



**ADDENDUM NUMBER: #1**

**Date: February 24, 2025**

Project Name: Rio Grande City- Starr County Juvenile  
Detention Center Upgrades

Milnet Project No.: 224028

Date: Februray 24, 2025

Proposal Date: February 26, 2025

Architect: Milnet Architectural Services, PLLC  
608 S. 12<sup>th</sup> St.  
McAllen, TX 78501



**NOTICE TO ALL BIDDERS**

This Addendum forms a part of the Contract Document and modifies the original Drawings issued for bid, February 05, 2025, to the extent noted herein.

Careful note of this Addendum shall be taken by all parties of interest so that proper allowance is made in all computations, estimates and contracts and so that all trades affected are fully advised in the performance of work that will be required by them. Acknowledge receipt of this addendum by inserting its number and date of issue in the place provided for same in the proposal.

Items revised on the Drawings are designated by a cloud line and triangle surrounding the corresponding revision number.

This Addendum supersedes all previous Drawings, Specifications and instructions pertaining to these items. It is imperative that this addendum be inserted INTO set of specifications.

- 1.01 How would you like for us to check the plumbing/drainpipe (process)?  
**MEP Response: Unclog drainpipe with electric drain cleaner (if required), inspect drain line with pipe inspection camera. Report and repair drainpipe.**
- 1.02 What size of sump pump would you like us to place; do we add railing or guards around drain and pump?  
**MEP Response: Replace sump pump with same capacity as installed on existing rain drain. The new rain drain should have the same capacity as existing. Provide heavy-duty, heavy-traffic drain cover.**
- 1.03 Are we removing benches and tables from cells?  
**Response: No, benches and tables from cells will remain.**
- 1.04 Is moving the washer location next to the AC unit and adding a tank less water heater an option? To reduce the cost of cutting concrete for drain.  
**Response: Yes, see attached revised sheets.**



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- 1.05 What is the proposed budget for the project?  
**Response: This information will not be disclosed at this time.**
- 1.06 Are we adding a new sink to the dayroom?  
**Response: No, all existing sinks are to remain.**
- 1.07 Do we replace locks on shower doors?  
**Response: No.**
- 1.08 Add intercoms at all cells?  
**Response: Yes.**
- 1.09 Card access locations?  
**Response: Refer to the updated door schedule on the attached revised sheets.**
- 1.10 Added structural sheets
- 1.11 CORRECTION: Sheet D1.0- DEMO FLOOR PLAN
- Updated note callout on doors
  - Added note to existing millwork and sink
- 1.12 CORRECTION: Sheet A1.0- FLOOR PLAN
- Updated floor plan to show relocation of washer from dayroom to storage
  - Added door B036 to scope of work
- 1.13 CORRECTION: Sheet A7.0- SCHEDULES
- Updated door schedule
- 1.14 Added sketch: AS1.0- SK1

**END OF ADDENDUM**

## GENERAL NOTES

- THIS CONTRACT STRUCTURAL DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE, UNLESS OTHERWISE INDICATED, THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE, WORKMEN, AND OTHER PERSONS DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO, BRACING, SHORING FOR EARTH BANKS, FORMS, SCAFFOLDING, PLANKING SAFETY NETS, SUPPORT AND BRACING FOR CRANES, POLES, ETC. THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK AND HE SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES. OBSERVATION VISITS TO THE SITE BY THE ARCHITECT OR THE ENGINEER DO NOT INCLUDE INSPECTION OF THE ABOVE AND BELOW ITEMS.
- ALL CONSTRUCTION AND QUALITY OF MATERIALS SHALL COMPLY WITH THE GOVERNING BUILDING CODES AND REGULATIONS.
- THE CONTRACTOR SHALL Verify ALL DIMENSIONS, ELEVATIONS, TOLERANCES AND CONDITIONS AT THE JOB SITE BEFORE COMMENCEMENT OF WORK AND SHALL IMMEDIATELY REPORT ANY DISCREPANCIES OR OMISSIONS TO THE ARCHITECT AND ENGINEER IN WRITING. ANY OMISSION OR CONFLICT BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND/OR SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH ANY WORK SO INVOLVED.
- IN CASE OF CONFLICT; NOTES AND DETAILS ON THE BALANCE OF THE DRAWINGS TAKE PRECEDENCE OVER GENERAL NOTES AND TYPICAL DETAILS. DRAWINGS TAKE PRECEDENCE OVER SPECIFICATIONS.
- WHERE CONSTRUCTION DETAILS ARE NOT SPECIFICALLY SHOWN OR NOTED FOR ANY PART OF THE WORK, SUCH DETAILS SHALL BE CONSTRUCTED IN ACCORDANCE WITH DETAILS SHOWN FOR SIMILAR CONDITIONS AND MATERIALS. WHERE SUFFICIENTLY SIMILAR WORK IS NOT SHOWN, THE ENGINEER SHALL BE CONSULTED FOR CLARIFICATION.
- EACH SUBCONTRACTOR IS CONSIDERED AN EXPERT IN HIS RESPECTIVE FIELD AND SHALL PRIOR TO THE SUBMISSION OF A BID OR PERFORMANCE OF WORK, NOTIFY THE GENERAL CONTRACTOR, ARCHITECT, ENGINEER OR OWNER, IN WRITING OF ANY WORK CALLED OUT ON THE DRAWINGS IN HIS TRADE THAT CANNOT BE GUARANTEED OR PERFORMED AS INDICATED.
- THE CONTRACTOR SHALL COORDINATE ALL MECHANICAL AND ELECTRICAL EQUIPMENT, AS TO WEIGHTS AND EXACT LOCATIONS, WITH STRUCTURAL SUPPORTS. IN THE EVENT THAT THE PURCHASED EQUIPMENT DEVIATES IN WEIGHT AND LOCATION FROM THOSE INDICATED ON THE PLANS, THE ARCHITECT AND ENGINEER MUST BE NOTIFIED AND APPROVAL OBTAINED PRIOR TO INSTALLATION.
- THIS STRUCTURE IS DESIGNED AS A STABLE UNIT AFTER ALL COMPONENTS ARE IN PLACE. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE TEMPORARY BRACING AS REQUIRED TO INSURE THE VERTICAL AND LATERAL STABILITY OF THE ENTIRE STRUCTURE, OR ANY PORTION THEREOF, DURING CONSTRUCTION.
- NEITHER THE OWNER NOR THE ARCHITECT NOR THE ENGINEER WILL ENFORCE SAFETY MEASURES OR REGULATIONS. THE CONTRACTOR SHALL DESIGN, CONSTRUCT AND MAINTAIN ALL SAFETY DEVICES, INCLUDING SHORING AND BRACING, AND SHALL BE SOLELY RESPONSIBLE FOR CONFORMING TO ALL LOCAL, STATE AND FEDERAL SAFETY AND HEALTH STANDARDS, LAWS AND REGULATIONS.
- TRADE NAMES AND MANUFACTURERS REFERRED TO ARE FOR QUALITY STANDARDS ONLY. SUBSTITUTIONS WILL BE PERMITTED AS APPROVED BY THE ENGINEER.
- ANY OPTIONS OR APPROVED SUBSTITUTIONS ARE FOR CONTRACTORS CONVENIENCE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CHANGES, ADDITIONAL COSTS (INCLUDING REDESIGN BY THE ENGINEER), AND COORDINATION WITH ALL ITEMS THAT THE SUBSTITUTIONS MAY IMPACT.
- THE ARCHITECT AND ENGINEER ARE TO BE NOTIFIED IN WRITING WHEN CONSTRUCTION AT THE SITE BEGINS.
- ANY QUESTIONS RELATED TO INTERPRETATION OR INTENT OF THESE DRAWINGS SHALL BE REFERRED TO THE ENGINEER.
- THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO LOCATE AND NOTE ANY EXISTING UNDERGROUND OR CONCEALED CONDUIT, PLUMBING, OR OTHER UTILITIES PRIOR TO BEGINNING ANY WORK.
- PIPES, DUCTS, SLEEVES, CHASES, ETC. SHALL NOT BE PLACED IN BEAMS OR WALLS UNLESS SPECIFICALLY SHOWN OR NOTED. NOR SHALL ANY STRUCTURAL MEMBER BE CUT FOR PIPES, DUCTS, ETC. UNLESS NOTED. CONTRACTOR SHALL OBTAIN PRIOR APPROVAL FOR INSTALLATION OF ANY ADDITIONAL PIPES, DUCTS, ETC.

## DESIGN CRITERIA

DESIGN LOADS, STRUCTURAL ANALYSIS AND PREPARATIONS OF STRUCTURAL MEMBERS ARE BASED UPON THE FOLLOWING CRITERIA:

- |    |                           |          |
|----|---------------------------|----------|
| 1. | CODE:                     | IBC 2018 |
| 2. | LATERAL LOADS, Wind Speed | 130 mph  |

## ABBREVIATIONS

BOB	BOTTOM OF BEAM
CLR	CLEAR
CC	Concrete Column
DP	Deep Pier
(E)	Existing
F.V.	Field Verify
GB	Grade Beam
(H)	Horizontal
nts.	not to scale
n.t.s.	Not to Scale
P.T.D.F.	Pressure Treated Douglas Fir
TYP	TYPICAL
SIM	SIMILAR
T&S	TYPICAL AND SIMILAR
(T) & (B)	Top and Botton
TOB	TOP OF BEAM
T.O.W.	Top of Wall
U.N.O.	Unless Noted Otherwise
(V)	Vertical



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Sheet Number: S1

Project Number: 224028

Sheet Title: General Notes

Project: JUVENILE DETENTION CENTER UPGRADES

Client: STARR COUNTY



02/05/2025

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## CAST-IN-PLACE CONCRETE

VERIFY ALL DIMENSIONS. COORDINATE WITH ARCHITECTURAL PLANS PRIOR TO CONSTRUCTION AND NOTIFY ARCHITECT AND/OR ENGINEER OF ANY DISCREPANCIES. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH THE AMERICAN CONCRETE INSTITUTE SPECIFICATIONS, ACI #301-05, OR LATEST EDITION. DRILLED PIERS SHALL COMPLY WITH ACI 336.1-01 AND ACI 336.3R-05

ALL DETAILING, FABRICATION AND ERECTION OF REINFORCING BARS, ACCESSORIES UNLESS OTHERWISE NOTED, SHALL BE IN ACCORDANCE WITH THE ACI "MANUAL OF STANDARD PRACTICE FOR DETAILING REINFORCED CONCRETE", ACI #315 LATEST EDITION THE MINIMUM 28 DAYS CYLINDER STRENGTH SHALL BE AS FOLLOWS:

LOCATION	STRENGTH AT 28 DAYS	MAXIMUM SLUMP	SIZE OF LARGE AGGREGATE	WATER/CEMENT RATIO
FOUNDATIONS	3000 PSI	5"	1 1/2"	0.50
PIERS	3000 PSI	6"	1 1/2"	0.50
GRADE BEAMS	3000 PSI	5"	1 1/2"	0.50

NO HORIZONTAL CONSTRUCTION JOINTS WILL BE PERMITTED IN SLABS OR BEAMS. VERTICAL CONSTRUCTION JOINTS IN SLABS ARE TO BE AS SHOWN ON PLANS OR AS APPROVED BY ENGINEER.

BACKFILL AROUND PERIMETER TO PROVIDE POSITIVE DRAINAGE AWAY FROM SLAB. ANCHOR BOLTS, DOWELS, INSERTS, ETC. SHALL BE SECURELY TIED IN PLACE PRIOR TO PLACING CONCRETE.

REFER TO ARCHITECTURAL, MECHANICAL, PLUMBING, AND ELECTRICAL DRAWINGS FOR ALL MOLDS. GROOVES, REGLETS, ORNAMENTAL CLIPS, PIPES, CONDUITS, INSERTS, ETC. TO BE CAST IN CONCRETE. PROVIDE OVERSIZED SLEEVES FOR PLUMBING AND ELECTRICAL CONDUITS AND PIPES. NO PIPES OR DUCTS SHALL BE PLACED IN CONCRETE, FOOTINGS, OR SLAB UNLESS SPECIFICALLY DETAILED IN THESE PLANS, OR AS DIRECTED BY THE ENGINEER.

MECHANICALLY VIBRATE ALL CONCRETE WHEN PLACED.

CONCRETE TESTING SHALL BE ONE SET OF CYLINDERS FOR EVERY 50 CUBIC YARDS OR PORTION THEREOF FOR EACH TYPE OF CONCRETE POURED ON ANY GIVEN DAY. ONE SET CONSISTS OF 2 CYLINDERS TESTED FOR COMPRESSION AT 7 DAYS AND 2 CYLINDERS AT 28 DAYS.

## REINFORCING STEEL

- BAR REINFORCEMENT SHALL CONFORM TO THE FOLLOWING GRADES OF ASTM A615, INCLUDING SUPPLEMENT S1. GRADE 40 - #3 AND SMALLER GRADE 60 - #4 AND LARGER
- DETAILS OF REINFORCEMENT SHALL BE IN ACCORDANCE WITH CHAPTER 7 OF THE AMERICAN CONCRETE INSTITUTE (ACI) 318, UNLESS OTHERWISE NOTED.
- VERTICAL REINFORCEMENT SHALL BE TIED OR OTHERWISE FIXED IN POSITION AT THE TOP AND BOTTOM AND AT INTERMEDIATE LOCATIONS, SPACED NOT GREATER THAN 192 BAR DIAMETERS OR 48" O.C. WHICH EVER IS LESS. IN MASONRY CONSTRUCTION, THE REINFORCEMENT SHALL BE SECURED IN PLACE WITH REBAR SPACERS AND SHALL NOT BE SPACED APART MORE THAN 48 INCHES ON CENTER.
- BAR SUPPORTS SHALL BE PROVIDED IN ACCORDANCE WITH THE PROVISIONS OF "BAR SUPPORT SPECIFICATIONS" AS CONTAINED IN THE LATEST EDITION OF THE "MANUAL OF STANDARD PRACTICE" BY THE CONCRETE REINFORCING STEEL INSTITUTE (CRSI). PLASTIC CHAIRS ARE NOT ALLOWED. FOR SLAB ON GRADE AND GRADE BEAMS, USE CONCRETE BRICK CHAIRS.
- REINFORCING STEEL DETAILING, BENDING AND PLACING SHALL BE IN ACCORDANCE WITH THE CONCRETE REINFORCING STEEL INSTITUTE "MANUAL OF STANDARD PRACTICE", LATEST EDITION.
- ALL REINFORCEMENT SHALL BE SECURELY TIED IN PLACE BEFORE PLACING CONCRETE OR GROUT; INCLUDING EXTERIOR DOWELS FOR CMU OR CONCRETE WALLS.
- PROVIDE CORNER BARS TOP AND BOTTOM AT ALL BEAM CORNERS AND DEAD END BEAM INTERSECTIONS. BARS TO EQUAL SIZE AND QUANTITY OF THE NOTED BEAM STEEL. BARS SHALL LAP BEAM REINFORCEMENT 40 BAR DIAMETERS.
- BARS DETAILED AS CONTINUOUS SHALL BE LAPPED 40 BAR DIAMETERS AT SPLICES.
- CONTRACTOR SHALL SUBMIT REINFORCING STEEL SHOP DRAWINGS FOR REVIEW BEFORE FABRICATION AND INSTALLATION.

CONCRETE COVER FOR REINFORCING AS FOLLOWS:

EXPOSURE CONDITION	MINIMUM COVER	TOLERANCE
DRILLED PIERS, FOOTINGS AND OTHER PRINCIPAL STRUCTURAL MEMBERS IN WHICH CONCRETE IS DEPOSITED AGAINST GROUND:	3"	3/8"
WHERE CONCRETE SURFACES, AFTER REMOVAL OF FORMS, ARE EXPOSED TO WEATHER OR GROUND:		
FOR BARS 5/8" IN DIAMETER	2"	1/4"
FOR BARS 5/8" OR LESS IN DIAMETER	1 1/2"	1/4"
WHERE SURFACES ARE NOT DIRECTLY EXPOSED TO WEATHER OR GROUND:		
FOR SLAB ON GRADE (FROM TOP OF SLAB)	1 1/2"	1/4"
FOR BEAMS, COLUMNS	1 1/2"	1/4"
FOR JOISTS AND SLABS	1"	1/8"



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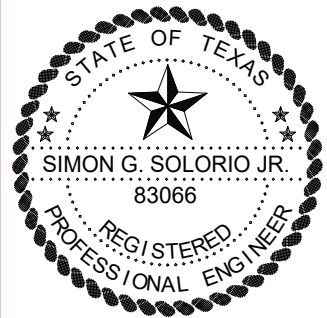
Sheet Number: S2

Project Number: 224028

Sheet Title: General Notes

Project: JUVENILE DETENTION CENTER UPGRADES

Client: STARR COUNTY



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## STRUCTURAL STEEL

- MATERIAL AND WORKMANSHIP SHALL CONFORM TO THE LATEST EDITION OF THE AISC SPECIFICATIONS FOR THE DESIGN, FABRICATION, AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS.
- STRUCTURAL STEEL SHALL COMPLY WITH THE FOLLOWING ASTM DESIGNATIONS:
 

MATERIAL	DESIGNATION	STRENGTH
ANCHOR BOLTS	A36	Fy=36 ksi
PLATES	A36	Fy=36 ksi
ANGLES	A36	Fy=36 ksi
CHANNELS	A36	Fy=36 ksi
WIDE FLANGE SHAPES	A572	Fy=50 ksi
STEEL PIPE	A53 GRADE B	Fy=35 ksi
SQUARE & RECT. STEEL TUBES (HSS)	A500 GRADE B	Fy=46 ksi
ROUND TUBES (HSS)	500 GRADE B	Fy=42 ksi
- ALL STRUCTURAL STEEL SHALL BE FABRICATED, ERECTED, AND PAINTED IN ACCORDANCE WITH THE SPECIFICATIONS FOR THE DESIGN, FABRICATION, AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS AS AMENDED TO DATE AND THE CODE OF STANDARD PRACTICE, LATEST EDITION AS ADOPTED BY THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION
- WELDING SHALL BE DONE IN ACCORDANCE WITH THE STANDARD CODE FOR ARC AND GAS WELDING IN BUILDING CONSTRUCTION AS PUBLISHED BY THE AMERICAN WELDING SOCIETY, EXCEPT THAT ALL WELDING SHALL BE DONE BY THE ELECTRIC ARC PROCESS. ALL WELDING SHALL BE PERFORMED BY CERTIFIED WELDERS AND SHALL CONFORM TO ANSI/AWS D1.1-04
- ALL WELDED CONNECTIONS SHALL BE MADE USING 1/4" FILLET WELD, U.N.O.
- ALL BOLTED CONNECTIONS SHALL BE MADE USING 3/4" DIAMETER HIGH STRENGTH BOLTS, ASTM A325, BEARING TYPE CONNECTION w/ WASHERS ASTM F436, U.N.O. ON DESIGN DRAWINGS. SPECIAL INSPECTION REQUIRED FOR ALL HIGH STRENGTH BOLTING. ALL NUTS SHALL BE PER ASTM A563
- ALL CONNECTION PLATES AND STIFFENERS SHALL BE MADE WITH 1/4" THICK PLATES, UNLESS OTHERWISE NOTED ON PLANS.
- ALL STEEL (INCLUDING BOLTS) EXPOSED TO THE WEATHER SHALL BE HOT DIPPED GALVANIZED. (INCLUDES STEEL THAT IS ONLY COVERED WITH PLASTER OR STUCCO). SEE ARCHITECTURAL PLANS IF STRICTER REQUIREMENTS ARE REQUIRED.
- HOLES FOR BOLTS IN STRUCTURAL STEEL SHALL BE DRILLED OR PUNCHED. BURNING OF HOLES SHALL NOT BE PERMITTED. UNLESS NOTED OTHERWISE, HOLES SHALL BE STANDARD SIZE 1/16 INCH LARGER THAN THE BOLT.
- ALL STRUCTURAL STEEL SHAPES SHALL BE PRIMED WITH A RUST RESISTANT PRIMER BEFORE SHIPMENT TO THE PROJECT SITE. PRIMER SHALL NOT BE APPLIED TO THE IMMEDIATE AREA OF STEEL INTENDED TO RECEIVE SLIP CRITICAL BOLTED CONNECTIONS
- ALL STEEL SHALL BE HOT DIP GALVANIZED AFTER FABRICATION



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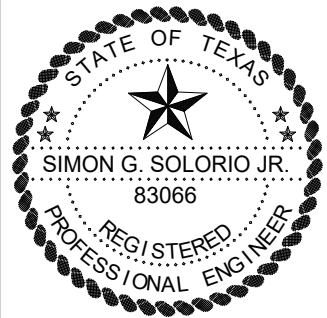
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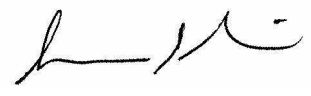


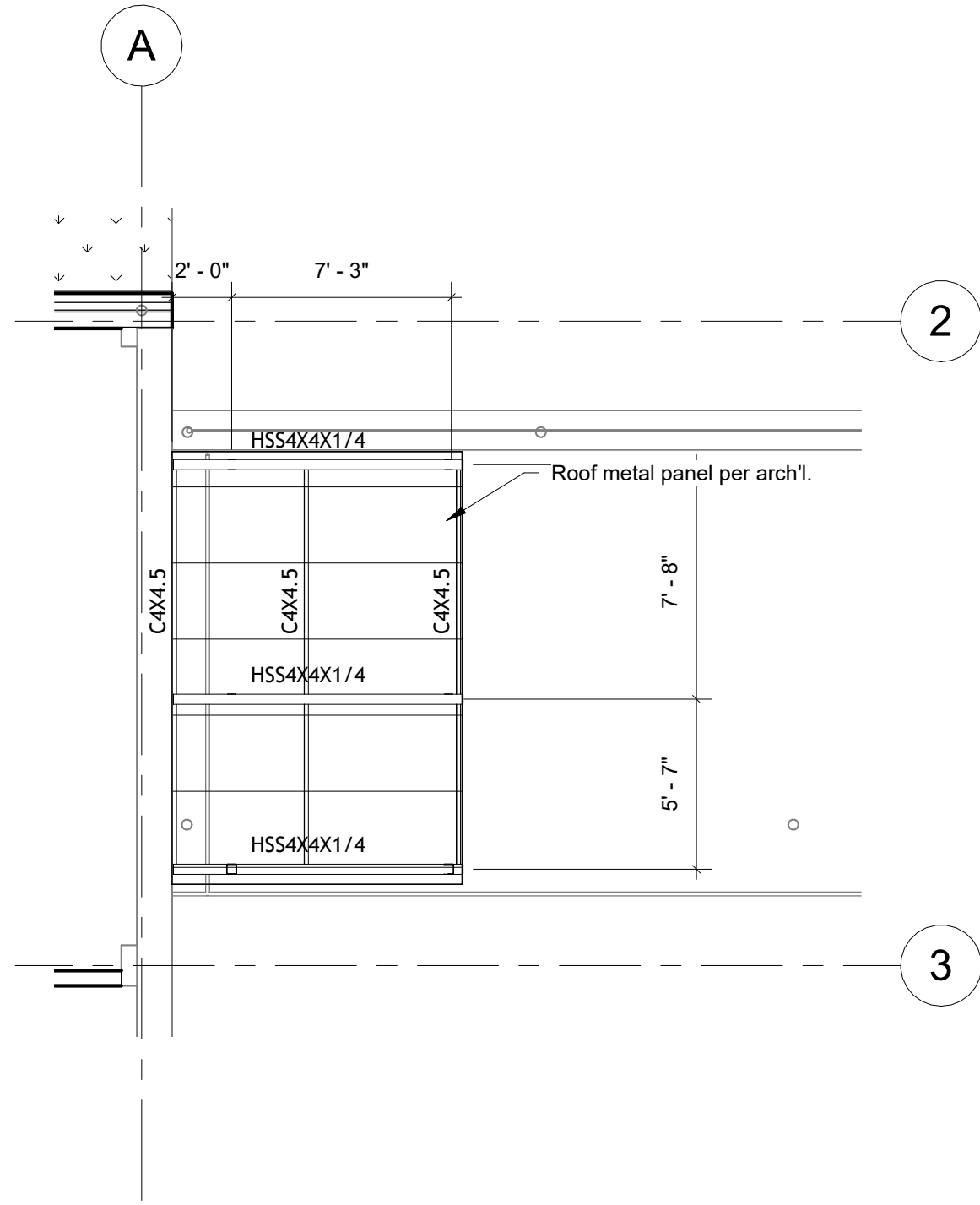
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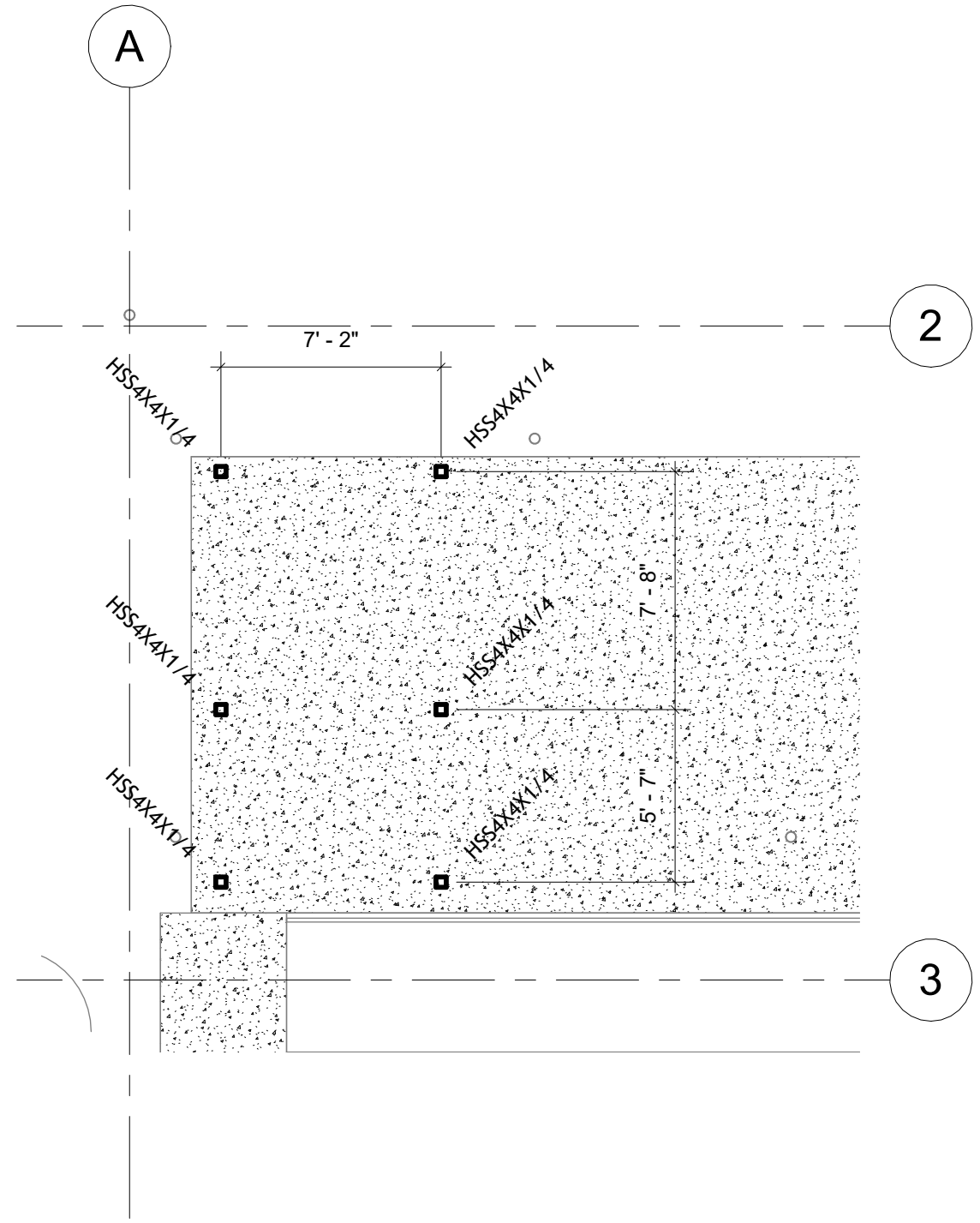
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2 Canopy Framing Plan  
 3/16" = 1'-0"



1 Foundation Plan  
 3/16" = 1'-0"



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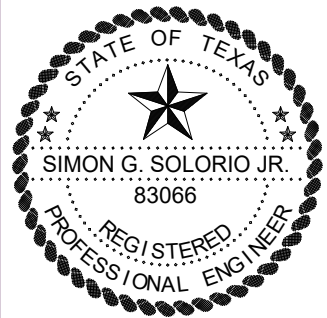
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Project Number: 224028

Sheet Title: End and Framing Plan

Project: JUVENILE DETENTION CENTER UPGRADES

Client: STARR COUNTY



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## DEMOLITION GENERAL NOTES:

- GENERAL CONTRACTOR SHALL VISIT THE SITE TO FAMILIARIZE THEMSELVES WITH THE SCOPE OF WORK AND TO FIELD VERIFY EXISTING CONDITIONS PRIOR TO BIDDING THIS PROJECT. ANY DISCREPANCIES OR AMBIGUOUS ITEMS MUST BE REPORTED TO THE ARCHITECT PRIOR TO BIDDING FOR CLARIFICATION.
- REFER TO STRUCTURAL & MEP DRAWINGS FOR ADDITIONAL DEMOLITION AND ALTERATION NOTES.
- THE OWNER HAS FIRST RIGHT OF SALVAGE OF ALL DOORS, FRAMES, & BUILDING MATERIALS REMOVED AS PART OF THIS CONTRACT, AND SHALL NOT BE REUSED IN THE NEW CONSTRUCTION UNLESS OTHERWISE NOTED OR DIRECTED IN WRITING. REMOVE ALL OTHER DEBRIS AND WASTE FROM THE SITE AND DISPOSE OF PROPERLY, IN ACCORDANCE WITH FEDERAL, STATE, & LOCAL REGULATIONS.
- FIELD VERIFY LOCATIONS OF ALL INTERCOM SPEAKERS, PLUGS, SWITCHES, HOSE BIBS, LIGHTS AND CONTROLS PRIOR TO DEMOLITION. THESE SYSTEMS MUST BE PUT BACK IN ORIGINAL AND FUNCTIONING CONDITION AFTER NEW CONSTRUCTION IS COMPLETE. REPLACE, PATCH, OR REPAIR ANY DAMAGED EXISTING COMPONENTS OR SYSTEMS, WHICH ARE INTERRUPTED OR DISTURBED.
- STRUCTURAL INTEGRITY: UNLESS OTHERWISE INDICATED ON THE STRUCTURAL OR ARCHITECTURAL DRAWINGS, NEW OPENINGS CUT INTO EXISTING MASONRY WALLS, WHETHER BEARING OR NON-BEARING, SHALL RECEIVE LOOSE LINTELS WITH 8" BEARING AS A MINIMUM. REFER TO STRUCTURAL DRAWINGS AND NOTES FOR ADDITIONAL REQUIREMENTS.
- ANY EXISTING CONSTRUCTION THAT IS TO BE REMOVED, SHALL BE REMOVED CAREFULLY SO AS NOT TO DAMAGE ANY EXISTING CONSTRUCTION THAT IS TO REMAIN. FLOORS, WALLS, AND CEILINGS ARE TO BE PATCHED TO MATCH EXISTING CONDITIONS AND MADE READY TO RECEIVE ANY NEW FINISHES WHERE APPLICABLE.
- WHERE EXISTING FLOOR, CEILING, OR WALL FINISHES ARE TO BE REPLACED WITH NEW FINISHES, EXISTING SURFACES SHALL BE STRIPPED CLEAN OF ALL EXISTING COVERINGS AND MADE READY TO RECEIVE NEW FINISHES, IN ACCORDANCE WITH FINISH MANUFACTURERS WRITTEN INSTRUCTIONS AND RECOMMENDATIONS INCLUDING LEVEL 4 PLUMB TOLERANCES. REFER TO ROOM FINISH SCHEDULE FOR TYPES & LOCATIONS OF NEW FINISHES.
- ALL FLOORING BEING REPLACED, SHALL BE COMPLETELY REMOVED & THE FLOOR CLEANED & PROPERLY PREPARED PRIOR TO INSTALLATION OF NEW FINISH MATERIAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSPECTING ALL FLOORS THAT RECEIVE NEW FINISHES PRIOR TO BID AND CONSTRUCTION. FLOORS SHALL BE PATCHED, FILLED, & STRIPPED AS REQUIRED TO PROVIDE A SMOOTH, DURABLE SURFACE FREE OF ALL BURRS OR ADHESIVE, AND SUITABLE FOR APPLICATION OF NEW FINISH MATERIAL.

- CONTRACTOR SHALL MAINTAIN BUILDING INTEGRITY, BUILDING SECURITY, AND WEATHER-TIGHT BUILDING ENVELOPE (TO INCLUDE EXTERIOR WALL(S), ROOF, EXTERIOR OPENINGS, ETC.) DURING CONSTRUCTION. CONTRACTOR TO COORDINATE BUILDING ACCESS WITH OWNER.
- PROVIDE TEMPORARY DUSTPROOF PARTITIONS AS REQUIRED TO PROTECT ALL EXISTING AREAS FROM DAMAGE DUE TO DEMOLITION OR NEW CONSTRUCTION.
- PATCH AND REPAIR ALL DAMAGED SURFACES TO MATCH EXISTING SURFACES WHERE REMOVED OR ALTERED. FIELD VERIFY EXTENT OF REQUIRED REPAIRS.
- PROVIDE TEMPORARY BRACING AND SHORING OF EXISTING STRUCTURAL ELEMENTS AS REQUIRED FOR DEMOLITION OR NEW CONSTRUCTION UNTIL STRUCTURAL SYSTEMS AND MODIFICATIONS ARE SECURE AND IN PLACE.
- PROTECT ALL ITEMS NOT NOTED TO BE REMOVED (FIELD VERIFY ALL CONDITIONS) AND COORDINATE ALL WORK WITH OWNER TO MINIMIZE DISRUPTION TO EXISTING FACILITIES OPERATIONS.
- CONTRACTOR TO FIELD VERIFY LOCATION OF EXISTING UTILITIES PRIOR TO START OF DEMOLITION. PROTECT ALL UTILITIES TO REMAIN IN SERVICE.

## CONFLICTS & DISCREPANCIES:

- THE RELATION OF SPECIFICATIONS AND THE DRAWINGS SHALL BE EQUAL IN AUTHORITY AND PRIORITY. SHOULD THEY DISAGREE IN THEMSELVES, OR WITH EACH OTHER, BIDS SHALL BE BASED ON THE MOST EXPENSIVE COMBINATION OF QUALITY AND QUANTITY OF WORK INDICATED. THE APPROPRIATE WORK, IN THE EVENT OF THE ABOVE MENTIONED DISAGREEMENTS, SHALL BE DETERMINED BY THE ARCHITECT, AT NO ADDITIONAL COSTS TO THE OWNER.
- ANY OMISSION AND/OR CONFLICT IN THE DRAWINGS AND/OR SPECIFICATIONS, MUST BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IN WRITTEN FORMAT BY R.F.I. (REQUEST FOR INFORMATION) PRIOR TO OPENING OF BIDS.
- FAILURE TO REPORT AN OMISSION/CONFLICT IN THE DRAWINGS AND/OR SPECIFICATIONS, PRIOR TO OPENING OF BIDS SHALL BE DEEMED EVIDENCE THAT THE CONTRACTOR HAS ELECTED TO PROCEED IN THE MORE EXPENSIVE MANNER, AT NO ADDITIONAL COST TO THE OWNER.

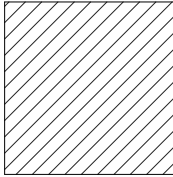
## INTENT OF DRAWINGS:

- THE DRAWINGS ARE DIAGRAMMATIC AND SMALL SCALE ONLY. THEY CONVEY THE INTENT OF THE WORK BUT DO NOT SHOW EVERY SINGLE DETAIL OF CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE, AS THE CONSTRUCTION EXPERT, TO PROVIDE AND INSTALL ALL NECESSARY MATERIALS, COMPONENTS AND SYSTEMS NECESSARY FOR THE TURN KEY CONSTRUCTION AND COMPLETION OF THE PROJECT.

## DEMO KEYNOTES

- (D1) ROUGH OPENING FOR NEW DOOR
- (D2) EXISTING CELL DOOR HARDWARE TO BE REMOVED & REPLACED BY SUSTAINABLE SECURITY SOLUTIONS
- (D3) EXISTING PLUMBING SYSTEM AND FIXTURES TO BE INSPECTED, CLEANED, & REPAIRED, RE: MEP

## DEMO LEGEND

- DENOTES EXISTING TO BE DEMOLISHED
- DENOTES EXISTING TO REMAIN
-  AREA NOT IN CONTRACT

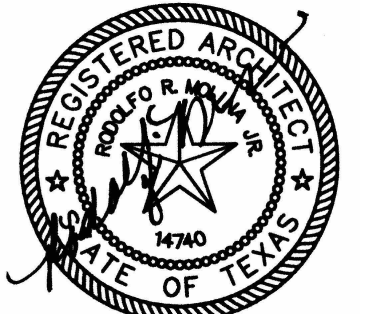


1 DEMO BASEMENT FLOOR PLAN  
3/16" = 1'-0"



MILNET  
ARCHITECTURAL  
SERVICES

AMERICAN INSTITUTE OF ARCHITECTS



02/05/2025

STARR COUNTY  
JUVENILE DETENTION CENTER  
UPGRADES  
401 BRITTON AVE RIO GRANDE CITY,  
TX 78582

PROJECT NUMBER  
224028

DATE  
02/05/2025

ISSUE FOR BIDS

ADD #1 02/24/2025

SHEET NUMBER

D1.0



**GENERAL NOTES**

1. ALL DIMENSIONS TO FINISH FACE OF WALL
2. GENERAL CONTRACTOR SHALL VISIT THE SITE AND FAMILIARIZE THEMSELVES WITH ALL EXISTING CONDITIONS AND CONTRACT DOCUMENTS. CONTRACTOR SHALL REPORT TO THE ARCHITECT ANY DISCREPANCIES OR IRREGULARITIES THAT MAY EXIST PRIOR TO SUBMITTING A BID.
3. GENERAL CONTRACTOR SHALL REMOVE ALL DEBRIS AND CONSTRUCTION MATERIAL OFF OF SITE AND DISPOSE ON APPROPRIATE DUMPSITE.
4. DUE TO OPERATIONAL HOURS OF THESE FACILITIES, GENERAL CONTRACTOR IS TO COORDINATE SCOPE OF WORK WITH OWNER.
5. FIELD VERIFY ALL DIMENSIONS FOR EXISTING AND NEW WALLS.
6. ALL FLOOR FINISH CHANGES SHALL OCCUR AT THE CENTERLINE OF DOORS UNLESS NOTED OTHERWISE. ALL FLOOR FINISH ELEVATION CHANGES SHALL HAVE THRESHOLDS OR REDUCER STRIPS AS SPEC'D.

**SECURITY SYSTEM NOTES**

1. CELL DOORS TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS, CONTACT: 210-714-3015
2. HARDWARE TO BE REPLACED AT ALL CELL DOORS RE: SPECS
3. TOUCHSCREEN LOCKING CONTROLS, PROGRAMABLE LOGIC CONTROLLER, INTERCOMMUNICATIONS SYSTEM, IP VIDEO SURVEILLANCE SYSTEM, ACCESS CONTROL SYSTEMS TO BE REMOVED AND REPLACED BY SUSTAINABLE SECURITY SOLUTIONS, RE: SPECS
4. SERVICE ALL DETENTION HARDWARE BY A SOUTHERN FOLGER CERTIFIED DETENTION EQUIPMENT CONTRACTOR
5. HARDWARE TO BE REPLACED BY A SOUTHERN FOLGER CERTIFIED DETENTION EQUIPMENT CONTRACTOR
6. ADD NEW INTERCOMS TO THE INSIDE OF EACH CELL

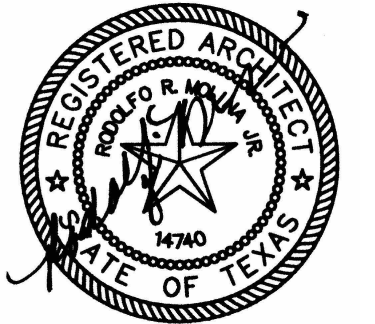
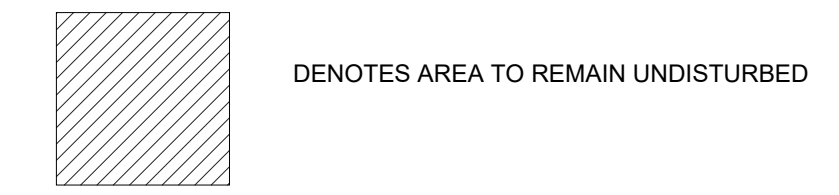
**CONFLICTS & DISCREPANCIES**

1. THE RELATION OF SPECIFICATIONS AND THE DRAWINGS SHALL BE EQUAL IN AUTHORITY AND PRIORITY. SHOULD THEY DISAGREE IN THEMSELVES, OR WITH EACH OTHER, BIDS SHALL BE BASED ON THE MOST EXPENSIVE COMBINATION OF QUALITY AND QUANTITY OF WORK INDICATED. THE APPROPRIATE WORK, IN THE EVENT OF THE ABOVE MENTIONED DISAGREEMENTS, SHALL BE DETERMINED BY THE ARCHITECT, AT NO ADDITIONAL COSTS TO THE OWNER.
2. ANY OMISSION AND/OR CONFLICT IN THE DRAWINGS AND/OR SPECIFICATIONS, MUST BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IN WRITTEN FORMAT BY R.F.I. (REQUEST FOR INFORMATION) PRIOR TO OPENING OF BIDS.
3. FAILURE TO REPORT AN OMISSION/CONFLICT IN THE DRAWINGS AND/OR SPECIFICATIONS, PRIOR TO OPENING OF BIDS SHALL BE DEEMED EVIDENCE THAT THE CONTRACTOR HAS ELECTED TO PROCEED IN THE MORE EXPENSIVE MANNER, AT NO ADDITIONAL COST TO THE OWNER.

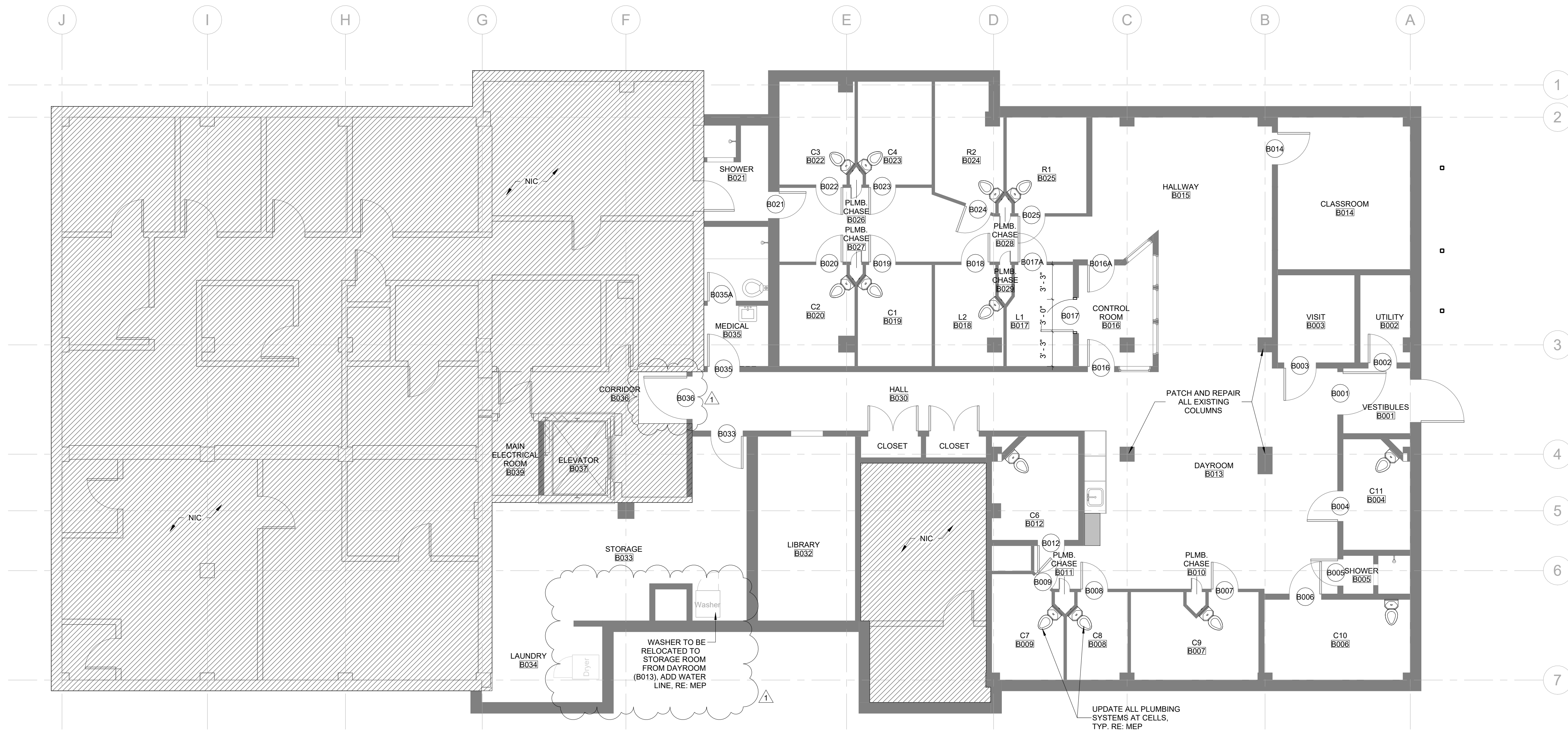
**INTENT OF DRAWINGS:**

1. THE DRAWINGS ARE DIAGRAMMATIC AND SMALL SCALE ONLY. THEY CONVEY THE INTENT OF THE WORK BUT DO NOT SHOW EVERY SINGLE DETAIL OF CONSTRUCTION.
2. CONTRACTOR IS RESPONSIBLE, AS THE CONSTRUCTION EXPERT, TO PROVIDE AND INSTALL ALL NECESSARY MATERIALS, COMPONENTS AND SYSTEMS NECESSARY FOR THE TURN KEY CONSTRUCTION AND COMPLETION OF THE PROJECT.

**LEGEND**



02/05/2025



1 FLOOR PLAN  
3/16" = 1'-0"

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# ROOM FINISH SCHEDULE

RM. NO.	ROOM NAME	WALLS	BASE	FLOOR	CEILING	COMMENTS
B001	VESTIBULES	P-1	B-1	F-1	AC-1	ALT. 1: METALWORKS SECURELOCK TAMPER RESISTANT CEILING SYSTEM BY ARMSTRONG WORLD INDUSTRIES
B002	UTILITY	P-1	B-1	F-1	C-2	
B003	VISIT	P-1	B-1	F-1	C-2	
B004	C11	P-1	B-1	F-1	C-2	
B005	SHOWER	P-1	B-1	F-1	C-2	
B006	C10	P-1	B-1	F-1	C-2	
B007	C9	P-1	B-1	F-1	C-2	
B008	C8	P-1	B-1	F-1	C-2	
B009	C7	P-1	B-1	F-1	C-2	
B010	PLMB. CHASE	P-1	B-1	F-1	C-2	
B011	PLMB. CHASE	P-1	B-1	F-1	C-2	
B012	C6	P-1	B-1	F-1	C-2	
B013	DAYROOM	P-1	B-1	F-1	AC-1/C-2	ALT. 1: METALWORKS SECURELOCK TAMPER RESISTANT CEILING SYSTEM BY ARMSTRONG WORLD INDUSTRIES
B014	CLASSROOM	P-1	B-1	F-1	C-2	
B015	HALLWAY	P-1	B-1	F-1	C-2	
B016	CONTROL ROOM	P-1	B-1	F-1	C-2	
B017	L1	P-1	B-1	F-1	C-2	
B018	L2	P-1	B-1	F-1	C-2	
B019	C1	P-1	B-1	F-1	C-2	
B020	C2	P-1	B-1	F-1	C-2	
B021	SHOWER	P-1	B-1	F-1	C-2	
B022	C3	P-1	B-1	F-1	C-2	
B023	C4	P-1	B-1	F-1	C-2	
B024	R2	P-1	B-1	F-1	C-2	
B025	R1	P-1	B-1	F-1	C-2	
B026	PLMB. CHASE	P-1	B-1	F-1	C-2	
B027	PLMB. CHASE	P-1	B-1	F-1	C-2	
B028	PLMB. CHASE	P-1	B-1	F-1	C-2	
B029	PLMB. CHASE	P-1	B-1	F-1	C-2	
B030	HALL	P-1	B-1	F-1	AC-1	ALT. 1: METALWORKS SECURELOCK TAMPER RESISTANT CEILING SYSTEM BY ARMSTRONG WORLD INDUSTRIES
B032	LIBRARY	P-1	B-1	F-1	AC-1	ALT. 1: METALWORKS SECURELOCK TAMPER RESISTANT CEILING SYSTEM BY ARMSTRONG WORLD INDUSTRIES
B033	STORAGE	P-1	B-1	F-1	C-2	ALT. 1: METALWORKS SECURELOCK TAMPER RESISTANT CEILING SYSTEM BY ARMSTRONG WORLD INDUSTRIES
B034	LAUNDRY	P-1	B-1	F-1	AC-1	ALT. 1: METALWORKS SECURELOCK TAMPER RESISTANT CEILING SYSTEM BY ARMSTRONG WORLD INDUSTRIES
B035	MEDICAL	P-1	B-1	F-1	AC-1	
B036	CORRIDOR	P-1	B-1	F-1	AC-1	
B037	ELEVATOR	P-1	B-1	F-1	C-2	
B039	MAIN ELECTRICAL ROOM	P-1	B-1	F-1	C-2	

ROOM FINISH LEGEND	
WALLS	
P-1	EXISTING TO REMAIN
FLOORS	
F-1	EXISTING FLOORING TO REMAIN
BASE	
B-1	EXISTING BASE TO REMAIN
CEILING	
AC-1	SUSP. ACOUSTICAL CEILING (2X2)
C-2	EXISTING CEILING TO REMAIN

# DOOR SCHEDULE

MARK	DESCRIPTION	TYPE	WIDTH	HEIGHT	THICKNESS	MATERIAL	FINISH	FRAME TYPE	DOOR HARDWARE	HEAD DETAIL	JAMB DETAIL	SILL DETAIL	COMMENTS
B001	VESTIBULES	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	CARD READER ACCESS CONTROL
B002	UTILITY	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	
B003	VISIT	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	
B004	C11	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B005	SHOWER	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	
B006	C10	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B007	C9	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B008	C8	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B009	C7	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B010	C6	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B014	CLASSROOM	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	
B016	CONTROL ROOM	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	CARD READER ACCESS CONTROL
B016A	CONTROL ROOM	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	CARD READER ACCESS CONTROL
B017	L1	A	3'-0"	7'-0"	0'-2"	HOLLOW METAL	PAINTED	A	RE: SCHEDULE	1/A7.0	2/A7.0	3/A7.0	
B017A	L1	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B018	L2	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B019	C1	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B020	C2	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B021	SHOWER	-	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B022	C3	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B023	C4	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B024	R2	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B025	R1	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B033	STORAGE	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B035	MEDICAL	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B035A	SHOWER	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS
B036	CORRIDOR	EXG	-	-	-	EXISTING	EXISTING	EXG	RE: SPECS	AS PER MFR.	AS PER MFR.	AS PER MFR.	CARD READER ACCESS CONTROL

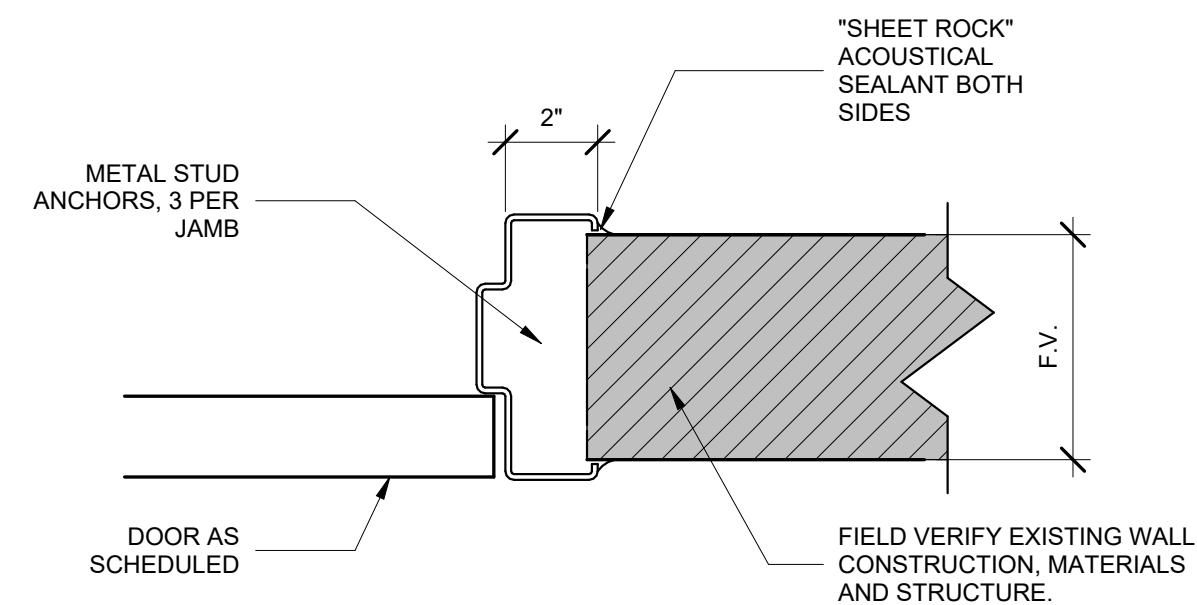
# DOOR HARDWARE

QTY.	DESCRIPTION	CATALOG #	FINISH	MANUF'R
3	HINGE	5BB1HW 4.5 X 4.5 NRP	652	IVES
1	STOREROOM LOCK	ND80TD RHO	626	SCHLAGE
1	EVEREST CORE	23-030 EV29 S	626	SCHLAGE
1	SURFACE CLOSER	1461 SCUSH	689	LCN
1	KICK PLATE	8400 10"X2" LDW B-CS	630	IVES
3	SILENCER	SR64	GRY	IVES

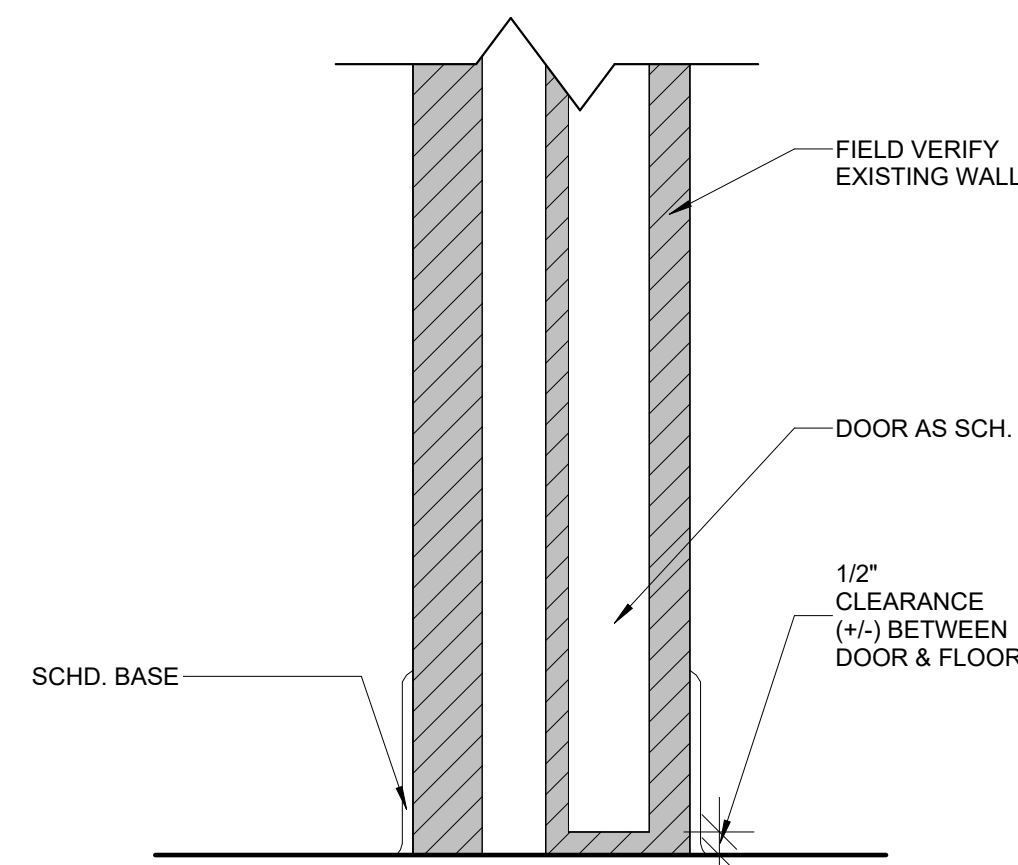
# DOOR DETAILS

## SECURITY SYSTEM NOTES

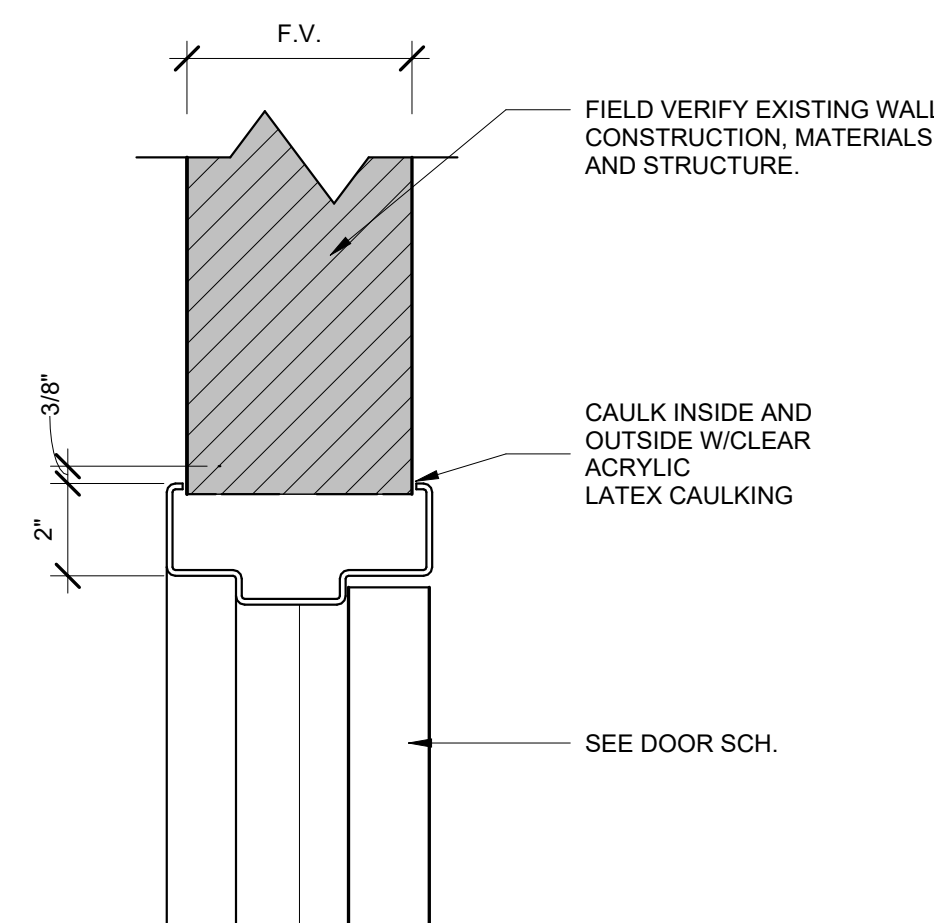
- CELL DOORS TO BE REINFORCED BY SUSTAINABLE SECURITY SOLUTIONS, CONTACT: 210-714-3015
- HARDWARE TO BE REPLACED AT ALL CELL DOORS
- TOUCHSCREEN LOCKING CONTROLS, PROGRAMMABLE LOGIC CONTROLLER, INTERCOMMUNICATIONS SYSTEM, IP VIDEO SURVEILLANCE SYSTEM, ACCESS CONTROL SYSTEMS TO BE REMOVED AND REPLACED BY SUSTAINABLE SECURITY SOLUTIONS, RE: SPECS
- SERVICE ALL DETENTION HARDWARE BY A SOUTHERN FOLGER CERTIFIED DETENTION EQUIPMENT CONTRACTOR
- HARDWARE TO BE REPLACED BY A SOUTHERN FOLGER CERTIFIED DETENTION EQUIPMENT CONTRACTOR
- ADD NEW INTERCOMS TO THE INSIDE OF EACH CELL



2 INT. DOOR JAMB DETAIL  
3" = 1'-0"

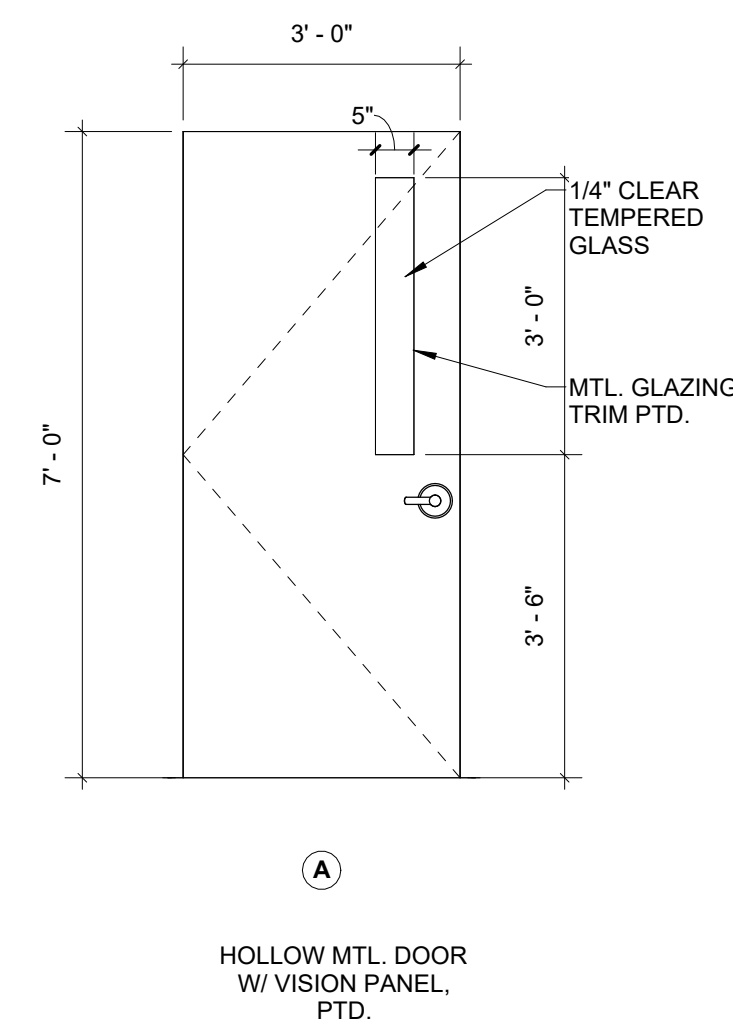


3 INT. DOOR SILL DETAIL  
3" = 1'-0"

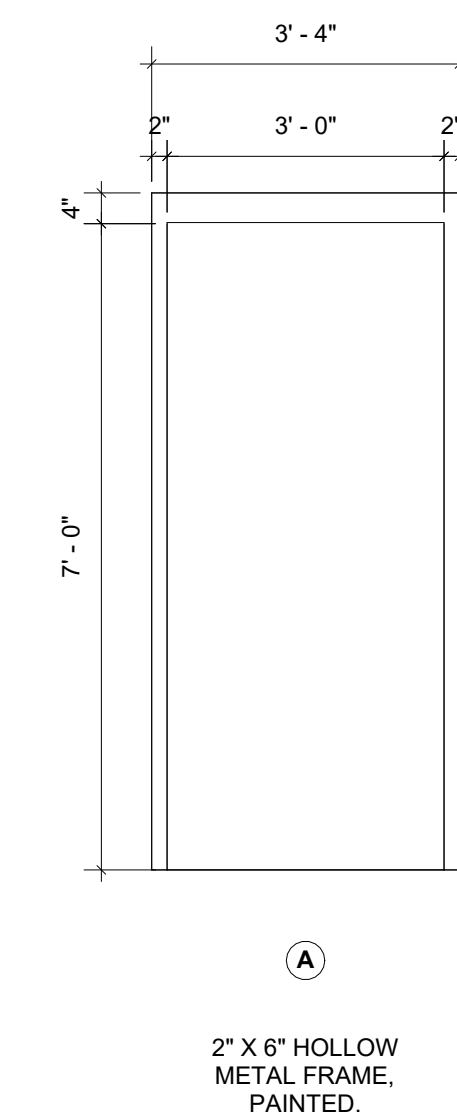


1 INT. DOOR HEAD DETAIL  
3" = 1'-0"

# DOOR TYPES



A



A

# FRAME TYPES



MILNET  
ARCHITECTURAL  
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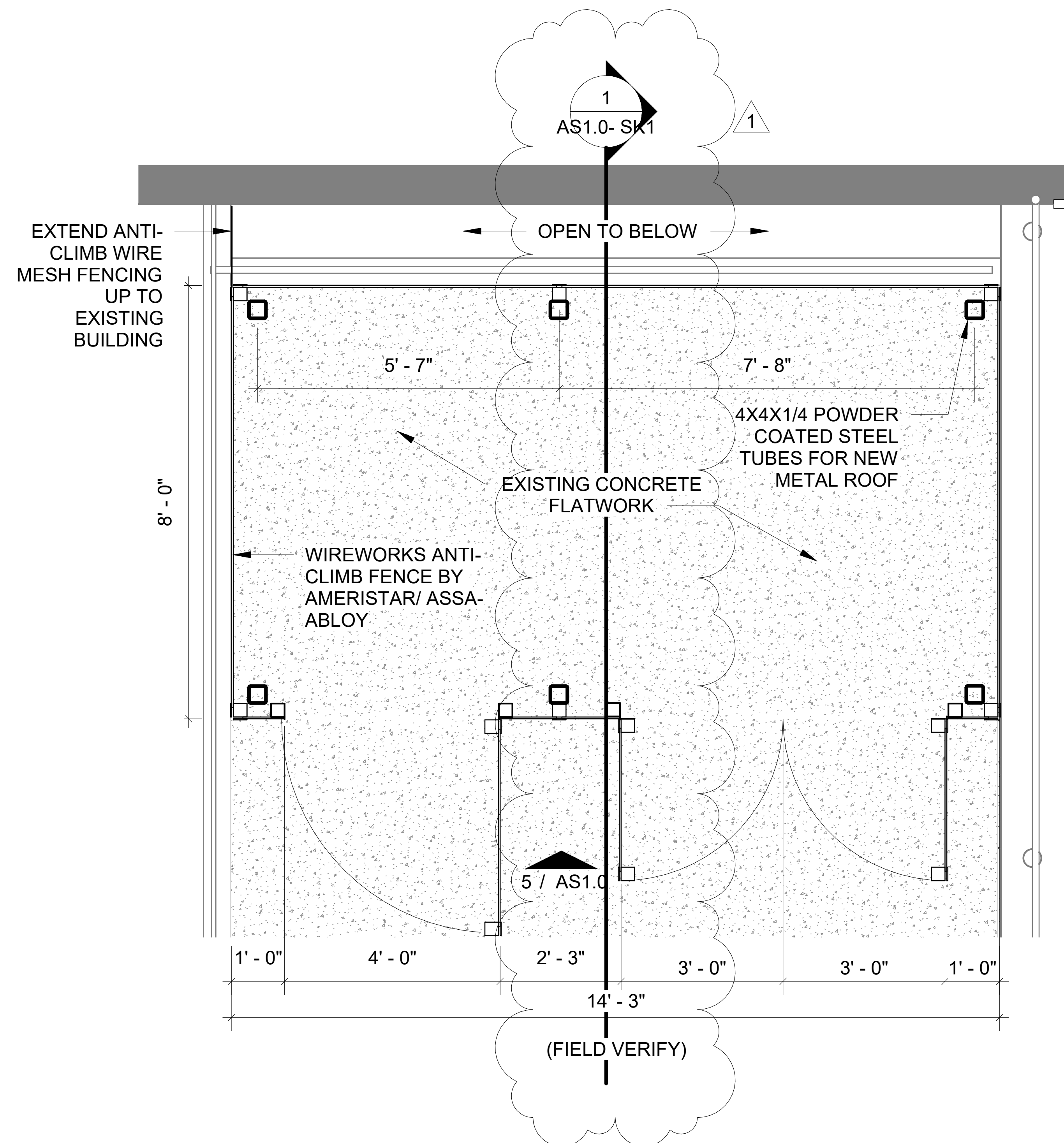
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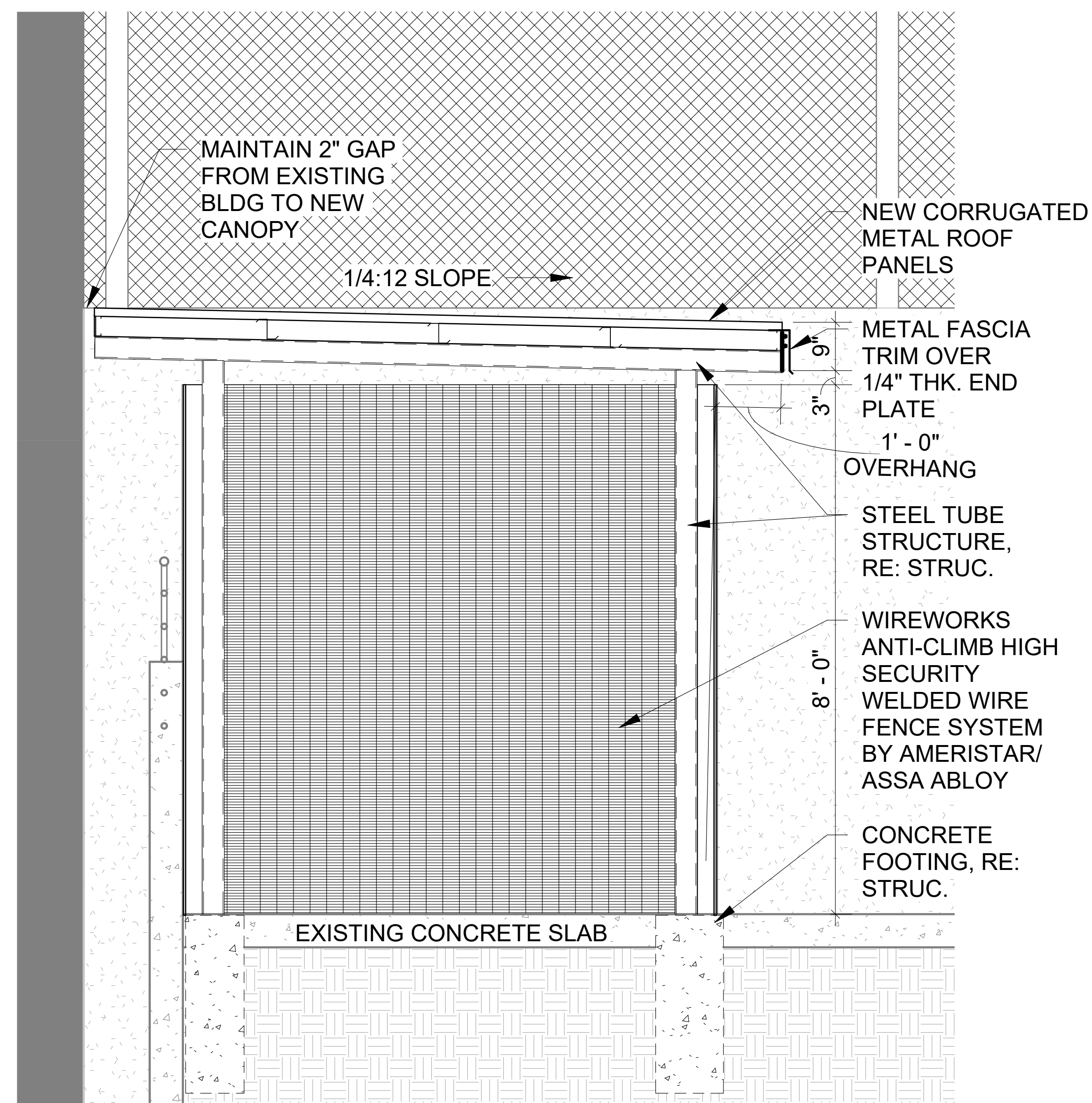
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2 NEW STORAGE/ GENERATOR ENCLOSURE  
3/8" = 1'-0"



1 STORAGE/GENERATOR ENCLOSURE SECTION  
3/8" = 1'-0"

AS1.0- SK1



**MILNET ARCHITECTURAL SERVICES**  
 Ph: (956) 688-5656  
 Fax: (956) 687-9299  
 Email: milnet@swbell.net

Project name: JUVENILE DETENTION CENTER UPGRADES  
 Address: 401 BRITTON AVE RIO GRANDE CITY, TX 78582  
 Date: 02/06/25  
 Project number: 224028