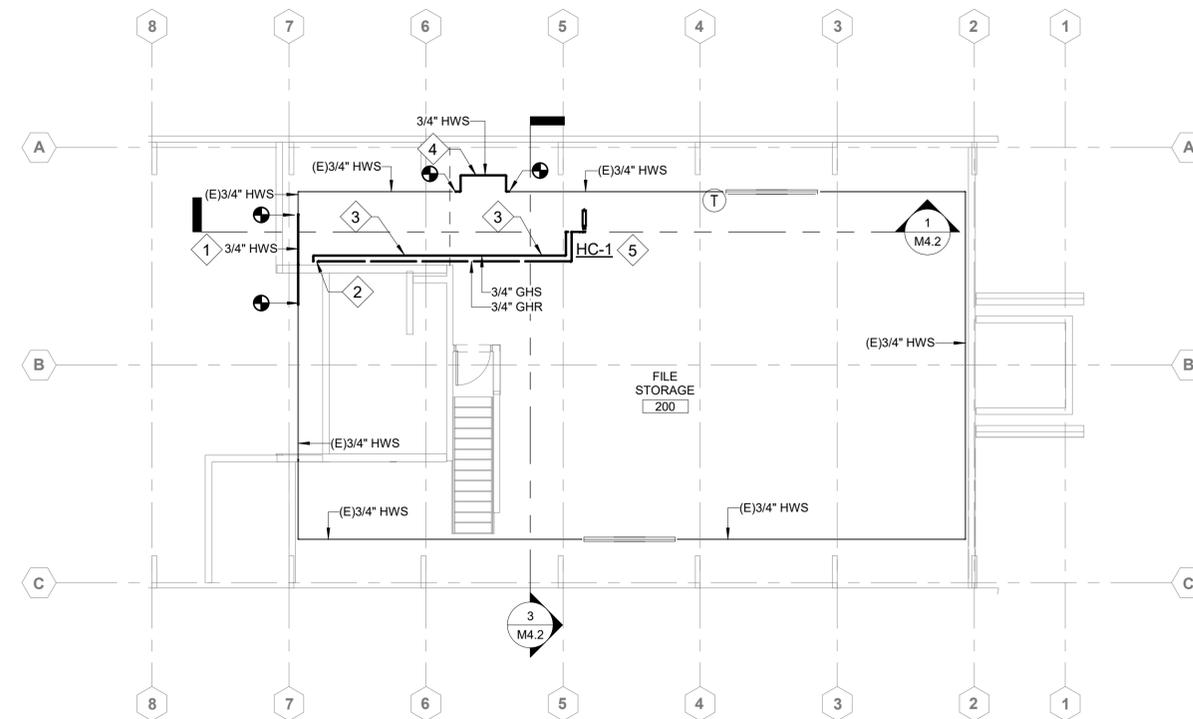
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SHEET CONTENTS
 MECHANICAL DEMOLITION PLANS

M1.1



1 PLUMBING AND HEATING PLAN - FIRST FLOOR
 M2.1 3/16" = 1'-0"



2 PLUMBING AND HEATING PLAN - SECOND FLOOR
 M2.1 1/8" = 1'-0"

SHEET GENERAL NOTES

- ALL WORK TO BE COMPLETED IN ACCORDANCE WITH CURRENT CODE.
- ALL WORK IS TO BE CONSIDERED BASE BID UNLESS OTHERWISE NOTED.
- FOR HEAT EXCHANGER PIPING DIAGRAM, SEE 1/M4.1.
- FOR HEATING COIL PIPING DIAGRAM, SEE 2/M4.1.
- FOR FINNED TUBE PIPING DIAGRAM, SEE 3/M4.1.

X FIRST FLOOR PLAN KEY NOTES

- ALTERNATE 3: HX-1 AND ASSOCIATED EQUIPMENT MOUNTED ON WALL BEHIND BOILER. REFERENCE PIPING DIAGRAM. EXISTING WEIL MCLAIN WGO-6, OIL FIRED BOILER AND CIRCULATION PUMP TO REMAIN.
 - WIRE NEW THERMOSTAT IN TOILET 103 TO T-T SWITCH SUCH THAT THE EXISTING CIRCULATING PUMP IS ACTIVATED IF EITHER EXISTING THERMOSTAT IN COUNCIL 101 OR NEW THERMOSTAT IN TOILET 103 HAS A CALL FOR HEAT.
 - REBALANCE EXISTING CIRCULATION PUMP (GRUNDFOS UPS 26-99) TO NEW TOTAL SYSTEM FLOW OF 15 GPM. SET TO SPEED 3.
- ALTERNATE 3: 3/4" GHS/GHR UP TO SECOND FLOOR. PROVIDE ONE HOUR FIRE RATED SEALANT AROUND PIPING PENETRATIONS.
- ALTERNATE 2: BRANCH PIPING FOR FIRST SECTION OF FINNED TUBE IS IN BOILER ROOM. REPLACE PIPING AND VALVES TO MAIN AT THIS LOCATION.
- WORK IS PART OF ALTERNATE 2.
- FINNED TUBE, FT-1:
 - ENCLOSURE IS CONTINUOUS AND IS TO COVER ENTIRE LENGTH OF SOFFIT. PROVIDE ACCESS DOORS AT ALL VALVE LOCATIONS.
 - POINT OF CONNECTION SYMBOL INDICATES NEW SECTION OF ACTIVE FINNED TUBE WITH SEPARATE ISOLATION VALVES AND BALANCE VALVE. REFERENCE PIPING DIAGRAM.
 - CONNECT TO EXISTING STEEL PIPE OUTSIDE OF SOFFIT. REFERENCE PIPING DIAGRAM FOR POC.
 - INSTALL FINNED TUBE SO THAT TOP IS FLUSH W/ NEW RENOVATED SOFFIT. REFERENCE ARCHITECTURAL DRAWINGS FOR NEW FINISHES.
- ALTERNATE 3: RECONNECT 3/4" HWS/HWR PIPING SERVING SECOND FLOOR TO BOILER DISTRIBUTION PIPING AS REQUIRED FOR INSTALLATION OF LOUVER AND DUCTS. PROVIDE ONE HOUR FIRE RATED SEALANT AROUND PIPING PENETRATIONS.
- CONNECT VESTIBULE FINNED TUBE TO EXISTING END-OF-LINE STEEL PIPING.
 - PIPING IS SIMILAR TO 3/M4.1 EXCEPT FINNED TUBE PIPING IS AT THE END OF THE MAIN PIPING SYSTEM.
- ELECTRIC SPACE HEATER. PROVIDE LINE VOLTAGE THERMOSTAT IF NOT INTEGRAL TO UNIT.
- TOILET 103 FINNED TUBE: CONNECT TO EXISTING SUPPLY AND RETURN MAINS, EXPOSED ON WALL.
 - PIPING DIAGRAM IS SIMILAR TO 3/M4.1.
 - VERIFY IF FULL ZONE FLOW IS GOING THROUGH THIS UNIT BY ISOLATING THE FINNED TUBE DURING BALANCING. IF FULL FLOW IS CONFIRMED, SET BALANCE VALVE TO FULL OPEN.
- PROVIDE 24 VOLT THERMOSTAT AND LOCKABLE ACRYLIC COVER.
- REINSTALL WATER CLOSET, FLUSH VALVE, AND PIPING FOR INSTALLATION OF NEW FINISHES. PROVIDE NEW PIPE ESCUTCHEON.
- P-1: REMOVE AND REINSTALL LAVATORY AND PIPING FOR INSTALLATION OF NEW FINISHES.
 - PROVIDE NEW ASSE 1070 TEMPERING VALVE, PIPE ESCUTCHEONS, AND ADA INSULATION KIT ON WASTE AND WATER PIPING.
 - PROVIDE NEW FAUCET, P-1.
- RECONNECT WATER PIPING TO ELECTRIC WATER HEATER. PROVIDE NEW ESCUTCHEONS.
- BALANCE EXISTING KITCHEN FINNED TUBE TO 1.0 GPM.

X SECOND FLOOR PLAN KEY NOTES

- ALTERNATE 3: EXISTING HWS REROUTED AROUND NEW LOUVERS AND DUCTWORK. PROVIDE MANUAL AIR VENT AT HIGH POINT.
 - CONNECT TO EXISTING 3/4" HWS/HWR PIPING DOWN TO BOILER ROOM. SERVING SECOND FLOOR. PROVIDE ONE HOUR FIRE RATED SEALANT AROUND PIPING PENETRATIONS.
- ALTERNATE 3: 3/4" GHS/GHR DOWN TO BOILER ROOM. PROVIDE ONE HOUR FIRE RATED SEALANT AROUND PIPING PENETRATIONS.
- ALTERNATE 3: PIPING ROUTED AHAP TO MAINTAIN WALKING SPACE. PROVIDE MANUAL AIR VENT AT HIGH POINT(S) ON BOTH SUPPLY AND RETURN PIPING.
- ALTERNATE 3: ROUTE 3/4" GHS PIPE AROUND HRV AS REQUIRED.
- ALTERNATE 3: HEATING COIL, HC-1.
 - FOR PIPING DIAGRAM, SEE 2/M4.1.
 - MODULATE FLOW TO MAINTAIN DISCHARGE TEMPERATURE OF 70 DEG F (ADJUSTABLE).

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 DRAWN CDF
 CHECKED CDF
 DATE 02-24-2021
 FULL SIZE DRAWINGS: 22" x 34"

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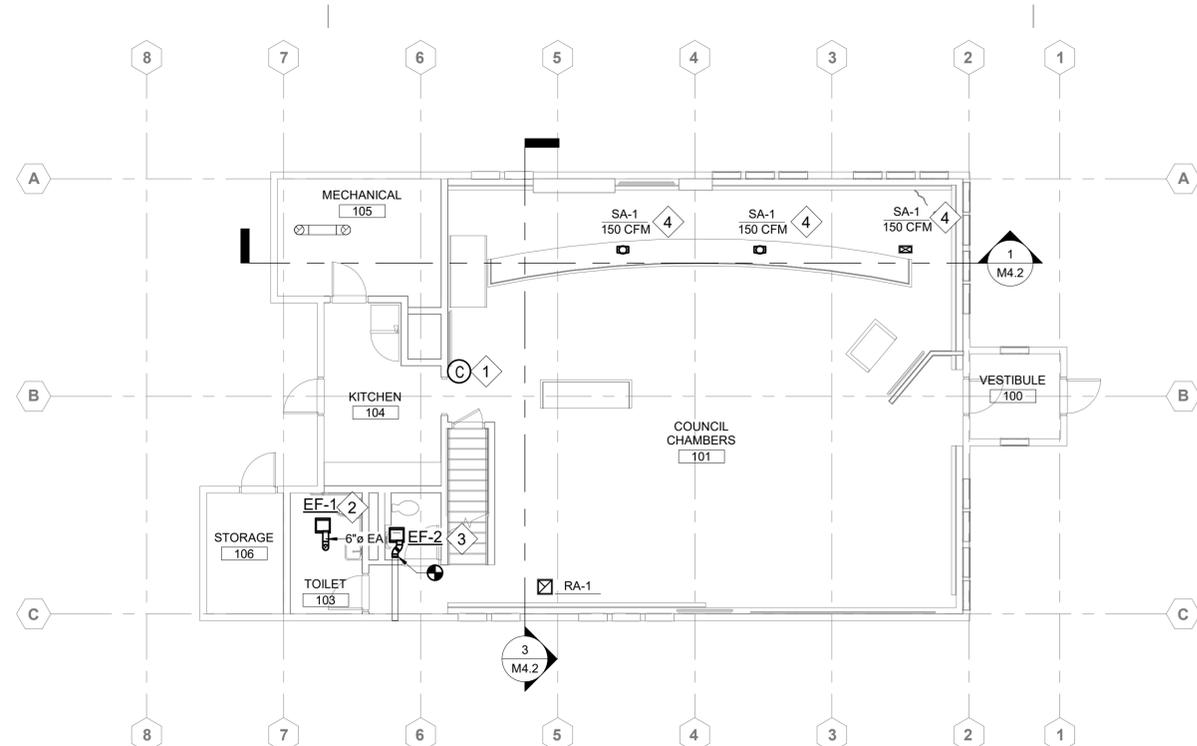


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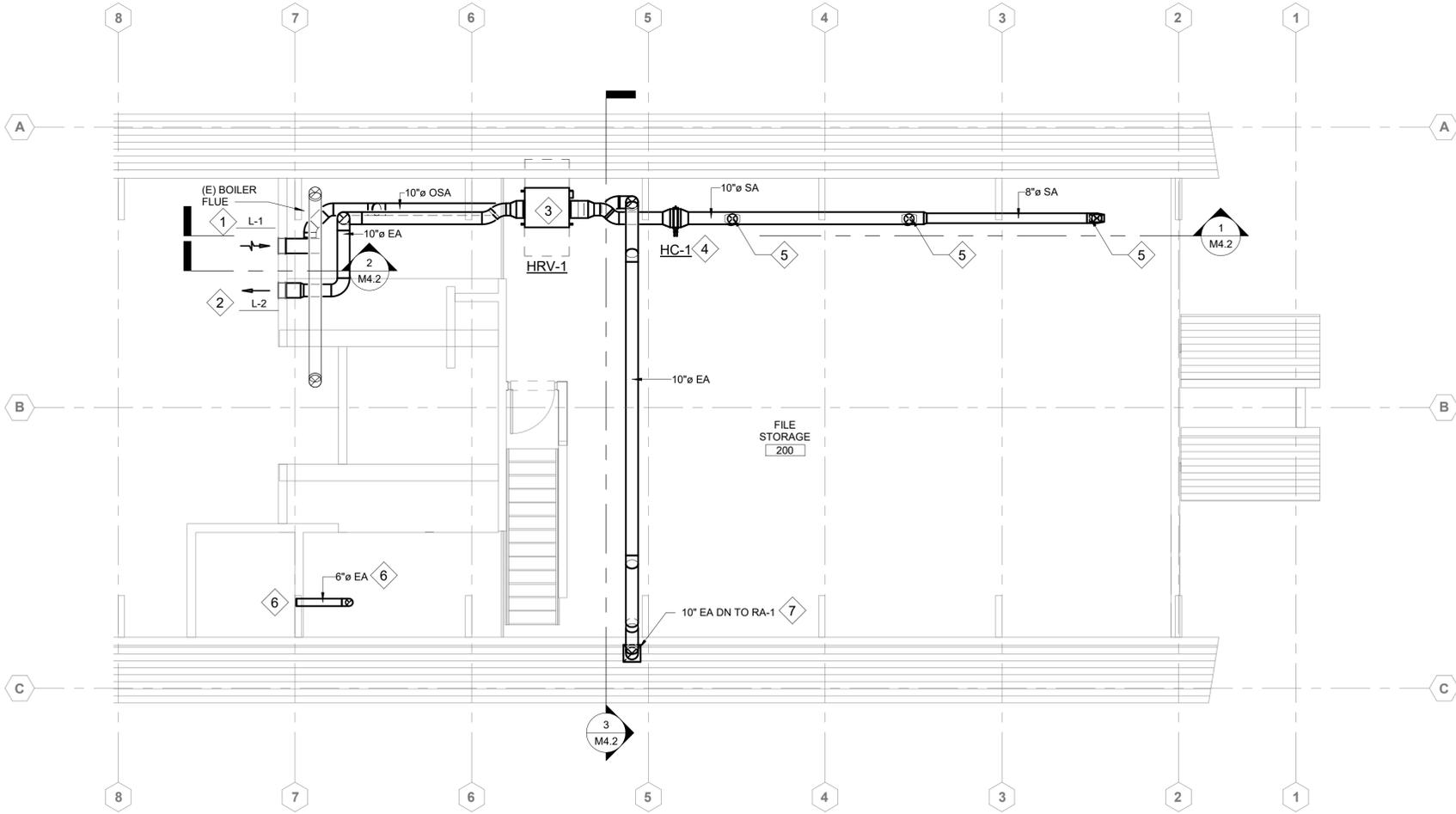
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SHEET CONTENTS
 PLUMBING AND HEATING PLANS

M2.1



1 VENTILATION PLAN - FIRST FLOOR
M3.1 1/8" = 1'-0"



2 VENTILATION PLAN - SECOND FLOOR
M3.1 3/16" = 1'-0"

GENERAL SHEET NOTES

- ALL WORK TO BE COMPLETED IN ACCORDANCE WITH CURRENT CODE.
- ALL WORK IS TO BE CONSIDERED BASE BID UNLESS OTHERWISE NOTED.
 - ALL WORK ASSOCIATED WITH HRV-1 AND HC-1 ARE PART OF ALTERNATE 3.
- PROVIDE MANUAL VOLUME DAMPERS IN ALL TERMINAL DUCT BRANCHES.
- ALL RECTANGULAR ELBOWS TO BE PROVIDED WITH TURNING VANES.

X FIRST FLOOR PLAN KEY NOTES

- ALTERNATE 3: HRV-1 CONTROLLER.
- EF-1: INSTALL FAN IN EXISTING CEILING.
 - DUCT ROUTED UP THROUGH SECOND FLOOR.
- EF-2: INSTALL FAN IN EXISTING CEILING.
 - CONNECT TO EXISTING EXHAUST DUCT.
 - CONNECT TO EXISTING POWER AND SWITCH.
- ALTERNATE 3: ADJUST DIFFUSER BLADES TO DIRECT AIRFLOW DOWN AT A 45 DEGREE ANGLE TOWARDS PUBLIC SEATING AREA.

X SECOND FLOOR PLAN KEY NOTES

- ALTERNATE 3: HRV OUTSIDE AIR INTAKE, L-1.
 - LOCATE NEAR FLOOR LEVEL. PROVIDE SPACE FOR INSULATION.
 - PROVIDE PLENUM ON THE BACK OF LOUVER, MINIMUM 18" DEEP. INSULATE ENTIRE PLENUM INCLUDING BOTTOM.
 - MAINTAIN 3 FT SEPARATION FROM BOTTOM OF EXHAUST LOUVER PLENUM AND TOP OF OUTSIDE AIR INTAKE PLENUM.
- ALTERNATE 3: HRV EXHAUST LOUVER, L-2.
 - LOCATE SO THAT BOTTOM OF LOUVER IS AT LEAST 3 FT HIGHER THAN TOP OF L-1 LOUVER PER IBC.
 - PROVIDE PLENUM ON THE BACK OF LOUVER, MINIMUM 12" DEEP. INSULATE ENTIRE PLENUM.
- ALTERNATE 3: HRV-1
 - MOUNTED ON 1 FT STEEL PLATFORM. SEISMICALLY BRACE UNIT TO PLATFORM AND PLATFORM TO FLOOR. ALTERNATIVELY, UNIT CAN BE SUSPENDED FROM CEILING AND SEISMICALLY BRACED TO STRUCTURE.
 - PROVIDE TRAP ON CONDENSATE DRAIN IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS. ROUTE CONDENSATE IN COPPER OR HARD PLASTIC PIPE TO JANITOR SINK IN MECHANICAL 105. CONNECTION TO HC-1.
 - ALTERNATE 3: TRANSITION DUCTS AS REQUIRED FOR CONNECTION TO HC-1.
 - ALTERNATE 3: PROVIDE MANUAL VOLUME DAMPER IN EACH 8" DUCT DROP. TRANSITION TO RECTANGULAR DUCT OF SAME SIZE AS GRILLE.
 - 6" EA FROM EF-1 ON FIRST FLOOR.
 - PROVIDE HOOD W/ BIRDSCREEN AND BACKDRAFT DAMPER. PRIME AND PAINT TO MATCH EXTERIOR WALL COLOR.
 - INSULATE ENTIRE DUCT.
 - ALTERNATE 3: PROVIDE MANUAL VOLUME DAMPER IN RETURN AIR DUCT DROP. TRANSITION TO RECTANGULAR DUCT OF SAME SIZE AS GRILLE.

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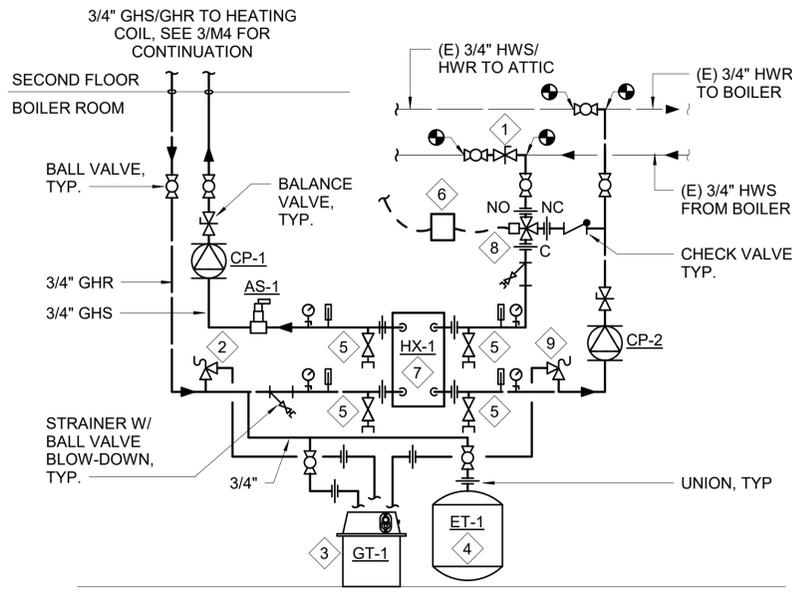


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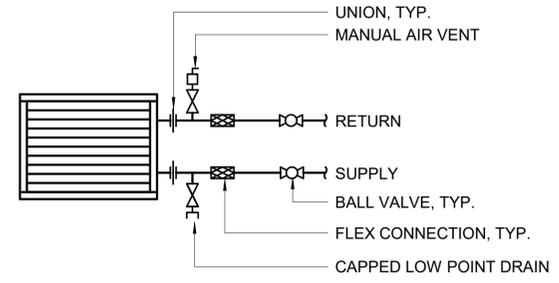
SHEET CONTENTS
VENTILATION PLANS

M3.1



PIPING DIAGRAM KEY NOTES

1. PROVIDE BALANCE VALVE ON SUPPLY LINE GOING TO ATTIC. BALANCE TO 1.5 GPM.
2. PRESSURE RELIEF VALVE, 30 PSI AT 30 MBH. DISCHARGE INTO GLYCOL MAKE-UP TANK.
3. GLYCOL MAKE-UP TANK, SEISMICALLY BRACE TO WALL.
4. EXPANSION TANK, SEISMICALLY BRACE TO WALL.
5. LOW-POINT DRAINS PROVIDED ON ALL FOUR SIDES OF HX TO FACILITATE ANNUAL BACKFLUSHING.
6. THREE-WAY VALVE CONTROLLER. OPERATION BASED ON DISCHARGE AIR TEMPERATURE. REFERENCE HEATING COIL SEQUENCE OF OPERATION.
7. HEAT EXCHANGER, PROVIDE WALL BRACKET.
8. THREE-WAY VALVE, FAILS TO BYPWITH FULL HEAT TO HEAT EXCHANGER.
9. PRESSURE RELIEF VALVE, 50 PSI AT 30 MBH. DISCHARGE INTO GLYCOL MAKE-UP TANK.
 A. BOILERS AT 30 PSI ARE PRIMARY RELIEF ON BOILER SIDE.

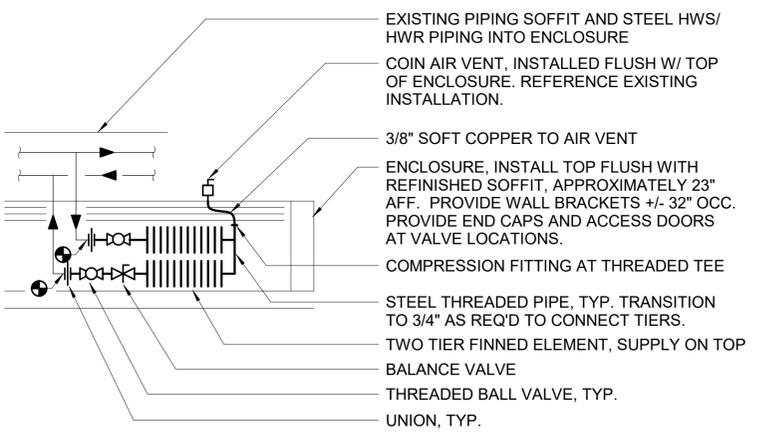


SEQUENCE OF OPERATION

1. THREE-WAY VALVE ON WATER SIDE OF HEAT EXCHANGER MODULATES HEAT TO THE HEAT EXCHANGER TO MAINTAIN A COIL DISCHARGE TEMPERATURE OF 70 DEG F (ADJUSTABLE).

1 M4.1 HEAT EXCHANGER PIPING DIAGRAM
 NO SCALE

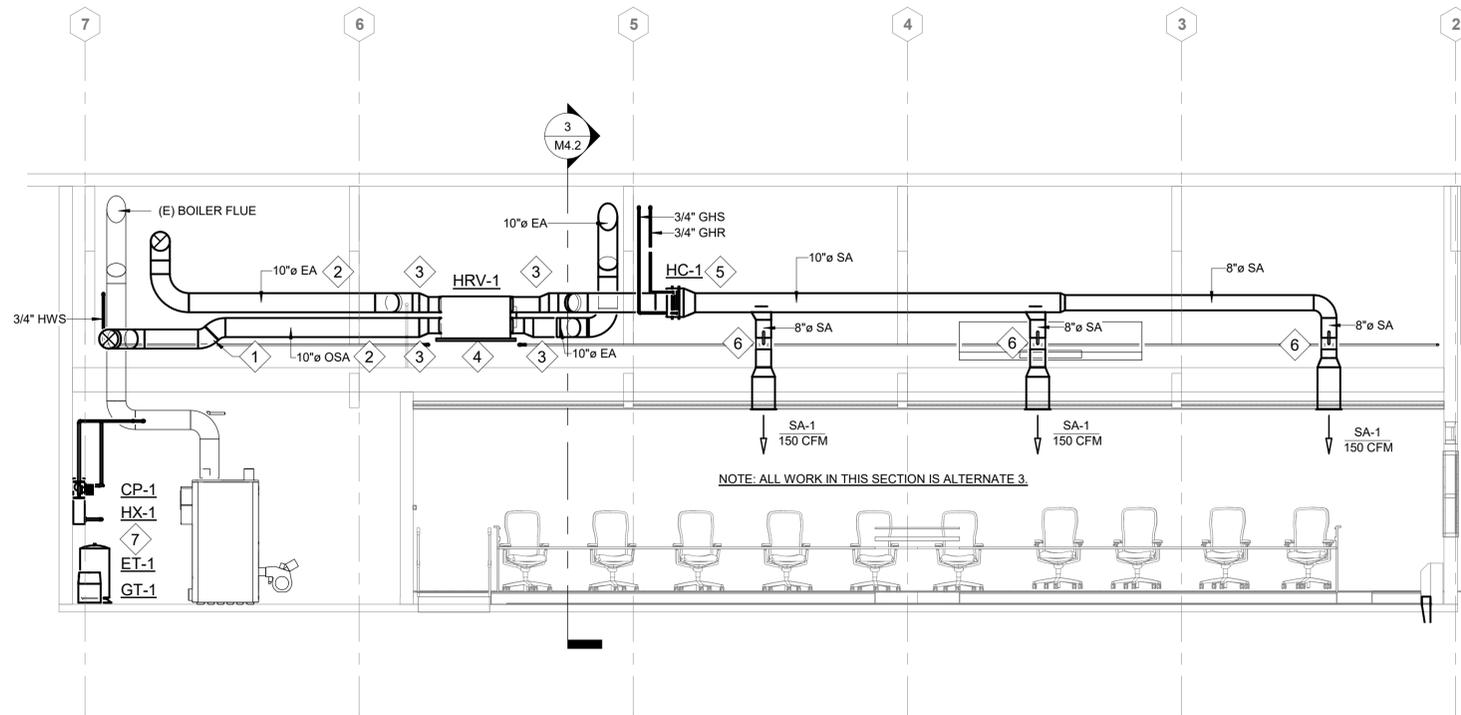
2 M4.1 HEATING COIL PIPING DIAGRAM
 NO SCALE



SEQUENCE OF OPERATION

1. THERE ARE NO ZONE VALVES ON THE FIRST FLOOR. THE MAIN CIRCULATING PUMP IS ENERGIZED WHEN EITHER THERMOSTAT IN COUNCIL CHAMBERS 101 (EXISTING) OR TOILET 103 HAVE A CALL FOR HEAT.

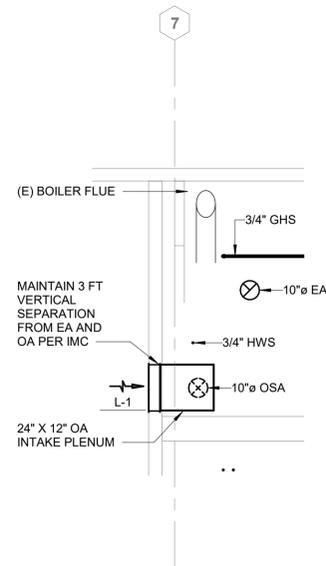
3 M4.1 FINNED TUBE PIPING DIAGRAM
 NO SCALE



1 SECTION A
M4.2 1/4" = 1'-0"

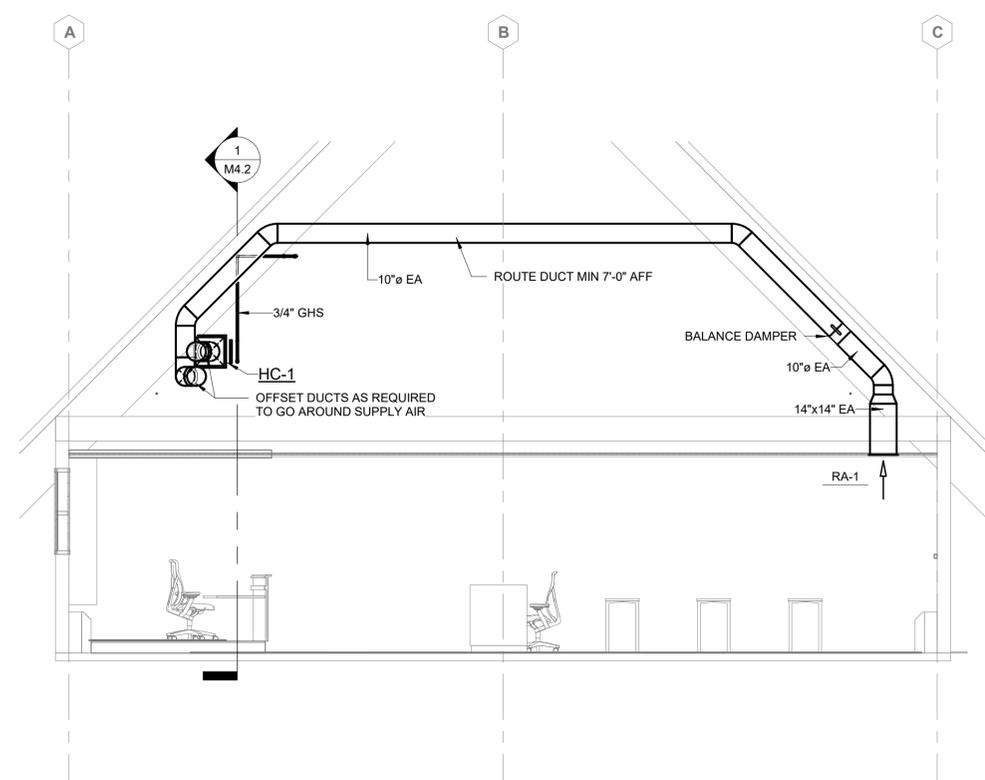
X SECTION KEY NOTES

1. OFFSET DUCT FOR CONNECTION TO INTAKE PLENUM. REFERENCE LOUVER SECTION.
2. INSULATE OUTSIDE AIR AND EXHAUST AIR DUCTS FROM HRV TO EXTERIOR.
3. TRANSITION DUCTS AS REQUIRED FOR CONNECTION TO HRV-1. PROVIDE ECCENTRIC TRANSITIONS TO MAINTAIN DUCT SEPARATION.
4. HRV-1
 - A. MOUNTED ON 1 FT STEEL PLATFORM. SEISMICALLY BRACE UNIT TO PLATFORM AND PLATFORM TO FLOOR. ALTERNATIVELY, UNIT CAN BE SUSPENDED FROM CEILING AND SEISMICALLY BRACED TO STRUCTURE.
 - B. PROVIDE TRAP ON CONDENSATE DRAIN IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.
 - C. ROUTE CONDENSATE IN COPPER OR HARD PLASTIC PIPE TO JANITOR SINK IN MECHANICAL 105.
5. TRANSITION DUCTS AS REQUIRED FOR CONNECTION TO HC-1.
6. PROVIDE MANUAL VOLUME DAMPER IN EACH 8" DUCT DROP. TRANSITION TO RECTANGULAR DUCT OF SAME SIZE AS GRILLE. REFERENCE PIPING DIAGRAM 1/M4.1 FOR HEAT EXCHANGER PIPING AND EQUIPMENT ARRANGEMENT.
- 7.



NOTE: ALL WORK IN THIS SECTION IS ALTERNATE 3.

2 SECTION B
M4.2 1/4" = 1'-0"



3 SECTION C
M4.2 1/4" = 1'-0"

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SHEET CONTENTS
MECHANICAL SECTIONS

M4.2

ELECTRICAL SPECIFICATIONS

"X" = PROVIDE SUBMITTAL

26 00 00 - GENERAL REQUIREMENTS: ALL ELECTRICAL WORK SHALL BE INSTALLED IN ACCORDANCE WITH ALL REQUIREMENTS OF THE LATEST EDITION OF THE NATIONAL ELECTRIC CODE (NEC), STATE, MUNICIPAL, FEDERAL LAWS, AND AMENDMENTS GOVERNING THE PROJECT. ALL WORK SHALL BE PERFORMED UNDER THE SUPERVISION OF A CERTIFIED ADMINISTRATOR JOURNEYMAN ELECTRICIAN. ALL ELECTRICAL EQUIPMENT SHALL BE NEW COMMERCIAL GRADE AND INCLUDE THE SEAL OF A NATIONALLY RECOGNIZED TESTING LABORATORY FOR THE PURPOSE FOR WHICH IT IS INSTALLED. CONTRACTOR SHALL SUBMIT REQUEST FOR SUBSTITUTION IN WRITING TO THE ENGINEER. THE CONTRACTOR SHALL OBTAIN ALL REQUIRED CONSTRUCTION PERMITS AND PAY ALL ASSOCIATED FEES.

26 00 00.1 - WORKING CLEARANCES: THE CONTRACTOR IS REQUIRED TO COORDINATE THE MINIMUM WORKING CLEARANCES AND DEDICATED EQUIPMENT REQUIRED BY THE NEC 110.26. THE CONTRACTOR IS REQUIRED TO COORDINATE WITH ALL SUBCONTRACTORS SO THAT ENCROACHMENTS INTO THE RESTRICTED SPACE ARE PREVENTED.

26 00 00.2 - PLENUM RATING: ALL CABLING, RACEWAYS, CABLE TIES AND COMPONENTS LOCATED IN CEILING SPACES THAT ARE PLENUMS SHALL BE PLENUM RATED.

26 00 00.3 - FIRE RATING: ALL ELECTRICAL PENETRATIONS THROUGH FIRE RATED BARRIERS SHALL BE SEALED IN ACCORDANCE WITH NEC ARTICLE 300.21. PROVIDE FIRE PUTTY AT ALL BOXES IN FIRE RATED WALLS. CONTRACTOR TO PROVIDE SUBMITTAL OF ALL FIRE RATING SYSTEMS TO BE USED. VAPOR BARRIERS: SEAL ALL VAPOR BARRIER PENETRATIONS TO MAINTAIN SYSTEM INTEGRITY.

26 00 00.4 - ACCESS PANELS: PROVIDE ACCESS PANELS FOR ALL LOCATIONS NECESSARY TO ACCESS ELECTRICAL EQUIPMENT AND JUNCTION BOXES. ACCESS PANELS SHALL BE FIRE RATED EQUAL TO OR EXCEEDING THE ADJACENT WALL OR CEILING CONSTRUCTION AND PAINTED TO MATCH.

26 00 00.5 - REMODEL: EXISTING/REMODEL WORK THAT CANNOT BE CONCEALED DUE TO EXISTING SOLID CORE OR CONCRETE CONSTRUCTION SHALL BE INSTALLED USING WIREMOLD SURFACE MOUNTED RACEWAY AND BOXES IN FINISHED AREAS AND EXPOSED CONDUIT IN NON-FINISHED AREAS. PROVIDE TEMPORARY POWER AND LIGHTING FOR ALL AREAS OF THE BUILDING DURING THE RENOVATION. DEMOLISH ALL ABANDONED SPECIAL SYSTEM CABLES AND POWER WIRING BACK TO SOURCE. UPDATE ALL PANEL SCHEDULES TO REFLECT CURRENT CIRCUIT DESCRIPTIONS.

26 01 10 - SUBMITTALS: PROVIDE MATERIAL AND EQUIPMENT SUBMITTAL FOR EACH SPECIFICATION SECTION DENOTED AS REQUIRED AT MINIMUM. SUBMITTALS SHALL BE SUBMITTED ELECTRONICALLY IN PDF FORMAT (UNLESS HARD COPY IS REQUIRED BY OTHER CONTRACT APPLYING TO THE ENTIRE PROJECT). SUBMIT ALL REQUIRED SECTIONS IN A SINGLE SUBMITTAL OR BROKEN INTO NO MORE THAN THE FOLLOWING SEPARATE SECTIONS: "LIGHTING", "EQUIPMENT", "WIRING/DEVICES", AND "SPECIAL SYSTEMS". ORGANIZE SUBMITTAL AND/OR EACH SECTION BY SPECIFICATION NUMBER FOLLOWED BY ANY MAJOR EQUIPMENT REFERENCE ON THE DRAWINGS WITH ALL OPTIONS AND SELECTIONS HIGHLIGHTED TO DENOTE THE SPECIFIC EQUIPMENT PROPOSED. SUBMITTAL REVIEW IS FOR GENERAL DESIGN AND CONFIGURATION AND DOES NOT RELIEVE THE CONTRACTOR FROM PROVIDING A COMPLETE OPERATIONAL SYSTEM COMPLIANT WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.

26 01 21 - RECORD DRAWINGS: MARK UP A SET OF DRAWINGS (REDLINES) SHOWING ALL ELECTRICAL WORK. SHOW DIAGRAMMATIC ROUTING, SIZING AND CIRCUIT REVISIONS TO THE CONTRACT PLANS. RECORD DRAWINGS SHALL BE KEPT ON SITE AVAILABLE FOR REVIEW DURING THE ENTIRE CONSTRUCTION PERIOD. SUBMIT FINAL REDLINE SET FOR APPROVAL PRIOR TO FINAL INSPECTION.

26 01 22 - WARRANTY: THE CONTRACTOR SHALL GUARANTEE ALL WORK EXECUTED UNDER THIS CONTRACT TO BE FREE FROM DEFECTS IN MATERIALS AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM SUBSTANTIAL COMPLETION. ANY FAULTY MATERIALS OR WORKMANSHIP SHALL BE REPAIRED DURING THE GUARANTEE PERIOD AT NO ADDITIONAL COST TO THE OWNER.

26 05 15 - POWER CONDUCTORS: ALL POWER CONDUCTORS SHALL BE THHN 90 DEGREE C INSULATED COPPER UNLESS NOTED OTHERWISE. CONDUCTORS INSTALLED WHILE AMBIENT TEMPERATURE IS LESS THAN -7C (20F) OR LOCATED IN UN-HEATED SPACES SHALL BE XHHW 90 DEGREE C INSULATED COPPER UNLESS NOTED OTHERWISE. INSTALL ALL CONDUCTORS AND CABLES IN ACCORDANCE WITH NEC REQUIREMENTS FOR AMBIENT TEMPERATURE DERATING, CONDUIT FILL DERATING, AND BOX FILL. PROVIDE UNSHARED DEDICATED NEUTRAL FOR EACH CIRCUIT.

208V/120V CONDUCTORS: COLOR CODE CONDUCTORS BLACK, RED, BLUE, WHITE, AND GREEN. MINIMUM SIZE CONDUCTORS FOR 15 AND 20 AMP BRANCH CIRCUITS MEASURED FROM THE PANELBOARD TO THE FURTHEST DEVICE ON THE CIRCUIT UNLESS OTHERWISE NOTED ON THE DRAWINGS: 12 AWG UP TO 75 FT, 10 AWG 75 FT TO 120 FT, 8 AWG GREATER THAN 120 FT.

26 05 19 - COMMERCIAL CABLES: METALCLAD (MC) CABLE WITH STEEL OUTER SHEATH (WHERE ROUTED CONCEALED AND PROTECTED).

26 05 22 - CLASS 2 CABLES: PLENUM RATED LOW VOLTAGE CABLES PER EACH SYSTEM MANUFACTURER RECOMMENDATIONS INSTALLED IN CABLE TRAYS OR CAT 6 RATED J-HOOKS SPACED NO MORE THAN 4 FT APART WHERE NO CABLE TRAY IS DENOTED. WHERE WIRING OR CABLING IS ROUTED IN NON-ACCESSIBLE LOCATION, A RACEWAY SYSTEM IS TO BE PROVIDED. DO NOT INSTALL WHEN AMBIENT TEMPERATURES ARE LESS THAN -7C (20F).

26 05 26 - GROUNDING AND BONDING FOR ELECTRICAL SYSTEMS: PROVIDE EQUI-POTENTIAL GROUNDING SYSTEM. IN ACCORDANCE WITH NEC ARTICLE 250, AT SERVICE ENTRANCE EQUIPMENT AND EACH SEPARATELY DERIVED SYSTEM. PROVIDE GROUNDING CONDUCTOR IN ALL RACEWAYS BONDED TO EQUIPMENT AND TO RACEWAY SYSTEM. PROVIDE COMMUNICATION GROUND SYSTEM USING INSULATED GROUND BUS AT EACH TELECOM ROOM OR TTB BONDED TO THE MAIN SERVICE GROUND VIA #2 COPPER. PROVIDE #2 BOND FROM INSULATED GROUND BUS TO EACH RACK.

26 05 29 - HANGARS AND SUPPORTS FOR ELECTRICAL SYSTEMS: SUPPORT ALL ELECTRICAL EQUIPMENT INCLUDING, BUT NOT LIMITED TO, LIGHT FIXTURES, PANELBOARDS, BOXES, CONDUIT, ETC. PER NEC AND IBC SEISMIC REQUIREMENTS. PROVIDE SEISMIC SUPPORT AND DESIGN SEALED BY A LICENSED STRUCTURAL ENGINEER AS A DEFERRED SUBMITTAL TO THE AHJ FOR ALL EQUIPMENT OVER 400 LBS AND, EQUIPMENT OVER 20 LBS MOUNTED GREATER THAN 4FT AFF, CONDUIT 2.5" OR GREATER AND ALL TRAPEZE SUPPORTED RACEWAY 10 LBS/LF OR GREATER.

26 05 30 - RACEWAY: ALL CLASS 1 CIRCUITS SHALL BE INSTALLED IN CONCEALED METALLIC RACEWAY EXCEPT WHERE SPECIFICALLY INDICATED ELSEWHERE IN THE SPECIFICATIONS OR SHOWN ON THE DRAWINGS. ELECTRICAL EQUIPMENT AND WIRING CAN BE EXPOSED IN MECHANICAL ROOMS, TELECOMMUNICATION ROOMS OR WHERE SPECIFICALLY NOTED. DO NOT ROUTE RACEWAYS ON THE EXTERIOR SURFACES OF THE BUILDING OR THE ROOF UNLESS SPECIFICALLY NOTED OTHERWISE.

ELECTRICAL SPECIFICATIONS

"X" = PROVIDE SUBMITTAL

26 05 31 - POLYVINYL CHLORIDE CONDUIT (PVC): UL 651, SCHEDULE 40 AND SCHEDULE 80. FITTINGS: UL 514C AND UL 514D. USES: SCHEDULE 40 - BELOW GRADE OR SLAB ON GRADE. SCHEDULE 80 - BELOW GRADE, SLAB ON GRADE, OR CORROSIVE ENVIRONMENT. DO NOT INSTALL WHEN AMBIENT TEMPERATURES ARE LESS THAN -7C (20F).

26 05 33 - RIGID METAL CONDUIT (RMC): ANSI C80.1, UL 6. WITH BUSHINGS AT ALL TERMINATIONS. FITTINGS: GALVANIZED MALLEABLE IRON WITH THREADED HUBS FOR ALL CONDUIT ENTRIES AND COUPLINGS. SET SCREW OR RUNNING THREAD FITTINGS ARE NOT PERMITTED. USES: BELOW GRADE, IN CONCRETE, STUB UPS, CONCEALED, EXPOSED, WHERE EXPOSED TO PHYSICAL DAMAGE, ROUTED ON BUILDING ROOF. SERVICE RISERS, OR WITHIN 10FT OF RACEWAY ROUTED INTO FIXED FOUNDATIONS SUCH AS LIGHT POLE BASE OR STRUCTURE.

26 05 34 - ELECTRICAL METALLIC TUBING (EMT): ANSI C80.3, UL 797; GALVANIZED STEEL TUBING. FITTINGS: NEMA FB 1; GALVANIZED STEEL OR MALLEABLE IRON SET SCREW OR COMPRESSION. DIE CAST OR PRESSURE CAST FITTINGS OR LOCKNUTS ARE NOT PERMITTED. USES: CONCEALED OR EXPOSED WHERE NOT SUBJECT TO PHYSICAL DAMAGE.

26 05 35 - FLEXIBLE METAL CONDUIT (FMC): GALVANIZED OR ZINC COATED FLEXIBLE STEEL CONSTRUCTION. FMC FITTINGS: GALVANIZED MALLEABLE IRON OR STEEL WITH INSULATED THROATS. USES: CONNECTIONS TO MOTORS, TRANSFORMERS, AND OTHER MOVABLE OR VIBRATING EQUIPMENT.

26 05 36 - WET RATED: LIQUIDTIGHT FLEXIBLE CONDUIT (LTMC), RMC OR IMC. FITTINGS: GASKETED AND WET RATED BOXES. EMT WET RATED GLAND COMPRESSION CONNECTORS AND COUPLINGS. USES: EXTERIOR, WET, EQUIPMENT IN ELEVATOR PITS.

26 05 40 - BOXES: PROVIDE PULL AND JUNCTION BOXES AS REQUIRED PER NEC REQUIREMENTS RATED FOR THE ENVIRONMENT INSTALLED. BRANCH CIRCUIT JUNCTION BOXES TO BE ELECTRO-GALVANIZED, 4" SQUARE BY 1 1/2" DEEP MINIMUM FOR USE IN INTERIOR AREAS. PROVIDE 4 11/16" SQUARE BY 2 1/8" DEEP OUTLET BOXES FOR ALL VOICE AND DATA OUTLETS. DO NOT INSTALL BOXES BACK-TO-BACK IN WALLS. PROVIDE SEPARATION TO MINIMIZE SOUND TRANSFER. PROVIDE FIRE RATED PADS TO COVER EACH BOX IN FIRE RATED WALLS WHERE NECESSARY TO MAINTAIN FIRE WALL RATING.

X 26 05 42 - FLOOR BOX: COORDINATE WITH OWNER'S REPRESENTATIVE FOR EXACT LOCATION OF EACH BOX. COORDINATE EACH BOX REQUIREMENTS WITH FLOOR TYPE/THICKNESS, NUMBER OF GANGS, DEVICE CONFIGURATION, COVER PLATES, AND RACEWAY HUBS AS DENOTED ON THE PLANS AND SPECIFICATIONS. TRIM/PLATES TO BE BRUSHED ALUMINUM. HUBBELL PART NUMBERS ARE PROVIDED AS BASIS OF DESIGN.

X 26 05 42.2 - RECESSED FLOOR BOX NON-RATED: 4 GANG STAMPED STEEL WITH CABLE CAVITY - RECTANGULAR IN CONCRETE FLOOR: CFB42G25x; ROUND IN CONCRETE FLOOR: CFB42G25Rx; RECTANGULAR IN WOOD FLOOR: AFB4G25x; ROUND IN WOOD FLOOR: RAFB4BAsEx. ROUND IN CONCRETE FLOOR 2 GANG WITH SMALL CABLE CAVITY: CFB51R4SFBx.

26 27 26 - WIRING DEVICES: DEVICE AND DEVICE PLATES: COORDINATE COLOR WITH OWNER. FINISHED AREAS - FLUSH SMOOTH PLASTIC WITH MATCHING SCREWS. UNFINISHED AREAS - RAISED GALVANIZED STEEL. EXTERIOR AREAS - DIE CAST METAL, POWDER COAT FINISH, GASKETED, EXTRA DUTY RATED.

26 27 27 - RECEPTACLES: SIMPLEX OR DUPLEX (AS DENOTED ON THE PLANS) COMMERCIAL GRADE, 2 POLE, 3 WIRE, 120V, 20 AMP STRAIGHT BLADE, UON, UL LISTED, SMOOTH NYLON FACE, BACK AND SIDE WIRED. INSTALL RECEPTACLES VERTICALLY WITH GROUNDING POLE ON BOTTOM UNLESS NOTED OTHERWISE.

26 27 29 - SPECIAL RECEPTACLES: AMPERAGE/VOLTAGE/POLES AS DENOTED ON PLANS. COORDINATE RECEPTACLE CONFIGURATION WITH EQUIPMENT PROVIDED.

26 27 35 - SWITCHES: 20 AMP, 120/277V AC, BACK AND SIDE WIRED CONFIGURED AS INDICATED ON THE DRAWINGS. PROVIDE NEUTRAL (GROUNDED CONDUCTOR) IN ALL SWITCH BOXES FOR EACH SWITCHED CIRCUIT TO ALLOW FUTURE TECHNOLOGIES TO BE INSTALLED WHICH REQUIRE NEUTRAL CONDUCTOR.

26 27 36 - DIMMING SWITCHES: COMPATIBLE WITH FIXTURE SPECIFIED. ON/OFF CONTROL WITH RAISE AND LOWER PUSHBUTTONS.

26 27 42 - MOTOR RATED SWITCH: MANUAL FRACTIONAL HORSEPOWER RATED SWITCH RATED FOR VOLTAGE, PHASE AND HORSEPOWER AS DENOTED ON THE PLANS. SWITCH TO INCLUDE OVERLOADS WHERE NOT INCLUDED INTEGRAL TO THE MOTOR.

X 26 51 00 - LUMINAIRES: PROVIDE AND INSTALL ALL LIGHTING EQUIPMENT AS SHOWN ON THE DRAWINGS AND DESCRIBED IN THE LUMINAIRE SCHEDULE. BALLASTS SHALL BE SOUND RATED A. EXTERIOR FIXTURES SHALL BE RATED FOR OPERATION AT LEAST -20 DEG F. PROVIDE LED FIXTURES WITH LONG-LIFE LED'S, COUPLED WITH HIGH EFFICIENCY DRIVERS, L80 PERFORMANCE FOR 50,000 HOURS. DIMMING BALLASTS SHALL BE 0-10V, FLICKER-FREE, LOW INRUSH, 89% EFFICIENT MINIMUM AND LOW EMI.

X 27 00 00 - TELECOMMUNICATION SYSTEM: PROVIDE ROUGH-IN ONLY TO INCLUDE CABLE PATHWAY FROM NEAREST EQUIPMENT RACK TO EACH TELECOMMUNICATION OUTLET, RECESSED JUNCTION BOX WITH SINGLE GANG RING, BLANK COVER AND RACEWAY STUB TO ACCESSIBLE CEILING SPACE.

X 27 41 13 - AUDIO/VIDEO SYSTEM: SYSTEM DESCRIPTION - PROVIDE COMPLETE AUDIO/VISUAL SYSTEM AS DENOTED ON THE SYSTEM PLANS AND ASSOCIATED REQUIREMENTS. THE SYSTEM SHALL BE AS DENOTED ON THE PLANS AND ANY DEVIATIONS MUST BE APPROVED. SYSTEM INTEGRATION TO BE PROVIDED BY A SPECIALTY CONTRACTOR THAT HAS AT LEAST 5 YEARS EXPERIENCE INSTALLING SIMILAR SYSTEMS. SHOP DRAWINGS DENOTING ALL REQUIREMENTS OF THE SYSTEM INSTALLATION, EQUIPMENT LIST, ROUGH-IN REQUIREMENTS, CABLING, AND TERMINATIONS. PROVIDE 4 HOURS OF TRAINING FOR 2 OWNER PERSONNEL.

X 28 31 11.1 - FIRE ALARM UPGRADE: EXISTING SYSTEM TO BE UPGRADED AND EXPANDED AS REQUIRED TO ACCOMMODATE THE NEW FLOOR PLAN LAYOUT OF TENANT SPACE. THE FIRE ALARM SYSTEM SHALL BE A DESIGN BUILD COMPONENT OF THE PROJECT TO BE PROVIDED BY THE CONTRACTOR. SYSTEM SHALL PROVIDE ALL CODE REQUIREMENTS AT MINIMUM. FIRE ALARM SYSTEM DESIGN AND MODIFICATIONS TO BE PERFORMED AND APPROVED BY A NICET LEVEL 3 DO OR HIGHER DESIGNER. SHOP DRAWINGS DENOTING ALL REQUIREMENTS OF NEC ARTICLE 760, NFPA 72 AND AUTHORITY HAVING JURISDICTION OF THE SYSTEM INSTALLATION ARE TO BE SUBMITTED TO THE FIRE MARSHAL IF REQUIRED. THE CONTRACTOR IS RESPONSIBLE FOR ALL SYSTEM REQUIREMENTS, MATERIALS, EQUIPMENT, AND RESUBMITTALS FOR THE NECESSARY FOR AN APPROVED SYSTEM.

ELECTRICAL LEGEND

LUMINAIRE - TYPE AS NOTED ON PLAN.

LUMINAIRE - EMERGENCY LIGHT

EMERGENCY LIGHTING UNIT (WALL; CEILING; REMOTE HEAD)

EXIT SIGN SHADE DENOTES FACE; ARROWS AS INDICATED

SWITCH - SINGLE POLE, SINGLE THROW, UON

SWITCH - SEE SWITCH LEGEND FOR TYPE

POWER PANELBOARD

CONTROL PANEL - TYPE AS NOTED (SURFACE; RECESSED)

MOTOR CONNECTION

FUSED SAFETY SWITCH / DISCONNECT

PUSH BUTTON CONTROL STATION

JUNCTION BOX OR EQUIPMENT CONNECTION (CEILING; WALL; FLOOR)

DUPLEX RECEPTACLE

DOUBLE DUPLEX RECEPTACLE

DUPLEX RECEPTACLE - GFCI PROTECTED

DUPLEX RECEPTACLE - GFCI PROTECTED, WEATHERPROOF, *24" UON

SPECIAL RECEPTACLE - VERIFY NEMA CONFIGURATION (WALL; CEILING)

RECEPTACLE - FLUSH MOUNTED IN CEILING

RECESSED FLOOR BOX (NON-RATED; FIRE RATED)

TELECOMMUNICATION OUTLET

TV WALL BOX

MICROPHONE (CEILING; WALL; FLOOR)

SWITCH LEGEND

3 (THREE WAY); 4 (FOUR WAY); L (LOW VOLTAGE); D (DIMMER); K (KEYED); P (PILOT LIGHT); V (VARIABLE SPEED CONTROL); VS (VACANCY SENSOR); DV (DIMMING VACANCY SENSOR); OS (OCCUPANCY SENSOR); TM (TIMER); T (INTEGRAL MOTOR OVERLOAD)

DENOTES AVAILABLE FAULT CURRENT

LINETYPE/LINEWEIGHT DENOTING FUTURE WORK

LINETYPE/LINEWEIGHT DENOTING EXISTING WORK TO REMAIN

LINETYPE/LINEWEIGHT DENOTING NEW WORK

LINETYPE/LINEWEIGHT DENOTING DEMO WORK

LINETYPE/LINEWEIGHT DENOTING BELOW GRADE CONDUIT

LINETYPE/LINEWEIGHT DENOTING CONTROL WIRING

EQUIPMENT TAG LEGEND

LUMINAIRES

- A3/#1
- 2H-15a
- LUMINAIRE TYPE (UNDERLINED) (#) DENOTES TYPICAL CIRCUIT AND SWITCHLEG PANEL

CONTROL SWITCHES

- LOWER CASE LETTER DENOTES SWITCH LEG FOR CORRESPONDING LUMINAIRE CONTROL
- UPPERCASE LETTER OR NUMBER DENOTES SWITCH CONFIGURATION

EQUIPMENT CONNECTIONS

- AHU-1
- TYPICAL EQUIPMENT
- A-1,3.5
- CIRCUIT NUMBER(S) PANEL

RECEPTACLES

- 48"
- 2L-1,3
- 1.5-20R
- MOUNTING HEIGHT (SEE NOTE 1) PANEL
- CIRCUIT NUMBER(S)
- NEMA CONFIGURATION FOR SPECIAL RECEPTACLES

TRIANGLE. SEE NOTE 1.

NOTE 1: DIMENSIONS (WHEN GIVEN ARE AFF). "C" OR TRIANGLE DENOTES 4" ABOVE COUNTER/BACKSPASH OR ADJACENT COUNTER/SINK (COORDINATE WITH ARCHITECTURE). THIS APPLIES TO ALL ELECTRICAL DEVICES.

ABBREVIATIONS	
INDUSTRY STANDARD ABBREVIATIONS SHALL ALSO BE APPLICABLE.	
(#)	DENOTES TYPICAL IN LIGHT FIXTURE TYPES
(D)	DEMOLISH
(E)	EXISTING
(R)	RELOCATED
AFCI	ARC FAULT CIRCUIT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
AFG	ABOVE FINISHED GRADE
AL	ALUMINUM
BJ	BONDING JUMPER
CB	CIRCUIT BREAKER
CO, C.O.	CONDUIT ONLY
CT	CURRENT TRANSFORMER
CU	COPPER
DFACU	DEDICATED FIRE ALARM CONTROL UNIT
EGC	EQUIPMENT GROUNDING CONDUCTOR
FAA	FIRE ALARM ANNUNCIATOR
FACP	FIRE ALARM CONTROL PANEL
FACU	FIRE ALARM CONTROL UNIT
FHP	FRACTIONAL HORSEPOWER
FLA	FULL LOAD AMPS
FSD	FIRE SMOKE DAMPER
G, GFCI	GROUND FAULT CIRCUIT INTERRUPTER
GEC	GROUNDING ELECTRODE CONDUCTOR
GES	GROUNDING ELECTRODE SYSTEM
GFEP	GROUND FAULT EQUIPMENT PROTECTION
MCA	MINIMUM CIRCUIT AMPACITY
MFS	MAXIMUM FUSE SIZE
NC	NORMALLY CLOSED
NIC	NOT IN CONTRACT (NOT IN SCOPE)
NO	NORMALLY OPEN
P	POLES
PC	PHOTO CELL
PH, Ø	PHASE
PNL	PANEL
RIB	RELAY IN A BOX (MOTOR RATED)
SCCR	SHORT CIRCUIT CURRENT RATING
SE	SERVICE ENTRANCE RATED
SSBJ	SUPPLY SIDE BONDING JUMPER
SSEBJ	SUPPLY SIDE EQUIPMENT BONDING JUMPER
TGB	TELECOMMUNICATION GROUNDING BUSBAR
TMGB	TELECOMMUNICATION MAIN GROUNDING BUSBAR
TYP	TYPICAL
UON	UNLESS OTHERWISE NOTED
VFD	VARIABLE FREQUENCY DRIVE
W	WATTS OR WIRE
WG	WIRE GUARD
WP	WEATHERPROOF
XFMR	TRANSFORMER

MOUNTING HEIGHT SCHEDULE	
EQUIPMENT	HEIGHT
PANELBOARDS (TOP)	72"
SPECIAL SYSTEM PANELS (TOP)	72"
POWER METER BASE (CENTER LINE OF SOCKET)	PER UTILITY
CONTACTORS, MOTOR STARTERS, DISCONNECT (TOP)	66"
REC IN OFFICE AREAS	18"
REC LOCATED IN HAZARDOUS OR S-2 OCCUPANCIES	24" MINIMUM
REC IN NON-FINISHED AND MECHANICAL SPACES	46"
WALL MOUNTED SWITCHES	46"
TELECOMMUNICATION OUTLETS	18"
INDICATING DEVICES (BOTTOM)	80"
PULL STATIONS, PUSH BUTTONS	46"

ELECTRICAL SHEET LIST	
NUM	SHEET TITLE
E0.1	ELECTRICAL SPECIFICATIONS AND LEGEND
E1.1	ELECTRICAL DEMOLITION PLAN AND PANEL SCHEDULE
E2.1	LIGHTING PLAN - LEVEL 1
E2.2	LIGHTING PLAN - LEVEL 2
E3.1	POWER AND SIGNAL PLAN - LEVEL 1
E3.2	POWER AND SIGNAL PLAN - LEVEL 2
TOTAL SHEETS: 6	

PRICING ALTERNATES

BASE:

- PROVIDE NEW ELECTRICAL DENOTED ON WALLS EXCEPT FOR ENTRY PONY WALL.

ALTERNATE 1:

- REPLACE EXISTING CEILING MOUNTED LIGHTING WITH NEW EXCEPT FOR DIAS SOFFIT. DIAS AREA TO BE FILLED IN WITH ADDITIONAL 7 ADDITIONAL TYPE GB5 FIXTURES IN ORIGINAL LOCATIONS.
- EMERGENCY ILLUMINATION AND EXIT SIGNS.

ALTERNATE 2:

- NEW TV WALL BOX AT ENTRY PONY WALL.
- NEW POWER AND TELECOMMUNICATION TO DIAS, WORKSTATIONS AND SPEAKING PODIUM.
- NEW TELECOMMUNICATION RACK REQUIREMENTS.
- DIAS SOFFIT DOWNLIGHTS AND FLAG LIGHTS AT NORTHEAST CORNER OF DIAS AREA.
- AV ROUGH-IN.

ALTERNATE 3:

- HRV POWER CONNECTION.

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SHEET CONTENTS
ELECTRICAL SPECIFICATIONS AND LEGEND

E0.1

(E)PANEL 'A' SCHEDULE

VOLTAGE: 208/120V, 1PH, 3W
OPD RATING: 200 A

LOCATION: MECHANICAL 105
ENCLOSURE: NEMA 1
MOUNTING: SURFACE

CKT	N	LOAD DESCRIPTION	AMP	P	A	B	P	AMP	LOAD DESCRIPTION	N	CKT		
1		LTG: RM 101,101A	20	1	0.13	0.66			MTR: RM 200 HRV-1		2		
3		LTG:LTGE: RM 101	20	1		0.87	0.72	1	20	REC: RM 104-105		4	
5		MTR:LTG: RM 105 UH-1	20	1	0.31	1.26		1	20	REC: RM 101 JB-F,JB-W		6	
7		MTR: RM 105 D.WAITER	20	1		0.70	1.50	1	20	CONT: RM 100 EH-1	L	8	
9		MTR:LTG: RM 102-103 EF-1,EF-2	20	1	0.46	1.36		1	20	LTG: RM 200		10	
11		LTG: RM 104	20	1		0.41	0.89	1	15	MTR: RM 105 CP-1,GT-1		12	
13		REC:LTG:LTGE: RM 101,104	20	1	0.77	0.86		1	15	MTR: RM 105 CP-2		14	
15		REC: RM 101 JB-W	20	1		0.54	0.98	1	20	REC/INCONT/LTG: RM 100,103,104,106 DOORS		16	
17		REC: RM 101,200 JB-F,JB-W	20	1	1.26	0.90		1	20	REC: RM 101A JB-Ws		18	
19		LTG: RM 101,200	20	1		0.08	0.05	1	20	LTG: RM 100		20	
21	--	SPARE	20	1	0.00	0.30		1	20	MTR: RM 105 B-1.CP		22	
23		CONT: RM 102 WH	20	1			2.00	2.00	1	20	CONT: RM 105 WH		24
25		REC: RM 101,101A	20	1	0.90	3.25		2	50	NCNT: 50A RECEPT EXTERIOR NORTH		26	
27		REC: RM 101,101A	20	1		0.90	3.25	--	--	--	--	28	
29		NCNT: RM 200 RACK-UPS	20	2	1.20	0.00		1	20	SPARE	--	30	
31	--	--	--	--	--	1.20	0.18	1	20	REC: EXTERIOR SOUTH		32	
33		NCNT: 50A RECEPT EXTERIOR SOUTH	50	2	3.25	0.18		1	20	REC: EXTERIOR SOUTH		34	
35	--	--	--	--	--	3.25	0.18	1	20	REC: EXTERIOR SOUTH		36	
37		REC: RM 200 DATA RACK	20	1	0.54	0.18		1	20	REC: EXTERIOR SOUTH		38	
39		NCNT: RM 105 FACP	20	1		0.20	0.18	1	20	REC: EXTERIOR SOUTH		40	
TOTAL KVA/PHASE:					17.8			20.1					
TOTAL AMPS/PHASE:					170.9			190.1					

SUMMARY BY LOAD TYPE

LOAD CLASSIFICATION	CONNECTED	NEC FACTORS	TOTAL NEC
CONT	5.500 KVA	125.00%	6.875 KVA
LTG	3.698 KVA	125.00%	4.623 KVA
LTGE	0.014 KVA	125.00%	0.018 KVA
MTR	3.858 KVA	105.60%	4.074 KVA
NCNT	16.140 KVA	100.00%	16.140 KVA
REC	8.640 KVA	100.00%	8.640 KVA

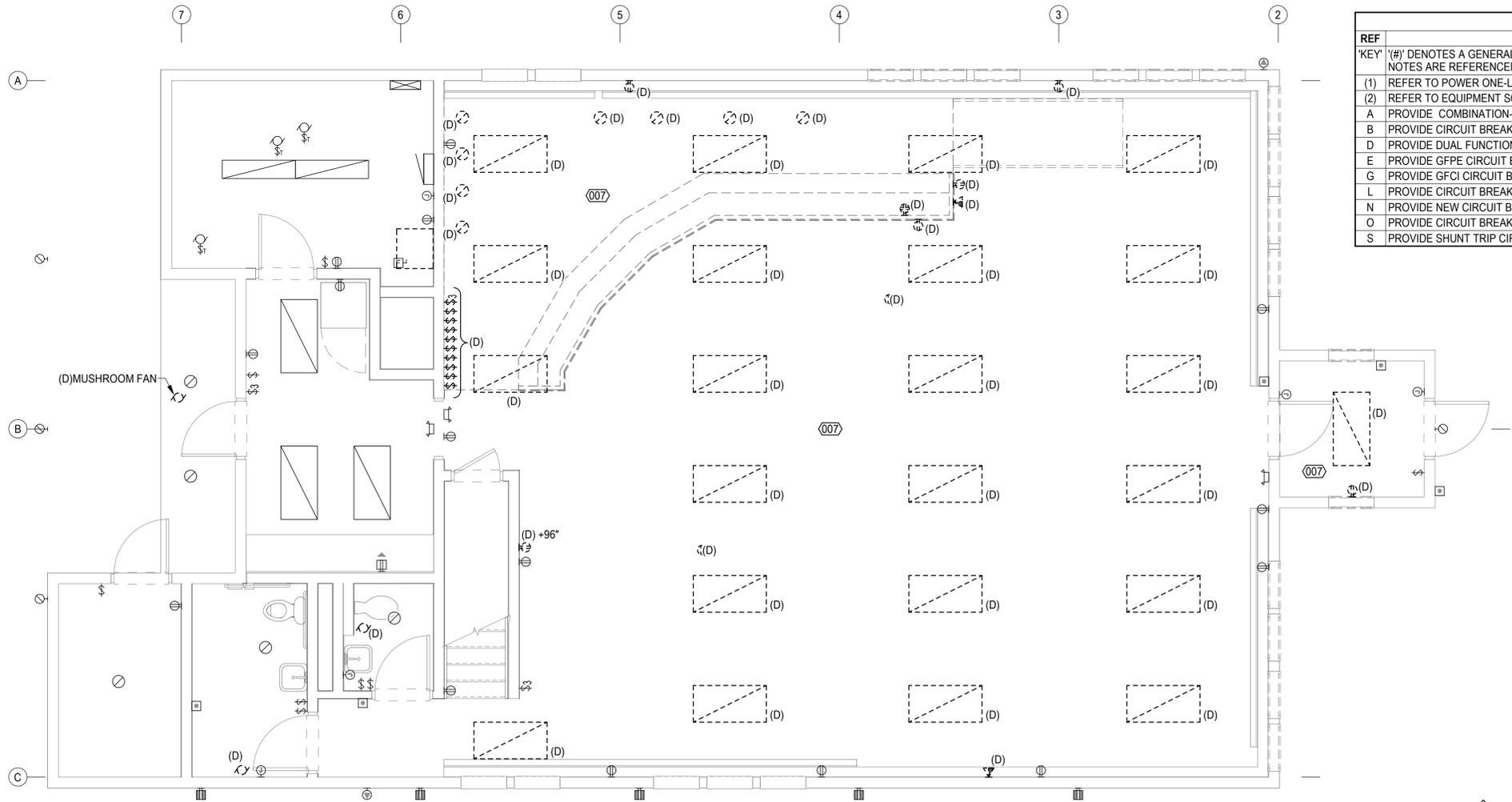
PANEL TOTALS
CONNECTED KVA: 37.860 KVA
NEC CALCULATED KVA: 40.369 KVA
CONNECTED AMPS: 182 A
NEC CALCULATED AMPS: 194 A

REFERENCED SHEET NOTES

REF	NOTE
007	ALL ELECTRICAL DEVICES ARE EXISTING TO REMAIN UNLESS OTHERWISE DENOTED AS DEMOLISHED "(D)".

LOAD CLASSIFICATIONS SCHEDULE		
NOTES		
(KEY)	"(x)" DENOTES A GENERAL, NON-REFERENCED, NOTE. NUMBERED NOTES ARE REFERENCED IN THE SCHEDULE.	
(A)	NOT ALL LOAD CLASSIFICATIONS ARE NECESSARILY USED. ONLY CLASSIFICATIONS FROM LOADS THAT ARE CONNECTED TO EACH PANEL ARE SHOWN IN THE SUMMARY SECTION OF THE PANEL SCHEDULES.	
(B)	PANELBOARD BUS RATINGS TO EQUAL OR EXCEED OPD RATINGS SHOWN IN PANEL SCHEDULES UNLESS OTHERWISE NOTED.	
1	THE NEC DEMAND PERCENTAGE IS SHOWN AS A WEIGHTED AVERAGE. FOR EXAMPLE 125% OF 100VA PLUS 100% OF 100VA WILL SHOW THE WEIGHTED AVERAGE PERCENTAGE OF 112.5% RESULTING IN 225VA.	
SCHEDULE		
CLASS.	NEC REFERENCE	DESCRIPTION
CONT	NEC 2014: 210.20(A)	125% OF THE CONTINUOUS LOAD
ETR	NEC 2014: 220.87	RECORDED DEMAND LOAD * 125%. INDIVIDUAL CIRCUITS WITH 0.00 IN THE KVA/PHASE COLUMNS ARE EXISTING LOADS TO REMAIN WHICH WERE RECORDED PER NEC REQUIREMENTS AND IS INCLUDED IN THE SCHEDULE'S SUMMARY SECTION.
LTG	NEC 2014: 210.20(A)	LIGHTING LOADS CONSIDERED TO BE CONTINUOUS. 125% OF THE CONTINUOUS LOAD.
LTGE	NEC 2014: 210.20(A)	CALCULATED SAME AS 'LTG' BUT EXCLUDED FROM ENERGY LIGHTING POWER DENSITY CALCULATIONS.
MTR	NEC 2014: 430.24	125% OF THE FULL-LOAD CURRENT RATING OF THE HIGHEST RATED MOTOR PLUS THE SUM OF THE FULL-LOAD CURRENT RATINGS OF ALL OTHER MOTORS. (SEE NOTE 1)
NCDN	NEC 2014: 220.60	NONCOINCIDENT LOADS: WHERE IT IS UNLIKELY THAT TWO OR MORE NONCOINCIDENT LOADS WILL BE IN USE SIMULTANEOUSLY, THE LARGEST LOAD WILL BE USED. LOADS CLASSIFIED AS NCDN WILL HAVE ZERO LOAD.
NCNT	NEC 2014: 210.20(A)	100% OF THE NON-CONTINUOUS LOAD
REC	NEC 2014: 220.44	NON-DWELLING RECEPTACLE LOADS = FIRST 10KVA OR LESS AT 100% PLUS REMAINDER OVER 10KVA AT 50%. (SEE NOTE 1)
MCA	(SEE MTR)	THE LOAD IS BASED ON THE GIVEN MCA (MINIMUM CIRCUIT AMPACITY) WHICH INCLUDES 125% OF THE LARGEST MOTOR OF THE UNIT. 100% OF THE MCA LOAD.

PANEL SCHEDULE NOTES (COLUMN 'N')	
REF	NOTE
(KEY)	"(#)" DENOTES A GENERAL, NON-REFERENCED, NOTE. SEE PANEL SCHEDULES COLUMN 'N' FOR REFERENCED NOTES. (NOT ALL NOTES ARE REFERENCED.)
(1)	REFER TO POWER ONE-LINE DIAGRAMS FOR ADDITIONAL PANEL CONFIGURATION AND REQUIREMENTS.
(2)	REFER TO EQUIPMENT SCCR SCHEDULE FOR PANEL SHORT CIRCUIT RATINGS.
A	PROVIDE COMBINATION-TYPE AFCI CIRCUIT BREAKER.
B	PROVIDE CIRCUIT BREAKER RATED FOR 'BACKFEED' USE.
D	PROVIDE DUAL FUNCTION AFCI AND GFCI CIRCUIT BREAKER.
E	PROVIDE GFPE CIRCUIT BREAKER.
G	PROVIDE GFCI CIRCUIT BREAKER.
L	PROVIDE CIRCUIT BREAKER WITH OEM LOCK OFF DEVICE FOR USE AS DISCONNECT PER NEC.
N	PROVIDE NEW CIRCUIT BREAKER MATCHING EXISTING BREAKER AIC RATINGS.
O	PROVIDE CIRCUIT BREAKER WITH OEM LOCK ON DEVICE IDENTIFIED WITH RED MARKINGS.
S	PROVIDE SHUNT TRIP CIRCUIT BREAKER CONTROLLED BY ASSOCIATED SYSTEM.



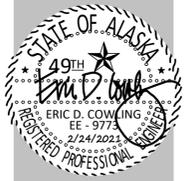
1 LEVEL 1 ELECTRICAL DEMOLITION PLAN
E1.1 SCALE: 1/4" = 1'-0"



PROJ. NO. 2007
DRAWN ADM
CHECKED EDC
DATE 2-24-2021
FULL SIZE DRAWINGS: 22" x 34"

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SHEET CONTENTS
ELECTRICAL DEMOLITION
PLAN AND PANEL
SCHEDULE

E1.1

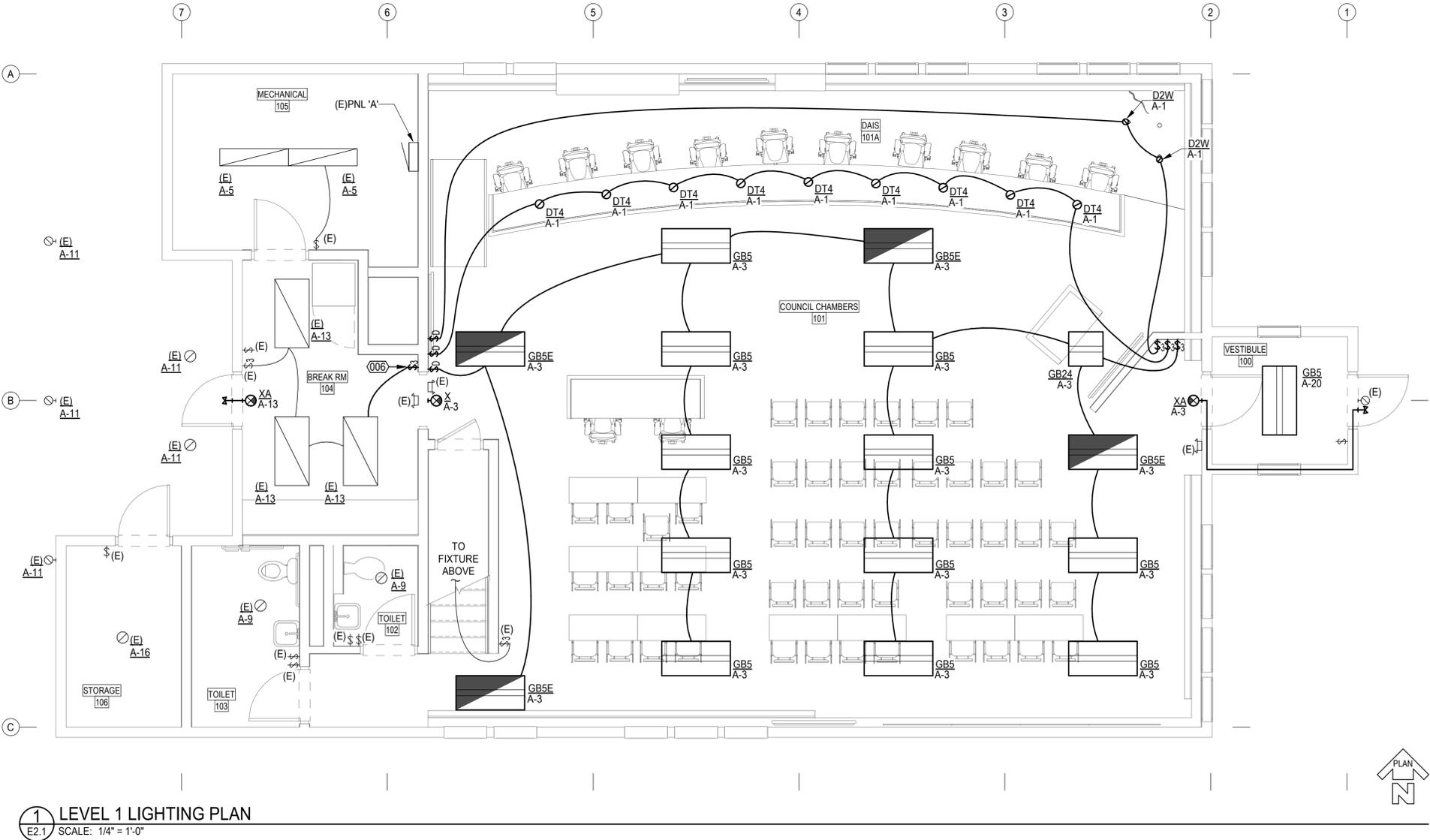
LUMINAIRE SCHEDULE								
NOTES								
(KEY)	(X) DENOTES A GENERAL, NON-REFERENCED, NOTE. NUMBERED NOTES ARE REFERENCED IN THE SCHEDULE.							
(A)	QUANTITIES/COUNTS SHOWN IN SCHEDULES ARE FOR CONVENIENCE ONLY. CONTRACTOR TO VERIFY ALL QUANTITIES/COUNTS FROM PLANS.							
(B)	CATALOG NUMBERS ARE FOR GENERAL REFERENCE AND ARE NOT INCLUSIVE OF ALL OPTIONS/REQUIREMENTS DENOTED ON PLANS AND SPECIFICATIONS. ASTERISK (*) DENOTES COORDINATION ITEMS.							
(C)	REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATION AND PROVIDE MOUNTING HARDWARE/FLANGES ETC FOR ALL LUMINAIRES FOR CEILING TYPES SHOWN.							
(D)	PROVIDE UNIVERSAL OR MULTI-VOLTAGE VOLTAGE DRIVERS WHEN AVAILABLE. COORDINATE EXACT VOLTAGE/PHASE WITH CONNECTED CIRCUITS IN ALL OTHER SITUATIONS.							
(E)	LIGHT SOURCE COLOR TEMPERATURE, UNLESS OTHERWISE NOTED: 3500K (SELECT NEAREST AVAILABLE COLOR TEMP FOR EACH LUMINAIRE TYPE). LIGHT SOURCE CRI TO BE 80 MIN. UON.							
(F)	COLOR FINISH FOR ALL EXTERIOR LUMINAIRES TO BE DARK BRONZE UON.							
1	NOT USED.							
SCHEDULE								
QTY	TYPE	DESCRIPTION	WATTS	LAMPS	MOUNTING	MANUFACTURER	MODEL	NOTES
2	D2W	2" LED WALL WASH	10 W	570 LM LED	CEILING RECESSED	JUNO	2A *FU WH 2 NCMF	
9	DT4	4" LOW PROFILE DOWNLIGHT	10 W	675 LM LED	CEILING RECESSED	LITHONIA	WF4 LED *K MW WF4 PAN	
12	GB5	2' X 4' LED VOLUMETRIC TROFFER	45 W	5234 LM LED	CEILING GRID	LITHONIA	2BLT4 48L ADP * EZ1 LP*	
4	GB5E	2' X 4' LED VOLUMETRIC TROFFER W/ EMERGENCY BATTERY UNIT	45 W	5234 LM LED	CEILING GRID	LITHONIA	2BLT4 48L ADP * EZ1 LP* EL14L	
1	GB24	2' X 2' LED VOLUMETRIC TROFFER	39 W	4302 LM LED	CEILING GRID	LITHONIA	2BLT2 40L ADP * EZ1 LP*	
1	X	LED EXIT SIGN W/ BATTERY BACKUP	1 W	GREEN LED	WALL OR CEILING	LITHONIA	LQM S W 3 G 120/277 ELN	
2	XA	LED EXIT SIGN WITH EXTERIOR REMOTE EM LIGHT	2 W	GREEN LED	WALL OR CEILING	LITHONIA	LHQM LED G HO RO; AFB OELR DDBTXD WT	

GENERAL NOTES

- EXISTING CIRCUITING DERIVED FROM AS-BUILT INFORMATION AND MAY VARY FROM ACTUAL EXISTING CONDITIONS. CONTRACTOR MAY MODIFY CIRCUITING AS FIELD CONDITIONS REQUIRE.

REFERENCED SHEET NOTES

- | REF | NOTE |
|-----|---|
| 006 | RELOCATE AND PROVIDE NEW 3-WAY SWITCH FOR KITCHEN LIGHTING CONTROL. |



1 LEVEL 1 LIGHTING PLAN
E2.1 SCALE: 1/4" = 1'-0"



PROJ NO 2007
 DRAWN ADM
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 DATE 2-24-2021
 FULL SIZE DRAWINGS: 22" x 34"

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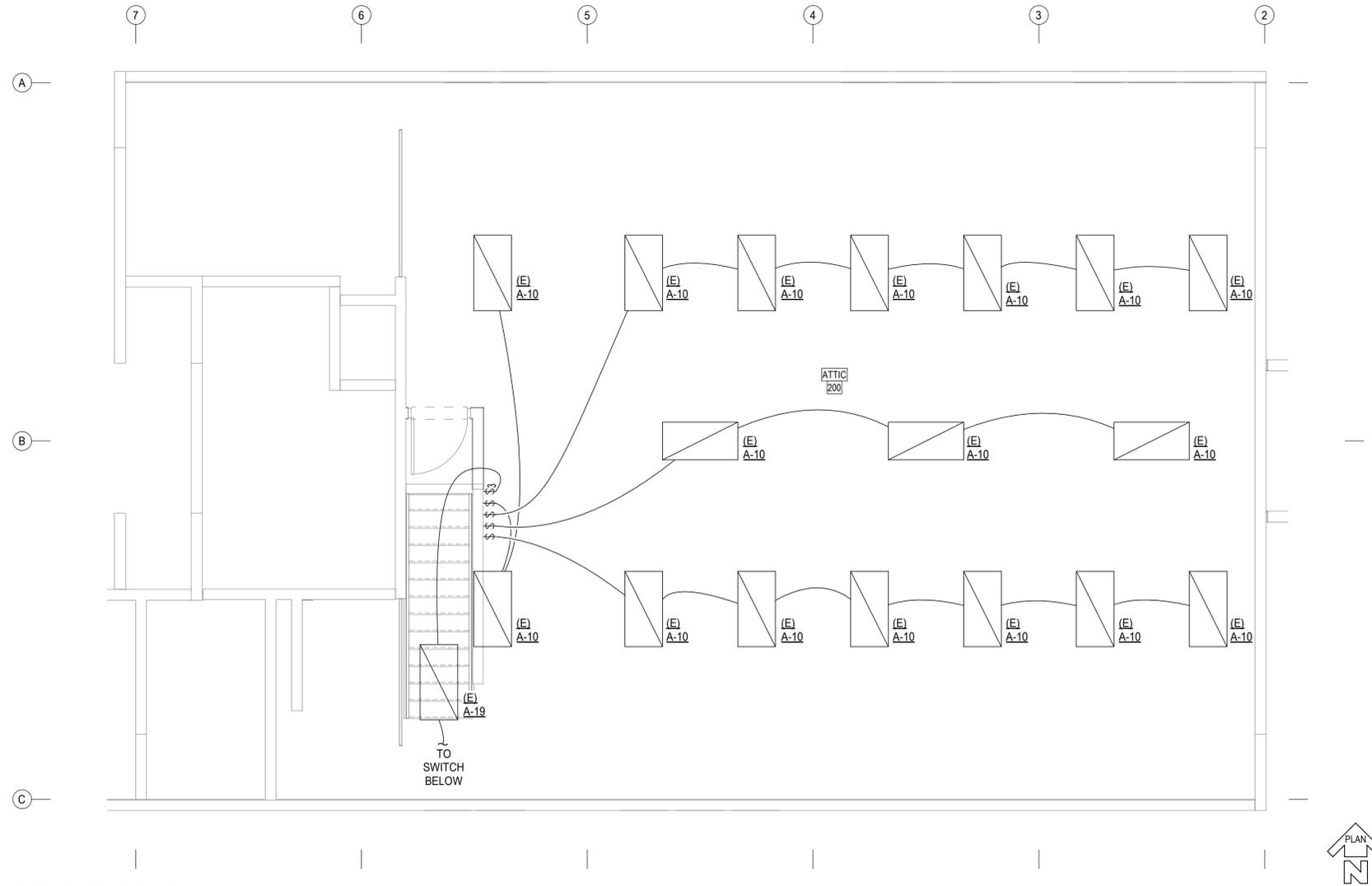
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SHEET CONTENTS
LIGHTING PLAN - LEVEL 1

E2.1

GENERAL NOTES

1. EXISTING CIRCUITING DERIVED FROM AS-BUILT INFORMATION AND MAY VARY FROM ACTUAL EXISTING CONDITIONS. CONTRACTOR MAY MODIFY CIRCUITING AS FIELD CONDITIONS REQUIRE.



1 LEVEL 2 LIGHTING PLAN
E2.2 SCALE: 1/4" = 1'-0"

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FULL SIZE DRAWINGS: 22" x 34"

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SHEET CONTENTS
LIGHTING PLAN - LEVEL 2

E2.2

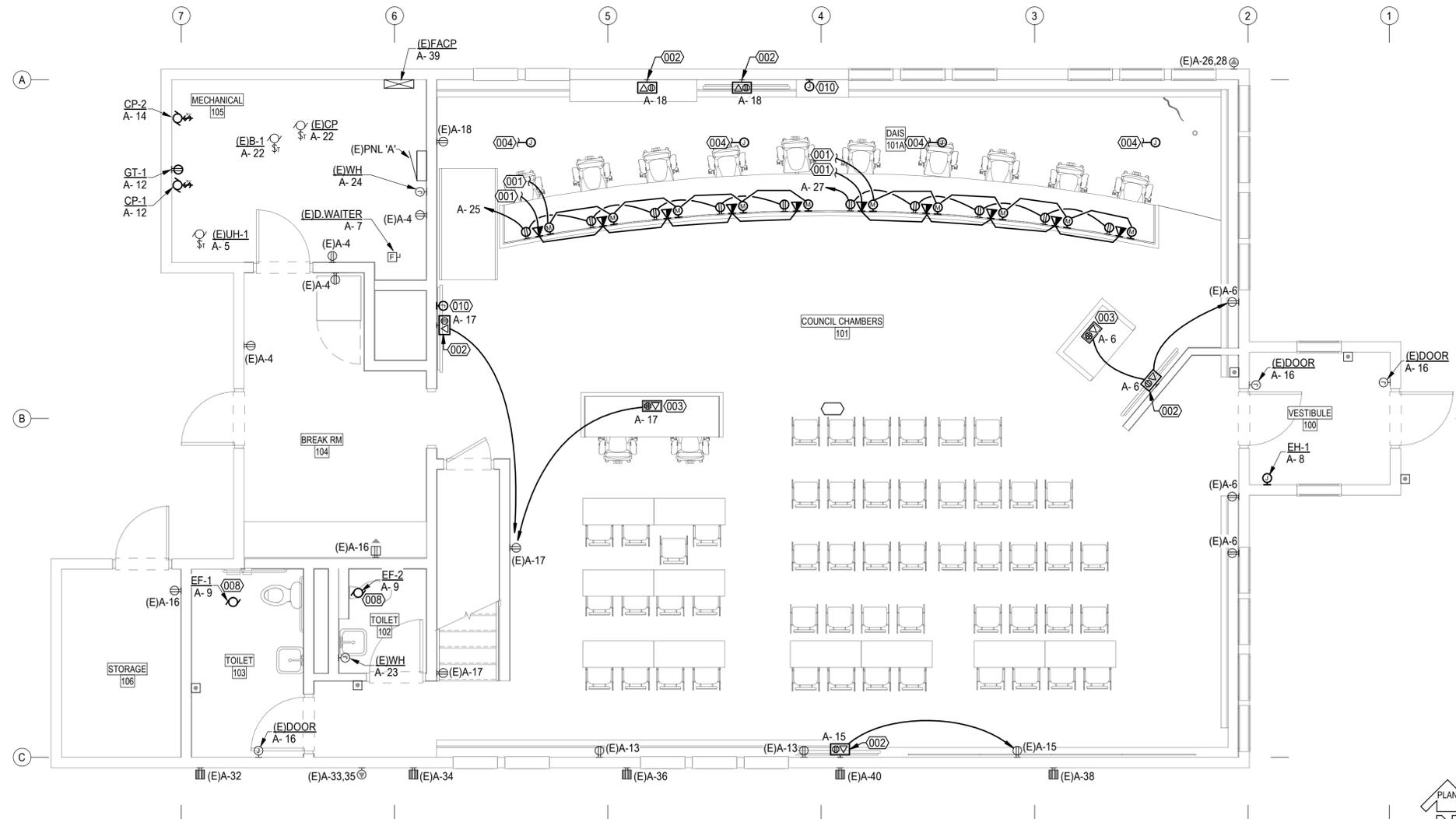
EQUIPMENT CONNECTION SCHEDULE														
NOTES														
(KEY)	(x) DENOTES A GENERAL, NON-REFERENCED, NOTE. NUMBERED NOTES ARE REFERENCED IN THE SCHEDULE.													
(A)	QUANTITIES/COUNTS SHOWN IN SCHEDULES ARE FOR CONVENIENCE ONLY. CONTRACTOR TO VERIFY ALL QUANTITIES/COUNTS FROM PLANS.													
(B)	REFER TO FLOOR PLAN DRAWINGS FOR EQUIPMENT TYPE REQUIREMENTS, LOCATIONS AND QUANTITIES.													
(C)	COORDINATE ALL CONNECTION REQUIREMENTS WITH ACTUAL EQUIPMENT SUPPLIED PRIOR TO ROUGH-IN.													
(D)	COORDINATE AND PROVIDE SPECIFIC SIZING OF OVERLOADS AND FUSES WITH EQUIPMENT NAMEPLATES.													
(E)	FRACTIONAL HP TYPE MOTOR SWITCH WHERE AUTO CONTROL IS REQUIRED PROVIDE 'RELAY IN BOX'.													
1	NOT USED.													
SCHEDULE														
QTY	EQUIP ID	LOCATION OR FUNCTION	KVA	HP	FLA	MCA	MFS	TYPE	CONFIG	V	PH	OPD	FEEDER (MINIMUM) CU UON	NOTES
1	CP-1	CIRCULATION PUMP	0.864	1/3				MOTOR SWITCH	NEMA 1	120	1	15 A	0.5°C, (2)12 AWG, (1)12 AWG EGC	
1	CP-2	CIRCULATION PUMP	0.864	1/3				MOTOR SWITCH	NEMA 1	120	1	15 A	0.5°C, (2)12 AWG, (1)12 AWG EGC	
1	EF-1	EXHAUST FAN	0.150	FHP				MOTOR	NEMA 1	120	1	20 A	0.5°C, (2)12 AWG, (1)12 AWG EGC	
1	EF-2	EXHAUST FAN	0.150	FHP				MOTOR	NEMA 1	120	1	20 A	0.5°C, (2)12 AWG, (1)12 AWG EGC	
1	EH-1	ELECTRIC SPACE HEATER	1.500							120	1	20 A	0.75°C, (2)10 AWG, (1)10 AWG EGC	
1	GT-1	GLYCOL TANK PUMP	0.024		0.2			DUPLEX	NEMA 1	120	1	15 A	0.5°C, (2)12 AWG, (1)12 AWG EGC	
1	HRV-1	HEAT RECOVERY AIR HANDLING UNIT	0.660		5.5			MOTOR SWITCH	NEMA 1	120	1	20 A	0.5°C, (2)12 AWG, (1)12 AWG EGC	
1	RACK-UPS	RECEPTACLE AT RACK FOR UPS	2.400					NEMA 6-20R	NEMA 6-20R	208	1	20 A	0.5°C, (3)12 AWG, (1)12 AWG EGC	

GENERAL NOTES

- EXISTING CIRCUITING DERIVED FROM AS-BUILT INFORMATION AND MAY VARY FROM ACTUAL EXISTING CONDITIONS. CONTRACTOR MAY MODIFY CIRCUITING AS FIELD CONDITIONS REQUIRE.
- CONTRACTOR TO COORDINATE AND PROVIDE ALL REQUIREMENTS OF THE AV PLANS AND SPECIFICATIONS.

REFERENCED SHEET NOTES

- | REF | NOTE |
|-----|--|
| 001 | PROVIDE 1-1/4" C.O. WITH PULL STRING ROUTED TO NEW TELECOMMUNICATION RACK IN FILE STORAGE. |
| 002 | PROVIDE POWER RECEPTACLE AND COMMUNICATION WALL BOX MOUNTED HORIZONTALLY WITH 1" AND PULL STRING ROUTED TO NEW TELECOMMUNICATION RACK IN FILE STORAGE ROOM ON LEVEL 2. ROUTE POWER AND SIGNAL CABLES CONCEALED IN WALL FROM CEILING TO BOX LOCATION. |
| 003 | IN ADDITION TO POWER, PROVIDE (2) 1" C.O. WITH PULL STRING FROM FLOOR BOX TO NEW TELECOMMUNICATION RACK IN FILE STORAGE. SAW CUT FLOOR SLAB AS REQUIRED FOR ROUTING. |
| 004 | PROVIDE JUNCTION BOX ABOVE DROPPED CEILING FOR FUTURE SPEAKERS WITH 1" C.O. WITH PULL STRING ROUTED TO NEW TELECOMMUNICATIONS RACK IN FILE STORAGE. |
| 008 | RECONNECT NEW FAN TO EXISTING CIRCUIT AND CONTROLS. |
| 010 | PROVIDE WALL BOX FOR CAMERA WITH 1" C AND PULL STRING ROUTED TO NEW TELECOMMUNICATION RACK IN FILE STORAGE ROOM ON LEVEL 2. ROUTE RACEWAY CONCEALED IN WALL FROM CEILING TO BOX LOCATION. |



1 LEVEL 1 POWER AND SIGNAL PLAN
E3.1 SCALE: 1/4" = 1'-0"

PROJ NO 2007
 DRAWN ADM
 CHECKED EDC
 DATE 2-24-2021
 FULL SIZE DRAWINGS: 22" x 34"

EIC ENGINEERS, INC.
 1115 E. 10TH AVE.
 ANCHORAGE, AK 99518
 T 907.349.9712
 www.eiceng.com

CITY COUNCIL CHAMBERS
 DESIGN DEVELOPMENT
 CITY OF VALDEZ
 212 CHENECA ST. VALDEZ AK 99686

STATE OF ALASKA
 49TH
 ERIC D. COWLING
 EE - 9773
 2/24/2021
 REGISTERED PROFESSIONAL

625 S COBB ST
 PALMER, AK
 T: 907.746.6670
 F: 907.746.6680
 wolfdarchitecture.com

Wolf
 ARCHITECTURE

SHEET CONTENTS
 POWER AND SIGNAL
 PLAN - LEVEL 1

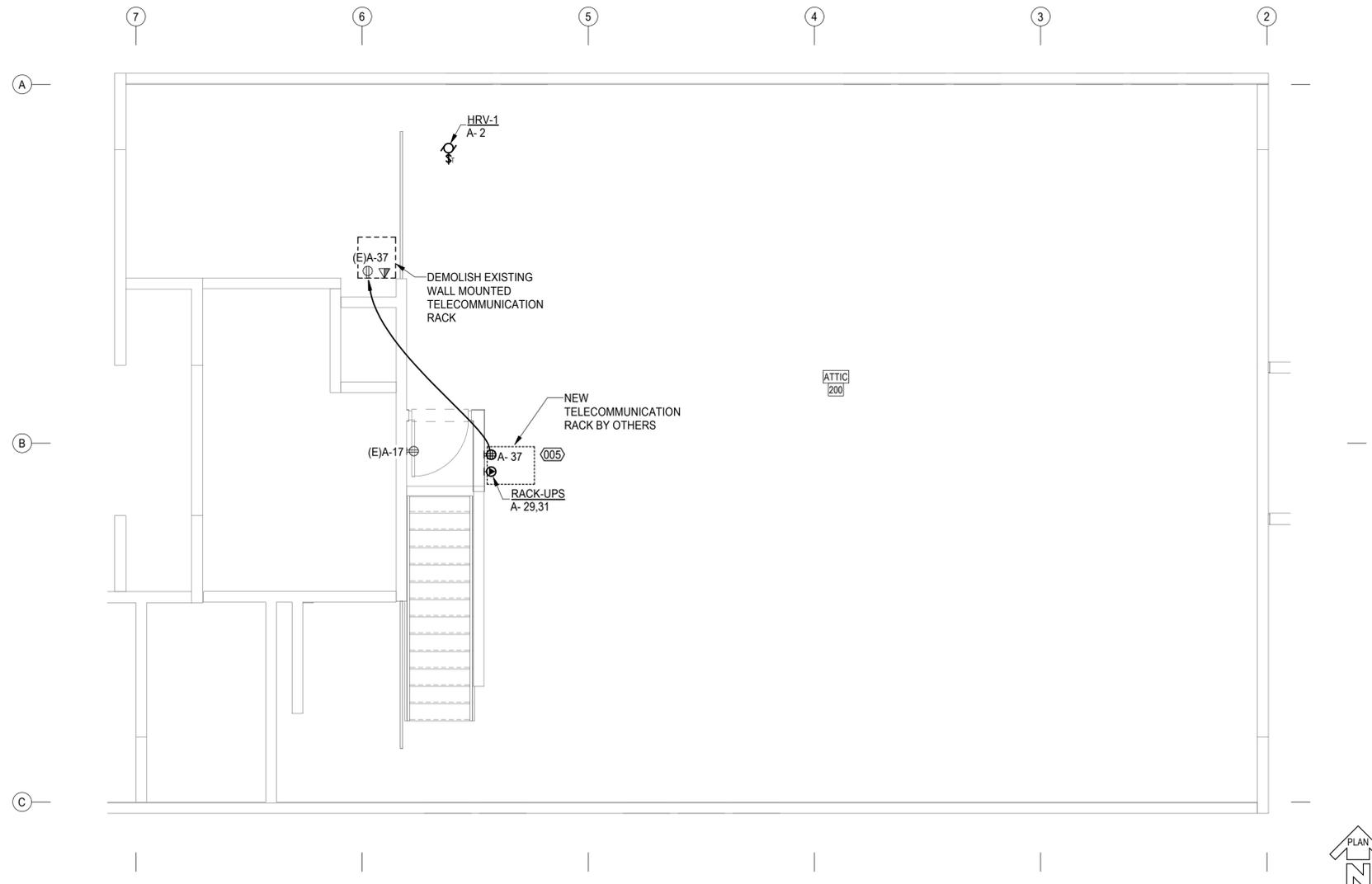
E3.1

GENERAL NOTES

- EXISTING CIRCUITING DERIVED FROM AS-BUILT INFORMATION AND MAY VARY FROM ACTUAL EXISTING CONDITIONS. CONTRACTOR MAY MODIFY CIRCUITING AS FIELD CONDITIONS REQUIRE.

REFERENCED SHEET NOTES

- | REF | NOTE |
|-----|--|
| 005 | PROVIDE 1" C. FROM PREVIOUS TELECOMMUNICATION RACK LOCATION TO NEW TELECOMMUNICATION RACK FOR EXTENDING EXISTING FIBER OPTIC CABLE. EXISTING FIBER OPTIC CABLE HAS EXISTING SPARE LENGTH TO REACH NEW TELECOMMUNICATION RACK LOCATION. |

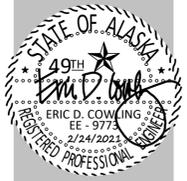


1 LEVEL 2 POWER AND SIGNAL PLAN
E3.2 SCALE: 1/4" = 1'-0"

PROJ NO 2007
DRAWN ADM
CHECKED EDC
DATE 2-24-2021
FULL SIZE DRAWINGS: 22" x 34"

EIC ENGINEERS, INC.
ELECTRICAL ENGINEERS
EIC: E20-3353
CORP: #AECCL105
6927 OLD SEWARD HWY
SUITE 200
ANCHORAGE, AK 99518
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DESIGN DEVELOPMENT
CITY OF VALDEZ
212 CHENEGA ST, VALDEZ AK 99686

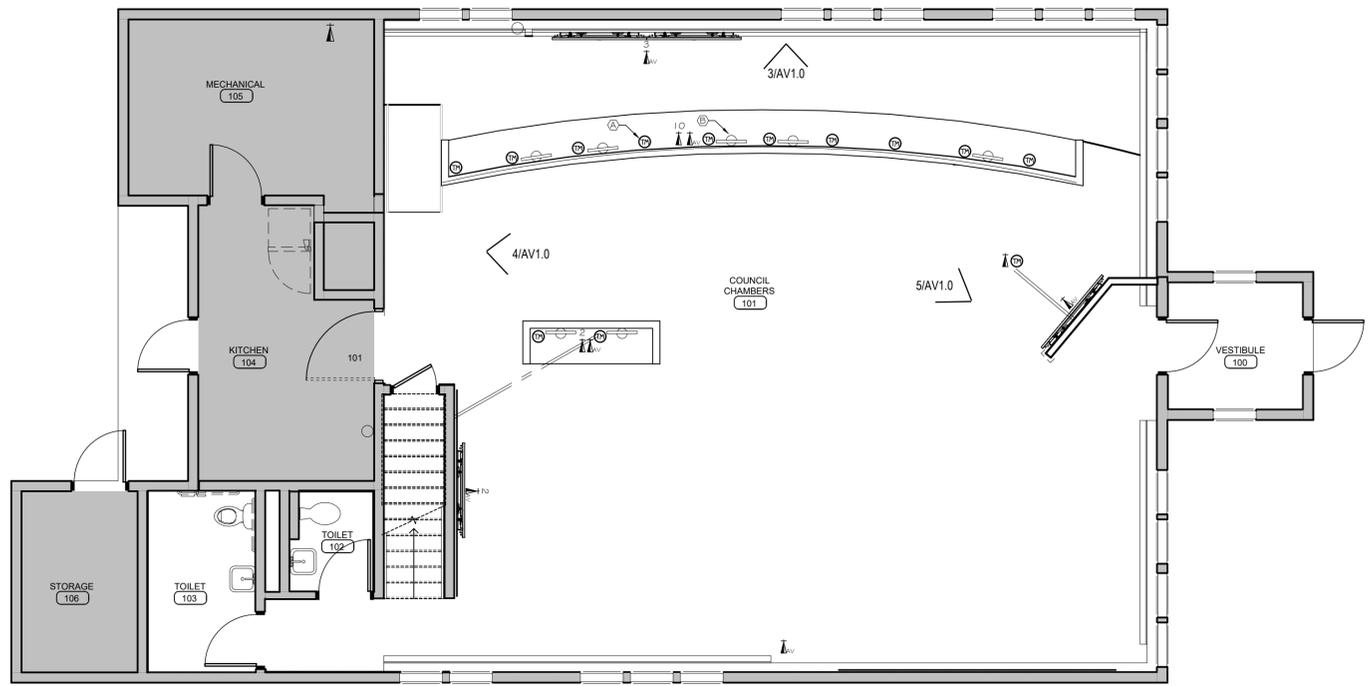


625 S COBB ST
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F: 907.746.6680
wolfarchitecture.com



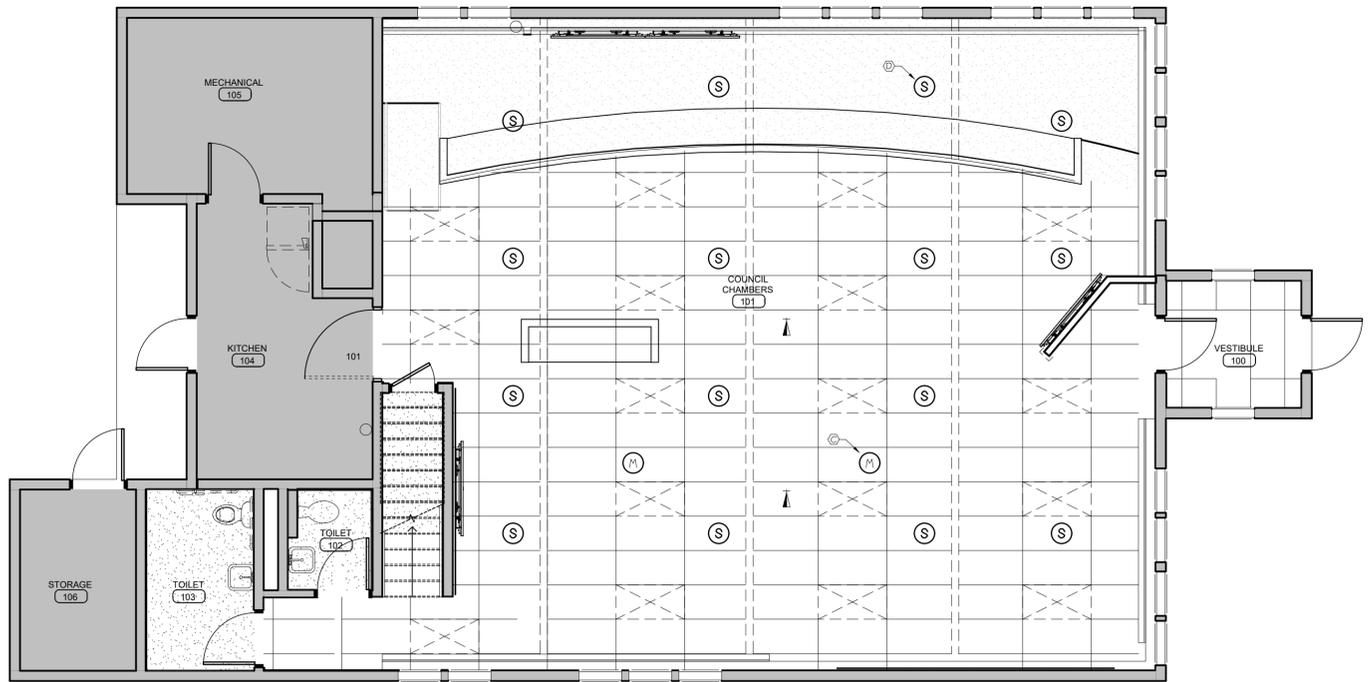
SHEET CONTENTS
POWER AND SIGNAL
PLAN - LEVEL 2

E3.2



1 Floor Plan
AV1.0 Valdez Council

Scale: 3/16" = 1'-0"



2 Reflected Ceiling Plan
AV1.0 Valdez Council

Scale: 3/16" = 1'-0"

Symbols

- Ⓟ Single Duplex Receptacle, 20 Amp. Same phase leg for all equipment.
- LV1 LV1 Single Gang Cut-in ring.

Legend

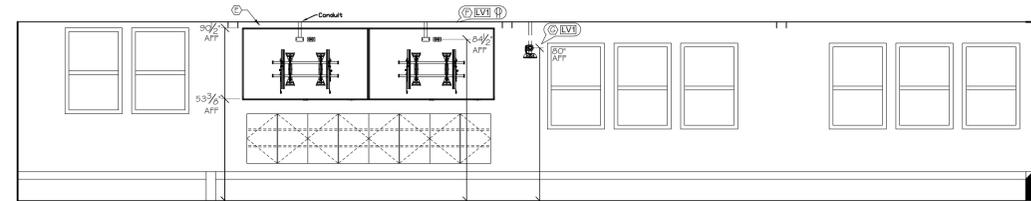
- Ⓢ Center Line
- AFF Above Finished Floor
- OC On Center
- ⓧ Note
- Ⓞ Examination Bubble
- Ⓢ Ceiling Speaker
- Ⓞ Ceiling Microphone
- Ⓞ Table Microphone
- # Building Network Connection Qty. at location indicated by #
- # AV Network Connection Qty. at location indicated by #

Sheet Notes

1. See Appendix AV for equipment list.

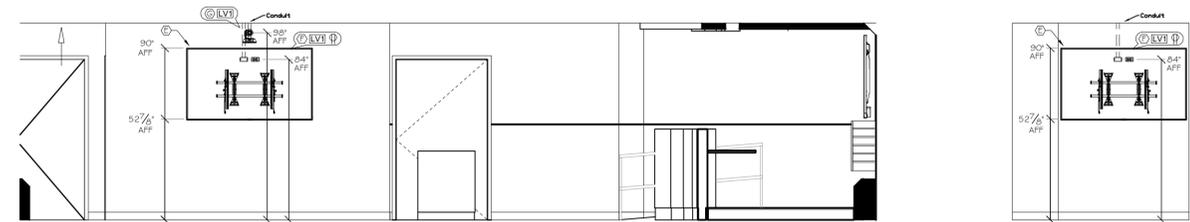
Notes

- Ⓐ Table Microphone. Bosch CCSD-D5, Discussion Microphone
 - Mounting. Table microphones to be located by AV contractor at each seating location.
- Ⓑ Desktop Monitor. NEC AS241F-BK.
 - Mounting. Desktop Monitors to be located by AV contractor at seating locations.
- Ⓒ Microphone. Biamp TCM-X, Ceiling Microphone
 - Mounting. Ceiling microphones to be mounted by AV contractor in drop ceiling.
- Ⓓ Speakers. Extron 5F 26CT, Ceiling Speakers
 - Mounting. Speakers to be mounted by AV contractor in drop ceiling and hard-lid above dais.
 - AV Pathway. Electrical contractor to provide one (1) conduit run between speaker locations in hard-lid with a minimum diameter of 1" to be run to AV Rack location for AV connectivity.
- Ⓔ Display. NEC C75 IQ - 75" LCD Flat Panel Display
 - Mounting. Displays to be mounted by AV contractor in a side by side configuration centered in open space between windows.
- Ⓕ Display Connectivity. Mount receptacle(s) horizontally, spaced evenly at approx. 2' apart where stud bay permits.
 - Power. Electrical contractor to provide (1) 20amp duplex receptacle per display on same phase leg as source equipment.
 - AV Pathway. Electrical contractor to provide one (1) conduit run per display with a minimum diameter of 1" to be run to AV Rack location for AV connectivity.
- Ⓖ Camera. Panasonic AW-LU70
 - Power. Power to be provided by PoE+.
 - AV Pathway. Electrical contractor to provide one (1) conduit run with a minimum diameter of 1" to be run to AV Rack location for AV connectivity.



3 Main Wall - Mounting Detail
AV1.0 Valdez Council

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

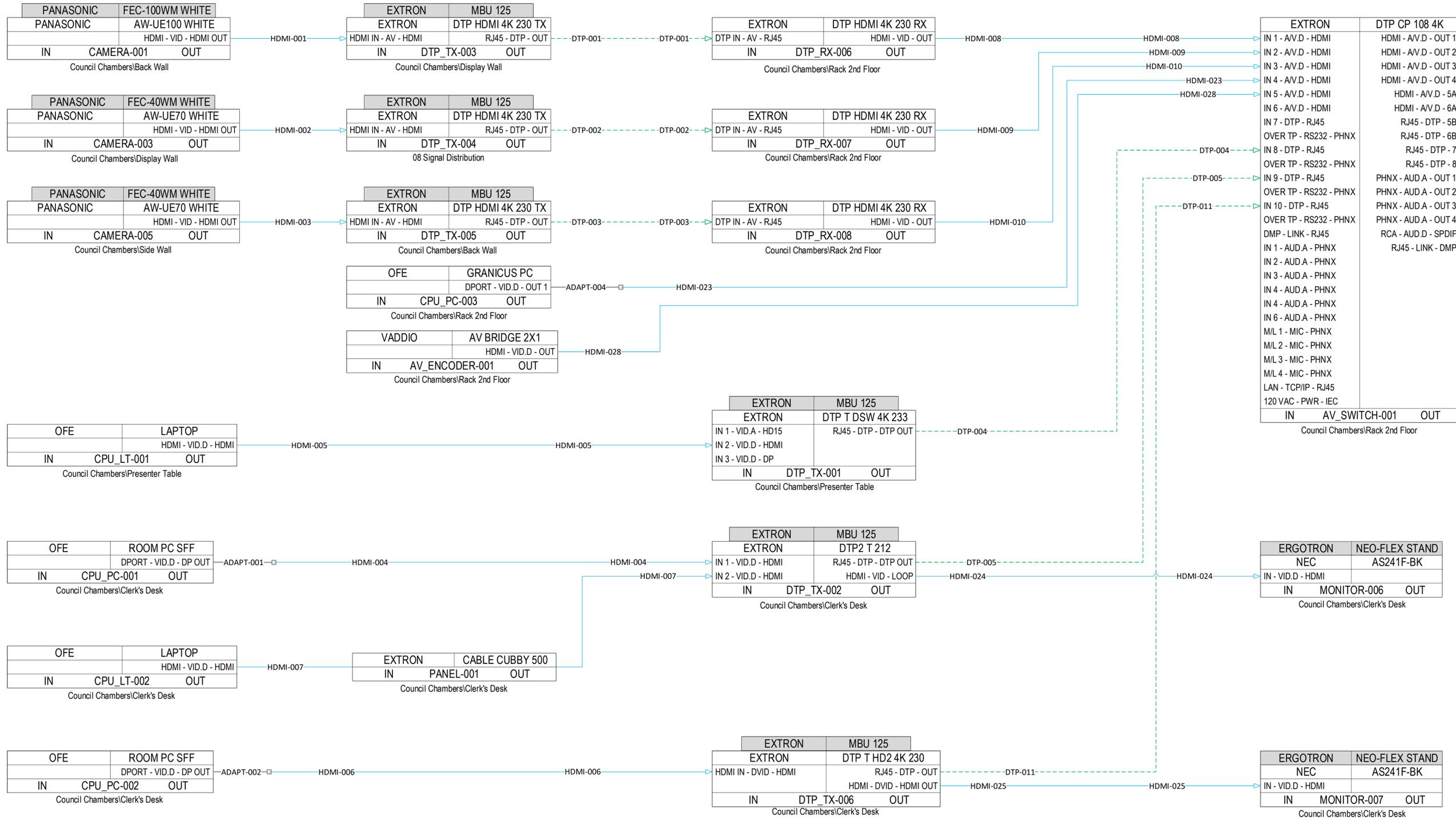


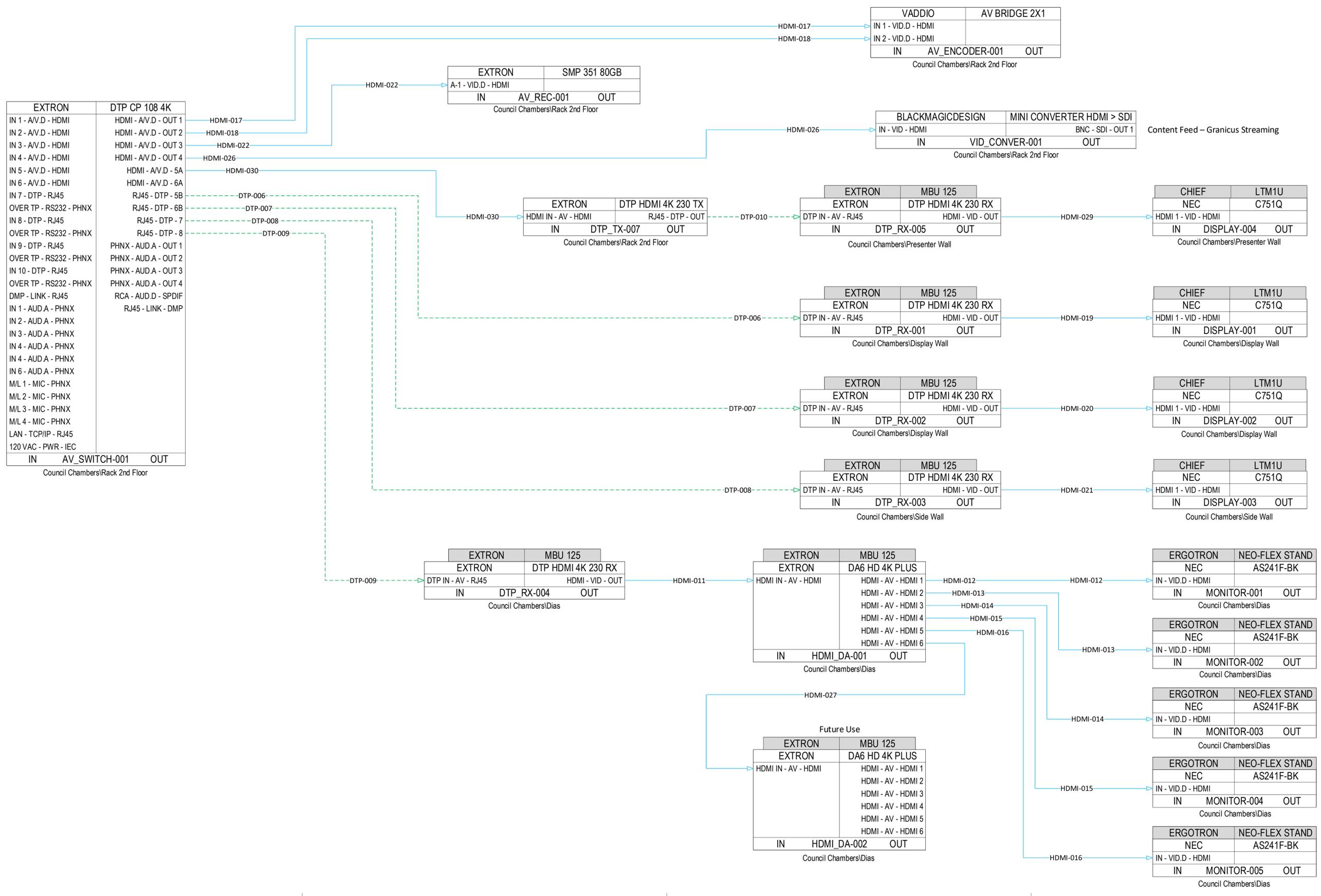
4 Side Wall - Mounting Detail
AV1.0 Valdez Council

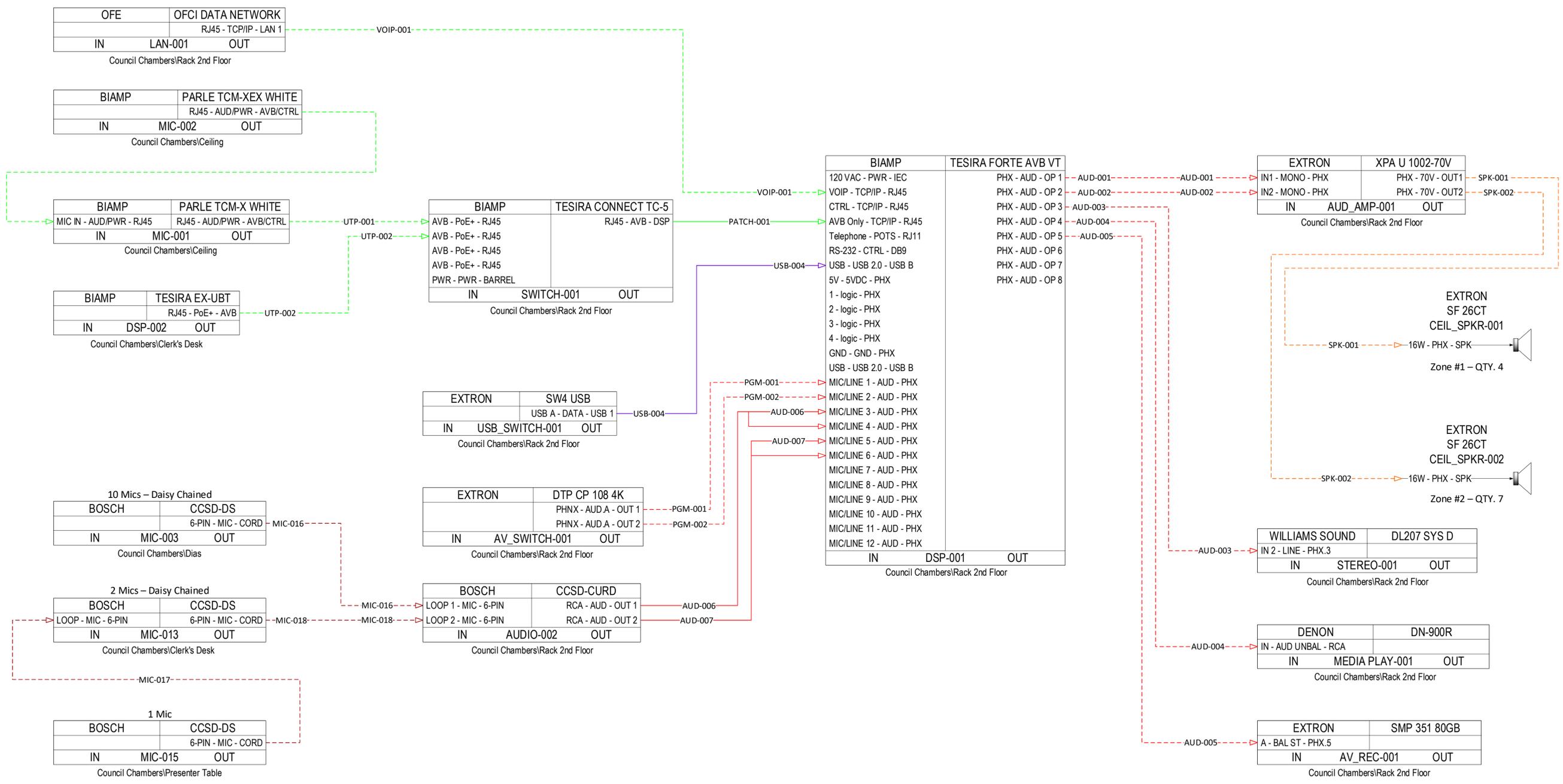
Scale: 1/4" = 1'-0"

5 Wing Wall - Mounting Detail
AV1.0 Valdez Council

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







OFE	ROOM PC SFF
USB A F - USB - 1	
IN CPU_PC-001	OUT

Council Chambers\Clerk's Desk

VADDIO	USB 2.0 EXT-RX
USB - USB 2.0 - USB B RJ45 - USB - LINK	
IN UTP_RX-002	OUT

Council Chambers\Clerk's Desk

OFE	LAPTOP
USB A - USB 3.0 - USB 1	
IN CPU_LT-002	OUT

Council Chambers\Clerk's Desk

EXTRON	CABLE CUBBY 500
IN PANEL-001	OUT

VADDIO	USB 2.0 EXT-RX
USB - USB 2.0 - USB B RJ45 - USB - LINK	
IN UTP_RX-003	OUT

Council Chambers\Clerk's Desk

OFE	GRANICUS PC
USB A - USB - 1	
IN CPU_PC-003	OUT

Council Chambers\Rack 2nd Floor

VADDIO	USB 2.0 EXTENDERS
LINK - TX - RJ45 USB A - DATA - PC	
IN UTP_TX-002	OUT

Council Chambers\Rack 2nd Floor

VADDIO	USB 2.0 EXTENDERS
LINK - TX - RJ45 USB A - DATA - PC	
IN UTP_TX-003	OUT

Council Chambers\Rack 2nd Floor

EXTRON	SW4 USB
PC 1 - DATA - USB B USB A - DATA - USB 1 PC 2 - DATA - USB B USB A - DATA - USB 2 PC 3 - DATA - USB B USB A - DATA - USB 3 PC 4 - DATA - USB B USB A - DATA - USB 4 C 1, 2 - CTRL - PHX C 3, 4 - CTRL - PHX 12VDC - PWR - PHX RS 232 - CTRL - PHX	
IN USB_SWITCH-001	OUT

Council Chambers\Rack 2nd Floor

BIAMP	TESIRA FORTE AVB VT
USB - USB 2.0 - USB B	
IN DSP-001	OUT

Council Chambers\Rack 2nd Floor

VADDIO	AV BRIDGE 2X1
OUT - USB 3.0 - USB B	
IN AV_ENCODER-001	OUT

Council Chambers\Rack 2nd Floor

BLACK BOX	IC282A KIT
IN - DATA - USB B RJ45 - DATA - OUT	
IN UTP_TX-001	OUT

Council Chambers\Rack 2nd Floor

BLACK BOX	IC282A PoK
IN - DATA - RJ45	
IN UTP_RX-001	OUT

Council Chambers\Clerk's Desk

LOGITECH	MK750
IN DESKTOP-001	
OUT	

Council Chambers\Clerk's Desk

OFE	ROOM PC SFF
USB A F - USB - 1	
IN CPU_PC-002	OUT

Council Chambers\Clerk's Desk

LOGITECH	MK750
IN DESKTOP-002	
OUT	

Council Chambers\Clerk's Desk

Luxul	AMS-1816P
POWER - 240VAC - ACPLUG	RJ45 - DATA/PoE+ - LAN 1
UPLINK 17 - DATA - RJ45	RJ45 - DATA/PoE+ - LAN 2
UPLINK 18 - DATA - RJ45	RJ45 - DATA/PoE+ - LAN 3
	RJ45 - DATA/PoE+ - LAN 4
	RJ45 - DATA/PoE+ - LAN 5
	RJ45 - DATA/PoE+ - LAN 6
	RJ45 - DATA/PoE+ - LAN 7
	RJ45 - DATA/PoE+ - LAN 8
	RJ45 - DATA/PoE+ - LAN 9
	RJ45 - DATA/PoE+ - LAN 10
	RJ45 - DATA/PoE+ - LAN 11
	RJ45 - DATA/PoE+ - LAN 12
	RJ45 - DATA/PoE+ - LAN 13
	RJ45 - DATA/PoE+ - LAN 14
	RJ45 - DATA/PoE+ - LAN 15
	RJ45 - DATA/PoE+ - LAN 16
	SFP - DATA - GIGABIT 17
	SFP - DATA - GIGABIT 18
IN	POE+SW-001
	OUT

Council Chambers|Rack 2nd Floor

EXTRON	IPCP PRO 550
LAN - NET - RJ45	PHX - CTRL - RS232 1
120 VAC - PWR - IEC	PHX - CTRL - RS232 2
	PHX - CTRL - RS232 3
	PHX - CTRL - RS232 4
	PHX - CTRL - RS232 5
	PHX - CTRL - RS232 6
	PHX - CTRL - RS232 7
	PHX - CTRL - RS232 8
	PHX - CTRL - IR 1
	PHX - CTRL - IR 2
	PHX - CTRL - IR 3
	PHX - CTRL - IR 4
	PHX - CTRL - IR 5
	PHX - CTRL - IR 6
	PHX - CTRL - IR 7
	PHX - CTRL - IR 8
	PHX - CTRL - RELAY 1
	PHX - CTRL - RELAY 2
	PHX - CTRL - RELAY 3
	PHX - CTRL - RELAY 4
	PHX - CTRL - RELAY 5
	PHX - CTRL - RELAY 6
	PHX - CTRL - RELAY 7
	PHX - CTRL - RELAY 8
	PHX - PWR - 12 VDC 1
	PHX - PWR - 12 VDC 2
	PHX - PWR - 12 VDC 3
	PHX - PWR - 12 VDC 4
	PHX.4 - CTRL/PWR - ebus
IN	CONTROLLER-001
	OUT

Council Chambers|Rack 2nd Floor

EXTRON	DTP CP 108 4K
LAN - TCP/IP - RJ45	RJ45 - DTP - 5B
	RJ45 - DTP - 6B
	RJ45 - DTP - 7
	RJ45 - DTP - 8
IN	AV_SWITCH-001
	OUT

Council Chambers|Rack 2nd Floor

BIAMP	TESIRA FORTE AVB VT
RS-232 - CTRL - DB9	
IN	DSP-001
	OUT

Council Chambers|Rack 2nd Floor

DENON	DN-900R
CTRL - RS-232 - DB9	
IN	MEDIA PLAY-001
	OUT

Council Chambers|Rack 2nd Floor

EXTRON	SW4 USB
RS 232 - CTRL - PHX	
IN	USB_SWITCH-001
	OUT

Council Chambers|Rack 2nd Floor

EXTRON	SMP 351 80GB
REMOTE - RS232 - PHX	
IN	AV_REC-001
	OUT

Council Chambers|Rack 2nd Floor

WILLIAMS SOUND	DL207 SYS D
RELAY - CTRL - PHX	
IN	STEREO-001
	OUT

Council Chambers|Rack 2nd Floor

EXTRON	DTP HDMI 4K 230 RX
DTP IN - AV - RJ45	PHX - CTRL/IR - OVER DTP
IN	DTP_RX-001
	OUT

Council Chambers|Display Wall

EXTRON	DTP HDMI 4K 230 RX
DTP IN - AV - RJ45	PHX - CTRL/IR - OVER DTP
IN	DTP_RX-002
	OUT

Council Chambers|Display Wall

EXTRON	DTP HDMI 4K 230 RX
DTP IN - AV - RJ45	PHX - CTRL/IR - OVER DTP
IN	DTP_RX-003
	OUT

Council Chambers|Side Wall

NEC	C751Q
RS232 - CTRL - DB9	
IN	DISPLAY-001
	OUT

Council Chambers|Display Wall

NEC	C751Q
RS232 - CTRL - DB9	
IN	DISPLAY-002
	OUT

Council Chambers|Display Wall

NEC	C751Q
RS232 - CTRL - DB9	
IN	DISPLAY-003
	OUT

Council Chambers|Side Wall

PATCH-002

PATCH-002

PATCH-004

PATCH-004

CTRL-001

CTRL-002

CTRL-007

CTRL-008

CTRL-001

CTRL-002

CTRL-007

CTRL-008

CTRL-003

DTP-006

DTP-007

DTP-008

DTP-006

DTP-007

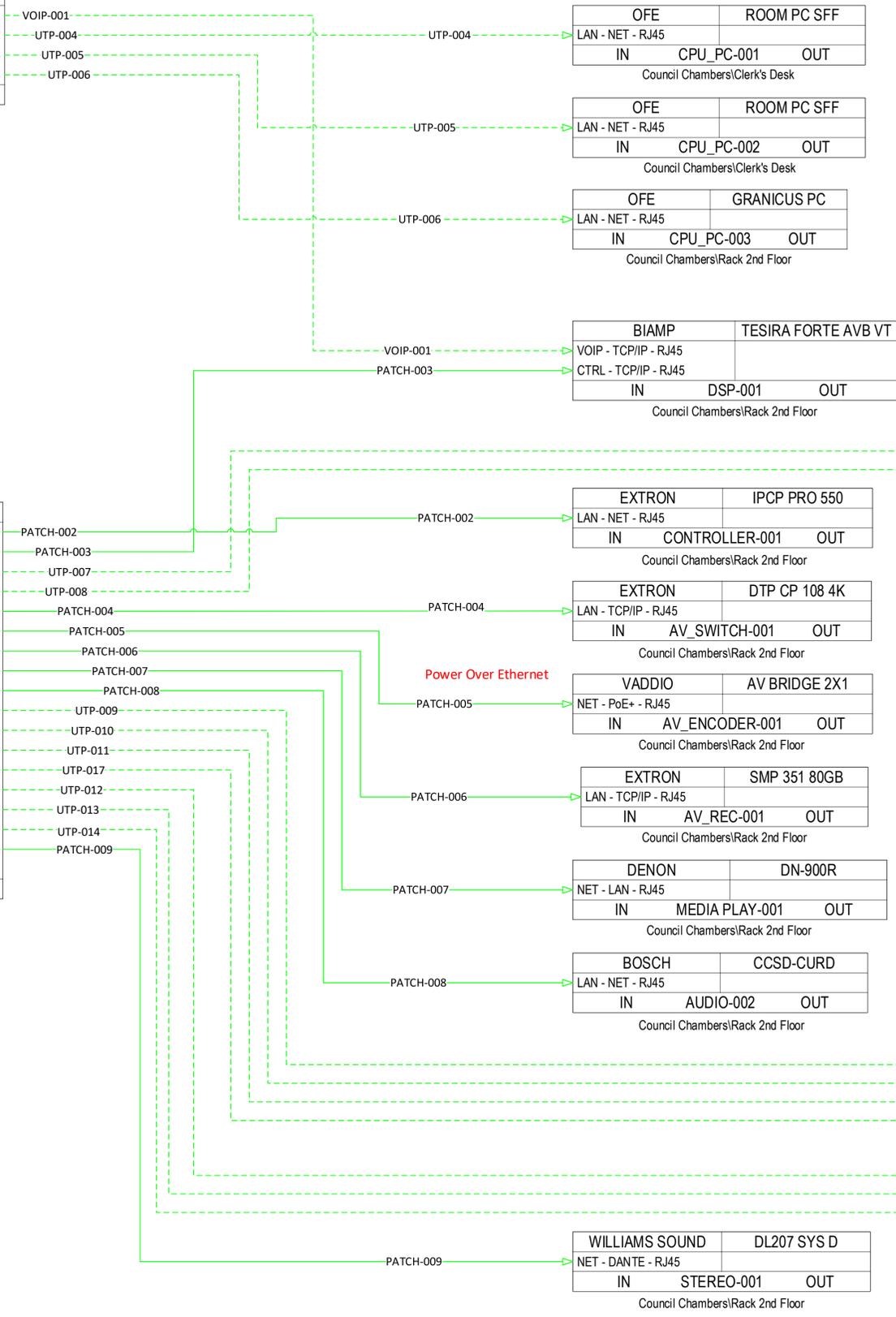
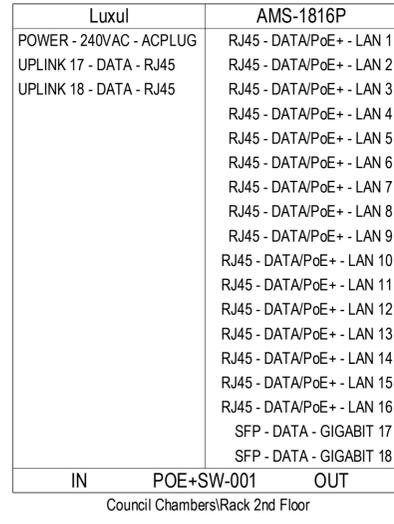
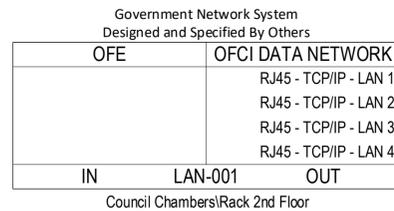
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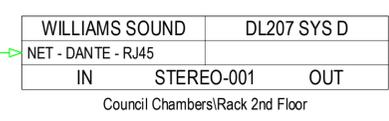
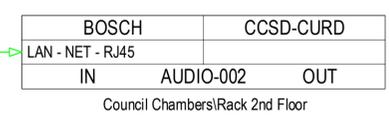
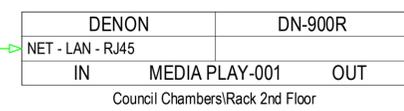
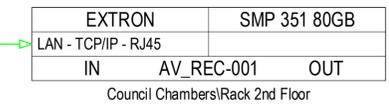
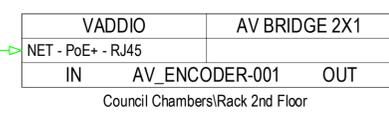
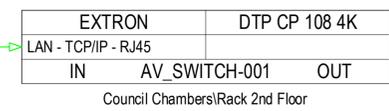
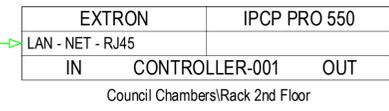
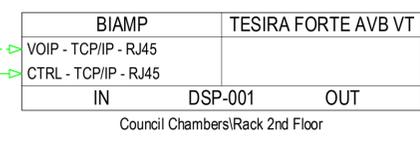
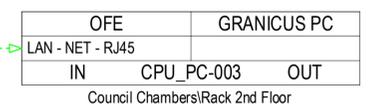
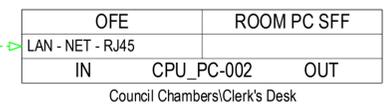
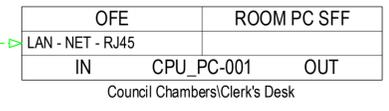
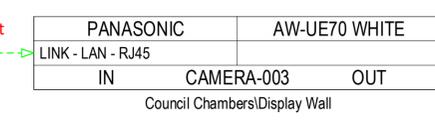
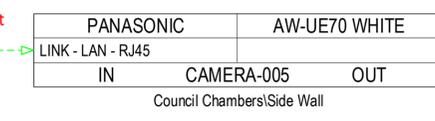
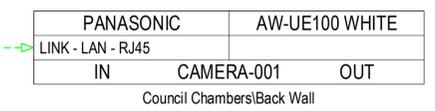
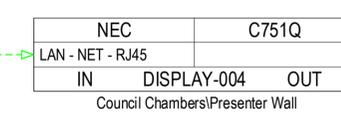
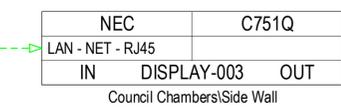
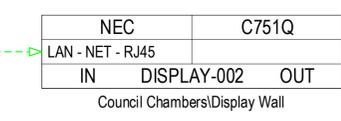
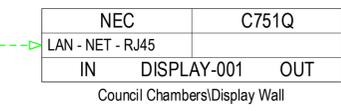
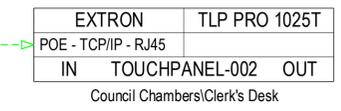
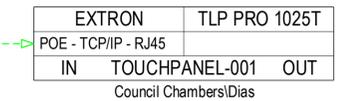
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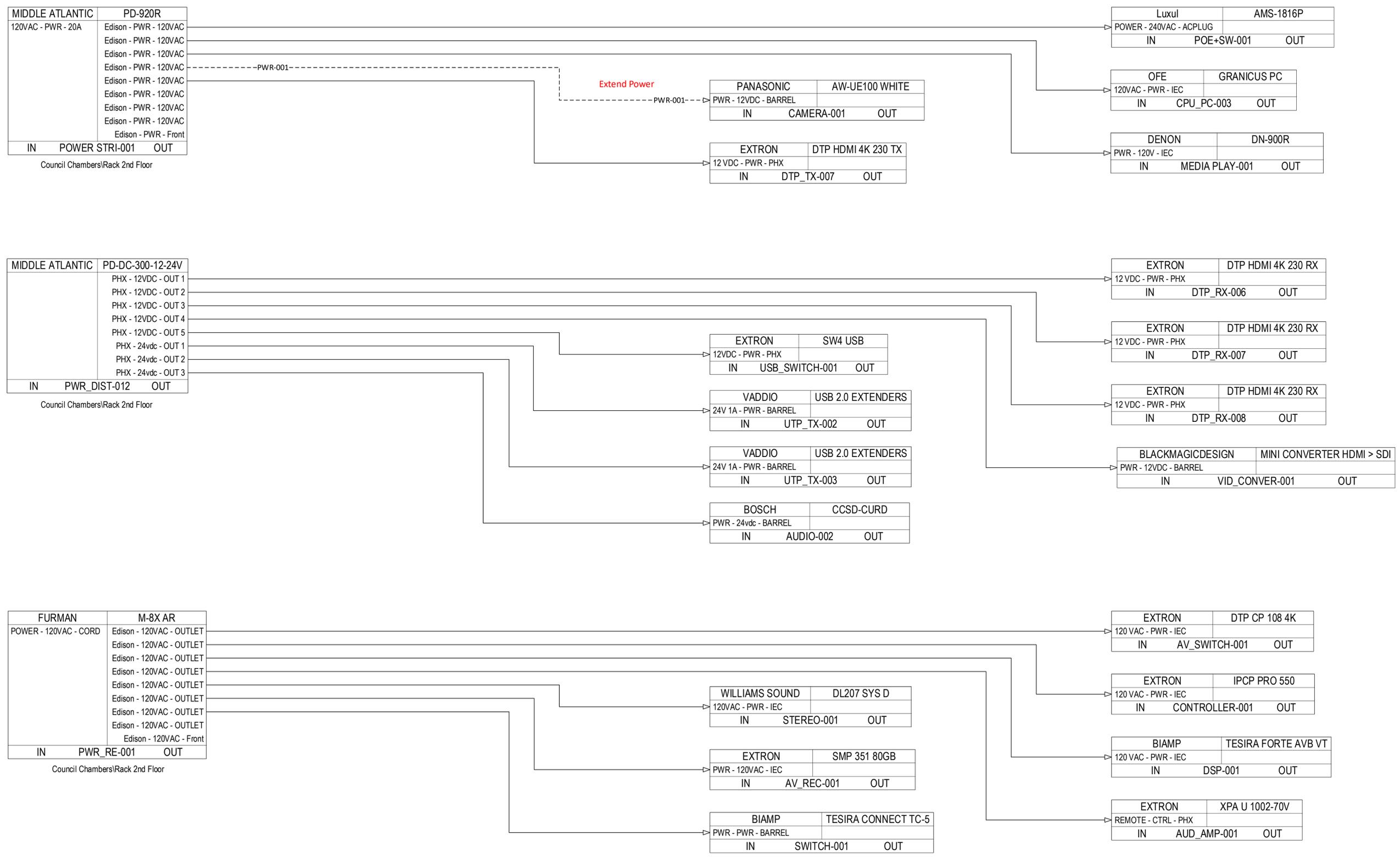
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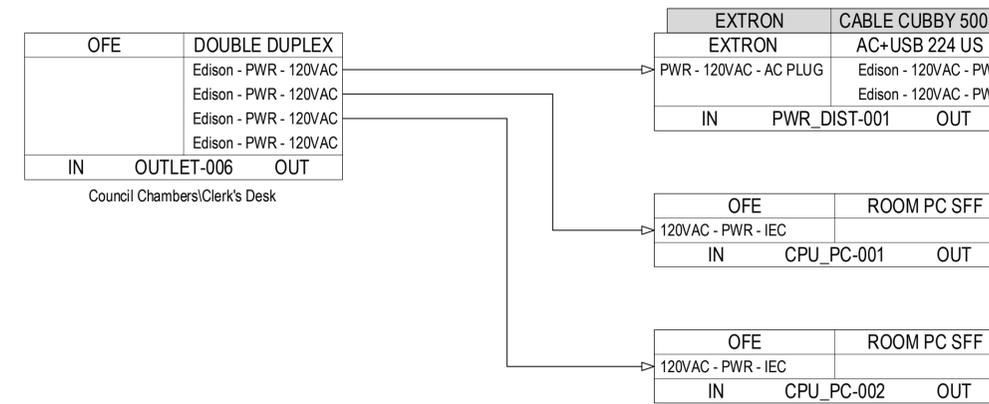
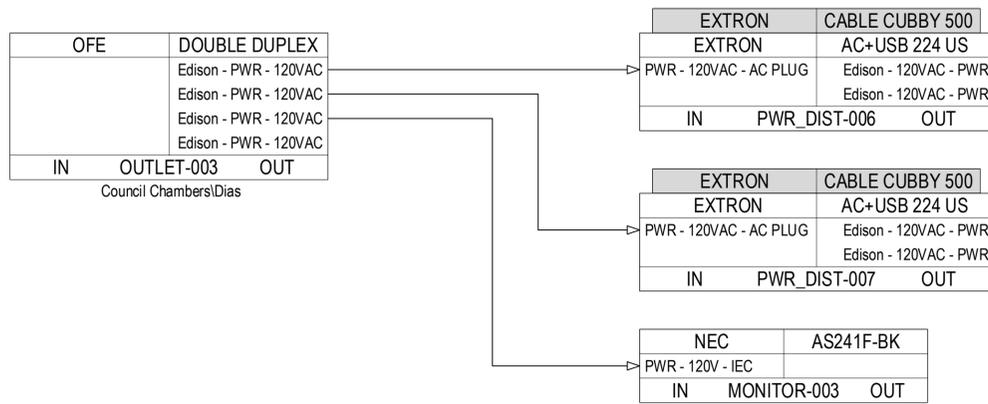
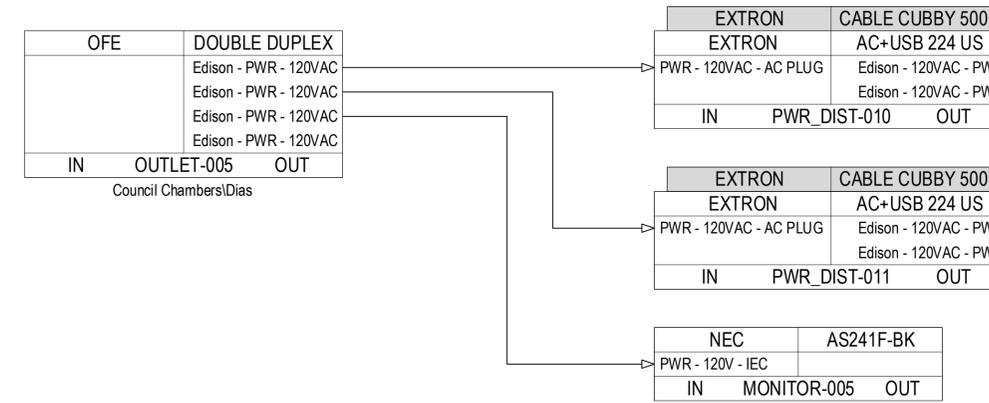
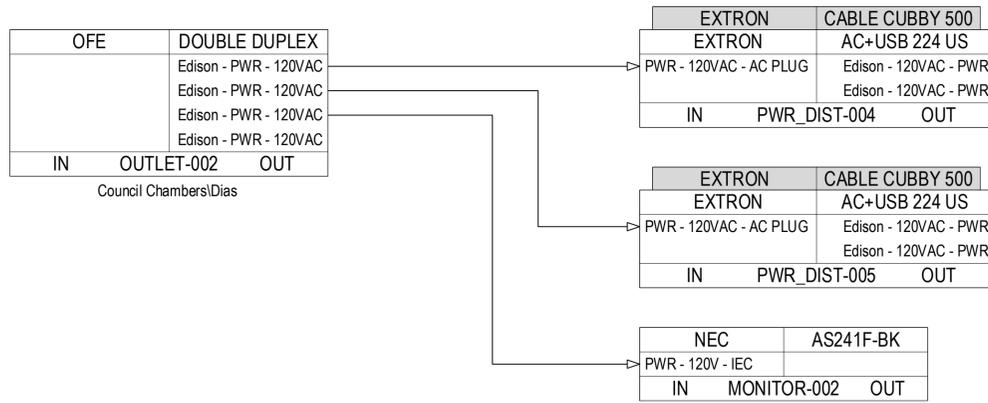
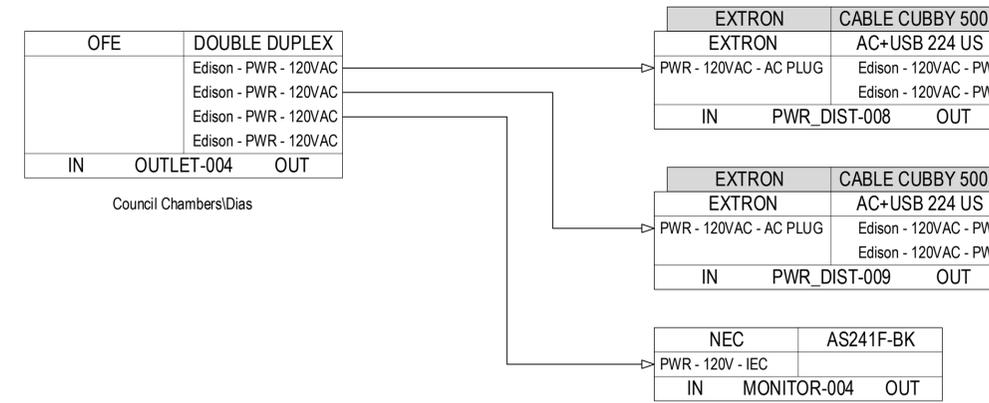
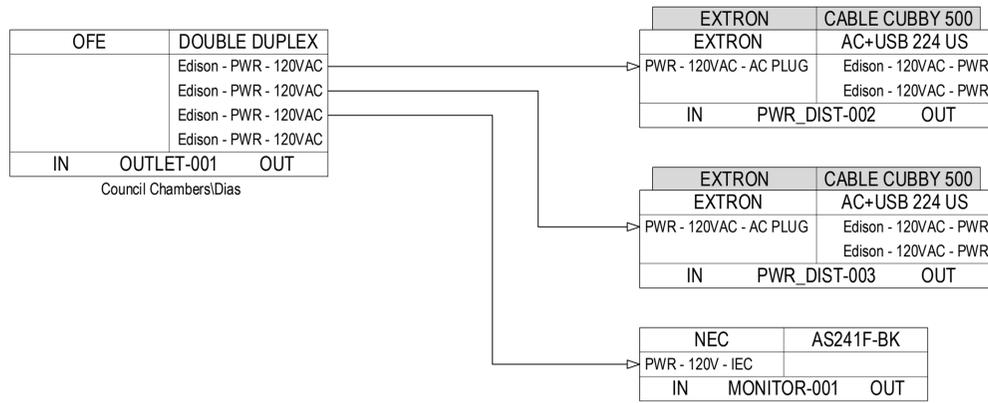
NOTES:
Additional Control information on the Network Control Page



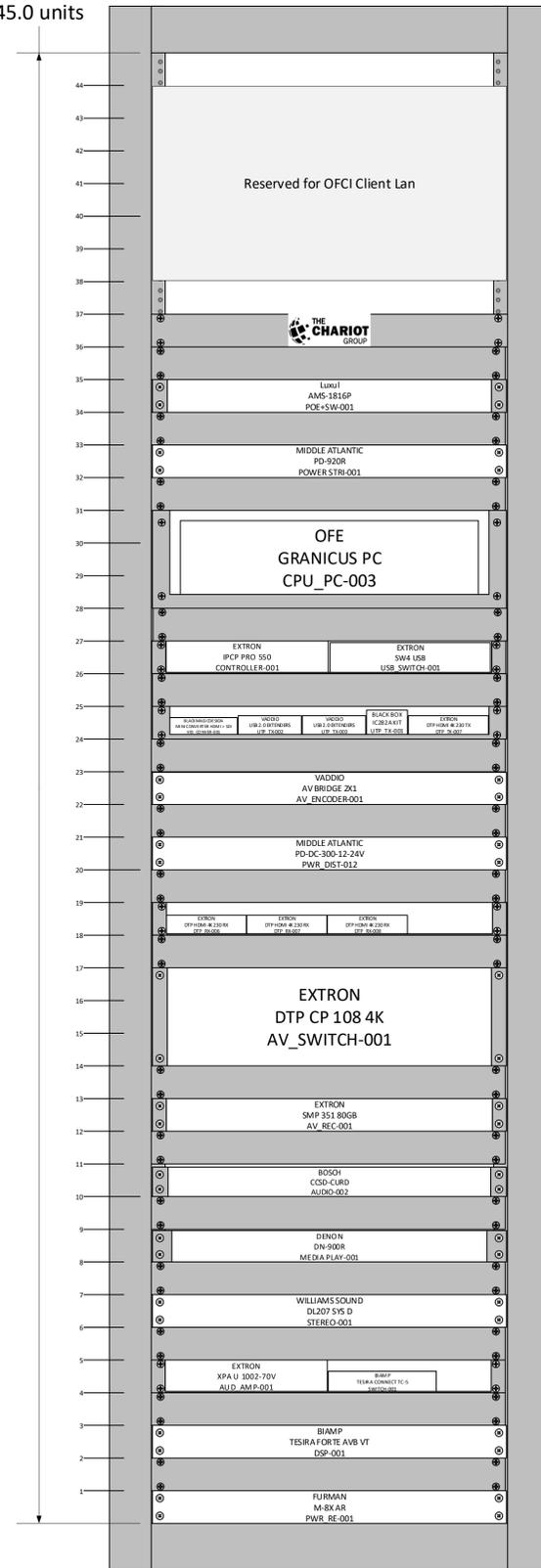
Power Over Ethernet



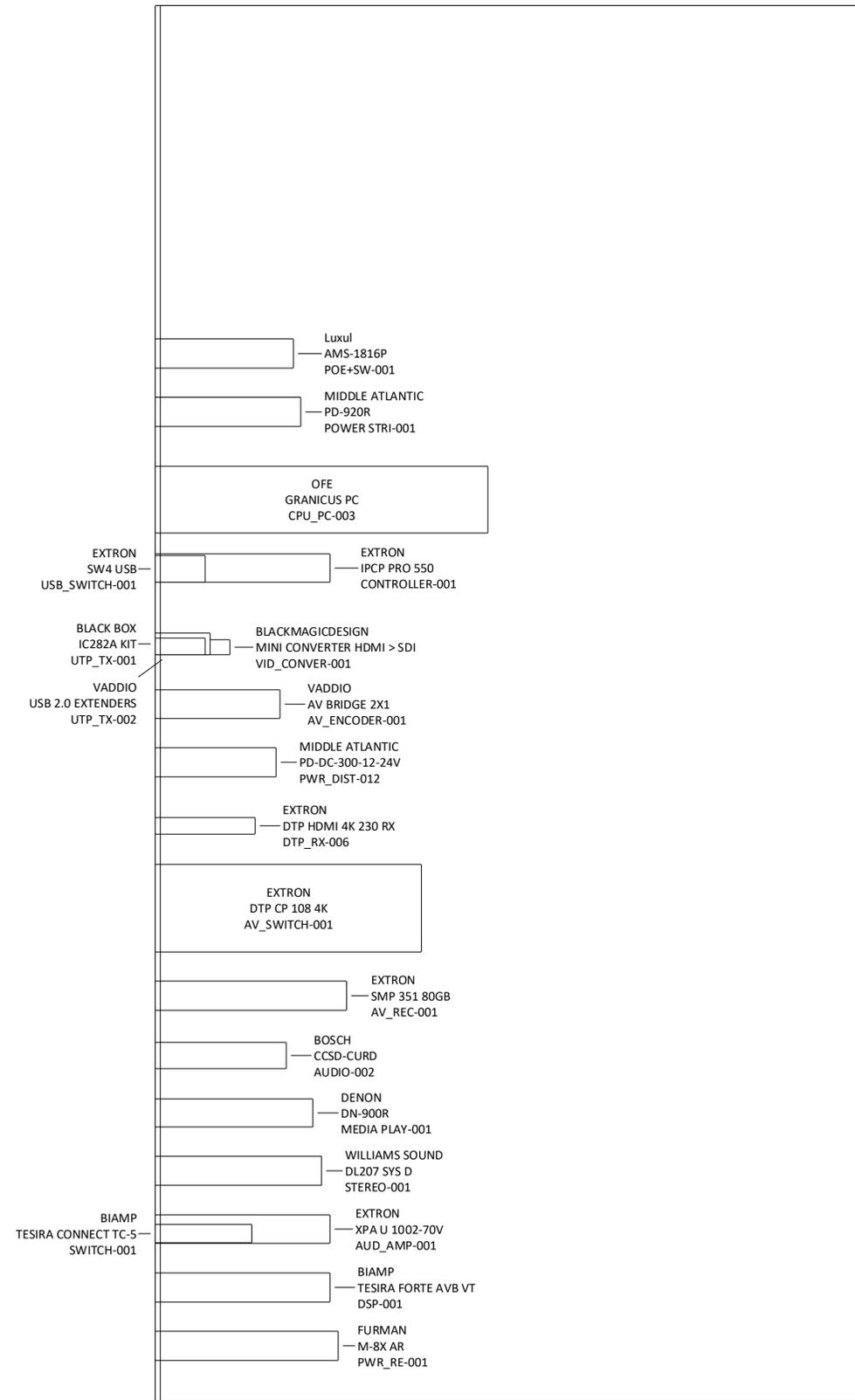




45.0 units



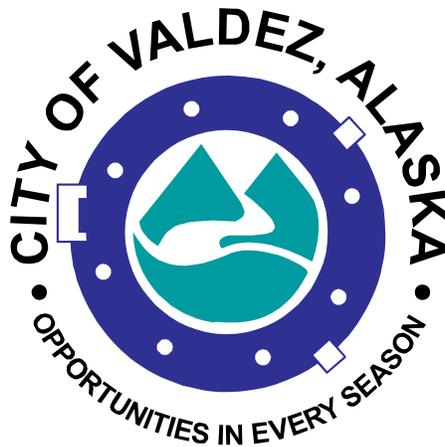
TRIPP LITE
SR45UB
RACK-002



TRIPP LITE
SR45UB
RACK-002

CITY OF VALDEZ
ALASKA
CONTRACT DOCUMENTS

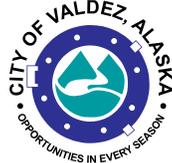
Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010
Contract Number: 1748
Cost Code: 350-0310-55000.2010
Issued for Construction
Date: March 3, 2021



City of Valdez
Capital Facilities and Engineering
300 Airport Road, Suite 201
P.O. Box 307
Valdez, Alaska 99686

Project Manager:
Melissa Ross

Construction Plan Set Completed By:
Wolf Architecture, Inc.
625 South Cobb St. Ste. 200
Palmer, AK 99645

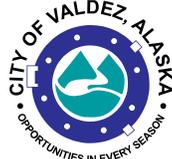


**City of Valdez
Contract Documents**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

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**City of Valdez
Invitation to Bid**

Date: March 03, 2021

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

This project includes, but is not necessarily limited to:

Base Bid:

1. All Architectural, Hazardous Materials Abatement and Remediation, Mechanical, Electrical, and A/V work required to complete the Building up-grades.
 - a. Hazardous Abatement: Contractor is responsible for collecting, handling and disposal of all hazardous materials generated by project according to all governmental requirements.
 - b. Reconstruction/installation of damaged assemblies and finishes.
2. All work included in construction documents not noted as an alternate to be completed as base bid. Including but not limited to:
 - a. Replace flooring including mastic abatement as needed.
 - b. Demo existing wall trim and add new layer of GWB to walls including abatement and new trim, replacing wall covering in the toilet rooms
 - c. Add new door
 - d. Painting/Staining other finishes to include lead paint abatement as needed
 - e. Install new fin tube and baseboard register covers and solid surface cap

Alternate 1:

Ceiling & Lighting Upgrades

Work to include:

1. Demo and replace acoustical ceiling tile.
2. Replace lighting.

Alternate 2

A/V, Dias & Casework Upgrades

Work to include:

1. Demo and replace raised floor platform and ramp.
 - a. Inclusive of all electrical & airflow requirements for heating
 - b. Coordinate with owner on Audio/Visual items to be salvaged.
2. Demo existing casework and build new casework.
 - a. Salvage ballistic board for re-use if possible
 - b. Coordinate with owner on Audio/Visual items to be salvaged.
 - c. Power/Data/Audio Visual at new stations
3. Build new partition walls near Entry Vestibule.
 - a. Inclusive of Electrical



- b. Demolition of fin tube section at new wall
4. Build new GWB soffit above raised floor platform.
 - a. Demo existing ceiling grid as needed
 - b. Coordinate with owner and owner's consultant on Audio/Visual
5. Power and data at speaker podium & clerk staff.
 - a. Concrete slab to be cut & patched for electrical conduit
6. Coordinate New Server Location on Second Floor.
7. Replace all A/V equipment.
8. Provide and install new hydronic plumbing, fin tube and baseboard associated with Dias configuration.
9. Install new BWG soffit and down lighting above dias.

Alternate 3:

Install New HRV

Work to include:

1. Demo openings in exterior wall, soffit, and attic floor decking for new louvers and diffusers.
2. Install new HRV and accompanying ductwork, hydronics, heat exchanger, louvers and associated electrical.

Alternate 4:

Replace Windows and Trim

Work to include:

1. Replace all windows & trim in Council Chambers & Vestibule.
2. Modify ceiling at east wall to accommodate window installation.
3. Window demolition will require lead paint remediation.

Engineers Estimate for construction under \$ 550,000.

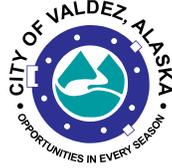
Sealed bids will be accepted electronically until 2:00pm local time on April 12, 2021, at www.bidexpress.com. The bids will be publicly opened and read at that time.

A **non-mandatory but highly suggested** pre-bid conference will be held at Valdez City Council Chambers, 212 Chenega Street, Valdez, Alaska on March 17, 2021 at 2:00 pm.

Complete sets of the bid documents may be purchased from Digital Blueprint, 903 West Northern Lights Blvd., Anchorage, AK 99503, (907) 274-4060. Bid documents may also be downloaded from the City of Valdez solicitation page at www.bidexpress.com. Bidders are encouraged to register as a plan holder at the link listed within the bid posting to ensure receipt of any addendum issued for this project.

Bid security in the amount of 5% of the total bid is required.

The City reserves the right to waive any irregularities or informalities in a bid and to reject any and all bids without cause.

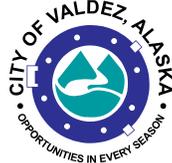


Current minimum prevailing wage rates as published by the Alaska Department of Labor must be paid if required by law.

Requirements of the Alaska Employment Preference (AS 36.10) must be met.

The City of Valdez encourages disadvantaged, minority and women-owned firms to respond and is available to assist said firms in learning how to do business with the City.

The City of Valdez “Standard Specifications and Standard Details” shall be used. An electronic copy is available from the City of Valdez website at <http://www.valdezak.gov> under “standards and specifications” located on the “quick links” portion of the Capital Facilities Department page.



**City of Valdez
Instructions to Bidders**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

CAUTION:

Your bid may be rejected if it is not properly executed. Check that the following items have been accomplished to help assure a responsive bid. Please read Sections 6 and 7 carefully.

1. Bid Form
 - A. The Bid Form has been executed and signed.
 - B. Addendum Acknowledgement Form has been executed and signed.
2. Bid Security or Bid Bond
 - A. An executed Bid Security (Bid Bond) in the amount indicated on the Invitation to Bid.
 - B. Verify that the Certificate showing the Corporate Principal on the form is executed if applicable.
3. Alaska Business License, a copy your current license must be included.
4. Alaska Contactor Certificate of Registration
 - A. A copy of your current Alaska Contractor License of Registration in the bidder's name must be included with the bid.
 - B. The Contractor is required to verify that the appropriate license(s) is in place prior to submitting their bid for the project's scope of work.
5. A bid may be rejected if it contains any alterations or erasures that are not initialed by the signer of the bid.

Note: Any certified checks may be held uncollected at the risk of bidders submitting them.

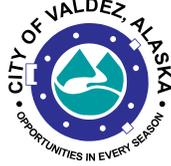
1. General

Bidders are requested to study and follow these instructions about the method and form for submitting bids to avoid having their bid rejected.

Bidders will find all required forms and documents contained within this assembly. Please notice under Section 7, Required Documents for Bid, as to which forms and documents are required for your bid to be considered.

2. Explanation to Bidders

Requests from bidders concerning interpretations or clarifications of the bid documents shall be made in writing to the project manager or project engineer. Such requests shall arrive at least three working days prior to the date for opening bids. There needs to be sufficient time allowed for a reply to reach all bidders before the submission of the bids. Explanations made will be in the form of an addendum to the specifications or drawings and will be furnished to all bidders and receipt of the addendum must be acknowledged on the Addendum Form.



3. Site Conditions

Bidders are encouraged to visit the site to ascertain pertinent local conditions, location, accessibility, terrain, labor conditions, conditions of surrounding areas, and any other aspect that may impact the project.

4. Addenda Requirements

All bids must include the Addendum Acknowledgement Form. If addendums have been issued the bidder must state on the form all the addendums have been acknowledged. If no addendums were issued then the bidder is to write “NONE” on the form. The Addendum Acknowledgement Form shall be reviewed prior to acceptance of the bid.

5. Submissions of Bids

All bids must be submitted electronically through Bid Express at www.bidexpress.com. Hard copy or paper submissions will not be accepted.

All electronic bidders must first register on bidexpress.com. Instead of paying paper bidding costs (hand or hired delivery costs), a fee of \$35 will be incurred for those who wish to bid electronically on a pay-per solicitation basis. Alternatively, you may subscribe for \$50 per month for unlimited electronic bid submission for all agencies posting solicitations on the bidexpress.com website, plus get email notifications by agency/work type/commodity code.

For bidders who are bidding online and wish to utilize the electronic bid bond option, please see the [FAQs](#) page regarding electronic bid bonds (bottom of the page in the link).

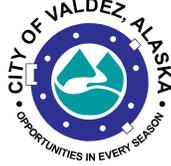
For additional guidance, please contact the Bid Express team at toll free (888) 352-2439 (select option 1) or at support@bidexpress.com

6. Preparation of Bids

Bids shall be submitted on the forms furnished, or copies thereof, and must be manually signed in ink. If erasures or other changes appear on the forms, the person signing the bid must initial each erasure or change.

The Bid Form will provide for quotation or price for all items. Bidders must quote on all items. Failure to do so may result in disqualification. Alternative bids will not be acceptable unless requested.

Bids can be modified until the bid deadline on Bid Express. Modification by facsimile or email will NOT be allowed for bids.



7. Required Documents for Bid

The following listed documents are to be completed and submitted at the time of bidding. Deviation from these requirements will be grounds for rejection of the bid.

- A. Addendum Acknowledgement Form, fully completed original (see Item 6 above also)
- B. Bid Schedule, fully completed original (see Item 6 above also)
- C. Bid Bond, original
- D. Copy of current and appropriate Alaska Contractor License for this Scope of Work.
- E. Copy of current Alaska Business License

8. Required Documents for Award of the Contract

The following documents must be executed prior to award of the contract and the initiation of work. Contractors are urged to expedite the completion of these documents. This will allow the contract award and notice to proceed to be issued expeditiously. These documents must be submitted within ten (10) working days after the date of notice of award.

- A. Agreement Pages (2 signed copies)
- B. Entity Acknowledgement (Corporate, LLC, Limited Partnership, Individual)
- C. Non-collusion Affidavit
- D. Contract Bond (Payment Bond: See Bonding Requirements below)
- E. Contract Bond (Performance Bond: See Bonding Requirements below)
- F. Certificate of Insurance naming City of Valdez as an “Additional Insured”
- G. Certificate of good standing for a Corporation or LLC
- H. City of Valdez Business Registration
- I. Executed W-9 Form
- J. Application for City of Valdez building permit

9. Bonding Requirements

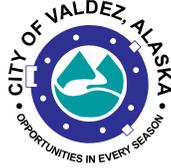
- A. Bid Security (Bid Bond or Certified Check)

Bid Security is required and shall be in the form of a Certified Check for each bid or a Bid Bond prepared on the attached Bid Bond Form.

The Bid Bond must be executed by the bidder as principal and be executed by a surety company authorized to transact business in the State of Alaska. The Owner must approve the surety company.

The Bid Security shall be issued for five percent (5%) of the bid amount.

Bid Securities will be returned to all except the three lowest bidders. The remaining certified checks or bid bonds will be returned, after the Owner and the accepted bidder have executed the Contract. Failure of the Owner to return the certified checks or bid bonds in a timely manner will create no liability on the part of the Owner. If no award has been made within sixty (60) days after the bid opening, all bidders except the one who has received the notice of intent to award may request the return of their cash, check or bid bonds.



B. Contract Payment Bond

A Contract Payment Bond is not required if the total dollar amount of the contract is less than One Hundred Thousand Dollars (\$100,000).

A Contract Payment Bond is required if the total dollar amount of the contract is equal to or greater than One Hundred Thousand Dollars (\$100,000). Contract Payment Bond will be in the amount of One Hundred Percent (100%) of the Bid amount.

Contract Payment Bond shall be prepared on the Payment Bond Form that is attached. The Bond must be executed by the Contractor as principal and executed by a surety company authorized to transact business in the State of Alaska. The Owner must approve the surety company.

C. Contract Performance Bond

A Contract Performance Bond is not required if the total dollar amount of the contract is less than One Hundred Thousand Dollars (\$100,000).

A Contract Performance Bond is required if the total dollar amount of the contract is equal to or greater than One Hundred Thousand Dollars (\$100,000). Contract Performance Bond) will be in the amount of One Hundred Percent (100%) of the Bid amount.

Contract Performance Bond shall be prepared on the Performance Bond Form that is attached. The Bond must execute by the Contractor as principal and executed by a surety company authorized to transact business in the State of Alaska. The Owner must approve the surety company.

Section 2.80.080 of Valdez City Code provides for a modified contractor bond. Bidders shall familiarize themselves with exemptions allowed and the requirements for exemptions.

10. Bidder Qualifications

Before a bid is considered for award, the apparent low bidder may be requested to submit a statement of facts or proof in detail as to his previous experience in performing similar or comparable work, technical abilities, equipment, size, manpower and financial resources to complete and perform the work as outlined in the contract documents, plans and specifications.

11. Withdrawal of Bids

Bids may be withdrawn by written request received from the bidder prior to the bid opening time. Errors on the part of the bidder in preparing the bid, confers no right for the withdrawal of the bid after the bid has been opened.



12. Bidders Interested in More than One Bid

If any one party, by or in name of his or their agent, partner or other person, offers more than one bid, all such bids will be rejected. A party who quoted prices to a bidder is not disqualified from quoting prices to other bidders or from a bid directly for the work.

13. Rejection of Bids

The Owner reserves the right to reject any and all bids, when such rejection is in the interest of the Owner; to reject the bid of a bidder who previously failed to perform properly or to complete on time; and to reject the bid of a bidder who is not, in the opinion of the Owner in, in a position to perform the contract; or to waive any irregularities or informalities in a bid.

14. Hiring of Local Labor

The Owner encourages that every Contractor and Subcontractor, employ to the maximum extent practical and allowed by law, qualified people who regularly reside in the project area.

15. Local Bidder Preference

The Valdez City Code provides for a local bidder preference as follows:

Section 2.80.020 Definitions

“Local bidder” means a bidder that is not delinquent in the payment of any taxes, fees, assessments, or other charges owing the city and satisfies one of the requirements set forth in subsections (1) through (3) of this definition for a period of eighteen consecutive months immediately prior to the opening of a competitive city bid for which the bidder wishes to utilize the local bidder preference:

1. If the bidder is a corporation or limited liability company, the bidder’s primary business address has a city of Valdez postal zip code, as reflected on the bidder’s state of Alaska business license or the records of the State of Alaska Department of Commerce, Community and Economic Development, Division of Corporations;
2. If the bidder is an individual, the bidder’s primary business or residential address has a city of Valdez postal zip code, as reflected on the bidder’s state of Alaska business license;
3. If the bidder is a general partnership, a limited partnership, or a joint venture, at least one of the general partners has a postal zip code compliant with subsection (1) or (2) of this definition.

Section 2.80.065H Competitive Bidding

Except where prohibited by state or federal grant requirements, a local bidder, as defined in Section 2.80.020, may be given consideration as low bidder where the offer is the lesser of ten percent or fifty thousand dollars in excess of the lowest offer received from a bidder not qualified as a local bidder. The city may split the award between two or more suppliers in any manner the city deems to be in its best interest.



16. Award of Bid

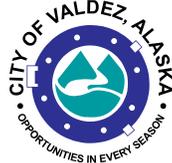
The bid, if awarded, will be awarded to the lowest responsive responsible bidder as determined by the terms of the City Code and this document.

17. Pre-Bid Conference

A **non-mandatory but highly suggested** pre-bid conference will be held at Valdez City Council Chambers, 212 Chenega Street, Valdez, Alaska on March 17, 2021 at 2:00 pm.

18. Pre-Award Conference

Before the award of the contract a Pre-Award Conference may be held between the Engineer or Project Manager and the apparent low bidder.



**City of Valdez
Addendum Acknowledgement**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

The bidder acknowledges receipt of the following addenda and certifies that their contents have been considered in the preparation of this Bid. If there are no addendums please state NONE above your name.

Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____
Addendum Number _____	Dated _____	Initials _____

Company Name

Authorizing Name

Date

Title

Signature

See attached electronic exhibit A

Addendum Acknowledgment

The bidder acknowledges receipt of the following addenda and certifies that their contents have been considered in the preparation of this Bid. If an addendum is issued after you have submitted your bid, you will need to come back to this form and update your Addendum Acknowledgment to reflect the new addendum.

Addendum Acknowledgment

Addendum 1 issued March 11, 2021

Initials *

JW

Addendum 2 issued March 23, 2021

Initials *

JW

Addendum 3 issued March 24, 2021

Initials *

JW

Addendum 4 issued April 1, 2021

Initials *

JW

Company Name *

Orion Construction Inc

Authorizing Name *

JEFF WHALEY

Date *

4/12/21

Title *

Vice President

.

Signature *

Jeff Whaley



**City of Valdez
Bid Schedule
Page 1 of 2**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

<u>Item No.</u>	<u>Item Description</u>	<u>Quantity</u>	<u>Unit</u>	<u>Total Item Price</u>
Base Bid				
1	Mobilization and demobilization	1	LS	
2	All labor/materials required for remediation of hazardous materials and Council Chambers repairs	All Req'd	LS	
3	All labor/materials required to complete base bid upgrades as indicated in the architectural drawings	All Req'd	LS	
4	Field engineering, submitting shop & record drawings, operating instructions, O&M manuals, and close-out punchlist	1	LS	
Additive Alternate Bid Items				
AA1	All labor/materials required to complete Ceiling & Lighting Upgrades	All Req'd	LS	
AA2	All labor/materials required to complete A/V, Dias & Casework Upgrades	All Req'd	LS	
AA3	All labor/materials required to complete the install of new HRV	All Req'd	LS	
AA4	All labor/materials required to replace windows and trim	All Req'd	LS	

See attached electronic exhibits B & C

Item No.	Item Description	Quantity	Unit	Unit Price	Extension
1	Mobilization and Demobilization	1.0000	LS	\$10,000.00	\$10,000.00
2	All labor/materials required for remediation of hazardous materials and Council Chambers repairs	1.0000	LS	\$46,000.00	\$46,000.00
3	All labor/materials required to complete base bid upgrades as indicated in the architectural drawings	1.0000	LS	\$198,500.00	\$198,500.00
4	Field engineering, submittals, shop & record drawings, operating instructions, O&M manuals, and close-out punch-list	1.0000	LS	\$15,000.00	\$15,000.00
					Total: \$269,500.00

Alternate Item List

Item No.	Item Description	Quantity	Unit	Unit Price	Extension
Alternate: Owner-agency may award independently from entire bid.					
(Hidden Banner) Component is not included in bid total.					
Alternates are not included in bid total.					
AA 1	All labor/materials required to complete Ceiling & Lighting Upgrades	1.0000	LS	\$41,000.00	\$41,000.00
AA 2	All labor/materials required to complete A/V, Dias & Casework Upgrades	1.0000	LS	\$324,668.00	\$324,668.00
AA 3	All labor/materials required to complete the install of new NRV	1.0000	LS	\$72,850.00	\$72,850.00
AA 4	All labor/materials required to replace windows and trim	1.0000	LS	\$59,850.00	\$59,850.00
				Alternate Total: \$498,368.00	Total:



City of Valdez
Bid Schedule
Page 2 of 2

Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748

Total Base Bid Amount:

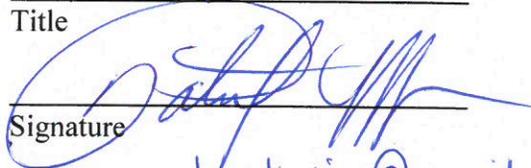
Two hundred sixty nine thousand ^{five} hundred Dollars ^{no}/100 Cents
(\$ 269,500⁰⁰)

I, Patrick Menow, hereinafter called Bidder, an individual doing business as Orion Construction Inc, (strike out inapplicable words:) a partnership, a corporation incorporated in the State of Alaska, a joint venture, hereby submits this bid and agrees: to hold this bid open for forty five (45) days, to accept the provisions of the Instruction to Bidders, to accomplish the work in accordance with the contract documents, plans, specifications, for the lump sum and unit price amounts as set forth in this bid schedule.

Respectfully submitted this 12th day of April, 2021

BIDDER:

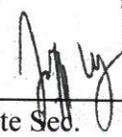
Orion Construction Inc
Company Name
3038 N. Caribou St.
Address
Wasilla, AK 99654
City, State, Zip Code
907-631-3550
Telephone Number
26-0426783
Federal I.D. or S.S.N.

Patrick Menow
Authorizing Name
Vice President
Title

Signature
orionconstructioninc@gmail.com
Email Address

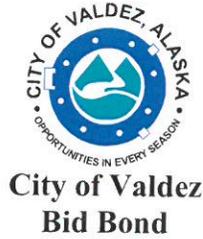
CORPORATE SEAL



ATTEST:

Signature of Corporate Sec. 

Jeff Whaley
Print Name



KNOW ALL MEN BY THERE PRESENTS, that we

Orion Construction, Inc.
3038 N. Caribou Street
Wasilla, AK 99654

(Insert full name and address or legal title of Contractor)

as Principal, hereinafter called the Principal, and

The Ohio Casualty Insurance Company
2233 112th Avenue NE
Bellevue, WA 98004

(Insert full name and address or legal title of Surety)

New Hampshire

a corporation duly organized under the laws of the State of ~~Alaska~~ as surety, hereinafter called the Surety, are held and firmly bound unto

City of Valdez
P.O. Box 307
Valdez, Alaska 99686

as Obligee, hereinafter called the Obligee, in the sum of

Five Percent (5%) of the Total Amount Bid Dollars (\$ ---5%---),

For the payment of which sum well and truly to be made, the said Principal and the Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

Whereas, the Principal has submitted a bid for

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

NOW, THEREFORE, if the Obligee shall accept the bid of the Principal and the Principal shall enter into a Contract with Obligee in accordance with terms of such bid, and give such bond or bonds as may be specified in the bidding or Contract Documents with good and sufficient surety for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof, or in the event of the failure of the Principal to enter such Contract and give such bond or bonds, if the Principal shall pay to the Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which the Obligee may in good faith contract with another party to perform the Work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

Signed and sealed this 12th day or April, 2021

(Witness)

(Witness)

Orion Construction, Inc.
(Principal)

(Title)

The Ohio Casualty Insurance Company
(Surety)

(Title) Roger Kaltenbach, Attorney-in-Fact





This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

Certificate No: 8204259 - 023001

POWER OF ATTORNEY

KNOWN ALL PERSONS BY THESE PRESENTS: That The Ohio Casualty Insurance Company is a corporation duly organized under the laws of the State of New Hampshire, that Liberty Mutual Insurance Company is a corporation duly organized under the laws of the State of Massachusetts, and West American Insurance Company is a corporation duly organized under the laws of the State of Indiana (herein collectively called the "Companies"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint, Andrew P. Larsen, Charla M. Boadle, Deanna M. French, Derek Sabo, Elizabeth R. Hahn, Guy Armfield, Jana M. Roy, John Claeys, Mindee L. Rankin, Nicholas Fredrickson, Roger Kaltenbach, Ronald J. Lange, Scott Fisher, Scott Garcia, Scott McGilvray, Susan B. Larson

all of the city of Bellevue state of WA each individually if there be more than one named, its true and lawful attorney-in-fact to make, execute, seal, acknowledge and deliver, for and on its behalf as surety and as its act and deed, any and all undertakings, bonds, recognizances and other surety obligations, in pursuance of these presents and shall be as binding upon the Companies as if they have been duly signed by the president and attested by the secretary of the Companies in their own proper persons.

IN WITNESS WHEREOF, this Power of Attorney has been subscribed by an authorized officer or official of the Companies and the corporate seals of the Companies have been affixed thereto this 15th day of September, 2020.



Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

By: David M. Carey

David M. Carey, Assistant Secretary

State of PENNSYLVANIA
County of MONTGOMERY ss

On this 15th day of September, 2020 before me personally appeared David M. Carey, who acknowledged himself to be the Assistant Secretary of Liberty Mutual Insurance Company, The Ohio Casualty Company, and West American Insurance Company, and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal at King of Prussia, Pennsylvania, on the day and year first above written.



COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Teresa Pastella, Notary Public
Upper Merion Twp., Montgomery County
My Commission Expires March 28, 2021
Member, Pennsylvania Association of Notaries

By: Teresa Pastella
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-laws and Authorizations of The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company which resolutions are now in full force and effect reading as follows:

ARTICLE IV - OFFICERS: Section 12. Power of Attorney.

Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

ARTICLE XIII - Execution of Contracts: Section 5. Surety Bonds and Undertakings.

Any officer of the Company authorized for that purpose in writing by the chairman or the president, and subject to such limitations as the chairman or the president may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Company by their signature and execution of any such instruments and to attach thereto the seal of the Company. When so executed such instruments shall be as binding as if signed by the president and attested by the secretary.

Certificate of Designation - The President of the Company, acting pursuant to the Bylaws of the Company, authorizes David M. Carey, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

Authorization - By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company do hereby certify that the original power of attorney of which the foregoing is a full, true and correct copy of the Power of Attorney executed by said Companies, is in full force and effect and has not been revoked.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seals of said Companies this 12th day of April, 2021.



By: Renee C. Llewellyn

Renee C. Llewellyn, Assistant Secretary

Not valid for mortgage, note, loan, letter of credit, currency rate, interest rate or residual value guarantees.

To confirm the validity of this Power of Attorney call 1-610-832-8240 between 9:00 am and 4:30 pm EST on any business day.

License #: CONE33379
Effective: 12/1/2020
Expires: 12/31/2022

State of Alaska
Department of Commerce, Community, and Economic Development
Division of Corporations, Business, and Professional Licensing

Regulation of Construction Contractors and Home Inspectors

Licensee: **ORION CONSTRUCTION, INC.**

License Type: **General Contractor With Residential Contractor Endorsement**

Status: **Active**

Doing Business As: **ORION CONSTRUCTION, INC.**

Commissioner: Julie Anderson

Relationships

Relation Type	License #	License Type	Owners/Entities	Name/DBA
Residential Endorsement Assignee	RESR2463	Residential Contractor Endorsement	ALVARO NARINO	

Designations

No designations found.

ORION CONSTRUCTION, INC.
3038 N CARIBOU ST
WASILLA, AK 99654-4301

Wallet Card

State of Alaska Department of Commerce, Community, and Economic Development Division of Corporations, Business, and Professional Licensing Regulation of Construction Contractors and Home Inspectors		
ORION CONSTRUCTION, INC.		
DBA: ORION CONSTRUCTION, INC.		
As		
General Contractor With Residential Contractor Endorsement		
License CONE33379	Effective 12/1/2020	Expires 12/31/2022

Alaska Department of Commerce, Community, and Economic Development

Division of Corporations, Business, and Professional Licensing
PO Box 110806, Juneau, AK 99811-0806

This is to certify that

ORION CONSTRUCTION, INC.

3038 N. CARIBOU ST., WASILLA, AK 99654

owned by

ORION CONSTRUCTION, INC

is licensed by the department to conduct business for the period

October 15, 2019 to December 31, 2021
for the following line(s) of business:

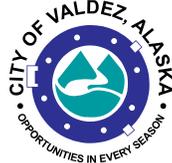
23 - Construction



This license shall not be taken as permission to do business in the state without having complied with the other requirements of the laws of the State or of the United States.

This license must be posted in a conspicuous place at the business location.
It is not transferable or assignable.

Julie Anderson
Commissioner



City of Valdez
Agreement Page 1 of 2

Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748

This agreement is made on the ____ day of May, 2021, by and between the City of Valdez, Alaska, hereinafter called the Owner, acting through its Mayor, and Orion Construction, Inc. doing business as a corporation located in Wasilla, Alaska, hereinafter called the Contractor.

The Contractor agrees to this Contract known as:

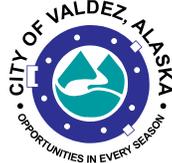
Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748

Furthermore the Contractor agrees to accept as full and complete payment for all work to be done in this Contract for the lump sum and per unit prices as set forth in the Bid Form and Addendums in the Contract Documents for this project. The total amount of this Contract shall be: **seven hundred sixty-seven thousand, eight hundred sixty-eight dollars and zero cents (\$767,868.00).**

The Contractor hereby agrees to commence work on this project within ten (10) working days after the date of the written Notice to Proceed and to complete all work in accordance with the contract documents and addendums by October 01, 2021. Said contract documents are listed in the Table of Contents herein. All documents listed therein are by this reference made a part hereof.

The Contractor further agrees to pay, as liquidated damages, the sum of (One Thousand dollars) (\$1000) for each calendar day in excess of the completion date specified in the written Notice to Proceed in which this project remains incomplete.

The Owner agrees to pay the Contractor for the performance of the Contract, subject to additions and deductions, as provided in the City of Valdez Standard Specifications Section 10 Standard General Provisions of this of this Contract, and to make payments on account thereof as provided in the City of Valdez Standard Specifications Section 10 Standard General Provisions and City of Valdez City Code.



**City of Valdez
Agreement Page 2 of 2**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

IN WITNESS WHEREOF, the parties to this presence have executed this Contract in two (2) counterparts, each of which shall be deemed as original, in the year and day first mentioned above.

Orion Construction, Inc.

City of Valdez, Alaska, Authorized

Signature

Sharon Scheidt, Mayor

Name

Date

Title

Attested:

Date

Sheri L. Pierce, MMC, City Clerk

Date

Mailing Address

Recommended:

City, State, Zip Code

Mark Detter, City Manager

Federal I.D. or S.S.N.

Date

Corporate Secretary

Nathan Duval, Capital Facilities Director

Date

Approved as to Form:
Brena, Bell & Walker, P.C.

Attest: _____
Corporate Secretary

Jon S. Wakeland

Date



**City of Valdez
Labor and Material Payment Bond**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

Know all men by these presents that:

(Insert full name and address or legal title of Contractor)

as Principal, hereinafter called Principal, and,

(Here insert full name and address or legal title of Surety)

as Surety, hereinafter called Surety, are held and firmly bound unto

**City of Valdez
P.O. Box 307
Valdez, Alaska 99686**

as Oblige, hereinafter called Owner, for the use and benefit of claimants as herein below defined, in the amount of

Dollars (\$ _____),
(Here insert a sum equal to the contract amount)

for the payment whereof Principal and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS,

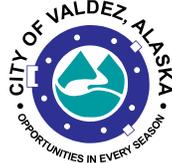
Principal has by written agreement dated _____, 2021, entered into a contract with Owner for

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

in accordance with Drawings and Specifications prepared by

**Wolf Architecture, Inc.
625 South Cobb St. Ste. 200
Palmer, AK 99645**

which contract is by reference made a part hereof, and is hereinafter referred to as the Contract.



**City of Valdez
Labor and Material Payment Bond**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION is such that, if Principal shall promptly make payment to all claimants as hereinafter defined, for all labor and material used or reasonably required for use in the performance of the Contract, then this obligation shall be void; otherwise it shall remain in full force and effect, subject, however, to the following conditions:

1. A claimant is defined as one having a direct contract with the Principal or with a Subcontractor of the Principal for labor, material, or both, used or reasonably required for use in the performance of the Contract, labor and material being construed to include that part of water, gas, power, light, heat, oil, gasoline, telephone service or rental of equipment directly applicable to the Contract.

2. The above named Principal and Surety hereby jointly and severally agree with the Owner that every claimant as herein defined, who has not been paid in full before the expirations of a period of ninety (90) days after the date on which the last of such claimant's work or labor was done or performed or materials were furnished by such claimant, may sue on this bond for the use of such claimant, prosecute the suit to final judgment for such sum or sums as may be justly due claimant, and have execution thereon. The Owner shall not be liable for the payment of any costs or expenses of any such suit.

3. No suit or action shall be commenced hereunder by any claimant:

a) Unless claimant, other than one having a direct contract with the Principal, shall have given written notice to any two of the following: the Principal, the Owner, or the Surety above named, within ninety (90) days after such claimant did or performed the last of the work or labor, or furnished the last of the materials for which said claim is made, stating with substantial accuracy the amount claimed and the name of the party to whom the materials are

furnished, or for whom the work or labor was done or performed. Such notice shall be served by mailing the same by registered mail or certified mail, postage prepaid, in an envelope addressed to the Principal, Owner or Surety, at any place where an office is regularly maintained for the transaction of business. Or served in any manner in which legal process may be served in the state in which aforesaid project is located, save that such service need not be made by a public officer.

b) After the expiration of one (1) year following the date on which Principal ceased Work on said Contract, it being understood, however, that if any limitation embodied in this bond is prohibited by any law controlling the construction hereof such limitation shall be deemed to be amended so as to be equal to the minimum period of limitation permitted by such law.

c) Other than in a state court of competent jurisdiction in and for the county of other political subdivision of the state in which the Project, or any part thereof is situated, or in the United States District Court for the district in which the Project, or any part thereof, is situated, and not elsewhere.

4. The amount of this bond shall be reduced by and to the extent of any payment of payments made in good faith hereunder, inclusive of the payment by Surety or mechanic's liens which may be filed of record against said improvement, whether or not claim for the amount of such lien be presented under and against the bond

Signed and Sealed this _____, day of _____, 2021

(Witness)

(Principal)

(Seal)

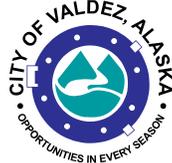
(Title)

(Witness)

(Surety)

(Seal)

(Title)



**City of Valdez
Performance Bond**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

KNOW ALL MEN BY THESE PRESENTS: that

(Here insert full name and address or legal title of contractor)

as Principal, hereinafter called Contractor, and ,

(Here insert full name and address or legal title Surety)

as Surety, hereinafter called Surety, are held and firmly bound unto

**City of Valdez
P.O. Box 307
Valdez, AK 99686**

as Obligee, hereinafter called Owner, in the amount of

Dollars (\$)

for the payment whereof Contractor and Surety bind themselves, their heirs, executor, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS,

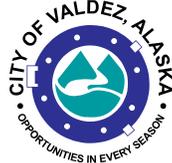
Contractor has by written agreement dated _____, 2021, entered into a contract with Owner for

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

in accordance with Drawings and Specifications prepared by

**Wolf Architecture, Inc.
625 South Cobb St. Ste. 200
Palmer, AK 99645**

which contract is by reference made a part hereof, and is hereinafter referred to as the Contract.



**City of Valdez
Performance Bond**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

Now, therefore the condition of this obligation is such that, if Contractor shall promptly and faithfully perform said Contract, then this obligation shall be null and void; otherwise it shall remain in full force and effect.

The Surety hereby waives notice of any alteration or extension of time made by the Owner.

Whenever Contractor shall be, and declared by Owner to be in default under the Contract, the Owner having performed Owner’s obligations thereunder, the Surety may promptly remedy the default, or shall promptly comply with one of the following:

1. Complete the Contract in accordance with its terms and conditions, or
2. Obtain a bid or bids for completing the Contract in accordance with its terms and conditions, and upon determination by Surety of the lowest responsible bidder, or, if the Owner elects, upon determination by the bidder, arrange for contract between such bidder and Owner, and make available as Work progresses (even though there should be a default or a succession of defaults under the contract or contracts of completion arranged under this paragraph) sufficient funds to pay the cost of completion less the balance of the contract price; but not exceeding, including other costs and damages for which the Surety may be liable hereunder, the amount set forth in the first paragraph hereof. The term “balance of the contract price,” as used in this paragraph, shall mean the total amount payable by Owner to contractor under the Contract and any amendments thereto, less the amount properly paid by Owner to Contractor.

Any suit under this bond must be instituted before the expiration of two (2) years from the date on which final payment under the Contract falls due.

No right of action shall accrue on this bond to or for the use of any person or corporation other than the Owner named herein or the heirs, executors, administrators or successors of the Owner.

Signed and Sealed this ____ day of _____, 2021

(Witness)

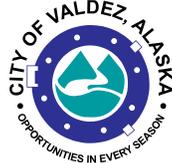
(Principal) (Seal)

(Title)

(Witness)

(Surety) (Seal)

(Title)



City of Valdez

Contractor Certificate of Substantial Completion

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

CONTRACTOR: _____

This is to certify that I, _____, am a duly authorized official of the said CONTRACTOR working in the capacity of _____, and in my official capacity representing said CONTRACTOR do hereby certify as follows:

1. The work of the subject Contract above has been performed, and materials used and installed in accordance with and in conformity to, the Contract Drawings, Contract Specifications, City of Valdez Standard Specifications and Details.
2. The Contract work is now substantially complete in all parts and requirements.
3. I understand that neither the determination by the Engineer--Architect that the work is substantially complete nor the acceptance thereof by the Owner shall operate as a bar to claim against the Contractor under the terms of the guarantee provisions of the Contract Documents.
4. The work to which this Certificate applies has been properly inspected and that work is hereby declared to be substantially complete in accordance with the Contract Documents.
5. The date of Substantial Completion is the date upon which all guarantees and warranties begin.
6. The Owner accepts the Project or specified area as described under "REMARKS," of the Project as substantially complete and will assume full possession of the Project or specified area of the Project at _____(time) on _____day, _____, 2021.

CONTRACTOR

CITY OF VALDEZ, OWNER

(Signature)

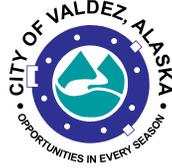
Capital Facilities Director

(Title)

Date

Date

REMARKS: _____



**City of Valdez
Contract Release Page 1 of 2**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

The undersigned, _____
for itself, its successors in interest, assigns trustees, administrators, subcontractors, suppliers, and laborers do hereby release and forever discharge the CITY OF VALDEZ, ALASKA a municipal corporation, from all actions, causes of actions, suits, controversies, claims, damages and demands of every kind and nature, mature or to mature in the future, for and by reason of any matter, thing or claim arising out of the following Contract:

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

The undersigned also intends hereby to discharge the City of Valdez from all liability for any and all damages or injuries presently undiscovered or unanticipated. The undersigned's intention hereby is to waive any right it may subsequently have to set aside this release under the doctrine of Witt v. Watkins, 579 P.2d 1065 (Alaska 1978).

The undersigned further agrees to defend, indemnify and hold harmless the City of Valdez against any claims, liens, or causes of action arising under or by virtue of this Contract, including, but not limited to, any claim that the undersigned, any successor in interest, assignee, trustee, administrator, subcontractor, supplier or laborer of the undersigned or any other person might make or claim that he could possibly make against the City of Valdez.

The undersigned certifies that he has not assigned any amounts payable under this Contract to anyone.

The undersigned hereby acknowledges receipt of the amount of \$ _____
as full and final payment in consideration for all services, materials and labors rendered in connection with this Contract.

The undersigned hereby declares that the terms of this RELEASE have been completely read and are fully understood, and said terms are voluntarily accepted for the purpose of making a full and final release of any and all claims, disputed or otherwise, arising under or by virtue of this Contract.

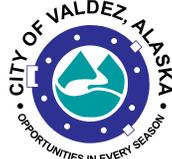


**City of Valdez
Special Provisions**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

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**City of Valdez
Special Provisions**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

SP 01 General Statement

The Special Provisions set forth conditions and requirements unique to this Project and are supplemental to, and supersede, the City of Valdez “Standard Specifications and Standard Details.”

SP 02 Scope of Work

Base Bid:

1. All Architectural, Hazardous Materials Abatement and Remediation, Mechanical, Electrical, and A/V work required to complete the Building up-grades.
 - a. Hazardous Abatement: Contractor is responsible for collecting, handling and disposal of all hazardous materials generated by project according to all governmental requirements.
 - b. Reconstruction/installation of damaged assemblies and finishes.
2. All work included in construction documents not noted as an alternate to be completed as base bid. Including but not limited to:
 - a. Replace flooring including mastic abatement as needed.
 - b. Demo existing wall trim and add new layer of GWB to walls including abatement and new trim, replacing wall covering in the toilet rooms
 - c. Add new door
 - d. Painting/Staining other finishes to include lead paint abatement as needed
 - e. Install new fin tube and baseboard register covers and solid surface cap

Alternate Bid(s)

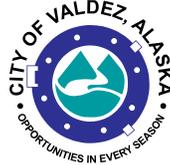
The Scope of Work of the Additive Alternate Bids of this Contract shall include providing all labor, materials, tools, equipment, transportation, supervision and facilities necessary to:

Alternate 1:

Ceiling & Lighting Upgrades

Work to include:

1. Demo and replace acoustical ceiling tile.
2. Replace lighting.



Alternate 2

A/V, Dias & Casework Upgrades

Work to include:

1. Demo and replace raised floor platform and ramp.
 - c. Inclusive of all electrical & airflow requirements for heating
 - d. Coordinate with owner on Audio/Visual items to be salvaged.
2. Demo existing casework and build new casework.
 - d. Salvage ballistic board for re-use if possible
 - e. Coordinate with owner on Audio/Visual items to be salvaged.
 - f. Power/Data/Audio Visual at new stations
3. Build new partition walls near Entry Vestibule.
 - c. Inclusive of Electrical
 - d. Demolition of fin tube section at new wall
4. Build new GWB soffit above raised floor platform.
 - c. Demo existing ceiling grid as needed
 - d. Coordinate with owner and owner's consultant on Audio/Visual
5. Power and data at speaker podium & clerk staff.
 - b. Concrete slab to be cut & patched for electrical conduit
6. Coordinate New Server Location on Second Floor.
7. Replace all A/V equipment.
8. Provide and install new hydronic plumbing, fin tube and baseboard associated with Dias configuration.
9. Install new BWG soffit and down lighting above dias.

Alternate 3:

Install New HRV

Work to include:

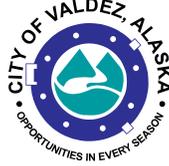
1. Demo openings in exterior wall, soffit, and attic floor decking for new louvers and diffusers.
2. Install new HRV and accompanying ductwork, hydronics, heat exchanger, louvers and associated electrical.

Alternate 4:

Replace Windows and Trim

Work to include:

1. Replace all windows & trim in Council Chambers & Vestibule.
2. Modify ceiling at east wall to accommodate window installation.
3. Window demolition will require lead paint remediation.



SP 03 Time of Completion

All work shall be completed in accordance with the Contract Documents by October 01, 2021.

Liquidated damages will be assessed in the sum of one thousand dollars (\$1000) for each calendar day after the completion date during which the Project remains incomplete.

Substantial Completion: Substantial Completion shall be defined as the stage in the progress of the work when the work is sufficiently complete in accordance with the Contract Documents so the Owner (City) can occupy or use the structure or that which is the subject of the contract, for its intended use.

SP 04 Special Site Conditions

The Contractor will be responsible for the disposal of all refuse and debris generated by the project. The City has, on a limited 'first come first served' basis, dumpsters for use free of charge on City projects if available.

Dump fees will be waived. The Contractor will be responsible for hauling demolished materials and construction waste out to the City Baler facility on South Sawmill Drive. The Baler is located approximately 5 miles out of town. Please contact the Baler ahead of time to make arrangements for the disposal of such materials. The Baler's number is 907-835-2356. The project name or contract number will be required on all Baler disposal forms and when calling to reserve or empty dumpsters.

Local building permit fees are waived. The Contractor will be responsible for obtaining local building permits before the NTP is issued. The Contractor will need to call the City Building Department at 907-834-3401.

Staging area will be coordinated with the contractor.

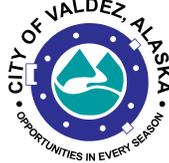
The Contractor will be responsible for moving furniture and other items necessary to complete the work.

The contractor will be responsible for supplying their own restroom. (Porta-potty)

The Contractor is responsible for setting up detours or barricades if their work is in a public area and will interfere with normal traffic flow.

SP 05 Hazardous Waste Generation

Every effort to minimize or eliminate the generations of hazardous waste shall be used by the Contractor in the performance of the work of this Contract. Unless there is no substitute, no hazardous material shall be used in the performance of the work of this Contract.



SP 06 Coordination and Schedule

The Contractor shall, within ten (10) working days of the date of the Notice to Proceed, submit to the Engineer a schedule as required in Section 10.5, Control of Work, Article 5.3. The schedule shall be updated every week. An updated schedule shall be submitted with each of the Contractor's Periodic Payment Requests. Failure to provide an updated schedule will be cause to withhold partial payment.

SP 07 Site Preservation, Restoration, Cleanup and Environmental Reporting

The Contractor shall be solely responsible for damage to public or private property caused by construction operations. The Contractor shall take all precautions necessary to control dust. The Contractor shall notify the City of any claims of damage, and shall clean and restore any property so damaged at the sole expense of the Contractor. All spills or releases of any hazardous substance shall be reported to the appropriate governmental agency as well as notice to the City. Contractor shall be responsible for all associated cleanup costs and fines.

At all times during the work, keep the premises clean and orderly. Upon completion of the work, repair all damage caused by equipment and leave the Project free of rubbish and excess materials of any kind.

SP 08 Permits

The Contractor shall obtain all licenses and permits that are required to do the work. A Building Permit will be required but there will be no charge. The building permit needs to be applied for and issued before any work can begin on site.

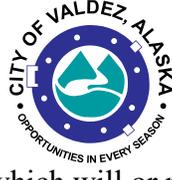
SP 09 Order of Award of Alternative Bids

Additive Alternate and/or Deductive Alternative Bids will be awarded, if any are awarded, in any order determined to be the most advantageous combination by the owner.

SP 10 Payment

Payments shall be in accordance with Section 10.07, Measurement and Payment of the CVSS. All invoices for payment must be submitted on a City of Valdez *Periodic Payment Request Form*. An electronic copy of this form (Excel Spreadsheet) will be made available for the Contractor's use.

Disbursement of money to a person, firm or corporation will be made only after all the various receivable accounts of the general government and any municipal utility or enterprise have been reviewed for outstanding balances owed, and the disbursement will be reduced by setting off the amount of any delinquent indebtedness due the city from such person, firm or corporation.



All contracts to which the city is a party which will or may involve the disbursement of city funds shall contain the following clause, or its substantial equivalent: “Disbursement of money by the City of Valdez hereunder shall subject to set-off pursuant to the provisions of the Valdez City Code.” Such contracts include, but are not limited to, oral contracts, employment contracts, construction contracts, purchasing contracts and contracts of any municipal utility or enterprise, including customer’s deposits.

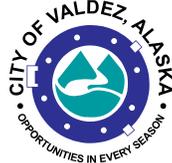
SP 11 References to City of Valdez Standard Specifications (CVSS)

The City of Valdez Standard Specifications & Standard Details, Streets-Drainage-Utilities-Parks, dated April 2003, hereafter referred to as CVSS, are incorporated in and become a part of the Contract Documents for the work, The Standard Specifications are available for purchase from the Engineer’s Office of the City of Valdez, P.O. Box 307, Valdez, Alaska 99686. All work under this Contract shall comply with the latest edition and addenda to all applicable codes, ordinances, and standards.

It shall be the responsibility of the Bidder to prepare his bid so all materials and/or different arrangements of connections or fittings shall harmoniously conform with the intent of the Contract Drawings, CVSS, and the Special Provisions.

SP 12 Construction Specifications

The Specifications for construction of the work of this Project are incorporated into the following pages and on the attached drawing titled “Valdez City Council Chamber Upgrades”. These drawings are by reference included herein.



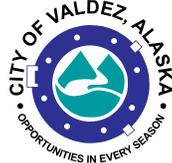
City of Valdez

Modifications and Additions to the Standard Specifications

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

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City of Valdez

Modifications and Additions to the Standard Specifications

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

Division 10 Standard General Provisions

Article 7.5 Progress Payments

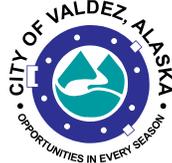
Add the following:

Any request for payments for work accomplished within the calendar fiscal year (January 1st to December 31st) must be received by the city no later than January 31st of the following year. Failure to provide a request for payment by Jan. 31st for work accomplished the previous year will delay payment. Failure to provide a request for payment by January 31st for work accomplished the previous year will be subject to a penalty. Penalty may be assessed at a minimum of \$1000 and up to 5% of the invoice not to exceed \$10,000.

Article 7.7 Final Payments

Add the following:

Any request for final payment for work accomplished within the calendar fiscal year (January 1st to December 31st) must be received by the city no later than January 31st of the following year. Failure to provide a request for final payment by January 31st for work accomplished the previous year will delay payment. Failure to provide a request for payment by January 31st for work accomplished the previous year will be subject to a penalty. Penalty may be assessed at a minimum of \$1000 and up to 5% of the invoice not to exceed \$10,000.



**City of Valdez
Minimum Prevailing Wage Rates**

**Project: Valdez City Council Chambers Upgrades
Project Number: 20-350-2010 / Contract Number: 1748**

Minimum Prevailing Wage Rates and Title 36 Public Contracts Follows
See attached Links:

<http://labor.state.ak.us/lss/pamp600.htm>
<http://labor.alaska.gov/lss/forms/Pam400.pdf>

In accordance with the requirements of AS 36.05.070 and AS 36.05.080, the following provisions are included where applicable:

- (1) The Contractor or subcontractors of the Contractor shall pay all employees unconditionally and not less than once a week;
- (2) wages may not be less than those stated in the advertised specifications, regardless of the contractual relationship between the Contractor or subcontractors and laborers, mechanics, or field surveyors;
- (3) the scale of wages to be paid shall be posted by the Contractor in a prominent and easily accessible place at the site of the work;
- (4) Owner shall withhold so much of the accrued payments as is necessary to pay to laborers, mechanics, or field surveyors employed by the Contractor or subcontractors the difference between
 - (A) the rates of wages required by the contract to be paid laborers, mechanics, or field surveyors on the work; and
 - (B) the rates of wages in fact received by laborers, mechanics, or field surveyors.
- (5) If it is found that a laborer, mechanic, or field surveyor employed by the Contractor or subcontractor has been or is being paid a rate of wages less than the rate of wages required by the contract to be paid, the Owner may, by written notice to the Contractor, terminate the Contractor's right to proceed with the work or the part of the work for which there is a failure to pay the required wages and to prosecute the work to completion by contract or otherwise, and the Contractor and the Contractor's sureties are liable to Owner for excess costs for completing the work.



Legislation Text

File #: 21-0219, **Version:** 1

ITEM TITLE:

Approval of Landlord Agreements for Peter Pan Seafood Company, LLC for Their Leases of City of Valdez Properties Known as Tracts C, F, L, and T, Harbor Subdivision and Portion of USS 495 (Tidelands)

SUBMITTED BY: Jake Staser, City Attorney

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

Approve landlord agreements for Peter Pan Seafood Company, LLC for their leases of City of Valdez properties known as Tracts C, F, L, and T, Harbor Subdivision and portion of USS 495 (Tidelands.)

SUMMARY STATEMENT:

- In December of 2020, several leases between the City of Valdez and Peter Pan Seafoods, Inc. were amended and assigned to Peter Pan Seafood Company, LLC ("Peter Pan") by resolution of the City Council.
- Under the leases, the City has the ability to place a lien on personal property and improvements located on the leased premises in order to recover unpaid rent.
- Peter Pan has requested that the City of Valdez execute "Landlord Agreements" in order to facilitate its ability to secure financing from Wells Fargo.
- Upon execution of the Landlord Agreements, Wells Fargo would have a priority position over the City in the event that both Wells Fargo and the City sought to place liens on the personal property of Peter Pan for debt collection purposes.
- In addition, the Landlord Agreements allow Wells Fargo to cure any default under the leases by Peter Pan within 10 days of notice of such default in order to prevent termination of the leases.
- The City Attorney has reviewed, revised, and approved the Landlord Agreements.
- The City will retain the ability to place liens on improvements to the leased premises other than personal property, which, among other remedies, provides adequate means to recover any

unpaid rent.

- The Landlord Agreements advance the public interest by facilitating seafood processing operations within the City of Valdez, which was the underlying purpose of the original leases for the parcels at issue.

LANDLORD AGREEMENT

Peter Pan Seafood Company, LLC – Valdez, Tidelands Lease

This Landlord Agreement (“Agreement”) is entered into by and between Wells Fargo Bank, National Association (together with its successors and assigns, “Lender”), Peter Pan Seafood Company, LLC, an Alaska limited liability company (together with its successors and assigns, “Company”), and the City of Valdez, Alaska, an Alaska municipal corporation (“Landlord”), effective the 31st day of January, 2021.

Lender has entered or is about to enter into financing arrangements with Company pursuant to which Lender has been or may be granted a security interest in any or all of Company's or its affiliates' personal property, including, but not limited to, inventory and equipment (the “Personal Property”). For purposes of this Agreement, the term “Personal Property” does not include plumbing and electrical fixtures, heating, ventilation and air conditioning, wall and floor coverings, walls or ceilings and other fixtures not constituting trade fixtures.

Some of the Personal Property has or may from time to time become affixed to or be located on, wholly or in part, the real property leased by Company or its affiliates commonly referred to as the USS 495 Tidelands located in Valdez, Alaska, the legal description of which is attached as Exhibit A (the “Premises”). The Landlord is the owner or lessor of the Premises. Company has leased the Premises from Landlord pursuant to the Tidelands Lease, dated October 1, 2002, between Landlord and Company, as successor-in-interest to Peter Pan Seafoods, Inc., a Washington corporation, as evidenced by that Memorandum of Lease recorded in the Valdez Recording District as Document No. 2004-000100-0, as amended by that Lease Amendment No. 1 dated September 18, 2012 and recorded in the Valdez Recording District as Document No. 2012-000728-0, that Lease Amendment No. 2 dated November 20, 2013, that Lease Amendment No. 3 dated November 19, 2018 and that Lease Amendment No. 4 dated January 30, 2021 (as the same now exists or may hereafter be amended, modified, supplemented, extended, renewed, restated or replaced, the “Lease”).

In order for Lender to consider making loans or providing other financial accommodations to Company or its affiliates in reliance upon the Personal Property as collateral, Landlord agrees as follows:

1. Landlord represents and warrants to Lender that (a) Company's interest in the Premises is that of lessee, (b) the Lease is in full force and effect and constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (c) this Agreement constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (d) no event of default currently exists under the Lease and (e) attached hereto as Exhibit B is a correct and complete copy of the Lease as in effect on the date hereof.

2. Landlord subordinates to Lender any landlord's lien, rights of levy or distraint, claim, security interest or other interest Landlord may now or hereafter have in or with respect to any of the Personal Property, whether for rent or otherwise.

3. The Personal Property may be installed in or located on the Premises and is not, and shall not, be deemed a fixture or part of the real property but shall at all times be considered personal property.

4. Lender (or its agents or representatives) may, at its option, enter and use the Premises for the purpose of repossessing, removing, selling or otherwise dealing with any of the Personal Property pursuant to the rights granted to it in this Agreement, and such license shall be irrevocable and shall continue from the date Lender enters the Premises pursuant to the rights granted to it herein for a period not to exceed one hundred twenty (120) days; provided, that, (a) for each day that Lender uses the Premises pursuant to the rights granted to it herein, unless Landlord has otherwise been paid rent in respect of any of such period, Lender shall pay the regularly scheduled rent provided under the Lease (together with Company's pro rata share of operating costs, utilities and taxes payable by Company under the Lease), prorated on a per diem basis to be determined on a thirty (30) day month, without Lender thereby assuming the Lease or incurring any other obligations of Company and (b) any damage to the Premises caused by Lender or its representatives will be repaired by Lender (for the account of Company). Company consents to the rights granted to Lender hereunder.

5. Landlord agrees to send notice in writing of any default under the Lease at the same time as any such notice is sent to Company or promptly thereafter to the following address (or such other address as Lender may hereafter designate in writing to Landlord):

Wells Fargo Bank, National Association
1800 Century Park East, Suite 1100
Los Angeles, California 90067
Attn: Loan Portfolio Manager – Peter Pan
Email: chinn@wellsfargo.com

Upon receipt of such notice, Lender shall have the right, but not the obligation, to cure such default within ten (10) days thereafter. Any payment made or act done by Lender to cure any such default shall not constitute an assumption by Lender of the Lease or any obligations of Company or any of its affiliates. In addition, Landlord agrees to send notice in writing to Lender at the address above of any transfer of ownership of the Premises or of its rights as lessor under the Lease promptly upon the effectiveness of any such transfer.

6. Delivery of an executed counterpart of this Agreement by telefacsimile or other electronic method of transmission (including an email with a ".pdf") shall be equally as effective as delivery of an original executed counterpart of this Agreement. Any party delivering an executed counterpart of this Agreement by telefacsimile or other electronic method of transmission (including an email with a ".pdf") also shall deliver an original executed counterpart of this Agreement but the failure to deliver an original executed counterpart shall not affect the validity, enforceability, and binding effect of this Agreement.

7. Any claims, controversies or disputes arising under or related to this Agreement shall be determined under, governed by, and construed in accordance with the laws of the State of Alaska. Any action related to this Agreement shall be brought exclusively in the state courts of the State of Alaska, Third Judicial District.

8. TO THE MAXIMUM EXTENT PERMITTED BY APPLICABLE LAW, THE PARTIES HERETO HEREBY WAIVE THEIR RESPECTIVE RIGHTS, IF ANY TO A JURY TRIAL OF ANY CLAIM, CONTROVERSY, DISPUTE OR CAUSE OF ACTION DIRECTLY OR INDIRECTLY BASED ON OR ARISING OUT OF THIS AGREEMENT.

9. Lender is relying upon this Agreement in connection with its financing arrangements with Company. This Agreement may not be changed or terminated orally or by course of conduct. Any change to the terms of this Agreement must be in writing and signed by Landlord and Lender. Landlord shall notify any purchaser of the Premises or of its business of this Agreement and its terms and this Agreement is binding upon Landlord and the heirs, personal representatives, successors and assigns of Landlord and any successor, owner or transferee of the Premises and shall be enforceable by and inure to the benefit of Lender (including any lender or group of lenders or agent for such group of lenders that at any time refinances, replaces or succeeds to the financing arrangements referred to above).

[Signature pages follow]

LANDLORD:

**CITY OF VALDEZ, ALASKA
APPROVED:**

Sharon Scheidt, Mayor

Date: _____

ATTEST:

Sheri L. Pierce, MMC, City Clerk

Date: _____

RECOMMENDED:

Kate Huber, Planning Director

Date: _____

**APPROVED AS TO FORM:
Brena, Bell & Walker, P.C.**

Jake W. Staser, Esq.

Date: _____

COMPANY:

PETER PAN SEAFOOD COMPANY, LLC

By: _____

Name: David Stewart

Title: Secretary

Address: 3015 112th Avenue NE Suite 100
Bellevue, WA 98004

Email: dave@northwestfishco.com

LENDER:

WELLS FARGO BANK, NATIONAL
ASSOCIATION

By: _____
Name: _____
Title: _____

EXHIBIT A
Legal Description

A portion of U.S. SURVEY 495 Tidelands, and as more particularly described as follows, located in the Valdez Recording District, Third Judicial District, State of Alaska.:

Commencing at Corner No. 1 at Tract B, Harbor Subdivision, thence North 10°0'0" West 105.00 feet, thence South 80°0'0" West, 80.00 feet to the True Point of Beginning; thence South 80°0'00" West, 375.01 feet; thence South 10°0'0" East, 105.00 feet, thence North 80°0'0" East, 375.01 feet; thence North 10°0'0" West, 105.00 feet returning to the Point of Beginning.

EXHIBIT B
Lease

See Attached.

LANDLORD AGREEMENT

Peter Pan Seafood Company, LLC – Valdez, Tract C Lease

This Landlord Agreement ("Agreement") is entered into by and between Wells Fargo Bank, National Association (together with its successors and assigns, "Lender"), Peter Pan Seafood Company, LLC, an Alaska limited liability company (together with its successors and assigns, "Company"), and the City of Valdez, Alaska, an Alaska municipal corporation ("Landlord"), effective the 31st day of January, 2021.

Lender has entered or is about to enter into financing arrangements with Company pursuant to which Lender has been or may be granted a security interest in any or all of Company's or its affiliates' personal property, including, but not limited to, inventory and equipment (the "Personal Property"). For purposes of this Agreement, the term "Personal Property" does not include plumbing and electrical fixtures, heating, ventilation and air conditioning, wall and floor coverings, walls or ceilings and other fixtures not constituting trade fixtures.

Some of the Personal Property has or may from time to time become affixed to or be located on, wholly or in part, the real property leased by Company or its affiliates commonly referred to as Tract C Harbor Subdivision located in Valdez, Alaska, the legal description of which is attached as Exhibit A (the "Premises"). The Landlord is the owner or lessor of the Premises. Company has leased the Premises from Landlord pursuant to the Lease, dated June 4, 1990, between Landlord and Company, as successor-in-interest to Peter Pan Seafoods, Inc., a Washington corporation, as evidenced by that Memorandum of Lease recorded in the Valdez Recording District in Book 111 at Page 624, as amended by that Lease Amendment No. 1 dated January 30, 2021 (as the same now exists or may hereafter be amended, modified, supplemented, extended, renewed, restated or replaced, the "Lease").

In order for Lender to consider making loans or providing other financial accommodations to Company or its affiliates in reliance upon the Personal Property as collateral, Landlord agrees as follows:

1. Landlord represents and warrants to Lender that (a) Company's interest in the Premises is that of lessee, (b) the Lease is in full force and effect and constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (c) this Agreement constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (d) no event of default currently exists under the Lease and (e) attached hereto as Exhibit B is a correct and complete copy of the Lease as in effect on the date hereof.

2. Landlord subordinates to Lender any landlord's lien, rights of levy or distraint, claim, security interest or other interest Landlord may now or hereafter have in or with respect to any of the Personal Property, whether for rent or otherwise.

3. The Personal Property may be installed in or located on the Premises and is not, and shall not, be deemed a fixture or part of the real property but shall at all times be considered personal property.

4. Lender (or its agents or representatives) may, at its option, enter and use the Premises for the purpose of repossessing, removing, selling or otherwise dealing with any of the Personal Property pursuant to the rights granted to it in this Agreement, and such license shall be irrevocable and shall continue from the date Lender enters the Premises pursuant to the rights granted to it herein for a period not to exceed one hundred twenty (120) days; provided, that, (a) for each day that Lender uses the Premises pursuant to the rights granted to it herein, unless Landlord has otherwise been paid rent in respect of any of such period, Lender shall pay the regularly scheduled rent provided under the Lease (together with Company's pro rata share of operating costs, utilities and taxes payable by Company under the Lease), prorated on a per diem basis to be determined on a thirty (30) day month, without Lender thereby assuming the Lease or incurring any other obligations of Company and (b) any damage to the Premises caused by Lender or its representatives will be repaired by Lender (for the account of Company). Company consents to the rights granted to Lender hereunder.

5. Landlord agrees to send notice in writing of any default under the Lease at the same time as any such notice is sent to Company or promptly thereafter to the following address (or such other address as Lender may hereafter designate in writing to Landlord):

Wells Fargo Bank, National Association
1800 Century Park East, Suite 1100
Los Angeles, California 90067
Attn: Loan Portfolio Manager – Peter Pan
Email: chinn@wellsfargo.com

Upon receipt of such notice, Lender shall have the right, but not the obligation, to cure such default within ten (10) days thereafter. Any payment made or act done by Lender to cure any such default shall not constitute an assumption by Lender of the Lease or any obligations of Company or any of its affiliates. In addition, Landlord agrees to send notice in writing to Lender at the address above of any transfer of ownership of the Premises or of its rights as lessor under the Lease promptly upon the effectiveness of any such transfer.

6. Delivery of an executed counterpart of this Agreement by telefacsimile or other electronic method of transmission (including an email with a ".pdf") shall be equally as effective as delivery of an original executed counterpart of this Agreement. Any party delivering an executed counterpart of this Agreement by telefacsimile or other electronic method of transmission (including an email with a ".pdf") also shall deliver an original executed counterpart of this Agreement but the failure to deliver an original executed counterpart shall not affect the validity, enforceability, and binding effect of this Agreement.

7. Any claims, controversies or disputes arising under or related to this Agreement shall be determined under, governed by, and construed in accordance with the laws of the State of Alaska. Any action related to this Agreement shall be brought exclusively in the state courts of the State of Alaska, Third Judicial District.

8. TO THE MAXIMUM EXTENT PERMITTED BY APPLICABLE LAW, THE PARTIES HERETO HEREBY WAIVE THEIR RESPECTIVE RIGHTS, IF ANY TO A JURY

TRIAL OF ANY CLAIM, CONTROVERSY, DISPUTE OR CAUSE OF ACTION DIRECTLY OR INDIRECTLY BASED ON OR ARISING OUT OF THIS AGREEMENT.

9. Lender is relying upon this Agreement in connection with its financing arrangements with Company. This Agreement may not be changed or terminated orally or by course of conduct. Any change to the terms of this Agreement must be in writing and signed by Landlord and Lender. Landlord shall notify any purchaser of the Premises or of its business of this Agreement and its terms and this Agreement is binding upon Landlord and the heirs, personal representatives, successors and assigns of Landlord and any successor, owner or transferee of the Premises and shall be enforceable by and inure to the benefit of Lender (including any lender or group of lenders or agent for such group of lenders that at any time refinances, replaces or succeeds to the financing arrangements referred to above).

[Signature pages follow]

LANDLORD:

**CITY OF VALDEZ, ALASKA
APPROVED:**

Sharon Scheidt, Mayor

Date: _____

ATTEST:

Sheri L. Pierce, MMC, City Clerk

Date: _____

RECOMMENDED:

Kate Huber, Planning Director

Date: _____

APPROVED AS TO FORM:
Brena, Bell & Walker, P.C.

Jake W. Staser, Esq.

Date: _____

COMPANY:

PETER PAN SEAFOOD COMPANY, LLC

By: _____

Name: David Stewart

Title: Secretary

Address: 3015 112th Avenue NE Suite 100
Bellevue, WA 98004

Email: dave@northwestfishco.com

LENDER:

WELLS FARGO BANK, NATIONAL
ASSOCIATION

By: _____
Name: _____
Title: _____

EXHIBIT A
Legal Description

Tract C, THE AMENDED REPLAT SOUTH PORTION OF MINERAL CREEK SUBDIVISION and HARBOR SUBDIVISION, less the West 41 feet and the Northern portion of ATS 620, less the West 41 feet, according to the official plat thereof, filed under Plat No. 86-4, in the records of the Valdez Recording District, Third Judicial District, State of Alaska.

EXHIBIT B
Lease

See Attached.

LANDLORD AGREEMENT

Peter Pan Seafood Company, LLC – Valdez, Tract F Lease

This Landlord Agreement ("Agreement") is entered into by and between Wells Fargo Bank, National Association (together with its successors and assigns, "Lender"), Peter Pan Seafood Company, LLC, an Alaska limited liability company (together with its successors and assigns, "Company"), and the City of Valdez, Alaska, an Alaska municipal corporation ("Landlord"), effective the 31st day of January, 2021.

Lender has entered or is about to enter into financing arrangements with Company pursuant to which Lender has been or may be granted a security interest in any or all of Company's or its affiliates' personal property, including, but not limited to, inventory and equipment (the "Personal Property"). For purposes of this Agreement, the term "Personal Property" does not include plumbing and electrical fixtures, heating, ventilation and air conditioning, wall and floor coverings, walls or ceilings and other fixtures not constituting trade fixtures.

Some of the Personal Property has or may from time to time become affixed to or be located on, wholly or in part, the real property leased by Company or its affiliates commonly referred to as Tract F Harbor Subdivision located in Valdez, Alaska, the legal description of which is attached as Exhibit A (the "Premises"). The Landlord is the owner or lessor of the Premises. Company has leased the Premises from Landlord pursuant to the Lease, dated May 8, 1988, between Landlord and Company, as successor-in-interest to Peter Pan Seafoods, Inc., a Washington corporation, as evidenced by that Memorandum of Lease recorded in the Valdez Recording District as Document No. 2004-000099-0, as amended by that Lease Amendment No. 1 dated January 30, 2021 (as the same now exists or may hereafter be amended, modified, supplemented, extended, renewed, restated or replaced, the "Lease").

In order for Lender to consider making loans or providing other financial accommodations to Company or its affiliates in reliance upon the Personal Property as collateral, Landlord agrees as follows:

1. Landlord represents and warrants to Lender that (a) Company's interest in the Premises is that of lessee, (b) the Lease is in full force and effect and constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (c) this Agreement constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (d) no event of default currently exists under the Lease and (e) attached hereto as Exhibit B is a correct and complete copy of the Lease as in effect on the date hereof.

2. Landlord subordinates to Lender any landlord's lien, rights of levy or distraint, claim, security interest or other interest Landlord may now or hereafter have in or with respect to any of the Personal Property, whether for rent or otherwise.

3. The Personal Property may be installed in or located on the Premises and is not, and shall not, be deemed a fixture or part of the real property but shall at all times be considered personal property.

4. Lender (or its agents or representatives) may, at its option, enter and use the Premises for the purpose of repossessing, removing, selling or otherwise dealing with any of the Personal Property pursuant to the rights granted to it in this Agreement, and such license shall be irrevocable and shall continue from the date Lender enters the Premises pursuant to the rights granted to it herein for a period not to exceed one hundred twenty (120) days; provided, that, (a) for each day that Lender uses the Premises pursuant to the rights granted to it herein, unless Landlord has otherwise been paid rent in respect of any of such period, Lender shall pay the regularly scheduled rent provided under the Lease (together with Company's pro rata share of operating costs, utilities and taxes payable by Company under the Lease), prorated on a per diem basis to be determined on a thirty (30) day month, without Lender thereby assuming the Lease or incurring any other obligations of Company and (b) any damage to the Premises caused by Lender or its representatives will be repaired by Lender (for the account of Company). Company consents to the rights granted to Lender hereunder.

5. Landlord agrees to send notice in writing of any default under the Lease at the same time as any such notice is sent to Company or promptly thereafter to the following address (or such other address as Lender may hereafter designate in writing to Landlord):

Wells Fargo Bank, National Association
1800 Century Park East, Suite 1100
Los Angeles, California 90067
Attn: Loan Portfolio Manager – Peter Pan
Email: chinn@wellsfargo.com

Upon receipt of such notice, Lender shall have the right, but not the obligation, to cure such default within ten (10) days thereafter. Any payment made or act done by Lender to cure any such default shall not constitute an assumption by Lender of the Lease or any obligations of Company or any of its affiliates. In addition, Landlord agrees to send notice in writing to Lender at the address above of any transfer of ownership of the Premises or of its rights as lessor under the Lease promptly upon the effectiveness of any such transfer.

6. Delivery of an executed counterpart of this Agreement by telefacsimile or other electronic method of transmission (including an email with a ".pdf") shall be equally as effective as delivery of an original executed counterpart of this Agreement. Any party delivering an executed counterpart of this Agreement by telefacsimile or other electronic method of transmission (including an email with a ".pdf") also shall deliver an original executed counterpart of this Agreement but the failure to deliver an original executed counterpart shall not affect the validity, enforceability, and binding effect of this Agreement.

7. Any claims, controversies or disputes arising under or related to this Agreement shall be determined under, governed by, and construed in accordance with the laws of the State of Alaska. Any action related to this Agreement shall be brought exclusively in the state courts of the State of Alaska, Third Judicial District.

8. TO THE MAXIMUM EXTENT PERMITTED BY APPLICABLE LAW, THE PARTIES HERETO HEREBY WAIVE THEIR RESPECTIVE RIGHTS, IF ANY TO A JURY

TRIAL OF ANY CLAIM, CONTROVERSY, DISPUTE OR CAUSE OF ACTION DIRECTLY OR INDIRECTLY BASED ON OR ARISING OUT OF THIS AGREEMENT.

9. Lender is relying upon this Agreement in connection with its financing arrangements with Company. This Agreement may not be changed or terminated orally or by course of conduct. Any change to the terms of this Agreement must be in writing and signed by Landlord and Lender. Landlord shall notify any purchaser of the Premises or of its business of this Agreement and its terms and this Agreement is binding upon Landlord and the heirs, personal representatives, successors and assigns of Landlord and any successor, owner or transferee of the Premises and shall be enforceable by and inure to the benefit of Lender (including any lender or group of lenders or agent for such group of lenders that at any time refinances, replaces or succeeds to the financing arrangements referred to above).

[Signature pages follow]

LANDLORD:

**CITY OF VALDEZ, ALASKA
APPROVED:**

Sharon Scheidt, Mayor

Date: _____

ATTEST:

Sheri L. Pierce, MMC, City Clerk

Date: _____

RECOMMENDED:

Kate Huber, Planning Director

Date: _____

**APPROVED AS TO FORM:
Brena, Bell & Walker, P.C.**

Jake W. Staser, Esq.

Date: _____

COMPANY:

PETER PAN SEAFOOD COMPANY, LLC

By: _____

Name: David Stewart

Title: Secretary

Address: 3015 112th Avenue NE Suite 100
Bellevue, WA 98004

Email: dave@northwestfishco.com

LENDER:

WELLS FARGO BANK, NATIONAL
ASSOCIATION

By: _____
Name: _____
Title: _____

EXHIBIT A
Legal Description

Tract F, THE AMENDED REPLAT SOUTH PORTION OF MINERAL CREEK SUBDIVISION and HARBOR SUBDIVISION, according to the official plat thereof, filed under Plat No. 86-4, in the records of the Valdez Recording District, Third Judicial District, State of Alaska.

EXHIBIT B
Lease

See Attached.

LANDLORD AGREEMENT

Peter Pan Seafood Company, LLC – Valdez, Tract L Lease

This Landlord Agreement ("Agreement") is entered into by and between Wells Fargo Bank, National Association (together with its successors and assigns, "Lender"), Peter Pan Seafood Company, LLC, an Alaska limited liability company (together with its successors and assigns, "Company"), and the City of Valdez, Alaska, an Alaska municipal corporation ("Landlord"), effective the 31st day of January, 2021.

Lender has entered or is about to enter into financing arrangements with Company pursuant to which Lender has been or may be granted a security interest in any or all of Company's or its affiliates' personal property, including, but not limited to, inventory and equipment (the "Personal Property"). For purposes of this Agreement, the term "Personal Property" does not include plumbing and electrical fixtures, heating, ventilation and air conditioning, wall and floor coverings, walls or ceilings and other fixtures not constituting trade fixtures.

Some of the Personal Property has or may from time to time become affixed to or be located on, wholly or in part, the real property leased by Company or its affiliates commonly referred to as Tract L Harbor Subdivision located in Valdez, Alaska, the legal description of which is attached as Exhibit A (the "Premises"). The Landlord is the owner or lessor of the Premises. Company has leased the Premises from Landlord pursuant to the Lease, dated July 13, 1984, between Landlord and Company, as successor-in-interest to Peter Pan Seafood, Inc., a Washington corporation, as evidenced by that Memorandum of Lease recorded in the Valdez Recording District in Book 101 at Page 544, as amended by that Lease Amendment No. 1 dated February 10, 1988 recorded in the Valdez Recording District in Book 107 at Page 761 and that Lease Amendment No. 2 dated January 30, 2021, and as assigned pursuant to that Assignment of Lease dated March 2, 1988 and recorded in the Valdez Recording District in Book 107 at Page 798 between Uncle Jim's Alaska Seafoods, Inc., as assignor, and Peter Pan Seafood, Inc., as assignee (as the same now exists or may hereafter be amended, modified, supplemented, extended, renewed, restated or replaced, the "Lease").

In order for Lender to consider making loans or providing other financial accommodations to Company or its affiliates in reliance upon the Personal Property as collateral, Landlord agrees as follows:

1. Landlord represents and warrants to Lender that (a) Company's interest in the Premises is that of lessee, (b) the Lease is in full force and effect and constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (c) this Agreement constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (d) no event of default currently exists under the Lease and (e) attached hereto as Exhibit B is a correct and complete copy of the Lease as in effect on the date hereof.

2. Landlord subordinates to Lender any landlord's lien, rights of levy or distraint, claim, security interest or other interest Landlord may now or hereafter have in or with respect to any of the Personal Property, whether for rent or otherwise.

3. The Personal Property may be installed in or located on the Premises and is not, and shall not, be deemed a fixture or part of the real property but shall at all times be considered personal property.

4. Lender (or its agents or representatives) may, at its option, enter and use the Premises for the purpose of repossessing, removing, selling or otherwise dealing with any of the Personal Property pursuant to the rights granted to it in this Agreement, and such license shall be irrevocable and shall continue from the date Lender enters the Premises pursuant to the rights granted to it herein for a period not to exceed one hundred twenty (120) days; provided, that, (a) for each day that Lender uses the Premises pursuant to the rights granted to it herein, unless Landlord has otherwise been paid rent in respect of any of such period, Lender shall pay the regularly scheduled rent provided under the Lease (together with Company's pro rata share of operating costs, utilities and taxes payable by Company under the Lease), prorated on a per diem basis to be determined on a thirty (30) day month, without Lender thereby assuming the Lease or incurring any other obligations of Company and (b) any damage to the Premises caused by Lender or its representatives will be repaired by Lender (for the account of Company). Company consents to the rights granted to Lender hereunder.

5. Landlord agrees to send notice in writing of any default under the Lease at the same time as any such notice is sent to Company or promptly thereafter to the following address (or such other address as Lender may hereafter designate in writing to Landlord):

Wells Fargo Bank, National Association
1800 Century Park East, Suite 1100
Los Angeles, California 90067
Attn: Loan Portfolio Manager – Peter Pan
Email: chinn@wellsfargo.com

Upon receipt of such notice, Lender shall have the right, but not the obligation, to cure such default within ten (10) days thereafter. Any payment made or act done by Lender to cure any such default shall not constitute an assumption by Lender of the Lease or any obligations of Company or any of its affiliates. In addition, Landlord agrees to send notice in writing to Lender at the address above of any transfer of ownership of the Premises or of its rights as lessor under the Lease promptly upon the effectiveness of any such transfer.

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[Signature pages follow]

LANDLORD:

**CITY OF VALDEZ, ALASKA
APPROVED:**

Sharon Scheidt, Mayor

Date: _____

ATTEST:

Sheri L. Pierce, MMC, City Clerk

Date: _____

RECOMMENDED:

Kate Huber, Planning Director

Date: _____

**APPROVED AS TO FORM:
Brena, Bell & Walker, P.C.**

Jake W. Staser, Esq.

Date: _____

COMPANY:

PETER PAN SEAFOOD COMPANY, LLC

By: _____

Name: David Stewart

Title: Secretary

Address: 3015 112th Avenue NE Suite 100
Bellevue, WA 98004

Email: dave@northwestfishco.com

LENDER:

WELLS FARGO BANK, NATIONAL
ASSOCIATION

By: _____
Name: _____
Title: _____

EXHIBIT A
Legal Description

Tract L, THE AMENDED REPLAT SOUTH PORTION OF MINERAL CREEK SUBDIVISION and HARBOR SUBDIVISION, according to the official plat thereof, filed under Plat No. 86-4, in the records of the Valdez Recording District, Third Judicial District, State of Alaska.

EXHIBIT B
Lease

See Attached.

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Lender has entered or is about to enter into financing arrangements with Company pursuant to which Lender has been or may be granted a security interest in any or all of Company's or its affiliates' personal property, including, but not limited to, inventory and equipment (the "Personal Property"). For purposes of this Agreement, the term "Personal Property" does not include plumbing and electrical fixtures, heating, ventilation and air conditioning, wall and floor coverings, walls or ceilings and other fixtures not constituting trade fixtures.

Some of the Personal Property has or may from time to time become affixed to or be located on, wholly or in part, the real property leased by Company or its affiliates commonly referred to as Tract T Harbor Subdivision (formerly known as Tract J) located in Valdez, Alaska, the legal description of which is attached as Exhibit A (the "Premises"). The Landlord is the owner or lessor of the Premises. Company has leased the Premises from Landlord pursuant to the Lease, dated February 26, 2013, between Landlord and Company, as successor-in-interest to Peter Pan Seafoods, Inc., a Washington corporation, as evidenced by that Memorandum of Lease recorded in the Valdez Recording District as Document No. 2013-000126-0, as amended by that Lease Amendment No. 1 dated November 12, 2014 and recorded in the Valdez Recording District as Document No. 2014-000756-0, and that Lease Amendment No. 2 dated February 27, 2015 and recorded in the Valdez Recording District as Document No. 2015-000079-0, and that Lease Amendment No. 3 dated January 30, 2021 (as the same now exists or may hereafter be amended, modified, supplemented, extended, renewed, restated or replaced, the "Lease").

In order for Lender to consider making loans or providing other financial accommodations to Company or its affiliates in reliance upon the Personal Property as collateral, Landlord agrees as follows:

1. Landlord represents and warrants to Lender that (a) Company's interest in the Premises is that of lessee, (b) the Lease is in full force and effect and constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (c) this Agreement constitutes the legal, valid and binding obligation of Landlord enforceable against Landlord in accordance with its terms, (d) no event of default currently exists under the Lease and (e) attached hereto as Exhibit B is a correct and complete copy of the Lease as in effect on the date hereof.

2. Landlord subordinates to Lender any landlord's lien, rights of levy or distraint, claim, security interest or other interest Landlord may now or hereafter have in or with respect to any of the Personal Property, whether for rent or otherwise.

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[Signature pages follow]

LANDLORD:

**CITY OF VALDEZ, ALASKA
APPROVED:**

Sharon Scheidt, Mayor

Date: _____

ATTEST:

Sheri L. Pierce, MMC, City Clerk

Date: _____

RECOMMENDED:

Kate Huber, Planning Director

Date: _____

**APPROVED AS TO FORM:
Brena, Bell & Walker, P.C.**

Jake W. Staser, Esq.

Date: _____

COMPANY:

PETER PAN SEAFOOD COMPANY, LLC

By: _____

Name: David Stewart

Title: Secretary

Address: 3015 112th Avenue NE Suite 100
Bellevue, WA 98004

Email: dave@northwestfishco.com

LENDER:

WELLS FARGO BANK, NATIONAL
ASSOCIATION

By: _____
Name: _____
Title: _____

EXHIBIT A
Legal Description

Tract T, SOUTH HARBOR 2014 SUBDIVISION, according to the official plat thereof, filed under Plat No. 2014-16, in the records of the Valdez Recording District, Third Judicial District, State of Alaska.

EXHIBIT B
Lease

See Attached.



Legislation Text

File #: 21-0218, **Version:** 1

ITEM TITLE:

Discussion Item: Revised Budgeting Policies and Procedures for Community Service Organizations

SUBMITTED BY: Brian Carlson, Finance Director

FISCAL NOTES:

Expenditure Required: n/a

Unencumbered Balance: n/a

Funding Source: n/a

RECOMMENDATION:

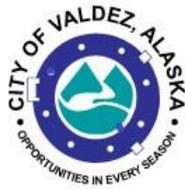
Provide consensus direction to staff

SUMMARY STATEMENT:

- This agenda item introduces proposals from the Council working-group tasked with reviewing and revising these policies and procedures
- Staff is seeking discussion and consensus regarding the proposals, and/or any desired revision, and will return as needed with revised policy language
- As a placeholder, the proposal is formatted in the now-standard Citywide policy template
- Once the remaining budget-related policies are drafted and approved, staff will compile them in the *Council Policies and Procedures* document, and will present that revised document to Council for formal adoption.
- Summary of revisions to policy/procedure:
 - Council to review and either ratify or revise its CSO funding goals and parameters with each budgeting cycle (currently annually; recommended during Council strategic planning retreat)
 - Fisheries and Visitors' Bureau moved from "CSO" to Economic Development Dept., whose director will be liaison for those groups and Council
 - Museum moved from "CSO" to Council Department budget to better reflect Council's role and interaction with Museum
 - City funding not to exceed 50% of CSO applicant's total budget
 - CSOs requesting events-funding will be included in CSO applications, rather than

separately considered during Economic Development/Events workshop.

- Applications will be web-based beginning with 2022 budget cycle (calendar 2021)
- Financial reports are simplified to allow for different applicant accounting conventions and skill levels, but must be supplemented with third-party (bank) statements for beginning and end of accounting period to help ensure reporting quality and accuracy.
- Council to receive materials not less than three weeks prior to scheduled CSO workshop
- Applicants whose requests are approved-as-submitted will not be obligated to attend workshop; they will be notified one week prior to workshop



Policy Number:	5300-01		
Policy Name:	City Support of Community Service Organizations		
Adoption Date:	Draft	Revision Date:	
Approved By:		Expiration Date:	

1. Scope

[Is this a City wide policy - will this policy apply to employees in more than one department? Who will be responsible for compliance of this policy? Who will this policy apply to and under what circumstances?]

This policy applies to City Council to guide its decisions to commit City resources to Community Service Organizations (CSOs). It also applies to all City staff responsible for administration of CSO requests and distribution of committed resources, and to the CSO applicants to aid in their understanding of Council's award criteria and conditions.

2. Purpose / Background

[Why is this policy needed? What is the issue or opportunity this policy will address? How will this policy address the issue/opportunity?]

Council has historically provided cash and in-kind support to CSOs. Such requests are primarily requested during the operating budget process in October, and are ultimately reflected as expense appropriations in the CSO department budget. Applicant profiles and support criteria have changed over time, but without any formal framework to guide council, management, and applicants.

In 2021 management held a workshop to address the process, during which time Council established a working group to re-draft policies and procedures in advance of the annual operating budget process.

The working group has articulated the objectives of CSO funding, has defined CSO, has re-categorized former CSOs based on new definitions, and has drafted application and funding criteria based on these objectives and definitions.

The new policy was presented to Council on during their regular meeting on 4/20/2021, and was distributed to CSOs in advance of that meeting. Following a discussion of that agenda item, the policy was revised to reflect Council direction, and will be implemented as management begins preparing the 2022 City budget.

All policies are subject to amendment. Please refer to the City of Valdez Shared Folder for the official, most recent version.

3. Policy

[Set of general guidelines. It outlines the plan for tackling certain issues. Should be: Clear and concise using simple language (avoid acronyms or jargon). Explains the rule NOT how to implement the rule (this is address this in procedures)]

City Council will consider requests to provide resources to non-profit organizations that provide support services and/or programming that enriches local culture, where such services and programming are not already provided by City departments.

Council will establish and periodically revise application and award criteria, budgeting parameters, overall objectives, and specific expectations for individual applicants. These policies, procedures, and subsequent revisions will be formally adopted in the *Council Policies and Procedures* document.

4. Procedures

[Explain a specific plan of action for carrying out the policy. Steps to be taken, action/approvals needed, etc.]

Council Goal-Setting: Council will annually affirm or revise their objectives and support parameters in advance of the budgeting process, and will direct management to publish and disseminate this information to potential applicants.

Annual Budgeting: Council will consider resource requests submitted through a standardized application, which is to be designed by staff to reflect Council's support objectives. Staff will compile submitted applications for council review not less than three weeks prior to a scheduled appropriations-setting workshop dedicated to CSO requests.

CSO applicants are to include events-funding in their requests. (Applicants who are requesting *only* events-funding will follow a separate application procedure overseen by the City's Economic Development department.

CSO/Budget Workshops: Finance Staff will compile applications and distribute materials to Council not less than three weeks prior to a scheduled designated CSO/Budget workshop. Not less than one week prior to the scheduled workshop, Council will direct staff as to which applicants are approved-as-submitted. These approved applicants are not required to attend the workshop. Remaining applicants will be required to attend the CSO/Budget workshop for a discussion of their respective requests. At the conclusion of the workshop, Council will provide direction about specific CSO appropriations, metrics, and other conditions of continued funding. Finance staff will oversee and calendar any related follow-up items as directed by Council.

Ongoing Evaluation: With each budgeting cycle, or more frequently as needed, Council will review applicant data to ensure that CSO operations reflect mission statements as presented to Council, that City grants are expended as represented in CSO grant-applications, and that City-funded outlays and programming yield a satisfactory result. Such evaluation will be documented and used as a basis for Council consideration of future applicant funding requests.

5. Limitations / Approvals / Responsibilities

[When can there be exceptions to this policy? Who can authorize exceptions? Does this policy require City Council approval? Who is responsible for administering this policy? Is this a short term or temporary policy? What is the anticipated time line this policy should stay in effect?]

All policies are subject to amendment. Please refer to the City of Valdez Shared Folder for the official, most recent version.

Funding requests must be made via approved application, completed according to instructions, and returned by the specified deadline. Application links and deadlines will be published and disseminated by Finance staff not later than August 1 annually.

Beginning with the 2022 Budget, Council will limit CSO grant awards to not more than 50% of the applicant's total budget.

Applicants requesting \$100,000 or more must provide their most-recent third-party financial audit.

CSO applicants may not be component units of the City.

Council will not consider funding requests for the provision of services currently offered locally by the City, by other political subdivisions, by private-sector entities, or by other CSOs.

Council may allow exceptions to any limitations specified above. During the annual budgeting cycle, staff will forward application materials to Council as submitted, and will identify any requested exceptions to specified limitations. Funding requests outside of scheduled annual budgeting must be initiated through the City Clerk's office for inclusion on a Council regular-meeting agenda.

6. Definitions

[Define unusual terms or words as they are to be understood in context of this policy.]

Community Service Organization – a local or regional non-profit organization providing services for the cultural enrichment of Valdez.

Event – a planned gathering on a specific day or series of consecutive days, usually recreational, educational, or entertainment-based.

In-Kind Support – provision of non-cash City assets, such as personnel, equipment, materials, land, or other assets.

Non-profit – an entity established and registered with an IRS 501 designation.

CSO Funding Application Outline

Final format will be web-based, and will generate council packet materials.

After the approval of annual budget requests, Finance staff will create a doc for Council to articulate any specific applicant goals, metrics and/or other requirements/conditions for subsequent years' funding, to be included in subsequent years' applications as needed.

WEB APPLICATION OUTLINE: Applicant inputs are RED Applicant document uploads are BLUE

I. Program and Process info, summary

- a. Due Date, Contact(s)
- b. Mission Statement, summary of criteria and process
- c. Is applicant a CSO or is this an events-only request?
 - i. CSOs continue; Events go to separate application platform
- d. Audit Requirement if over \$100K

II. CSO Application

- a. Applicant Identification - Name, Address, Contact
 - i. IRS non-profit designation required; upload certification
- b. Applicant Profile - Organizational mission, Services, Membership, History, Goals
- c. Funding request
 - i. Funding limits and goals; City Policies
 1. not more than 50% of operations
 2. Exclusions for asset purchases, personnel?
 3. Exclusions for adding to savings, i.e. funds must be spent?
 4. Other exclusions / prohibitions?
 - ii. Proposed use of requested funds
 1. program narrative – what, why, where, history, future goals
 2. metrics – timelines, how many and for whom, success criteria
 3. total program costs, other revenue sources,
 4. specific uses of City award;
 - iii. Audit if funding request exceeds \$100K
 - iv. Insurance Requirements, Proof of Insurance
- d. Financial Information
 - i. Income/Expense statements and Balance Sheet; Current YTD and prior year
 - ii. Bank statements (3) to reconcile prior year beginning/ending balances and YTD ending balance
 - iii. Three-years history of
 1. City awards and applicant's use of those funds
 2. total exp/rev figures; city award as % of totals
- e. Checklist and Certification (digital signature)



Legislation Text

File #: ORD 21-0004, **Version:** 1

ITEM TITLE:

#21-04 - Amending Chapter 7.04 of the Valdez Municipal Code Titled Elections. Second Reading. Adoption.

SUBMITTED BY: Sheri Pierce, MMC, City Clerk/Jake Staser, City Attorney

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

Approve Ordinance # 21-04. Second Reading. Adoption.

SUMMARY STATEMENT:

In reviewing Chapter 7.04 it was determined that several sections require amendment as follows:

7.04.020 (B) Mayoral Election

Changed the term of office for Mayor to three (3) years to comply with City Charter Section 3.2.

7.04.030 Notice of Elections

Deleted language requiring publication in a newspaper and inserted language requiring reasonable notice to local media outlets and publication to the official city website.

7.04.050 Manner of making nominations, nominating petitions.

Same as 7.04.030.

7.04.070 Precincts - Polling places.

Changed Valdez Teen Center to Valdez Recreation Center.

7.04.090 Election officials - Specified - Appointment - Duties.

Due to the limited pool of qualified residents willing to serve on our election boards it is impossible to comply with this requirement. Therefore, the requirement that an election board judge be a resident of the precinct for which they are appointed has been deleted.

7.04.100 Ballots

Precinct workers shall not deny a person the right to vote. The Ballot Canvass Board will determine if a questioned ballot will be counted.

7.04.105 Write-in candidates.

Section 7.04.105 is created to provide a process for write-in candidates.

7.04.125 (B) Electronic voting system.

This section was amended to provide the proper description of voting equipment.

CITY OF VALDEZ, ALASKA

ORDINANCE NO. 21-04

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF VALDEZ,
ALASKA, AMENDING CHAPTER 7.04 OF THE VALDEZ MUNICIPAL CODE
TITLED ELECTIONS

WHEREAS, the following amendments to Chapter 7.04 of the Valdez Municipal Code hereby establish election procedures for the City of Valdez.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA THAT the following amendments are made to Chapter 7.04 of the Valdez Municipal Code:

Section 1. Chapter 7.04 is hereby amended to read as follows:

Chapter 7.04

ELECTIONS

Sections:

- 7.04.010 General provisions.
- 7.04.020 Elections-Timing of, offices elected, etc.
- 7.04.030 Notice of elections.
- 7.04.035 Informational brochures for ballot propositions.
- 7.04.040 Qualifications of electors and candidates.
- 7.04.050 Manner of making nominations, nominating petitions.
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- 7.04.190 Recounts.

7.04.010 General provisions.

A. Applicability of State and Federal Laws to City Elections. No person shall violate any law of the state or of the United States of America pertaining to the calling of municipal elections or the conduct thereof, and such state and federal laws are incorporated in this chapter as if fully set out herein.

B. Conduct of Elections. City elections shall be conducted in accordance with state laws and regulations, insofar as they are applicable and are not superseded by this code.

C. Nonpartisan Requirement. All city elections are nonpartisan. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-1)

7.04.020 Elections—Timing of, offices elected, etc.

A. Regular City Elections—Offices Elected. There shall be no primary election for the city, but only a general election, called the regular election, which shall be held annually on the first Tuesday in May, at which time the electors shall elect city council members and members of the school board to fill those vacancies which shall be created by the expiration of the term of existing city council members and members of the school board during the year immediately following the election. ~~The election of the mayor shall also coincide with municipal elections biennially in the even-numbered years.~~

B. Mayoral Election. The mayor shall be elected by a direct vote of the electors of the city. ~~biennially in even-numbered years.~~ The mayor's election shall take place at the general municipal election held on the first Tuesday of May of said year, for a term of ~~two~~ three years. The mayor shall hold that office until the term has expired and the successor is elected and qualified. The candidate for appointment as mayor must also file a nominating petition with the city clerk in the form and within the time limits set forth in Section 7.04.050; except that the signatures of at least fifty electors must be affixed. If a vacancy occurs in the office of the mayor with twelve months or less remaining in the term, the mayor pro tempore shall become mayor for the completion of the unexpired term. If a vacancy occurs with more than twelve months remaining in the term, the unexpired portion of the term shall be filled at a regular or special election to be held within ninety days.

C. Special Elections. The city council may call a special election at any time upon at least thirty days' notice.

D. Holding of City Elections in Conjunction with State, etc., Elections. Nothing in this chapter shall prohibit holding a city election on the same day and by the same election personnel as a state, borough, or other public election, or submitting a city question at such an election. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-2)

7.04.030 Notice of elections.

A. At least thirty days before each city election, regular or special, the city clerk shall provide notice to local media outlets to the extent deemed reasonable by the city clerk and post on the city website, ~~cause to be published in a newspaper of general circulation with the city, or by posting,~~ a notice of such election. The notice shall include, but is not limited to, the following:

1. The date of the election;
2. The times during which the polling places will be opened;
3. The location of the polling places;
4. Offices to which candidates are to be elected (if any);
5. The ballot titles and propositions of proposals which are to be submitted to the electors at the election (if any).

B. Failure to provide notice ~~publish such a notice~~ of election shall not affect the validity of the election or of the vote for any candidate or of any proposal; but, if caused by the city clerk, shall constitute failure to perform his official duties.

C. In addition to the above notice, the city clerk shall post on the city website ~~publish~~ in full every charter amendment, every ordinance and every other question which is to be submitted at an election. The city clerk shall give such other notice to the public as may be required by the laws of the state of Alaska or by resolution or ordinance of the city council., ~~except that in the case of a referred ordinance or resolution, a synopsis of the ordinance or resolution may be prepared and approved by the city council and published instead of the entire ordinance or resolution, if this is deemed appropriate by the city council.~~ (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-3)

7.04.040 Qualifications of electors and candidates.

A. Qualifications of Electors. Persons who have the qualifications for electors prescribed by the City Charter, Section 10.3, the State Constitution, Article 5, Sections 1 and 2, and state law shall be qualified to vote in city elections.

B. Registration of Electors. Chapter 7 of Title 15 of the Alaska Statutes as it now reads or may hereafter be amended shall constitute the laws of the city relating to registration of voters, except where Chapter 7 of Title 15 of the Alaska Statutes may conflict with the City Charter or code or may be inapplicable, in which case the City Charter or code shall prevail.

C. Qualifications of Candidates. Candidates for mayor, city council and school board must be qualified electors of the city and shall have been a resident of the city for a period of not less than one year immediately preceding the date of the filing of petition. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-4)

7.04.050 Manner of making nominations, nominating petitions.

A. Declaration of Candidacy. At least three days before nominations are open for each regular election, the city clerk shall provide notice to local media outlets to the extent deemed reasonable by the city clerk and post on the city website ~~publish in one or more newspapers of general circulation in the city~~ a notice of offices to be filled at the election and the manner of making nominations. Declaration of candidacy forms shall be provided by the clerk and shall include provision for a statement by the candidate affirming the candidate's qualifications to fill the office to which he or she is nominated and willingness to serve if elected.

B. Nominations. Nominations for elective offices shall be by petition only. Any qualified elector of the city who has been a resident of the city for a period of at least one year immediately preceding the date of the filing of petition shall be nominated for elective office by petition of any twenty-five such electors in the case of council and school board and fifty such electors in the case of mayor.

C. Date of Filing. Nomination petitions shall be signed and filed with the city clerk not earlier than February 15th nor later than March 15th of each year; otherwise, they shall be unacceptable. Should March 15th be a Saturday or Sunday, the candidates shall have until noon on the first Monday following to file their petition.

D. Petitions.

1. Nomination petitions shall contain with each signature the residence address and mailing address of the elector giving the street and number or other description sufficient to identify it.

- Each petition shall contain an acceptance of nomination by the nominee, together with a declaration that he will serve if elected.
- The petitions shall be substantially in the following form:

NOMINATING PETITION

We, the undersigned electors of the City of Valdez, Alaska, hereby nominate _____ for the office of _____, to be voted for at the election to be held on the _____ of May, 20__.

Printed Name _____

Signature _____

Residence Address _____

Mailing Address _____

Date Signed _____

ACCEPTANCE OF NOMINATION

I accept the nomination for _____ and swear that I am a qualified elector as defined by City Charter and Title 15, Chapter 5 of Alaska Statutes, and agree to serve if elected.

Signature

FILING DATA

This petition is filed by _____ on the _____ day of _____, 20__, at _____ o'clock.

City Clerk

- Within three days after the nominating petition is filed, the city clerk shall notify the candidate and the person who filed the petition whether or not it is found to be signed by the required number of qualified voters. If insufficient, the city clerk shall return it immediately to the person who filed it, with a statement certifying wherein the petition is found insufficient. Within the regular time for a filing petition, a new petition may be filed for the same candidate. The petition of each candidate nominated to elective office shall be preserved by city clerk until the expiration of the term of office for which he was nominated.
- The city clerk shall prepare and file a certificate with the city council, stating the names of all candidates who have filed valid nominating petitions within the times required under this chapter. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-5)

7.04.060 Withdrawal of declaration of candidacy petitions.

A nomination may be withdrawn by a candidate at any time during the period of filing a declaration of candidacy by appropriate written notice to the city clerk. However, after the filing

has closed, no declaration may be withdrawn. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-6)

7.04.070 Precincts—Polling places.

A. Precincts. The city shall consist of three election precincts for all regular and special city elections. The boundaries of these precincts shall be as follows:

1. Precinct No. 1. That portion of the city which lies west of Hazelet Avenue;
2. Precinct No. 2. That portion of the city which lies between Hazelet Avenue and a north-south line drawn through the point where Crooked Creek crosses the Richardson Highway (Salmon Turnaround);
3. Precinct No. 3. That portion of the city which lies east of a north-south line drawn through the point where Crooked Creek crosses the Richardson Highway (Salmon Turnaround).

B. Polling Places. The polling places for the three precincts shall be as follows:

1. Precinct No. 1: Valdez Recreation ~~Teen~~ Center;
2. Precinct No. 2: City council chambers;
3. Precinct No. 3: Robe River Subdivision Fire Station. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-7)

7.04.080 Time for opening and closing polls.

On the day of election, each election board shall open the polls for voting at seven a.m., shall close the polls for voting at eight p.m. and shall keep the polls open during the time between these hours. The election board members shall report to the polling place at six-thirty a.m. of an election day. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-8)

7.04.090 Election officials—Specified—Appointment—Duties.

A. Supervision of Elections. The city clerk shall supervise city elections.

B. Appointment/Duties of Officials.

1. For each election precinct in the city, there shall be an election board composed of three judges appointed by the city council. Each judge shall be a qualified elector of the city. ~~and a resident of the precinct for which that judge is appointed.~~ The city council shall designate one of the judges in each board chairman of the board, and the chairman shall be primarily responsible for the administration of the election in that precinct. The city council shall also appoint from the qualified electors of the city a clerk for each precinct where it deems their services are necessary.

2. If an appointed election official is not able or is unwilling to serve on election day, the city clerk may appoint a replacement for that official.

3. The city clerk may appoint not more than four counters of ballots from among the qualified electors of the city, if needed, and if authorized by the city council. All city election personnel shall be appointed without regard to their membership in any political party.

4. The city clerk shall administer the oath prescribed for election judges to the chairman of each board, who shall then administer the oath to the remaining members of their respective boards.

C. Compensation. The council shall pay each election board member and canvass board member an hourly rate for time spent performing election duties, including the receiving of instructions and posting of notices. The hourly compensation to be paid for time spent by election officials shall be set by resolution of the city council. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-9)

7.04.100 Ballots.

A. Preparation. The city clerk shall prepare and furnish all official ballots in city elections. Ballots shall be prepared in the manner prescribed for state elections, insofar as such requirements are applicable to nonpartisan elections. The city clerk shall perform the functions regarding ballots prescribed by law for the lieutenant governor in state elections insofar as it is appropriate.

B. Questioned Ballots.

1. If the polling place of a voter is in question, the voter shall vote a questioned ballot. Every election official and election judge shall question, and every watcher and any other person qualified to vote in the precinct may question a person attempting to vote if the questioner has good reason to suspect that the questioned person is not qualified to vote in the election. All questions regarding a person's qualifications to vote shall be made in writing, setting out the reason that the person has been questioned.

2. The questioned person, before voting, shall subscribe to an oath or affirmation of a form provided by the election official attesting to the fact that in each particular case and instance the person meets all the qualifications of a voter, is not disqualified, and has not voted at the same election. If the question is to residence within the precinct or voting area, the person shall also state the place from which that person came immediately before living in the precinct where offering to vote and the length of time of residence in the former place. After the questioned person has executed the oath or affirmation, the person may vote. If the questioned person refuses to execute the oath or affirmation, the election official shall indicate this in writing on the form. ~~person shall not vote.~~

3. A voter who casts a questioned ballot shall vote his ballot in the same manner as prescribed for other voters. After the election official or judge removes the numbered stub from the ballot, the voter shall insert the ballot into a small envelope and put the small envelope into a larger envelope on which the statement previously signed is located. These larger envelopes shall be sealed and deposited in the ballot box. When the ballot box is opened, these envelopes shall be segregated, counted, compared to the precinct and absentee voting registers ~~voting list~~ and delivered to the election canvassing board. The election canvassing board shall review and judge the validity of questioned ballots in accord with Section 7.04.180.

7.04.105 Write-in candidates.

A. A candidate may be elected to office as a write-in candidate if the write-in candidate:

1. Satisfies the qualifications as provided in Section 7.04.040 (c);

2. Receives at least twenty-five votes for city council or school board and fifty votes for mayor; and;

3. Files a Letter of Intent form with the city clerk not later than 5 days prior to the election including, but not limited to, the following information:

a. Full name of the candidate;

- b. Residence of the candidate;
- c. Mailing address of the candidate; and
- d. Office the candidate seeks.

B. In order to vote for a write-in candidate, the voter must write in the candidate's name in the space provided and fill in the oval opposite the candidate's name. In counting votes for a write-in candidate, the election official shall disregard any abbreviation, misspelling, or other minor variation in the form of the name of a candidate if the intention of the voter can be ascertained.

C. Affixing stickers on a ballot in an election to vote for a write-in candidate is prohibited.

D. Write-in votes shall be counted only if total write-in votes are:

1. The highest number of votes for the office; or
2. The second highest number of votes for the office and the difference between the total number of write-in votes and the highest number of votes for any candidate is less than 5%.

~~C. Write-in Votes.~~

~~1. In order to vote for a write-in candidate, the voter must write in the candidate's name in the space provided or place a sticker in the space and, in addition, mark the square opposite the candidate's name in the appropriate manner.~~

~~2. Stickers bearing a candidate's name may be affixed to the ballot in place of writing in a candidate's name. Stickers may not be issued by members of the election board while serving at the polls. Stickers may not be offered to voters within two hundred feet of the polling places. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-10)~~

7.04.110 Election materials and expenses.

A. Distribution. The city clerk shall provide sample ballots, the original register, the duplicate register, if one is to be used, oaths of office of judges, challenge oaths, tally forms and supplies required for city elections, an adequate supply of official ballots, sample ballots, ballots, boxes, voting booths or screens, national flags, and all other necessary supplies and materials to the chairman of the precinct election board in adequate time before a city election.

B. Expenses.

1. The city shall pay all necessary expenses relating to the conduct of each city election, including those of securing polling places and providing all election materials and supplies, and any wages to election officials unless otherwise provided by this code.

2. The city clerk shall retain a record for auditing and payment of election expenses, including the cost of giving notice, paying election officials, purchasing of equipment and other election necessities. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-11)

7.04.125 Optically scanned ballot tabulation and other ballot counting systems—Authorized.

A. The city clerk may provide for optical scanner or other ballot counting systems approved for use in state elections. Optical scanner or other ballot counting systems shall be conducted in accordance with state laws and regulations insofar as they are applicable and not superseded by this code. The election supervisor may establish procedures for the use of such systems.

B. Electronic voting system. ~~Use of Computers.~~ The city clerk shall designate the electronic voting system ~~computers~~ to be used in counting the ballots and may negotiate and contract with the state or a private vendor ~~computer service~~ for the needed ~~computer~~ services.

C. Tests and Security. No later than one week before the election, the optical scanner or other ballot counting system must be tested for accuracy in the presence of, and to the satisfaction of, the city clerk, the deputy city clerk and at least one election judge, or such other individuals as appointed by the city council. Accuracy testing shall be performed on optical scanner or other ballot counting systems prior to counting official ballots for all municipal, state and federal elections. (Ord. 14-02 (part): Ord. 98-06 § 1)

7.04.130 Use of watchers.

Any candidate for elective city office may appoint a watcher for the precinct. State law relating to watchers in state elections shall govern watchers in city elections insofar as it is applicable. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-13)

7.04.140 Delivery of precinct results.

The precinct election board shall deliver to the city clerk one copy of the certificate of the result of the vote in the precinct, the original register, all the ballots cast, all ballots improperly marked, damaged or unlawfully exhibited, properly identified, and all oaths, affirmations and affidavits made, in one package or in one ballot box. The city clerk shall, as soon as possible, submit the certificate, the register, ballots, oaths and affirmations to the city council. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-14)

7.04.150 Canvassing of votes—Declaration and certification of results.

The city council shall meet not less than twenty-four hours after the polls close to canvass the returns of every city election and shall complete the canvass and ascertain and declare the results thereof, as soon as practicable thereafter. The city clerk shall promptly prepare, sign and issue certificates of election, sealed with the seal of the city, to all persons elected to office and shall also certify the results of the vote on any questions submitted at the election. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-15)

7.04.160 Tie votes.

In case of failure to elect because of a tie vote, the city council shall immediately proceed to recount the votes. If there is still a failure to elect because of a tie after completion of the recount, the election shall be determined fairly by lot from among the candidates tying, in a meeting of the city council and under its direction, in accordance with Section 10.5 of the City Charter. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-16)

7.04.170 Absentee voting—Generally.

A. 1. Any qualified elector who registered at the last regular city election or who has registered with the city clerk or any registrar may secure and cast an absentee ballot in a city election if the elector could qualify as an absentee voter in a state election. The city clerk shall supervise absentee voting and shall issue necessary instructions regarding procedure for absentee voting to qualified applicants for absentee ballots. The city clerk shall provide the absentee ballots, inner and outer envelopes therefor, and any other forms and supplies required for the use of absentee voters.

2. Absentee voting in person and absentee voting by personal representative shall be conducted in the same manner as prescribed by state laws and regulations insofar as they are applicable and not superseded by this code.

B. Applying for Absentee Ballots.

1. Any qualified elector who is entitled to secure and cast any absentee ballot may apply to the city clerk, in person, by a personal representative or by mail or email, for an absentee ballot. An application by mail or email shall include the name of the applicant and both the address to which the absentee ballot is to be returned and the applicant's full residential address in the city.

2. The application for absentee ballot by mail or email in city elections must be received in the office of the city clerk not more than six months nor less than ten days prior to the election for which the absentee ballot is sought.

C. Marking, Returning, etc., of Ballots. Electors casting absentee ballots shall mark them, place them in the secrecy sleeve and outer envelopes and return them to the city clerk in the same manner and under the same regulations as nearly as may be, as required by law in state elections.

D. Canvassing of Absentee Votes. The city clerk shall deliver the absentee ballots cast and returned as provided in this chapter to the absentee and questioned ballot counting board as provided in Section 7.04.180(C). All absentee ballots must be returned to the city clerk prior to the close of the polls on election day. Absentee ballots received by the city clerk after the close of the polls on election day shall not be counted or canvassed. (Ord. 14-02 (part); Ord. 93-15 § 1 (part); prior code § 7-17)

7.04.175 Absentee voting by electronic transmission.

A. A qualified voter may apply for an absentee ballot to be sent by electronic transmission. Such request must be made not less than the day immediately preceding the election. Absentee ballots will be electronically transmitted to the location designated in the application. The clerk will provide reasonable conditions for electronically transmitting absentee ballots.

B. An official absentee ballot shall be issued and recorded in the absentee ballot register. The official absentee ballot shall be scanned or copied in a form suitable for electronic transmission.

C. An absentee ballot that is completed and returned by the voter by electronic transmission must:

1. Contain the following statement:

I understand that by using electronic transmission to return my marked ballot, I am voluntarily waiving a portion of my right to a secret ballot to the extent necessary to process my ballot, but expect that my vote will be held as confidential as possible.

followed by the voter's signature and date of signature; and

2. Be accompanied by a statement executed under oath as to the voter's identity; the statement under oath must be witnessed by one United States citizen who is eighteen years of age or older.

D. A voter who returns the absentee ballot by electronic transmission must return the ballot to the city clerk on or before the closing hour of the polls.

E. Receiving and Processing. When a completed absentee ballot is received by electronic transmission, the city clerk or the city clerk's designee will note the date of receipt on the absentee ballot register and, if the ballot is received on election day, the time of receipt will be recorded. The clerk will then:

1. Print and remove the ballot portion of the transmission from the portion that identified the voter;
2. The city clerk or the city clerk's designee will transfer the information from the electronically transmitted ballot to the official absentee ballot for the purpose of counting by optically scanned tabulation. A member of the city clerk's staff shall witness and attest to the accurate transfer of information. The official absentee ballot and a printed copy of the electronically transmitted ballot shall be placed in a secrecy sleeve;
3. Seal the secrecy sleeve in an outer envelope of the type used for absentee ballots returned by mail, and seal the envelope;
4. Attach the voter identification portion to the outer envelope; and
5. Forward the outer sealed envelope to the canvas board for review.

F. An electronically transmitted ballot shall be counted in the same manner as other absentee ballots, even though this procedure may reveal to one or more election officials the manner in which a particular absentee voter cast his or her ballot. However, it shall be unlawful to display an electronically transmitted ballot in a manner revealing the way in which a particular voter cast his or her ballot to any person other than the city clerk, member of the clerk's staff, an election official in the course of his or her duties, or an attorney advising the clerk on legal questions concerning the ballot. (Ord. 14-02 (part): Ord. 03-08 § 1)

7.04.180 Absentee and questioned ballot counting board—Procedures.

A. There shall be one absentee and questioned ballot counting board for the city, composed of three judges appointed by the city council. The judges shall be qualified electors of the city. The city council shall designate one of the judges chairman of the board. The city council shall also appoint from among the qualified electors of the city one or two clerks where it deems their services are necessary. The chairman of the board may appoint not more than four counters of ballots from among the qualified electors of the city, if needed and if authorized by the city council. All election personnel shall be appointed without regard to their membership in any political party.

B. On the day following an election and prior to the canvass of the election by the city council, the chairman of the absentee and questioned ballot counting board shall convene a meeting of the board. The city clerk or designee shall deliver all absentee and questioned ballots to the board.

C. The city clerk or designee and the absentee and questioned ballot counting board shall examine each absentee ballot envelope and each questioned ballot envelope and shall determine whether the voter is qualified to vote at the election and whether the ballot has been properly cast. An absentee ballot or questioned ballot may not be counted if:

1. The voter has failed to properly execute the certificate;
2. An official or the witnesses authorized by law to attest the voter's certificate failed to execute the certificate; or
3. The voter did not enclose the marked ballot inside the small secrecy envelope.

D. Any person present at the absentee and questioned ballot review may challenge the name of an absentee or a questioned voter when read from the voter's certificate on the back of the large envelope if that person has good reason to suspect that the voter is not qualified to vote, is

disqualified, or has voted in the same election. The person making the challenge shall specify the basis of the challenge in writing. The absentee and questioned ballot counting board by majority vote may refuse to accept and count the ballot of a person properly challenged under grounds listed in subsection C of this section.

E. If an absentee or questioned ballot is rejected, the city clerk shall send a copy of the statement of the challenge to the voter. The city clerk shall place all rejected absentee ballots and all rejected questioned ballots in separate envelopes with the statements of challenge. The envelopes shall be labeled "Rejected Absentee Ballots" or "Rejected Questioned Ballots" respectively, and shall be forwarded to the city council with the election certificates and other returns.

F. If an absentee ballot or questioned ballot is not rejected, the large envelope shall be opened and the small secrecy sleeve containing the ballot shall be placed in a container and mixed with other secrecy sleeves containing either absentee or questioned ballots. After all absentee or questioned ballots which have not been rejected have been placed in such a container, the secrecy sleeves shall be drawn from the container, opened, and the ballots counted according to the rules determining properly marked ballots.

G. Upon completion of the absentee and questioned ballot review, the chairman shall prepare election certificates for execution by the absentee and questioned ballot counting board and shall forward the original certificates and returns to the city council. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-18)

7.04.190 Recounts.

A. Application. Any defeated candidate or any ten qualified electors who believe that a mistake has been made by an election official or by the city council in counting the votes in any election may make an application, in writing, to the city council for a recount of the votes from the precinct for any particular offices or on any particular question. The application shall be filed with the city clerk within twenty-four hours, excluding any Saturday, Sunday or holiday, after the city council declares the results of the vote being questioned. In case of a tie vote between two or more candidates, the city council shall recount the votes without an application.

B. Deposit. The person applying for a recount shall deposit one hundred dollars in cash or by certified check except in the case of a tie vote for candidates when no deposit shall be required. If on the recount a candidate other than the candidate who was first declared elected is declared elected or if the result of the vote on a question is reversed, or if the vote on recount is determined to be four percent or more in excess of the vote reported after the first canvass for the candidate applying for the recount, or in favor of or opposed to the question stated in the application, the deposit shall be refunded; otherwise, it shall be placed in the general fund of the city.

C. Procedure. The city council shall begin the recount within twenty-four hours after receiving the application, excluding any Saturday, Sunday or holiday, shall proceed with it as fast as practicable and shall declare the results thereof. The city clerk shall promptly issue another election certificate if a change in the results requires it. (Ord. 14-02 (part): Ord. 93-15 § 1 (part): prior code § 7-19)



Legislation Text

File #: ORD 21-0005, **Version:** 1

ITEM TITLE:

#21-05 - Repealing and Reenacting Valdez Municipal Code Title 17.48.140 Temporary Land Use Permits. First Reading. Public Hearing.

SUBMITTED BY: Planning Department, City Clerk and City Attorney

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Approve Ordinance #21-05 Repealing and Reenacting Valdez Municipal Code Title 17.48.140 temporary land use permits.

SUMMARY STATEMENT:

The Planning Department has been working with the City Clerk and legal team on a number of proposed ordinances to update various sections of Valdez Municipal code related to the operations of the Planning Department. The intention of these proposed modifications is to provide clarification for the public and streamline the permitting process for various land use related permits.

The attached draft VMC 17.48.140 would replace the existing code related to temporary land use permits (TLUPs). It simplifies the structure of TLUPs to create two permit types - short term and long term. Short term permits (10 days or less) would be issued administratively with Planning Director Approval and long term permits (11 days - 6 months) would require approval by the Planning and Zoning Commission. All issued temporary land use permits would be reported to both the Planning & Zoning Commission and City Council.

The current VMC 17.48.140 is attached for review. You will notice that under the current ordinance there are three types of temporary land use permits that are approved by the City Manager or Planning & Zoning Commission, and reported to City Council. Under the current ordinance, longer term permits can only become effective after a non-objection from City Council. The Planning & Zoning Commission and City staff have heard repeatedly from the public that this process is cumbersome and requires that an applicant submit a request too far in advance of the temporary use. The new structure is meant to simplify the review process for these temporary uses and allow issuance of a long term permit based on the Planning and Zoning Commission approval. Should Council object to the permit issuance at the time of reporting, the permits will allow for the City to revoke the permit.

The fees for temporary land use permits will still be adopted by City Council via resolution, however the proposed ordinance will remove fees for TLUPs for off-site staging areas for City of Valdez projects. Recently, requests by those contracting on City of Valdez projects to waive the fees for associated TLUPs have been approved by Council via resolution on an individual basis. The proposed ordinance would exempt this type of permit from the adopted fees.

Another significant change in the proposed ordinance is the addition of an option to apply for a temporary land use permit on private, federal, or state-owned land. This provision will allow applicants to apply for a temporary use that does not conform with the permitted uses of the zoning district. Such approvals will be made only on a temporary basis and conditions may be required by the Planning Director or Planning & Zoning Commission.

On April 14, 2021, the Planning & Zoning Commission approved a recommendation to City Council to adopt the proposed ordinance. Commissioners directed staff to modify the draft ordinance to allow one garage sale per one-month period to be exempted from the temporary land use requirement. The original draft read that one garage sale per four-month period would be allowed.

The first reading for this proposed ordinance serves as a public hearing to allow the public to comment on the proposed changes.

CITY OF VALDEZ, ALASKA

ORDINANCE NO. 21-05

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, AMENDING CHAPTER 17.48, BY REPEALING AND RE-ENACTING SECTION 17.48.140 OF THE VALDEZ MUNICIPAL CODE TITLED TEMPORARY LAND USE PERMITS

WHEREAS, the City of Valdez seeks to simplify the temporary land use permit approval process for the use of city-owned lands; and

WHEREAS, the City of Valdez seeks to clarify events that are exempted from the temporary land use permit requirements; and

WHEREAS, Section 17.48.140 will establish a procedure for the approval of temporary uses on private and public lands that are not permitted in the individual zoning district.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, THAT Section 17.48.140 is hereby repealed and re-enacted.

Section 1. Section 17.48.140 is re-enacted to read as follows:

17.48.140 Temporary land use permits.

- A. This chapter applies to interim, non-permanent, and/or seasonal uses of land including but not limited to events, races, carnivals, concerts, outdoor sales events, markets, off-site construction yards, and similar uses. No person shall conduct, operate, maintain, or organize any use regulated by this chapter and no person shall allow the use of their premises for such a use without first obtaining a temporary land use permit in accordance with this chapter.
- B. City owned land. Temporary land use permits shall be required for all interim, non-permanent, and/or seasonal uses of city owned land whether conforming or non-conforming except as otherwise provided herein.
- C. Private, federal, or state-owned land. Temporary land use permits shall be required for all interim, non-permanent, and/or seasonal uses on private, federal, or state owned land that:
 - 1. Do not conform with permitted uses within the zoning district where the temporary use will occur.
- D. The following temporary uses are exempt from the requirement for a temporary land use permit:
 - 1. City use of city owned property.
 - 2. On-site Construction yards:

- a. On-site construction yards, in conjunction with an approved construction project on the same parcel.
 - b. The construction yard shall be removed immediately upon completion of the construction project, or the expiration of the building permit authorizing the construction project, whichever first occurs.
 3. Emergency public health and safety land use activities, as determined by resolution of the city council, or authorized under an emergency declaration.
 4. Events or uses for a duration of less than ten days held at the following facilities:
 - a. City of Valdez Civic Center
 - b. City of Valdez Parks
 - c. Kelsey Dock
 - d. Valdez Airport
 5. Garage or yard sales (e.g., personal property sales) in residential zoning districts in compliance with the following standards:
 - a. Only one garage or yard sale may be conducted within any one-month period and the sale shall be limited to not more than three consecutive days or to two consecutive weekends not to exceed four days in all.
 - b. The sale shall not be conducted between the hours of 8:00 p.m. of any day and 7:00 a.m. of the following day.
 - c. The sales shall not encroach or be made on or from public streets or rights-of-way. No licensed retail or wholesale dealer shall be allowed to consign or offer for sale any goods or merchandise or participate in any private sale authorized by this Subsection.
- E. An application for a temporary land use permit shall be filed with the planning department in the following manner:
1. Applications for temporary land use permits shall be submitted utilizing a form prepared by the planning department.
 2. The application shall include all information required on the application form and shall be accompanied by a detailed description of the proposed use along with plans for any temporary structures or alterations to the property.
 3. Complete applications for short-term permits must be submitted at least fourteen days before the date that the proposed temporary use is scheduled to take place in order to ensure applications are processed in time.

- 4. Complete applications for long-term permits must be submitted at least forty-five days before the date that the proposed temporary use is scheduled to take place in order to ensure applications are processed in time.
- F. The following requirements apply to both short-term and long-term temporary land use permits:

1. For permits on city owned land, permittee shall maintain liability insurance as set forth herein naming the city as an additional insured party with a waiver of subrogation endorsement in favor of the City for the duration of the permit and shall provide proof of the same prior to beginning the proposed temporary use. Minimum insurance requirements are as follows:

a. General Liability: Covering the Permittee and the City for any and all claims for personal injury, bodily injury (including death) and property damage (including environmental degradation or contamination) arising from any activity occurring as a result of this Temporary Land Use Permit Agreement.

Minimum limits: \$1,000,000 Each Occurrence
 \$100,000 Damage to Rented Premises
 \$5,000 Medical Payments
 \$1,000,000 Personal & Adv Injury
 \$2,000,000 General Aggregate
 \$2,000,000 Products and Completed Operations Aggregate

b. Auto Liability (if applicable): Permittee shall maintain business auto liability insurance covering liability arising out of any auto (including owned, hired, and non-owned autos).

c. Minimum Limits: \$1,000,000 Combined single limit each accident

Where workman’s compensation insurance is required under state or federal law the City may require proof of such insurance.

In the discretion of the Planning Director, event insurance may be accepted for short-term permits. Upon a showing of good cause, in the discretion of the Planning Director, insurance policies not fully conforming with the minimum requirements set forth herein may be accepted where the nature of the use under the Temporary Land Use Permit is poses a low risk of liability for the City. For permits on private, state, or federal owned land, the Planning Director may require insurance as a condition of permit approval.

- 2. Use of the property under the permit shall not constitute a nuisance, substantially interfere with the use and enjoyment of adjacent property, or adversely impact public access or city operations;
- 3. The proposed property shall be adequately served by streets or highways having sufficient width and improvements to accommodate the kind and quantity of traffic that the temporary use is reasonably be expected to generate; and
- 4. Adequate temporary parking to accommodate vehicular traffic generated by the use shall be available either on the property or at alternate locations acceptable to the city;

5. All permits must be for a fixed period of time identified in the permit;
6. No permanent structures shall be erected on the property;
7. No permanent alteration of land shall occur;
8. The permittee shall obtain all required permits for the proposed use from the city or other governmental agencies.
9. The permittee shall clear the property of any debris, litter, or other evidence of the temporary use upon expiration or termination of the permit.
10. For permits on city owned land, the permittee shall pay fees as established by the city council by resolution. No fees shall be charged for permits issued to contractors for the purpose of completing city owned projects.

G. Short-term permits.

1. The director of the planning department is authorized to grant temporary land use permits when the permit does not exceed ten days in duration and the property under the permit does not exceed five acres.
2. Issuance of short-term permits shall be reported to the planning and zoning commission and city council at the next regularly scheduled meetings.

H. Long-term permits.

1. The planning and zoning commission is authorized to grant temporary land use permits when the permit exceeds ten days in duration.
2. The duration of the permit shall not exceed six months in duration unless the permit is issued to a contractor working on a city owned project.
3. Issuance of long-term permits shall be reported to the city council at the next regularly scheduled meeting.
4. No more than one long-term permit shall be issued each calendar year for the same location to the same applicant.
5. The city manager shall have the authority to execute long-term permits on behalf of the city after approval by the planning and zoning commission.

I. Approval.

1. Temporary land use permits may be issued with or without conditions upon satisfaction of the requirements set forth herein.
2. The Planning Director or Planning and Zoning Commission may deny temporary land use permit applications or place conditions on a temporary land use permit to ensure the temporary use on the proposed property and within the time period specified will not jeopardize, endanger, or substantially interfere with the public convenience, health, safety, or general welfare.
3. If an application for a temporary land use permit is denied, the city shall provide a written explanation to the applicant.

Section 2. This ordinance shall take effect immediately following adoption by the City Council.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this _____ day of _____, 2021.

CITY OF VALDEZ, ALASKA

Sharon Scheidt, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk

APPROVED AS TO FORM:

Jake Staser, City Attorney
Brena, Bell, & Walker, P.C.

Adoption:
Yeas:
Noes:
Absent:
Abstaining:

17.48.140 Temporary land use permit.

The city will allow for temporary uses of city property under the following conditions:

A. The community and economic development department is authorized to grant temporary land permits for the use of city owned property.

1. The permit shall not exceed one month (thirty-one days) in duration;
2. The permittee shall (in advance) pay a flat monthly fee; except that a pro-rated daily fee may be paid for permits lasting less than one month. Fees will be determined by council resolution;
3. The permittee shall have liability insurance valuing not less than one million dollars and shall name the city as an additional insured party;
4. The use is in conformance with the existing zoning and/or the comprehensive plan;
5. No permanent structures shall be erected on the property;
6. No permanent alteration of land shall occur;
7. The area of use does not exceed two acres;
8. Use under the permit shall not adversely impact public access or city operations;
9. The permittee shall vacate the property within three days of receiving notification from the city;
10. The permit shall be effective immediately upon receipt of required items and issuance by the community and economic development department;
11. Issuance of the permit shall be reported to the planning and zoning commission and city council at the next regularly scheduled meetings.

B. The Valdez planning and zoning commission is authorized to grant temporary land permits for use of city owned property.

1. Permits Not Exceeding Three Months in Duration and Two Acres in Size.
 - a. The permit shall not exceed three months in duration;
 - b. The permittee shall (in advance) pay a flat monthly fee; except that a pro-rated daily fee may be paid for permits where an entire month is not used. Fees will be determined by council resolution;

- c. The permittee shall have liability insurance valuing not less than one million dollars and shall name the city as an additional insured party;
 - d. The use is in conformance with the existing zoning and/or the comprehensive plan;
 - e. No permanent structures shall be erected on the property;
 - f. No permanent alteration of the land shall occur;
 - g. The area of use does not exceed two acres;
 - h. Use under the permit shall not adversely impact public access or city operations;
 - i. The permittee shall vacate the property within fifteen days from receiving written notification from the city;
 - j. The permit shall be effective immediately upon approval by the planning and zoning commission, receipt of required items and issuance by the community and economic development department;
 - k. Issuance of the permit shall be reported to the city council at the next regularly scheduled meeting.
2. Permits Not Exceeding Six Months in Duration.
- a. The permit shall not exceed six months;
 - b. For permit areas not exceeding two acres the permittee shall (in advance) pay a flat monthly fee; except that a pro-rated daily fee may be paid for permits where an entire month is not used. Fees will be determined by council resolution;
 - c. For permit areas exceeding two acres the permittee shall (in advance of each month) pay a monthly fee of ten percent of the fair market value per acre of the property divided by twelve and multiplied by the number of months for which the permit is issued. For the purposes of determining the fair market value the council will routinely pass a resolution updating the per acre values of land as identified by zoning;
 - d. The permittee shall have liability insurance valuing not less than one million dollars and shall name the city as an additional insured party;
 - e. The use is in conformance with the existing zoning and/or the comprehensive plan;
 - f. No permanent structures shall be erected on the property;
 - g. No permanent alteration of the land shall occur;

- h. Use under the permit shall not adversely impact public access or city operations;
 - i. The permittee shall vacate the property within thirty days from receiving written notification from the city;
 - j. The permit shall be approved by the planning and zoning commission;
 - k. The approval of the permit shall be reported to the city council at the next regularly scheduled meeting. The permit will become effective only after review and under no objection by the city council;
 - l. The permit shall be effective immediately upon approval by the planning and zoning commission, no objection from the city council, receipt of required items and issuance by the community and economic development department.
- C. Administration and Processing of the Permit.
- 1. A complete application for a temporary land use permit shall be submitted to the community and economic development prior to review and consideration.
 - 2. The city manager is authorized to sign the temporary land use permit on behalf of the city.
 - 3. No more than one of each type of permit shall be issued each year for the same location to the same applicant. (Ord. 11-03 § 1)



Legislation Text

File #: ORD 21-0006, **Version:** 1

ITEM TITLE:

#21-06 - Establishing Valdez Municipal Code 17.50.080 Conditional Use Permits for Telecommunication Tower. First Reading. Public Hearing.

SUBMITTED BY: Planning Department, City Clerk, City Attorney

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

Approve Ordinance #21-06 establishing Valdez Municipal Code 17.50.080 conditional use permits for telecommunication tower.

SUMMARY STATEMENT:

The Planning Department has been working with the City Clerk and legal team on a number of proposed ordinances to update various sections of Valdez Municipal code related to the operations of the Planning Department. The intention of these proposed modifications is to provide clarification for the public and streamline the permitting process for various land use related permits.

The attached draft ordinance, if approved, will establish a process for permitting telecommunication towers over 35 feet within the City of Valdez. Staff is proposing this ordinance to help clarify and bring alignment to current code provisions related to towers and allowable height.

Most zoning districts within the Valdez Municipal code restrict the height of structures to 35 feet. Exceptions include the heavy industrial zoning district, in which structure height is unrestricted and the light industrial district, in which a conditional use permit is required for structures over 35 feet in height. Additionally, VMC 17.48.050 includes some exceptions for structures attached to a building and buildings that include an approved fire suppression system. The city attorney has made the determination that the exemptions in VMC 17.48.050 do not apply to free standing tower structures.

Because free standing telecommunications towers are considered a structure and because the nature of providing such services sometimes requires the location of these structures outside of the heavy industrial zoning district, staff is proposing the attached draft ordinance to allow for the Planning & Zoning Commission to issue a conditional use permit (CUP) for a tower over 35 feet in

height in any zoning district. By utilizing the CUP process, this will incorporate public notification of the permit application and allow the public the opportunity to provide comment during a hearing of the commission.

Additionally, staff has proposed provisions requiring appropriate review and reporting by a registered structural engineer to insure that the tower and antenna design will withstand winds in accordance with current structural standards and that the applicant must show that the equipment cannot be collocated on an already existing tower in the area.

On April 14, 2021 the Planning & Zoning Commission approved a recommendation to City Council to adopt the proposed ordinance. During their discussion, the commission requested that staff review the provisions of VMC 17.48.150 related to the height restrictions for small wind generation systems. Staff plans to review these provisions and bring recommendations to the Commission for any modifications, as necessary.

The first reading before Council serves as a public hearing and provides the opportunity for the public to make comments on the proposed ordinance.

CITY OF VALDEZ, ALASKA

ORDINANCE NO. 21-06

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, AMENDING CHAPTER 17 BY CREATING SECTION 17.50.080 TITLED CONDITIONAL USE PERMITS FOR TELECOMMUNICATION TOWERS

WHEREAS, the City of Valdez finds that telecommunication towers are necessary to provide the public with access to telecommunication services; and

WHEREAS, the City of Valdez finds that telecommunication towers often require a height above the restriction of 35 feet for structures in many zoning districts; and

WHEREAS, the City of Valdez finds it necessary to standardize and streamline the issuance of permits for telecommunication towers throughout the city so that structural safety and aesthetic concerns can be addressed; and

WHEREAS, Title 17.50.080 shall establish a procedure for permitting telecommunication towers with a height above 35 feet in the City of Valdez.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA that the following amendment is made to Chapter 17.50 of the Valdez Municipal Code.

Section 1. Section 17.50.080 is hereby created to read as follows:

**Chapter 17.50
CONDITIONAL USES**

Sections:

- 17.50.010 Generally.**
- 17.50.020 Criteria to be considered.**
- 17.50.030 Applications—Requirements.**
- 17.50.040 Gravel extraction as a conditional use.**
- 17.50.050 Applications—Processing.**
- 17.50.060 Standards for planned unit developments.**
- 17.50.070 Child care centers as a conditional use.**
- 17.50.080 Conditional use permit for telecommunication towers.**

17.50.080 Conditional use permit for telecommunication towers.

A. A conditional use permit is required for the construction of communication towers exceeding thirty five feet in height within all zoning districts of the city. The planning and zoning commission may grant a conditional use permit for the substantial modification or construction telecommunication tower in any zoning district subject to the conditions in this section.

B. The application for a conditional use permit for a telecommunication tower shall include the following information:

1. A written narrative explaining why the proposed site has been chosen, why the telecommunication tower is necessary, why the requested height was chosen, and a full explanation regarding the telecommunication tower's ability to accommodate other providers; and
2. Specifications for the telecommunication tower and all antennas to be located on it, including a description of design characteristics and materials;
3. A site plan drawn to scale showing property boundaries, telecommunication tower location, telecommunication tower height, guy wires and anchors, existing structures and land uses on the site and on adjacent property, access roads and easements to be used for the site;
4. A map showing the locations of the applicant's existing telecommunication towers that serve customers in the city and of all telecommunication towers that the applicant proposes to construct to serve customers in the city;
5. A report prepared by a person registered as a structural engineer in Alaska showing the capacity by type and number of the telecommunication tower and antennas, and that the telecommunication tower and antennas are designed to withstand winds in accordance with the latest revision of ASI/EIA/TIA/222 standards ("Structural standards for steel communications antenna towers and communications antenna supporting structures");
6. Identification of the person or persons who own the telecommunication tower and the equipment that is to be located on it;
7. Written authorization for the application from the owner of the site;
8. Evidence that the applicant has a valid FCC license for the use of the telecommunication tower;
9. A line of sight analysis showing the potential visual and aesthetic impacts of the telecommunication tower on adjacent residential districts through the use of photo simulations of the telecommunication tower, including all antennas, structures, and equipment, using the vantage points and number of photo simulations requested by the planning department;
10. A written agreement, on a form approved by the city attorney, to remove the telecommunication tower and restore the site to its original condition within one hundred eighty days after the telecommunication tower is substantially unused for a period of twelve consecutive months, and providing that if the

telecommunication tower is not removed within this one hundred eighty-day period, the city may remove the telecommunication tower at the cost of the owner;

11. A cell phone coverage map showing the applicant's proposed cell phone coverage within the city;
12. A certificate from an engineer licensed in Alaska that the telecommunication tower, and all antennas and other equipment located on it, are built and installed to approved specifications and will contain only equipment meeting Federal Communications Commission requirements;
13. Any additional information required by the planning department during the application process.

C. The planning and zoning commission may approve an application under this section, with or without conditions, if the application meets the following criteria:

1. Location and Visual Impact. The proposed location of the telecommunication tower will minimize the visual impact on the surrounding area while allowing the telecommunication tower to function in accordance with minimum standards imposed by the applicable telecommunications regulations and the applicant's technical design requirements. Telecommunication towers and attached antennas and equipment must be painted or coated in a color that blends with the surrounding environment. Muted colors, earth tones, and subdued hues, such as gray, shall be used. All associated structures such as equipment buildings, including the roofs, shall be painted with earth tone colors unless otherwise required under this code or other applicable law. Where necessary to make a telecommunication tower compatible with the historical, environmental or cultural character of its location, the planning and zoning commission may require that the telecommunication tower be disguised, hidden or screened, or integrated as an architectural feature of a structure, to reduce its visual impact.
2. Inability to Collocate. It is not feasible to locate the applicant's telecommunication antenna and other equipment on any existing structure or tower under the control of the applicant.
3. Location in a Residential Zoning District. An applicant seeking to locate a telecommunication tower in a residential zoning district must show that the area cannot be adequately served by a telecommunication tower located in a nonresidential zoning district for valid technical reasons.
5. Design for Future Use. A new telecommunication tower shall be designed to allow collocation of telecommunication antennas equal in number to the applicant's present and reasonably foreseeable future requirements.
6. Safety Code Met. The telecommunication tower meets all applicable laws and code requirements, including without limitation health, nuisance, noise, fire, building and safety code requirements.
7. Distance from Existing Telecommunication Towers. A telecommunications tower shall not be approved if it is located within one-half mile (two thousand six

hundred forty feet) of an existing telecommunication tower, unless the applicant certifies that the existing telecommunication tower does not meet the applicant's structural specifications and technical design requirements, or that a collocation agreement could not be obtained.

8. Zoning Requirements. With the exception of requirements for setback and height, which are established in this section, the telecommunication tower must comply with all applicable zoning laws and regulations.

10. Signs. No signs may be located on a telecommunication tower except for identification signage.

11. Lighting. No lighting may be located on a telecommunication tower except as reasonably required for safety purposes or as required by the Federal Communications Commission, Federal Aviation Administration or other government agency with jurisdiction.

12. Fencing. A fence with a minimum height of eight feet must be placed on the perimeter of the site of a telecommunications tower site to limit access by the public.

D. No decision regulating the placement, construction or modification of a telecommunication tower may be made on the basis of environmental or health effects of radio frequency emission if the antennas and other equipment on the telecommunication tower comply with Federal Communications Commission regulations.

Section 2. This ordinance shall take effect immediately following adoption by the City Council.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this _____ day of _____, 2021.

CITY OF VALDEZ, ALASKA

Sharon Scheidt, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk

APPROVED AS TO FORM:

Jake Staser, City Attorney
Brena, Bell, & Walker, P.C.

Adoption:
Yeas:
Noes:
Absent:
Abstaining:



Legislation Text

File #: RES 21-0017, **Version:** 1

ITEM TITLE:

#21-17 - Appointing the Judges and Clerks for the Regular Municipal Election to be Held May 4, 2021 and Setting the Hourly Rate of Compensation

SUBMITTED BY: Allie Ferko, MMC, Deputy City Clerk

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

Approve resolution #21-17

SUMMARY STATEMENT:

Valdez Municipal Code requires the City Council to appoint judges and clerks for municipal elections and set their hourly rate of compensation by resolution.

CITY OF VALDEZ, ALASKA

RESOLUTION NO. 21-17

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, APPOINTING THE JUDGES AND CLERKS FOR THE REGULAR MUNICIPAL ELECTION TO BE HELD MAY 4, 2021, AND SETTING THE HOURLY RATE OF COMPENSATION

WHEREAS, pursuant to the provisions of the Valdez City Code, the following are appointed as judges and clerks for the regular municipal election of May 4, 2021:

PRECINCT NO. 1

Judges

Rhonda Sambo, Chair
Debbie Moore
Erin Christie

Clerk

Kim Michaud

PRECINCT NO. 2

Judges

Shannon Day, Chair
Julie Roetman
Dolores Gard

Clerk

Dorothy M. Moore

PRECINCT NO. 3

Judges

Molly Walker, Chair
Sue Moeller
Sydney Johnson

Clerk

Whitney Root

Section 2: Pursuant to the provisions of the Valdez City Code, the following are appointed as judges and clerk on the Absentee and Questioned Ballot Counting Board for the regular municipal election of May 4, 2021:

Judges

Shannon Day, Chairperson
Rhonda Sambo
Molly Walker

Clerk

Dorothy M. Moore

Section 3: The judges and clerks shall attend the Valdez polling places from 6:30 a.m. on May 4, 2021, after taking the oath required, and serve there until 8:00 p.m. Precinct chairs are authorized to adjust service hours with proper documentation.

Section 4: In the event any of the above election officials shall fail to take office for any reason, the vacancy shall be filled by the Valdez City Clerk as provided in the Alaska Statutes.

Resolution No. 21-17
Page 2

Section 5: The judges and clerks appointed to the election board shall be compensated at the rate of \$20.00 per hour, to include election board training.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this 20th day of April, 2021.

CITY OF VALDEZ, ALASKA

Sharon Scheidt, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk



Legislation Text

File #: 21-0220, **Version:** 1

ITEM TITLE:

Comprehensive Plan Update Report

SUBMITTED BY: Kate Huber, Planning Director

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Report only.

SUMMARY STATEMENT:

- The Comprehensive Plan Advisory Committee met on April 12, 2021 to review the draft actions to be included in the forthcoming comprehensive plan revision. The CPAC provided valuable input and comments that will be incorporated into the initial draft plan.
- The draft plan will be ready for public review and comment during the last week of April 2021. The comp plan team intends to present the draft to the public during a presentation at a joint work session of the Planning & Zoning Commission and City Council on April 29th at 6pm. Members of the planning team, staff, and representatives of the CPAC will speak to the process that has resulted in the draft plan and walk the audience through the draft itself, as well as answer initial questions.
- After the public meeting on April 29th, we will kick off a three week public comment period in which members of the public will be able to submit their comments online or in writing to the comp plan team. The comments submitted will be reviewed by staff and presented to the Planning & Zoning Commission and City Council.
- The draft review process will culminate at the end of May 2021 with another work session to hear comments from City Council on the draft plan and requested modifications before the presentation of the final plan in late summer 2021.



Legislation Text

File #: 21-0221, **Version:** 1

ITEM TITLE:

Personnel History Report: 2016-2021 Changes

SUBMITTED BY: Brian Carlson

FISCAL NOTES:

Expenditure Required: n/a

Unencumbered Balance: n/a

Funding Source: n/a

RECOMMENDATION:

Receive and file

SUMMARY STATEMENT:

Follow-up to April 6 report

Staff can compile additional historic information for the years preceding 2016 if Council requests it

Position Summary Schedule

Authorized Position Count						
	2016	2017	2018	2019	2020	2021
Administration	27.3	29.0	31.0	30.0	30.0	30.0
ADMINISTRATION	3.0	3.0	2.8	2.8	2.8	2.8
CITY CLERK	3.0	5.0	5.0	5.0	5.0	5.0
CITY COUNCIL	-	-	-	-	-	-
COMMUNITY DEVELOPMENT	6.3	6.0	7.0	7.0	7.0	7.0
ECONOMIC DEVELOPMENT	-	1.0	2.2	2.2	2.2	2.2
FINANCE	7.0	6.0	6.0	6.0	6.0	6.0
HUMAN RESOURCES	2.0	2.0	2.0	2.0	2.0	2.0
INFORMATION SERVICES	5.0	6.0	6.0	5.0	5.0	5.0
VHIA	1.0	-	-	-	-	-
Facilities, Fleet & Infrastructure	36.5	34.5	35.5	37.8	37.8	37.5
BUILDING MAINTENANCE	10.0	7.0	8.0	8.8	8.8	8.5
ENGINEERING	5.0	6.0	6.0	7.5	7.5	7.5
SEWER	2.8	2.8	2.8	2.8	2.8	2.8
SOLID WASTE	6.8	6.8	6.8	6.8	6.8	6.8
STREETS/SHOP	9.3	9.3	9.3	9.3	9.3	9.3
WATER	2.8	2.8	2.8	2.8	2.8	2.8
Parks, Recreation & Cultural Services	15.2	16.2	16.8	17.5	17.5	17.8
CIVIC CENTER	4.6	4.6	4.6	4.6	4.6	4.6
LIBRARY	3.9	3.9	4.9	4.9	5.0	5.0
PARK MAINTENANCE	2.0	2.0	2.0	2.8	3.2	3.5
PARKS & RECREATION	4.7	5.7	5.3	5.3	4.8	4.8
Ports & Harbor	9.0	9.0	11.0	12.0	12.0	12.0
AIRPORT	0.7	0.7	1.2	1.2	1.5	1.5
HARBOR	5.5	5.5	6.5	7.5	6.5	6.5
PORT	2.9	2.9	3.4	3.4	4.1	4.1
Public Safety	34.8	35.8	35.8	36.8	37.0	37.0
FIRE/EMS	10.8	10.8	10.8	10.8	11.0	11.0
ANIMAL CONTROL	2.0	3.2	3.2	3.2	3.2	3.2
LAW ENFORCEMENT	11.9	12.1	12.1	13.1	13.1	13.1
PUBLIC SAFETY	10.2	9.7	9.7	9.7	9.7	9.7
Grand Total	122.78	124.48	130.08	134.08	134.28	134.28
Net increase from prior year	6.60	1.70	5.60	4.00	0.20	-

Authorized Position Count 2016

Administration	27.3	4.3	
ADMINISTRATION	3.0	(1.0)	(Exec Assistant to HR)
CITY CLERK	3.0	-	
CITY COUNCIL	-	-	
COMMUNITY DEVELOPMENT	6.3	1.3	Senior Planner
ECONOMIC DEVELOPMENT	-	-	
FINANCE	7.0	-	
HUMAN RESOURCES	2.0	2.0	HR Director, HR Specialist
INFORMATION SERVICES	5.0	1.0	Admin Assistant
VHIA	1.0	1.0	VHIA Created

Facilities, Fleet & Infrastructure	36.5	1.3	
BUILDING MAINTENANCE	10.0	0.3	Hospital Maintenance Tech
ENGINEERING	5.0	1.0	Project Manager
SEWER	2.8	-	
SOLID WASTE	6.8	-	
STREETS/SHOP	9.3	-	
WATER	2.8	-	

Parks, Recreation & Cultural Se	15.2	-	
CIVIC CENTER	4.6	-	
LIBRARY	3.9	-	
PARK MAINTENANCE	2.0	-	
PARKS & RECREATION	4.7	-	

Ports & Harbor	9.0	-	
AIRPORT	0.7	-	
HARBOR	5.5	-	
PORT	2.9	-	

Public Safety	34.8	1.0	
FIRE/EMS	10.8	-	
ANIMAL CONTROL	2.0	-	
LAW ENFORCEMENT	11.9	1.0	Officer
PUBLIC SAFETY	10.2	-	

Grand Total	122.8	6.6	
Net increase from prior year	6.6		

Positions Added or (Eliminated)	1.0	Senior Planner
<i>Excluding reorganizations</i>	1.0	Admin Assistant
	1.0	VHIA Created
	1.0	PW Operations Manager
	1.0	Officer
	1.0	HR Director
	0.6	Part-time Admin and Maint Staff to Full-time

Authorized Position Count 2017

Administration	29.0	1.7	
ADMINISTRATION	3.0	-	
CITY CLERK	5.0	2.0	Customer Service Rep
CITY COUNCIL	-	-	
COMMUNITY DEVELOPMENT	6.0	(0.3)	(Admin Assistant)
ECONOMIC DEVELOPMENT	1.0	1.0	Economic Development Director - formerly VHIA
FINANCE	6.0	(1.0)	Finance Analyst, (2 Customer Service Rep)
HUMAN RESOURCES	2.0	-	
INFORMATION SERVICES	6.0	1.0	GIS
VHIA	-	(1.0)	(VHIA Director)
		-	
Facilities, Fleet & Infrastructure	34.5	(2.0)	
BUILDING MAINTENANCE	7.0	(3.0)	(PVMC Maintenance)
ENGINEERING	6.0	1.0	Project Manager
SEWER	2.8	-	
SOLID WASTE	6.8	-	
STREETS/SHOP	9.3	-	
WATER	2.8	-	
		-	
Parks, Recreation & Cultural Se	16.2	1.0	
CIVIC CENTER	4.6	-	
LIBRARY	3.9	-	
PARK MAINTENANCE	2.0	-	
PARKS & RECREATION	5.7	1.0	Events Coordinator
		-	
Ports & Harbor	9.0	-	
AIRPORT	0.7	-	
HARBOR	5.5	-	
PORT	2.9	-	
		-	
Public Safety	35.8	1.0	
FIRE/EMS	10.8	-	
ANIMAL CONTROL	3.2	1.2	Shelter Attendant, Director Reallocation
LAW ENFORCEMENT	12.1	0.3	Director Reallocation
PUBLIC SAFETY	9.7	(0.5)	Director Reallocation
		-	
Grand Total	124.5	1.7	
Net increase from prior year	1.7		
Positions Added or (Eliminated) <i>Excluding reorganizations</i>		(2.0)	PVMC Maintenance
		1.0	Finance Analyst
		1.0	GIS
		1.0	Events Coordinator
		0.7	Shelter Attendant

Authorized Position Count 2018

Administration	31.0	2.0	
ADMINISTRATION	2.8	(0.2)	(Admin Assistant)
CITY CLERK	5.0	-	
CITY COUNCIL	-	-	
COMMUNITY DEVELOPMENT	7.0	1.0	Code Enforcement Officer
ECONOMIC DEVELOPMENT	2.2	1.2	Events, Admin Assistant
FINANCE	6.0	-	
HUMAN RESOURCES	2.0	-	
INFORMATION SERVICES	6.0	-	
VHIA	-	-	
		-	
Facilities, Fleet & Infrastructure	35.5	1.0	
BUILDING MAINTENANCE	8.0	1.0	Maintenance Coordinator
ENGINEERING	6.0	-	
SEWER	2.8	-	
SOLID WASTE	6.8	-	
STREETS/SHOP	9.3	-	
WATER	2.8	-	
		-	
Parks, Recreation & Cultural Se	16.8	0.6	
CIVIC CENTER	4.6	-	
LIBRARY	4.9	1.0	Youth Services Librarian
PARK MAINTENANCE	2.0	-	
PARKS & RECREATION	5.3	(0.4)	(Events Coordinator), Part-time staff to full-time
		-	
Ports & Harbor	11.0	2.0	
AIRPORT	1.2	0.6	Operator
HARBOR	6.5	1.0	Admin Assistant
PORT	3.4	0.5	Operator
		-	
Public Safety	35.8	-	
FIRE/EMS	10.8	-	
ANIMAL CONTROL	3.2	-	
LAW ENFORCEMENT	12.1	-	
PUBLIC SAFETY	9.7	-	
		-	
Grand Total	130.1	5.6	
Net increase from prior year	5.6		
Positions Added or (Eliminated) <i>Excluding reorganizations</i>		1.0	Code Enforcement Officer
		1.0	Maintenance Coordinator
		1.0	Youth Services Librarian
		1.0	Admin Assistant
		1.0	Operator
		0.6	Part-time Rec Staff to Full-time

Authorized Position Count

2019

Administration	30.0	(1.0)	
ADMINISTRATION	2.8	-	
CITY CLERK	5.0	-	
CITY COUNCIL	-	-	
COMMUNITY DEVELOPMENT	7.0	-	(Code Enforcement Officer), GIS
ECONOMIC DEVELOPMENT	2.2	-	
FINANCE	6.0	-	
HUMAN RESOURCES	2.0	-	
INFORMATION SERVICES	5.0	(1.0)	(GIS)
VHIA	-	-	
		-	
Facilities, Fleet & Infrastructure	37.8	2.3	
BUILDING MAINTENANCE	8.8	0.8	Maintenance Tech, director reallocation
ENGINEERING	7.5	1.5	Project Managers (2), director reallocation
SEWER	2.8	-	
SOLID WASTE	6.8	-	
STREETS/SHOP	9.3	-	
WATER	2.8	-	
		-	
Parks, Recreation & Cultural Se	17.5	0.8	
CIVIC CENTER	4.6	-	
LIBRARY	4.9	-	
PARK MAINTENANCE	2.8	0.8	Maintenance Tech
PARKS & RECREATION	5.3	-	
		-	
Ports & Harbor	12.0	1.0	
AIRPORT	1.2	-	
HARBOR	7.5	1.0	Maintenance Supervisor
PORT	3.4	-	
		-	
Public Safety	36.8	1.0	
FIRE/EMS	10.8	-	
ANIMAL CONTROL	3.2	-	
LAW ENFORCEMENT	13.1	1.0	Code Enforcement Officer
PUBLIC SAFETY	9.7	-	
		-	
Grand Total	134.1	4.0	
Net increase from prior year	4.0		
Positions Added or (Eliminated)		1.0	Project Manager
<i>Excluding reorganizations</i>		1.0	Project Manager
		1.0	Maintenance Tech
		1.0	Maintenance Supervisor

Authorized Position Count 2020

Administration	30.0	-	
ADMINISTRATION	2.8	-	
CITY CLERK	5.0	-	
CITY COUNCIL	-	-	
COMMUNITY DEVELOPMENT	7.0	-	
ECONOMIC DEVELOPMENT	2.2	-	
FINANCE	6.0	-	
HUMAN RESOURCES	2.0	-	
INFORMATION SERVICES	5.0	-	
VHIA	-	-	
		-	
Facilities, Fleet & Infrastructure	37.8	-	
BUILDING MAINTENANCE	8.8	-	
ENGINEERING	7.5	-	
SEWER	2.8	-	
SOLID WASTE	6.8	-	
STREETS/SHOP	9.3	-	
WATER	2.8	-	
		-	
Parks, Recreation & Cultural Se	17.5	-	
CIVIC CENTER	4.6	0.0	Director Reallocation
LIBRARY	5.0	0.1	Director Reallocation
PARK MAINTENANCE	3.2	0.5	Director Reallocation
PARKS & RECREATION	4.8	(0.6)	Director Reallocation
		-	
Ports & Harbor	12.0	-	
AIRPORT	1.5	0.3	Staff Reallocation
HARBOR	6.5	(1.0)	Staff Reallocation
PORT	4.1	0.7	Staff Reallocation
		-	
Public Safety	37.0	0.2	
FIRE/EMS	11.0	0.2	Admin Assistant
ANIMAL CONTROL	3.2	-	
LAW ENFORCEMENT	13.1	-	
PUBLIC SAFETY	9.7	-	
		-	
Grand Total	134.3	0.2	
Net increase from prior year	0.2		
Positions Added or (Eliminated) <i>Excluding reorganizations</i>		0.2	Admin Assistant

Authorized Position Count 2021

Administration	30.0	-	
ADMINISTRATION	2.8	-	
CITY CLERK	5.0	-	
CITY COUNCIL	-	-	
COMMUNITY DEVELOPMENT	7.0	-	
ECONOMIC DEVELOPMENT	2.2	-	
FINANCE	6.0	-	
HUMAN RESOURCES	2.0	-	
INFORMATION SERVICES	5.0	-	
VHIA	-	-	
		-	
Facilities, Fleet & Infrastructure	37.5	(0.3)	
BUILDING MAINTENANCE	8.5	(0.3)	(Maintenance Tech)
ENGINEERING	7.5	-	
SEWER	2.8	-	
SOLID WASTE	6.8	-	
STREETS/SHOP	9.3	-	
WATER	2.8	-	
		-	
Parks, Recreation & Cultural Se	17.8	0.3	
CIVIC CENTER	4.6	-	
LIBRARY	5.0	-	
PARK MAINTENANCE	3.5	0.3	Maintenance Tech
PARKS & RECREATION	4.8	-	
		-	
Ports & Harbor	12.0	-	
AIRPORT	1.5	-	
HARBOR	6.5	-	
PORT	4.1	-	
		-	
Public Safety	37.0	-	
FIRE/EMS	11.0	-	
ANIMAL CONTROL	3.2	-	
LAW ENFORCEMENT	13.1	-	
PUBLIC SAFETY	9.7	-	
		-	
Grand Total	134.3	-	
Net increase from prior year	-		
Positions Added or (Eliminated) <i>Excluding reorganizations</i>	-		No Additions or Eliminations



Legislation Text

File #: 21-0222, **Version:** 1

ITEM TITLE:

Report: Approval of Temporary Land Use Permit 21-05 for the Roadside Potatohead Too, LLC for Six Months on 325 Square Feet of Public Right-of-Way Immediately Adjacent to Lot 12, Block 40, Harbor Subdivision

SUBMITTED BY: Nicole LeRoy, Planning Technician

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

Receive and file.

SUMMARY STATEMENT:

On March 25, 2021, Planning Department staff received temporary land use permit application 21-05 from the Roadside Potatohead Too, LLC for a 325 square foot portion of public right-of-way adjacent to Lot 12, Block 40, Harbor Subdivision. The application is for temporary outdoor restaurant seating for April 25, 2021 through October 24, 2021.

This area has been utilized by the Potatohead for outdoor restaurant seating for the past few years. In 2018, staff assessed the area by measuring thirty and fifty feet from the center lines of Chitina and Harbor Drives which revealed three picnic tables at the Potatohead sit partially in the public right-of-way off Chitina Drive. The Potatohead has indicated that they are requesting the same area as in prior years.

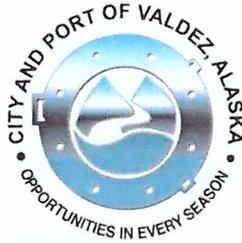
Public Works Director Rob Comstock, Capital Facilities Director and Assistant City Manager Nate Duval, and Ports and Harbor Director Jeremy Talbot were solicited for comments on the application and had no objections.

The public sidewalk will remain unobstructed under this permit.

Pursuant to Valdez Municipal Code 17.48.140 B 2e, temporary land use permit requests not to exceed six months in duration may only be granted by the Planning and Zoning Commission. Fees for temporary land use permits of this type were established by City Council with Resolution #12-36 which states that "for permits not exceeding two acres in size, and for a period of six months or less, the fee shall be \$250 per month." For the six-month period the Potatohead has requested, the permit

fee will be approximately \$1,500, depending on the date they vacate the property.

On April 14, 2021 the Planning and Zoning Commission voted to approve TLUP 21-05. Per VMC 17.48.140 B2k, their decision is to be reported to City Council. Only upon no objection from City Council will the permit approval become effective and staff will execute the TLUP.



CITY OF VALDEZ
TEMPORARY LAND USE PERMIT APPLICATION FORM

Application Fee: \$50.00 (Non-Refundable) Waived 2017 per Resolution #12-72

File No. 21-05

Date Recv'd. 3/25/2021

Directions:

1. Please type or print legibly.
2. Please submit this application form to the Office of Community & Economic Development, P.O. Box 307, Valdez, Alaska 99686.
3. Please answer all questions on this form, or put N/A (not applicable) in the spaces provided, as the answer applies.

Applicant name: The Roadside Potatohead Too, LLC

Mailing address: Po Box 2924

City, State, Zip: Valdez, AK 99686

Daytime telephone: 907-242-9948 (cell for christine) ^{Business line when open} 907-835-3058

SIGNATURE: [Signature]

Representative name: Christine O'Connor

Mailing address: Po Box 2924

City, State, Zip: Valdez, AK 99686

Daytime telephone: 907-242-9948

Legal Description of Property Affected by Application:

Located in Township _____ Range _____ Section _____, CRM
Lot/Block/Tract/Subd. Lot 12 Block 40 Harbor Plat # _____
Street Address/Other description 255 N. Harbor drive
Tax # _____ Size of Property 325 square foot portion of adjacent ROW

Type of business to be placed on the property: Restaurant / eating place

Size of temporary building(s) to be placed on the property: No Temporary buildings

Duration of lease requested (6 months maximum): April 25th 2021 - Sept-15th 2021
OCT per Christine

Special lease requirements: _____

Submitted materials attached - The following submitted materials must be submitted when applying for a lease on City land.

- _____ 1. Plot Plan – A drawing of the proposed lease property showing:
 - _____ a. Size of lot (to scale)
 - _____ b. Placement and size of buildings, storage units, miscellaneous structures planned (to scale)
 - _____ c. Water & sewer lines, locations of septic tanks, if needed
 - _____ d. Parking spaces (numbered on the drawing with a total number indicated).

- _____ 2. Fees – All applicable fees must be submitted prior to the execution of a lease.
 - a. Application Fee (\$50.00). Covers the costs associated with processing the application (Non-refundable).

3. Liability Insurance – The Permittee shall, at its own expense, maintain and keep force during the terms of this Permit adequate insurance to protect both Valdez and Permittee against comprehensive public liability claims arising from the use of the property in the minimum limit of ONE MILLION DOLLARS (\$1,000,000) combined single limit to protect against liability for personal injury, death or property damage.

4. Financial Data – The applicant is a:

Sole proprietorship _____

Partnership X

Corporation _____

Other (Please explain) _____

5. Partnership Statement – If applicant is a partnership, answer the following:

a. Date of Organization April 2014

b. General partnership () / Limited partnership ()

c. Statement of partnership recorded? yes () no

Where at restaurant

d. Has the partnership done business in Alaska?

yes () no

When April 2014 - present

Where Valdez, AK 99686

e. Name, address and partnership share of each general and limited partner. If a partner is a corporation, complete page for corporation.

Limited/ General	Name	Address	Share
general	Glensinclair	PO Box 2924 Valdez, AK	20%
general	Ian gyari	PO Box 154 Glennallen, AK	30%
general	Rebecca Bird	PO Box 154 Glennallen, AK	30%
general	Christine O'Conner	PO Box 2924 Valdez	20%

f. Attach a complete copy of the partnership agreement.

6. Corporation Statement—If applicant is a corporation, answer the following:

a. Date of incorporation _____

b. Where incorporated _____

c. Is the corporation authorized to do business in Alaska?

() yes () no

If so, as of what date _____

d. The corporation is held:

Publicly () Privately ()

e. If publicly held, how and where is the stock traded?

f. Furnish the name, title, and address of each officer and in addition, the same information for each principal stockholder owning more than ten percent of the corporation.

<u>Name</u>	<u>Title</u>	<u>Address</u>	<u>Share</u>
-------------	--------------	----------------	--------------

g. Furnish the names of the officers specifically authorized to execute contracts and other corporate commitments under the corporate articles and/or by-laws.

Nicole LeRoy

From: Jim and Pam Shirrell <shirrell@cvinternet.net>
Sent: Thursday, April 1, 2021 9:23 AM
To: Nicole LeRoy
Subject: RE: Temporary Land Use Permit Application

Nicole,

As owner / lessor of the Potato Head Valdez property I authorize / approve the City of Valdez's issuance of a Temporary Land Use Permit(TLUP) to my Leasee The Potato Head Valdez

Please call if you require additional information.

Thanks

Jim Shirrell

907.202.3715



Legislation Text

File #: 21-0223, **Version:** 1

ITEM TITLE:

Verbal Presentation: Human Resources Department

SUBMITTED BY: Rhea Cragun, Human Resources Director

FISCAL NOTES:

Expenditure Required: n/a

Unencumbered Balance: n/a

Funding Source: n/a

RECOMMENDATION:

Receive and file

SUMMARY STATEMENT:

Ongoing series of department operations-reporting to Council

Human Resources

Administration Division

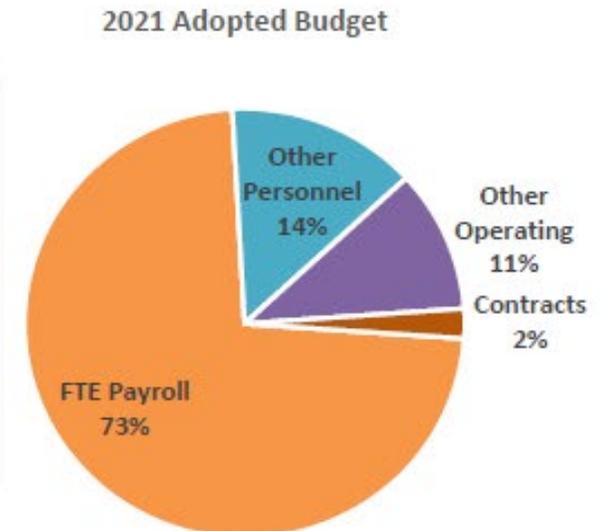
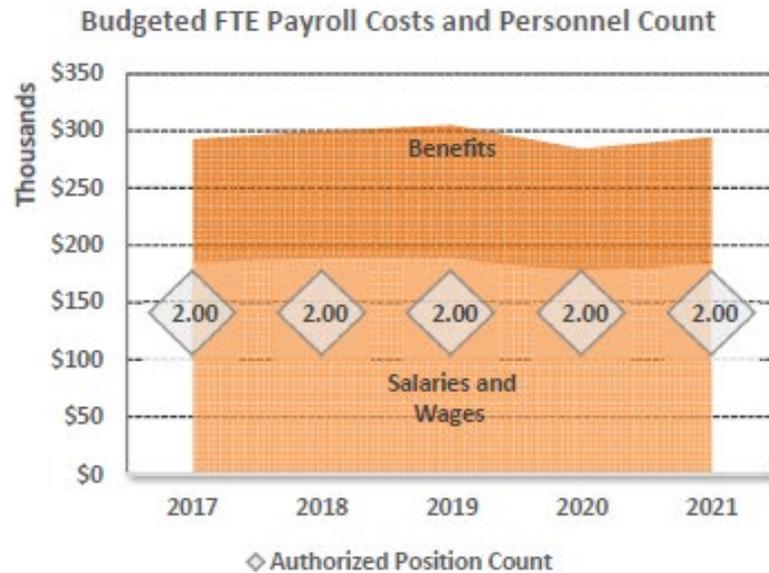
Overview

HUMAN RESOURCES

Mission:

The mission of the human resources department is to support the goals and challenges of the City of Valdez by providing services that promote a work environment characterized by fair treatment of all employees, open communications, personal accountability, trust and mutual respect. We will seek and provide solutions to workplace issues that support and optimize the operating principles of the City.

	FTE
DIRECTOR	1.00
HR SPECIALIST/BENEFITS COORDINATOR	1.00
Grand Total	2.00



Budget History

Authorized Position Count					
	2017	2018	2019	2020	2021
HUMAN RESOURCES	2	2	2	2	2

Adopted Budget	2017	2018	2019	2020	2021
FTE Payroll	292,624	299,613	304,903	284,206	294,512
Other	<u>117,662</u>	<u>93,650</u>	<u>100,166</u>	<u>105,466</u>	<u>108,893</u>
Operational Expenses	410,286	393,263	405,069	389,673	403,405

Overview

Work Force

- Regular employees
 - (included Full and Part Time): 134
- Temporary employees: 45

Talent Acquisition

- Total number of requisitions: 45
- Number of hires:
 - 11 Regular employees
 - 42 Temporary employees

Health and Wellness

- Benefits enrollment: 392 fy20
- Active participants in Healthy Merits: 80

Safety

- Reportable Claims
 - 2020: 3 reportable claims
 - YTD 2021: 0 reportable claims

Accomplishments

Completed

Employee Personnel Regulations
Completion and Adoption

COVID-19 Legal compliance and
response

NeoGov Eforms

SHRM Certifications

Benefits renewal

Health and Safety

AKOSH Consultant Inspection

Employee Recognition

In Progress

Personnel Regulations
Acknowledgment and Training

Policy and Procedure

Online Hiring Center (OHC) in NeoGov

Diversity, Equity and Inclusion (DE&I)
Analysis

Annual training for HR Department

HR Provided Trainings for managers
and employees

AML Loss Control Incentive Pilot
Program

Long-Range Plans

- Job Analysis / Evaluation

- Across Departments
- Correct Classification
- Correct Job Description

Better fit and opportunities

- DE&I Plan

- Development
- Implementation
- Assessment

Real Data/ Real Time

- Time to Hire and Other Recruitment Metrics

- Analysis and data once OHC is fully rolled out

Real Data/ Real Time

- Track and Analyze Personnel Actions

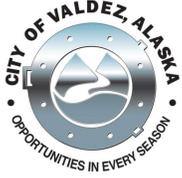
- Moving the Personnel Action request to Eforms for better efficiency and tracking of HR actions

Real Data/ Real Time

Closing Thoughts

Our Vision for the Future: **Be the Employer of Choice**

- Job and Position fit
 - Opportunity
 - Succession Planning
 - Career Growth
- Culture of Diversity Equity and Inclusion
 - DE&I: looking beyond hiring and onboarding
- Real Data Real Time
 - Better analytics
 - Better value added to the strategic plan of the City



Legislation Text

File #: 21-0224, **Version:** 1

ITEM TITLE:

City Manager's Report 4-20-2021

SUBMITTED BY: Mark Detter, City Manager

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Receive and File.

SUMMARY STATEMENT:

The following developments have occurred in the past two weeks:

- Stratton Edwards with the Capitol Hill Group received notice from Congressman Young's office that appropriations requests were due the week of April 5th-9th. Mr. Edwards worked with myself and other staff to develop background and cost estimates for two projects:
 - The \$20 Million sewer force main project (Requested \$10 Million Dollars).
 - The \$10-12 Million small boat harbor reconstruction (Requested \$5 Million Dollars).

The requests were also shared with Senator Sullivan and Senator Murkowski's offices.

- A2A Rail Project - Jon Katchen A2A Rail project leader, former Lt. Governor Mead Treadwell, and engineers from HDR (the consulting engineer performing rail feasibility study) met with staff via G2M on 4/7/21.

Initial results indicate Valdez is a high cost option, but viable alternative for rail. Permitting challenges are also an issue (although other parts of the state appear to have greater challenges related to permitting).

HDR Engineering made some adjustments to the rail path to avoid conflicts with residential

neighborhoods, however, even with such adjustments, there is no way to create a rail path without land use compatibility issues.

Further discussion with local groups including Alyeska, CVEA, Petro-Star, and the City will need to occur. A2A has not conducted on-site feasibility in Valdez and plans to make those on-site inquiries in the future (no timeline to date).

A few other observations related to rail:

- The Presidential Permit remains intact, but is subject to review by the Biden Administration.
 - The A2A groups believes rail in Alaska is not a single path question or dilemma. Rail can be developed to multiple destinations within the State.
 - Currently, rail to Alaska is not in the top criteria for any proposed major infrastructure funding. However, it is possible that shifting Department of Defense strategies could aid the rail development discussion in Alaska.
- In terms of the City of Valdez legislative goals, the State legislative session is progressing positively.
 - The closure of the DMV office in Valdez and 5 other cities has been eliminated from the State's FY 2022 Budget. Some legislators are working to create permanent statutory language that compels State government to maintain offices in Valdez and other locations previously mentioned as candidates for closure. See correspondence from Representative Fields office (provided by Valdez lobbyist Kim Hutchinson).
 - The School Bond reimbursement program is on course to be funded in FY2022.
 - Municipal fiscal responsibility for misdemeanor prosecutions appears to have no traction in the legislature.
 - Marine Highway funding should be consistent with FY2021.
 - Representative Rauscher has spoken personally with the DNR Commissioner about the Lowe River Permitting issue.
 - The demolition of the Pipeline Club and Land Shark building will be combined into one bid late summer/early fall period.
 - Access limitations on South Harbor Drive to the seafood processing plants are under discussion.
 - My next two weeks will focus on the Comprehensive Plan joint work session with Valdez Planning Commission, senior housing discussion, and fire operations consultant proposal review.



City of Valdez

212 Chenega Ave.
Valdez, AK 99686

Legislation Text

File #: 21-0225, **Version:** 1

ITEM TITLE:

Council Calendars - April & May 2021

SUBMITTED BY: Allie Ferko, MMC, Deputy City Clerk

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Receive and file

SUMMARY STATEMENT:

Council calendars for April and May 2021 attached for reference.

April

2021

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1	2	3
4	5 7pm – Ports & Harbors Commission Meeting	6 6pm – City Council Work Session (PVMC Annual Report) 7pm – City Council Regular Meeting	7 5:30pm – Library Board Meeting	8	9	10
11	12 6:30pm – School Board Meeting	13 6:30pm - PVMC HAC Meeting (@ PVMC) 6pm – Parks & Recreation Commission Work Session 7pm – Parks & Recreation Commission Regular Meeting	14 7pm – Planning & Zoning Commission	15 6:30pm – VMHA Board Meeting (@ Museum)	16	17
18	19 7pm – Ports & Harbors Commission Meeting	20 6pm – Board of Equalization Hearing 7pm – City Council Regular Meeting	21 Noon – Flood Mitigation Task Force Meeting 7pm – Economic Diversification Commission Meeting	22 6pm – School Board Budget Hearing	23	24
25	26 Noon – Beautification Task Force Meeting 6:30pm – School Board Meeting	27	28 6:30pm – Hospital Expansion Task Force Meeting (@ PVMC) 7pm – Planning & Zoning Commission Meeting	29 6pm – Joint Commission/Council Work Session (Comprehensive Plan)	30	

Note 1: This calendar is subject to change. Contact the City Clerk's Office for the most up-to-date information. Strike-thru indicates cancellation of standing meeting. Updated 04.15.2021

Note 2: Unless otherwise noted, all meetings and events listed on this calendar are held in City Council Chambers.

May

2021

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
						1
2	3 7pm – Ports & Harbors Commission Meeting	4 ELECTION DAY	5 5:30pm – Library Board Meeting (@ Library) 7pm – City Council Regular Meeting	6	7	8
9	10 6:30pm – School Board Meeting	11 6:30pm - PVMC HAC Meeting (@ PVMC) 6pm – Parks & Recreation Commission Work Session (Ice Rink Discussion) 7pm – Parks & Recreation Commission Regular Meeting	12 7pm – Planning & Zoning Commission	13	14	15
16	17 7pm – Ports & Harbors Commission Meeting	18 7pm – City Council Regular Meeting	19 Noon – Flood Mitigation Task Force Meeting 7pm – Economic Diversification Commission Meeting	20 6:30pm – VMHA Board Meeting (@ Museum)	21	22
23	24 Noon – Beautification Task Force Meeting 6:30pm – School Board Meeting	25	26 6:30pm – Hospital Expansion Task Force Meeting (@ PVMC) 7pm – Planning & Zoning Commission Meeting	27	28	29
30	31 HOLIDAY					

Note 1: This calendar is subject to change. Contact the City Clerk's Office for the most up-to-date information. Strike-thru indicates cancellation of standing meeting. Updated 04.15.2021

Note 2: Unless otherwise noted, all meetings and events listed on this calendar are held in City Council Chambers.