

## PUBLIC SAFETY FACILITY

### Pros:

See page 3  
& 4

1. Allows for bringing back to City Hall the Finance and Capital Facilities departments. This has been mentioned by City Council as a goal given that both of these departmental moves were deemed temporary at the time. **See page 3**
2. Provides substantial storage space for departmental needs through use of existing bays, likely eliminating the presence of Building Maintenance and Parks/Rec in the yellow warehouse.
  - a. This would eliminate or reduce the need for additional City storage, a current issue requiring resolution.
  - b. Moving Building Maintenance and Parks/Rec out of yellow warehouse provides additional space for Museum expansion at warehouse
    - i. Museum expansion could include new Interpretive Center and Port office via remodel. Port office could then be demolished, also a City goal to re-vitalize the City Dock area for Viking Cruises, etc.
3. Emergency Operations Center appears to be more appropriate at City Hall – this can be accommodated at the current Dispatch location, which is partially if not completely wired already for this purpose.
4. Police and Fire share common space needs.
5. Remodel costs are typically much cheaper than new construction, especially for office space and storage.
6. As an option, Animal Control could be incorporated into the Public Safety Facility, but this is not preferred by staff. This idea was generated by the desire of the Food Bank to expand, and they mentioned to the Animal Control Officer that they would ideally like to move into the current animal shelter. Animal Control can also remain where they are, and the Food Bank can be expanded at its present location. **See page 5**

### Cons:

1. Cost is substantially higher than just building a fire station due to increased SF.
2. Noise pollution is more frequent by having both Police and Fire adjacent to the hospital and other residences.
3. Potential public headwinds for new police facility – Fire Dept is more popular.
  - a. A thought is to have an independent facilitator help sell this concept.

New Fire Station Cost:

Assume \$516/SF x 16K SF + Design & Construction Admin (10%) = \$9.1 mill

:

Public Safety Facility Cost:

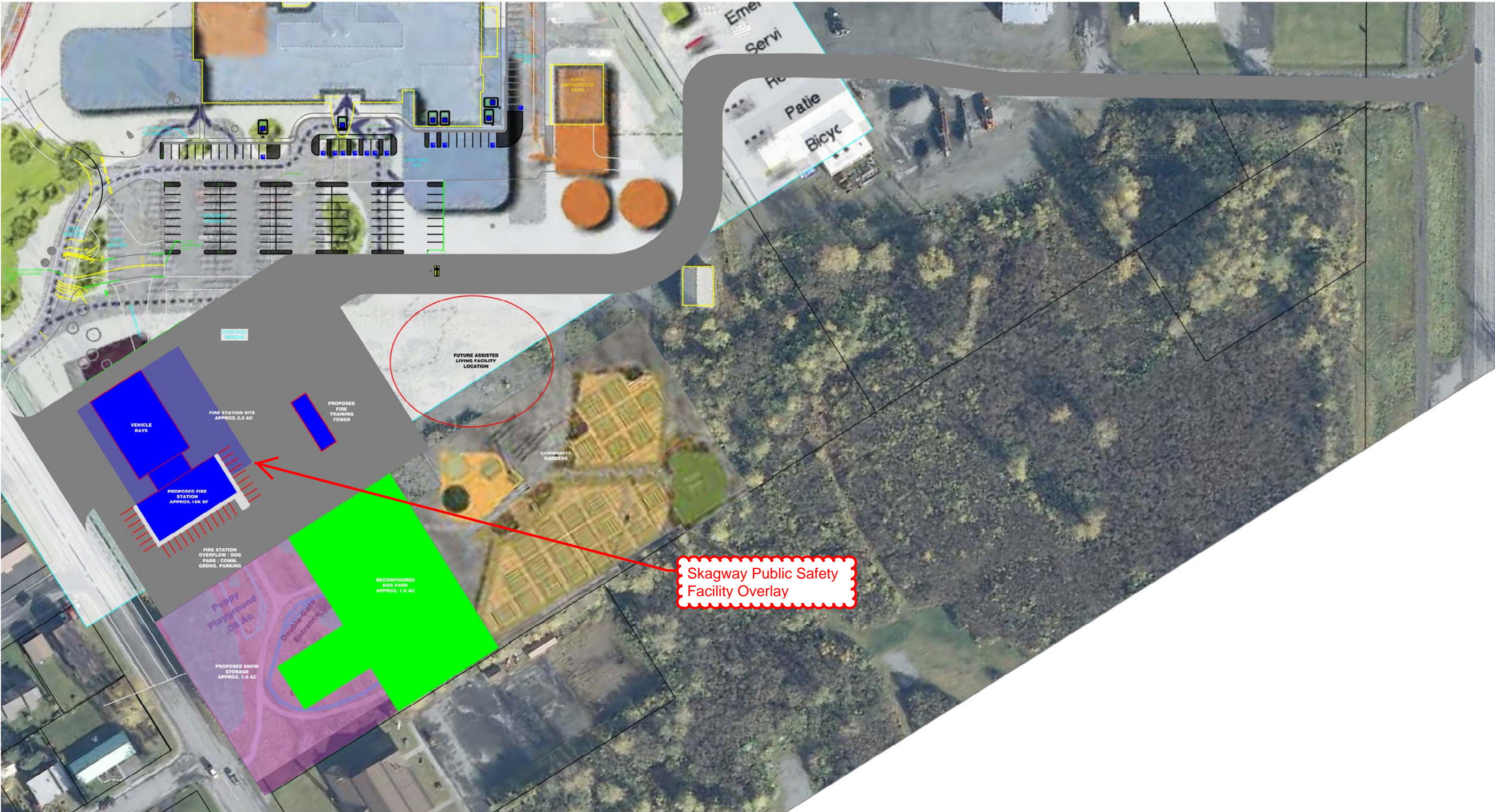
Assume \$516/SF x 26K SF + Design & Construction Admin (10%) = \$14.8 mill

:

Other Renovations (City Hall & Warehouse):

Costs to be determined based on scope







BLUE - OFFICE SPACE  
RED - STORAGE SPACE  
GREEN - OFFICE OR STORAGE

4850 SF

790 SF  
x2

1970 SF

2950 SF

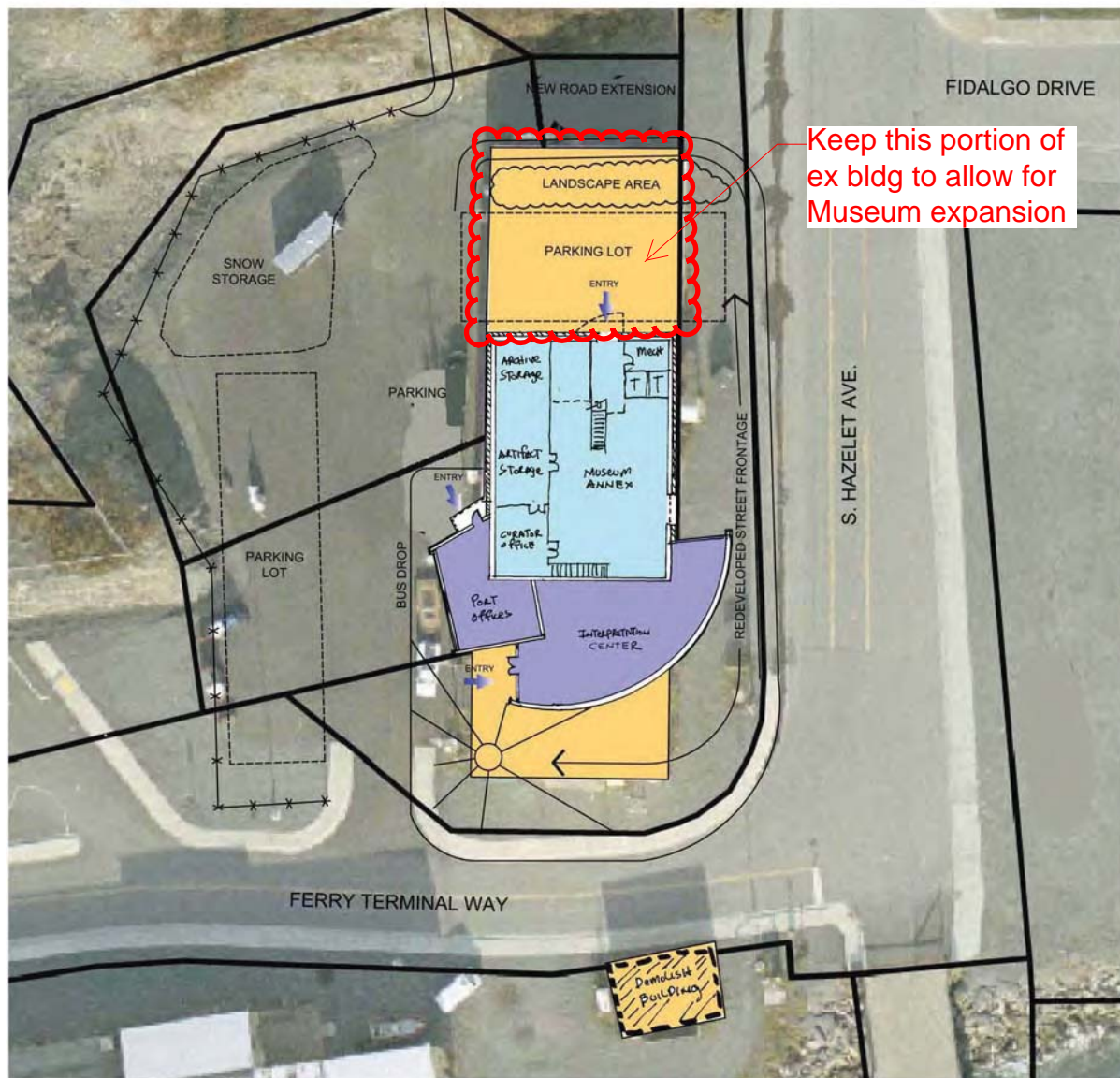
3485 SF  
x2

NOTES:

1. CAPITAL FACILITIES, FINANCE AND COMMUNITY DEVELOPMENT DEPTS EACH REQUIRE APPROX 2,000 - 2,500 SF
2. THERE MAY BE ENOUGH SPACE IN THE POLICE DEPT WING TO ACCOMMODATE ALL 3 OF THESE DEPTS, WHICH WOULD ALLOW FOR THE COMMUNITY DEVELOPMENT AREA TO BE USED FOR STORAGE AS WELL
3. THIS PLAN WOULD REQUIRE MINIMAL RENOVATIONS TO USE EXISTING BAYS AND EXISTING COMMUNITY DEVELOPMENT AS STORAGE AREAS



~~Issue 1A & 1B~~ – “Shop Building”/Museum Annex & Interpretive Center Option

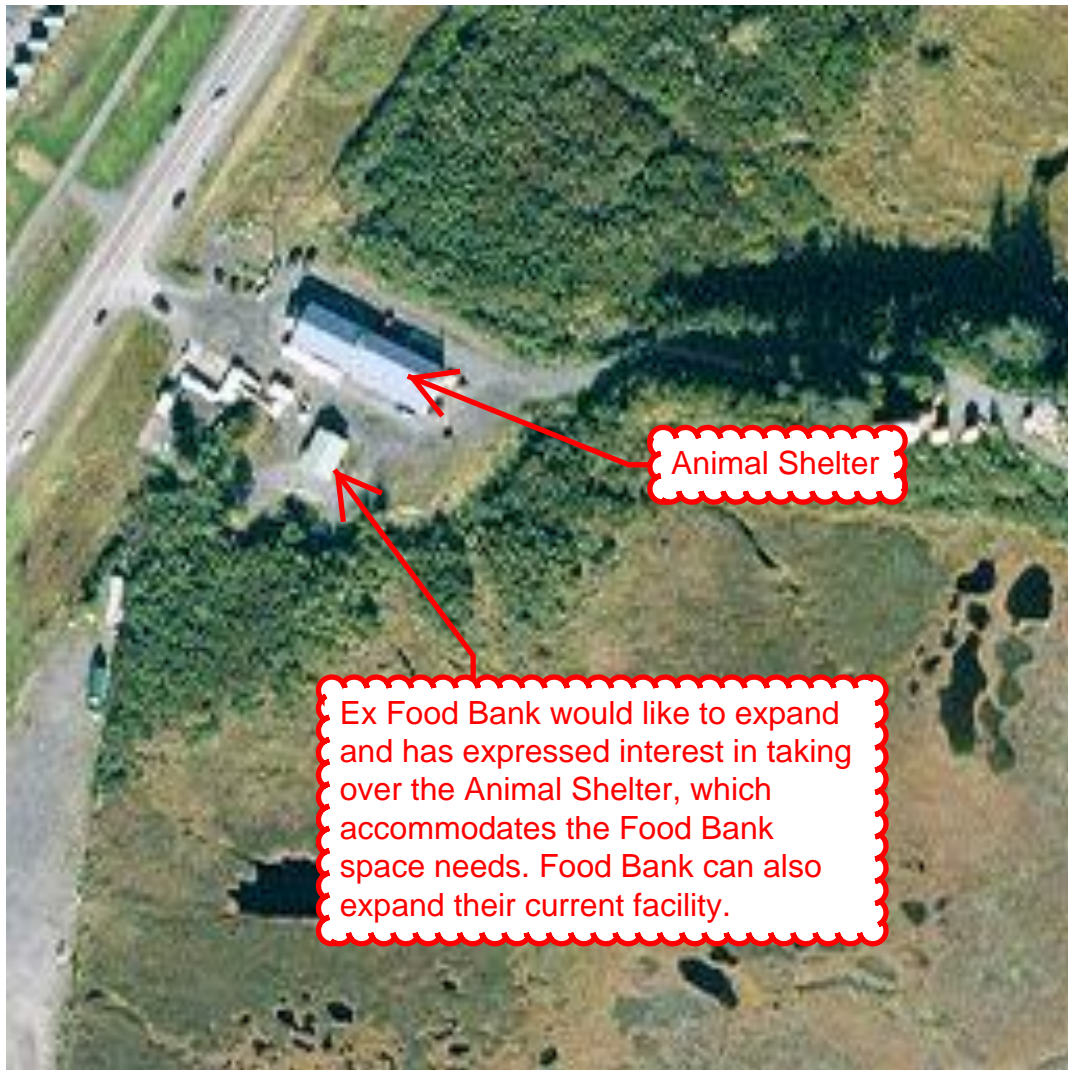


Site Plan ~~Issue 1A & 1B~~ Interpretive Center Option

~~An optional idea was developed that could be adapted for both Issues 1A and 1B. The basic concept is to add an Interpretive Center program to the “Shop Building”/Museum Annex Renewal Project.~~

Project scope includes:

1. Move Maintenance and Parks & Rec. **See City Hall plan**
2. Provide new road and intersection at Fidalgo Dr. and S. Hazelet Ave. for access to future development property. **Not necessary**
3. ~~Demolish 3,600 sf maintenance portion of building. Demolish North and South Portion of Building; preserve Museum Annex.~~
4. ~~Move museum parking from east area to north of building.~~
5. Redevelop East St. frontage similar to City Dock redevelopment.
6. Complete exterior wall upgrades and new finish.







1

A3D1

EXTERIOR ELEVATION - WEST

12" = 1'-0"



2

A3D1

EXTERIOR ELEVATION - SOUTH

12" = 1'-0"

SKAGWAY PUBLIC SAFETY  
FACILITY

SKAGWAY, ALASKA  
MUNICIPALITY OF SKAGWAY

100% CONSTRUCTION DOCUMENTS

CONSULTANT:

PROJECT NO: 11-117

DATE: JANUARY 22, 2016

DRAWN BY: SM

CHECKED BY: RR

Symbol	Description	Date

EXTERIOR PERSPECTIVES

A3D1



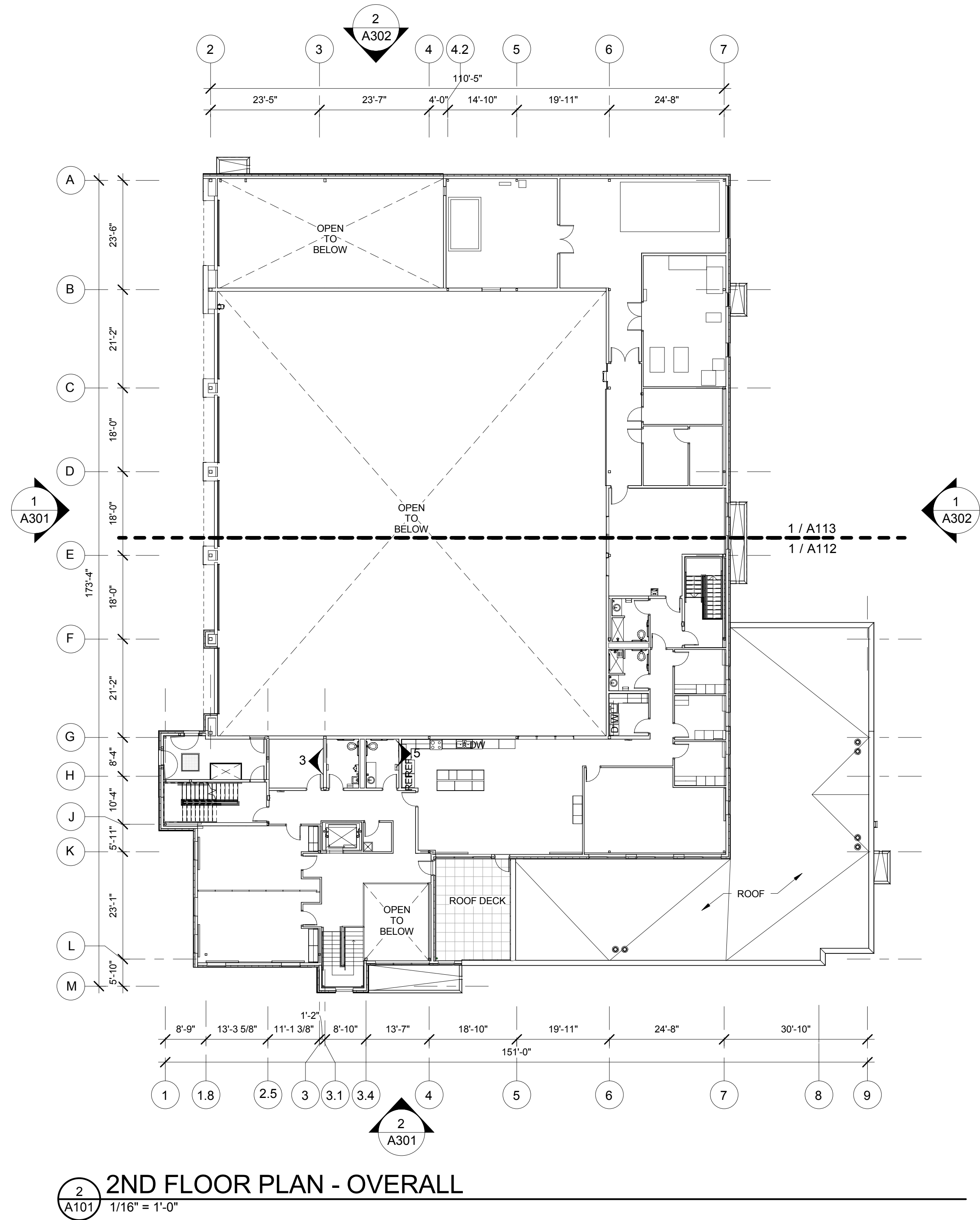
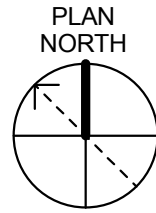


1  
A3D2

17TH AVENUE PERSPECTIVE

12" = 1'-0"



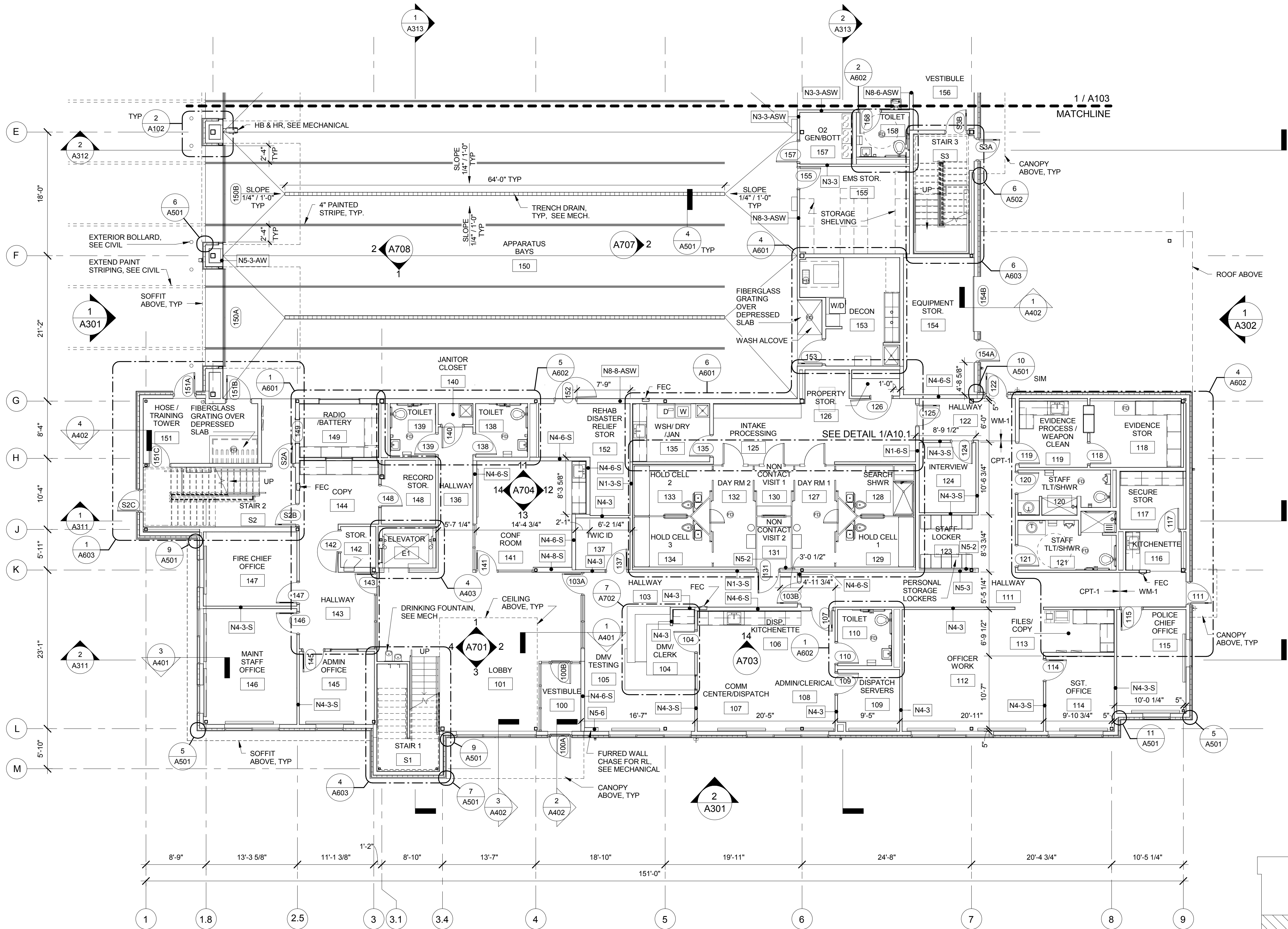




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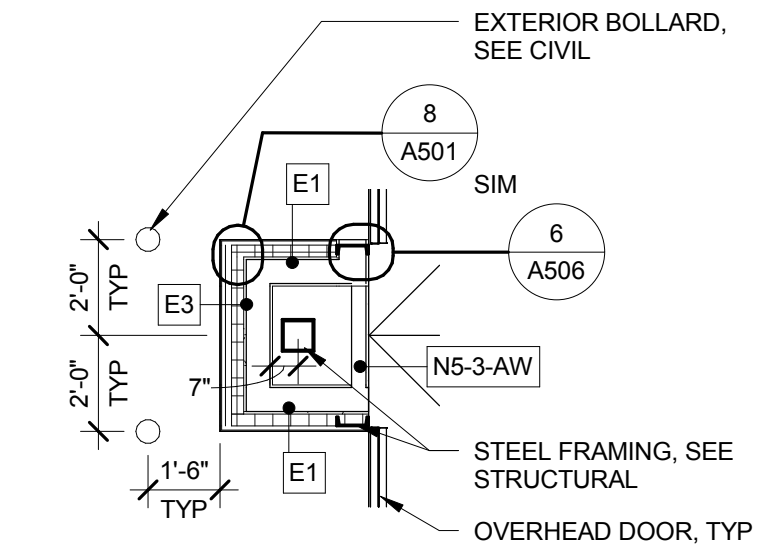
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1" ACTUAL

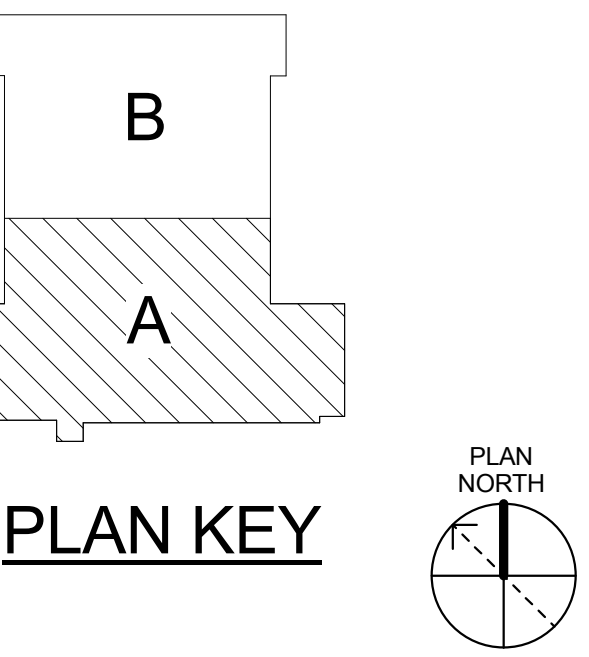


1 1ST FLOOR PLAN - AREA A  
1/8" = 1'-0"

- GENERAL PLAN NOTES
- ALL DIMENSIONS SHOWN ARE FROM FACE OF FRAMING UNLESS NOTED OTHERWISE.
  - ALL DIMENSIONS INDICATED AS 'CLEAR' SHALL PROVIDE CLEARANCE TO FACE OF FINISH.
  - LOCATE DOORS 4" FROM ADJACENT WALL TO THE INSIDE FACE OF DOOR FRAME, UNLESS NOTED OTHERWISE.
  - SEE SHEET A001 FOR ABBREVIATIONS.
  - SEE SHEET A001 AND A002 FOR WALL, FLOOR, ROOF, SOFFIT, AND CEILING ASSEMBLIES.
  - SEE A200 SERIES FOR REFLECTED CEILING PLANS.
  - SEE A300 SERIES FOR EXTERIOR MATERIALS AND FINISHES.
  - SEE A900 SERIES FOR ROOM FINISH SCHEDULE, FINISH PLANS, DOOR SCHEDULE, AND OPENING TYPES.
  - CORNER GUARD LOCATIONS SHOWN ON A121 FURNITURE PLANS.
  - PROVIDE SOLID BLOCKING OR 3/4" MIN. PLYWOOD BACKING FOR ALL WALL MOUNTED EQUIPMENT INCLUDING CASEWORK.
  - PROVIDE CONCEALED BRACING TO INTERIOR PARTITION FRAMING WHERE HEIGHT EXCEEDS LIMITING HEIGHT OF STUD SIZE.
  - SLOPE SLAB TO DRAIN AT FLOOR DRAINS, SEE MECHANICAL.



2 OVERHEAD DOORS  
1/4" = 1'-0"



**BETTISWORTH**  
ARCHITECTS AND PLANNERS

**SKAGWAY PUBLIC SAFETY FACILITY**  
SKAGWAY, ALASKA  
MUNICIPALITY OF SKAGWAY

100% CONSTRUCTION DOCUMENTS

CONSULTANT:

PROJECT NO: 11-117  
DATE: JANUARY 22, 2016  
DRAWN BY: SM  
CHECKED BY: RR

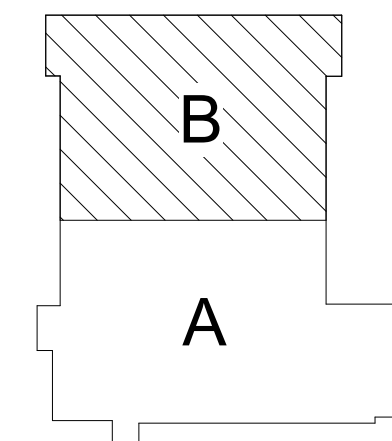
1ST FLOOR PLAN - AREA A

**A102**

BETTISWORTH NORTH ARCHITECTS & PLANNERS



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12. SLOPE SLAB TO DRAIN AT FLOOR DRAINS, SEE MECHANICAL.

# 100% CONSTRUCTION DOCUMENTS

# A103

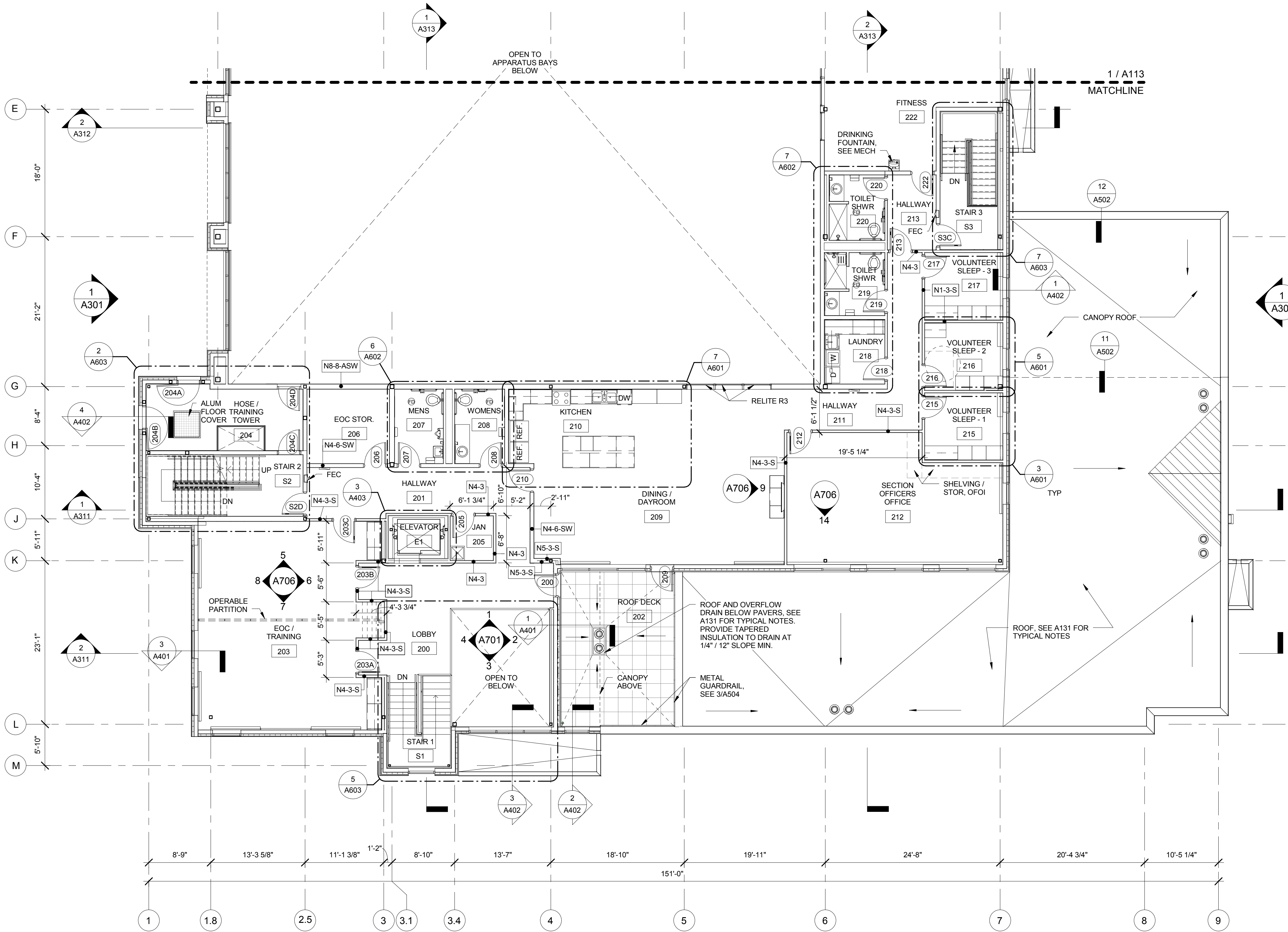
BETTISWORTH NORTH ARCHITECTS &amp; PLANNERS ©

2600 DENALI STREET SUITE 710 ANCHORAGE, ALASKA 99503 907 561-5780  
212 FRONT STREET FAIRBANKS, ALASKA 99701 907 456-5780  
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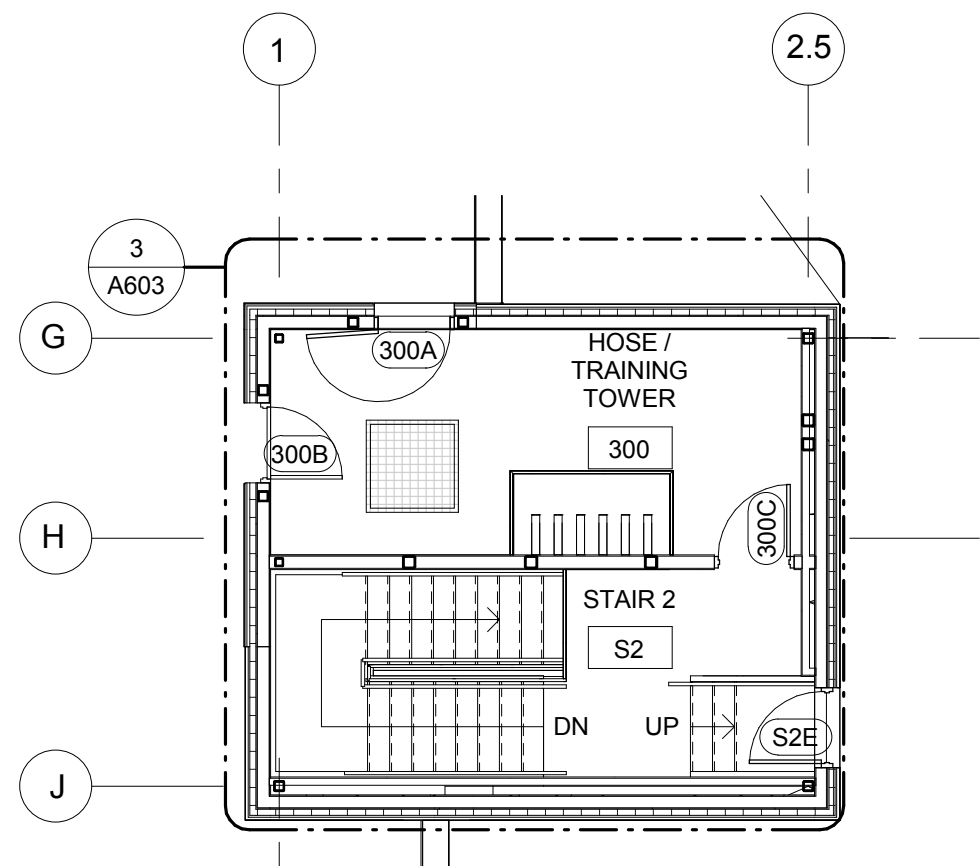
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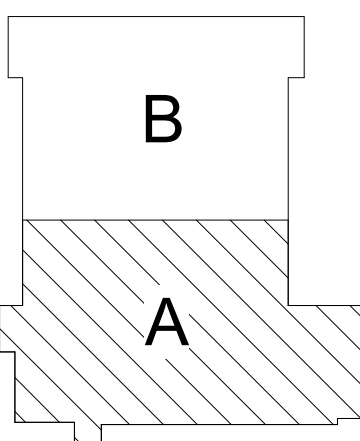
1 A112 2ND FLOOR PLAN - AREA A  
1/8" = 1'-0"

GENERAL PLAN NOTES

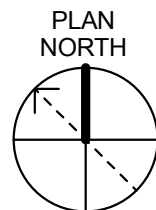
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11. PROVIDE CONCEALED BRACING TO INTERIOR PARTITION FRAMING WHERE HEIGHT EXCEEDS LIMITING HEIGHT OF STUD SIZE.
12. SLOPE SLAB TO DRAIN AT FLOOR DRAINS, SEE MECHANICAL.



2 A112 3RD FLOOR PLAN - TOWER  
1/8" = 1'-0"



PLAN KEY



SKAGWAY PUBLIC SAFETY  
FACILITY

SKAGWAY, ALASKA  
MUNICIPALITY OF SKAGWAY

CONSULTANT:

PROJECT NO: 11-117  
DATE: JANUARY 22, 2016  
DRAWN BY: SM  
CHECKED BY: RR

Symbol	Description	Date

2ND FLOOR PLAN - AREA A & TOWER

A112

BETTISWORTH NORTH ARCHITECTS & PLANNERS



BETTISWORTH  
ARCHITECTS AND PLANNERS

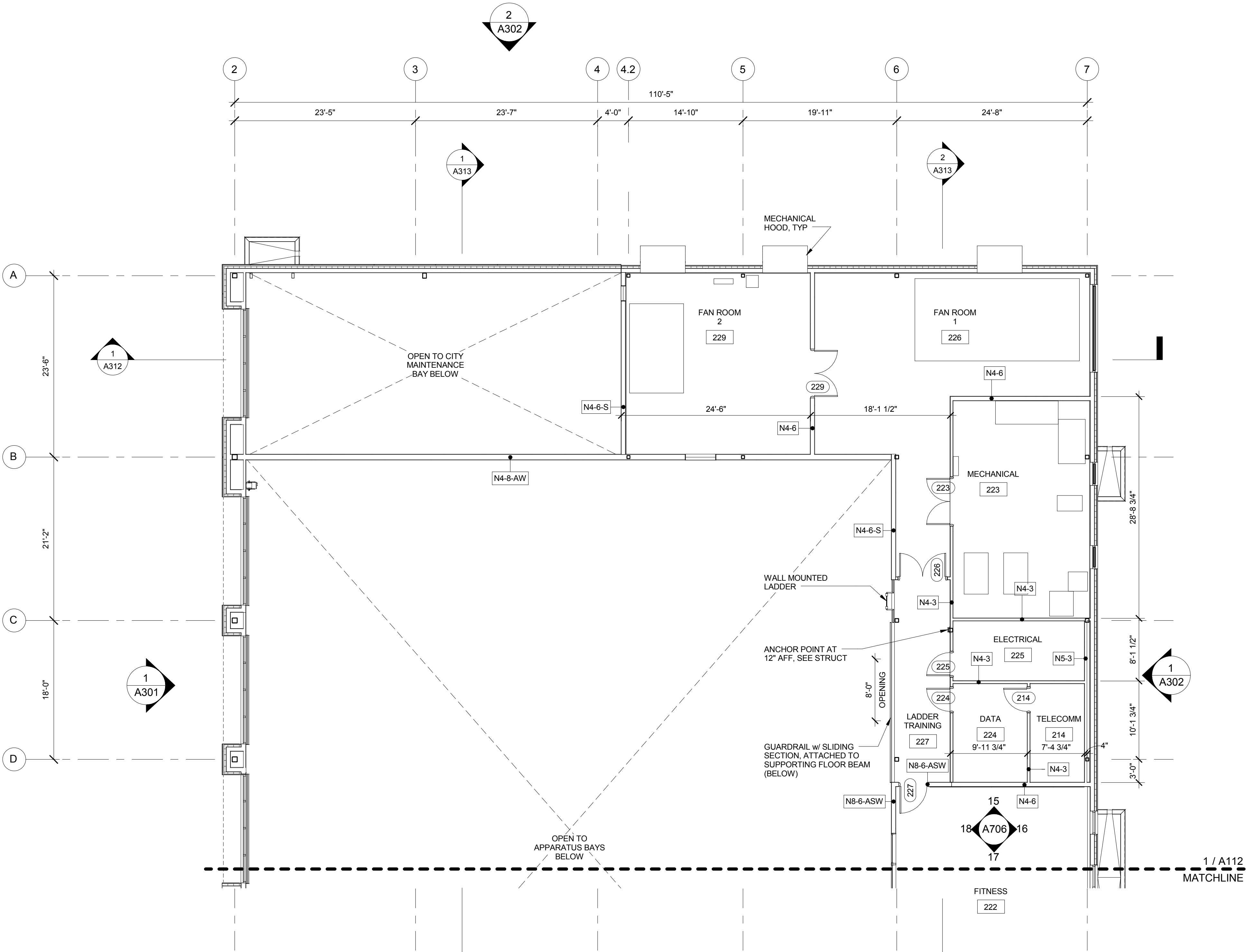


NORTH

100% CONSTRUCTION DOCUMENTS

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**2ND FLOOR PLAN - AREA B**  
1 / A113 1/8" = 1'-0"

B

A

**PLAN KEY**

PLAN NORTH

- GENERAL PLAN NOTES**
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  - SLOPE SLAB TO DRAIN AT FLOOR DRAINS, SEE MECHANICAL.

**SKAGWAY PUBLIC SAFETY FACILITY**  
SKAGWAY, ALASKA  
MUNICIPALITY OF SKAGWAY

CONSULTANT:

PROJECT NO: 11-117  
DATE: JANUARY 22, 2016  
DRAWN BY: SM  
CHECKED BY: RR

Symbol	Description	Date

2ND FLOOR PLAN - AREA B

**A113**

NORTH

BETISWORTH

ARCHITECTS AND PLANNERS

T

C

A

architecture • planning

STATE OF ALASKA

49 TH

REGISTRATION BOARD

NO. A-8259

1-22-2016

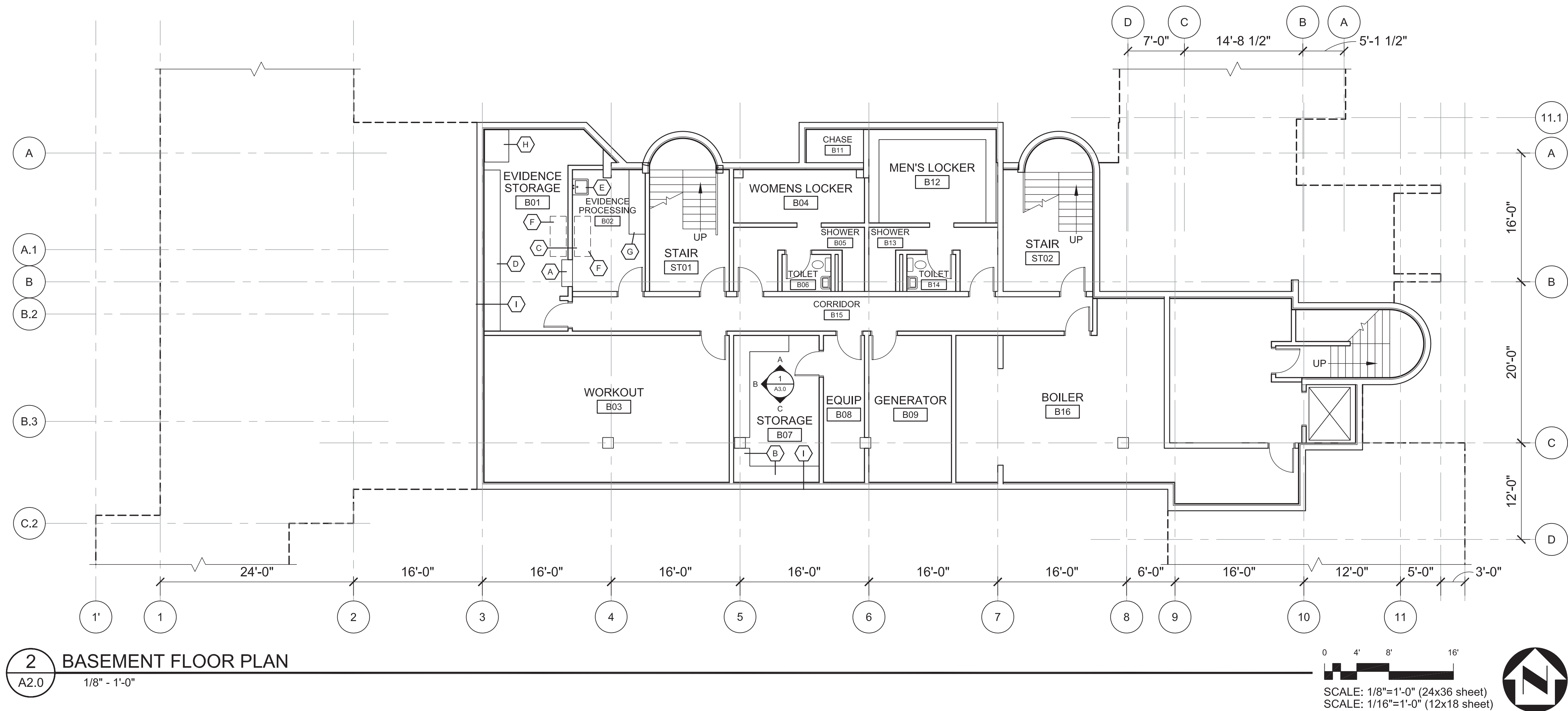
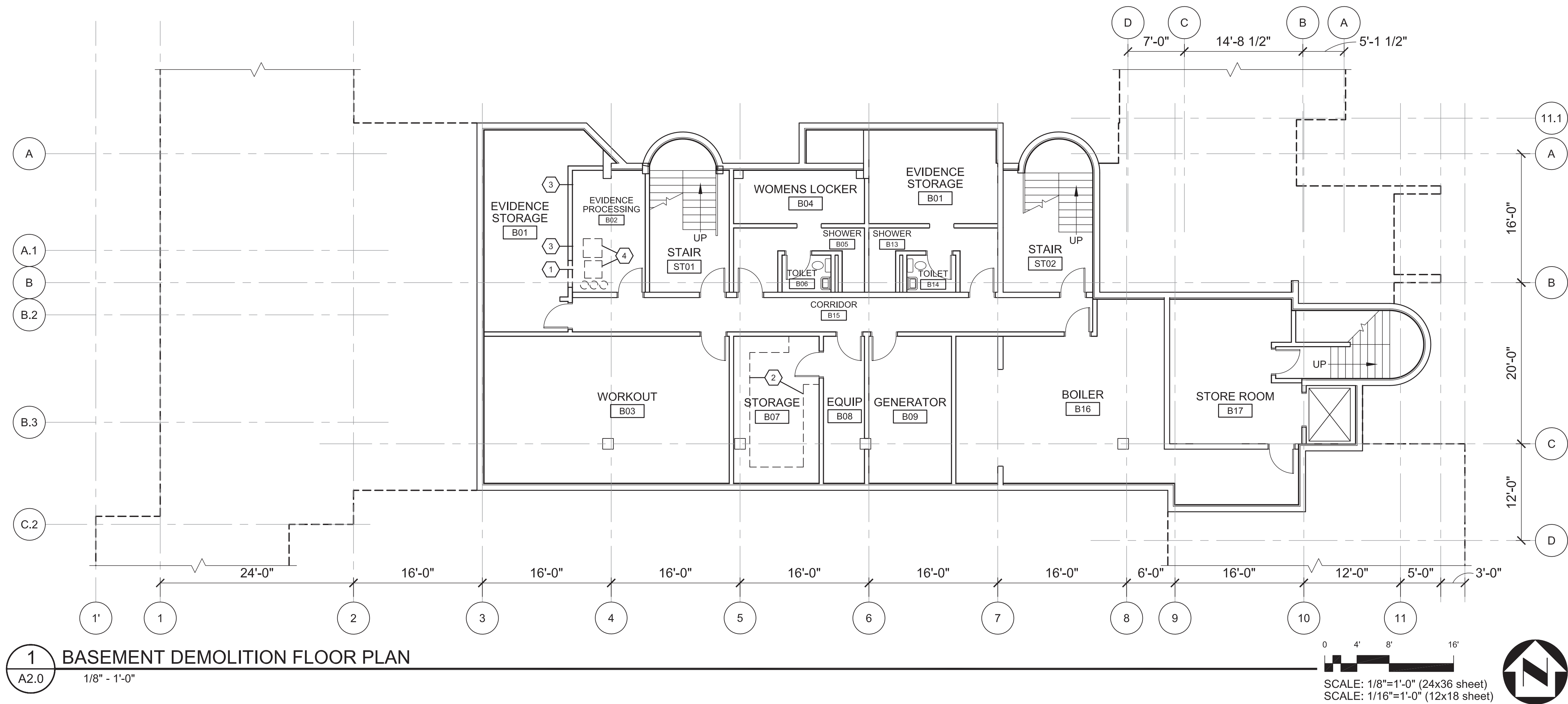
PROFESSIONAL ARCHITECT

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212 FRONT STREET FAIRBANKS, ALASKA 99701 907 456-5780

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## GENERAL NOTES

1. VERIFY CRITICAL DIMENSIONS AT SITE
2. CONTRACTOR IS RESPONSIBLE PATCHING, REPAIRING, AND FINISHING ALL AREAS AFFECTED BY MECHANICAL AND ELECTRICAL WORK
3. A PROJECT SPECIFIC HAZARDOUS MATERIALS SURVEY AND TESTING REPORT WAS COMPLETED BY EHS ALASKA FOR THIS SCOPE OF WORK. IT IS AVAILABLE THROUGH THE OWNER. THE CONTRACTOR IS RESPONSIBLE FOR REVIEWING THE DOCUMENT AND COORDINATING ABATEMENT REQUIREMENTS ACCORDING TO FEDERAL LAW WITH THE OWNER.

## DEMOLITION SHEET NOTES

- 1 DEMOLISH WALL AS NECESSARY FOR NEW STORAGE LOCKER INSTALLATION.
- 2 DEMOLISH SHELING.
- 3 DEMOLISH WALL AND CEILING FINISH AS NECESSARY FOR MECHANICAL WORK. REFER TO MECHANICAL DRAWINGS
- 4 REMOVE AND SALVAGE EXISTING WASHERS AND DRYER AND ASSOCIATED EQUIPMENT FOR REINSTALLATION IN LEVEL 1 ROOM 103 - REFER TO SHEET A2.1

## RENOVATION SHEET NOTES

- A INSTALL SALVAGED EVIDENCE STORAGE LOCKER FROM LEVEL 2; PATCH AND REPAIR AS NECESSARY TO INSTALL.
- B HEAVY DUTY ADJUSTABLE SHELING SYSTEM; USE KNAPE AND VOGT KV#85WH DOUBLE SLOTTED STANDARDS WITH KV#185WH BRACKETS SPACED 24" O.C. WITH 2'-0" DEEP 3/4" PLYWOOD SHELVES - OR EQUAL; REFER TO INTERIOR ELEVATIONS ON SHEET A3.0.
- C REPAIR WALL AND CEILING DISTURBED DURING DEMOLITION FLUSH AND SMOOTH WITH EXISTING - MATCH EXISTING FINISH.
- D 8'-0" HIGH x 20'-0" LONG x 2'-0" DEEP HEAVY DUTY ADJUSTABLE SHELING SYSTEM; (5) SHELVES FULL LENGTH. USE KNAPE AND VOGT KV#85WH DOUBLE SLOTTED STANDARDS WITH KV#185WH BRACKETS SPACED 24" O.C. WITH 3/4" PLYWOOD SHELVES - OR EQUAL.
- E UTILITY SINK, REFER TO MECHANICAL.
- F TABLE, PROVIDED BY OWNER.
- G 8'-0" HIGH x 8'-0" LONG x 2'-0" DEEP HEAVY DUTY ADJUSTABLE SHELING SYSTEM; (5) SHELVES FULL LENGTH. USE KNAPE AND VOGT KV#85WH DOUBLE SLOTTED STANDARDS WITH KV#185WH BRACKETS SPACED 24" O.C. WITH 3/4" PLYWOOD SHELVES - OR EQUAL.
- H INSTALL SALVAGED EVIDENCE HOLDING CAGE FROM LEVEL 2 ROOM 202 - REFER TO SHEET A2.2.
- I COORDINATE SHELING WITH EXISTING MECHANICAL COMPONENT; RAINLEADER, CLEAN OUT.

BID DOCUMENTS

SHEET NO.  
**A2.0**

COV - POLICE TENANT IMPROVEMENT  
212 CHENEGA AVENUE, VALDEZ, ALASKA

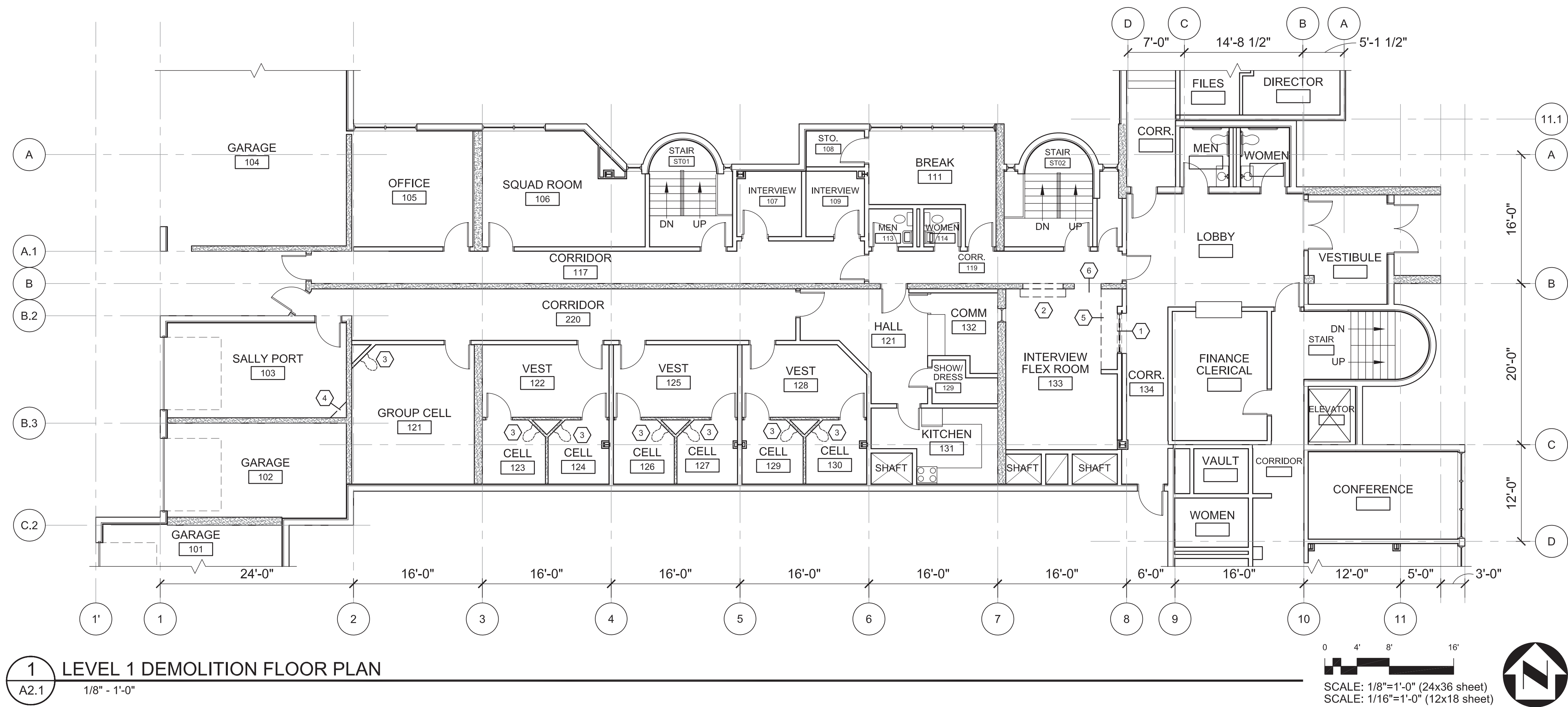
DEMOS & FLOOR PLAN - BASEMENT

REVIEWED BY:  
JOHN E. MCCOOL

PROJ. MGR.: JTW  
DRAWN BY: WNZ  
DATE: 9-17-10  
REVISIONS:

McCOOL CARLSON GREEN  
ARCHITECTURE INTERIOR DESIGN SPACE PLANNING  
901 W. 30TH AVENUE, ANCHORAGE, AK 99518-5074  
No. 10242  
John T. Weir  
49th  
Registered Professional



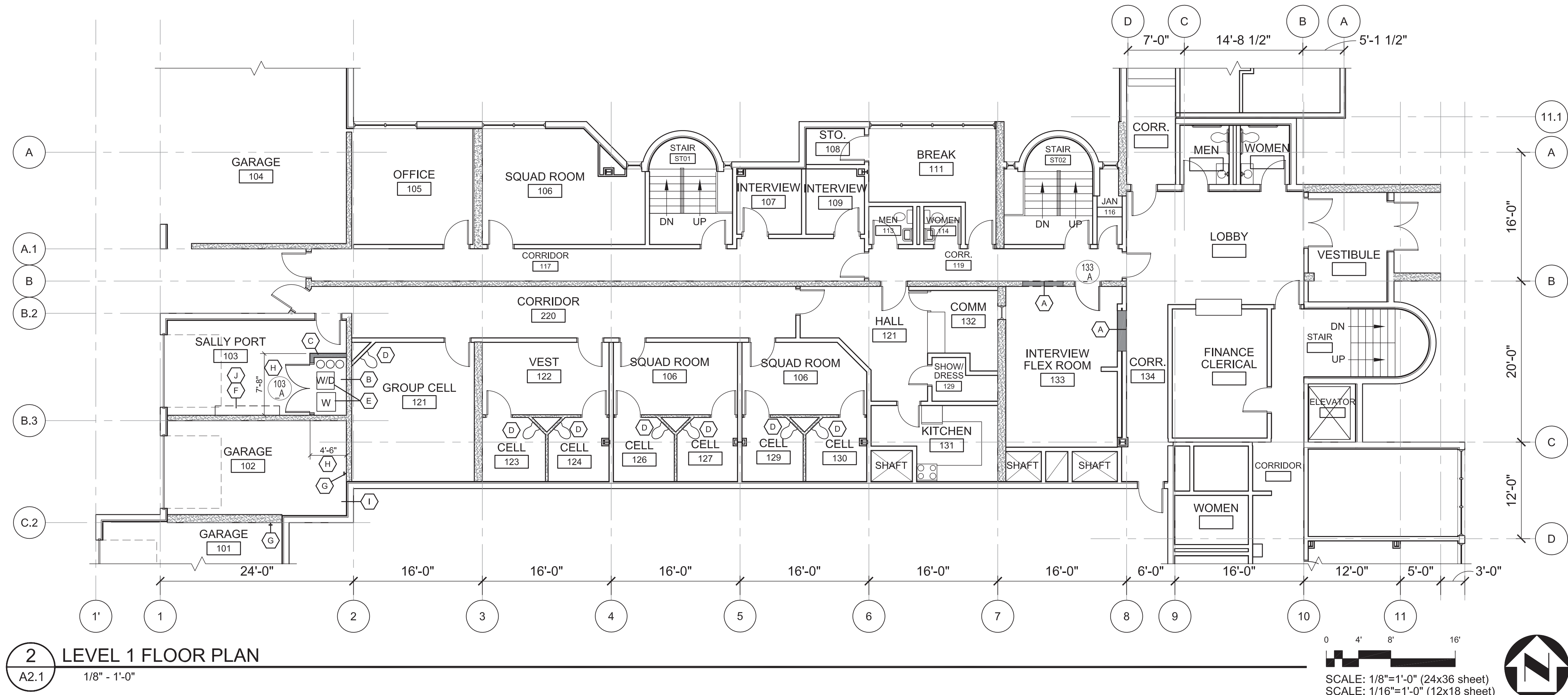


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## DEMOLITION SHEET NOTES

- 1 DEMOLISH EXISTING WINDOW.
- 2 DEMOLISH EXISTING COILING COUNTER DOOR AND FRAME, CASEWORK AND WALL FINISH AT OPENING.
- 3 ALTERNATE BID - REMOVE TOILET / SINK FIXTURES EQUIPMENT.
- 4 DEMOLISH EXISTING SHELVING.
- 5 DEMOLISH EXISTING CASEWORK.
- 6 REMOVE DOOR FRAME AND PREPARE DOOR AREA AS NECESSARY FOR NEW DOOR AND FRAME



## RENOVATION SHEET NOTES

- A INFILL OPENING LEFT BY DEMOLITION WITH WALL ASSEMBLY TO MATCH EXISTING CONSTRUCTION. FINISH FLUSH AND SMOOTH WITH ADJACENT SURFACES.
- B INSTALL EXHAUST DUCT WORK FOR WASHER AND DRYER. REFER TO MECHANICAL.
- C NEW WALL - FULL HEIGHT 6" NON STRUCTURAL STEEL STUDS WITH 5/8" GYPSUM BOARD BOTH SIDES & 2 1/2" BATT ACOUSTIC INSULATION - MATCH EXISTING FINISH.
- D ALTERNATE BID - REPLACE TOILET / SINK FIXTURES, REFER TO MECHANICAL. PATCH AND REPAIR AS NECESSARY TO INSTALL.
- E RELOCATED WASHERS AND DRYER FROM BASEMENT ROOM B02.
- F 8'-0" LONG x 1'-2" DEEP HEAVY DUTY ADJUSTABLE SHELVING SYSTEM;  
(2) SHELVES FULL LENGTH, MOUNT BOTTOM OF LOWER SHELF AT 5'-0" A.F.F. USE KNAPE AND VOGT KV#85WH DOUBLE SLOTTED STANDARDS WITH KV#185WH BRACKETS SPACED 24" O.C. WITH 3/4" PLYWOOD SHELVES - OR EQUAL.
- G INSTALL HOSE BIB, REFER TO MECHANICAL.
- H COORDINATE CRITICAL DIMENSIONS WITH LAUNDRY EQUIPMENT AND FUNCTIONAL CLEARANCES
- I DRYER VENT, REFER TO MECHANICAL; CONTRACTOR SHALL CUT, PATCH AND REPAIR WALL AS NECESSARY TO COMPLETE SCOPE OF WORK
- J COORDINATE INSTALLATION OF SHELVING WITH EXISTING MECHANICAL DUCTWORK

BID DOCUMENTS

SHEET NO.

# A2.1

**COV - POLICE TENANT IMPROVEMENT**  
212 CHENEGA AVENUE, VALDEZ ALASKA

**DEMO & FLOOR PLAN - LEVEL 1**

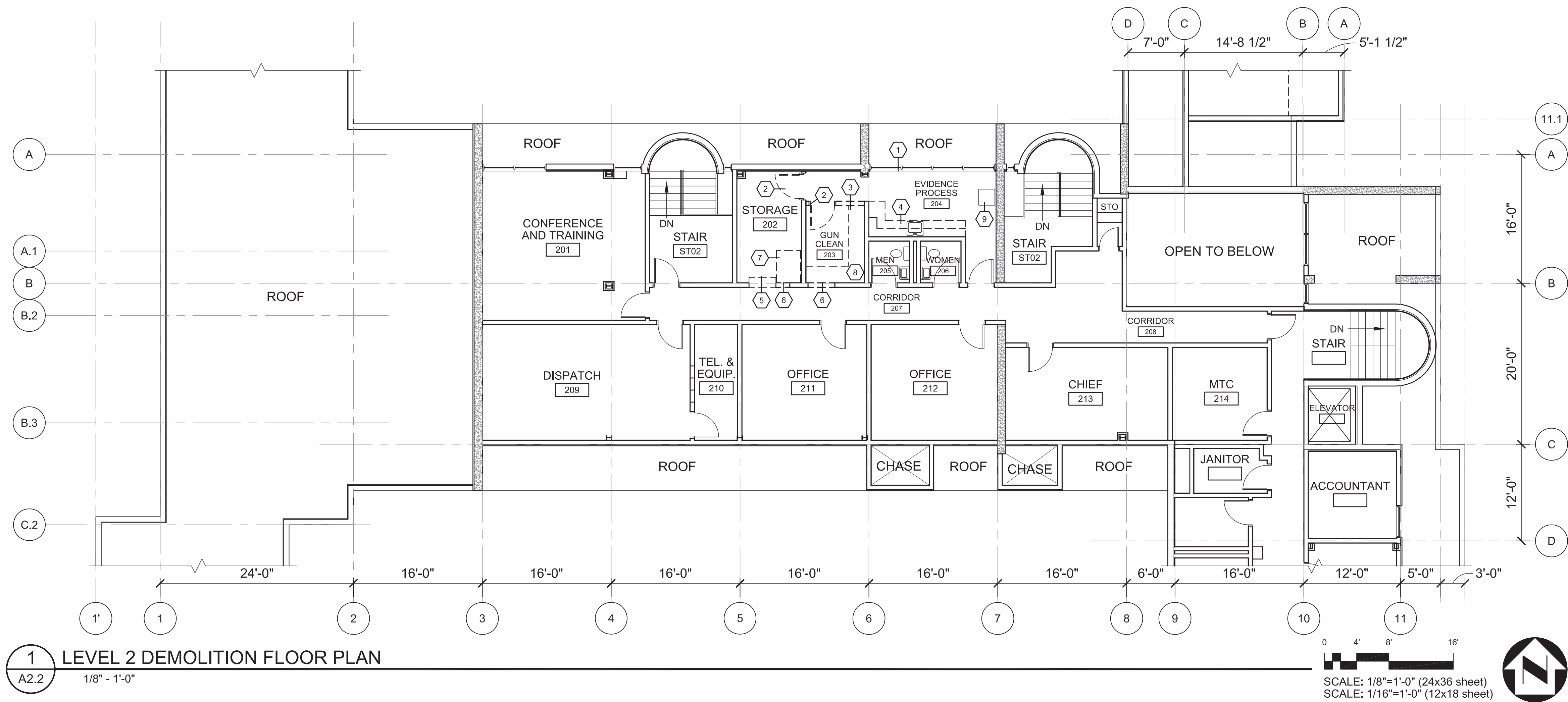


**McCool CARLSON GREEN**  
ARCHITECTURE INTERIOR DESIGN SPACE PLANNING  
901 W. 30TH AVENUE, ANCHORAGE, AK 99503-5074

REVISIONS:  
DATE: 9-17-10  
DRAWN BY: WNZ  
PROJ. MGR.: JTW  
REVIEWED BY:

John E. McCool



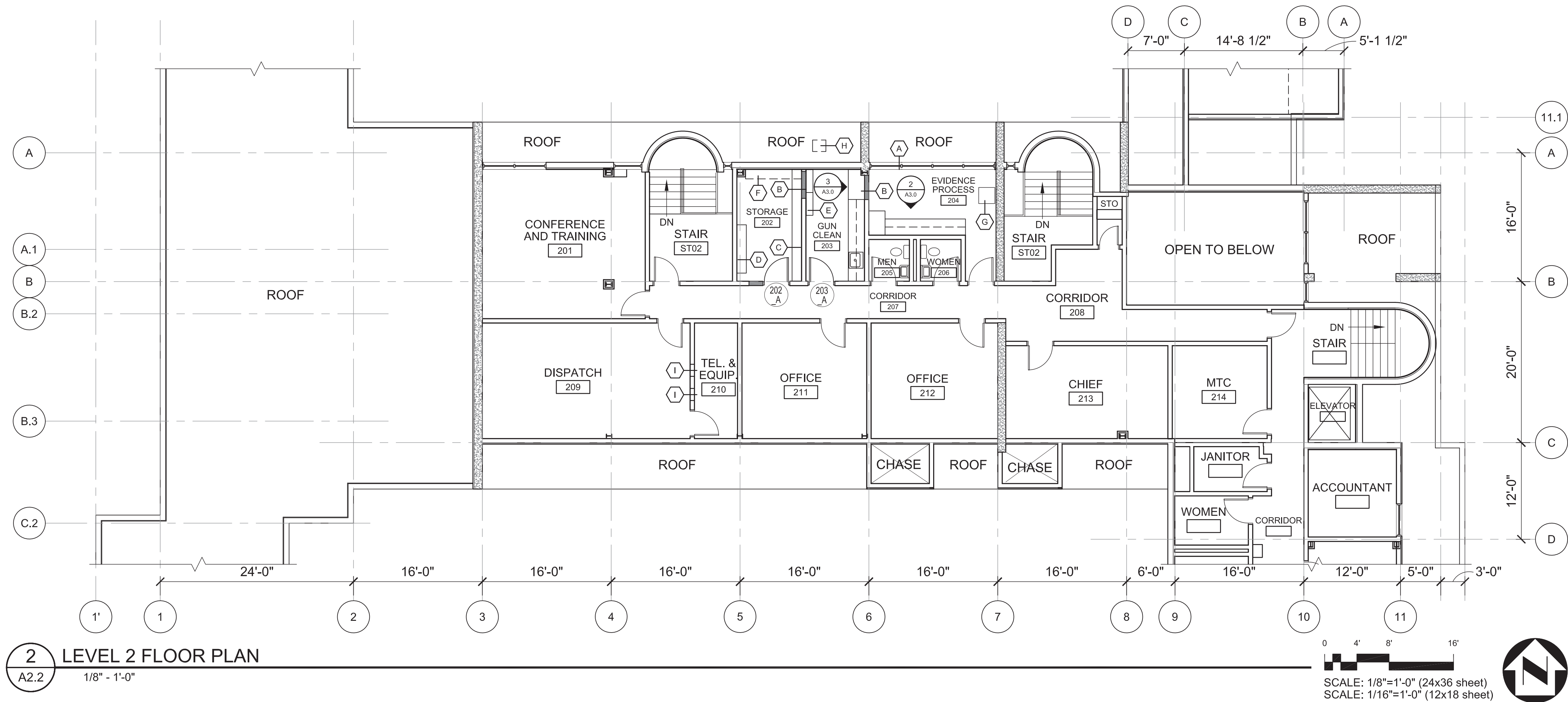


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## DEMOLITION SHEET NOTES

- 1 DEMOLISH WINDOW.
- 2 DEMOLISH DOOR AND FRAME.
- 3 DEMOLISH WALL.
- 4 DEMO CASEWORK AND SINK.
- 5 REMOVE EVIDENCE TRANSFER LOCKERS AND RELOCATE TO BASEMENT EVIDENCE STORAGE AREA.
- 6 DEMOLISH WALL AS NECESSARY FOR NEW DOOR INSTALLATION.
- 7 REMOVE AND SALVAGE EXISTING EVIDENCE HOLDING CAGE FOR REINSTALLATION IN BASEMENT ROOM B01 - REFER TO SHEET A2.0.
- 8 DEMOLISH CASEWORK.
- 9 EXISTING DATA RACK TO REMAIN. PROTECT DURING DEMOLITION.



## RENOVATION SHEET NOTES

- A INSTALL NEW COMMERCIAL GRADE HEAVY DUTY FIBERGLASS WINDOW ASSEMBLY - MATCH EXISTING SIZE AND CONFIGURATION; PELLA, MILGARD OR APPROVED EQUAL.
- B INSTAL NEW WALL INFILL - MATCH EXISTING CONSTRUCTION; PATCH AND FINISH SIMILAR TO ADJACENT FINISHES.
- C 7'-0" HIGH x 1'-2" DEEP HEAVY DUTY ADJUSTABLE SHELVING SYSTEM; (5) SHELVES FULL LENGTH. USE KNAPE AND VOGT KV#85WH DOUBLE SLOTTED STANDARDS WITH KV#185WH BRACKETS SPACED 24" O.C. WITH 3/4" PLYWOOD SHELVES - OR EQUAL.
- D MAIL BOXES; REFER TO 6/A3.0.
- E INSTALL NEW EXPANDABLE WEAPONS RACK; (2) 34" WIDE UNITS AS MANUFACTURED BY DLS WEAPONS SYSTEMS (www.dlsweaponsystems.com) OR APPROVED EQUAL.
- F FIXED 1'-2" DEEP FULL LENGTH 3/4" PLYWOOD SHELF WITH HEAVY DUTY BRACKETS AT 24" O.C. - COORDINATE MOUNTING HEIGHT WITH OWNER.
- G EXISTING DATA RACK TO REMAIN; PROTECT DURING CONSTRUCTION.
- H INSTALL EXHAUST GRILLE, REFER TO MECHANICAL; CONTRACTOR SHALL CUT, PATCH AND REPAIR SOFFIT AS NECESSARY TO COMPLETE SCOPE OF WORK
- I REMOVE TRANSFER GRILLE AND INFILL WITH NEW WALL - MATCH EXISTING CONSTRUCTION; PATCH AND FINISH SIMILAR TO ADJACENT FINISHES

REVIEWED BY:	JOB NO. 2010021	PROJ. MGR. JTW	DRAWN BY: WNZ	DATE: 9-17-10	REVISIONS:
	John E. McCool				

**McCool, Carlson, Green**  
ARCHITECTURE INTERIOR DESIGN SPACE PLANNING  
601 W. 5TH AVENUE, ANCHORAGE, AK 99501-50-504

**STATE OF ALASKA**  
Professional Seal  
John T. Weir  
No. 10242  
Registered Professional Architect

**COV - POLICE TENANT IMPROVEMENT**  
212 CHENEGA AVENUE, VALDEZ, ALASKA

**DEMO & FLOOR PLAN - LEVEL 2**

**A2.2**

SHEET NO.

BID DOCUMENTS



ID	Task Mode	Task Name	Duration	Start	Finish	Predecessors	Date																											
							'16	Feb 12, '17	May 7, '17	Jul 30, '17	Oct 22, '17	Jan 14, '18	Apr 8, '18	Jul 1, '18	Sep 23, '18	Dec 16, '18	Mar 10, '19	Jun 2, '19	Aug 25, '19	Nov 17, '19	Feb 9, '20	May 3, '20	Jul 26, '20	Oct 19, '20	Jan 12, '21	Mar 8, '21	May 31, '21	Aug 23, '21	Nov 14, '21	Feb 6, '22	Apr 30, '22	Jul 23, '22	Oct 16, '22	Dec 9, '22
1		A/E Design and GCCM Development Approach																																
2																																		
3		Design Process	230 days	Fri 3/10/17	Thu 1/25/18																													
4		Prepare RFP for A/E Services	2 wks	Fri 3/10/17	Thu 3/23/17																													
5		Advertise RFP for A/E Serices	2 wks	Fri 3/24/17	Thu 4/6/17	4																												
6		Selection with NO interviews	1 wk	Fri 4/7/17	Thu 4/13/17	5																												
7		Programming and Schematic Design	3 mons	Fri 4/14/17	Thu 7/6/17	6																												
8		Owner Review	1 wk	Fri 7/7/17	Thu 7/13/17	7																												
9		Design Development Phase	3 mons	Fri 7/14/17	Thu 10/5/17	8																												
10		Owner Review	2 wks	Fri 10/6/17	Thu 10/19/17	9																												
11		Construction Documents	3 mons	Fri 10/20/17	Thu 1/11/18	10																												
12		Permitting	2 wks	Fri 1/12/18	Thu 1/25/18	11																												
13																																		
14		Contractor Selection Process	125 days	Fri 8/11/17	Thu 2/1/18																													
15		Prepare GCCM RFP	2 wks	Fri 8/11/17	Thu 8/24/17	9SS+1 mon																												
16		Publish GCCM RFP Using SD Set as a reference	3 wks	Fri 8/25/17	Thu 9/14/17	15																												
17		Evaluation of Proposals and award	2 wks	Fri 9/15/17	Thu 9/28/17	16																												
18		Pricing/Bidding off 65% docs	4 wks	Fri 10/20/17	Thu 11/16/17	10																												
19		Contractor Design Assist	4 mons	Fri 9/29/17	Thu 1/18/18	17																												
20		Contractor final GMP based on final construction docs	3 wks	Fri 1/12/18	Thu 2/1/18	11																												
21																																		
22		Construction Process	365 days	Fri 2/2/18	Thu 6/27/19																													
23		Contractor NTP for Const - procure phase	4 mons	Fri 2/2/18	Thu 5/24/18	20																												
24		Construction Phase	12 mons	Fri 5/25/18	Thu 4/25/19	23																												
25		Final sitework and Landscaping	1 mon	Sat 6/1/19	Thu 6/27/19	24																												

Project: Development Schedules

Date: Fri 3/10/17

Task

Split

Milestone

Summary

Project Summary

External Tasks

External Milestone

Inactive Task

Inactive Milestone

Inactive Summary

Manual Task

Duration-only

Manual Summary Rollup

Manual Summary

Start-only

Finish-only

Deadline

Progress

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