

CITY COUNCIL AGENDA

Regular Meeting

June 3, 2024 at 7:00 PM



- 1) **CALL TO ORDER**
- 2) **ROLL CALL**
- 3) **INVOCATION**
- 4) **PLEDGE OF ALLEGIANCE**
- 5) **APPROVAL OF AGENDA** - Items can be added or deleted from the Agenda by City Council action.
- 6) **PUBLIC COMMENT ON AGENDA ITEMS** Persons addressing City Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of three (3) minutes. Comments shall address AGENDA ITEM topics. Public Hearing items should be addressed during the PUBLIC HEARING portion (Item 10) of the meeting agenda. Non-Agenda items shall be addressed during the PUBLIC COMMENT-NON-AGENDA ITEMS (Item 14) portion of the meeting agenda.
- 7) **CONSENT AGENDA**
 - A. **City Council Minutes**
Regular Session - May 20, 2024
 - B. **City Bills**

Purchases 5/17/2024	\$78,105.63
Purchases 5/21/2024	\$5,048.28
Purchases 5/24/2024	\$272,766.29
Purchases 6/4/2024	\$30,048.77
Total	\$385,968.97
 - C. **CRONIN GRANT APPLICATION- ATHLETIC FIELDS EXPANSION**
 - D. **SPECIAL EVENT REQUEST- MANDY RUNS MICHIGAN 5K RUN**
 - E. **SPECIAL EVENT REQUEST - CHICKEN BBQ**
 - F. **SPECIAL EVENT REQUEST - FOUNTAIN STORYTIME SERIES**
 - G. **SPECIAL EVENT REQUEST - BEHIND THE ILLUSIONS**
- 8) **PRESENTATIONS AND RECOGNITIONS**
- 9) **INFORMATIONAL ITEMS**
- 10) **PUBLIC HEARINGS & SUBSEQUENT COUNCIL ACTION** Persons addressing City Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of three (3) minutes per public hearing.
 - A. **SHARED SPACES GRANT PROGRAM APPLICATION**
- 11) **OLD BUSINESS**
- 12) **REPORTS AND RECOMMENDATIONS**
 - A. **117 EAST MICHIGAN AVENUE OPRA - SET PUBLIC HEARING**

MAYOR: Jim Schwartz CITY MANAGER: Derek N. Perry
COUNCIL MEMBERS: Joe Caron, Theresa Chaney-Huggett, Jacob Gates,
Ryan Traver, Ryan Underhill, Scott Wolfersberger
Council Chambers, 323 W Michigan Ave, Marshall, MI 49068

- B. NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY - NOTICE OF INTENT TO SELL BONDS**
- C. MICHIGAN PA 152 HARD CAP EXEMPTION**
- D. LIQUOR CONTROL COMMISSION BANQUET FACILITY PERMIT APPLICATION- SCHULER'S RESTAURANT INC.**
- E. DIRECTIONAL BORING FOR MAJOR SITE ELECTRIC DISTRIBUTION EXTENSION**

13) APPOINTMENTS / ELECTIONS

- 14) PUBLIC COMMENT ON NON-AGENDA ITEMS** Persons addressing City Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of two (2) minutes. Comments shall address NON-AGENDA ITEM topics. Public Hearing items shall be addressed during the PUBLIC HEARING portion (Item 10) of the meeting agenda. Agenda items should be addressed during the PUBLIC COMMENT-AGENDA ITEMS (Item 6) portion of the meeting agenda.

15) COUNCIL AND MANAGER COMMUNICATIONS

- 16) CLOSED SESSION** Pursuant to section 8(a) of the Open Meetings Act, to consider a periodic personnel evaluation of an employee, if the named individual requests a closed hearing.

A. CITY MANAGER REVIEW

- 17) POST CLOSED SESSION ACTION** To consider potential action items following the closed session.

A. CITY MANAGER EMPLOYMENT AGREEMENT

18) ADJOURNMENT

CITY COUNCIL MINUTES

May 20, 2024

Regular Meeting - 7:00 PM

1) **CALL TO ORDER**

IN A REGULAR SESSION held on Monday, May 20, 2024 at 7:00 PM in the Council Chambers of City Hall, 323 West Michigan Ave, Marshall, MI 49068, the Marshall City Council was called to order by Clerk Eubank.

2) **ROLL CALL**

Roll was called:

Present: Chaney-Huggett, Gates, Underhill, Wolfersberger

Also Present: Manager Perry and Clerk Eubank

Absent: Mayor Schwartz, Caron, and Traver

Moved by Jacob Gates, supported by Theresa Chaney-Huggett to appoint member Scott Wolfersberger as Mayor Pro-Tem for the purpose of the meeting. On a voice vote: **Motion carried.**

3) **INVOCATION**

Brandon Crawford of Grace Baptist Church led the invocation.

4) **PLEDGE OF ALLEGIANCE**

5) **APPROVAL OF AGENDA** - Items can be added or deleted from the Agenda by City Council action.

Moved by Theresa Chaney-Huggett, supported by Jacob Gates to approve the agenda as submitted. On a voice vote: **Motion carried.**

6) **PUBLIC COMMENT ON AGENDA ITEMS** Persons addressing City Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of three (3) minutes. Comments shall address AGENDA ITEM topics. Public Hearing items should be addressed during the PUBLIC HEARING portion (Item 10) of the meeting agenda. Non-Agenda items shall be addressed during the PUBLIC COMMENT-NON-AGENDA ITEMS (Item 14) portion of the meeting agenda.

Barry Wayne Adams of 622 W Green St, Regis Klingler of 348 Butler Ct, Lynn Sleight of 507 Fair St, and Rebekah Sebring of Fredonia Twp gave public comment.

7) **CONSENT AGENDA**

Moved by Jacob Gates, supported by Ryan Underhill to approve the consent agenda as submitted. On a roll call vote:

Ayes: Theresa Chaney-Huggett, Jacob Gates, Ryan Underhill, Scott Wolfersberger

Nays: None

Abstain: None

Motion carried.

A. **City Council Minutes**

Work Session - May 6, 2024

Regular Session - May 6, 2024

B.	<u>City Bills</u>	
	Purchases- 5/3/2024	\$310,626.27
	Purchases- 5/10/2024	\$416,290.98
	Purchases- 5/21/2024	\$102,991.08
	April Power Purchase	\$761,377.40
	TOTAL	\$1,591,285.37

C. YPC-FRIDAY'S AT THE FOUNTAIN - SPECIAL EVENT REQUEST

D. OAKLAWN PET, BIKE, AND WAGON PARADE - SPECIAL EVENT REQUEST

E. GARDEN TOUR - SPECIAL EVENT REQUEST

F. NON-MOTORIZED IMPROVEMENTS- SET PUBLIC HEARING

8) PRESENTATIONS AND RECOGNITIONS

9) INFORMATIONAL ITEMS

10) PUBLIC HEARINGS & SUBSEQUENT COUNCIL ACTION Persons addressing City Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of three (3) minutes per public hearing.

A. FISCAL YEAR 2025 BUDGET - RESOLUTION TO ADOPT

Mayor Pro-tem Wolfersberger opened the public hearing on the proposed Fiscal Year 2025 budget.

Rebekah Sebring of Fredonia Twp, Regis Klingler of 348 Butler Ct, Lynn Sleight of 507 Fair St, and Barry Wayne Adams of 622 W Green St spoke during the public hearing.

Mayor Pro-tem Wolfersberger closed the public hearing on the proposed Fiscal Year 2025 budget.

Moved by Theresa Chaney-Huggett, supported by Jacob Gates to Approve Resolution 2024-10, The City of Marshall General Appropriation Act and Tax Levy Resolution approving the City of Marshall budget, fee schedule, and related property tax millage rates for Fiscal Year 2025. On a roll call vote:

Ayes: Theresa Chaney-Huggett, Jacob Gates, Ryan Underhill, Scott Wolfersberger

Nays: None

Abstain: None

Motion carried.

CITY OF MARSHALL, MICHIGAN

RESOLUTION NO. 2024-10

**A RESOLUTION TO APPROVE THE CITY OF MARSHALL GENERAL
APPROPRIATION ACT AND TAX LEVY FOR JULY 1, 2024, TO JUNE 30, 2025**

Minutes of a regular meeting of the Council of the City of Marshall, held on May 20, 2024 at 7:00 PM.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and supported by _____.

WHEREAS, City Council has reviewed the City Manager's proposed budget for FY 2025 for the City of Marshall; and

WHEREAS, A public hearing has been held to obtain citizen input on the proposed budget; and

WHEREAS, an annual budget is required for purposes of compliance with City Charter and State of Michigan Uniform Budgeting and Accounting Act (Public Act 2 of 1968, as amended);

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL, the following appropriations for the fiscal year, commencing July 1, 2024, and ending June 30, 2025, are hereby appropriated on a departmental level in the General Fund and fund total basis in all other funds as follows:

Taxes	5,032,011
Licenses & Permits	170,900
Intergovernmental	1,347,286
Charges for Services	124,000
Fines & Forfeitures	12,500
Interest	120,000
Miscellaneous	1,626,726
Transfers In	-
Recreation	433,592
Farmer's Market	26,700
Airport	210,622
Total General Fund Revenues	9,104,337

General Fund	
City Council	2,930
City Manager	201,636
Clerk	134,870
Chapel	1,475
Finance/Treasurer	578,034
City Assessor	74,102
Non-Departmental	944,373
City Hall	75,563
City Attorney	75,000
Other City Property	100,000
Human Resources	46,380
Police	2,679,306
Crossing Guards	5,895
Dispatch	63,000
Fire	1,572,866
Inspection	-
Streets	1,146,150
Engineering	64,344
Compost	60,263
Cemetery	204,237
PSB Operations	169,090
Planning & Zoning	127,247
Parks	104,073
Recreation	413,948
Farmer's Market	25,915
Airport	210,622
Total General Fund Expenditures	9,081,319
All Funds Revenues	
General Fund	9,104,337
MVH--Major & Trunkline	790,000
MVH--Local	270,000
Municipal Street Fund	80,000
Marshall Regional Law Enforcement Center	398,727
Leaf, Brush and Trash Removal	192,368
Federal Grant - Safer Grant	252,618
NE Neighborhood Improvement Authority	2,423,525
Downtown Development Authority	279,147
Building Inspection Fund	1,572,533
Local Development Finance Authority	965,444
South Neighborhood Improvement Authority	58,050
Drug Forfeiture	16
American Rescue Plan	195,058
Federal Grant Funds - CDGB Cahil	500,000
Federal Grant Funds - RAP Program	550,040
Capital Improvement Bond Fund	584,953
Marshall House	1,105,000
Fiber to the Premise	1,415,000
Electric	20,157,881
Dial-A-Ride	576,586
Wastewater	2,153,530
Water	2,377,902
Solid Waste	430,500
Information Technology	278,609
Motor Pool	1,133,323
Total Revenues	\$ 47,845,147

All Funds Expenditures	
General Fund	9,081,319
MVH--Major & Trunkline	598,812
MVH--Local	390,490
Municipal Street Fund	143,057
Marshall Regional Law Enforcement Center	466,319
Leaf, Brush and Trash Removal	191,035
Federal Grant - Safer Grant	252,618
NE Neighborhood Improvement Authority	2,300,140
Downtown Development Authority	327,158
Building Inspection Fund	1,505,888
Local Development Finance Authority	1,007,237
South Neighborhood Improvement Authority	29,777
Drug Forfeiture	-
American Rescue Plan	177,058
Federal Grant Funds - CDGB Cahil	500,000
Federal Grant Funds - RAP Program	550,000
Capital Improvement Bond Fund	480,324
Marshall House	710,038
Fiber to the Premise	1,079,145
Electric	18,916,414
Dial-A-Ride	556,576
Wastewater	2,041,404
Water	2,670,840
Solid Waste	411,759
Information Technology	325,409
Motor Pool	997,958
Total Expenditures	\$ 45,710,775

BE IT FURTHER RESOLVED, that total fund reserves (not including the capitalization of assets) shall be increased by \$2,134,372 based on the FY 2025 revenues and expenditures for all funds.

BE IT FURTHER RESOLVED, that the City Council does hereby levy a tax of 17.1629 mills, subject to Headlee rollback, for the period of July 1, 2024, through June 30, 2025, on all taxable real and non-exempt personal property in the City of Marshall, according to the valuation of the same. This tax is levied for the purpose of defraying the general expense and liability of the City of Marshall and is levied pursuant to Section 8.01, Article 8 of the Charter of the City of Marshall.

BE IT FURTHER RESOLVED, the City Council does hereby levy a tax of .7376 mills, subject to Headlee rollback, for the period of July 1, 2024, through June 30, 2025, on all taxable real and non-exempt personal property in the City of Marshall, according to the valuation of the same. This tax is levied for the purpose of defraying the expense of operating the Leaf, Brush and Trash Removal Services of the City of Marshall as authorized by a vote of the citizens on August 4, 2020.

BE IT FURTHER RESOLVED, the City Council does hereby levy a tax of 2.0 mills, subject to Headlee rollback, for the period of July 1, 2024, through June 30, 2025, on all taxable real and non-exempt personal property in the City of Marshall, according to the valuation of the same. This tax is levied for the purpose of municipal

street reconstruction for the City of Marshall as authorized by a vote of the citizens on November 3, 2020.

BE IT FURTHER RESOLVED, the City Council does hereby levy a tax of .9020 mills, subject to Headlee rollback, for the period of July 1, 2024, through June 30, 2025, on all taxable real and non-exempt personal property in the City of Marshall, according to the valuation of the same. This tax is levied to operate the Dial-A-Ride Transportation System in the City of Marshall as authorized by a vote of the citizens on August 5, 1975.

BE IT FURTHER RESOLVED, the City Council does hereby levy a tax of .9020 mills, subject to Headlee rollback, for the period of July 1, 2024, through June 30, 2025, on all taxable real and non-exempt personal property in the City of Marshall, according to the valuation of the same. This tax is levied for the purpose of defraying the expense of operating the Recreation Department of the City of Marshall as authorized by a vote of the citizens on April 4, 1959.

BE IT FURTHER RESOLVED, the City Council does hereby levy a tax of 1.5551 mills, subject to Headlee rollback, for the period of July 1, 2024, through June 30, 2025, on all taxable real and non-exempt personal property in the City of Marshall, according to the valuation of the same in a district known as the Downtown Development District. This tax is levied for the purpose of defraying the costs of the Downtown Development Authority.

WHEREAS, the City Council shall set the salaries of all administrative officials, department heads, and salaried personnel, per Section 2.27 of the City Charter, and

WHEREAS, such salaries shall be included in the annual budget; and

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL, that the salaries included within this budget shall be established and effective July 1, 2024; and

WHEREAS, the City of Marshall deems it necessary and appropriate to periodically review fees and rates as certain costs are incurred in providing a service, and the intent is to set fees at an amount to recover those costs and still remain competitive with surrounding municipalities; and

WHEREAS, the City of Marshall now wishes to establish those fees and rates in accordance with City policy; and

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL, this resolution authorizes the Summary of Fees for 2025 as presented in the budget document for all City Department and Funds, including public utility service rates and charges as authorized by Chapter 53 of the City Code of Ordinances; and

BE IT FURTHER RESOLVED, that the fees and rates found in this budget shall be established and effective July 1, 2024; and

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL

that the City Manager is authorized to make budgetary transfers within the appropriation centers established through this budget, and that all transfers between departments or funds may be made by the City Manager in an amount not to exceed \$20,000 per occurrence without prior Council approval pursuant to Section 19.2 of the provisions of the Michigan Uniform Accounting and Budgeting Act; and

WHEREAS, the City Council of the City of Marshall did give notice of the time and place when a public hearing on adoption of the budget would be held in accordance with Public Act 43 of 1963, proof of publication of the Notice of Public Hearing is now on file, and which Public Hearing was duly held pursuant to said notice and in conformity therewith. A copy of the budget proposal was on file with the City Clerk and on the City's website and available for public inspection at least one week prior to adoption of the budget; and

WHEREAS, the City Council of the City of Marshall did give notice of the time and place when a public hearing would be held in conformity with the provisions of Public Act 5 of 1982 authorizing a tax rate in excess of the present authorized tax rate for General Operating, Recreation, Municipal Streets, Leaf & Brush, Dial-A-Ride and Downtown Development Authority tax levies, proof of publication of Notice of Public Hearing is now on file, and which Public Hearing was duly held pursuant to said notice and in conformity therewith; and

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL, the adoption of the 2024-2025 Fiscal Year Budget shall take effect on July 1, 2024.

Resolution declared adopted this 20th day of May 2024.

Michelle Eubank, City Clerk

I, Michelle Eubank, being duly sworn as the City Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on May 20, 2024 and that the said meeting was conducted and that the minutes of the meeting were kept and will be or have been made available.

Michelle Eubank, City Clerk

11) OLD BUSINESS

12) REPORTS AND RECOMMENDATIONS

A. FIVE-YEAR ELECTRIC RATE PLAN

Moved by Ryan Underhill, supported by Theresa Chaney-Huggett to Approve Resolution 2024-13, A Resolution to Adopt Five-Year Electric Rate Plan, and authorize the City Manager and City Clerk to sign the necessary documents. On a voice vote: **Motion carried.**

**CITY OF MARSHALL, MICHIGAN
RESOLUTION NO. 2024-13**

A RESOLUTION TO ADOPT FIVE-YEAR ELECTRIC RATE PLAN

Minutes of a regular meeting of the Council of the City of Marshall, held on May 20, 2024 at 7:00 PM.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and supported by _____.

WHEREAS, the City of Marshall recently completed an Electric Cost of Service and Rate Study to determine, among other things, whether current electric rates are sufficient to meet the Electric Department's projected revenue requirements through 2028, including operations and maintenance expenses, power supply costs, capital improvements and debt service obligations; and

WHEREAS, based on the results of said Cost of Service and Rate Study, projected revenues at current electric rates appear sufficient to meet Electric Utility projected revenue requirements through 2028; and

WHEREAS, said Cost of Service analysis determined that some current electric rate classes are not recovering the cost of providing service while other rates are recovering more than the cost of providing service; and

WHEREAS, future electric rate adjustments should be designed to move revenue distribution toward Electric Cost of Service analysis results; and

WHEREAS, a five-year electric rate plan has been developed that is designed to move electric rates toward Electric Cost of Service analysis results; and

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL that the attached Five-Year Electric Rate Plan be and the same hereby is adopted effective with bills rendered on and after the first day of June 2024 and then on April 1st of each subsequent year of the plan; and

BE IT FURTHER RESOLVED, that not less than annually thereafter, said Electric Rate Plan shall be reviewed to determine whether revenues generated under said Plan remain sufficient to meet Electric Utility Revenue Requirements and to recommend for City Council consideration any adjustments necessary to maintain the Electric Department's financial health.

Resolution declared adopted this 20th day of May 2024.

Michelle Eubank, City Clerk

I, Michelle Eubank, being duly sworn as the City Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on May 20, 2024 and that the said meeting was conducted and that the minutes of the meeting were kept and will be or have been made available.

Michelle Eubank, City Clerk

B. ADDITIONAL 250 kW GREENUP-MELDAHL ALLOCATIONS

Moved by Jacob Gates, supported by Ryan Underhill to approve Resolution 2024-12, A Resolution to approve the assumption of a portion of the interest of the Electric Plant Board of the City of Princeton, Kentucky in the Greenup Power Sales Contract and Meldahl Power Sales Contract and other Related Matters and authorize the City Manager and City Clerk to sign the necessary documents. On a roll call vote:

Ayes: Theresa Chaney-Huggett, Jacob Gates, Ryan Underhill, Scott Wolfersberger

Nays: None

Abstain: None

Motion carried.

**CITY OF MARSHALL, MICHIGAN
RESOLUTION NO. 2024-12**

**TO APPROVE THE ASSUMPTION OF A PORTION OF THE INTEREST OF THE
ELECTRIC PLANT BOARD OF THE CITY OF PRINCETON, KENTUCKY IN THE
GREENUP POWER SALES CONTRACT AND MELDAHL POWER SALES
CONTRACT AND OTHER RELATED MATTERS**

Minutes of a regular meeting of the Council of the City of Marshall, held on MONTH
DATE, YEAR at 7:00 PM.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and supported by _____.

WHEREAS, The City of Marshall, Michigan (the "Municipality") owns and operates an electric utility system for the sale of electric power and associated energy for the benefit of its citizens and taxpayers; and

WHEREAS, the Municipality is also a member of American Municipal Power, Inc., ("AMP"); and

WHEREAS, the Municipality, along with other AMP Members (collectively "Participants"), entered into a Power Sales Contract ("Greenup PSC") regarding the Greenup Hydroelectric Facility ("Greenup Project") dated November 1, 2009; and

WHEREAS, the Municipality, along with other Participants, entered into a Power Sales Contract ("Meldahl PSC") regarding the Meldahl Hydroelectric Project ("Meldahl Project") dated March 1, 2009; and

WHEREAS, in order to obtain such sources of electric capacity and energy, each Participant in the Greenup Project purchases its Project Share (as defined in the Greenup PSC) of the AMP Entitlement (as defined in the Greenup PCS) from AMP; and

WHEREAS, in order to obtain such sources of electric capacity and energy, each Participant in the Meldahl Project purchases its Project Share (as defined in the Meldahl PSC) from AMP; and

WHEREAS, the Municipality has determined that it requires additional electric capacity and energy; and

WHEREAS, the Electric Plant Board of the City of Princeton, Kentucky ("Assignor") is a Participant under the Greenup PSC and the Meldahl PSC; and

WHEREAS, the Municipality's Project Share under the Greenup PSC is 1.14% (389 kW) and Municipality's Project Share under the Meldahl PSC is 0.57% (594 kW); and

WHEREAS, the Municipality desires to accept the assignment of and assume 0.73% (250 kW) from Assignor's Greenup Project Share and 0.24% (250 kW) from the Assignor's Meldahl Project Share (collectively, the "Assigned Shares") along with the other rights and obligations of Assignor under the Greenup PSC and the Meldahl PSC with respect to the Assigned Shares, including, without limitation, any obligation of Assignor to purchase Step Up Power and pay Step Up Costs, related to the applicable Project Share (as such terms are defined in the Greenup PSC and the Meldahl PSC, respectively) (collectively, the "Assignment"); and

WHEREAS, AMP, on behalf of the remaining Participants, has waived or will waive, upon the effectiveness of this Resolution and certain other prerequisites, the right of first refusal to assume Assignor's rights under the Greenup PSC and the Meldahl PSC; and

WHEREAS, the Municipality, Assignor and AMP desire to enter into an Assignment and Assumption Agreement ("Assignment Agreement") which sets forth the parties' respective rights and obligations with regard to the Assignment.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL THAT:

1. The Assignment is hereby authorized and the Assignment Agreement, in substantially the form of which is on file with the Clerk, is hereby approved, and the City Clerk is authorized and directed to execute on behalf of the Municipality a final form of the Assignment Agreement, substantially in the form approved by this resolution with such completions and changes therein as may be necessary and approved by the City Manager.
2. The Municipality is hereby authorized, through the execution and delivery of the Assignment Agreement, to acquire the Assigned Shares, and the City Manager is authorized to execute and deliver any and all documents necessary for the Municipality to acquire the Assigned Shares and to carry out Assignor's related obligations under the Greenup PSC and the Meldahl PSC.
3. If any section, subsection, paragraph, clause or provision or any part thereof of this Resolution shall be finally adjudicated by a court of competent jurisdiction to be invalid, the remainder of this Resolution shall be unaffected by such adjudication and all the remaining provisions of this Resolution shall remain in full force and effect as though such section, subsection, paragraph, clause or provision or any part thereof so adjudicated to be invalid had not, to the extent of such invalidity, been included herein.
4. All resolutions and parts of resolutions insofar as they conflict with the provisions of this Resolution are hereby rescinded.
5. That this City Council hereby finds and determines that all formal actions relative to the adoption of this Resolution were taken in an open meeting of this City Council and that all deliberations of this City Council and its Committees, if any, which resulted in formal action were taken in meetings open to the public in full compliance with applicable legal requirements, including any applicable open meetings requirements.
6. This this Resolution shall take effect at the earliest date allowed by law.

Resolution declared adopted this 20th day of May 2024.

Michelle Eubank, City Clerk

I, Michelle Eubank, being duly sworn as the City Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on May 20, 2024 and that the said meeting was conducted and that the minutes of the meeting were kept and will be or have been made available.

Michelle Eubank, City Clerk

C. ACTIVATION ZONE 2024 IMPROVEMENTS

Moved by Theresa Chaney-Huggett, supported by Ryan Underhill to approve the construction contract, including change order #1, with Quality Excavators Inc for the amount of \$550,156.61 with a contingency of \$57,842 for a total funded amount of \$607,998.61, the construction engineering contract with Progressive AE for the amount of \$60,000 with a contingency of \$8,000 for a total funded amount of \$68,000 and authorize the City Manager and City Clerk to sign the necessary documents. On a roll call vote:

Ayes: Theresa Chaney-Huggett, Jacob Gates, Ryan Underhill, Scott Wolfersberger

Nays: None

Abstain: None

Motion carried.

D. DESIGNATION AND DEPOSIT OF PUBLIC MONEY AUTHORIZATION

Moved by Jacob Gates, supported by Ryan Underhill to approve Resolution 2024-11, A Resolution to Deposit with Southern Michigan Bank & Trust and authorize the City Manager and City Clerk to sign the necessary documents. On a voice vote: **Motion carried.**

**CITY OF MARSHALL, MICHIGAN
RESOLUTION NO. 2024-11**

A RESOLUTION TO DEPOSIT WITH SOUTHERN MICHIGAN BANK & TRUST

Minutes of a regular meeting of the Council of the City of Marshall, held on May 20, 2024 at 7:00 PM.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and supported by _____.

WHEREAS, Public Act 40 of 1932 states that the legislative body of a city shall provide by resolution for designation and deposit of public money in one or more financial institutions; and

WHEREAS, the City issued a Request for Proposal for banking services, and wishes to award a Professional Services Agreement/Contract to City staff's recommended banking institution; and

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MARSHALL that Southern Michigan Bank and Trust is hereby designated as a legal depository of money belonging to the City of Marshall, County of Calhoun and State of Michigan and that moneys belonging to said City shall be deposited and/or invested in said financial institution in the name of said City.

Resolution declared adopted this 20th day of May 2024.

Michelle Eubank, City Clerk

I, Michelle Eubank, being duly sworn as the City Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on May 20, 2024 and that the said meeting was conducted and that the minutes of the meeting were kept and will be or have been made available.

Michelle Eubank, City Clerk

13) APPOINTMENTS / ELECTIONS

A. CONSTRUCTION BOARD OF APPEALS APPOINTMENT

Moved by Theresa Chaney-Huggett, supported by Jacob Gates to approve the reappointment of Scott Puckett with a term ending on January 1, 2026. On a voice vote: **Motion carried.**

14) PUBLIC COMMENT ON NON-AGENDA ITEMS Persons addressing City Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of two (2) minutes. Comments shall address NON-AGENDA ITEM topics. Public Hearing items shall be addressed during the PUBLIC HEARING portion (Item 10) of the meeting agenda. Agenda items should be addressed during the PUBLIC COMMENT-AGENDA ITEMS (Item 6) portion of the meeting agenda.

Rebekah Sebring of Fredonia Twp, Regis Klingler of 348 Butler Ct, Lynn Sleight of 507 Fair St, and Barry Wayne Adams of 622 W Green St gave public comment.

15) COUNCIL AND MANAGER COMMUNICATIONS

16) ADJOURNMENT

The meeting was adjourned at 8:21 pm.

Respectfully submitted by,

Michelle Eubank
City Clerk

APPROVAL LIST FOR CITY OF MARSHALL
EXP CHECK RUN DATES 05/17/2024 - 05/17/2024
JOURNALIZED
PAID

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
490233	AD-VISOR & CHRONICLE	AD NO. 6100458 ADS 4/6, 4/13, 4/20, 4/27		1,005.50
1CGM-Y6FH-9HQY	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 CO MONITOR		104.00
1RDQ-DWQ4-MP4X	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 AMERICAN FLAG		47.35
1LYL-JJFQ-J3FM	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 PAPER TOWEL, FAC		257.66
1G3H-XKN3-NTKD	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 LED LIGHT BULBS		102.72
16YM-HQNL-N1LL	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 PLAYGROUND SIGN		103.97
36426645	APPLIED CAPITAL, LLC	CONTRACT NO. 132-1753516-000 MRLEC COPIE		117.52
8266	ASI SECURITY	REPLACEMENT FOR SECURITY CAMERAS - 50% D2024.309		14,525.00
269789901105-2024	AT&T	ACCT NO. 269 789-9011 599 1 MRLEC MAY 20		360.21
269781949205-2024	AT&T	ACCT NO. 269 781-9492 594 7 MARSHALL HOU		389.35
8667031	CERTIFIED LABORATORIES	LUBRICANTS		864.90
05/17/2024	CHRISTOPH HINTERMULLER	UB refund for account: 3798		50.00
05172024	CITY OF MARSHALL	REPLENISH FARMER'S MARKET PETTY CASH		663.00
1431568	CLARK HILL PLC	CLIENT NO. K9950 SERVICES THROUGH 4/30/2		1,134.50
1431577	CLARK HILL PLC	CLIENT NO. K9950 SERVICES THROUGH 4/30/2		1,723.50
S3-6891	CUMMINS SALES AND SERV	CUST NO. 179288 GENERATOR MAINTENANCE AT		1,479.02
S3-7176	CUMMINS SALES AND SERV	CUST NO. 179288 GENERATOR MAINTENANCE AT		1,522.54
S3-7500	CUMMINS SALES AND SERV	CUST NO. 179288 GENERATOR MAINTENANCE AT		1,863.46
05/17/2024	FACE, BRANDON	UB refund for account: 3202540026		129.08
05/17/2024	GORDON, DOROTHY	UB refund for account: 2707360004		217.89
9336932532	GRAYBAR ELECTRIC	MATERIALS FOR ELECTRIC LINE EXTENSION TO 2024.231		2,839.58
35375	J AND K PLUMBING SUPPL	GALVENIZED PIPES, COUPLINGS		500.02
05132024	KELLY, SEAN	REFUND FOR ATHLETIC FIELD RENTAL		35.00
13581	LEGG LUMBER	LUMBER, PLASTIC QUICK SQUARES		96.55
05022024	LOWES BUSINESS ACCOUNT	ACCT NO. 821 3023 902596 5 LASER DISTANC		1,613.16
01252024-A	MAPLE LAKE BUILDERS	ADA ACCOMMODATIONS FOR KITCHEN - FINAL P.2024.221		5,750.00
04022024-2802	MARSHALL HARDWARE, LLC	NOTE PADS, PENS		8.98
04032024-2833	MARSHALL HARDWARE, LLC	WOOD FURNITURE DOLLY		131.96
04032024-2862	MARSHALL HARDWARE, LLC	PAINT BRUSHES, WIRE ROLLER, EXT PAINT		86.45
04032024-2864	MARSHALL HARDWARE, LLC	LATEX GLOVES, CARABINERS		27.44
04032024-2865	MARSHALL HARDWARE, LLC	CARB/CHOKE CLEANER		40.74
04042024-2886	MARSHALL HARDWARE, LLC	LAUNDRY DETERGENT		36.56
04152024-3356	MARSHALL HARDWARE, LLC	GAS CANS		40.98
04172024-3474	MARSHALL HARDWARE, LLC	RUBBER HOSE WASHERS		2.49
04222024-3633	MARSHALL HARDWARE, LLC	1GAL CAL/LIME/RUST REMOVER		31.98
05072024-4555	MARSHALL HARDWARE, LLC	1/2" BALL VALVE		12.99
05152024	MARSHALL RECREATION -	10U REC TRAVEL UMPIRE FEES		420.00
04292024	MCGINTY, HITCH, PERSON	CLIENT NO. 4030.001 SERVICES THROUGH 3/3		13,200.00
05102024	MCGINTY, HITCH, PERSON	CLIENT NO. 4030.001 SERVICES THROUGH 4/3		8,740.00
300010743	MICHIGAN ASSOC. OF CHI	MARSHALL PD ACCREDITATION RENEWAL		700.00
6023200	MPH INDUSTRIES, INC.	RADAR REPAIR		94.44
56815988	POWER LINE SUPPLY	MATERIALS FOR VOLTAGE CONVERSION PEARL S 2024.306		280.08
56815803	POWER LINE SUPPLY	MATERIALS FOR VOLTAGE CONVERSION PEARL S 2024.306		492.67
56815805	POWER LINE SUPPLY	MATERIALS FOR VOLTAGE CONVERSION PEARL S 2024.306		5,942.57
05032024	QUADIENT FINANCE USA,	ACCT NO. 7900 0440 5582 9307 POSTAGE APR		2,984.30
05/17/2024	SALAS, ALEXANDERA	UB refund for account: 1602800060		44.02
05012024	SPARTAN STORES, LLC	CUST NO. 021063 REC BOTTLED WATER/WWTP L		299.29
306812	THE IRRIGATOR, INC.	SPRINKLER START-UP AND REPAIRS AT MRLEC		123.80
05/17/2024	THORNSBURY, REESE	UB refund for account: 2900200031		37.70
215	TOP TO BOTTOM TREE SER	ELECTRIC LINE CLEARANCE 5/6/24 - 5/12/24 2024.191		4,306.00
9963115141	VERIZON WIRELESS	ACCT NO. 987146080-00001 APR 02 - MAY 01		1,964.71
77780	WEST MICHIGAN LAWN SER	SPRINKLER SYSTEM START-UP AT MARSHALL HO		560.00
GRAND TOTAL:				78,105.63

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INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
204568100587	CONSUMERS ENERGY	ACCT NO. 1000 9033 6411 AIRPORT MAY 2024		44.32
201542412260	CONSUMERS ENERGY	ACCT NO. 1000 0916 3435 CITY HALL MAY 20		307.08
201542412262	CONSUMERS ENERGY	ACCT NO. 1000 0916 3971 DPW MAY 2024		347.86
202254364766	CONSUMERS ENERGY	ACCT NO. 1000 0759 4680 DPW MAY 2024		196.07
203322241601	CONSUMERS ENERGY	ACCT NO. 1030 1580 0248 FIRE STATION MAY		216.48
201809390462	CONSUMERS ENERGY	ACCT NO. 1000 8921 1096 KP FIREPLACE MAY		673.33
207059013514	CONSUMERS ENERGY	ACCT NO. 1000 0033 5602 MARSHALL HOUSE M		1,480.15
206258754498	CONSUMERS ENERGY	ACCT NO. 1030 1852 1130 MRLEC MAY 2024		975.78
203856197956	CONSUMERS ENERGY	ACCT NO. 1030 1852 0884 MRLEC BARN MAY 2		436.67
204657082629	CONSUMERS ENERGY	ACCT NO. 1000 0916 3203 WASTE WATER MAY		56.88
201542412261	CONSUMERS ENERGY	ACCT NO. 1000 0916 3708 WASTE WATER MAY		62.45
201008843308	CONSUMERS ENERGY	ACCT NO. 1030 1352 1119 WASTE WATER LIFT		26.37
204657085968	CONSUMERS ENERGY	ACCT NO. 1000 7224 3312 WATER MAY 2024		224.84
GRAND TOTAL:				5,048.28

APPROVAL LIST FOR CITY OF MARSHALL
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INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
05132024-A	5 STAR SPRINKLERS	START UP & REPAIR SPRINKLERS AT CITY HAL		97.00
05132024-B	5 STAR SPRINKLERS	START UP & REPAIR SPRINKLERS AT PSB		126.00
05132024-C	5 STAR SPRINKLERS	START UP & REPAIR SPRINKLERS AT ISLANDS		80.00
05132024-D	5 STAR SPRINKLERS	START UP & REPAIR SPRINKLERS AT FOUNTAIN		118.00
05132024-E	5 STAR SPRINKLERS	START UP & REPAIR SPRINKLERS AT GRAND ST		80.00
05132024-F	5 STAR SPRINKLERS	START UP & REPAIR SPRINKLERS AT CARVER P		80.00
05132024-G	5 STAR SPRINKLERS	START UP & REPAIR SPRINKLERS AT ATHLETIC		80.00
1XDK-GH4N-JPGQ	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 12V BATTERY FOR		81.43
1LXG-FXKN-NDHL	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 TABLET, MOUSE, C		779.73
1RW7-YRP4-R6WP	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 HAND SOAP		53.12
1K3C-X1F4-YHPT	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 FABRIC PAINT, SO		482.18
1DM3-611J-RVXK	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 VACUUM HOSE ASSE		61.65
1MQX-Q7ND-HNYH	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 LABEL TAPE		59.07
1VQ3-RPDM-HNCF	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 SOFTBALLS		92.64
2514755	APPLIED INNOVATION	ACCT NO. LAG783-007 MRLEC COPIER SERVICE		74.25
225-519284	AUTO VALUE MARSHALL	OIL		87.48
BLU-13020	BLUFISH CONSULTING, LL	POWER PLANT TRAINING VIDEOS		1,600.00
180393	BRUTSCHE CONCRETE PROD	CUSTOM FOUNDATION W/ LIFT TABS		144.00
180394	BRUTSCHE CONCRETE PROD	FOUNDATIONS		468.00
150641	BUILDERS' HANDLE AND H	FSIC DEADBOLT, REKEYED LOCK, CUT KEY		153.72
2417	CALHOUN CO. CONSOLIDAT	2024 Q2 CONSOLIDATED DISPATCH CALLS FOR 2024.203		15,488.09
2400031255	CITY OF JACKSON	CUST NO. 000803 SMCJTC SPRING 2024 MEMBE		1,162.70
S3-7056	CUMMINS SALES AND SERV	CUST NO. 179288 GENERATOR MAINTENANCE AT		930.75
182941	D & D MAINTENANCE SUPP	ACCT NO. CIMA1 JANITORIAL SUPPLIES (DART		272.48
635020	DARLING ACE HARDWARE	LED FLASHLIGHTS		33.98
635004	DARLING ACE HARDWARE	PADLOCKS		19.98
635071	DARLING ACE HARDWARE	SPRING SNAP CLIPS		64.75
635223	DARLING ACE HARDWARE	TARP		59.99
635428	DARLING ACE HARDWARE	HOSE BARB COUPLINGS		8.59
635605	DARLING ACE HARDWARE	CARTON SEAL TAPE		23.97
635563	DARLING ACE HARDWARE	SHELF BRACKET		13.77
635648	DARLING ACE HARDWARE	NUTS, BOLTS, TAP PLUG, DRILL BIT		35.73
635655	DARLING ACE HARDWARE	WIRE BRUSH, CHIP BRUSH, PAPER RAGS		44.48
635632	DARLING ACE HARDWARE	STORAGE ORGANIZER, LED BULBS		59.98
635644	DARLING ACE HARDWARE	M18 RECIPROCATING SAW, BLADE SET		141.98
635656	DARLING ACE HARDWARE	PRO SFTY RED GAL VOC		74.99
635744	DARLING ACE HARDWARE	WALL SCRAPERS, RUBBER PASTE		57.17
635809	DARLING ACE HARDWARE	VACUUM BELT		4.99
635812	DARLING ACE HARDWARE	LED BULBS		11.99
634147	DARLING ACE HARDWARE	HACKSAW, HOLE SAW BULK, RATCHET PIPE CUT		89.94
634282	DARLING ACE HARDWARE	TIE DOWN STRAPS		39.99
634780	DARLING ACE HARDWARE	GREASE GUN, 14OZ GREASE		28.58
634982	DARLING ACE HARDWARE	SCREWS		62.98
635030	DARLING ACE HARDWARE	MARKING PAINT, BORING BITS		22.98
S105462651.001	ETNA SUPPLY	CUST NO. 5277 AMI METER		192.13
9113999941	GRAINGER	RAS PUMP PARTS		186.30
2495991	GRIFFIN PEST SOLUTIONS	PEST SERVICES AT PSB 5/15/24		51.00
2024308	GRP ENGINEERING, INC.	ENGINEERING SERVICES FOR THE MEGASITE CI 2024.261		1,911.25
2024309	GRP ENGINEERING, INC.	ENGINEERING SERVICES - GENERAL MISC SERV 2024.111		1,938.75
14034523	HACH COMPANY	LAB SUPPLIES		119.00
05132024	HAZEL, CHAD	ENERGY OPTIMIZATION - AIR CONDITIONER		200.00
05012024	HERITAGE CLEANERS	ACCT NO. 100243 DRY CLEANING SERVICE FOR		380.00
05132024	HOME DEPOT CREDIT SERV	ACCT NO. 6035 3225 3883 7836 LUMBER		1,427.80
35475	J AND K PLUMBING SUPPL	COUPLERS, ELBOW		36.34
1674460	J HARLEN CO., INC.	SLOTTED BLANKETS, BUCKET HOOKS, PLIERS,		1,262.72
9539	JS BUXTON	CHEMICALS - LIME		1,194.62
05/23/2024	KIPP, JOSEPH	UB refund for account: 3005540041		35.23
120358	L.D. DOCSA ASSOCIATES	VALVE REPLACEMENT AT WWTP		1,560.00
2405-503816	LEGG LUMBER	LUMBER		51.91
26598545	MCMMASTER-CARR	PRESSURE SWITCH		475.88
M500-164	MEDALLION MANAGEMENT,	MARSHALL HOUSE PAYROLL/INSURANCE 4/13/24 2024.242		11,702.06
M500-165	MEDALLION MANAGEMENT,	MARSHALL HOUSE CONSULTING FEES MAY 2024 2024.242		4,800.00
S5370853.001	MEDLER ELECTRIC COMPAN	FLUORESCENT TUBE LIGHT BULBS		76.32
S5372357.001	MEDLER ELECTRIC COMPAN	PVC CEMENT		277.02
S5345320.001	MEDLER ELECTRIC COMPAN	GE POST TOP LED FIXTURES 29 WATTS FOR RE 2024.320		5,992.68
24-110148-1	MILLENNIUM	HAND HOLE		712.68
125394	O'LEARY WATER CONDITIO	FIRE DEPT BOTTLED WATER DELIVERY 3/11, 3		66.00
2885357	OFFICE THREE SIXTY INC	COPY PAPER		41.99
05132024	PERKINS, MARTHA	ENERGY OPTIMIZATION - ENERGY STAR APPLIA		25.00
56818793	POWER LINE SUPPLY	SPLICE KITS		1,338.00
56820040	POWER LINE SUPPLY	ELBOW GRIP		170.00
56820047	POWER LINE SUPPLY	COVER-UPS		717.00
56819888	POWER LINE SUPPLY	MATERIALS FOR VOLTAGE CONVERSION PEARL S 2024.306		82.88
56819889	POWER LINE SUPPLY	MATERIALS FOR VOLTAGE CONVERSION PEARL S 2024.306		47.84
56820993	POWER LINE SUPPLY	MATERIALS FOR ELECTRIC LINE EXTENSION TO 2024.280		1,717.60
591-11213550	STATE OF MICHIGAN - MD	FY2020 5311 OPERATING RECONCILIATION INV		416.00
591-11213598	STATE OF MICHIGAN - MD	AIRPORT WEATHER OBS & DATA SYSTEM JAN -		383.75
294742	SYN-TECH SYSTEMS	TECH SUPPORT TO MOVE SOFTWARE TO NEW PC		61.00
294801	SYN-TECH SYSTEMS	TECH SUPPORT TO RAISE CREDIT CARD LIMIT		42.00

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INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
58332	TELNET WORLDWIDE	ACCT NO. 8948 MAY 2024		1,037.22
2210	THE WOODHILL GROUP, LL	FINANCE & ACCOUNTING SERVICES FY2024		200.00
4030581	TITAN AVIATION FUELS	AV FUEL - 100LL FOR BROOKS AIRPORT	2024.314	29,635.53
216	TOP TO BOTTOM TREE SER	ELECTRIC LINE CLEARANCE 5/13/24 - 5/19/2	2024.191	3,312.00
08789	TRITERRA, LLC	MARSHALL HOUSE ENVIRONMENTAL PLAN AND RE	2023.222	156,847.39
08874	TRITERRA, LLC	MARSHALL HOUSE ENVIRONMENTAL PLAN AND RE	2023.222	7,766.00
530374553	UTILITIES INSTRUMENTAT	LOCATE FAULT IN UNDERGROUND CABLE	2024.318	4,919.00
530374620	UTILITIES INSTRUMENTAT	LABOR AND MATERIALS FOR VOLTAGE REGULATO	2023.181	4,045.00
5804294	XEROX FINANCIAL SERVIC	CUST NO. 69580 XEROX LEASE 5/4/24 - 6/3/		1,758.30
GRAND TOTAL:				272,766.29

APPROVAL LIST FOR CITY OF MARSHALL
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INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
17VP-RPT1-NM3P	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 T-BALLS		35.64
16TG-K6K7-C7V6	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 IGNITION COIL AS		56.44
1DLD-QHCF-L4HL	AMAZON CAPITAL SERVICE	ACCT NO. A1P4GM99HG1EO2 RETURNED IGNITIO		(30.48)
225-519192	AUTO VALUE MARSHALL	RETURNED 12V AUTO BATTERY		(138.37)
225-519243	AUTO VALUE MARSHALL	SPARK PLUGS		11.07
225-519237	AUTO VALUE MARSHALL	MASTER SWITCH KIT		27.49
225-519287	AUTO VALUE MARSHALL	FUEL LINE HOSES		3.38
225-519261	AUTO VALUE MARSHALL	AIR BRAKE TUBING UNION		66.50
225-519345	AUTO VALUE MARSHALL	CLEAR WHEEL GLOSS		27.58
225-519444	AUTO VALUE MARSHALL	OIL FILTERS		7.04
225-519454	AUTO VALUE MARSHALL	VEHICLE BATTERY WITH CORE RETURN		151.99
4192622367	CINTAS CORP	UNIFORM SERVICES - ELECTRIC & FIBER 5/14		56.85
4192622393	CINTAS CORP	UNIFORM SERVICES - POWER HOUSE 5/14/24		101.37
4192622374	CINTAS CORP	UNIFORM SERVICES - WASTE WATER 5/14/24		64.33
4192622341	CINTAS CORP	UNIFORM SERVICES - WATER 5/14/24		53.07
4193316249	CINTAS CORP	UNIFORM SERVICES - ELECTRIC & FIBER 5/21		56.85
4193316199	CINTAS CORP	UNIFORM SERVICES - POWER HOUSE 5/21/24		101.37
4193316234	CINTAS CORP	UNIFORM SERVICES - WASTE WATER 5/21/24		61.33
4193316264	CINTAS CORP	UNIFORM SERVICES - WATER 5/21/24		53.07
635440	DARLING ACE HARDWARE	TOP SOIL		7.98
635522	DARLING ACE HARDWARE	MARKING PAINT, MARKING WAND, PLASTIC BUC		88.32
635576	DARLING ACE HARDWARE	STEEL QUICK LINK, ANCHOR SHACKLE		31.96
635658	DARLING ACE HARDWARE	STIHL WEED TRIMMER		287.99
635759	DARLING ACE HARDWARE	CORRUGATED 3 IN		9.99
635861	DARLING ACE HARDWARE	TAPE MEASURE, WALL ANCHORS		21.98
635836	DARLING ACE HARDWARE	ELECTRIC TAPE, DUCT TAPE, TAPE MEASURE		52.14
635841	DARLING ACE HARDWARE	SOCKET SET, TRIMMER LINE, BED RISER		87.97
635820	DARLING ACE HARDWARE	SAND MIX		14.98
635803	DARLING ACE HARDWARE	SOCKET WRENCH SET, I-BEAM LEVEL		119.98
635892	DARLING ACE HARDWARE	CAUTION TAPE, PAINT BRUSH, SPRAY PAINT		57.17
635917	DARLING ACE HARDWARE	OIL MIX 1G		17.99
635924	DARLING ACE HARDWARE	LITHIUM COIN BATTERY		8.99
635894	DARLING ACE HARDWARE	TROWELS		35.57
635949	DARLING ACE HARDWARE	WIRE, UNTHREADED ROD, SPRAY PAINT		36.54
636031	DARLING ACE HARDWARE	PAINT		143.98
636033	DARLING ACE HARDWARE	PAINT		119.98
636030	DARLING ACE HARDWARE	PAINT ROLLERS, TRAYS, BRUSHES, PUTTY KNI		392.17
636032	DARLING ACE HARDWARE	PAINT		143.98
82637187	DEFOREST BROTHERS CONC	SIDEWALK REPAIR AT 213 EXCHANGE STREET	2024.286	2,500.00
20213691	DEVON TITLE AGENCY	SEARCH FEE FOR 510 EAST DRIVE		225.00
1570	ECOGRASS LAWN CARE	EDGING AND HEDGE TRIMMING AT PSB		125.00
3401760	EDWARDS INDUSTRIAL SAL	CUST ID: 92775 HOSE ASSEMBLY, UNION ELBO		75.53
076812	ENVIRONMENTAL RESOURCE LAB	QA/QC SUPPLIES		729.25
437893	FISHBECK	PERMIT TO INSTALL (PTI) APPLICATION SERV	2024.171	7,089.00
16373	FREDRICKSON SUPPLY, LL	PART #51524-00-V HOSE BARB, PART #21732-		407.49
2405	GREAT LAKES FUNDRAISIN	T-BALL, BASEBALL, & SOFTBALL T-SHIRTS		2,116.00
114458	HOFFMAN AG SERVICE, LT	ROUNDUP 2.5 GAL		62.50
COM 24 01	HUFFMAN RUBBER, INC.	TIRE RECYCLING		268.00
180196	IMPACT SOLUTIONS	NAME PLATES FOR PLANNING COMMISSION		62.62
35728	J AND K PLUMBING SUPPL	PVC ADAPTER, BUSHINGS, COUPLINGS FOR LYO		88.91
1676133	J HARLEN CO., INC.	GLOVES - LUIB		21.45
642008	KENNEDY INDUSTRIES, IN	RAS PUMP PARTS		830.12
102219335	KIMBALL MIDWEST	HEAD CAP SCREW ASSORTMENT, BIN, BASE		1,549.00
44092	LAKELAND ASPHALT CORPO	2.44 TONS BITUMINOUS AGGREGATES		173.24
44141	LAKELAND ASPHALT CORPO	4.31 TONS BITUMINOUS AGGREGATES		306.01
019518	LEWEY'S SHOE REPAIR	BOOT ALLOWANCE - WEAVER, HAROLD		282.98
42963274	LINDE GAS & EQUIPMENT,	CUST NO. 59879658 GASES		161.95
000162	MICHIGAN PRESSUREWASH	KID'S KINGDOM PARK WASH & ALGAECIDE TREA		2,675.00
72296028	MSC INDUSTRIAL SUPPLY	SAFETY GLASSES		156.96
503892	NORTH CENTRAL LABORATO	LAB SUPPLIES	2024.005	310.25
4788-395906	O'REILLY FIRST CALL	ACCT NO. 1741510 TIRE PROTECTANT, MICROF		56.64
4788-396065	O'REILLY FIRST CALL	ACCT NO. 1741510 MOTOR OIL 1G		29.99
2885494	OFFICE THREE SIXTY INC	COPY PAPER		41.99
2894630	OFFICE THREE SIXTY INC	HIGHLIGHTERS		7.71
2894630B1	OFFICE THREE SIXTY INC	DRY ERASE MARKERS		5.51
18599	TIRE CITY TIRE PROS	NEW TIRE & REPAIR #115 2017 FORD F-250		1,644.49
P-1034	TORISHIMA SERVICE SOLU	RAS PUMP SEAL		800.00
41252	TOWNSEND NETWORKS	BROCADE SWITCHES	2024.289	4,800.00
GRAND TOTAL:				30,048.77

ITEM: 7.C

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Eric Zuzga, Director of Community Services
DATE: June 3, 2024
SUBJECT: **CRONIN GRANT APPLICATION- ATHLETIC FIELDS EXPANSION**

The Athletic Fields Expansion Project (Eaton Park) is getting close to having the necessary funding so that we can commence construction. In order to help fill a large portion of that gap, staff is requesting permission to apply to the Cronin Foundation for a grant in the amount of \$300,000.

BUDGET IMPACT:

The grant will require a budget amendment, but fills a large gap in the remaining amount needed to complete the project.

RECOMMENDATION:

Authorize city staff to submit a grant in the amount of \$300,000 to the Cronin Foundation to complete the Athletic Fields Expansion Project.

ITEM: 7.D

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Joshua Lanker, Chief of Police
DATE: June 3, 2024
SUBJECT: **SPECIAL EVENT REQUEST- MANDY RUNS MICHIGAN 5K RUN**

The City of Marshall Staff received a special event application request for the Mandy Runs Michigan 5K event to be held on July 21, 2024 from 5 to 8:30 PM. This fun running event is being organized by a Marshall citizen who has the idea/goal of running in every city in the State of Michigan that holds a race event (1 mile or greater). By the time of the race, she will be halfway to her goal. The organizer has run in over three hundred races in Michigan and is using this knowledge to organize this fun run in Marshall.

The run would take place in Brooks Nature Area. They are requesting the use of the park for the run.

The organizer is a registered LLC and is in the process of becoming a non-profit organization, but will not receive this designation prior to the event. The organizers are in the process of obtaining their required liability insurance that includes naming the City as an additional insured.

BUDGET IMPACT:

There is no cost for the use of the park, so there is no cost for this event.

RECOMMENDATION:

Approve the Mandy Runs Michigan 5K Run Special Event Application Request for July 21, 2024.



City Of Marshall
323 West Michigan Ave
Marshall, MI 49068
Phone: 269.781.5183
Fax: 269.781.2878

Special Events Application

Important: Please fill out each item as completely so that the application can be processed as quickly as possible, without unnecessary delays. Please return the completed, signed application, with any necessary attachments, to the City Clerk's Office, at the address shown above. Special Events must be approved by the City Council, which typically meets twice per month. We recommend submitting your application at least 90 days before your organization wishes to receive approval, to allow time to work through issues with the staff, and to allow for the possibility that the City Council may still see issues that should be addressed before approval.

Applicant Information

Name of Special Event: Mandy Runs Michigan 5K

Is the sponsoring organization: ☒ Non-Profit, please provide status letter* ☐ For Profit

Mailing/Billing Address: 315 W Pearl Street

City/State/ZIP Code: Marshall, MI 49068

Business Phone: _____

Cell Phone: 248-767-1284

Email Address(es): ZigZagDog1@aol.com

Event Information

*A separate event schedule and/or description may be attached in response to questions 1 through 5.

**For any question, if there is not room to include a complete response, please include the response on a separate attachment and note "see attached". When providing information in an attachment, please refer to the appropriate question number(s) to help the City staff review the application.

1. Requested day(s), date(s), and time(s) of the Special Event: July 21, 2023

2. Is there a requested alternative date(s)? ☐ Yes ☒ No

If yes, please provide the alternative date(s): _____

3. Please describe the event(s): 5K Run/Walk

4. What is the requested location(s) of the event(s): Start/Finish in front of 315 W. Pearl Street

Run along Kalamazoo River next to Riverwalk to South Marshall Ave, head south to Oakridge Cemetery, circle around cemetery and back down same path to Pearl Street at finish.

5. Does this event require a street closure? ☒ Yes ☐ No Street Name: E Hughes St. at S Marshall Ave.

Start and End Locations: Just the west side intersection for runners to cross safely. (6PM to 7:30PM only)

Event changed to a run through Brooks Nature Area. No longer starting/finishing on Pearl or crossing any intersections.

Please complete the following check list regarding your event and special needs: More detailed instructions are included on the following pages. Please use additional sheets where appropriate for more detailed responses.

General

- | | |
|--|---------------------------------|
| 6. Is this event expected to occur again in a future calendar year?
Normal Annual Date? <u>2 events per year six months apart</u> | Yes <u>X</u> No <u> </u> |
| 7. Have you included a map indicating the location of your event?* | Yes <u>X</u> No <u> </u> |
| 8. Is your event located within the Downtown Development Authority? | Yes <u> </u> No <u>X</u> |
| 9. Does the applicant wish to prohibit vending within the event area? | Yes <u> </u> No <u>X</u> |
| 10. Does the applicant plan to include vending as part of this event?* | Yes <u>X</u> No <u> </u> |
| 11. Will this event include the use of signs? | Yes <u>X</u> No <u> </u> |
| 12. Will the event require the hanging of a banner? | Yes <u> </u> No <u>X</u> |
| 13. Is the applicant requesting special parking arrangements, such as reserved parking?* | Yes <u> </u> No <u>X</u> |

Public Services

- | | | |
|--|----------------------|----------|
| 14. Is the applicant requiring utility connections, such as electric or water services?* | Yes_____No | <u>X</u> |
| 15. Does the applicant require other public services? | Yes_____No | <u>X</u> |
| a. Barricades | Yes_____No | <u>X</u> |
| b. Fencing | Yes_____No | <u>X</u> |
| c. Street Sweeping | Yes_____No | <u>X</u> |
| d. Mowing | Yes_____No | <u>X</u> |
| e. Rubbish Containers | Yes_____No | <u>X</u> |
| f. Picnic Tables | Yes_____No | <u>X</u> |
| g. Cessation of Lawn Sprinklings | Yes_____No | <u>X</u> |
| h. Other_____ | Yes_____No | <u>X</u> |
| i. Map including indicating location of these services?* | Yes_____No | <u>X</u> |
| 16. Do you plan to utilize volunteers to help run the event? | Yes <u>X</u> _____No | |
| 17. Do you plan to rent a park facility for the event? | Yes_____No | <u>X</u> |

Public Safety

- | | | | |
|---|------------|----|----|
| 18. Does the applicant have any special security or safety concerns? | Yes | No | X |
| 19. Are you requesting assistance from the Police/Fire Departments? | Yes | No | X |
| 20. Will the event include loud or unusual sounds? | Yes | X | No |
| a. Musicians | Yes | No | X |
| b. Singers | Yes | No | X |
| c. Amplified Announcers | Yes | X | No |
| d. Carnival Rides | Yes | No | X |
| e. Motor Vehicle Noises | Yes | No | X |
| f. Other _____ | Yes | No | X |
| 21. What are the planned hours for loud or unusual sounds? | 5PM to 9PM | | |
| 22. Will the event include unusual lighting beyond what is normal at that location? | Yes | No | X |

Alcohol Consumption

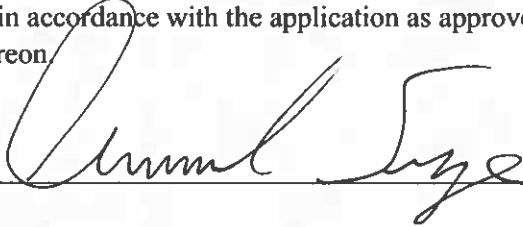
23. Are alcoholic beverages proposed to be served as part of the event? Yes _____ No X
24. Will you be utilizing a LLC regulated boundary? Yes _____ No X
25. Are you using the Social District for outdoor alcohol consumption? Yes _____ No X
26. Have all necessary liquor licenses been obtain at the time of this application? Yes _____ No X
27. Does the applicant have any other requests that are not listed in this form? Yes _____ No X
28. The applicant is require to provide \$1,000,000 of liability insurance coverage with respect to the event; have you attached a Certificate of Insurance listing the City of Marshall as an additionally insured? Yes _____ No X

Questionnaire Explanations

Applicant Signature

I hereby affirm that the information is true to the best of my knowledge and belief, and agree that the applicant will be responsible for making certain that the event follows the ordinances, rules, and regulations of the City of Marshall and that the event takes place in accordance with the application as approved by the Marshall City Council, including any conditions placed thereon.

Applicant Signature: _____



Printed Name: **Amanda F. Frye**

Date: **12/28/2023**

The APPLICANT does hereby agree to indemnify, hold harmless and defend the CITY and each of its officers, officials, employees, agents and authorized volunteers from any and all loss, liability, fines, penalties, forfeitures, costs and damages (whether in contract, tort or strict liability, including but not limited to personal injury, death at any time and property damage) incurred by CITY, OWNER, PERMITTEE (Renter) or any other person, and from any and all claims, demands and actions in law or equity (including attorney's fee and litigation expenses), arising or alleged to have arisen directly or indirectly out of the operation and use of CITY property and public right of way. APPLICANT'S obligations under the preceding sentence shall apply regardless of whether City or any of its officers, officials, employees, agents or authorized volunteers are negligent, but shall not apply to any loss, liability, fines, penalties, forfeitures, costs or damages caused solely by the gross negligence, or caused by the willful misconduct, of CITY or any of its officers, officials, employees, agents or authorized volunteers.

ITEM: 7.E

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Marguerite Davenport, Director of Public Services
Joshua Lankerdt, Chief of Police
DATE: June 3, 2024
SUBJECT: SPECIAL EVENT REQUEST - CHICKEN BBQ

We received a special event request for the annual 4th of July Chicken BBQ event. This event is organized by Marshall Area Economic Development Alliance and is in conjunction with the Oaklawn Pet, Bike, and Wagon Parade. The event is planned for July 4th from 6 am to 2 pm. The request is for the traffic circle to be closed down for both events. The traffic request is to close the traffic circle (Kalamazoo Ave and Michigan Ave) from 6 am to 2 pm. They are also utilizing electric connections and rubbish containers.

An application has been completed and proof of insurance and non-profit documentation has been provided. The MDOT permit has been approved.

The city will provide the barricades along with traffic control and detour signs. The event volunteers will put the barricades in place and take them down upon completion.

BUDGET IMPACT:

As this is a city sponsored event, there is no cost to the event holder.

RECOMMENDATION:

Approve the Choose Marshall 4th of July Chicken BBQ Special Event Request for July 4, 2024, from 6 AM to 2 PM.

CITY OF MARSHALL

SPECIAL EVENT POLICY

May 2022

In General

1. The City of Marshall, believing there is a benefit to the community in allowing and encouraging community-oriented special events that may make use of public rights-of-ways, parks, or other properties, may allow the use of such properties for special events under the terms of this policy.
2. Any Special Event making use of City-controlled public rights-of-ways, parks, or other properties, shall be approved in advance by the City Council. Typically, a Special Event involves significant potential inconvenience to nearby residents and properties, through traffic, activity, noise, light, altered traffic routes, or other potentially deleterious factors that are not normally present in the area.
3. The normal use of City facilities, such as playing baseball on a baseball field, renting a pavilion, etc., shall not be considered a Special Event under this policy.
4. Events in the Downtown Development Authority (DDA) district, as shown below, will be presented to the DDA board at their regularly scheduled meetings. The DDA will be asked to formally support the Special Event prior to the event approval going to City Council. The City believes support and coordination with downtown business is critical to the success of the downtown area. The DDA meets once a month so timing of the application should be adjusted accordingly to allow for both DDA and City Council approval.
5. The City of Marshall prohibits the use of paint or permanent markings on surfaces within the public right of way. Anchoring of tents with stakes is prohibited through concrete or asphalt surfaces on City property or within the public right of way. Anchoring of any structure must be completed with alternative methods.
6. The City of Marshall partners with the Michigan Department of Transportation (MDOT) to manage two state trunklines within City limits. Michigan Avenue is the BL-94 trunkline while South Kalamazoo Avenue and Industrial Road are M-227. The City maintains a close relationship with the local MDOT office regarding street closures on Michigan Avenue. If a closure of Michigan Avenue is requested the City will pursue the permit from MDOT and prepare necessary traffic plans. Permit approval is the ultimate decision of MDOT. Proper deployment and display of traffic control signs will be discussed with applicants at the planning meeting.
7. The City of Marshall puts effort into planning and coordinating events with event sponsors. We understand that unexpected cancellation of events can occur. We schedule required work activities in advance of events and will require 72-hour notice prior to the start of an event for cancellation and avoidance of special event fees. If cancellation is received within 72-hours of an events start time, the sponsors will be billed for all activities completed by the time of cancellation.
8. The City of Marshall is a supporter of special events. However, applicants should understand

special events require additional work for City staff. The City requires payment for special events tasks directly attributable to the event. The City requires 100% reimbursement from for-profit sponsoring organizations and waives the first \$500 in fees for non-profit sponsoring organizations.

Procedures

9. An applicant desiring to hold a special event requiring the use of City-controlled property shall submit a Special Event Application Form to the City Clerk's Office, describing the particulars of the request. All requested information must be provided. The application should be submitted 90 days before the event to ensure ample time for the required staff review, correction of any defects, and time for the request to be placed on a City Council agenda. The City Council may consider whether a late approval date would provide inadequate notice to affected residents, property owners, and business owners.
10. Relevant City staff members will review the application and recommend changes if appropriate. The applicant may amend the application to address these concerns. Before the application is submitted to City Council, relevant staff members will indicate whether they have concerns with the application in its current form.
11. Additional permits and fees may be required for services requested including right-of-way permit, electric drop, and hydrant connections.
12. City staff, prior to council approval, will determine the cost to the City for supporting the event. This cost will be conveyed to the event sponsoring and payment is expected prior to the event date.
13. The City Council will consider the application during an open meeting, and will approve, approve with conditions, or reject the application.

Applications may be rejected if, in the sole judgment of the City, granting the application would not be in the best interest of the public health, safety, or welfare, through causing parking congestion, excessive disruption of traffic, blocking access to other properties, or reducing access for emergency vehicles; or if the public health, safety or welfare was negatively affected by previous similar special events or special events sponsored by the applicant; or if the applicant has previously failed to live up to his or her responsibilities as sponsor of a special event; or if the applicant has supplied false information on the Special Event Application Form. The decision of the City Council is final.



City Of Marshall
323 West Michigan Ave
Marshall, MI 49068
Phone: 269.781.5183
Fax: 269.781.2878

Special Events Application

Important: Please fill out each item as completely so that the application can be processed as quickly as possible, without unnecessary delays. Please return the completed, signed application, with any necessary attachments, to the City Clerk's Office, at the address shown above. Special Events must be approved by the City Council, which typically meets twice per month. We recommend submitting your application at least 90 days before your organization wishes to receive approval, to allow time to work through issues with the staff, and to allow for the possibility that the City Council may still see issues that should be addressed before approval.

Applicant Information

Name of Special Event: Choose Marshall July 4th Chicken BBQ

Is the sponsoring organization: ☒ Non-Profit, please provide status letter* ☐ For Profit

Mailing/Billing Address: 323 W Michigan Ave

City/State/ZIP Code: Marshall, MI 49068

Business Phone: 269-781-5163 Cell Phone: Kimber 269-967-1987

Email Address(es): james@choosemarshall.com

Event Information

*A separate event schedule and/or description may be attached in response to questions 1 through 5.

**For any question, if there is not room to include a complete response, please include the response on a separate attachment and note "see attached". When providing information in an attachment, please refer to the appropriate question number(s) to help the City staff review the application.

1. Requested day(s), date(s), and time(s) of the Special Event: July 4th, 2024 from 6:00 am to 2:00 pm

2. Is there a requested alternative date(s)? ☐ Yes ☒ No

If yes, please provide the alternative date(s): _____

3. Please describe the event(s): Setting up a food service tent to provide access to Chicken BBQ and food as is tradition in Marshall on July 4th annually

4. What is the requested location(s) of the event(s): Fountain Circle and Adjacent to Kellogg Community Credit Union on their lawn

5. Does this event require a street closure? ☒ Yes ☐ No Street Name: W Michigan & N Kazoo Ave

Lawn adjacent to KCCU and across the street from Honolulu House

Start and End Locations: _____

Please complete the following check list regarding your event and special needs: More detailed instructions are included on the following pages. Please use additional sheets where appropriate for more detailed responses.

General

6. Is this event expected to occur again in a future calendar year? Yes^X_____ No_____
- Normal Annual Date? July 4 _____
7. Have you included a map indicating the location of your event?* Yes_____ No^X_____
8. Is your event located within the Downtown Development Authority? Yes^X_____ No_____
9. Does the applicant wish to prohibit vending within the event area? Yes^X_____ No_____
10. Does the applicant plan to include vending as part of this event?* Yes^X_____ No_____
11. Will this event include the use of signs? Yes^X_____ No_____
12. Will the event require the hanging of a banner? Yes_____ No^X_____
13. Is the applicant requesting special parking arrangements, such as reserved parking?* Yes_____ No^X_____

Public Services

14. Is the applicant requiring utility connections, such as electric or water services?* Yes^X_____ No_____
15. Does the applicant require other public services?
- a. Barricades Yes^X_____ No_____
- b. Fencing Yes_____ No^X_____
- c. Street Sweeping Yes_____ No^X_____
- d. Mowing Yes_____ No^X_____
- e. Rubbish Containers Quantity: 20 _____ Yes^X_____ No_____
- f. Picnic Tables Yes_____ No^X_____
- g. Cessation of Lawn Sprinklings Yes_____ No^X_____
- h. Other _____ Yes_____ No^X_____
- i. Map including indicating location of these services?* Yes_____ No^X_____
16. Do you plan to utilize volunteers to help run the event? Yes^X_____ No_____
17. Do you plan to rent a park facility for the event? Yes_____ No^X_____

Public Safety

18. Does the applicant have any special security or safety concerns? Yes_____ No^X_____
19. Are you requesting assistance from the Police/Fire Departments? Yes_____ No^X_____
20. Will the event include loud or unusual sounds?
- a. Musicians Yes_____ No^X_____
- b. Singers Yes_____ No^X_____
- c. Amplified Announcers Yes_____ No^X_____
- d. Carnival Rides Yes_____ No^X_____
- e. Motor Vehicle Noises Yes_____ No^X_____
- f. Other _____ Yes_____ No^X_____
21. What are the planned hours for loud or unusual sounds? _____
22. Will the event include unusual lighting beyond what is normal at that location? Yes_____ No^X_____

Alcohol Consumption

23. Are alcoholic beverages proposed to be served as part of the event? Yes_____ No^X_____
24. Will you be utilizing a LLC regulated boundary? Yes_____ No^X_____
25. Are you using the Social District for outdoor alcohol consumption? Yes_____ No^X_____
26. Have all necessary liquor licenses been obtain at the time of this application? Yes_____ No^X_____
27. Does the applicant have any other requests that are not listed in this form? Yes_____ No^X_____
28. The applicant is require to provide \$1,000,000 of liability insurance coverage with respect to the event; have you attached a Certificate of Insurance listing the City of Marshall as an additionally insured? Yes^X_____ No_____

Questionnaire Explanations

6. **Is this event expected to occur again in a future calendar year?** You may ask to reserve a date for a future calendar year with this application. To reserve an event date for a future calendar year, please provide the normal annual event date. *Note:* Granting such a reservation does not constitute final approval of the event, but will reserve the same area as granted for the current year, until three months before the reserved date.
7. **An Event Map**—if your event will use streets or sidewalks or will use multiple locations, please attach one or more maps showing the locations requested. Please show any streets or parking lots that you are asking be blocked off or reserved for specific purposes, locations of specific events or objects (carnival rides, bleachers, medical care, exhibits, special parking, pick-up/drop-off areas, etc.), remote parking lots, the actual route of a parade or race, and similar information appropriate to clarify the exact request.
8. **Is your event located within the Downtown Development Authority?** The DDA will be asked to formally support the Special Event prior to the event approval going to City Council. The City believes support and coordination with downtown business is critical to the success of the downtown area. The DDA meets once a month so timing of the application should be adjusted accordingly to allow for both DDA and City Council approval.
- 9/10. **Does the applicant wish to have control of vending within the festival area?** In some instances, the applicant may be granted control of vending, the applicant is solely responsible for ensuring that all vendors are properly licensed with any appropriate agencies (Health Department). The City of Marshall Fire Department will hold vendors responsible for the National Fire Prevention Association's (NFPA) standards relating to general safety, fuel and power sources, clearances, and operational safety.
11. **Will this event include the use of signs?** If yes, please attach information on the size, content, and location of any requested signs; signs may be shown on the event map or on a separate map, if appropriate. Small directional signs that do not obstruct pedestrian or vehicular traffic may be placed in the event area, during the event, without being included in this application.
12. **Will the event require the hanging of a banner?** Event sponsors can purchase banners to be hung across North Kalamazoo Avenue or Michigan Avenue. The fee to hang a banner is \$400. The banner must be 3 or 4-foot by 20-foot in size for North Kalamazoo or 25 to 35-foot in length for Michigan Avenue. For proper hanging the banner must have grommets in each corner as well as along the top of the banner and wind slits throughout the banner. The city will supply the rope for hanging of the banner.
13. **Is the applicant requesting special parking arrangements—such as limiting parking areas to certain groups of users?** If yes, you must coordinate with the Police Chief.
14. **Is the applicant requiring utility connections, such as electric service or water?** If yes, you must coordinate with the Director of Public Services to review what utilities are available in the requested area, and provide a detailed map showing the utilities requested. Requests for electricity will require an *Electric Drop* form to be completed and submitted with the application.
15. **Does the applicant have any other requests for public services, such as street sweeping, mowing, rubbish containers or removal, placement or removal of picnic tables or other fixtures, or cessation of lawn sprinkling?** If yes, you must coordinate with the Director of Public Services to determine if assistance from Public Services is appropriate and available, and provide a description of the services Public Services has indicated it could provide. The applicant will be charged for these services. Any
16. **Do you plan to utilize volunteers to help run the event?** Depending on the scope of the event, volunteers can help reduce the cost of special events for the applicant. The City has limited staff to help with special events and encourages organizers to utilize volunteers as much as possible.
17. **Is your event located at Stuarts Landing Band Shell or Ketchum Park's Cronin Millrace Pavilion?** These two facilities are available for rent. A separate *Park Rental Agreement* for park facilities is required as part of the special event application.

- 18. Does the applicant have any special security or safety concerns? Is the applicant requesting assistance from the Police Department in addressing these concerns?** If yes, you must contact the Chief of Police to determine what assistance from the Police Department is appropriate and available, and provide a description of the services the Police Department has indicated it could provide. The applicant will be charged for these services.
- 19. Is the applicant requesting assistance from the Police or Fire Departments in addressing these concerns?**
If yes, you must contact both the Police and Fire Chief to determine what assistance from the Departments is appropriate and available, and provide a description of the services the Departments have indicated they could provide. The applicant will be charged for these services.
- 20. Will the event include loud or unusual sounds, such as a musicians, singers, amplified announcers, carnival rides, motor vehicle noises beyond those regularly present in the location, etc.?**
If yes, you must please attach information indicating all of these on this application.
- 20. Will the event include unusual lighting beyond that regularly present in the location that could have an impact upon occupants of neighboring properties?**
If yes, you must please attach information indicating all of the types of lighting, the location, the beginning and end times, and whether the lighting is constant or intermittent during those times.
- 21. Are alcoholic beverages proposed to be served as part of the event?**
If yes, you must advise the Police Department of your intention to serve alcoholic beverages. Approval of the special event does not constitute final approval of service of alcoholic beverages; any necessary approval of a liquor license is a separate process.
- 25. Please attach a separate sheet detailing any aspects of the event that are not specifically addressed in this form but of which the City Council should be aware to make a fully informed decision with regard to approval of the proposed event.**
- 26. The applicant is required to provide \$1,000,000 of liability insurance coverage with respect to the event. A Certificate of Insurance, with the City listed as an additional named insured, must be provided to the City Clerk's Office at least one calendar month before the event. Is the insurance certificate attached?**

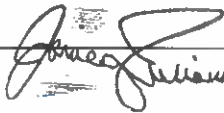
The City of Marshall PROHIBITS any and all painting of any city property, including sidewalk and streets. Events of those persons violating this policy will be canceled and not future event will be allowed.

Continue to next page...

Applicant Signature

I hereby affirm that the information is true to the best of my knowledge and belief, and agree that the applicant will be responsible for making certain that the event follows the ordinances, rules, and regulations of the City of Marshall and that the event takes place in accordance with the application as approved by the Marshall City Council, including any conditions placed thereon.

Applicant Signature: _____



Printed Name: James Durian Date: 4/22/24

The APPLICANT does hereby agree to indemnify, hold harmless and defend the CITY and each of its officers, officials, employees, agents and authorized volunteers from any and all loss, liability, fines, penalties, forfeitures, costs and damages (whether in contract, tort or strict liability, including but not limited to personal injury, death at any time and property damage) incurred by CITY, OWNER, PERMITTEE (Renter) or any other person, and from any and all claims, demands and actions in law or equity (including attorney's fee and litigation expenses), arising or alleged to have arisen directly or indirectly out of the operation and use of CITY property and public right of way. APPLICANT'S obligations under the preceding sentence shall apply regardless of whether City or any of its officers, officials, employees, agents or authorized volunteers are negligent, but shall not apply to any loss, liability, fines, penalties, forfeitures, costs or damages caused solely by the gross negligence, or caused by the willful misconduct, of CITY or any of its officers, officials, employees, agents or authorized volunteers.

ITEM: 7.F

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Marguerite Davenport, Director of Public Services
DATE: June 3, 2024
SUBJECT: SPECIAL EVENT REQUEST - FOUNTAIN STORYTIME SERIES

The Marshall District Library has requested use of the fountain circle on Fridays in July and August. This is an annual series provided by the library and planned for 11:00am to 12:00pm each Friday. The event includes the posting of a small yard sign by the group attending and amplified speaker for the reader. Some music is presented during the readings, including ukuleles and singers. Event dates are July 19 and 26 and August 2 and 9.

BUDGET IMPACT:

None. The event does not require any services that would be billed to the event sponsor.

RECOMMENDATION:

Approve the Marshall District Library Fountain Storytime Special Event Request for Fridays in July and August from 11AM to Noon.



City Of Marshall
323 West Michigan Ave
Marshall, MI 49068
Phone: 269.781.5183
Fax: 269.781.2878

Special Events Application

Important: Please fill out each item as completely so that the application can be processed as quickly as possible, without unnecessary delays. Please return the completed, signed application, with any necessary attachments, to the City Clerk's Office, at the address shown above. Special Events must be approved by the City Council, which typically meets twice per month. We recommend submitting your application at least 90 days before your organization wishes to receive approval, to allow time to work through issues with the staff, and to allow for the possibility that the City Council may still see issues that should be addressed before approval.

Applicant Information

Name of Special Event: Fountain Storytime

Is the sponsoring organization: ☒ Non-Profit, please provide status letter* ☐ For Profit

Mailing/Billing Address: 124 W Green St.

City/State/ZIP Code: Marshall, MI 49068

Business Phone: 269.781.7821 x1800 Cell Phone: 269.838.3909 (Shavna)

Email Address(es): swanteks@yourmdl.org

Event Information

*A separate event schedule and/or description may be attached in response to questions 1 through 5.

**For any question, if there is not room to include a complete response, please include the response on a separate attachment and note "see attached". When providing information in an attachment, please refer to the appropriate question number(s) to help the City staff review the application.

1. Requested day(s), date(s), and time(s) of the Special Event: 7/19 & 26 ; 8/2 & 9
11am - 12:00 pm

2. Is there a requested alternative date(s)? ☐ Yes ☒ No

If yes, please provide the alternative date(s): _____

3. Please describe the event(s): stories + songs for all ages

4. What is the requested location(s) of the event(s): grass near east side of fountain

5. Does this event require a street closure? ☐ Yes ☒ No Street Name: _____

Start and End Locations: _____

Please complete the following check list regarding your event and special needs: More detailed instructions are included on the following pages. Please use additional sheets where appropriate for more detailed responses.

General

6. Is this event expected to occur again in a future calendar year? Yes X No _____
Normal Annual Date? _____
7. Have you included a map indicating the location of your event?* Yes _____ No X
8. Is your event located within the Downtown Development Authority? Yes X No _____
9. Does the applicant wish to prohibit vending within the event area? Yes X No _____
10. Does the applicant plan to include vending as part of this event?* Yes _____ No X
11. Will this event include the use of signs? *small yard signs (2)* Yes X No _____
12. Will the event require the hanging of a banner? Yes _____ No X
13. Is the applicant requesting special parking arrangements, such as reserved parking?* Yes _____ No X

Public Services

14. Is the applicant requiring utility connections, such as electric or water services?* Yes X No _____
15. Does the applicant require other public services? *we plug in our portable speaker @ the electric pole*
- a. Barricades Yes _____ No X
- b. Fencing Yes _____ No X
- c. Street Sweeping Yes _____ No X
- d. Mowing Yes _____ No X
- e. Rubbish Containers Quantity: _____ Yes _____ No X
- f. Picnic Tables Yes _____ No X
- g. Cessation of Lawn Sprinklings Yes _____ No X
- h. Other _____ Yes _____ No X
- i. Map including indicating location of these services?* Yes _____ No X
16. Do you plan to utilize volunteers to help run the event? Yes _____ No X
17. Do you plan to rent a park facility for the event? Yes _____ No X

Public Safety

18. Does the applicant have any special security or safety concerns? Yes _____ No X
19. Are you requesting assistance from the Police/Fire Departments? Yes _____ No X
20. Will the event include loud or unusual sounds? *our speaker is not loud; nor our songtime very active*
- a. Musicians Yes _____ No X
- b. Singers Yes _____ No X
- c. Amplified Announcers Yes _____ No X
- d. Carnival Rides Yes _____ No X
- e. Motor Vehicle Noises Yes _____ No X
- f. Other _____ Yes _____ No X
21. What are the planned hours for loud or unusual sounds? _____
22. Will the event include unusual lighting beyond what is normal at that location? Yes _____ No X

Alcohol Consumption

23. Are alcoholic beverages proposed to be served as part of the event? Yes _____ No X
24. Will you be utilizing a LLC regulated boundary? Yes _____ No X
25. Are you using the Social District for outdoor alcohol consumption? Yes _____ No X
26. Have all necessary liquor licenses been obtain at the time of this application? Yes _____ No X
27. Does the applicant have any other requests that are not listed in this form? Yes _____ No X
28. The applicant is require to provide \$1,000,000 of liability insurance coverage with respect to the event; have you attached a Certificate of Insurance listing the City of Marshall as an additionally insured? Yes _____ No _____

Questionnaire Explanations

6. **Is this event expected to occur again in a future calendar year?** You may ask to reserve a date for a future calendar year with this application. To reserve an event date for a future calendar year, please provide the normal annual event date. *Note:* Granting such a reservation does not constitute final approval of the event, but will reserve the same area as granted for the current year, until three months before the reserved date.
7. **An Event Map**—if your event will use streets or sidewalks or will use multiple locations, please attach one or more maps showing the locations requested. Please show any streets or parking lots that you are asking be blocked off or reserved for specific purposes, locations of specific events or objects (carnival rides, bleachers, medical care, exhibits, special parking, pick-up/drop-off areas, etc.), remote parking lots, the actual route of a parade or race, and similar information appropriate to clarify the exact request.
8. **Is your event located within the Downtown Development Authority?** The DDA will be asked to formally support the Special Event prior to the event approval going to City Council. The City believes support and coordination with downtown business is critical to the success of the downtown area. The DDA meets once a month so timing of the application should be adjusted accordingly to allow for both DDA and City Council approval.
- 9/10. **Does the applicant wish to have control of vending within the festival area?** In some instances, the applicant may be granted control of vending, the applicant is solely responsible for ensuring that all vendors are properly licensed with any appropriate agencies (Health Department). The City of Marshall Fire Department will hold vendors responsible for the National Fire Prevention Association's (NFPA) standards relating to general safety, fuel and power sources, clearances, and operational safety.
11. **Will this event include the use of signs?** If yes, please attach information on the size, content, and location of any requested signs; signs may be shown on the event map or on a separate map, if appropriate. Small directional signs that do not obstruct pedestrian or vehicular traffic may be placed in the event area, during the event, without being included in this application.
12. **Will the event require the hanging of a banner?** Event sponsors can purchase banners to be hung across North Kalamazoo Avenue or Michigan Avenue. The fee to hang a banner is \$400. The banner must be 3 or 4-foot by 20-foot in size for North Kalamazoo or 25 to 35-foot in length for Michigan Avenue. For proper hanging the banner must have grommets in each corner as well as along the top of the banner and wind slits throughout the banner. The city will supply the rope for hanging of the banner.
13. **Is the applicant requesting special parking arrangements—such as limiting parking areas to certain groups of users?** If yes, you must coordinate with the Police Chief.
14. **Is the applicant requiring utility connections, such as electric service or water?** If yes, you must coordinate with the Director of Public Services to review what utilities are available in the requested area, and provide a detailed map showing the utilities requested. Requests for electricity will require an *Electric Drop* form to be completed and submitted with the application.
15. **Does the applicant have any other requests for public services, such as street sweeping, mowing, rubbish containers or removal, placement or removal of picnic tables or other fixtures, or cessation of lawn sprinkling?** If yes, you must coordinate with the Director of Public Services to determine if assistance from Public Services is appropriate and available, and provide a description of the services Public Services has indicated it could provide. The applicant will be charged for these services. Any
16. **Do you plan to utilize volunteers to help run the event?** Depending on the scope of the event, volunteers can help reduce the cost of special events for the applicant. The City has limited staff to help with special events and encourages organizers to utilize volunteers as much as possible.
17. **Is your event located at Stuarts Landing Band Shell or Ketchum Park's Cronin Millrace Pavilion?** These two facilities are available for rent. A separate *Park Rental Agreement* for park facilities is required as part of the special event application.

18. Does the applicant have any special security or safety concerns? Is the applicant requesting assistance from the Police Department in addressing these concerns? If yes, you must contact the Chief of Police to determine what assistance from the Police Department is appropriate and available, and provide a description of the services the Police Department has indicated it could provide. The applicant will be charged for these services.

19. Is the applicant requesting assistance from the Police or Fire Departments in addressing these concerns?

If yes, you must contact both the Police and Fire Chief to determine what assistance from the Departments is appropriate and available, and provide a description of the services the Departments have indicated they could provide. The applicant will be charged for these services.

20. Will the event include loud or unusual sounds, such as a musicians, singers, amplified announcers, carnival rides, motor vehicle noises beyond those regularly present in the location, etc.?

If yes, you must please attach information indicating all of these on this application.

20. Will the event include unusual lighting beyond that regularly present in the location that could have an impact upon occupants of neighboring properties?

If yes, you must please attach information indicating all of the types of lighting, the location, the beginning and end times, and whether the lighting is constant or intermittent during those times.

21. Are alcoholic beverages proposed to be served as part of the event?

If yes, you must advise the Police Department of your intention to serve alcoholic beverages. Approval of the special event does not constitute final approval of service of alcoholic beverages; any necessary approval of a liquor license is a separate process.

25. Please attach a separate sheet detailing any aspects of the event that are not specifically addressed in this form but of which the City Council should be aware to make a fully informed decision with regard to approval of the proposed event.

26. The applicant is required to provide \$1,000,000 of liability insurance coverage with respect to the event. A Certificate of Insurance, with the City listed as an additional named insured, must be provided to the City Clerk's Office at least one calendar month before the event. Is the insurance certificate attached?

The City of Marshall PROHIBITS any and all painting of any city property, including sidewalk and streets. Events of those persons violating this policy will be canceled and not future event will be allowed.

Continue to next page...

Applicant Signature

I hereby affirm that the information is true to the best of my knowledge and belief, and agree that the applicant will be responsible for making certain that the event follows the ordinances, rules, and regulations of the City of Marshall and that the event takes place in accordance with the application as approved by the Marshall City Council, including any conditions placed thereon.

Applicant Signature: SL Swantek

Printed Name: Shauna Swantek, Head of Programming Date: 5-20-24

The APPLICANT does hereby agree to indemnify, hold harmless and defend the CITY and each of its officers, officials, employees, agents and authorized volunteers from any and all loss, liability, fines, penalties, forfeitures, costs and damages (whether in contract, tort or strict liability, including but not limited to personal injury, death at any time and property damage) incurred by CITY, OWNER, PERMITTEE (Renter) or any other person, and from any and all claims, demands and actions in law or equity (including attorney's fee and litigation expenses), arising or alleged to have arisen directly or indirectly out of the operation and use of CITY property and public right of way. APPLICANT'S obligations under the preceding sentence shall apply regardless of whether City or any of its officers, officials, employees, agents or authorized volunteers are negligent, but shall not apply to any loss, liability, fines, penalties, forfeitures, costs or damages caused solely by the gross negligence, or caused by the willful misconduct, of CITY or any of its officers, officials, employees, agents or authorized volunteers.

ITEM: 7.G

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Michelle Eubank, City Clerk
DATE: June 3, 2024
SUBJECT: SPECIAL EVENT REQUEST - BEHIND THE ILLUSIONS

The American Museum of Magic is looking to host Behind the Illusions: An Exclusive Tour with Legends of Magic on July 30, 2024 from 12 PM - 3 PM. Magician Lance Burton will be parking his bus in front of the museum and then leading a tour of the museum. No services are requested of the city other than reserved parking for the bus in front of the museum for the duration of the event.

BUDGET IMPACT:

The American Museum of Magic is a non-profit, and the expected expenses will not exceed the \$500 non-profit waiver.

RECOMMENDATION:

Approve the Behind the Illusion Special Event Request for July 30, 2024.



City Of Marshall
323 West Michigan Ave
Marshall, MI 49068
Phone: 269.781.5183
Fax: 269.781.2878

Special Events Application

Important: Please fill out each item as completely so that the application can be processed as quickly as possible, without unnecessary delays. Please return the completed, signed application, with any necessary attachments, to the City Clerk's Office, at the address shown above. Special Events must be approved by the City Council, which typically meets twice per month. We recommend submitting your application at least 90 days before your organization wishes to receive approval, to allow time to work through issues with the staff, and to allow for the possibility that the City Council may still see issues that should be addressed before approval.

Applicant Information

Name of Special Event: Behind The Illusions: An Exclusive Tour with Legends of Magic

Is the sponsoring organization: ☒ Non-Profit, please provide status letter* ☐ For Profit

Mailing/Billing Address: American Museum of Magic, 107 E. Michigan Ave.

City/State/ZIP Code: Marshall, MI 49068

Business Phone: 269-781-7570 Cell Phone: —

Email Address(es): info@americanmuseumofmagic.com

Event Information

*A separate event schedule and/or description may be attached in response to questions 1 through 5.

**For any question, if there is not room to include a complete response, please include the response on a separate attachment and note "see attached". When providing information in an attachment, please refer to the appropriate question number(s) to help the City staff review the application.

1. Requested day(s), date(s), and time(s) of the Special Event: July 30, 2024 Noon to 3:00 PM

2. Is there a requested alternative date(s)? ☐ Yes ☒ No

If yes, please provide the alternative date(s): _____

3. Please describe the event(s): Magician Lance Burton will park his bus in front of The American Museum of Magic and lead a tour of the museum

4. What is the requested location(s) of the event(s): The American Museum of Magic, 107 East Michigan Avenue, Marshall

5. Does this event require a street closure? ☐ Yes ☒ No Street Name: _____

Start and End Locations: 107 East Michigan Ave.

Please complete the following check list regarding your event and special needs: More detailed instructions are included on the following pages. Please use additional sheets where appropriate for more detailed responses.

General

6. Is this event expected to occur again in a future calendar year? Yes _____ No ✓
Normal Annual Date? _____
7. Have you included a map indicating the location of your event?* Yes _____ No ✓
8. Is your event located within the Downtown Development Authority? Yes ✓ No _____
9. Does the applicant wish to prohibit vending within the event area? Yes _____ No ✓
10. Does the applicant plan to include vending as part of this event?* Yes _____ No ✓
11. Will this event include the use of signs? Yes ✓ No _____
12. Will the event require the hanging of a banner? Yes _____ No ✓
13. Is the applicant requesting special parking arrangements, such as reserved parking?* Yes ✓ No _____

Public Services

14. Is the applicant requiring utility connections, such as electric or water services?* Yes _____ No ✓
15. Does the applicant require other public services?
a. Barricades Yes _____ No ✓
b. Fencing Yes _____ No ✓
c. Street Sweeping Yes _____ No ✓
d. Mowing Yes _____ No ✓
e. Rubbish Containers Quantity: _____ Yes _____ No ✓
f. Picnic Tables Yes _____ No ✓
g. Cessation of Lawn Sprinklings Yes _____ No ✓
h. Other Please block 4 parking spots at 107 E. Mich Ave Yes ✓ No _____
i. Map including indicating location of these services?* Yes _____ No _____
16. Do you plan to utilize volunteers to help run the event? Yes ✓ No _____
17. Do you plan to rent a park facility for the event? Yes _____ No ✓

Public Safety

18. Does the applicant have any special security or safety concerns? Yes _____ No ✓
19. Are you requesting assistance from the Police/Fire Departments? Yes _____ No ✓
20. Will the event include loud or unusual sounds?
a. Musicians Yes _____ No ✓
b. Singers Yes _____ No ✓
c. Amplified Announcers Yes _____ No ✓
d. Carnival Rides Yes _____ No ✓
e. Motor Vehicle Noises Yes _____ No ✓
f. Other _____ Yes _____ No ✓
21. What are the planned hours for loud or unusual sounds? _____
22. Will the event include unusual lighting beyond what is normal at that location? Yes _____ No ✓

Alcohol Consumption

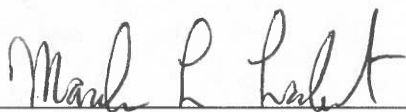
23. Are alcoholic beverages proposed to be served as part of the event? Yes _____ No ✓
24. Will you be utilizing a LLC regulated boundary? Yes _____ No ✓
25. Are you using the Social District for outdoor alcohol consumption? Yes _____ No ✓
26. Have all necessary liquor licenses been obtain at the time of this application? NA Yes _____ No _____
27. Does the applicant have any other requests that are not listed in this form? Yes _____ No ✓
28. The applicant is require to provide \$1,000,000 of liability insurance coverage with respect to the event; have you attached a Certificate of Insurance listing the City of Marshall as an additionally insured? Yes _____ No ✓

Questionnaire Explanations

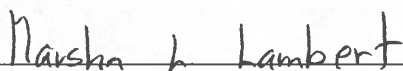
Applicant Signature

I hereby affirm that the information is true to the best of my knowledge and belief, and agree that the applicant will be responsible for making certain that the event follows the ordinances, rules, and regulations of the City of Marshall and that the event takes place in accordance with the application as approved by the Marshall City Council, including any conditions placed thereon.

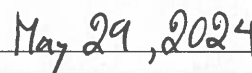
Applicant Signature: _____



Printed Name: _____



Date: _____



The APPLICANT does hereby agree to indemnify, hold harmless and defend the CITY and each of its officers, officials, employees, agents and authorized volunteers from any and all loss, liability, fines, penalties, forfeitures, costs and damages (whether in contract, tort or strict liability, including but not limited to personal injury, death at any time and property damage) incurred by CITY, OWNER, PERMITTEE (Renter) or any other person, and from any and all claims, demands and actions in law or equity (including attorney's fee and litigation expenses), arising or alleged to have arisen directly or indirectly out of the operation and use of CITY property and public right of way. APPLICANT'S obligations under the preceding sentence shall apply regardless of whether City or any of its officers, officials, employees, agents or authorized volunteers are negligent, but shall not apply to any loss, liability, fines, penalties, forfeitures, costs or damages caused solely by the gross negligence, or caused by the willful misconduct, of CITY or any of its officers, officials, employees, agents or authorized volunteers.

Internal Revenue Service

Date: October 12, 2005

AMERICAN MUSEUM OF MAGIC INC
% ELAINE H LUND
PO BOX 5
MARSHALL MI 49068-0005

Department of the Treasury
P. O. Box 2508
Cincinnati, OH 45201

Person to Contact:
Yvette Davis 31-07751
Customer Service Representative
Toll Free Telephone Number:
877-829-5500
Fax Number:
513-263-3756
Federal Identification Number:
38-3331173

Dear Sir or Madam:

This is in response to your request of October 12, 2005, regarding your organization's tax-exempt status.

In July 1998 we issued a determination letter that recognized your organization as exempt from federal income tax. Our records indicate that your organization is currently exempt under section 501(c)(3) of the Internal Revenue Code.

Our records indicate that your organization is also classified as a private foundation under section 509(a) of the Internal Revenue Code.

Our records indicate that contributions to your organization are deductible under section 170 of the Code, and that you are qualified to receive tax deductible bequests, devises, transfers or gifts under section 2055, 2106 or 2522 of the Internal Revenue Code.

If you have any questions, please call us at the telephone number shown in the heading of this letter.

Sincerely,



Janna K. Skufca, Director, TE/GE
Customer Account Services

ITEM: 10.A

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Eric Zuzga, Director of Community Services
Marguerite Davenport, Director of Public Services
DATE: June 3, 2024
SUBJECT: **SHARED SPACES GRANT PROGRAM APPLICATION**

MDOT and MEDC have issued a call for projects to be submitted for a \$3.5 million grant program which will provide no match grants of up to \$200k for projects that are intended to support quick-build projects with the purpose of making communities more walkable, bikeable, and transit- and micromobility-friendly.

One of the requirements of the program is to encourage engagement with the public on the project that should be selected. At the same time, we are working on the development of a non-motorized plan that would include a list of projects that could be funded by the grant. This gives us the opportunity to combine public engagement efforts to provide feedback for Council as they consider which project to select. Possible projects for this grant program are replacement of the existing Riverwalk, extension of the Riverwalk to the proposed Hughes Street project, addition of sidewalk from the new housing in the Northeast NIA to Gordon Elementary, and the South Kalamazoo Non-Motorized Connector (Riverwalk to Fountain).

City staff have considered the goals of the program and weighed our potential projects in the city and are recommending that we prioritize the South Kalamazoo Non-Motorized Connector for the grant application. This project would provide for a 10' wide path from the Riverwalk to the Fountain Circle. This path would provide a long-desired connection between downtown and the River District. As stated above, other projects were considered, but based upon the goals of the program and the amount of money available per grant, staff feel that this is the best possible project for this program.

BUDGET IMPACT:

If awarded, the State of Michigan grant would provide up to \$200,000 towards the South Kalamazoo Non-Motorized Connector project. MAEDA is providing \$10,000 for benches and planters, Ford will provide \$5,000 for trees to be planted, and other City funds will handle any remaining balance.

RECOMMENDATION:

Approve Resolution 2024-15, A Resolution to Authorize an Application and Implementation of Michigan Shared Streets and Space Grant, and authorize the City Manager and City Clerk to sign all necessary documents on behalf of the City.

CITY OF MARSHALL, MICHIGAN
RESOLUTION NO. 2024-15

**A RESOLUTION TO AUTHORIZE AN APPLICATION AND IMPLEMENTATION OF
MICHIGAN SHARED STREETS AND SPACED GRANT**

Minutes of a regular meeting of the Council of the City of Marshall, held on June 3, 2024,
at 7:00 PM.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and
supported by _____.

WHEREAS, the City of Marshall is an incorporated municipality of the State of Michigan
and therefore an eligible applicant to apply for the one-time appropriation of Shared
Streets and Spaces Grant (SSSG) funding through the Michigan Department of
Transportation; and

WHEREAS, the City of Marshall strives for a more walkable, bikeable, and transit-friendly
community, and is submitting an application for funding for South Kalamazoo Non-
Motorized Connector; and

WHEREAS, the City of Marshall finds that this project uses *innovation* and forward-
thinking project planning, design, and construction, considers *equity and accessibility* in
the selection of the project, and meets program goals; and

WHEREAS, the City of Marshall has worked across municipal departments to gain
broader agency support and *coordination for ease of implementation* as desired by the
program goals; and

WHEREAS, the City of Marshall has presented the project in a public forum and notified
the community at large about this application and exciting opportunity; and

WHEREAS, the City of Marshall authorizes the City Manager, Derek Perry, as
representative on behalf of the city to sign a contract upon receipt of a grant funding
award; and

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF
MARSHALL** hereby submits to the State of Michigan an application for the Shared
Streets and Spaces Grant program for the project described herein, and commits to
additional funding that may be required over and beyond the grant amount; and

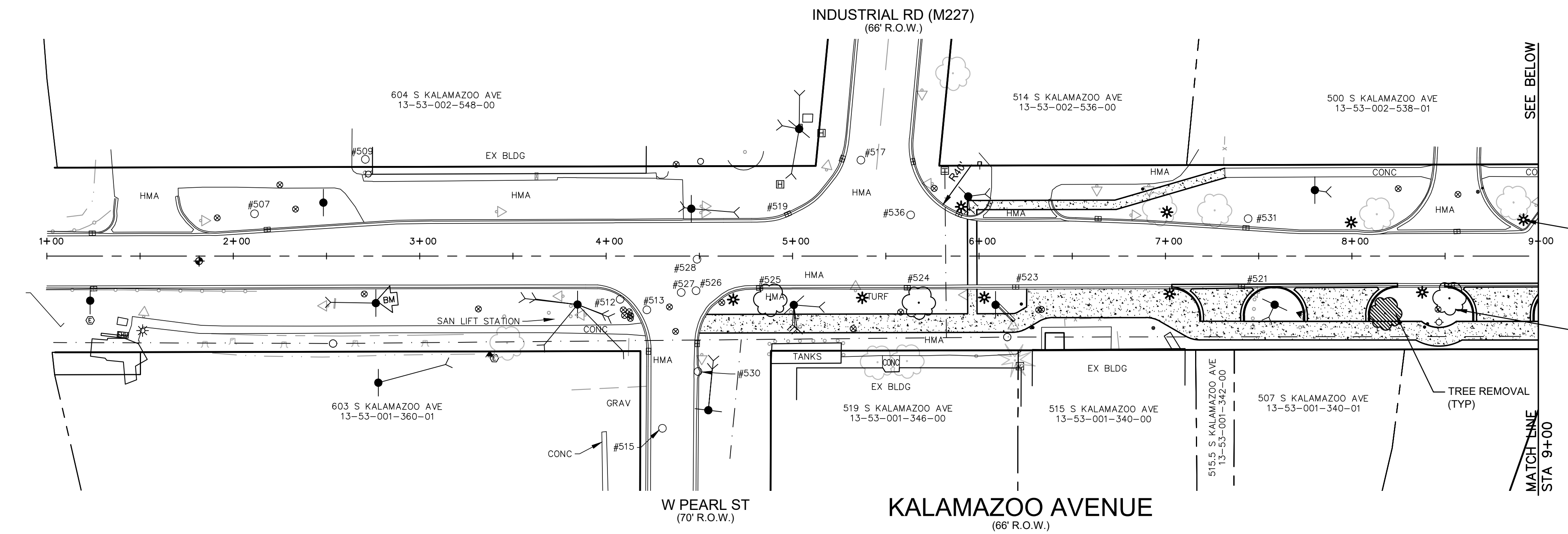
FURTHER RESOLVES, That the City of Marshall hereby agrees to the implementation and continued maintenance of the resulting Shared Streets and Spaces Grant project.

Resolution declared adopted this 3rd day of June 2024.

Michelle Eubank, City Clerk

I, Michelle Eubank, being duly sworn as the City Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on June 3, 2024 and that the said meeting was conducted and that the minutes of the meeting were kept and will be or have been made available.

Michelle Eubank, City Clerk



BENCHMARK #2 ELEV=919.16
NE CORNER FLANGE BOLT ON HYDRANT
AT SE CORNER OF KALAMAZOO AND
GREEN ST

BENCHMARK #3 ELEV=907.13
SET SPIKE W. SIDE OF UTILITY POLE E SIDE
KALAMAZOO N SIDE OF HOUSE 325

BENCHMARK #5 ELEV=898.82
FOUND NAIL AND CALHOUN CO REMON
TAG IN WEST SIDE OF 2ND UTILITY
POLE S OF PEARL ST E SIDE OF
KALAMAZOO AVE

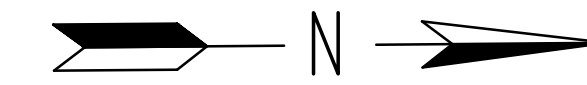
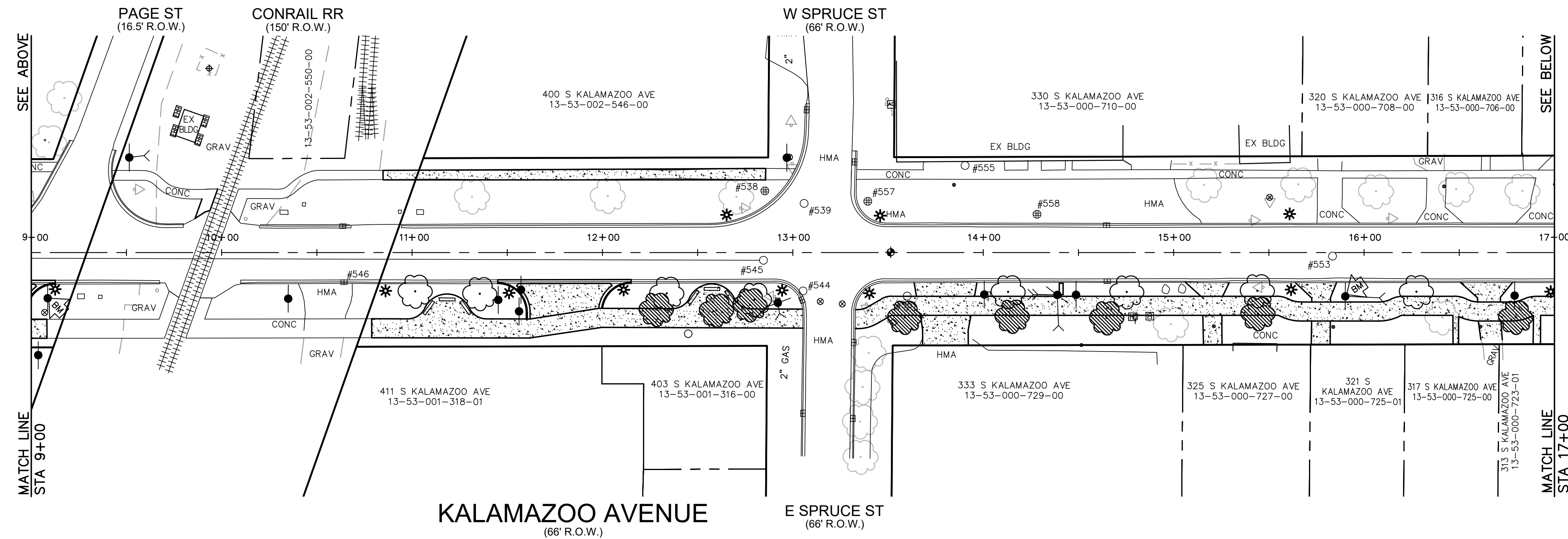


THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

PROPOSED STREET LIGHT (TYP)

PROPOSED TREE (TYP)

TREE REMOVAL (TYP)



SCALE: 1" = 40'

SOIL EROSION AND SEDIMENTATION CONTROL MEASURES

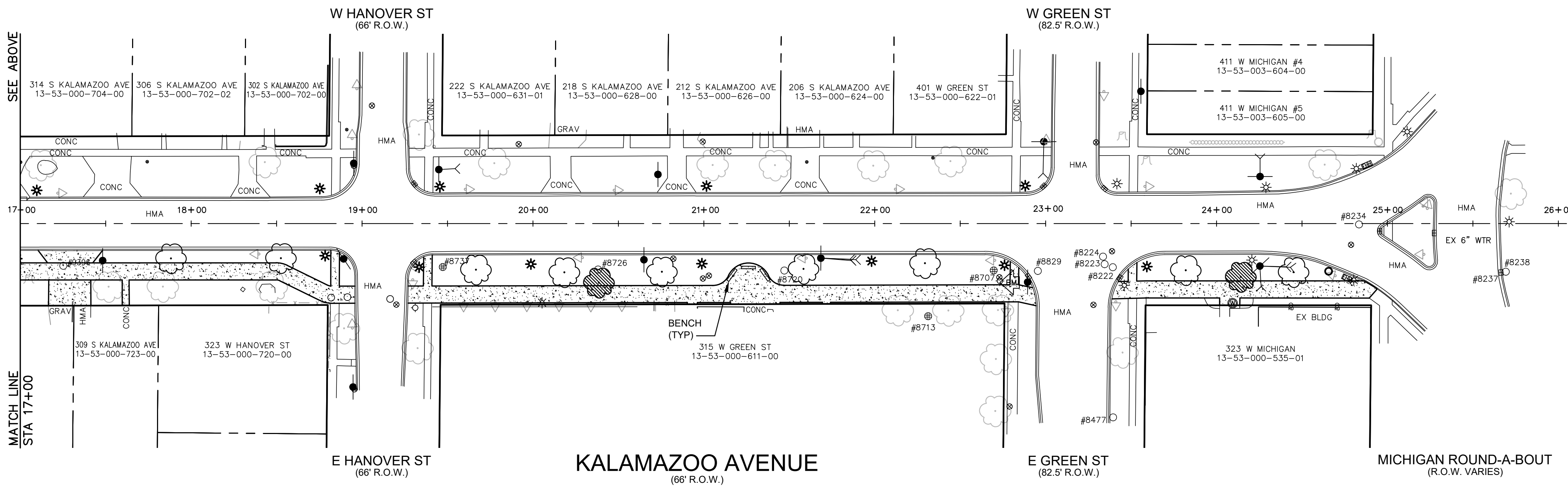


TEMPORARY MEASURE



PERMANENT MEASURE

REFER TO SHEET 2 FOR SESC KEY AND NOTES



PLAN SHEET

REVISIONS		NO.	DATE	BY	DATE	BY
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW
SRW		17/20/23	11/21/23	SRW	11/21/23	SRW

4083 Grand Oak Drive Suite A109
Lansing, MI 48205
517.887.1100

16300 Robins Road Suite 105
Grand Haven, MI 49417
616.743.3020

2311 East Balling Avenue, Suite 201
Grand Rapids, MI 49506
616.743.3020

Eng.
Engineering & Surveying
www.engdot.com



CITY OF MARSHALL

S. KALAMAZOO AVENUE IMPROVEMENTS
KALAMAZOO RIVER TO MICHIGAN ROUND-A-BOUT

PROJECT NO.
22031

SHEET NO.
X OF X

ITEM: 12.A

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Eric Zuzga, Director of Community Services
DATE: June 3, 2024
SUBJECT: 117 EAST MICHIGAN AVENUE OPRA - SET PUBLIC HEARING

The City has received a request from John Gutsue to consider granting an Obsolete Property Rehabilitation (OPRA) exemption for 117 East Michigan Avenue. He is planning to renovate the basement into commercial space and the second and third floors into 2–2 bedroom/2-bath apartments. The Assessor's Letter of Obsolescence, required notices, cost estimates, and construction set are attached.

OPRA is a tool created by the legislature in 2000, to encourage the redevelopment of blighted structures. It works by freezing the taxable value of a property for a period of up to twelve (12) years. Freezing the taxable value of a property provides an incentive for a property owner to make significant improvements to a building without incurring an increase in property taxes for the period approved by the City.

The first step in considering the OPRA exemption is to create a district which requires a public hearing to be scheduled. We are recommending that a public hearing be set for June 17, 2024, to consider the creation of an OPRA district for 117 E. Michigan Avenue.

BUDGET IMPACT:

There is no impact to creating a district.

RECOMMENDATION:

Set a public hearing for June 17, 2024, at 7 PM to consider the creation of an OPRA district for 117 East Michigan Avenue.

Application for Obsolete Property Rehabilitation Exemption Certificate

Issued under authority of Public Act 146 of 2000, as amended.

This application should be filed after the district is established. This project will not receive tax benefits until approved by the State Tax Commission. Applications received after October 31 may not be acted upon in the current year. This application is subject to audit by the State Tax Commission.

INSTRUCTIONS: File the completed application and the required attachments with the clerk of the local government unit. (The State Tax Commission requires two copies of the Application and attachments. The original is retained by the clerk.) See State Tax Commission Bulletin 9 of 2000 for more information about the Obsolete Property Rehabilitation Exemption. The following must be provided to the local government unit as attachments to this application: (a) General description of the obsolete facility (year built, original use, most recent use, number of stories, square footage); (b) General description of the proposed use of the rehabilitated facility, (c) Description of the general nature and extent of the rehabilitation to be undertaken, (d) A descriptive list of the fixed building equipment that will be a part of the rehabilitated facility, (e) A time schedule for undertaking and completing the rehabilitation of the facility, (f) A statement of the economic advantages expected from the exemption. A statement from the assessor of the local unit of government, describing the required obsolescence has been met for this building, is required with each application. Rehabilitation may commence after establishment of district.

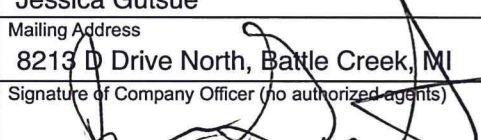
Applicant (Company) Name (applicant must be the OWNER of the facility) 117 W Michigan Ave, LLC			
Company Mailing Address (Number and Street, P.O. Box, City, State, ZIP Code) 8213 D Drive North			
Location of obsolete facility (Number and Street, City, State, ZIP Code) 117 E Michigan Avenue, Marshall, MI 49068			
City, Township, Village (indicate which) City		County Calhoun	
Date of Commencement of Rehabilitation (mm/dd/yyyy) 7/1/2024	Planned date of Completion of Rehabilitation (mm/dd/yyyy) 12/31/2024	School District where facility is located (include school code) Marshall-13110	
Estimated Cost of Rehabilitation \$500,000.00		Number of years exemption requested 10	
Attach legal description of obsolete property on separate sheet.			
Expected Project Outcomes (Check all that apply) ☐ Increase commercial activity ☐ Create employment ☐ Retain employment ☐ Prevent a loss of employment ☒ Revitalize urban areas ☒ Increase number of residents in the community in which the facility is situated Indicate the number of jobs to be retained or created as a result of rehabilitating the facility, including expected construction employment. _____			
☐ Each year, the State Treasurer may approve 25 additional reductions of half the school operating and state education taxes for a period not to exceed six years. Check the box at left if you wish to be considered for this exclusion.			

APPLICANT CERTIFICATION

The undersigned, authorized officer of the company making this application certifies that, to the best of his/her knowledge, no information contained herein or in the attachments hereto is false in any way and that all of the information is truly descriptive of the property for which this application is being submitted. Further, the undersigned is aware that, if any statement or information provided is untrue, the exemption provided by Public Act 146 of 2000 may be in jeopardy.

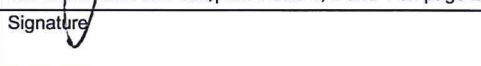
The applicant certifies that this application relates to a rehabilitation program that, when completed, constitutes a rehabilitated facility, as defined by Public Act 146 of 2000, as amended, and that the rehabilitation of the facility would not be undertaken without the applicant's receipt of the exemption certificate.

It is further certified that the undersigned is familiar with the provisions of Public Act 146 of 2000, as amended, of the Michigan Compiled Laws; and to the best of his/her knowledge and belief, (s)he has complied or will be able to comply with all of the requirements thereof which are prerequisite to the approval of the application by the local unit of government and the issuance of an Obsolete Property Rehabilitation Exemption Certificate by the State Tax Commission.

Name of Company Officer (No authorized agents) Jessica Gutsue	Telephone Number (269) 420-5960	Fax Number
Mailing Address 8213 D Drive North, Battle Creek, MI	E-mail Address john@gutsueconstruction.com	
Signature of Company Officer (no authorized agents) 	Title Owner	

LOCAL GOVERNMENT UNIT CLERK CERTIFICATION

The Clerk must also complete Parts 1, 2 and 4 on page 2. Part 3 is to be completed by the Assessor.

Signature 	Date Application Received
---	---------------------------

FOR STATE TAX COMMISSION USE

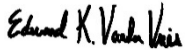
Application Number	Date Received	LUCI Code
--------------------	---------------	-----------

LOCAL GOVERNMENT ACTION		
This section is to be completed by the clerk of the local governing unit before submitting the application to the State Tax Commission. Include a copy of the resolution which approves the application and Instruction items (a) through (f) on page 1, and a separate statement of obsolescence from the assessor of record with the State Assessor's Board. All sections must be completed in order to process.		
PART 1: ACTION TAKEN		
Action Date _____		
☐ Exemption Approved for _____ Years, ending December 30, _____ (not to exceed 12 years) ☐ Denied		
Date District Established _____	LUCI Code _____	School Code _____
PART 2: RESOLUTIONS (the following statements must be included in resolutions approving)		
A statement that the local unit is a Qualified Local Governmental Unit. A statement that the Obsolete Property Rehabilitation District was legally established including the date established and the date of hearing as provided by section 3 of Public Act 146 of 2000. A statement indicating whether the taxable value of the property proposed to be exempt plus the aggregate taxable value of property already exempt under Public Act 146 of 2000 and under Public Act 198 of 1974 (IFT's) exceeds 5% of the total taxable value of the unit. A statement of the factors, criteria and objectives, if any, necessary for extending the exemption, when the certificate is for less than 12 years. A statement that a public hearing was held on the application as provided by section 4(2) of Public Act 146 of 2000 including the date of the hearing. A statement that the applicant is not delinquent in any taxes related to the facility. If it exceeds 5% (see above), a statement that exceeding 5% will not have the effect of substantially impeding the operation of the Qualified Local Governmental Unit or of impairing the financial soundness of an affected taxing unit. A statement that all of the items described under "Instructions" (a) through (f) of the Application for Obsolete Property Rehabilitation Exemption Certificate have been provided to the Qualified Local Governmental Unit by the applicant.	A statement that the application is for obsolete property as defined in section 2(h) of Public Act 146 of 2000. A statement that the commencement of the rehabilitation of the facility did not occur before the establishment of the Obsolete Property Rehabilitation District. A statement that the application relates to a rehabilitation program that when completed constitutes a rehabilitated facility within the meaning of Public Act 146 of 2000 and that is situated within an Obsolete Property Rehabilitation District established in a Qualified Local Governmental Unit eligible under Public Act 146 of 2000 to establish such a district. A statement that completion of the rehabilitated facility is calculated to, and will at the time of issuance of the certificate, have the reasonable likelihood to, increase commercial activity, create employment, retain employment, prevent a loss of employment, revitalize urban areas, or increase the number of residents in the community in which the facility is situated. The statement should indicate which of these the rehabilitation is likely to result in. A statement that the rehabilitation includes improvements aggregating 10% or more of the true cash value of the property at commencement of the rehabilitation as provided by section 2(l) of Public Act 146 of 2000. A statement of the period of time authorized by the Qualified Local Governmental Unit for completion of the rehabilitation.	
PART 3: ASSESSOR RECOMMENDATIONS		
Provide the Taxable Value and State Equalized Value of the Obsolete Property, as provided in Public Act 146 of 2000, as amended, for the tax year immediately preceding the effective date of the certificate (December 31 of the year approved by the STC)		
Building Taxable Value	Building State Equalized Value	
\$	\$	
Name of Government Unit _____	Date of Action Application _____	Date of Statement of Obsolescence _____
PART 4: CLERK CERTIFICATION		
The undersigned clerk certifies that, to the best of his/her knowledge, no information contained herein or in the attachments hereto is false in any way. Further, the undersigned is aware that if any information provided is untrue, the exemption provided by Public Act of 2000 may be in jeopardy.		
Name of Clerk _____	Telephone Number _____	
Clerk Mailing Address _____		
Mailing Address _____		
Telephone Number _____	Fax Number _____	E-mail Address _____
Clerk Signature _____		Date _____

For faster service, email completed application and attachments to PTE@michigan.gov. An additional submission option is to mail the completed application and attachments to Michigan Department of Treasury, State Tax Commission, PO Box 30471, Lansing, MI 48909. If you have any questions, call 517-335-7491.

Statement of Obsolescence from Assessor

The building located at 117 E Michigan Ave, Marshall MI that is the subject of this request is a typical, three-story, downtown building constructed around 1900. The first floor of the building is being used as commercial retail space. The second and third floors have been apartments but are currently unusable. After a review of the property on March 15, 2024, the obsolescence is evident in the lack of modern electrical, plumbing, and mechanical systems as well as the poor condition of the walls, floors, and ceilings. The windows and doors are also very old and inefficient by today's standards. Complete rehabilitation would be required of the second and third floors to make them habitable.



Edward VanderVries, MMAO IV
Assessor, City of Marshall

March 17, 2024

Date

117 EAST MICHIGAN AVE

117 E MICHIGAN AVE, MARSHALL, MI

RENDERING - FOR REFERENCE ONLY



EXISTING PHOTOS - FOR REFERENCE ONLY



PROJECT NOTES

- CONSTRUCTION MUST COMPLY WITH ALL NATIONAL, STATE, AND LOCAL BUILDING CODES, AS WELL AS ALL LOCAL ORDINANCES.
- DO NOT SCALE DRAWINGS. NOMINAL DIMENSIONS ARE SHOWN. REFER TO DETAILS, NOTES, SPECIFICATIONS AND PARTITION KEY FOR INFORMATION. CONTACT ARCHITECT IF ADDITIONAL INFORMATION IS REQUIRED.
- EXISTING BUILDING AND SITE INFORMATION WAS OBTAINED FROM THE OWNER AND ADDITIONAL FIELD MEASUREMENTS BY THE ARCHITECT. THE CONTRACTOR SHALL VERIFY ALL EXISTING FIELD CONDITIONS PRIOR TO COMMENCEMENT OF WORK. DRAWINGS MAY CONTAIN DISCREPANCIES DUE TO CONCEALED CONDITIONS, INACCURACIES IN THE ORIGINAL DRAWINGS, INACCESSIBLE LOCATIONS, UNRECORDED BUILDING ALTERATIONS AND OTHER CONFLICTING INFORMATION. INFORMATION OUTSIDE OF CONTRACT AREA IS RELATIVE AND FOR REFERENCE ONLY. ALWAYS VERIFY FIELD CONDITIONS BEFORE COMMENCING WORK. NOTIFY ARCHITECT IF FIELD CONDITIONS CONFLICT SUBSTANTIALLY WITH PROPOSED WORK.
- INSTRUCTIONS FOR BUILDING CONSTRUCTION MAY BE LOCATED IN ANY PART OF THE CONSTRUCTION DRAWINGS. FAILURE OF THE GENERAL CONTRACTOR OR HIS SUB CONTRACTORS TO SEE INFORMATION IN ANY PART OF THE CONTRACT DOCUMENTS WILL NOT BE A VALID REASON FOR ISSUING A CHANGE ORDER.
- ALL HOLES CREATED FROM ABANDONED DUCT, CONDUIT, ELEC. DEVICES, ETC., WHICH ARE IN VIEW AND ARE NOT SCHEDULED TO BE BOARDED OVER, OR ON A WALL TO BE DEMOLISHED, ARE TO BE FILLED AND PATCHED TO MATCH EXISTING.
- PATCH AND REPAIR ALL EXISTING WALL SURFACES ADJACENT TO NEW WORK AS REQUIRED TO ACHIEVE AN UNINTERRUPTED SURFACE APPEARANCE. PATCH AND REPAIR ALL FLOORING FOR EXISTING BUILDINGS TO ACHIEVE A CONTINUOUS, SMOOTH, AND FLUSH FLOOR SURFACE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SHORING REQUIRED TO EXECUTE WORK. THE CONTRACTOR SHALL COORDINATE ALL TEMPORARY CONSTRUCTION WITH THE ARCHITECT AND OWNER TO ASSURE A MINIMUM AMOUNT OF INTERRUPTION WITH THE OWNER'S ACTIVITIES.
- IF THE PROJECT IS A REMODEL, THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL SURFACES NOT BEING REMODELED IN THE PROJECT AND IN THE PATH OF THE CONTRACTORS TRAVEL, SETUP AND/ OR PROJECT MATERIAL STORAGE. THE CONTRACTOR MUST RETURN THE AREAS DISTURBED AS REQUIRED FOR ACCESS TO ITS PRE-EXISTING CONDITION.
- THE CONTRACTOR AND ALL SUB-CONTRACTORS SHALL BE RESPONSIBLE TO OBTAIN AND PAY FOR ALL LOCAL/REQUIRED PERMITS AND INSPECTIONS.
- ALL SAFETY ISSUES RELATED TO CONSTRUCTION ARE THE RESPONSIBILITY OF THE CONTRACTOR AND MUST COMPLY WITH ALL STATE, LOCAL, ENVIRONMENTAL AND LABOR LAWS DURING THE CONSTRUCTION OF THIS PROJECT.
- ALL WORK TO BE GUARANTEED A MINIMUM OF ONE YEAR FROM THE DATE OF OWNER ACCEPTANCE OF WORK, EXCEPT WHERE MANUFACTURER'S GUARANTEE IS LONGER.
- IF DISCREPANCIES OCCUR BETWEEN DRAWINGS AND FIELD CONDITIONS CONTACT THE ARCHITECT TO VERIFY HOW TO PROCEED BEFORE DOING SO.
- SEE T001 FOR ADDITIONAL PROJECT NOTES, MOUNTING HEIGHTS, AND SYMBOLS
- 3D VIEWS AND RENDERINGS ON THIS PAGE AND THROUGHOUT THE SET ARE FOR REFERENCE ONLY. VERIFY ALL CONSTRUCTION DETAILS THROUGHOUT THE ENTIRE SET OF DOCUMENTS
- THE PROJECT SHALL CONFORM TO UNDERWRITERS LABORATORY FIRE RESISTANCE DIRECTORY AND BUILDING MATERIALS DIRECTORY.
- ANY MATERIAL SUBSTITUTIONS TO A LISTED UL DESIGN NUMBER SHALL BE COORDINATED BY THE CONSTRUCTION MANAGER, CONTRACTOR, SUBCONTRACTOR AND/OR MATERIAL SUPPLIER FOR COMPLIANCE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL APPROVALS - FOR ANY MATERIALS SUBSTITUTION IN THE REQUIRED UL DESIGN ASSEMBLY - BY THE FIRE MARSHAL AND BUILDING INSPECTOR HAVING JURISDICTION PRIOR TO ACCEPTANCE.
- FOR ANY CHANGE OF UL DESIGN NUMBER, OR ANY CHANGE IN MATERIAL(S) IN A UL DESIGN ASSEMBLY, IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE ALL OTHER RELATED MATERIALS OR ASSEMBLIES AFFECTED BY THE CHANGE OF MATERIAL OR UL DESIGN NUMBER ASSEMBLY.
- PROVIDE COMPLETE UL APPROVED THROUGH-PENETRATION FIRESTOP SYSTEMS AT ALL RATED WALL PENETRATIONS.
- PROVIDE FIRESTOPPING AS REQUIRED AT ALL OPENINGS FOR PLUMBING, CONDUIT, DUCTWORK, ETC AT FIRE RATED ASSEMBLIES.
- REFER TO THE FLOOR PLANS FOR IDENTIFICATION OF ALL FIRE AND SMOKE-RATED PARTITIONS.

PROJECT DESCRIPTION

THE EXISTING UPPER LEVEL CONDO IS BEING CONVERTED INTO TWO RESIDENTIAL UNITS.

DRAWING LIST

SHEET NUMBER	DRAWING TITLE	2/19/2024 - PERMIT SET
00 GENERAL		
T000	TITLE SHEET	X
T001	RENDERINGS	X
T002	MOUNTING HEIGHTS + ABBREVIATIONS	X
T003	MOUNTING HEIGHTS CONTINUED	X
T004	CODE COMPLIANCE	X
T005	CODE COMPLIANCE	X
T006	CODE COMPLIANCE	X
T007	AREA PLANS	X
01 CIVIL		
C100	ARCHITECTURAL SITE PLAN	X
02 ARCHITECTURAL		
A000	EXISTING FLOOR PLANS	X
A001	EXISTING FLOOR PLANS	X
A110	DEMOLITION PLANS	X
A111	DEMOLITION PLANS	X
A120	PARTITION TYPES	X
A121	NEW FLOOR PLANS	X
A122	NEW FLOOR PLANS	X
A130	FINISH PLAN & SCHEDULE	X
A200	REFLECTED CEILING PLANS	X
A201	REFLECTED CEILING PLANS	X
A210	CEILING DETAILS	X
A220	ROOF PLAN	X
A221	RUBBER ROOF DETAILS	X
A300	INTERIOR ELEVATIONS	X
A310	INTERIOR DETAILS	X
A400	DOOR & WINDOW SCHEDULE AND DETAILS	X
A500	EXTERIOR ELEVATIONS	X
A600	STAIR PLANS	X
A601	STAIRWELL SECTIONS	X
A602	STAIRWELL SECTIONS	X
04 MECHANICAL		
M100	MECHANICAL SPECIFICATIONS AND DETAILS	X
M101	MECHANICAL PLANS	X
05 ELECTRICAL		
E100	ELECTRICAL NOTES AND SPECIFICATIONS	X
E101	ELECTRICAL PLANS	X
06 PLUMBING		
P100	PLUMBING NOTES	X
P101	PLUMBING DETAILS	X
P102	PLUMBING PLANS	X
07 FIRE SUPPRESSION		
FP101	FIRE SUPPRESSION AND ALARM PLAN AND NOTES	X
Grand total: 37		



ARCHITECT
Driven Design Studio PLLC
117 West Michigan Avenue
Battle Creek, MI 49017
(269) 753-8040
cody@drivendesignstudio.com

OWNER
117 W. Michigan LLC
117 E. Michigan Avenue
Marshall, MI

CONSTRUCTION MANAGER/GC
Gutsue Construction
8123 B DR N
Battle Creek, MI

ENGINEER

ENGINEER

ENGINEER

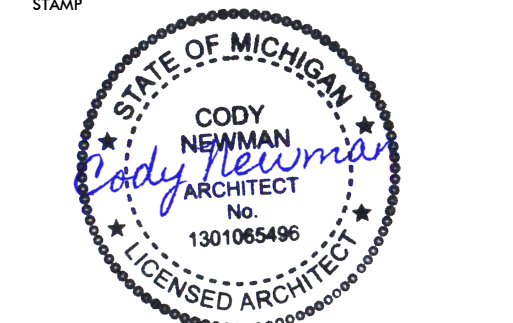
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PROJECT NAME
117 EAST MICHIGAN AVE
PROJECT ADDRESS
117 E MICHIGAN AVE, MARSHALL, MI
CLIENT
117 W MICHIGAN LLC

ISSUE
CONSTRUCTION DOCUMENTS

REVISION

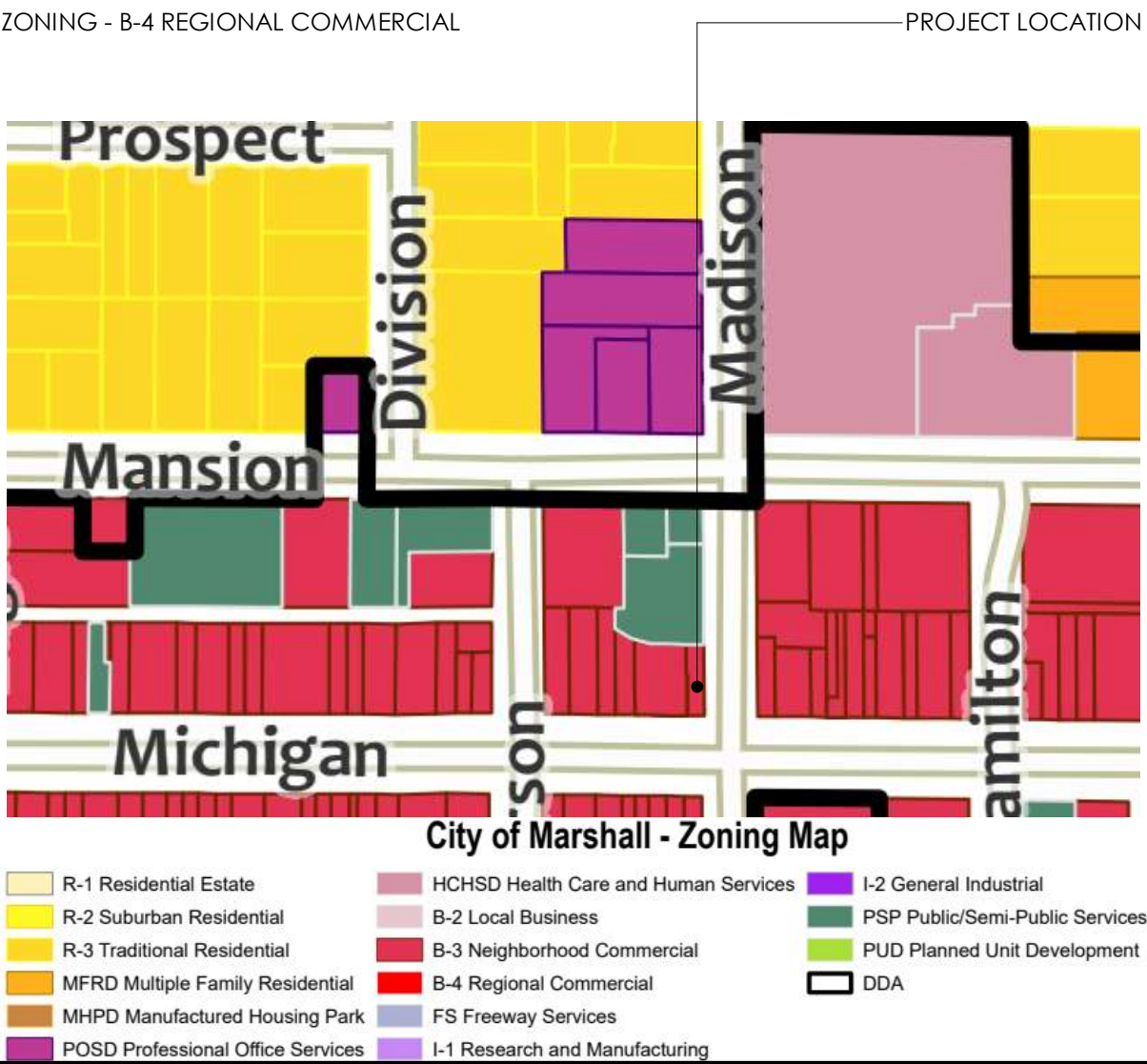
DRAWN BY CMN
DATE 2/18/2024 8:10:03 PM
SCALE
STAMP



PROJECT NUMBER
2023.171

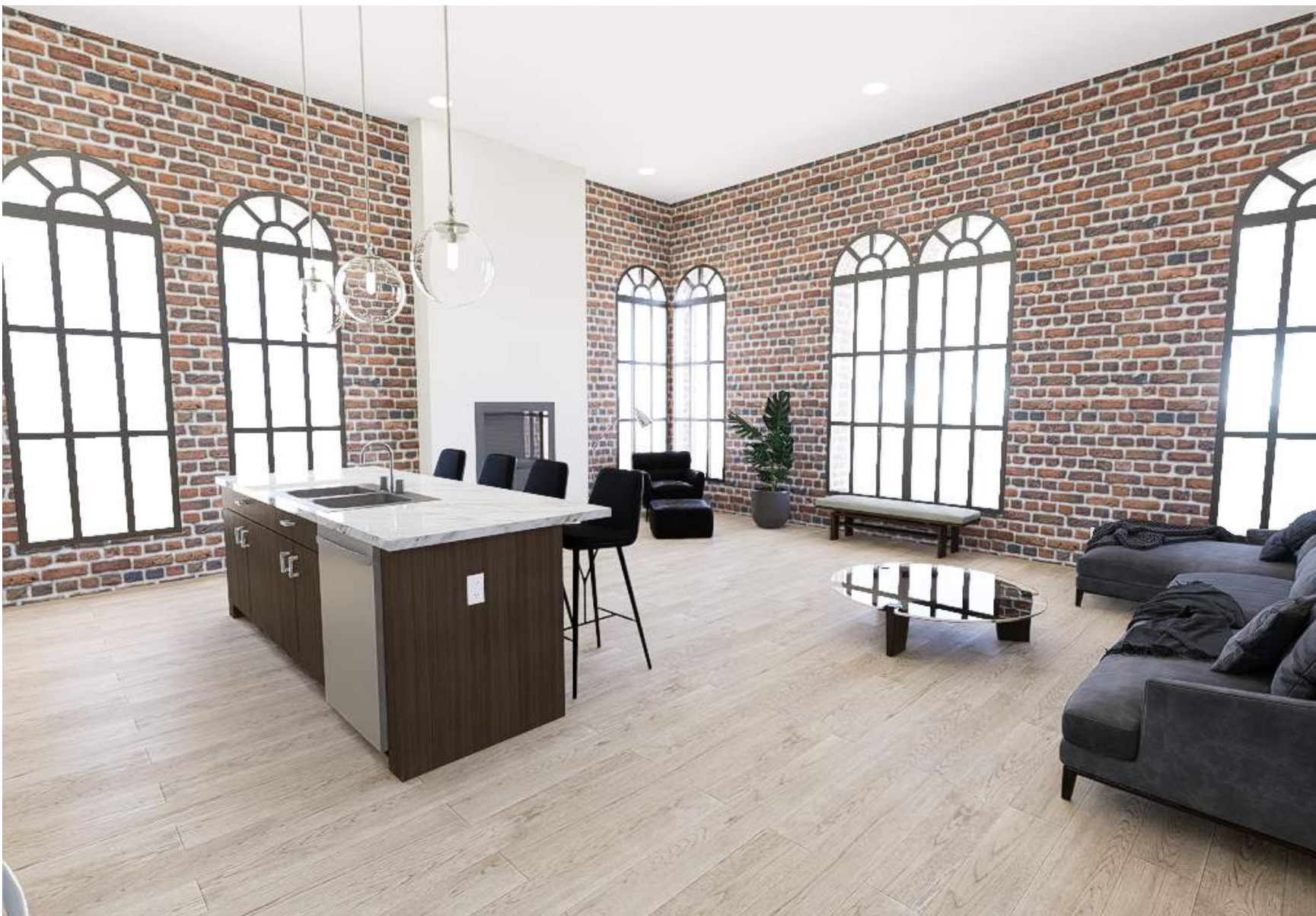
TITLE SHEET
T000

ZONING MAP



AREA MAP





RENDERINGS - FOR REFERENCE ONLY



RENDERINGS - FOR REFERENCE ONLY



RENDERINGS - FOR REFERENCE ONLY

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PROJECT NAME
117 EAST MICHIGAN AVE
PROJECT ADDRESS
117 E MICHIGAN AVE, MARSHALL, MI
CLIENT
117 W MICHIGAN LLC

ISSUE
CONSTRUCTION DOCUMENTS

REVISION

DRAWN BY CMN
DATE 2/18/2024 8:10:03 PM
SCALE
STAMP

PROJECT NUMBER
2023.171

RENDERINGS
T001

ABBREVIATION LIST

A/C

AIR CONDITIONING

A/V

AUDIO/VISUAL

ACP

ACOUSTICAL CEILING PANEL

AD

AREA DRAIN

ADA

AMERICANS WITH DISABILITIES ACT

ADJ

ADJUSTABLE

AFF

ABOVE FINISHED FLOOR

ALT

ALTERNATE

ALUM

ALUMINIUM

APPROX

APPROXIMATELY

ARCH

ARCHITECT[URAL, URE]

ASSOC

ASSOCIATED

AUTO

AUTOMATIC

AWP

ACOUSTICAL WALL PANEL

BD

BOARD

BF

BARRIER FREE

BIT

BITUMINOUS, BITUMEN

BLDG

BUILDING

BLKG

BLOCKING

BM

BEAM

BOT

BOTTOM

CAB

CABINET

CJ

CONTROL JOINT

CLG

CEILING

CLR

CLEAR[ANCE]

CMU

CONCRETE MASONRY UNIT

COL

COLUMN

COM

COMMUNICATIONS

CONC

CONCRETE

CONFIG

CONFIGURATION

CONST

CONSTRUCTION

CONT

CONTINUOUS

COORD

COORDINATE

CORR

CORRIDOR

CPT

CARPET

CT

CERAMIC TILE

CTR

CENTER

DEG

DEGREE

DF

DRINKING FOUNTAIN

DIA

DIAMETER

DIAG

DIAGONAL

DIM

DIMENSION

DIV

DIVISION

DN

DOWN

DR

DOOR

DS

DOWNSPOUT

DTL

DETAIL

DWG(S)

DRAWING(S)

E

EAST

EA

EACH

EJ

EXPANSION JOINT

EL

ELEVATION

ELEC

ELECTRICAL

ELEV

ELEVATION

EMER

EMERGENCY

ENCL

ENCLOS[E,URE]

EQ

EQUAL

EQUIP

EQUIPMENT

EST

ESTIMATE[D]

EXIST

EXISTING

EXP

EXPANSION

EXT

EXTERIOR

FA

FIRE ALARM

FD

FLOOR DRAIN

FDN

FOUNDATION

FE

FIRE EXTINGUISHER

FEC

FIRE EXTINGUISHER CABINET

FF

FINISHED FACE

FGL

FIBERGLASS

FHC

FIRE HOSE CABINET

FIXT

FIXTURE

FL

FLOOR[ING]

FLUOR

FLUORESCENT

FOC

FACE OF CONCRETE

FOS

FACE OF STUDS

FP

FIREPROOF[ING]

FT

FEET

FTG

FOOTING

FUR

FURR[ED,ING]

GA

GAUGE

GALV

GALVANIZED

GB

GRAB BAR

GC

GENERAL CONTRACT[OR]

GL

GLASS, GLAZING

GOVT

GOVERNMENT

GT

GROUT

GYP BD

GYP SUM WALLBOARD

HC

HOLLOW CORE

HDR

HEADER

HDWD

HARDWOOD

HDWR

HARDWARE

HGT

HEIGHT

HM

HOLLOW METAL

HORIZ

HORIZONTAL

HP

HIGH POINT

HR

HOUR

HT

HEIGHT

HVAC

HEATING, VENTILATION & AIR CONDITIONING

ID

INSIDE DIAMETER

IN

INCH[ES]

INCAN

INCANDESCENT

INCL

INCLUDE[D,ING]

INSUL

INSULATION, INSULATED

INT

INTERIOR

JAN

JANITOR

JT(S)

JOINT(S)

KIT

KITCHEN

ABBREVIATION LIST

LAM

LAMINATE[D]

LAV

LAVATORY

LBL

LABEL

LH

LEFT HAND

LL

LIVE LOAD

LP

LOW POINT

LTG

LIGHTING

LTL

LINTEL

MANF

MANUFACTURE[R]

MAS

MASONRY

MATL

MATERIAL[S]

MAX

MAXIMUM

MECH

MECHANICAL

MEMB

MEMBRANE

MIN

MINIMUM

MISC

MISCELLANEOUS

MO

MASONRY OPENING

MTD

MOUNTED

MTG

MOUNTING

MTL

METAL

N

NORTH

N/A

NOT APPLICABLE

NAT

NATURAL

NIC

NOT IN CONTRACT

NO

NUMBER

NOM

NOMINAL

NTS

NOT TO SCALE

OC

ON CENTER

OD

OUTSIDE DIAMETER

OH

OVERHEAD

OPNG

OPENING

OPP

OPPOSITE

OPP HD

OPPOSITE HAND

PART

PARTITION

PC

PRECAST

PERF

PERFORATE[D]

PL

PLATE

PLAM

PLASTIC LAMINATE

PLAS

PLASTER

PLWD

PLYWOOD

PNL

PANEL[ED]

PR

PAIR

PREP

PREPARE [SURFACE]

PROV

PROVIDE

PSF

POUNDS PER SQUARE FOOT

PSI

POUNDS PER SQUARE INCH

PT

PAINT

PVMT

PAVEMENT

QTY

QUANTITY

R

RISER

RAD

RADIUS

RB

RUBBER BASE

REF

REFRIDGERATOR

REINF

REINFORCED

REQD / REQ'D

REQUIRED

RES

RESILIENT

RET

RETAINING

REV

REVISION[S] / REVISE[D]

RFG

ROOFING

RH

RIGHT HAND

RM

ROOM

RO

ROUGH OPENING

S

SOUTH

SC

SOLID CORE

SCHED

SCHEDULE

SECT

SECTION

SF

SQUARE FEET

SHT

SHEET

SIM

SIMILAR

SPEC(S)

SPECIFICATION(S)

SQ

SQUARE

SS

STAINLESS STEEL

STD

STANDARD

STL

STEEL

STN

STAIN

STO

STORAGE

STRUC

STRUCTURAL

SUSP

SUSPENDED

SYM

SYMMETRICAL

SYS

SYSTEM

T

TREAD

T&G

TONGUE AND GROOVE

T.O.

TOP OF

TECH

TECHNOLOGY

TEL

TELEPHONE

TEMP

TEMPERED

THK

THICK[NESS]

THRESH

THRESHOLD

TOC

TOP OF CURB

TOM

TOP OF MASONRY

TOS

TOP OF STEEL

TOW

TOP OF WALL

TRANS

TRANSPARENT

TV

TELEVISION

TYP

TYPICAL

UL

UNDERWRITER'S LABORATORY

UNFIN

UNFINISHED

UNO

UNLESS OTHERWISE NOTED

VAR

VARIES

VCT

VINYL COMPOSITION TILE

VERT

VERTICAL

VEST

VESTIBULE

VIF

VERIFY IN FIELD

VU

VENTILATION UNIT

VWC

VINYL WALLCOVERING

ABBREVIATION LIST

W

WATER RESISTANT

W/

WITH

W/O

WITHOUT

WC

WATER CLOSET

WD

WOOD

WDW

WINDOW

WH

WALL HUNG

WP

WORK POINT

WR

PAINT[ED]

WT

WEIGHT

WWF

WELDED WIRE FABRIC

#

NUMBER

&

AND

+/-

EXIST [OR APPROX] DIM - VIF

CL

CENTER LINE

L

ANGLE

INTERIOR STEEL STUD FRAMING

THE INTERIOR STUD FRAMING GUIDE DESIGNATES THE DESIGN INTENT OF THE ARCHITECT. THE GUIDE IS FOR THE CONTRACTORS REFERENCE WHEN INSTALLING INTERIOR STUD FRAMED WALLS. IT IS THE CONTRACTORS RESPONSIBILITY TO FOLLOW ALL INFORMATION PORTRAYED WITHIN THIS GUIDE AND THE CONTRACT DOCUMENTS.

NOTE: VERIFY MIN. STEEL STUD FRAMING GAUGE REQUIREMENTS /MAXIMUM ALLOWABLE HEIGHTS WITH STEEL STUD FRAMING SUPPLIER.

*FIRE BLOCKING TO BE PROVIDED HORIZONTALLY AT 10'-0" O.C. MAX, FIRE CAULK AROUND BLOCKING, IF METAL STUDS ARE USED A MINIMUM OF 20 GA. STUDS MUST BE UTILIZED.

MAXIMUM ALLOWABLE HEIGHTS
[NON-LOAD BEARING - METAL STUDS]

STEEL STUD FRAMING SECTION 092216				COLD-FORMED MTL FRAMING SECTION 054000				* DEFLECTION = L/360 * SPACING = 16" O.C.
SIZE	GA.	25	20	18	16	14	12	
2 1/2"		9'-10"	11'-2"	12'-7"	13'-5"	14'-4"	--	
3 5/8"		12'-4"	14'-3"	16'-8"	17'-11"	19'-2"	21'-2"	
6"		17'-11"	21'-4"	24'-9"	26'-7"	28'-4"	31'-8"	
2 1/2" CH STUD		10'-7"	13'-4"	--	--	--	--	

MATERIAL DESIGNATIONS & SYMBOLS

EXISTING WALL TO REMAIN

NEW WALL

1 HOUR PARTITION

2 HOUR PARTITION

3 HOUR PARTITION

ELEMENTS TO BE REMOVED

EXTENT OF WORK

CMU

CONCRETE

WOOD BLOCKING

STEEL (LARGE SCALE)

PLASTER

RIGID INSULATION

PLYWOOD

MILLWORK

Room name

101

ROOM NUMBER

FINISH TYPE

11

DOOR NUMBER

11

WALL TYPES

11

WINDOW NUMBER

EXISTING ELEVATION

NEW ELEVATION

1

BATT INSULATION

1

COLUMN CENTER LINE / IDENTIFIER

1

REVISION INDICATION

DETAIL / PLAN / ELEVATION

DRAWING REFERENCE

1

A101

SIM

SHEET REFERENCE

BLDG SECTION CUT

DRAWING REFERENCE

1

A101

SIM

SHEET REFERENCE

WALL SECTION

DRAWING REFERENCE

1

A101

SIM

SHEET REFERENCE

REQUIRED CLEARANCES

CLEAR FLOOR SPACE

FORWARD APPROACH

PARALLEL APPROACH

ALCOVE, FORWARD APPROACH

ALCOVE, SIDE APPROACH

60° TURNING DIAMETER

T - SHAPED TURNING SPACE

REQUIRED PUSH/PULL CLEARANCES

FRONT APPROACH - PULL SIDE

FRONT APPROACH - PUSH SIDE

FRONT APPROACH - PUSH SIDE

HINGE APPROACH - PULL SIDE

HINGE APPROACH - PUSH SIDE

TYPICAL MOUNTING HEIGHTS

1. MOUNTING HEIGHTS SHOWN ARE BASED UPON RECOGNIZED DESIGN STANDARDS AND/OR BARRIER FREE CODE REQUIREMENTS. IT IS INTENDED THAT LIKE DEVICES ALL BE MOUNTED AT THE SAME HEIGHT THROUGHOUT THE ENTIRE PROJECT. RECESSED DEVICES IN MASONRY WALLS MAY DICTATE A DEVIATION (+/- 2") FROM THESE HEIGHTS (WHEN PERMITTED BY CODE) SO AS TO ALLOW THE BOTTOM OR THE TOP OF THE DEVICE RECESS TO ALIGN WITH MASONRY COURSING. COORDINATE THESE DEVIATIONS WITH THE ARCHITECTS/OWNER'S REPRESENTATIVE. MOUNTING HEIGHTS ARE TYPICAL UNLESS NOTED OTHERWISE ON DRAWINGS.

DIMENSIONING

1. DIMENSIONS ARE FROM FINISHED FACE TO FINISHED FACE, UNLESS NOTED OTHERWISE. SEE DIMENSIONING KEY ON THIS PAGE FOR REFERENCE

FRAMING LEGEND

PROVIDE FULL HEIGHT STUDS AT ALL CORNERS AS SHOWN TO ALLOW FOR PROPER GYP. BD. INSTALLATION

16" OR 24" O.C. AS NOTED

COMMON STUD

KING STUD

JACK STUD

TOP PLATE

TOP CRIPPLE

HEADER

KING STUD

JACK STUD

COMMON STUD

BOTTOM PLATE

*PROVIDE TREATED WOOD OR METAL TRACK AGAINST ANY CONC. OR MASONRY SURFACE

DIMENSIONING KEY

PARTITION AT RIGHT ANGLE

*IF THE DOOR IS NOT AGAINST A RIGHT ANGLE PARTITION OR EXISTING, IT IS TO BE CENTERED IN THE ROOM, U.N.O.

DIMENSIONING SYSTEM (UNLESS NOTED OTHERWISE)

FINISH FACE OF NEW CONSTRUCTION

2'-6"

COLUMN LINE

FINISH FACE OF NEW CONSTRUCTION

2'-0"

FINISH FACE OF EXISTING CONSTRUCTION

FINISH FACE OF NEW CONSTRUCTION

ALIGN

FINISH FACE OF EXISTING CONSTRUCTION

DRIVEN DESIGN

ARCHITECT

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PROJECT NAME

117 EAST MICHIGAN AVE

PROJECT ADDRESS

117 E MICHIGAN AVE, MARSHALL, MI

CLIENT

117 W MICHIGAN LLC

ISSUE

CONSTRUCTION DOCUMENTS

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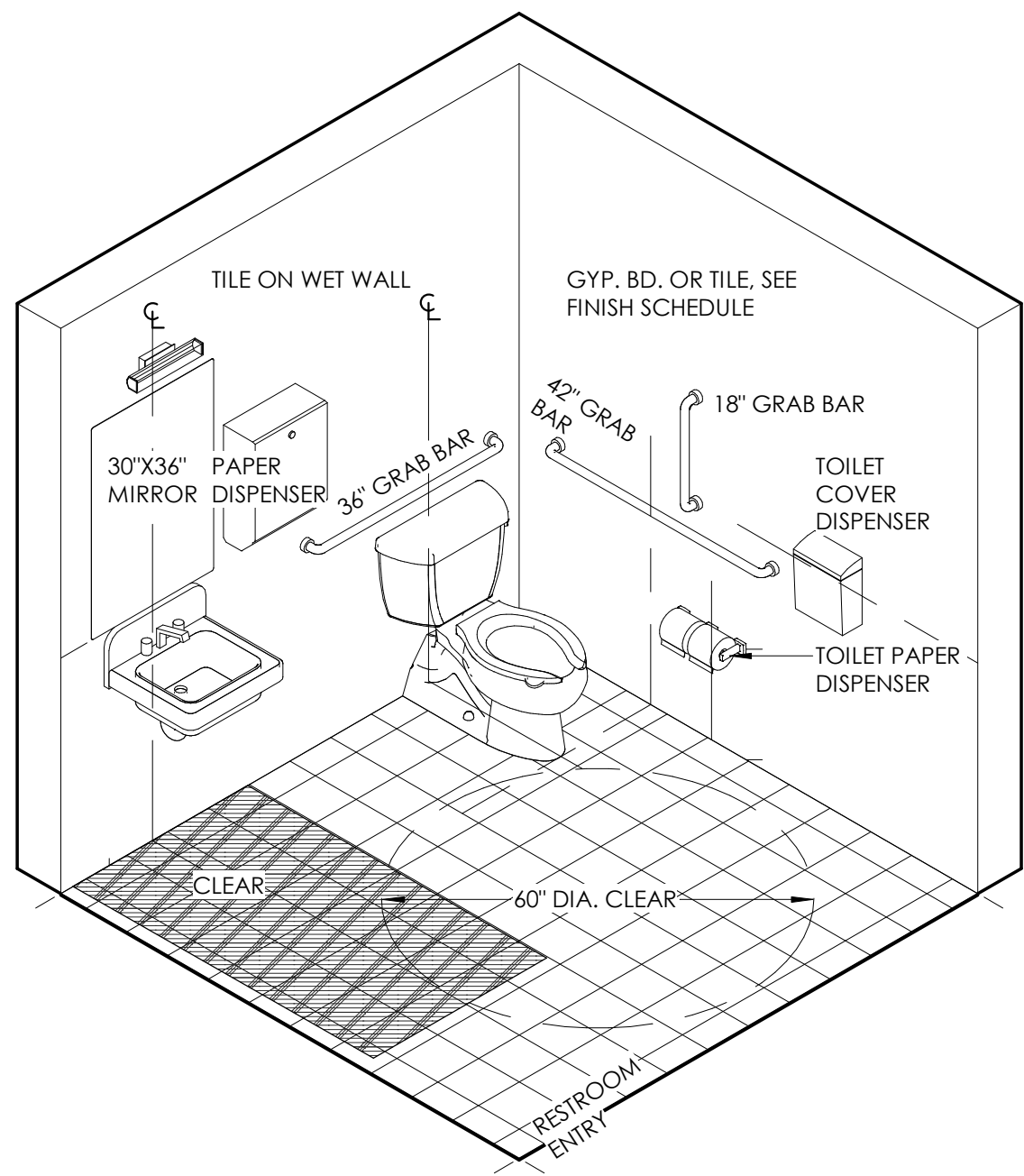
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MOUNTING HEIGHTS + ABBREVIATIONS

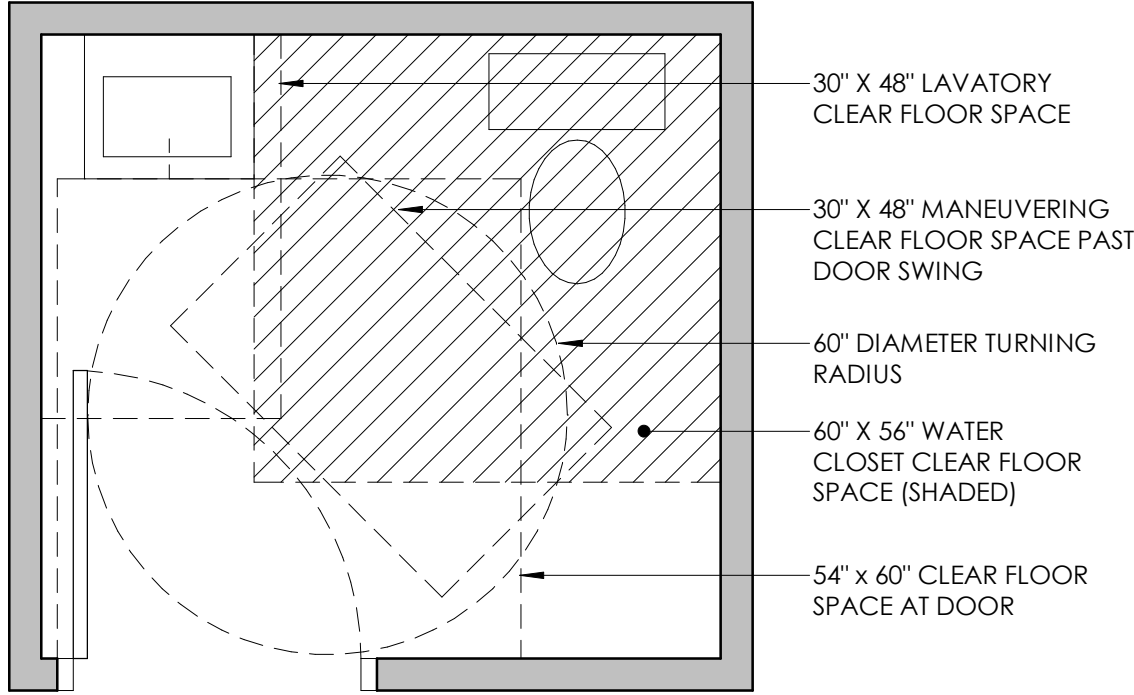
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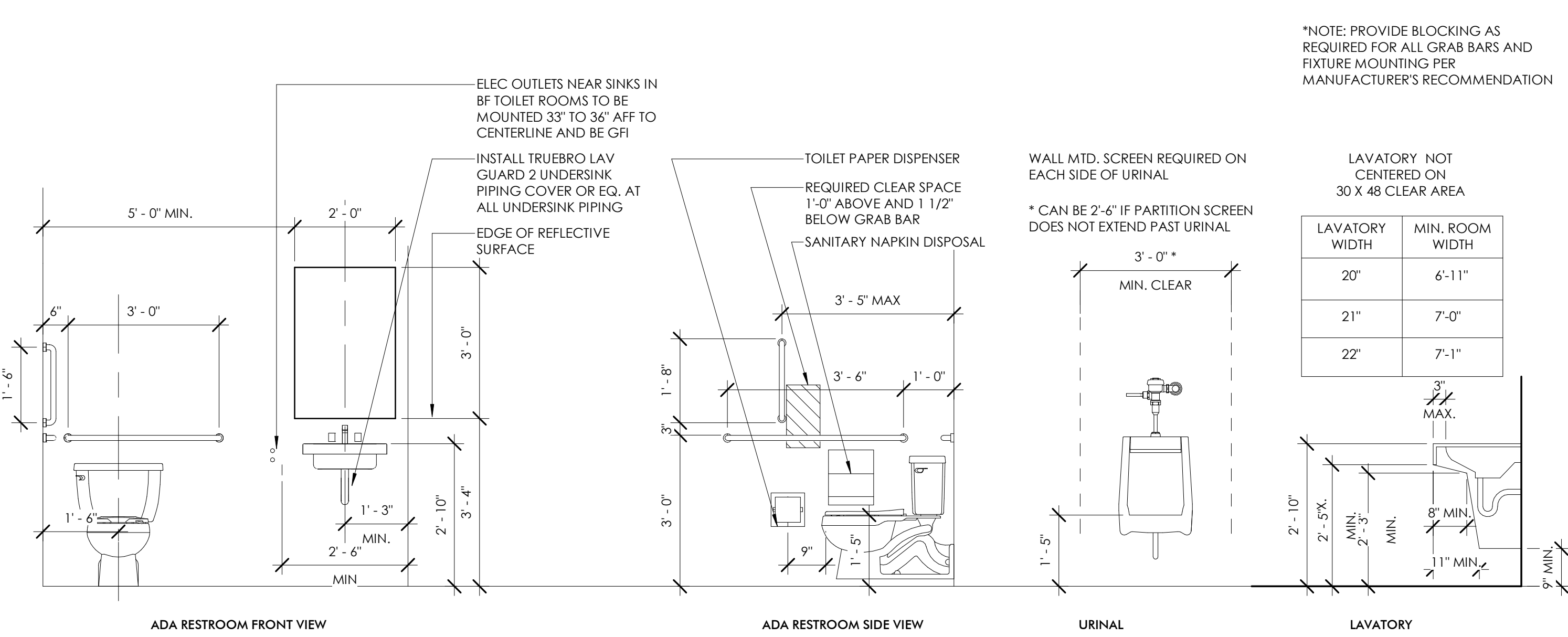
Page 55 of 111



ADA RESTROOM AXON - NTS

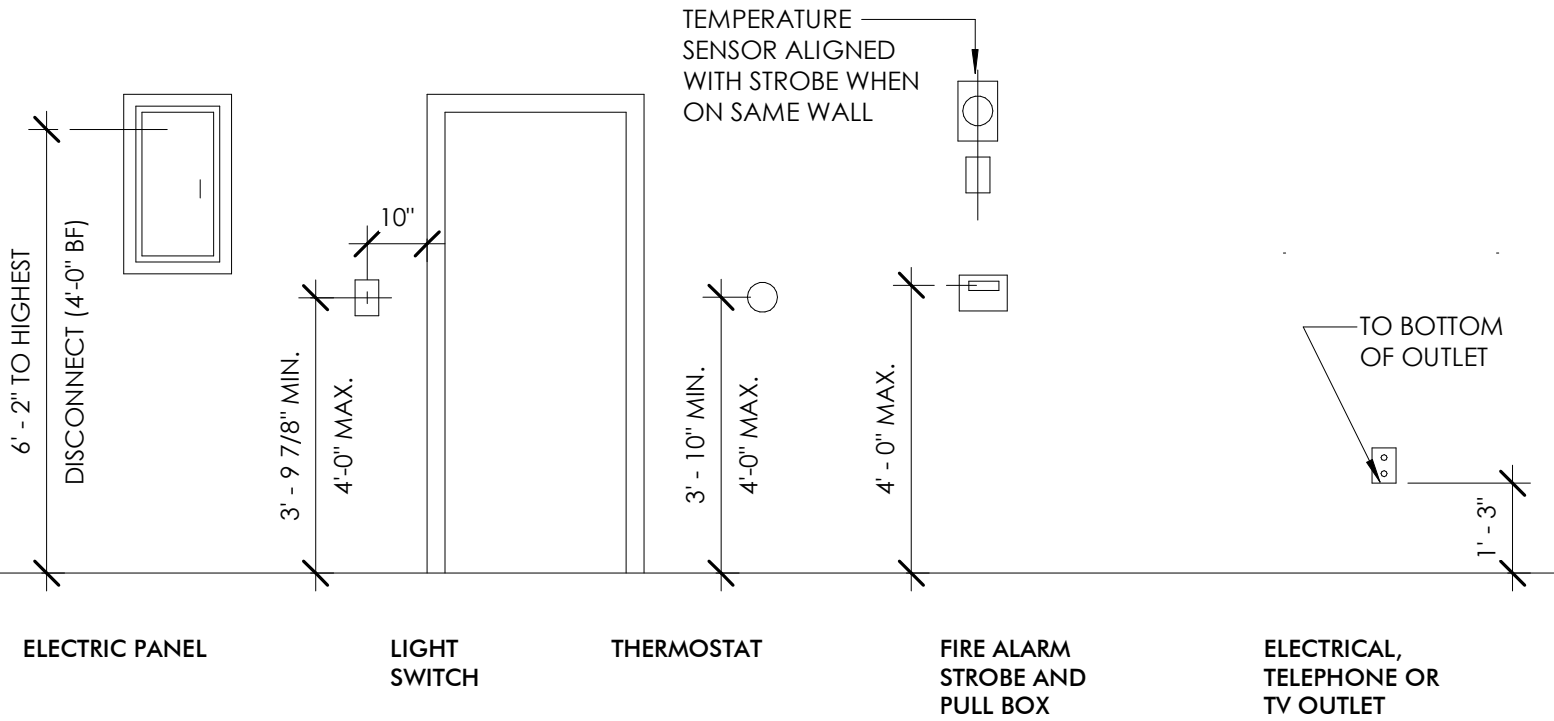


ADA RESTROOM PLAN - NTS

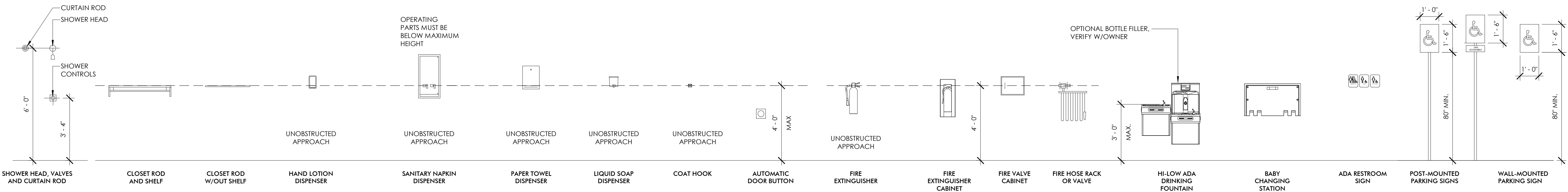


RESTROOM DETAILS - NTS

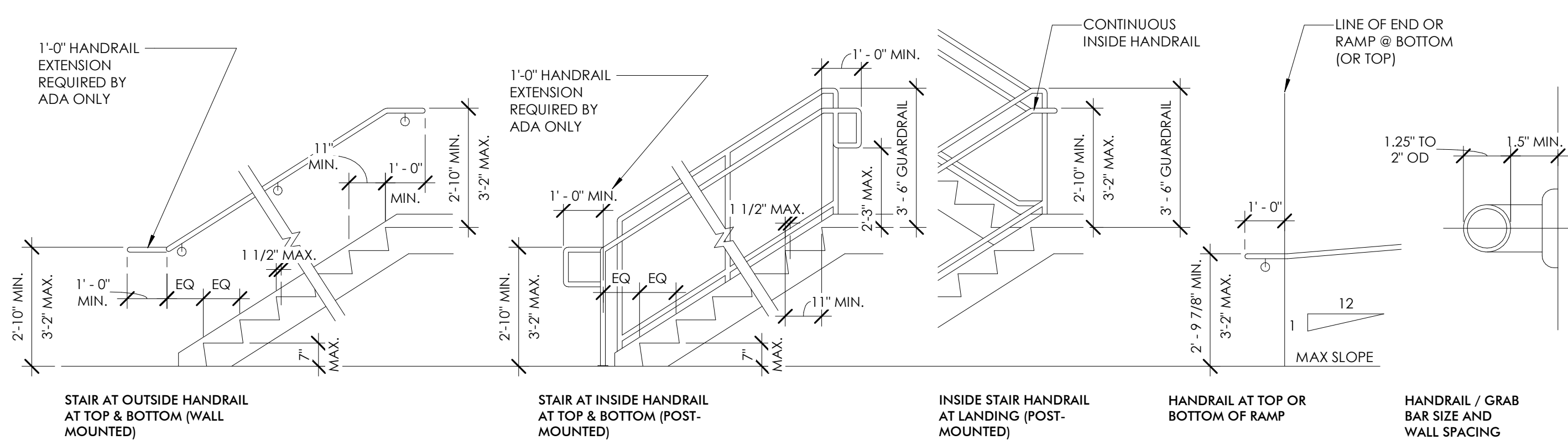
ELECTRICAL DETAILS



MOUNTING HEIGHTS



RAILING DETAILS



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MOUNTING HEIGHTS CONTINUED

T003

2015 MICHIGAN REHABILITATION CODE

CHAPTER 5: CLASSIFICATION OF WORK
SECTION 505

AREA OF RENOVATION = 4,236 SQUARE FEET, WHICH IS 75% OF THE TOTAL BUILDING AREA. SINCE THE WORK AREA IS OVER 50% OF THE BUILDING AREA, THE WORK IS CONSIDERED A LEVEL 3 ALTERATION.

SECTION 508.2 EXCEPT AS SPECIFICALLY PROVIDED FOR IN CHAPTER 12, HISTORIC BUILDINGS SHALL COMPLY WITH APPLICABLE PROVISIONS OF THIS CODE FOR THE TYPE OF WORK BEING PERFORMED. THE BUILDING IS CURRENTLY LISTED ON THE STATE REGISTRY OF HISTORIC PROPERTIES.

CHAPTER 8: ALTERATIONS - LEVEL 2
SECTION 801.3 ALL NEW CONSTRUCTION ELEMENTS, COMPONENTS, SYSTEMS, AND SPACES SHALL COMPLY WITH THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE.

SECTION 803.2.1 ALL EXISTING INTERIOR VERTICAL OPENINGS CONNECTING TWO OR MORE FLOORS SHALL BE ENCLOSED WITH APPROVED ASSEMBLIES HAVING A FIRE-RESISTANCE RATING OF NOT LESS THAN 1 HOUR WITH APPROVED OPENING PROTECTIVES. **EXCEPTION 11:** IN GROUP R-2 OCCUPANCIES, A MINIMUM 30-MINUTE ENCLOSURE SHALL BE PROVIDED TO PROTECT ALL VERTICAL OPENINGS NOT EXCEEDING THREE STORIES. THIS ENCLOSURE, OR THE ENCLOSURE SPECIFIED IN SECTION 803.2.1, SHALL NOT BE REQUIRED IN BUILDINGS PROTECTED THROUGHOUT BY AN APPROVED AUTOMATIC SPRINKLER SYSTEM. THE BUILDING IS PROTECTED THROUGHOUT BY AN AUTOMATIC SPRINKLER SYSTEM.

SECTION 804.2.2 IN BUILDINGS WITH OCCUPANCIES IN GROUP R-2, WORK AREAS THAT HAVE EXITS OR CORRIDORS SHARED BY MORE THAN ONE TENANT OR THAT HAVE EXITS OR CORRIDORS SERVING AN OCCUPANT LOAD GREATER THAN 30 SHALL BE PROVIDED WITH AUTOMATIC SPRINKLER PROTECTION WHERE THE WORK AREA IS REQUIRED TO BE PROVIDED WITH AUTOMATIC SPRINKLER PROTECTION IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE AS APPLICABLE TO NEW CONSTRUCTION AND THE WORK AREA EXCEEDS 50 PERCENT OF THE FLOOR AREA.

SECTION 804.4.1.6 A FIRE ALARM SYSTEM SHALL BE INSTALLED IN WORK AREAS OF GROUP R-2 APARTMENT BUILDINGS AS REQUIRED BY THE INTERNATIONAL FIRE CODE FOR EXISTING GROUP R-2 OCCUPANCIES.

SECTION 804.4.3 INDIVIDUAL SLEEPING UNITS AND INDIVIDUAL DWELLING UNITS IN ANY WORK AREA IN GROUP R OCCUPANCIES SHALL BE PROVIDED WITH SMOKE ALARMS IN ACCORDANCE WITH THE MICHIGAN BUILDING CODE.

SECTION 805.3.1 EVERY STORY UTILIZED FOR HUMAN OCCUPANCY ON WHICH THERE IS A WORK AREA THAT INCLUDES EXIT OR CORRIDORS SHARED BY MORE THAN ONE TENANT WITHIN THE WORK AREA SHALL BE PROVIDED WITH THE MINIMUM NUMBER OF EXITS BASED ON THE OCCUPANCY AND THE OCCUPANT LOAD IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE.

SECTION 805.4.1.1 IN ANY WORK AREA, ALL ROOMS AND SPACES IN WHICH THE TRAVEL DISTANCE TO AN EXIT EXCEEDS 75 FEET SHALL HAVE A MINIMUM OF TWO EGRESS DOORWAYS.

SECTION 805.4.3 IN ANY WORK AREA, ALL DOORS OPENING ONTO AN EXIT PASSAGEWAY AT GRADE OR AN EXIT STAIRWAY SHALL BE SELF-CLOSING OR AUTOMATIC-CLOSING BY LISTED CLOSING DEVICES.

SECTION 805.5.1 ALL DWELLING UNIT OR SLEEPING UNIT CORRIDOR DOORS IN WORK AREAS IN BUILDINGS OF GROUPS R-2 SHALL BE AT LEAST 1 3/8" SOLID CORE WOOD OR APPROVED EQUIVALENT AND SHALL BE EQUIPPED WITH APPROVED DOOR CLOSERS. **EXCEPTION 5:** DOOR ASSEMBLIES HAVING A FIRE PROTECTION RATING OF AT LEAST 20 MINUTES.

SECTION 805.6 DEAD-END CORRIDORS IN ANY WORK AREA SHALL NOT EXCEED 35 FEET.

SECTION 805.8.1 MEANS OF EGRESS IN ALL WORK AREAS SHALL BE PROVIDED WITH EXIT SIGNS IN ACCORDANCE WITH THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE.

SECTION 807.2 NEW STRUCTURAL ELEMENTS IN ALTERATIONS SHALL COMPLY WITH THE INTERNATIONAL BUILDING CODE.

SECTION 807.4 ALTERATIONS SHALL NOT REDUCE THE CAPACITY OF EXISTING GRAVITY LOAD-CARRYING STRUCTURAL ELEMENTS UNLESS IT IS DEMONSTRATED THAT THE ELEMENTS HAVE THE CAPACITY TO CARRY THE APPLICABLE DESIGN GRAVITY LOADS REQUIRED BY THE INTERNATIONAL BUILDING CODE.

SECTION 808.1 ALL NEWLY INSTALLED ELECTRICAL EQUIPMENT AND WIRING RELATING TO WORK DONE IN ANY WORK AREA SHALL COMPLY WITH ALL APPLICABLE REQUIREMENTS OF NFPA 70.

SECTION 809.1 ALL RECONFIGURED SPACES INTENDED FOR OCCUPANCY AND ALL SPACES CONVERTED TO HABITABLE SPACE IN ANY WORK AREA SHALL BE PROVIDED WITH NATURAL OR MECHANICAL VENTILATION IN ACCORDANCE WITH THE INTERNATIONAL MECHANICAL CODE.

SECTION 811.1 LEVEL 2 ALTERATIONS TO EXISTING BUILDINGS SHALL CONFORM TO THE ENERGY REQUIREMENTS OF THE INTERNATIONAL ENERGY CONSERVATION CODE AS THEY RELATE TO NEW CONSTRUCTION ONLY.

CHAPTER 10: CHANGE OF OCCUPANCY
SECTION 1008.3 WHERE THE OCCUPANCY OF PART OF AN EXISTING BUILDING IS CHANGED, ELECTRICAL SERVICE SHALL BE UPGRADED TO MEET THE REQUIREMENTS OF NFPA 70 FOR THE NEW OCCUPANCY.

SECTION 1012.1.1.2 WHERE A PORTION OF AN EXISTING BUILDING IS CHANGED TO A NEW OCCUPANCY CLASSIFICATION, AND THAT PORTION IS SEPARATED FROM THE REMAINDER OF THE BUILDING WITH FIRE BARRIERS HAVING A FIRE-RESISTANCE RATING AS REQUIRED IN THE INTERNATIONAL BUILDING CODE FOR THE SEPARATE OCCUPANCY, THAT PORTION SHALL COMPLY WITH ALL OF THE REQUIREMENTS OF CHAPTER 9 FOR THE NEW OCCUPANCY CLASSIFICATION.

TABLE 1012.4 OCCUPANCY CLASSIFICATIONS R-1 AND R-2 ARE BOTH CONSIDERED RELATIVE HAZARD LEVEL 3.

SECTION 1012.4.2 WHEN THE CHANGE OF OCCUPANCY CLASSIFICATION IS MADE TO AN EQUAL OR LESSER HAZARD CATEGORY AS SHOWN IN TABLE 1012.4, EXISTING ELEMENTS OF THE MEANS OF EGRESS SHALL COMPLY WITH THE REQUIREMENTS OF SECTION 905 FOR THE NEW OCCUPANCY CLASSIFICATION. NEWLY CONSTRUCTED OR CONFIGURED MEANS OF EGRESS SHALL COMPLY WITH THE REQUIREMENTS OF CHAPTER 10 OF THE INTERNATIONAL BUILDING CODE. THE ORIGINAL USE OF THE SECOND AND THIRD FLOORS WAS R-1. THE PROPOSED USE IS R-2.

TABLE 1012.5 OCCUPANCY CLASSIFICATIONS R-1 AND R-2 ARE BOTH CONSIDERED RELATIVE HAZARD LEVEL 2.

SECTION 1012.5.2 WHEN A CHANGE OF OCCUPANCY CLASSIFICATION IS MADE TO AN EQUAL OR LESSER HAZARD CATEGORY AS SHOWN IN TABLE 1012.5, THE HEIGHT AND AREA OF THE EXISTING BUILDING SHALL BE DEEMED ACCEPTABLE.

TABLE 1012.6 OCCUPANCY CLASSIFICATIONS R-1 AND R-2 ARE BOTH CONSIDERED RELATIVE HAZARD LEVEL 3.

SECTION 1012.6.2 WHEN A CHANGE OF OCCUPANCY CLASSIFICATION IS MADE TO AN EQUAL OR LESSER HAZARD CATEGORY AS SHOWN IN TABLE 1012.6, EXISTING EXTERIOR WALLS, INCLUDING OPENINGS SHALL BE ACCEPTED.

SECTION 1012.6.3 OPENINGS IN EXTERIOR WALLS SHALL BE PROTECTED AS REQUIRED BY THE INTERNATIONAL BUILDING CODE. **EXCEPTION 4:** EXTERIOR OPENING PROTECTIVES ARE NOT REQUIRED WHEN THE CHANGE OF OCCUPANCY GROUP IS TO AN EQUAL OR LOWER HAZARD CLASSIFICATION IN ACCORDANCE WITH TABLE 1012.6.

CHAPTER 11: ADDITIONS
SECTION 1102.1 NO ADDITION SHALL INCREASE THE HEIGHT OF AN EXISTING BUILDING BEYOND THAT PERMITTED UNDER THE APPLICABLE PROVISIONS OF CHAPTER 5 OF THE INTERNATIONAL BUILDING CODE FOR NEW BUILDINGS.

SECTION 1102.2 NO ADDITION SHALL INCREASE THE AREA OF AN EXISTING BUILDING BEYOND THAT PERMITTED UNDER THE APPLICABLE PROVISIONS OF CHAPTER 5 OF THE INTERNATIONAL BUILDING CODE FOR NEW BUILDINGS UNLESS FIRE SEPARATION AS REQUIRED BY THE INTERNATIONAL BUILDING CODE IS PROVIDED.

SECTION 1103.4 ANY STRUCTURAL ELEMENT OF AN EXISTING BUILDING SUBJECTED TO ADDITIONAL LOADS FROM THE EFFECTS OF SNOW DRIFT AS A RESULT OF AN ADDITION SHALL COMPLY WITH THE INTERNATIONAL BUILDING CODE.

SECTION 1106.1 ADDITIONS TO EXISTING BUILDINGS SHALL CONFORM TO THE ENERGY REQUIREMENTS OF THE INTERNATIONAL ENERGY CONSERVATION CODE AS THEY RELATE TO NEW CONSTRUCTION.

CHAPTER 12: HISTORIC BUILDINGS
SECTION 1204.1 EXCEPTION: TYPE B DWELLING OR SLEEPING UNITS REQUIRED BY SECTION 1107 OF THE INTERNATIONAL BUILDING CODE ARE NOT REQUIRED TO BE PROVIDED IN HISTORICAL BUILDINGS.

SECTION 1205.2 THE ALLOWABLE FLOOR AREA FOR HISTORIC BUILDINGS UNDERGOING A CHANGE OF OCCUPANCY SHALL BE PERMITTED TO EXCEED BY 20 PERCENT THE ALLOWABLE AREAS SPECIFIED IN CHAPTER 5 OF THE INTERNATIONAL BUILDING CODE

SECTION 1205.4 REQUIRED OCCUPANCY SEPARATIONS OF 1 HOUR MAY BE OMITTED WHEN THE BUILDING IS PROVIDED WITH AN APPROVED AUTOMATIC SPRINKLER SYSTEM THROUGHOUT.

SECTION 1205.10 WHERE 1-HOUR FIRE-RESISTANCE-RATED CONSTRUCTION IS REQUIRED BY THESE PROVISIONS, IT NEED NOT BE PROVIDED,REGARDLESS OF CONSTRUCTION OR OCCUPANCY, WHERE THE EXISTING WALL AND CEILING FINISH IS WOOD LATH AND PLASTER.

SECTION 1203.6 IN BUILDINGS OF THREE STORIES OR LESS, EXIT ENCLOSURE CONSTRUCTION SHALL LIMIT THE SPREAD OF SMOKE BY THE USE OF TIGHT-FITTING DOORS AND SOLID ELEMENTS. SUCH ELEMENTS ARE NOT REQUIRED TO HAVE A FIRE-RESISTANCE RATING.

SECTION 1205.6 EXISTING DOOR OPENINGS AND CORRIDOR AND STAIRWAY WIDTHS LESS THAN THOSE THAT WOULD BE ACCEPTABLE FOR NONHISTORIC BUILDINGS UNDER THESE PROVISIONS SHALL BE APPROVED. PROVIDED THAT, IN THE OPINION OF THE CODE OFFICIAL, THERE IS SUFFICIENT WIDTH AND HEIGHT FOR A PERSON TO PASS THROUGH THE OPENING OR TRAVERSE THE EXIT AND THAT THE CAPACITY OF THE EXIT SYSTEM IS ADEQUATE FOR THE OCCUPANT LOAD, OR WHERE OTHER OPERATIONAL CONTROLS TO LIMIT OCCUPANCY ARE APPROVED BY THE CODE OFFICIAL.

SECTION 1205.11 EXISTING STAIRWAYS SHALL COMPLY WITH THE REQUIREMENTS OF THESE PROVISIONS. THE CODE OFFICIAL SHALL GRANT ALTERNATIVES FOR STAIRWAYS AND GUARDS IF ALTERNATIVE STAIRWAYS ARE FOUND TO BE ACCEPTABLE OR ARE JUDGED TO MEET THE INTENT OF THESE PROVISIONS. EXISTING STAIRWAYS SHALL COMPLY WITH SECTION 1203.

2015 MICHIGAN BUILDING CODE

CHAPTER 3: USE AND OCCUPANCY CLASSIFICATION
SECTION 304.1 + 310.4

CHAPTER 4: SPECIAL DETAILED REQUIREMENTS BASED ON USE AND OCCUPANCY
SECTION 420.2 WALLS SEPARATING DWELLING UNITS SHALL BE CONSTRUCTED AS FIRE PARTITIONS IN ACCORDANCE WITH SECTION 708

SECTION 420.3 FLOOR ASSEMBLIES SEPARATING DWELLING UNITS IN THE SAME BUILDING AND SEPARATING DWELLING UNITS FROM OTHER OCCUPANCIES SHALL BE CONSTRUCTED AS HORIZONTAL ASSEMBLIES IN ACCORDANCE WITH SECTION 711

SECTION 420.5 GROUP R OCCUPANCIES SHALL BE EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH SECTION 903.2.8. QUICK RESPONSE OR RESIDENTIAL AUTOMATIC SPRINKLER SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH SECTION 903.3.2

SECTION 420.4 FIRE ALARM SYSTEMS AND SMOKE ALARMS SHALL BE PROVIDED IN GROUP R-2 OCCUPANCIES IN ACCORDANCE WITH SECTION 907.2.9 SINGLE OR MULTIPLE STATION SMOKE ALARMS SHALL BE PROVIDED IN GROUPS R-2 IN ACCORDANCE WITH SECTION 907.2.11.

CHAPTER 5: GENERAL BUILDING HEIGHTS AND AREAS
SEE CODE COMPLIANCE TABLE TO BUILDING HEIGHTS/AREAS/SEPARATION REQUIREMENTS
PER THE 2015 MICHIGAN REHABILITATION CODE SECTIONS 1205.4 AND 1205.10 THERE ARE NO REQUIRED SEPARATIONS BETWEEN THE STORAGE IN THE BASEMENT AND THE RESTAURANT AS WELL AS BETWEEN THE RESTAURANT AND THE RESIDENTIAL UNITS. THE BUILDING WILL BE COMPLETELY FIRE SUPPRESSED THROUGHOUT.

CHAPTER 6: TYPES OF CONSTRUCTION
SECTION 602 CONSTRUCTION CLASSIFICATION TYPE III-B, SEE CODE COMPLIANCE TABLE FOR ADDITIONAL INFORMATION

CHAPTER 7: FIRE AND SMOKE PROTECTION
SECTION 708.3 EXCEPTION 1: CORRIDOR WALLS PERMITTED TO HAVE A 1/2 HOUR FIRE RESISTANCE RATING BY TABLE 1020.1.

SECTION 711.2.3 THE SUPPORTING CONSTRUCTION SHALL BE PROTECTED TO AFFORD THE REQUIRED FIRE RESISTANCE RATING OF THE HORIZONTAL ASSEMBLY SUPPORTED. EXCEPTION: IN TYPE III-B BUILDINGS THE CONSTRUCTION SUPPORTING HORIZONTAL ASSEMBLIES AT THE SEPARATIONS OF THE DWELLING UNITS IS NOT REQUIRED TO BE FIRE RESISTANCE RATED.

SECTION 711.2.4.1 WHERE THE HORIZONTAL ASSEMBLY SEPARATED MIXED OCCUPANCIES, THE ASSEMBLY SHALL HAVE A FIRE RESISTANCE RATING OF NOT LESS THAN THAT REQUIRED BY SECTION 508.4. HALF HOUR FIRE RESISTANCE IS REQUIRED IN TYPE III-B BUILDINGS CORRIDORS

SECTION 713.13.4 SHAFT ENCLOSURES SHALL HAVE A FIRE RESISTANCE RATING OF NOT LESS THAN ONE HOUR WHERE CONNECTING THREE STORIES OR LESS

SECTION 713.14.1 EXCEPTION 4: ENCLOSED ELEVATOR LOBBIES ARE NOT REQUIRED WHERE THE BUILDING IS PROTECTED BY AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3.1.2.

TABLE 716.5 OPENINGS IN ONE HOUR FIRE BARRIERS FOR SHAFTS, EXIT ACCESS STAIRWAYS, AND INTERIOR EXIT STAIRWAYS ARE TO HAVE ONE HOUR FIRE DOORS

CHAPTER 8: INTERIOR FINISHES
TABLE 803.1.1 INTERIOR WALL AND CEILING FINISH REQUIREMENTS
INTERIOR WALL & CEILING FINISHES
EXIT ENCLOSURE AND PASSAGEWAY CLASS B / SMOKE-DEVELOPED INDEX 0-450 / FLAME SPREAD 26-75
CORRIDORS CLASS C / SMOKE-DEVELOPED INDEX 0-450 / FLAME SPREAD 76-200
ROOMS AND ENCLOSED SPACES C / SMOKE-DEVELOPED INDEX 0-450 / FLAME SPREAD 76-200

INTERIOR FINISH FLOOR REQUIREMENTS
INTERIOR WALL & CEILING FINISHES
EXIT ENCLOSURE AND PASSAGEWAY CLASS II / WATTS / CM2 .22 OR GREATER
CORRIDORS CLASS II / WATTS / CM2 .22 OR GREATER
ROOMS AND ENCLOSED SPACES CLASS II / WATTS / CM2 .22 OR GREATER

CHAPTER 9: FIRE PROTECTION SYSTEMS
SECTION 903.2.1.2 AN AUTOMATIC SPRINKLER SYSTEM SHALL BE PROVIDED THROUGHOUT ALL BUILDINGS CONTAINING A GROUP A-2 OCCUPANCY WHERE A FIRE AREA EXCEEDS 5,000 SQUARE FEET. AN NFPA 13 COMPLIANT AUTOMATIC SPRINKLER SYSTEM EXISTS IN THE EXISTING A-2 RESTAURANT ON THE FIRST FLOOR

SECTION 903.2.8 AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3 SHALL BE PROVIDED THROUGHOUT ALL BUILDINGS WITH A GROUP R FIRE AREA.

SECTION 906.1.1 EXCEPTION: IN GROUP R-2 OCCUPANCIES, PORTABLE FIRE EXTINGUISHERS SHALL BE REQUIRED ONLY IN LOCATIONS SPECIFIED IN ITEMS 2 THROUGH 6 WHERE EACH DWELLING UNIT IS PROVIDED WITH A PORTABLE FIRE EXTINGUISHER HAVING A MINIMUM RATING OF 1-A:10-B:C.

CHAPTER 10: MEAN OF EGRESS
SEE CODE COMPLIANCE TABLE FOR SIZING BREAKDOWN

SECTION 1005 MEANS OF EGRESS SIZING
SECTION 1005.3.1 STAIRWAYS .3" PER OCCUPANT; MINIMUM WIDTH 44" (36" IF < 50 OCCUPANTS [SECTION 1011.2])
SECTION 1005.3.2 OTHER ELEMENTS .2" PER OCCUPANT
SECTION 1010.1.1 DOORS 32" MINIMUM CLEAR WIDTH, CORRIDORS 44" MINIMUM CLEAR WIDTH
SECTION 1011.11 EXCEPTION 4: CHANGES IN ROOM ELEVATIONS OF THREE OR FEWER RISERS WITHIN DWELLING UNITS IN GROUP R-2 DO NOT REQUIRE HANDRAILS

TABLE 1017.2 MAXIMUM EXIT ACCESS TRAVEL DISTANCE
R USE GROUP AREAS 250'-0" WITH FIRE SUPPRESSION THROUGHOUT

SECTION 1020.4 EXCEPTION 2: IN OCCUPANCIES IN GROUP R-2, WHERE THE BUILDING IS EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM, THE LENGTH OF THE DEAD-END CORRIDORS SHALL NOT EXCEED 50'.

SECTION 1023.1 INTERIOR EXIT STAIRWAYS SHALL BE ENCLOSED AND LEAD DIRECTLY TO THE EXTERIOR OF THE BUILDING OR SHALL BE EXTENDED TO THE EXTERIOR OF THE BUILDING WITH AN EXIT PASSAGEWAY CONFORMING TO THE REQUIREMENTS OF SECTION 1024.

SECTION 1023.2 ENCLOSURES FOR INTERIOR EXIT STAIRWAYS SHALL BE CONSTRUCTION AS FIRE BARRIERS IN ACCORDANCE WITH SECTION 707. INTERIOR EXIT STAIRWAY ENCLOSURES SHALL HAVE A FIRE-RESISTANCE RATING OF NOT LESS THAN 1 HOURS WHERE CONNECTING THREE STORIES OR LESS.

SECTION 1024.2 EXIT PASSAGEWAY ENCLOSURES SHALL HAVE WALLS, FLOORS, AND CEILINGS OF NOT LESS THAN A 1-HOUR FIRE-RESISTANCE RATING, AND NOT LESS THAN THAT REQUIRED FOR ANY CONNECTING INTERIOR EXIT STAIRWAY. EXIT PASSAGEWAYS SHALL BE CONSTRUCTED AS FIRE BARRIERS IN ACCORDANCE WITH SECTION 707.

CHAPTER 11: ACCESSIBILITY
SECTION 1107.6.2.2.1 IN GROUP R-2 OCCUPANCIES CONTAINING MORE THAN 20 DWELLING UNITS, AT LEAST 2 PERCENT BUT NOT LESS THAN ONE OF THE UNITS SHALL BE A TYPE A UNIT, THIS PROJECT CONTAINS 7 DWELLING UNITS, AND THEREFORE IS NOT REQUIRED TO HAVE ANY TYPE A UNITS.

SECTION 1107.6.2.2.2 WHERE THERE ARE FOUR OR MORE DWELLING UNITS INTENDED TO BE OCCUPIED AS A RESIDENCE IN A SINGLE STRUCTURE, EVERY DWELLING UNIT INTENDED TO BE OCCUPIED AS A RESIDENCE SHALL BE A TYPE B UNIT. NOTE THAT THE 2015 MICHIGAN REHABILITATION CODE 1204.1 STATES THAT TYPE B UNITS ARE NOT REQUIRED IN HISTORICAL BUILDINGS.

CHAPTER 12: INTERIOR ENVIRONMENT
SECTION 1207.2 WALLS, PARTITIONS, AND FLOOR/CEILING ASSEMBLIES SEPARATING DWELLING UNITS FROM EACH OTHER OR FROM PUBLIC OR SERVICE AREAS SHALL HAVE A SOUND TRANSMISSION CLASS OF NOT LESS THAN 50 FOR AIR-BORNE NOISE WHEN TESTED IN ACCORDANCE WITH ASTM E90. **PROVIDED STC = 50.**

SECTION 1207.3 FLOOR/CEILING ASSEMBLIES BETWEEN DWELLING UNITS OR BETWEEN A DWELLING UNIT AND A PUBLIC OR SERVICE AREA WITHIN THE STRUCTURE SHALL HAVE AN IMPACT INSULATION CLASS RATING OF NOT LESS THAN 50 WHEN TESTED IN ACCORDANCE WITH ASTM E492. **PROVIDED IIC = 57.**

SECTION 1208.2 OCCUPIABLE SPACES, HABITABLE SPACES, AND CORRIDORS SHALL HAVE A CEILING HEIGHT OF NOT LESS THAN 7'-6". BATHROOMS, TOILET ROOMS, KITCHENS, STORAGE ROOMS, AND LAUNDRY ROOMS SHALL HAVE A CEILING HEIGHT OF NOT LESS THAN 7'-0".
EXCEPTION 4: CORRIDORS CONTAINED WITHIN A DWELLING UNIT OR SLEEPING UNIT IN A GROUP R OCCUPANCY SHALL HAVE A CEILING HEIGHT OF NOT LESS THAN 7'-0".

CHAPTER 30: ELEVATORS AND CONVEYING SYSTEMS
SECTION 3002.1 ELEVATOR HOISTWAY ENCLOSURES SHALL BE SHAFT ENCLOSURES COMPLYING WITH SECTION 713.

CODE COMPLIANCE			
TOPIC	SECTION	ALLOWED/REQUIRED	ACTUAL
APPLICABLE CODES			
2015 INTERNATIONAL FIRE CODE			
2015 MICHIGAN BUILDING CODE			
2015 MICHIGAN MECHANICAL CODE			
2015 MICHIGAN REHABILITATION CODE	505	LEVEL 3 ALTERATION	INTERIOR RENOVATION GREATER THAN 50%
2017 NATIONAL ELECTRICAL CODE			
2018 MICHIGAN PLUMBING CODE			
ANSI/ASHRAE 90.1-2013			
ICC/ANSI 117.1-2009			
NFPA 13 (2013) + NFPA 72 (2013)			
ZONING			
ZONING	CITY OF MARSHALL		B-4 REGIONAL COMMERCIAL
1 - SCOPE AND ADMIN			
DEFERRED SUBMITTALS	107.3.4.1		THERE ARE NO DEFERRED SUBMITTALS FOR THIS PROJECT
DESIGN PROFESSIONAL IN CHARGE	107.3.4		CODY NEWMAN IS TO BE THE DESIGN PROFESSIONAL IN CHARGE
SPECIAL INSPECTIONS	110		THERE ARE NO SPECIAL INSPECTIONS FOR THIS PROJECT
3 - USE			
BUILDING USE	304.1 & 310.4	BEFORE - B (BUSINESS) & R-2 (RESIDENTIAL)	AFTER - B (BUSINESS) & R-2 (RESIDENTIAL)
3 - AREA BY USE			
ASSEMBLY			1,224 SF
BUSINESS			1,384 SF
RESIDENTIAL			2,768 SF
3 - GROSS BUILDING AREA			
0 - BASEMENT			1,468 SF
1 - FIRST FLOOR			1,384 SF
2 - SECOND FLOOR			1,384 SF
3 - THIRD FLOOR			1,384 SF
TOTAL			5,620 SF
5 - GENERAL BUILDING HEIGHTS AND AREAS			
ALLOWABLE BUILDING HEIGHT	TABLE 504.3	75 FEET	50 FEET
BASE STORIES ALLOWED	TABLE 504.4	3 STORIES	3 STORIES
REQUIRED SEPARATION OF OCCUPANCIES	TABLE 508.4	1 HOUR	PROVIDED
TABULAR AREA	TABLE 506.2		5,620 SF
6 - TYPE OF CONSTRUCTION			
TYPE OF CONSTRUCTION	TABLE 601		III-B
7 - FIRE AND SMOKE PROTECTION			
			SMOKE DETECTOR AND CARBON MONOXIDE DETECTORS REQUIRED IN ALL RESIDENTIAL UNITS
9 - FIRE PROTECTION SYSTEMS			
AUTOMATIC SPRINKLER SYSTEM	903.2.1.3	REQUIRED	PROVIDED
FIRE ALARM AND DETECTION SYSTEMS	907	REQUIRED	PROVIDED
10 - MEANS OF EGRESS			
DOOR EGRESS WIDTH	1005.3.2	36" PER UNIT	PROVIDED
EXIT ACCESS TRAVEL DISTANCE	TABLE 1017.2	250 FEET	75 FEET
NUMBER OF EXITS	TABLE 1006.3.1	2 EXITS	PROVIDED
STAIR EGRESS WIDTH	1005.3.1	36"	36"
10 - OCCUPANCY			
OCCUPANCY	TABLE 1004.1.2	1,000 SF / 15	67 PEOPLE
OCCUPANCY	TABLE 1004.1.2	2,768 SF / 200	14 PEOPLE
OCCUPANCY	TABLE 1004.1.2	1,384 SF / 100	14 PEOPLE
TOTAL OCCUPANT LOAD			95 PEOPLE
15 - ROOF ASSEMBLY			
	1501.1		NEW 60 MIL WHITE TPO ROOF
27 - ELECTRICAL			
EMERGENCY LIGHTING	1008.1	WILL COMPLY	ON COMPLIANCE DRAWINGS
EMERGENCY POWER	1008.3.2,10 08.3.3	WILL COMPLY	ON COMPLIANCE DRAWINGS
EXIT SIGNS	1011.1	WILL COMPLY	ON COMPLIANCE DRAWINGS



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117 E MICHIGAN AVE, MARSHALL, MI
CLIENT
117 W MICHIGAN LLC

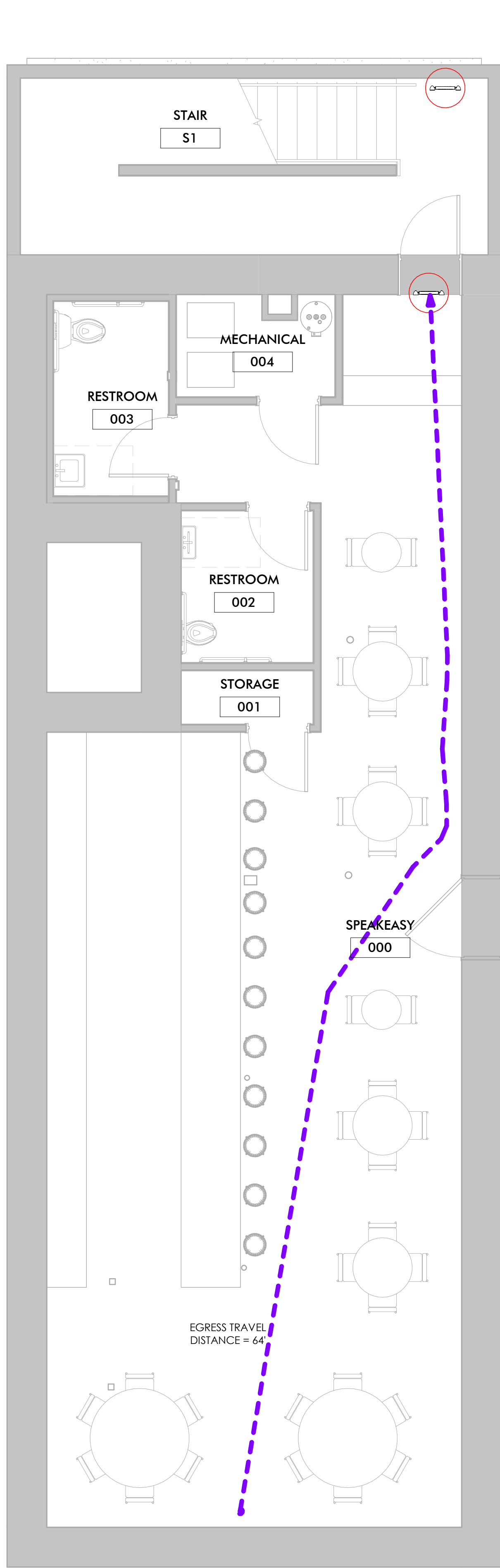
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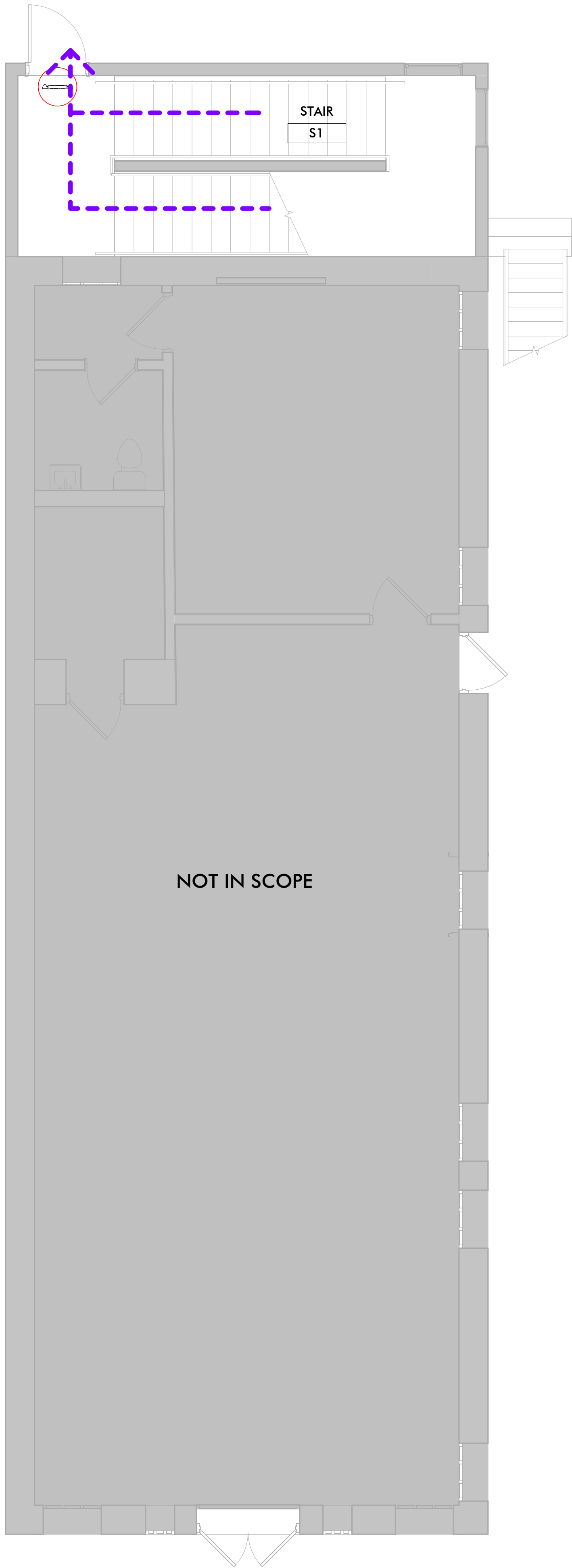
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STAMP

PROJECT NUMBER
2023.171

CODE COMPLIANCE
T004



0 BASEMENT COMPLIANCE PLAN
1/4" = 1'-0"



1 FIRST FLOOR COMPLIANCE PLAN
1/4" = 1'-0"

CODE COMPLIANCE			
TOPIC	SECTION	ALLOWED/REQUIRED	ACTUAL
APPLICABLE CODES			
2015 INTERNATIONAL FIRE CODE			
2015 MICHIGAN BUILDING CODE			
2015 MICHIGAN MECHANICAL CODE			
2015 MICHIGAN REHABILITATION CODE	505	LEVEL 3 ALTERATION	INTERIOR RENOVATION GREATER THAN 50%
2017 NATIONAL ELECTRICAL CODE			
2018 MICHIGAN PLUMBING CODE			
ANSI/ASHRAE 90.1-2013			
ICC/ANSI 117.1-2009			
NFPA 13 (2013) + NFPA 72 (2013)			
ZONING			
ZONING	CITY OF MARSHALL		B-4 REGIONAL COMMERCIAL
1 - SCOPE AND ADMIN			
DEFERRED SUBMITTALS	107.3.4.1		THERE ARE NO DEFERRED SUBMITTALS FOR THIS PROJECT
DESIGN PROFESSIONAL IN CHARGE	107.3.4		CODY NEWMAN IS TO BE THE DESIGN PROFESSIONAL IN CHARGE
SPECIAL INSPECTIONS	110		THERE ARE NO SPECIAL INSPECTIONS FOR THIS PROJECT
3 - USE			
BUILDING USE	304.1 & 310.4	BEFORE - B (BUSINESS) & R-2 (RESIDENTIAL)	AFTER - B (BUSINESS) & R-2 (RESIDENTIAL)
3 - AREA BY USE			
ASSEMBLY			1,224 SF
BUSINESS			1,384 SF
RESIDENTIAL			2,768 SF
3 - GROSS BUILDING AREA			
0 - BASEMENT			1,468 SF
1 - FIRST FLOOR			1,384 SF
2 - SECOND FLOOR			1,384 SF
3 - THIRD FLOOR			1,384 SF
TOTAL			5,620 SF
5 - GENERAL BUILDING HEIGHTS AND AREAS			
ALLOWABLE BUILDING HEIGHT	TABLE 504.3	75 FEET	50 FEET
BASE STORIES ALLOWED	TABLE 504.4	3 STORIES	3 STORIES
REQUIRED SEPARATION OF OCCUPANCIES	TABLE 508.4	1 HOUR	PROVIDED
TABULAR AREA	TABLE 506.2		5,620 SF
6 - TYPE OF CONSTRUCTION			
TYPE OF CONSTRUCTION	TABLE 601		III-B
7 - FIRE AND SMOKE PROTECTION			
			SMOKE DETECTOR AND CARBON MONOXIDE DETECTORS REQUIRED IN ALL RESIDENTIAL UNITS
9 - FIRE PROTECTION SYSTEMS			
AUTOMATIC SPRINKLER SYSTEM	903.2.1.3	REQUIRED	PROVIDED
FIRE ALARM AND DETECTION SYSTEMS	907	REQUIRED	PROVIDED
10 - MEANS OF EGRESS			
DOOR EGRESS WIDTH	1005.3.2	36" PER UNIT	PROVIDED
EXIT ACCESS TRAVEL DISTANCE	TABLE 1017.2	250 FEET	75 FEET
NUMBER OF EXITS	TABLE 1006.3.1	2 EXITS	PROVIDED
STAIR EGRESS WIDTH	1005.3.1	36"	36"
10 - OCCUPANCY			
OCCUPANCY	TABLE 1004.1.2	1,000 SF / 15	67 PEOPLE
OCCUPANCY	TABLE 1004.1.2	2,768 SF / 200	14 PEOPLE
OCCUPANCY	TABLE 1004.1.2	1,384 SF / 100	14 PEOPLE
TOTAL OCCUPANT LOAD			95 PEOPLE
15 - ROOF ASSEMBLY	1501.1		NEW 60 MIL WHITE TPO ROOF
27 - ELECTRICAL			
EMERGENCY LIGHTING	1008.1	WILL COMPLY	ON COMPLIANCE DRAWINGS
EMERGENCY POWER	1008.3.2,10 08.3.3	WILL COMPLY	ON COMPLIANCE DRAWINGS
EXIT SIGNS	1011.1	WILL COMPLY	ON COMPLIANCE DRAWINGS

CODE COMPLIANCE GENERAL NOTES

- ENSURE EXIT SIGNS ARE MOUNTED ABOVE THE DOORS AND VISIBLE FROM 75 FEET AWAY. ALL EGRESS LIGHTING IS TO POINT DOWN TO ILLUMINATE THE EGRESS PATH OF TRAVEL.
- ALL FIRE EXTINGUISHERS ARE TO BE ABC EXTINGUISHERS, UNLESS NOTED OTHERWISE. ALL EXTINGUISHERS ARE TO BE TAGGED WITH THE CURRENT YEAR'S INSPECTION ON IT. ANNUAL INSPECTIONS ARE TO OCCUR FOR ALL FIRE EXTINGUISHERS.
- PROVIDE ADA RESTROOM SIGNS AT ALL RESTROOMS, CORRESPONDING TO THE CORRECT SEX.
- SEE T002 FOR MOUNTING HEIGHTS AND LOCATIONS
- SEE T003 FOR ADDITIONAL CODE COMPLIANCE INFORMATION
- FURNITURE AND EQUIPMENT SHOWN ON COMPLIANCE DRAWINGS ARE FOR REFERENCE ONLY

COMPLIANCE LEGEND

SYMBOL	ITEM
FE	FIRE EXTINGUISHER
EXIT SIGN W/ EGRESS LIGHTS	EXIT SIGN W/ EGRESS LIGHTS
EGRESS LIGHTING	EGRESS LIGHTING
TRAVEL DISTANCE	TRAVEL DISTANCE
1 HOUR WALL	1 HOUR WALL
2 HOUR WALL	2 HOUR WALL
SD	SMOKE DETECTOR
CO	CARBON MONOXIDE DETECTOR



ARCHITECT
Driven Design Studio PLLC
117 West Michigan Avenue
Battle Creek, MI 49017
(269) 753-8040
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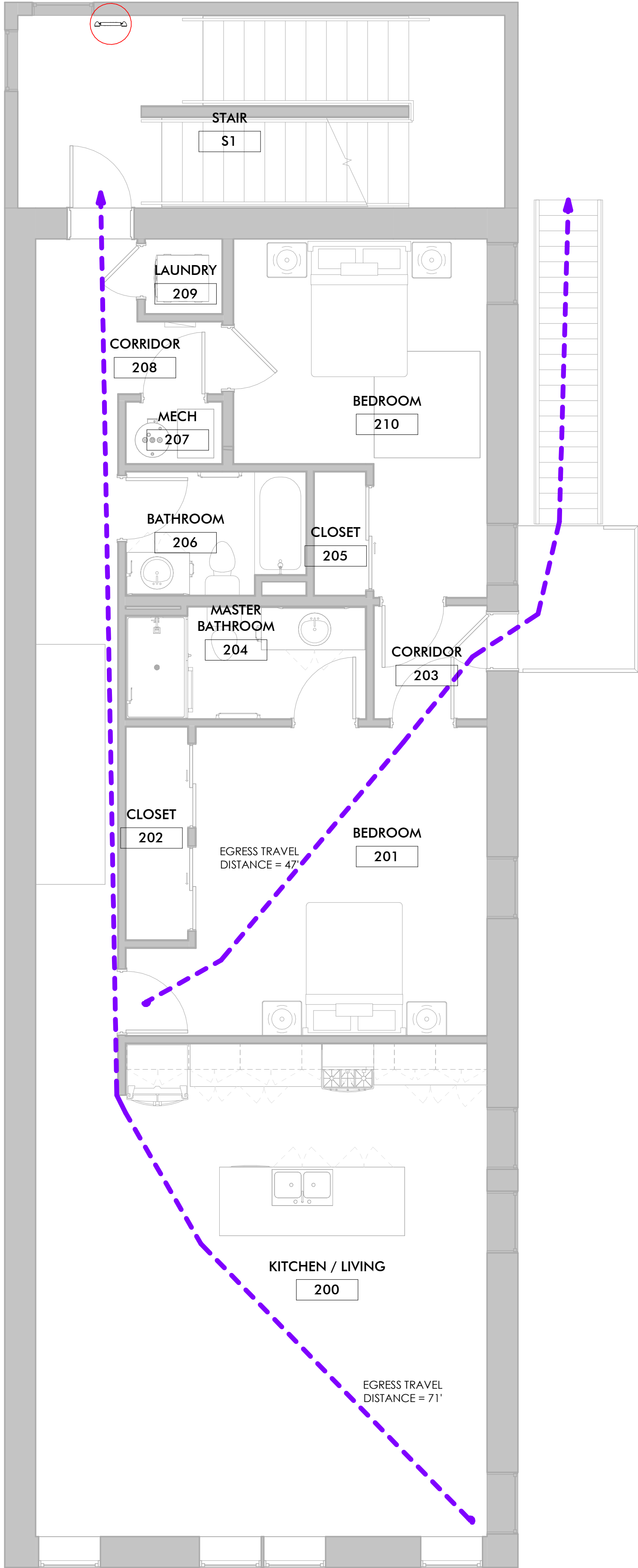
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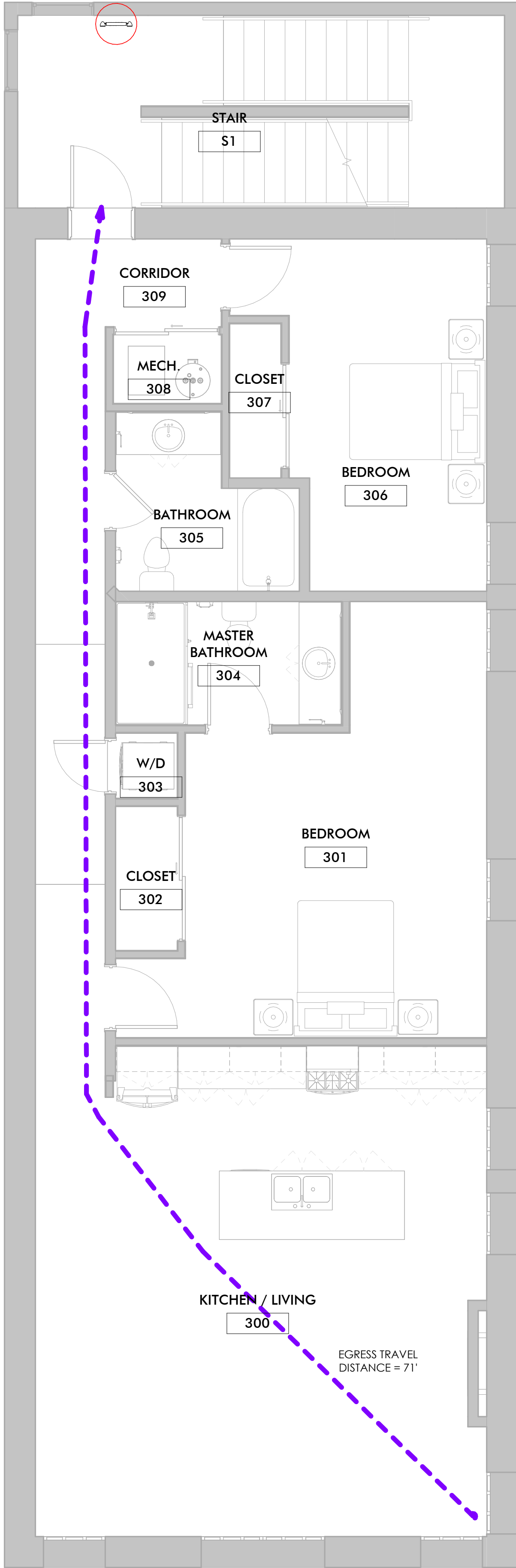
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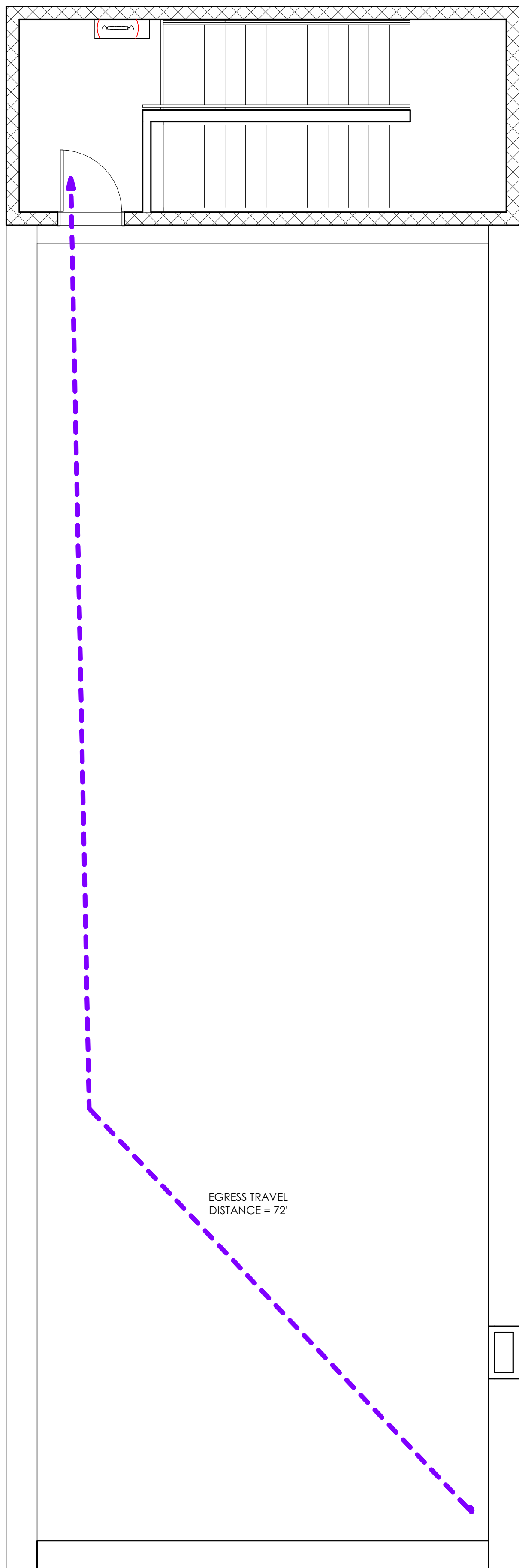
CODE COMPLIANCE
T005



1 SECOND FLOOR PLAN
1/4" = 1'-0"



2 THIRD FLOOR COMPLIANCE PLAN
1/4" = 1'-0"



3 ROOF PLAN
1/4" = 1'-0"

CODE COMPLIANCE

TOPIC	SECTION	ALLOWED/REQUIRED	ACTUAL
APPLICABLE CODES			
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2015 MICHIGAN BUILDING CODE			
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EMERGENCY POWER	1008.3.2, 1008.3.3	WILL COMPLY	ON COMPLIANCE DRAWINGS
EXIT SIGNS	1011.1	WILL COMPLY	ON COMPLIANCE DRAWINGS

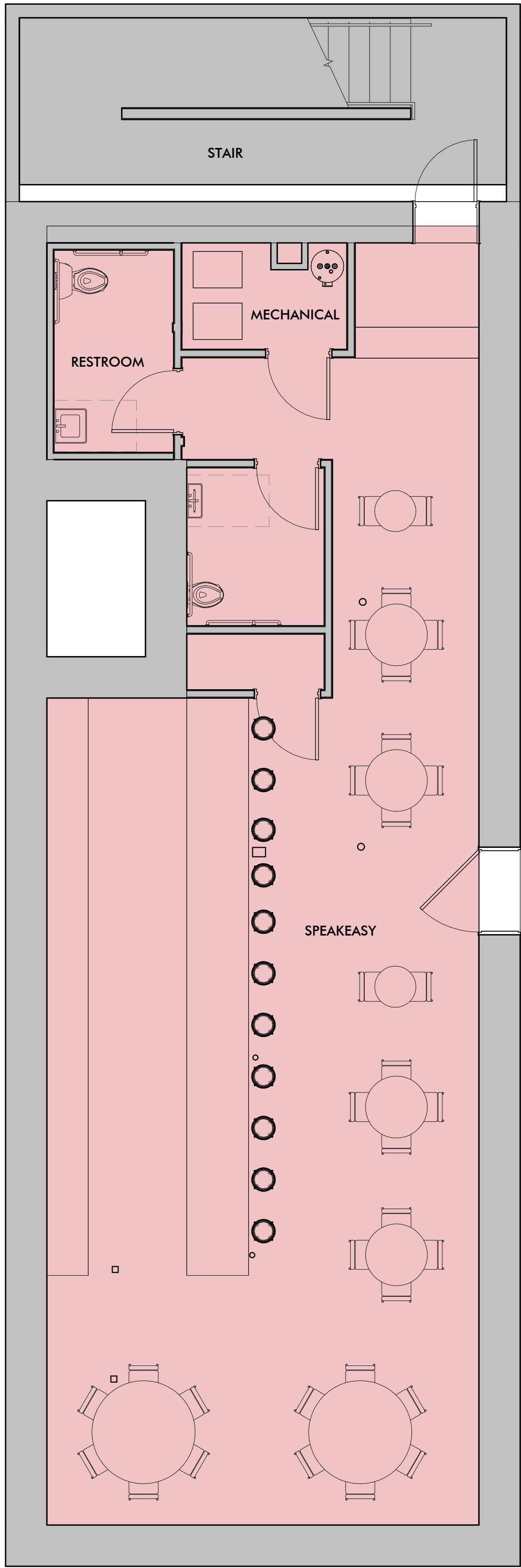
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COMPLIANCE LEGEND

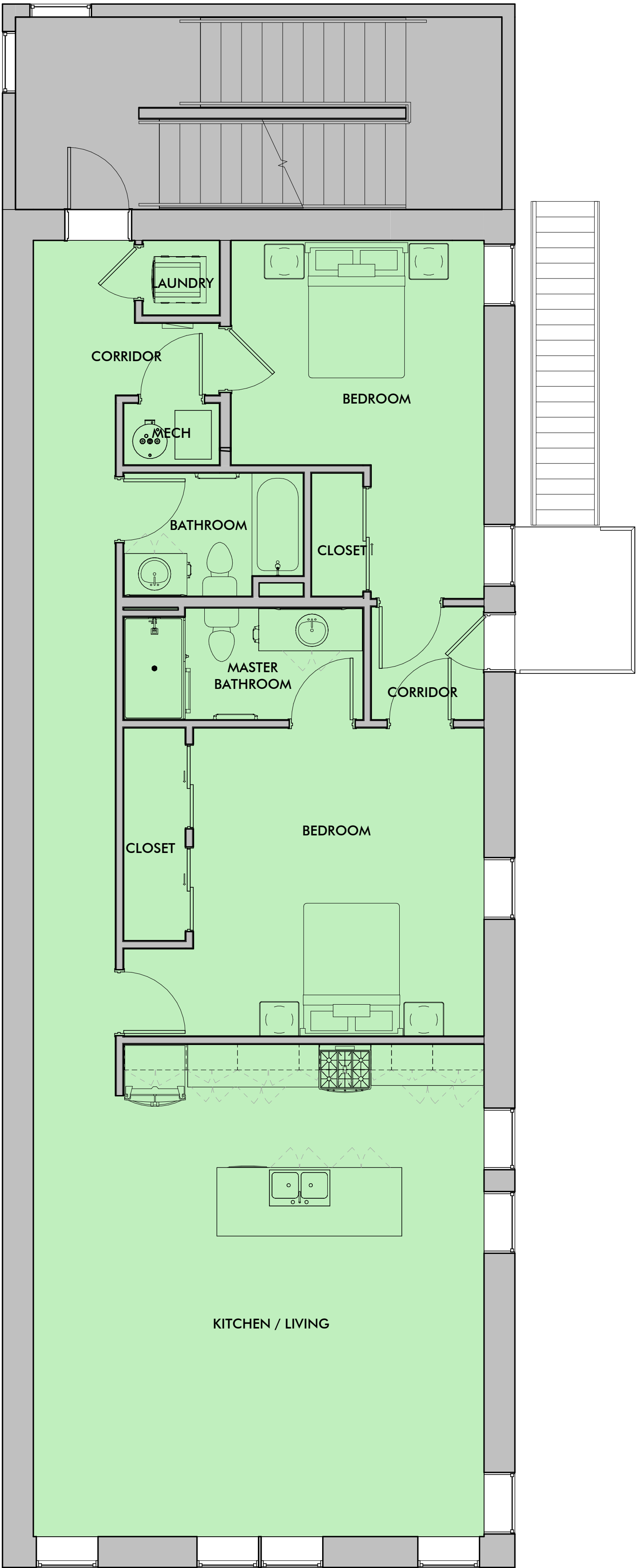
SYMBOL	ITEM
FE	FIRE EXTINGUISHER
EXIT SIGN W/ EGRESS LIGHTS	EXIT SIGN W/ EGRESS LIGHTS
EGRESS LIGHTING	EGRESS LIGHTING
TRAVEL DISTANCE	TRAVEL DISTANCE
1 HOUR WALL	1 HOUR WALL
2 HOUR WALL	2 HOUR WALL
SD	SMOKE DETECTOR
CO	CARBON MONOXIDE DETECTOR

SPEAK EASY 1,224 SF



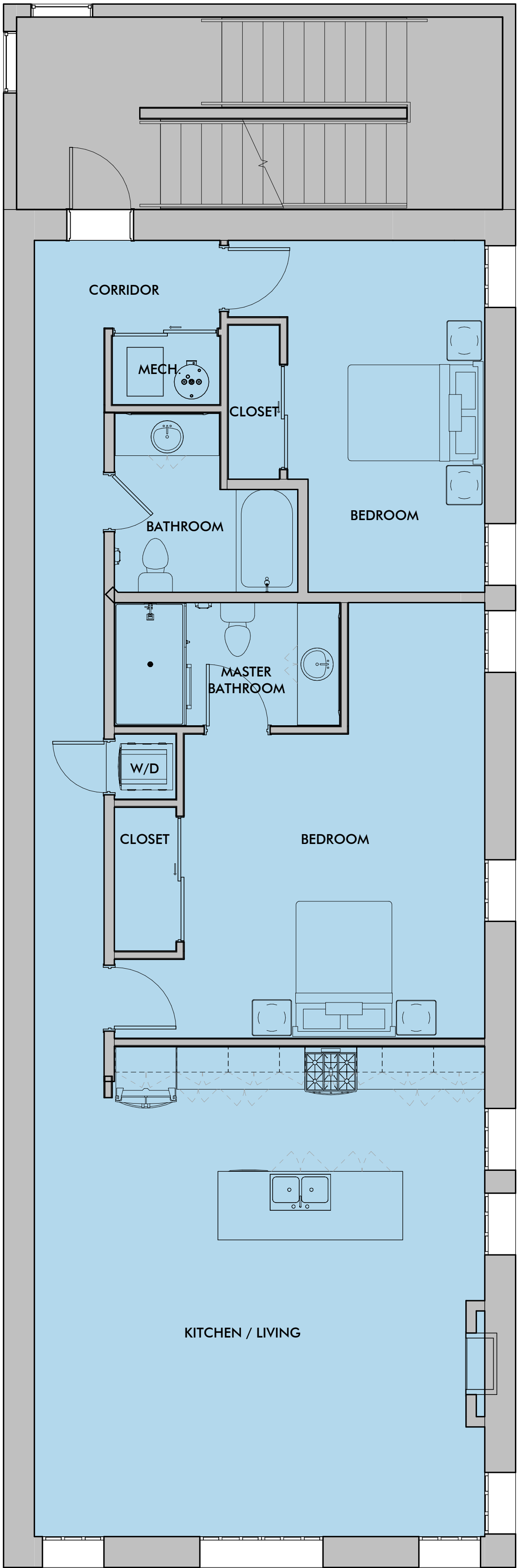
0 BASEMENT AREA PLAN
1/4" = 1'-0"

UNIT A - 1,384 SF

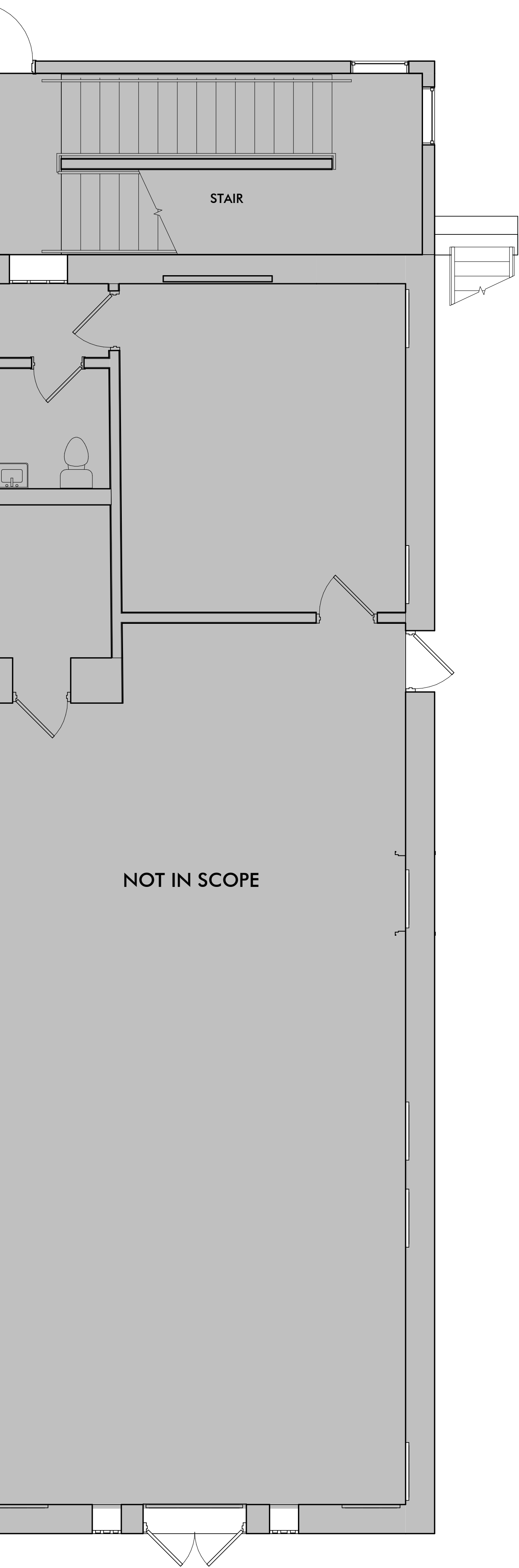


2 SECOND FLOOR AREA PLAN
1/4" = 1'-0"

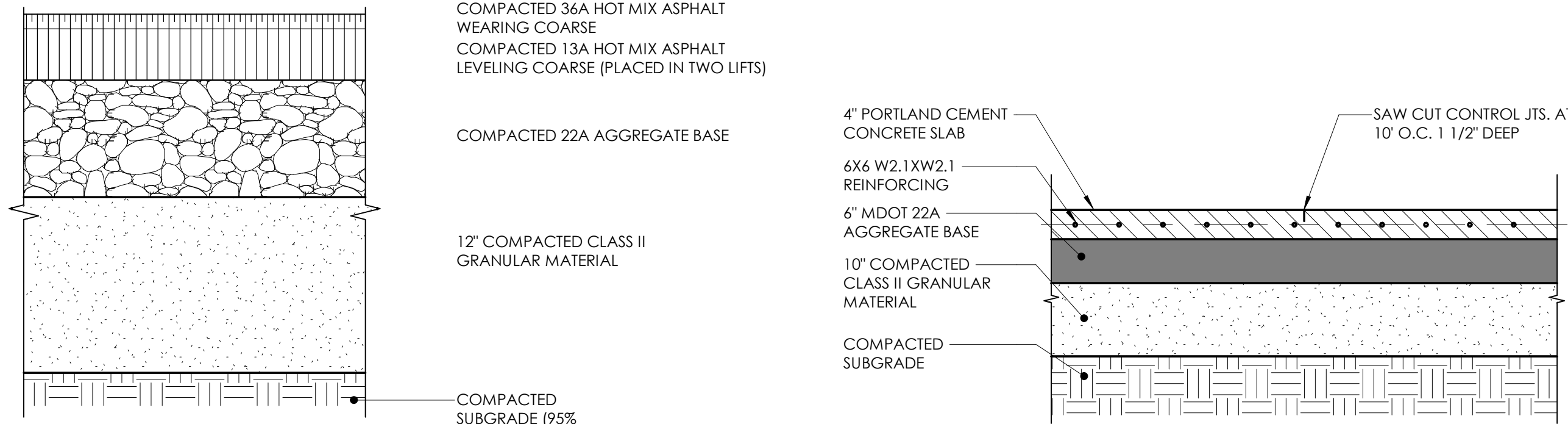
UNIT B - 1,384 SF



3 THIRD FLOOR AREA PLAN
1/4" = 1'-0"



1 FIRST FLOOR AREA PLAN
1/4" = 1'-0"



2 BITUMOUS PAVING DETAIL
1 1/2" = 1'-0"

3 CONCRETE SECTION
3/4" = 1'-0"



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

GENERAL NOTES

- EXISTING BUILDING TO REMAIN ON THE EXISTING SITE
- THE UTILITIES THAT ARE CURRENTLY CONNECTED TO THE BUILDING ARE TO REMAIN
- CONTACT MISS DIG TO LOCATE ALL EXISTING UTILITIES BEFORE DOING ANY SITE WORK
- PATCH EXISTING ASPHALT PARKING LOT AS REQUIRED, RESTRIPE PARKING LOT IF REQUIRED
- EXISTING VEGETATION TO REMAIN ON THE SITE, TRIM AS REQUIRED
- PROVIDE A KNOX BOX AT THE MAIN ENTRY TO THE BUILDING, COORDINATE WITH LOCAL FIRE DEPARTMENT ON KEYING AND INSTALLATION
- WORK WITHIN THE STREET TO BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF THE AGENCIES HAVING JURISDICTION.
- PERMITS, TESTING, BONDS & INSURANCES ETC., SHALL BE PAID FOR BY THE CONTRACTOR. CITY INSPECTION FEES SHALL BE PAID FOR BY THE OWNER.

PARKING REQUIREMENTS

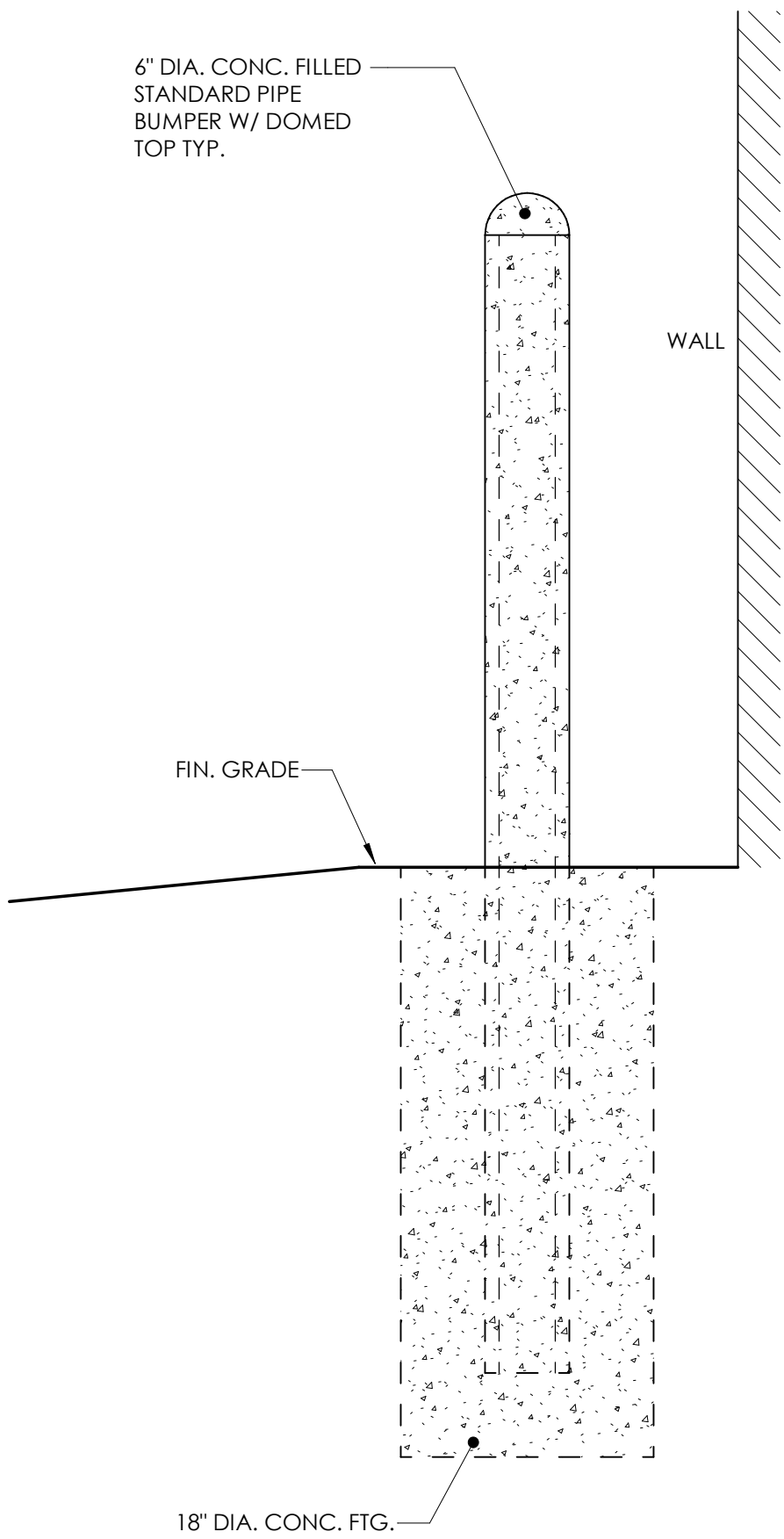
THERE ARE NO PARKING REQUIREMENTS IN THE B-4 REGIONAL COMMERCIAL DISTRICT. ALL PARKING IS TO BE ON STREET OR IN PUBLIC LOTS.

LANDSCAPE REQUIREMENTS

THERE ARE NO LANDSCAPING REQUIREMENTS IN THE B-4 REGIONAL COMMERCIAL DISTRICT.

LEGAL DESCRIPTION

MARSHALL CITY, UPPER VILLAGE E 22 FT OF S 88 FT OF LOT 12.



4 BUMPER POST/BOLLARD DETAIL
1" = 1'-0"

GENERAL NOTES

EXISTING PLANS AND DIMENSIONS ARE SHOWN FOR REFERENCE ONLY



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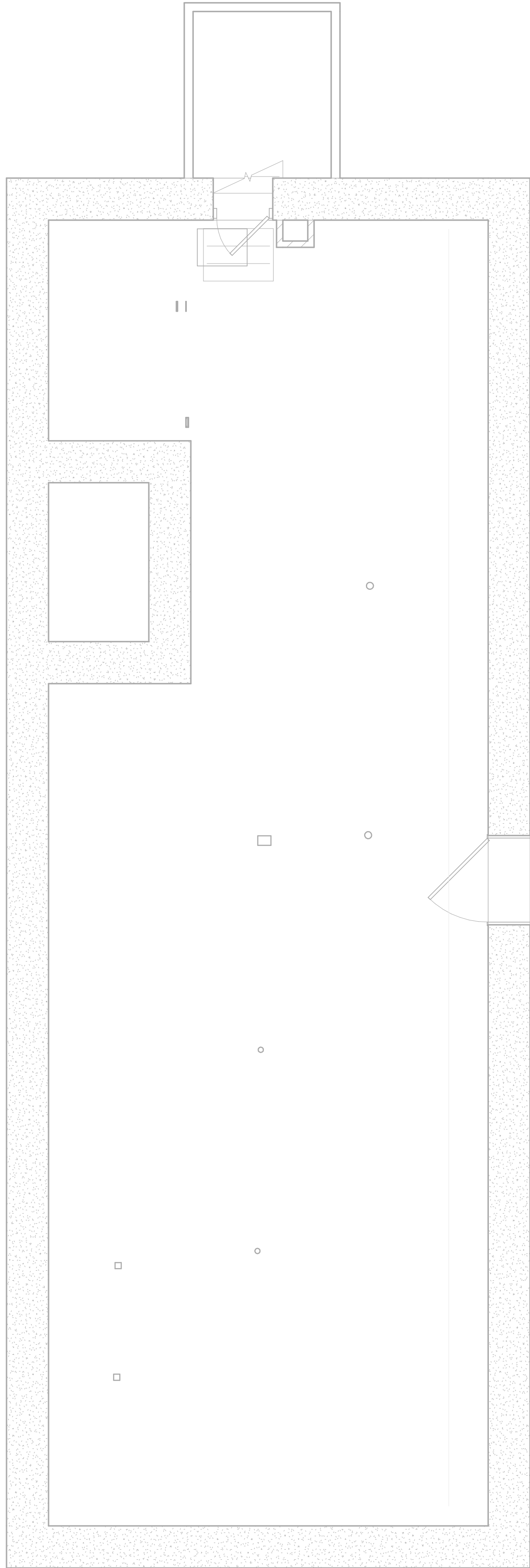
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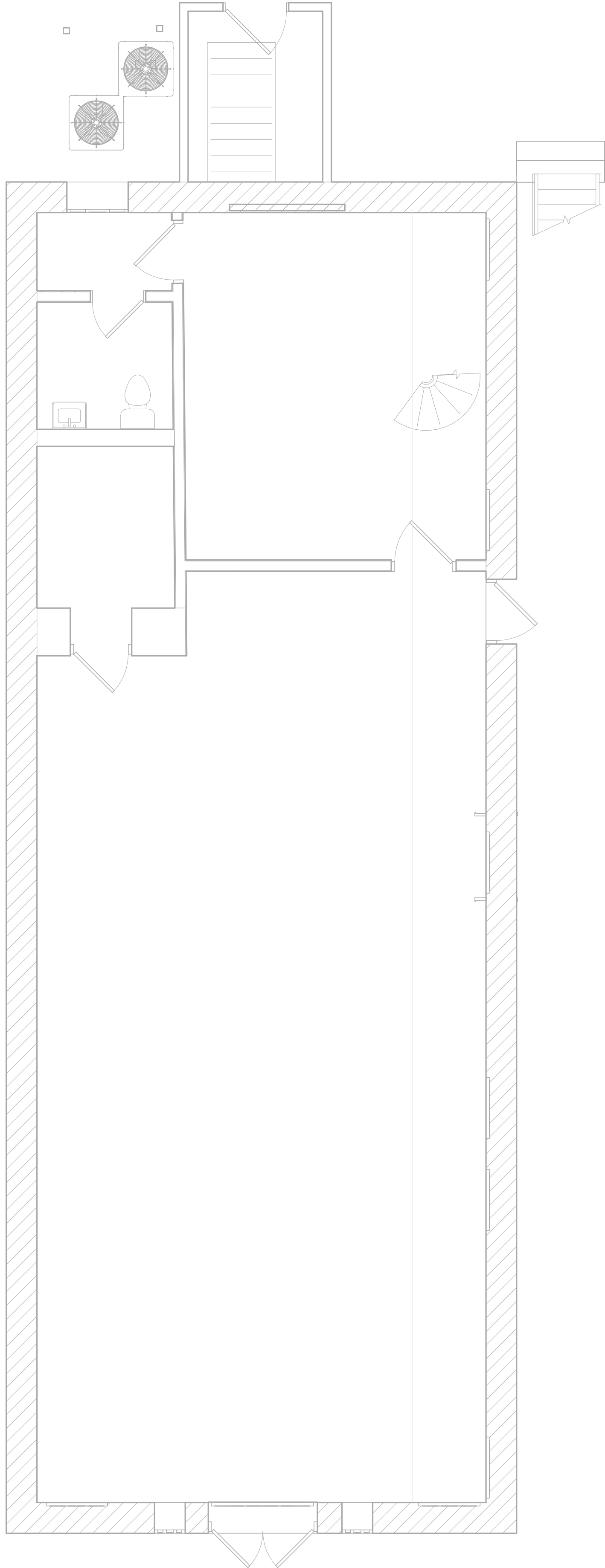
PROJECT NUMBER
2023.171
EXISTING FLOOR PLANS

A000

0 BASEMENT EXISTING PLAN
A000 1/4" = 1'-0"



1 FIRST FLOOR EXISTING PLAN
A000 1/4" = 1'-0"



GENERAL NOTES



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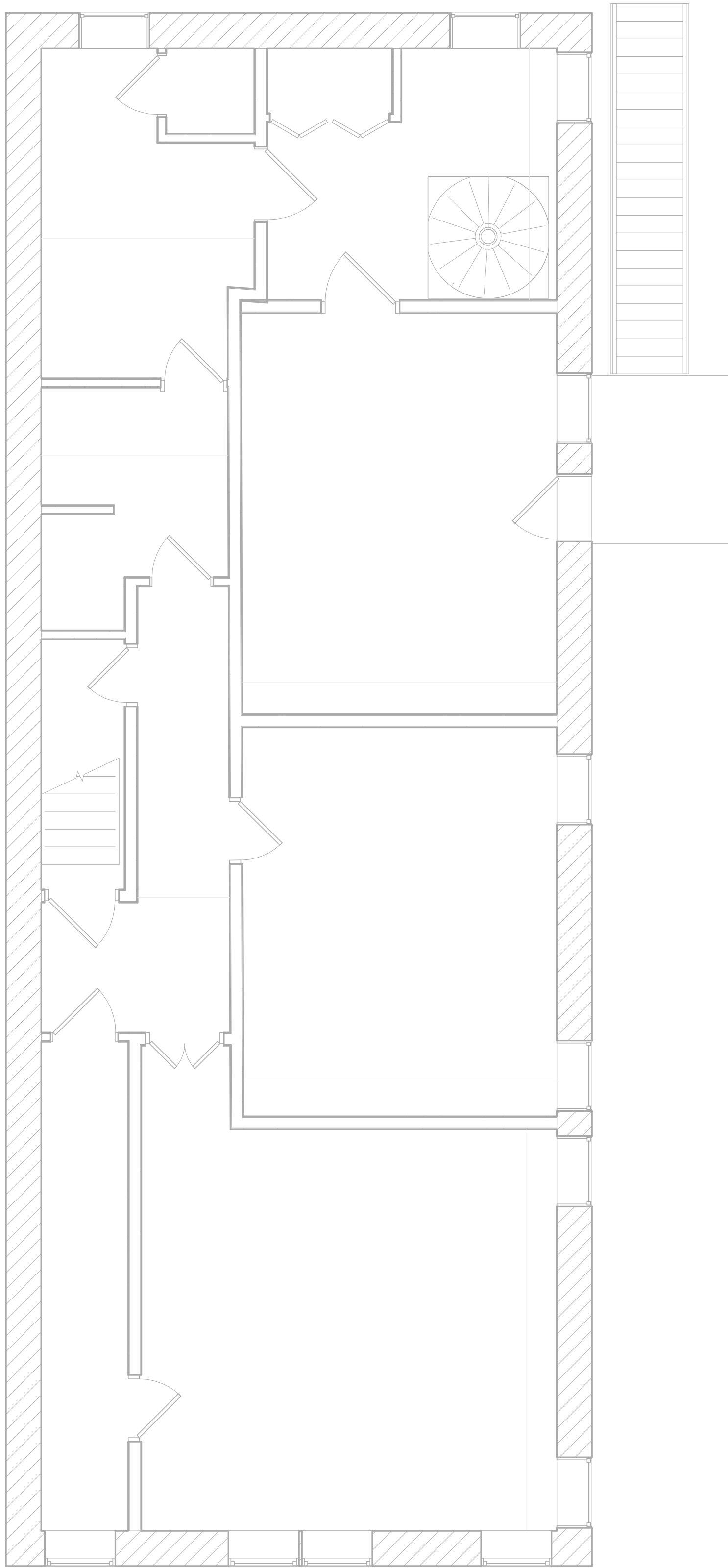
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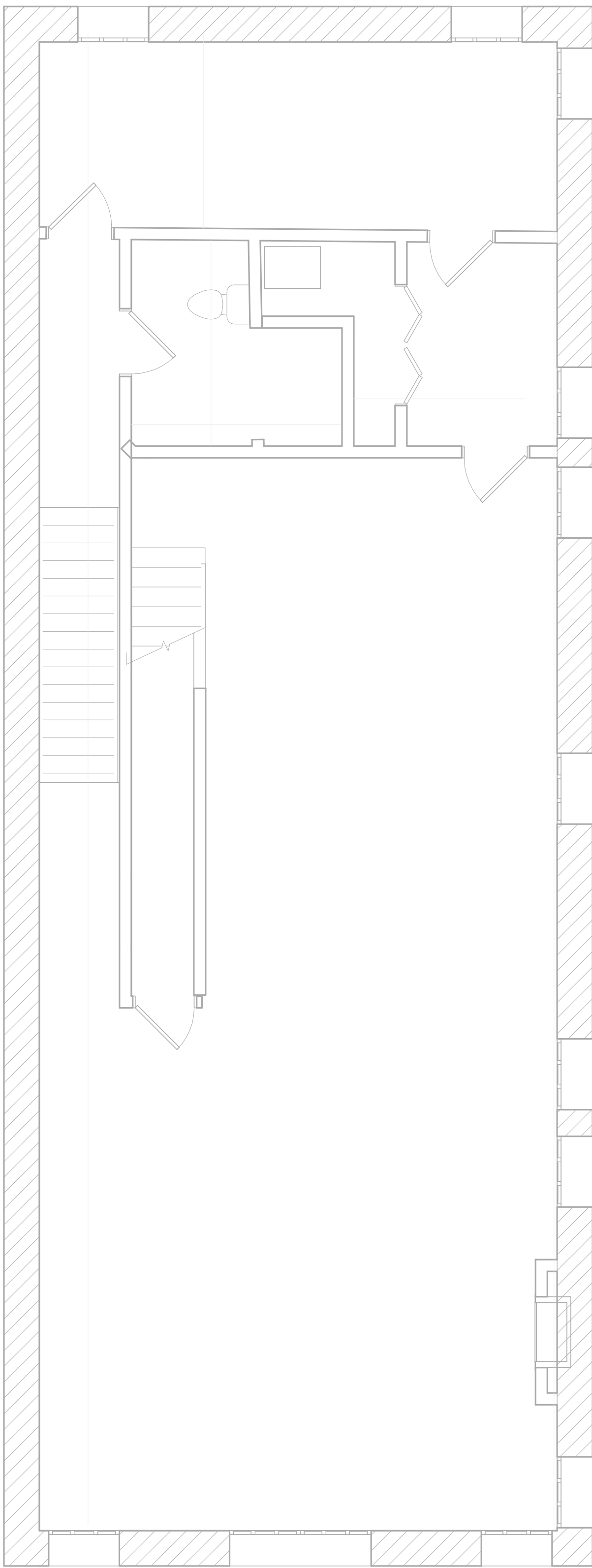
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EXISTING FLOOR PLANS

A001



1 SECOND FLOOR EXISTING PLAN
A001 1/4" = 1'-0"



2 THIRD FLOOR EXISTING PLAN
A001 1/4" = 1'-0"

DEMOLITION NOTES

1. REMOVE ALL DASHED WALLS, WINDOWS, AND DOORS COMPLETELY.
2. OWNER TO REMOVE ALL FURNISHINGS/ EQUIPMENT THAT THEY WISH TO RETAIN FROM THE AREAS OF DEMOLITION/ CONSTRUCTION PRIOR TO THE START OF CONSTRUCTION WORK IN EACH AREA. OWNER TO COORDINATE WITH CONTRACTOR REGARDING THE TIME SCHEDULE FOR THIS TO BE COMPLETED.
3. PATCH AND FILL ANY HOLES IN THE WALL CAUSED BY THE REMOVAL OF DOORS, WINDOWS, OR WALLS TO MATCH SURROUNDINGS.
4. CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL SURFACES NOT BEING REMODELED IN THE PROJECT AND IN THE PATH OF THE CONTRACTORS TRAVEL, SETUP AND/ OR PROJECT MATERIAL STORAGE. THE CONTRACTOR MUST RETURN THE AREAS DISTURBED AS REQUIRED FOR ACCESS TO ITS PRE-EXISTING CONDITION.
5. ANY HAZARDOUS MATERIALS ARE TO BE REMOVED BY A LICENSED PROFESSIONAL IN THE STATE OF MICHIGAN.
6. ALL SAFETY ISSUES RELATED TO DEMOLITION ARE THE RESPONSIBILITY OF THE CONTRACTOR AND MUST COMPLY WITH ALL STATE, LOCAL, ENVIRONMENTAL AND LABOR LAWS DURING THE CONSTRUCTION OF THIS PROJECT.
7. SEQUENCE DEMOLITION WITH STRUCTURAL WORK TO ASSURE SAFETY, PROVIDE SHORING AS REQ'D TO ENSURE SAFE CONDITIONS EXIST. SHORING IS NOT SHOWN ON PLANS. STRUCTURAL ELEMENTS ARE TO REMAIN, UNLESS NOTED OTHERWISE, COORDINATE WITH ARCHITECTURAL AND STRUCTURAL DRAWINGS.
8. ALL TRADES TO COORDINATE BETWEEN ONE ANOTHER TO AVOID CONFLICTS.
9. NOTATIONS ARE MADE IN VARIOUS PLACES ON THE DRAWINGS TO CALL ATTENTION TO DEMOLITION WHICH IS REQUIRED. THESE DRAWINGS ARE NOT INTENDED TO SHOW EACH AND EVERY ITEM TO BE REMOVED. CONTRACTOR SHALL REMOVE ALL MATERIALS RELATED TO THEIR RESPECTIVE TRADES AS REQUIRED TO PERMIT THE CONSTRUCTION OF THE NEW WORK AS SHOWN.
10. THE CONTRACTOR SHOULD TAKE CARE DURING THE PROJECT TO NOT INTERRUPT THE USE IN AREAS NOT IN SCOPE.
11. PRIOR TO ANY DIGGING ON OR AROUND THE SITE UTILITIES ARE TO BE LOCATED USING MISS DIG.
12. ALL RUBBISH AND DEBRIS FROM DEMOLITION IS TO BE REMOVED IMMEDIATELY FROM THE SITE AFTER DEMOLITION. COORDINATE ALL DEMOLITION, DUMPSTER LOCATIONS, BARRICADING, PEDESTRIAN PROTECTION MEASURES, ETC. WITH THE OWNER AND LOCAL MUNICIPALITY PRIOR TO COMMENCEMENT.
13. REMOVE ALL LIGHTING, WIRING, FIRE ALARM DEVICES, RECEPTACLES, AND SPEAKERS FROM WALLS AND CEILINGS BEING REMOVED. COORDINATE WITH ARCHITECT AS REQUIRED. REMOVE ALL ABANDONED EXPOSED CONDUIT AND WIRING BACK TO SOURCE. REMOVE WIRING BACK TO PANEL OR NEAREST JUNCTION BOX. RE-LABEL CIRCUIT BREAKER AS SPARE. IN SCOPE OF WORK.
14. PROVIDE BLANK COVERPLATE OVER EMPTY OUTLET BOXES IF DEVICE IS REMOVED AND NOT REPLACED.
15. REMOVE ALL EXISTING HVAC, FIRE PROTECTION AND PLUMBING EQUIPMENT, PIPING BACK TO MAIN AND ALL ASSOCIATED ACCESSORIES. SANITARY, STORM, AND VENT STACKS TO REMAIN, CAP ANY UNUSED AREAS.
16. SALVAGE MATERIALS AS REQUIRED IF PART OF THE SCOPE IS MATCHING MATERIALS OR INFILL MATERIALS AS PART OF A RENOVATION PROJECT.
17. REMOVE ALL CEILINGS AND FLOOR FINISHES IN AREAS OF DEMOLITION U.N.O.
18. ALL EXISTING COLUMNS AND STRUCTURAL ELEMENTS TO REMAIN. ANY DISCREPANCIES THAT OCCUR IN THE FIELD DURING DEMOLITION SHOULD BE BROUGHT TO THE ARCHITECTS ATTENTION.
19. THE CONTRACTOR SHALL MAINTAIN THE JOB SITE TO BROOM CLEAN AT ALL TIMES.
20. THE OWNER WILL MAINTAIN OCCUPANCY OF SPACES ADJACENT TO AREAS OF DEMOLITION. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING ALL POTENTIALLY DISRUPTIVE ACTIVITIES WITH THE OWNER.



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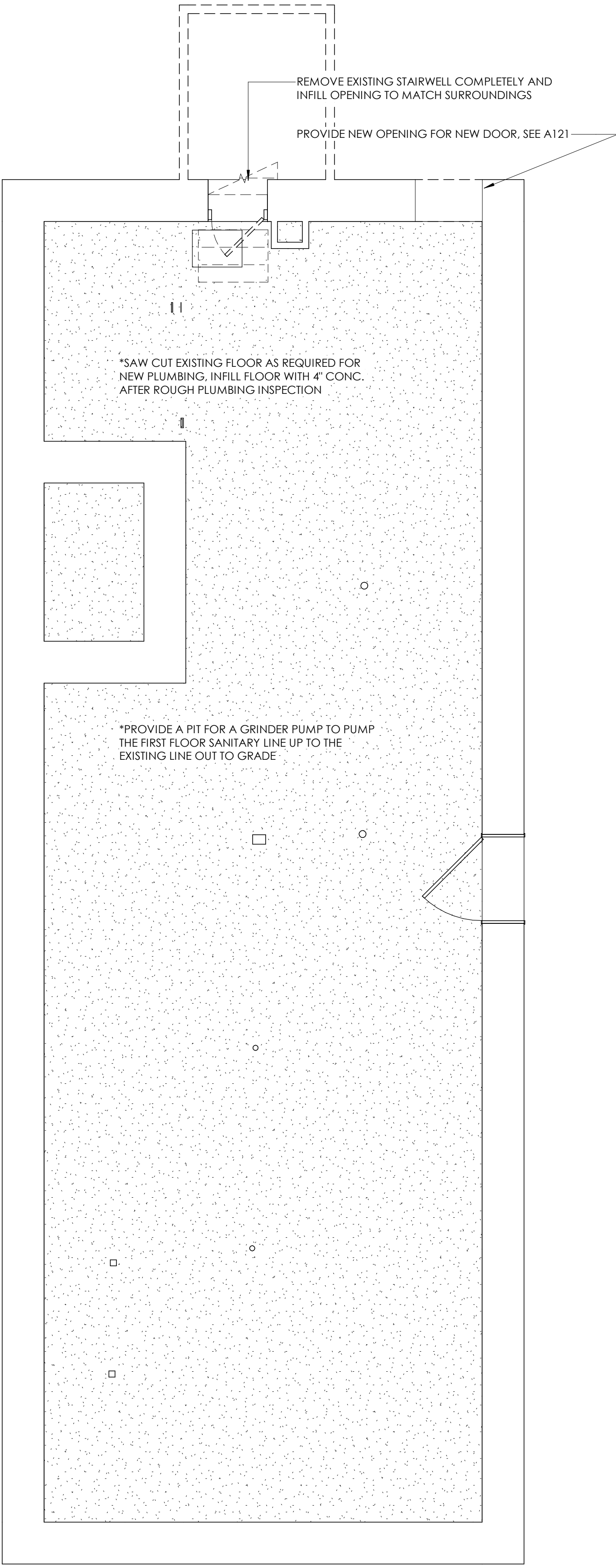
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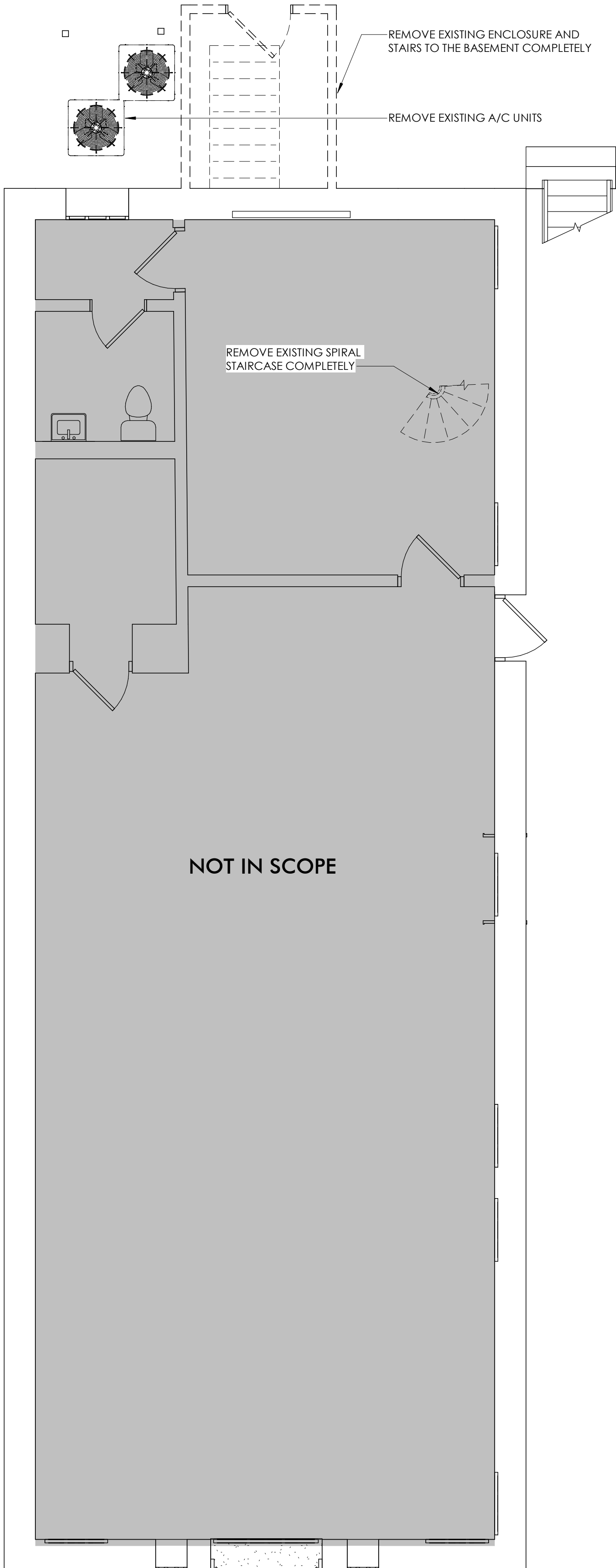
DEMOLITION PLANS

A110

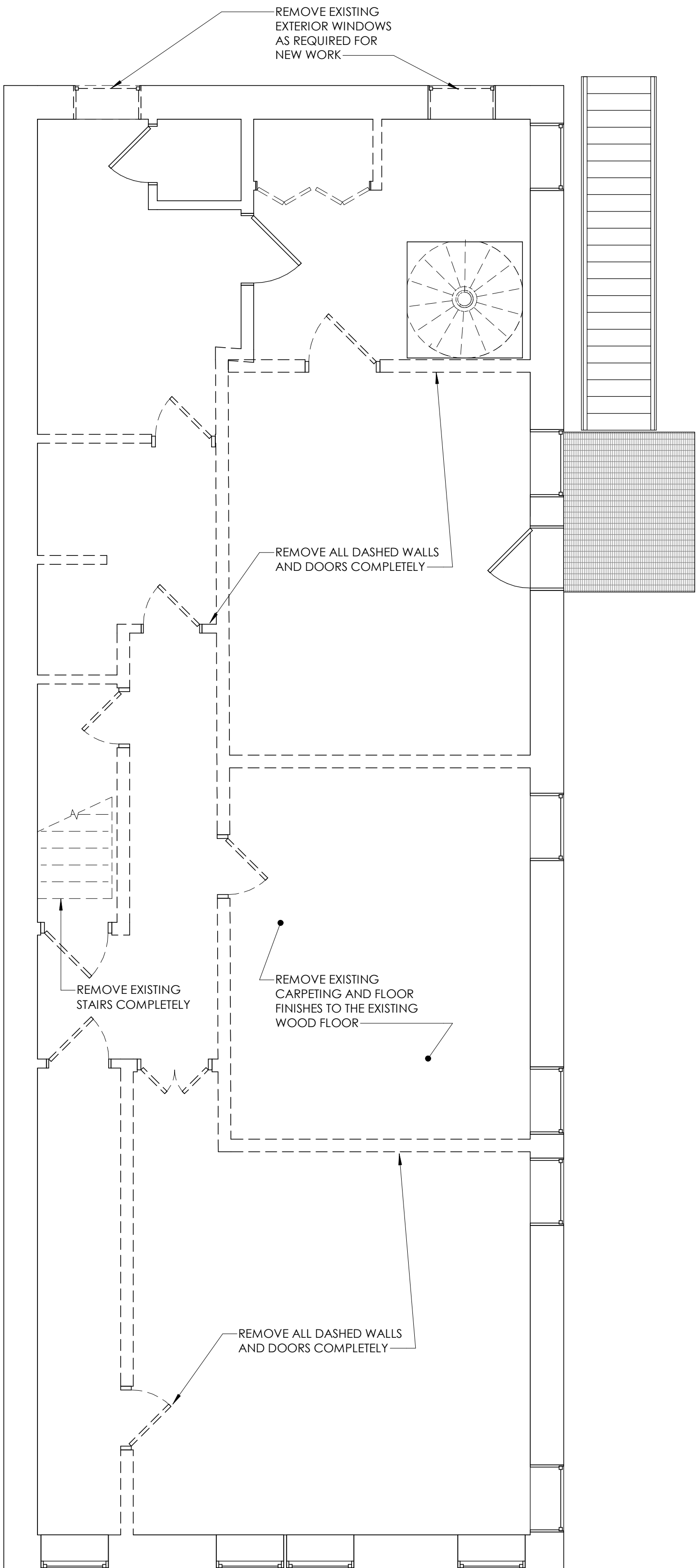
WALL LEGEND		MATERIAL LEGEND	
	EXISTING WALL TO REMAIN		CMU
	ELEMENTS TO BE REMOVED		CONCRETE
	1 HOUR PARTITION		WOOD BLOCKING
	2 HOUR PARTITION		STEEL (LARGE SCALE)
	EXTENT OF WORK		PLASTER
			RIGID INSULATION
			PLYWOOD
			MILLWORK



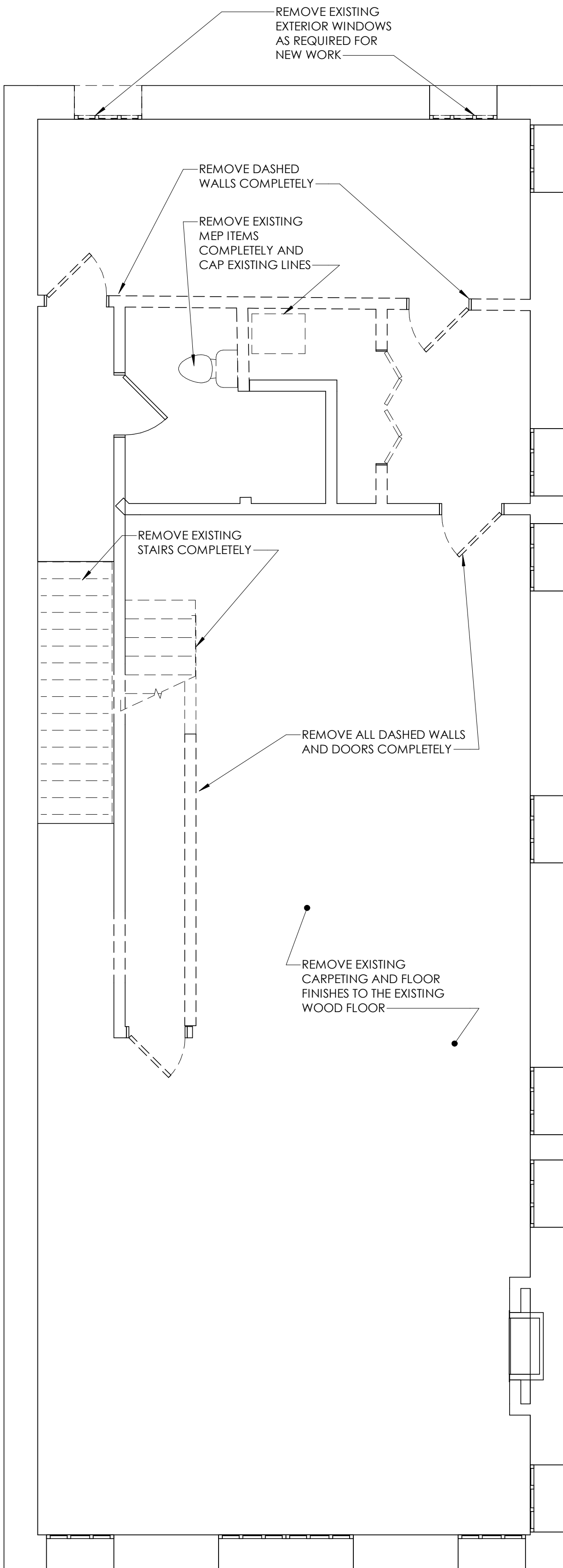
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1/4" = 1'-0"



1 FIRST FLOOR DEMOLITION PLAN
1/4" = 1'-0"



1
A111
SECOND FLOOR DEMOLITION PLAN
1/4" = 1'-0"



2
A111
THIRD FLOOR DEMOLITION PLAN
1/4" = 1'-0"

DEMOLITION NOTES

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5. ANY HAZARDOUS MATERIALS ARE TO BE REMOVED BY A LICENSED PROFESSIONAL IN THE STATE OF MICHIGAN.
6. ALL SAFETY ISSUES RELATED TO DEMOLITION ARE THE RESPONSIBILITY OF THE CONTRACTOR AND MUST COMPLY WITH ALL STATE, LOCAL, ENVIRONMENTAL AND LABOR LAWS DURING THE CONSTRUCTION OF THIS PROJECT.
7. SEQUENCE DEMOLITION WITH STRUCTURAL WORK TO ASSURE SAFETY. PROVIDE SHORING AS REQ'D TO ENSURE SAFE CONDITIONS EXIST. SHORING IS NOT SHOWN ON PLANS. STRUCTURAL ELEMENTS ARE TO REMAIN, UNLESS NOTED OTHERWISE. COORDINATE WITH ARCHITECTURAL AND STRUCTURAL DRAWINGS.
8. ALL TRADES TO COORDINATE BETWEEN ONE ANOTHER TO AVOID CONFLICTS.
9. NOTATIONS ARE MADE IN VARIOUS PLACES ON THE DRAWINGS TO CALL ATTENTION TO DEMOLITION WHICH IS REQUIRED. THESE DRAWINGS ARE NOT INTENDED TO SHOW EACH AND EVERY ITEM TO BE REMOVED. CONTRACTOR SHALL REMOVE ALL MATERIALS RELATED TO THEIR RESPECTIVE TRADES AS REQUIRED TO PERMIT THE CONSTRUCTION OF THE NEW WORK AS SHOWN.
10. THE CONTRACTOR SHOULD TAKE CARE DURING THE PROJECT TO NOT INTERRUPT THE USE IN AREAS NOT IN SCOPE.
11. PRIOR TO ANY DIGGING ON OR AROUND THE SITE UTILITIES ARE TO BE LOCATED USING MISS DIG.
12. ALL RUBBISH AND DEBRIS FROM DEMOLITION IS TO BE REMOVED IMMEDIATELY FROM THE SITE AFTER DEMOLITION. COORDINATE ALL DEMOLITION, DUMPSTER LOCATIONS, BARRICADING, PEDESTRIAN PROTECTION MEASURES, ETC. WITH THE OWNER AND LOCAL MUNICIPALITY PRIOR TO COMMENCEMENT.
13. REMOVE ALL LIGHTING, WIRING, FIRE ALARM DEVICES, RECEPTACLES, AND SPEAKERS FROM WALLS AND CEILINGS BEING REMOVED. COORDINATE WITH ARCHITECT AS REQUIRED. REMOVE ALL ABANDONED EXPOSED CONDUIT AND WIRING BACK TO SOURCE. REMOVE WIRING BACK TO PANEL OR NEAREST JUNCTION BOX. RE-LABEL CIRCUIT BREAKER AS SPARE, IN SCOPE OF WORK.
14. PROVIDE BLANK COVERPLATE OVER EMPTY OUTLET BOXES IF DEVICE IS REMOVED AND NOT REPLACED.
15. REMOVE ALL EXISTING HVAC, FIRE PROTECTION AND PLUMBING EQUIPMENT, PIPING BACK TO MAIN AND ALL ASSOCIATED ACCESSORIES. SANITARY, STORM, AND VENT STACKS TO REMAIN. CAP ANY UNUSED AREAS.
16. SALVAGE MATERIALS AS REQUIRED IF PART OF THE SCOPE IS MATCHING MATERIALS OR INFILL MATERIALS AS PART OF A RENOVATION PROJECT.
17. REMOVE ALL CEILINGS AND FLOOR FINISHES IN AREAS OF DEMOLITION U.N.O.
18. ALL EXISTING COLUMNS AND STRUCTURAL ELEMENTS TO REMAIN. ANY DISCREPANCIES THAT OCCUR IN THE FIELD DURING DEMOLITION SHOULD BE BROUGHT TO THE ARCHITECT'S ATTENTION.
19. THE CONTRACTOR SHALL MAINTAIN THE JOB SITE TO BROOM CLEAN AT ALL TIMES.
20. THE OWNER WILL MAINTAIN OCCUPANCY OF SPACES ADJACENT TO AREAS OF DEMOLITION. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING ALL POTENTIALLY DISRUPTIVE ACTIVITIES WITH THE OWNER.

WALL LEGEND		MATERIAL LEGEND	
	EXISTING WALL TO REMAIN		CMU
	ELEMENTS TO BE REMOVED		CONCRETE
	1 HOUR PARTITION		WOOD BLOCKING
	2 HOUR PARTITION		STEEL (LARGE SCALE)
	EXTENT OF WORK		PLASTER
			RIGID INSULATION
			PLYWOOD
			MILLWORK

DRIVEN DESIGN

ARCHITECT
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PROJECT NAME
117 EAST MICHIGAN AVE

PROJECT ADDRESS
117 E MICHIGAN AVE, MARSHALL, MI

CLIENT
117 W MICHIGAN LLC

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CONSTRUCTION DOCUMENTS

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DEMOLITION PLANS

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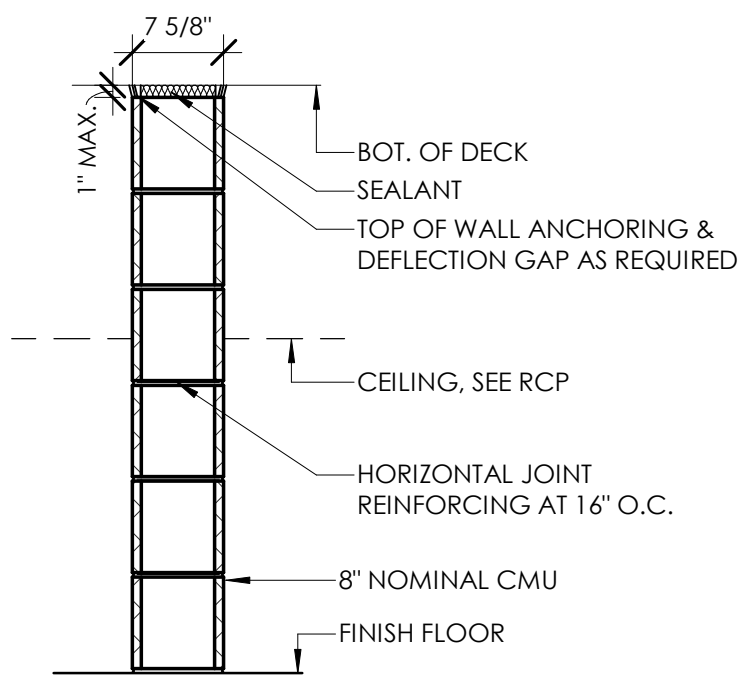
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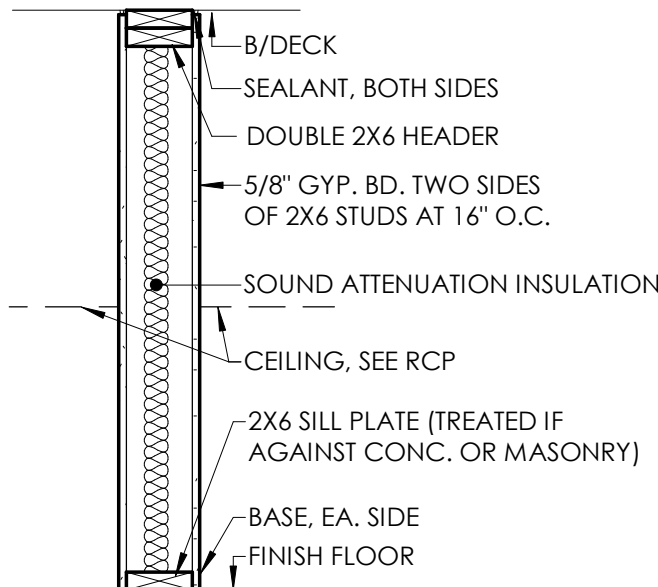
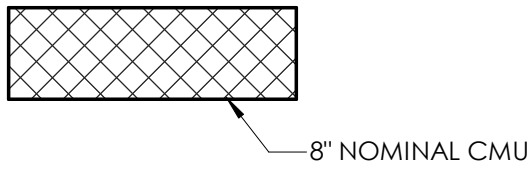
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PARTITION TYPES

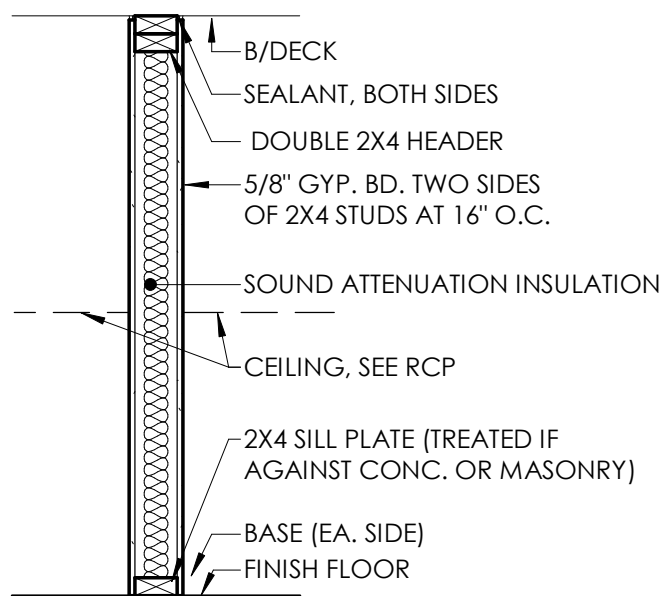
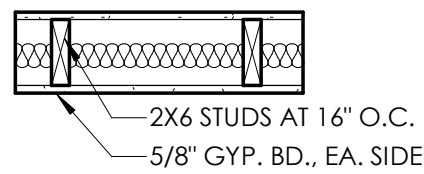
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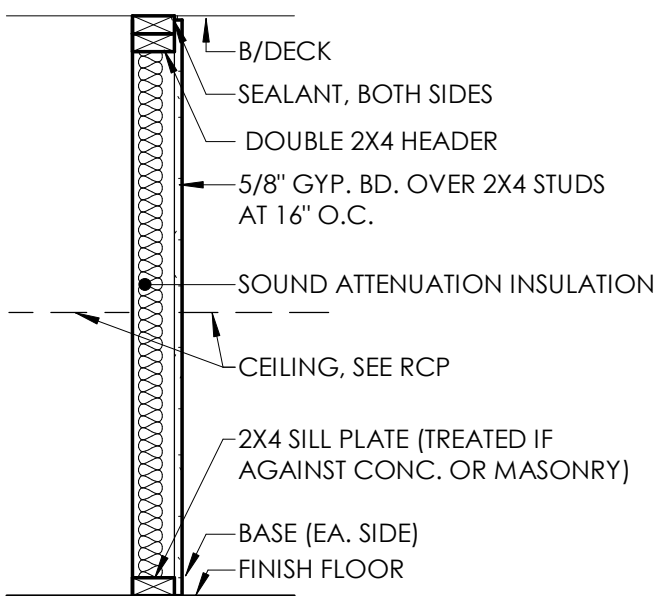
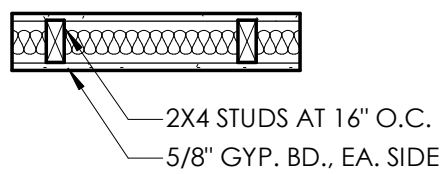
PARTITION TYPE - 4



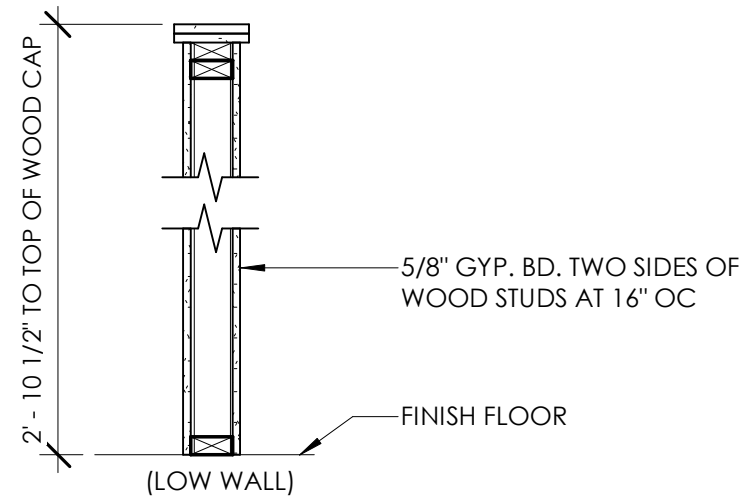
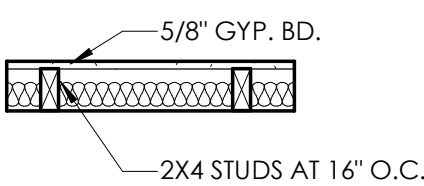
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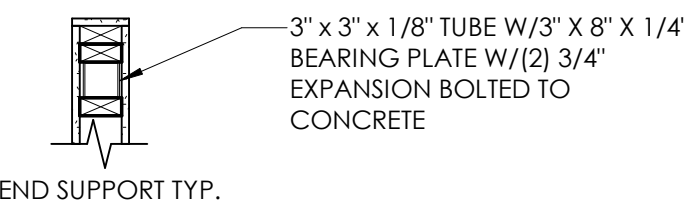
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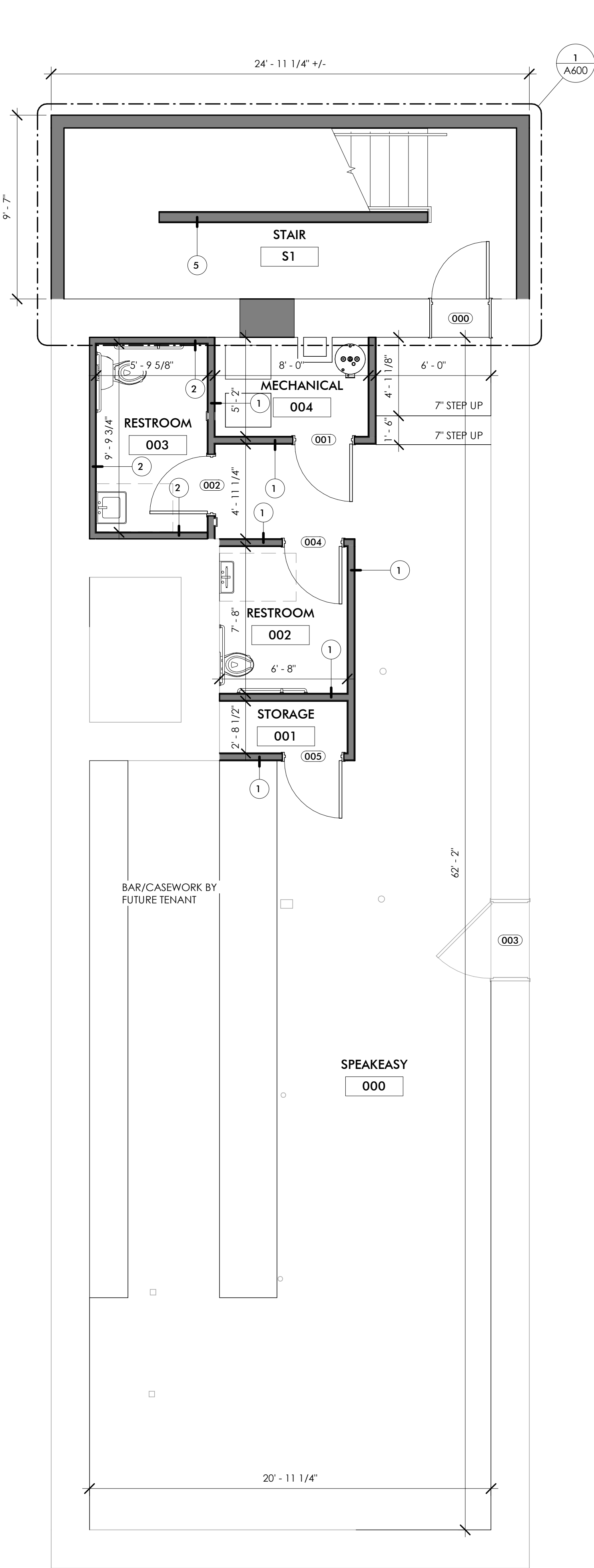


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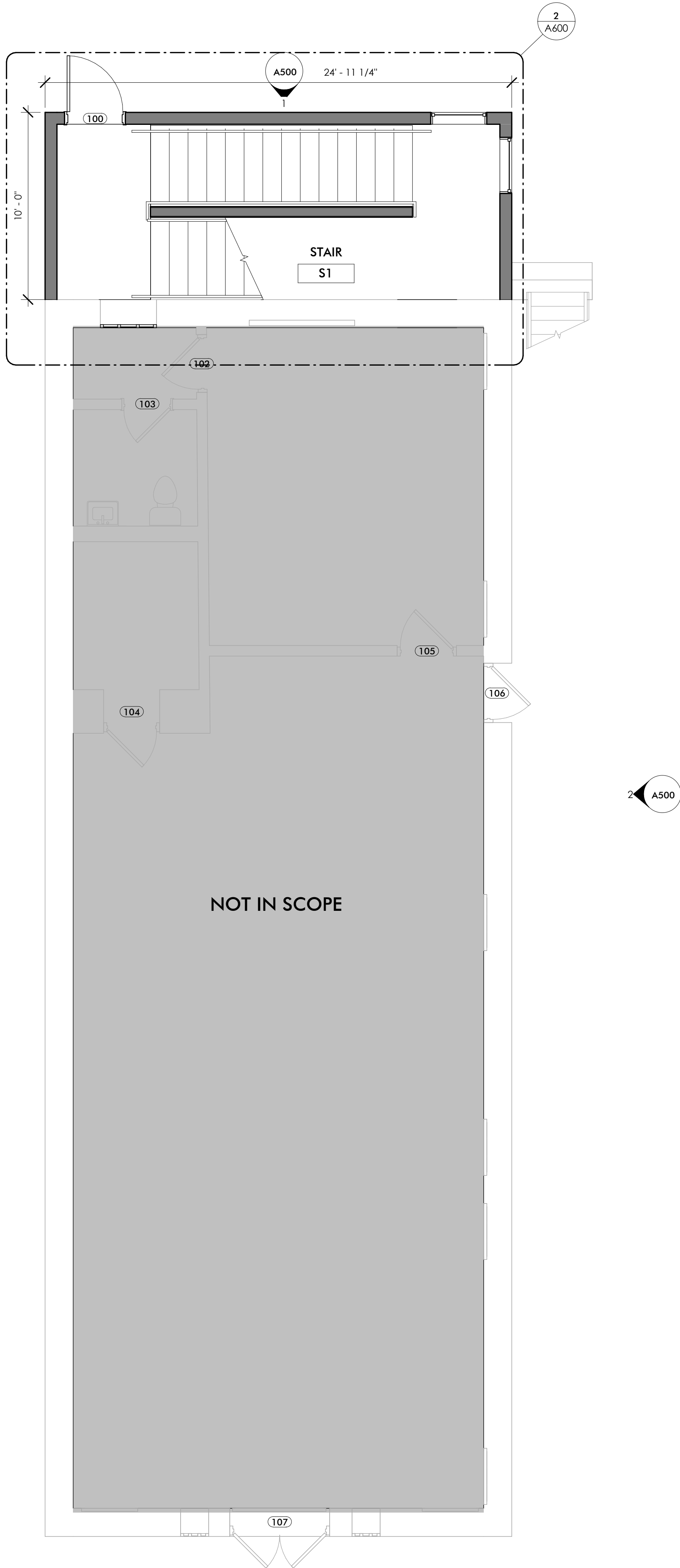


PARTITION TYPE - 3





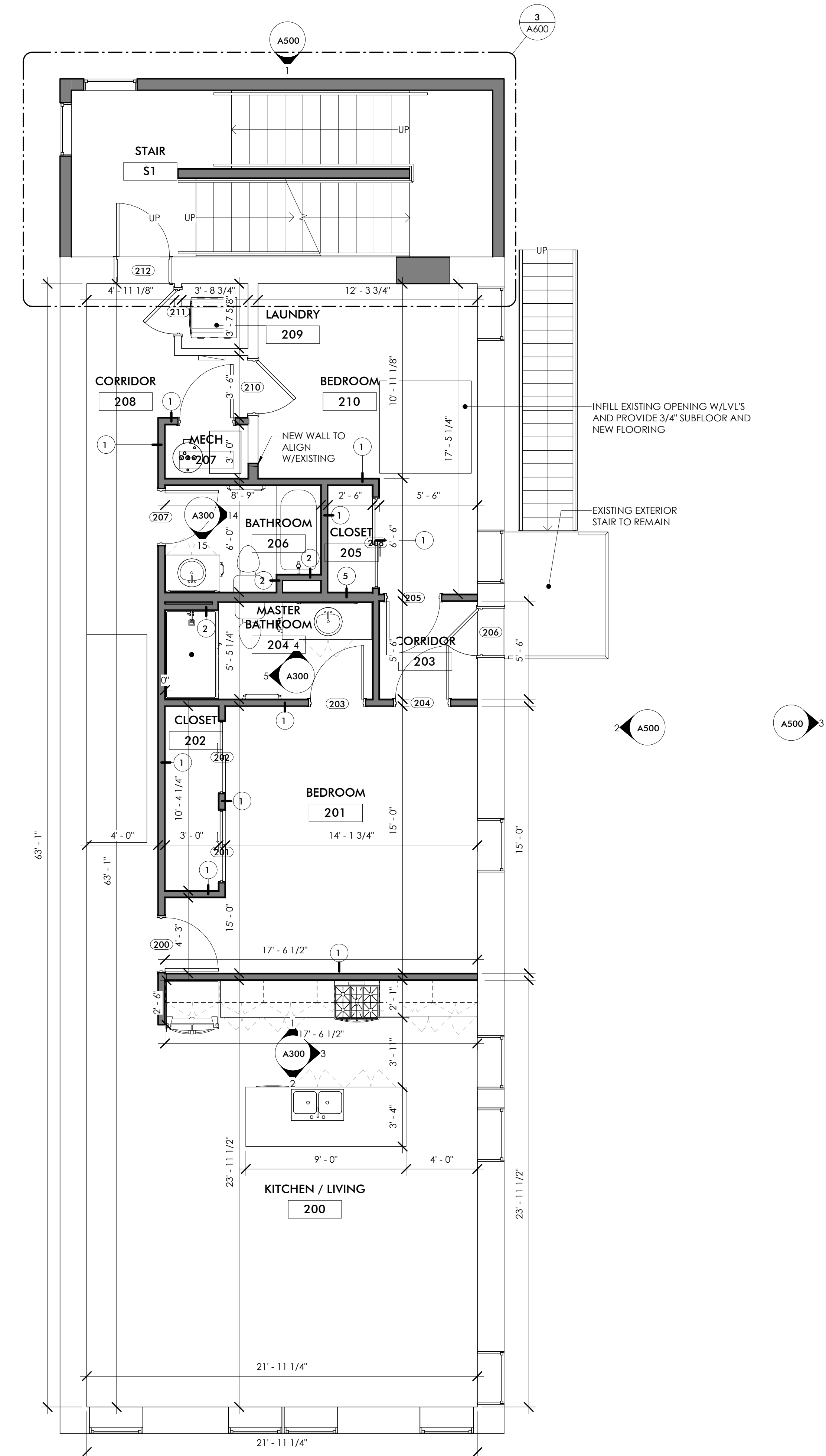
0 BASEMENT FLOOR PLAN
1/4" = 1'-0"



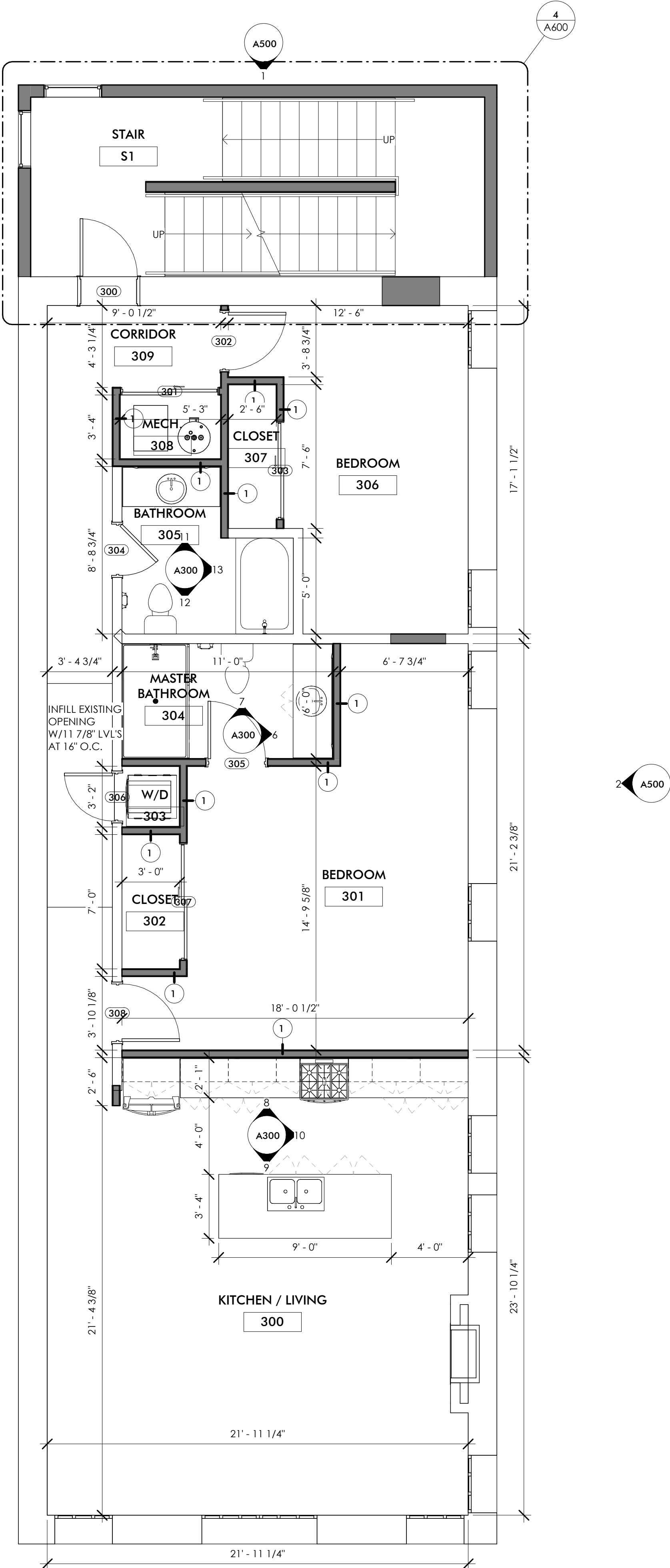
1 FIRST FLOOR PLAN
1/4" = 1'-0"

GENERAL NOTES

1. ALL GYPSUM BOARD THROUGHOUT IS TO BE 5/8" TYPE-X AS A MINIMUM.
2. ALL EXISTING INTERIOR WALLS THAT ARE TO REMAIN ARE TO BE PATCHED AS REQUIRED FROM NEW UTILITIES OR GENERAL CONSTRUCTION.
3. INFILL OF EXISTING WALL OPENINGS IS TO RESULT IN FLUSH FINISHES ON BOTH SIDES OF THE WALL, UNLESS OTHERWISE NOTED, USE APPROPRIATE STUD FRAMING TO ACHIEVE DESIRED FINISH.
4. INSTALL WOOD BLOCKING IN WALLS AS NECESSARY FOR INSTALLATION OF ALL CASEWORK, MIRRORS, TOWEL BARS, SHOWER CURTAIN RODS, TOILET PAPER DISPENSERS, PAPER TOWEL HOLDERS, TOILET PARTITIONS, RAILINGS, AND ANY OTHER ACCESSORIES.
5. PROVIDE CEMENT BOARD IN LIEU OF GYPSUM BOARD AT ALL BATHTUB, SHOWER, AND KITCHEN LOCATIONS TO RECEIVE WALL TILE. COORDINATE WITH INTERIORS.
6. DRAWINGS ESTABLISH THE DESIGN INTENT OF WORK TO BE PERFORMED. ALL PRODUCTS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. ALL TRADES SHALL CAREFULLY COORDINATE WORK OF ALL OTHER TRADES. CONTRACTORS SHALL BE RESPONSIBLE FOR FIELD VERIFYING EXISTING CONDITIONS AND FOR VERIFYING THEM WITH THE CONTRACT DOCUMENTS. ANY DISCREPANCIES OR CONFLICTS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT AND THE OWNER PRIOR TO FABRICATION OR INSTALLATION.
7. COORDINATE SIZE AND LOCATION OF ALL EQUIPMENT SUPPORTS INCLUDING BUT NOT RESTRICTED TO CONCRETE HOUSEKEEPING PADS WITH APPROPRIATE EQUIPMENT MANUFACTURER.
8. VERIFY QUANTITY, SIZE, AND LOCATION OF ALL FLOOR, ROOF, AND WALL OPENINGS FOR ALL DISCIPLINES INCLUDING BUT NOT RESTRICTED TO MECHANICAL AND ELECTRICAL WORK WITH THE APPROPRIATE TRADE. PROVIDE ALL OPENINGS SHOWN OR REQUIRED FOR THE COMPLETION OF THE WORK. PROVIDE ALL LINTELS REQUIRED FOR THESE OPENINGS PER SPECIFICATIONS.
9. VERIFY QUANTITY, SIZE, AND LOCATION OF ALL FLOOR, ROOF, AND WALL OPENINGS FOR ALL DISCIPLINES INCLUDING BUT NOT RESTRICTED TO MECHANICAL AND ELECTRICAL WORK WITH THE APPROPRIATE TRADE.
10. DIMENSIONS PRECEDED BY +/- SHOULD BE REVIEWED AND ALL NECESSARY ADJUSTMENTS MADE PRIOR TO FABRICATION AND/OR INSTALLATION OF AFFECTED WORK. NOTIFY ARCHITECT'S REPRESENTATIVE IF DISCREPANCIES ARISE BEFORE PROCEEDING WITH THE WORK.
11. BATHROOM MIRRORS AND LIGHT FIXTURES ABOVE VANITIES SHALL BE CENTERED ON THE SINKS.



1 SECOND FLOOR PLAN
1/4" = 1'-0"



2 THIRD FLOOR PLAN
1/4" = 1'-0"

GENERAL NOTES

- ALL GYPSUM BOARD THROUGHOUT IS TO BE 5/8" TYPE-X AS A MINIMUM.
- ALL EXISTING INTERIOR WALLS THAT ARE TO REMAIN ARE TO BE PATCHED AS REQUIRED FROM NEW UTILITIES OR GENERAL CONSTRUCTION.
- INFILL OF EXISTING WALL OPENINGS IS TO RESULT IN FLUSH FINISHES ON BOTH SIDES OF THE WALL, UNLESS OTHERWISE NOTED, USE APPROPRIATE STUD FRAMING TO ACHIEVE DESIRED FINISH.
- INSTALL WOOD BLOCKING IN WALLS AS NECESSARY FOR INSTALLATION OF ALL CASEWORK, MIRRORS, TOWEL BARS, SHOWER CURTAIN RODS, TOILET PAPER DISPENSERS, PAPER TOWEL HOLDERS, TOILET PARTITIONS, RAILINGS, AND ANY OTHER ACCESSORIES.
- PROVIDE CEMENT BOARD IN LIEU OF GYPSUM BOARD AT ALL BATHTUB, SHOWER, AND KITCHEN LOCATIONS TO RECEIVE WALL TILE. COORDINATE WITH INTERIORS.
- DRAWINGS ESTABLISH THE DESIGN INTENT OF WORK TO BE PERFORMED. ALL PRODUCTS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. ALL TRADES SHALL CAREFULLY COORDINATE WORK OF ALL OTHER TRADES. CONTRACTORS SHALL BE RESPONSIBLE FOR FIELD VERIFYING EXISTING CONDITIONS AND FOR VERIFYING THEM WITH THE CONTRACT DOCUMENTS. ANY DISCREPANCIES OR CONFLICTS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT AND THE OWNER PRIOR TO FABRICATION OR INSTALLATION.
- COORDINATE SIZE AND LOCATION OF ALL EQUIPMENT SUPPORTS INCLUDING BUT NOT RESTRICTED TO CONCRETE HOUSEKEEPING PADS WITH APPROPRIATE EQUIPMENT MANUFACTURER.
- VERIFY QUANTITY, SIZE, AND LOCATION OF ALL FLOOR, ROOF, AND WALL OPENINGS FOR ALL DISCIPLINES INCLUDING BUT NOT RESTRICTED TO MECHANICAL AND ELECTRICAL WORK WITH THE APPROPRIATE TRADE. PROVIDE ALL OPENINGS SHOWN OR REQUIRED FOR THE COMPLETION OF THE WORK. PROVIDE ALL LINTELS REQUIRED FOR THESE OPENINGS PER SPECIFICATIONS.
- VERIFY QUANTITY, SIZE, AND LOCATION OF ALL FLOOR, ROOF, AND WALL OPENINGS FOR ALL DISCIPLINES INCLUDING BUT NOT RESTRICTED TO MECHANICAL AND ELECTRICAL WORK WITH THE APPROPRIATE TRADE.
- DIMENSIONS PRECEDED BY +/- SHOULD BE REVIEWED AND ALL NECESSARY ADJUSTMENTS MADE PRIOR TO FABRICATION AND/OR INSTALLATION OF AFFECTED WORK. NOTIFY ARCHITECT'S REPRESENTATIVE IF DISCREPANCIES ARISE BEFORE PROCEEDING WITH THE WORK.
- BATHROOM MIRRORS AND LIGHT FIXTURES ABOVE VANITIES SHALL BE CENTERED ON THE SINKS.



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NEW FLOOR PLANS

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FINISH SCHEDULE KEY							
CODE	MATERIAL	MANUFACTURER	STYLE	SIZE	COLOR	CONTACT INFO	NOTES
CT-1	CERAMIC TILE	VIRGINIATILE	MARAZZI USA - ARTEZEN	2X4 HERRINGBONE	ELEGANT WHITE		KITCHEN BACKSPASH
CT-2	CERAMIC TILE	VIRGINIATILE	MARAZZI USA - ARTEZEN	2X4 SUBWAY	ELEGANT WHITE		SHOWER WALLS
IPS-1	PAINT (TO MATCH)	SHERWIN WILLIAMS	EGGSHELL FINISH		SW7008 ALABASTER		ALL DRYWALL WALLS
IPS-2	PAINT (TO MATCH)	SHERWIN WILLIAMS	EGGSHELL FINISH		SW7067 CITYSCAPE		DOORS
IPS-3	PAINT (TO MATCH)	SHERWIN WILLIAMS	FLAT FINISH		SW7006 EXTRA WHITE		CEILING
LVT-1	LUXURY VINYL TILE	SAHWCONTRACT	UNCOMMON GROUND 4"	4" X 36"	PROVENCE		STAGGER INSTALLATION
PL-1	PLASTIC LAMINATE	WILSONART	SOFTGRAIN FINISH		FLORENCE WALNUT 7993		
PT-1	PORCELAIN TILE	VIRGINIATILE	AMERICAN OLEAN - HISTORIC LIMESTONE	12X24	LEGACY		BATHROOM FLOORS
QZ-1	QUARTZ	CORIAN			BIANCO MARMOR		
WDB-1	WOOD BASEBOARD			1X4			TO BE PAINTED IPS-1
WDT-1	WOOD TRIM						TO BE PAINTED IPS-1

FINISH SCHEDULE												
ROOM NUMBER	ROOM NAME	FLOOR	BASE	WALL				CEILING	MILLWORK		NOTES	
				NORTH	EAST	SOUTH	WEST		CABINET	TOP		
000	SPEAKEASY	-	-	-	-	-	-	-	-	-		
001	STORAGE	-	-	-	-	-	-	-	-	-		
002	RESTROOM	-	-	-	-	-	-	-	-	-		
003	RESTROOM	-	-	-	-	-	-	-	-	-		
004	MECHANICAL	-	-	-	-	-	-	-	-	-		
200	KITCHEN / LIVING	LVT-1	WDB-1	IPS-1, CT-1	IPS-1	-	IPS-1	IPS-3	PL-1	QZ-1		
201	BEDROOM	LVT-1	WDB-1	IPS-1	-	IPS-1	IPS-1	IPS-3	-	-		
202	CLOSET	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
203	CORRIDOR	LVT-1	WDB-1	IPS-1	-	IPS-1	IPS-1	IPS-3	-	-		
204	MASTER BATHROOM	PT-1	WDB-1	IPS-1, CT-2	IPS-1	IPS-1, CT-2	IPS-1, CT-2	IPS-3	PL-1	QZ-1		
205	CLOSET	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
206	BATHROOM	LVT-1	WDB-1	IPS-1, CT-2	IPS-1, CT-2	IPS-1, CT-2	IPS-1	IPS-3	PL-1	QZ-1		
207	MECH	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
208	CORRIDOR	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	-	IPS-3	-	-		
209	LAUNDRY	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
210	BEDROOM	LVT-1	WDB-1	-	-	IPS-1	IPS-1	IPS-3	-	-		
300	KITCHEN / LIVING	LVT-1	WDB-1	IPS-1, CT-1	IPS-1	IPS-1	IPS-1	IPS-3	PL-1	QZ-1		
301	BEDROOM	LVT-1	WDB-1	IPS-1	-	IPS-1	IPS-1	IPS-3	-	-		
302	CLOSET	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
303	W/D	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
304	MASTER BATHROOM	PT-1	WDB-1	IPS-1, CT-2	IPS-1	IPS-1, CT-2	CT-2	IPS-3	PL-1	QZ-1		
305	BATHROOM	PT-1	WDB-1	IPS-1, CT-2	IPS-1, CT-2	IPS-1, CT-2	IPS-1	IPS-3	PL-1	QZ-1		
306	BEDROOM	LVT-1	WDB-1	-	-	IPS-1	IPS-1	IPS-3	-	-		
307	CLOSET	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
308	MECH.	LVT-1	WDB-1	IPS-1	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
309	CORRIDOR	LVT-1	WDB-1	-	IPS-1	IPS-1	IPS-1	IPS-3	-	-		
S1	STAIR	-	-	-	-	-	-	-	-	-		

- GENERAL NOTES
1.

ALL FURNITURE IS SHOWN FOR REFERENCE AND SCALE ONLY. ALL FINAL FURNITURE SELECTION IS TO BE BY OWNER
2.

PRIME AND PAINT ALL SURFACES WITH A MINIMUM (2) FINISH COATS.
3.

AFTER REMOVING EXISTING FLOORING, GRIND CONCRETE OR REPLACE SUBFLOOR AS REQUIRED TO PROVIDE A LEVEL SURFACE FOR THE NEW FLOORING
4.

SEE EXTERIOR ELEVATIONS FOR EXTERIOR MATERIALS
5.

TRANSITIONS TO BE MANUFACTURED FROM SCHLUTER SYSTEMS U.N.O. IN IVORY FINISH IN THE APPROPRIATE THICKNESS FOR THE ADJACENT MATERIALS
6.

CENTER ALL FLOORING TRANSITIONS UNDER DOORS OR AT THE CENTER OF OPENINGS U.N.O.
7.

USE LEVELING COMPOUND TO FEATHER FLOOR UP TO APPROPRIATE HEIGHT TO ENSURE THAT TRANSITION STRIP IS FLUSH WITH ADJACENT FLOORING MATERIAL
8.

DO NOT PROVIDE METAL CORNER PIECES FOR OUTSIDE OR INSIDE CORNERS OF INTEGRAL COVE BASE. CONTRACTOR TO PROVIDE AND INSTALL METAL CHANNEL CAP FOR EXPOSED EDGE OF SHEET VINYL
9.

GROUT FOR CT-1, CT-2, PT-1 TO BE TEC 934 SLATE GRAY
10.

PROVIDE AND INSTALL ALL NECESSARY TRIM PIECES FOR WALL PROTECTION
11.

CABINET PULLS TO BE RICHELIEU - MODERN METAL PULL 7470 - CHROME - BASIS OF DESIGN. ALL PULLS TO BE VERTICAL FOR DIRECTIONAL PLACEMENT MOUNTED TO THE LATCH SIDE OF CABINET DOORS AND CENTER OF DRAWERS (U.N.O.) ALL DRAWER PULLS ARE SHOWN FOR REFERENCE ONLY AND NOT INDICATION OF MOUNTING LOCATION
12.

ALL EXPOSED METAL ELEC./MECH. ITEMS IN OCCUPIED SPACES TO BE FIELD-PAINTED TO MATCH SURROUNDING WALL FINISH
13.

BULKHEADS TO BE PAINTED TO MATCH SURROUNDING WALLS ON FACE AND UNDERSIDE U.N.O
14.

ALL PLASTIC LAMINATE COUNTERS TO HAVE MITERED SQUARE EDGES WITH MATCHING P.LAM EDGE BANDING (OR PVC EDGE BANDING)
15.

ALL CONCEALED SUPPORT BRACKETS TO BE A&M HARDWARE C/EC FLAT CONCEALED BRACKETS IN APPROPRIATE SIZE - BASIS OF DESIGN
16.

WINDOW SILLS TO BE PAINTED IPS-1
17.

PAINT CONDUIT, PIPING, JUNCTION BOXES, DUCTWORK AND OTHER EXPOSED UTILITIES TO MATCH CEILING PAINT, OTHER THAN IN MECHANICAL AND ELECTRICAL ROOMS U.N.O.
18.

SUBMIT 9"X9" SAMPLES FOR APPROVAL ON ALL FINISHES PRIOR TO ORDERING
19.

REFER TO FINISH PLANS AND ELEVATIONS FOR ACCENT WALL LOCATIONS AND MULTIPLE FINISH LOCATIONS
20.

REFER TO ALL INTERIOR FINISH NOTES AND INTERIOR DRAWINGS INCLUDING PLANS, ELEVATIONS AND DETAILS FOR COMPLETE INTERIORS INFORMATION
21.

CONDUCT MOISTURE TESTS ON ALL CONCRETE SLABS WHERE FINISH MATERIALS ARE SCHEDULED, RECORD PASSING MOISTURE LEVELS PRIOR TO START OF INSTALLATION. REFERENCE MANUFACTURERS INSTALLATION SPECIFICATIONS FOR EACH FLOOR FINISH TYPE TO VERIFY REQUIREMENTS
22.

WHERE SPECIFIED, PROVIDE CONTINUOUS LENGTH OF RUBBER WALL BASE WITH FIELD FORMED CORNERS, U.N.O.
23.

PROVIDE A SMOOTH LEVEL 4 DRYWALL FINISH ON ALL GYPSUM WALLS U.N.O.
24.

SPEAKEASY FINISHES TO BE SELECTED BY FUTURE TENANT.

- FINISH PLAN LEGEND
- CT-1
- CT-2

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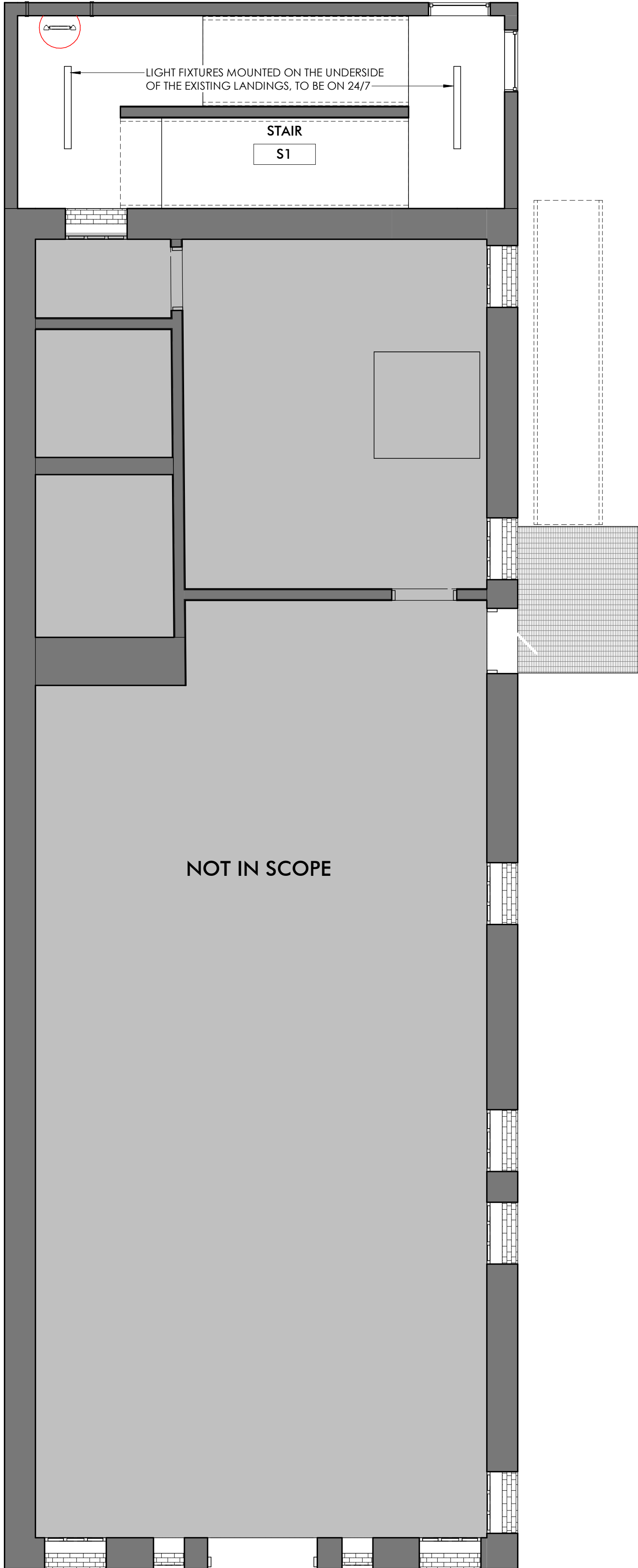
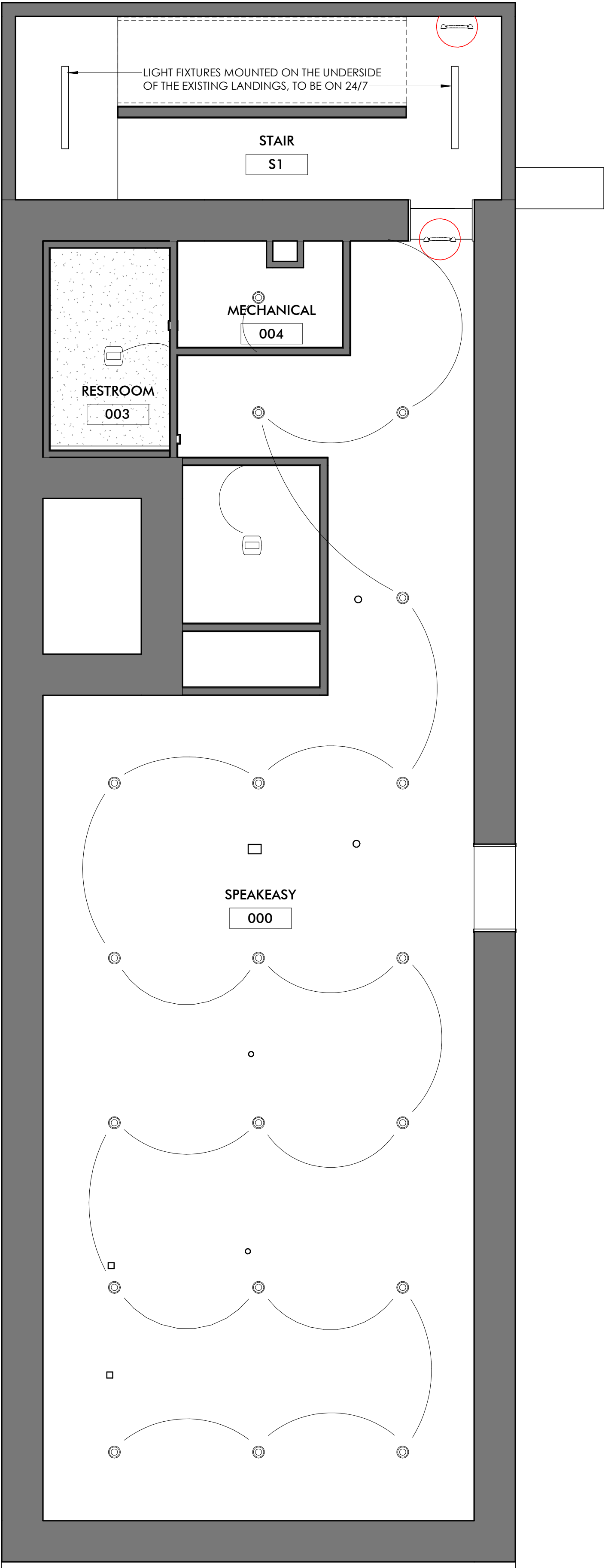
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FINISH PLAN & SCHEDULE

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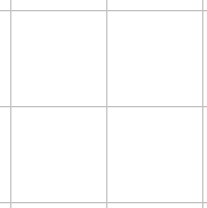




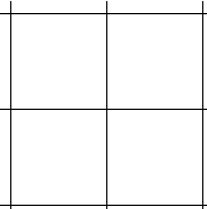
REFLECTED CEILING GENERAL NOTES

- 1. ALL LIGHT SWITCHES SHALL BE SILENT TYPE, 20 AMP, WHITE COLOR WITH WHITE COVER PLATES.
- 2. ALL NEW LIGHT FIXTURES TO BE LED, FIXTURES AND LAYOUT ARE SHOWN SCHEMATICALLY.
- 3. IF CEILING HEIGHTS ARE NOT CALLED OUT, THEN THE CEILING IS EXISTING OR SHALL BE EXPOSED TO THE EXISTING STRUCTURE ABOVE. CONFIRM WITH ARCHITECT
- 4. COORDINATE LIGHT FIXTURE, MECHANICAL, PLUMBING, ALONG WITH ANY OTHER SYSTEMS AS REQUIRED TO NOT INTERFERE WITH ONE ANOTHER.
- 5. ALL LIGHT FIXTURES AND HVAC SHALL BE CENTERED IN ALL ROOMS, 2X2 CEILING GRIDS, CLOUDS OR BETWEEN OTHER ELEMENTS OR EQUALLY SPACED UNLESS NOTED OTHERWISE.
- 6. ALL 2X2 CEILING GRIDS TO BE CENTERED IN ROOM UNLESS NOTED OTHERWISE. NO PANEL SHALL BE LESS THAN 4" WIDE
- 7. SEE MEP PLANS FOR ADDITIONAL MECHANICAL, ELECTRICAL, AND PLUMBING NOTES.
- 8. REFER TO INTERIOR ELEVATIONS AND RCP FOR UNDER CABINET LIGHTING LOCATIONS.
- 9. REFER TO ROOM FINISH KEY AND SCHEDULE FOR ACP DESIGNATIONS
- 10. ALL DIMENSIONS ARE FROM CENTER LINE OF FIXTURE TO FINISHED FACE OF WALL
- 11. PATCH AND REPAIR EXISTING CEILING AS REQUIRED THAT WAS DISTURBED DURING DEMOLITION AND/OR NEW CONSTRUCTION ACTIVITIES. PATCH AND REPAIR TO MATCH EXISTING ADJACENT CONSTRUCTION, SUPPORT SYSTEM, CEILING FINISH, PATTERN AND ELEVATION.

REFLECTED CEILING LEGEND



EXISTING 2X2 CEILING TILES & GRID. SEE FINISH SCHEDULE FOR TYPE



NEW 2X2 CEILING TILES & GRID. SEE FINISH SCHEDULE FOR TYPE



GYP. BD. CEILING



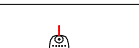
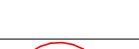
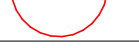
EXPOSED CEILING TO STRUCTURE



LINES OF CASEWORK BELOW

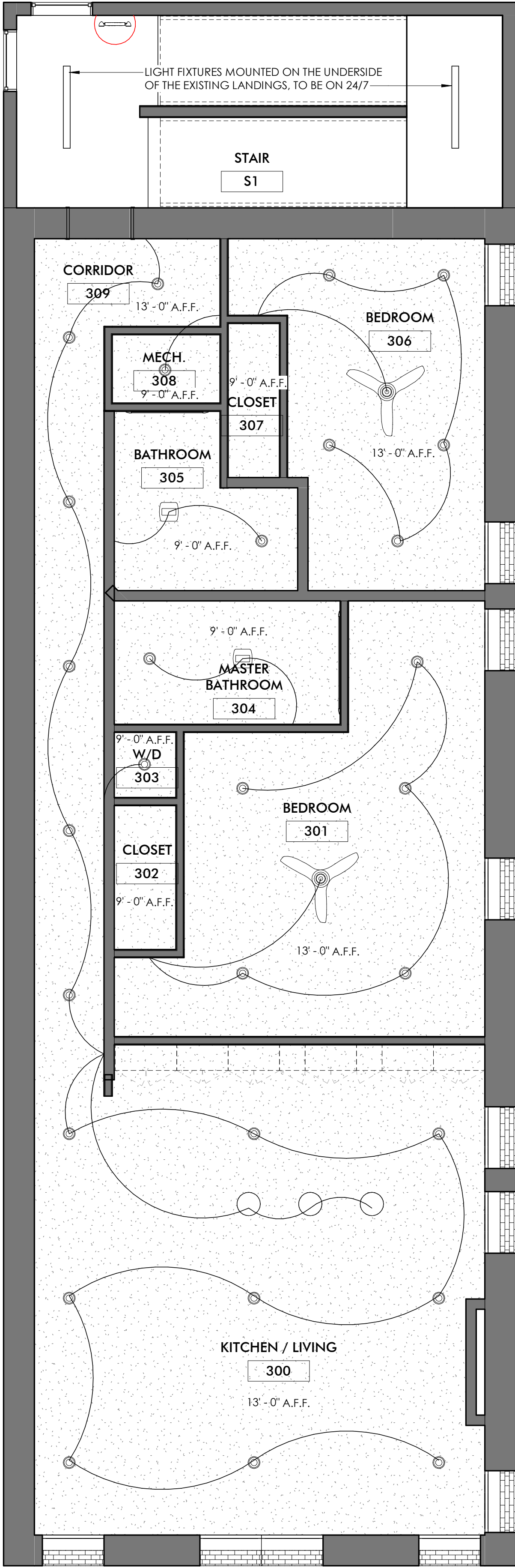
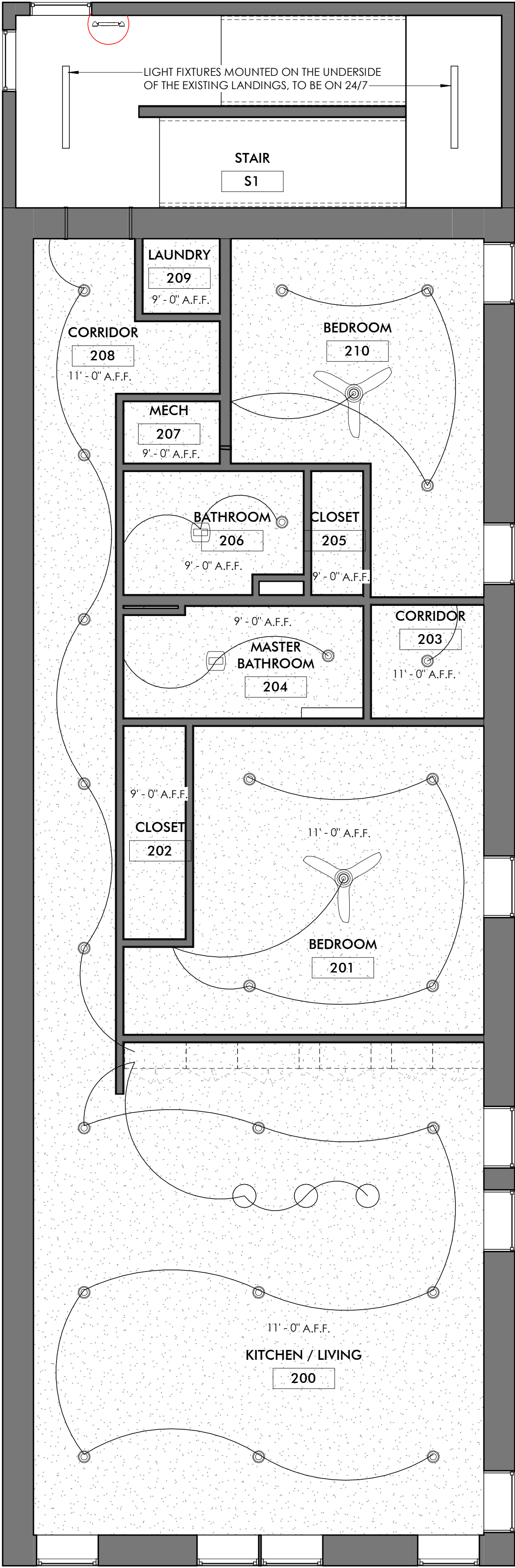
LIGHT FIXTURE LEGEND

*ALL FIXTURES SHOWN ARE TO BE A BASIS OF DESIGN. EQUAL EQUIVALENTS ARE ACCEPTED.

TAG	SYMBOL	MANUFACTURER & DESCRIPTION	MODEL / COLOR
A		LITHONIA 6" RECESSED CAN LIGHT OR WALL WASH	LDN6 / COLOR TO MATCH CEILING
B		BEACH LIGHTING ULTRA SLIM LED UNDERCABINET LIGHT	BEA380917 / BLACK IN COLOR
C		KOHLER BELLERA 14" PENDANT	K-31765-PE01-SNL / SILVER IN COLOR
D		BROAN EXHAUST FAN WITH LED LIGHT, 110 CFM	NUTONE FLEX SERIES / WHITE IN COLOR
E		LITHONIA EMERGENCY LIGHT	ELM6L / WHITE IN COLOR
F		LITHONIA EXIT-UNIT COMBO	LHQM LED / WHITE IN COLOR
G		BROWNLEE LIGHTING VANITY LIGHT	FLOW SQ / SILVER IN COLOR
H		BIG ASS FANS FAN WITH LIGHT	HAIKU L / BLACK IN COLOR

0 BASEMENT REFLECTED CEILING PLAN
A200 1/4" = 1'-0"

1 FIRST FLOOR REFLECTED CEILING PLAN
A200 1/4" = 1'-0"



REFLECTED CEILING GENERAL NOTES

- 1. ALL LIGHT SWITCHES SHALL BE SILENT TYPE, 20 AMP, WHITE COLOR WITH WHITE COVER PLATES.
- 2. ALL NEW LIGHT FIXTURES TO BE LED, FIXTURES AND LAYOUT ARE SHOWN SCHEMATICALLY.
- 3. IF CEILING HEIGHTS ARE NOT CALLED OUT, THEN THE CEILING IS EXISTING OR SHALL BE EXPOSED TO THE EXISTING STRUCTURE ABOVE. CONFIRM WITH ARCHITECT
- 4. COORDINATE LIGHT FIXTURE, MECHANICAL, PLUMBING, ALONG WITH ANY OTHER SYSTEMS AS REQUIRED TO NOT INTERFERE WITH ONE ANOTHER.
- 5. ALL LIGHT FIXTURES AND HVAC SHALL BE CENTERED IN ALL ROOMS, 2X2 CELING GRIDS, CLOUDS OR BETWEEN OTHER ELEMENTS OR EQUALLY SPACED UNLESS NOTED OTHERWISE.
- 6. ALL 2X2 CEILING GRIDS TO BE CENTERED IN ROOM UNLESS NOTED OTHERWISE. NO PANEL SHALL BE LESS THAN 4" WIDE
- 7. SEE MEP PLANS FOR ADDITIONAL MECHANICAL, ELECTRICAL, AND PLUMBING NOTES.
- 8. REFER TO INTERIOR ELEVATIONS AND RCP FOR UNDER CABINET LIGHTING LOCATIONS.
- 9. REFER TO ROOM FINISH KEY AND SCHEDULE FOR ACP DESIGNATIONS
- 10. ALL DIMENSIONS ARE FROM CENTER LINE OF FIXTURE TO FINISHED FACE OF WALL
- 11. PATCH AND REPAIR EXISTING CEILING AS REQUIRED THAT WAS DISTURBED DURING DEMOLITION AND/OR NEW CONSTRUCTION ACTIVITIES. PATCH AND REPAIR TO MATCH EXISTING ADJACENT CONSTRUCTION, SUPPORT SYSTEM, CEILING FINISH, PATTERN AND ELEVATION.

REFLECTED CEILING LEGEND

EXISTING 2X2 CEILING TILES & GRID. SEE FINISH SCHEDULE FOR TYPE

NEW 2X2 CEILING TILES & GRID. SEE FINISH SCHEDULE FOR TYPE

GYP. BD. CEILING

EXPOSED CEILING TO STRUCTURE

LINES OF CASEWORK BELOW

LIGHT FIXTURE LEGEND

*ALL FIXTURES SHOWN ARE TO BE A BASIS OF DESIGN. EQUAL EQUIVALENTS ARE ACCEPTED.

TAG	SYMBOL	MANUFACTURER & DESCRIPTION	MODEL / COLOR
A		LITHONIA 6" RECESSED CAN LIGHT OR WALL WASH	LDN6 / COLOR TO MATCH CEILING
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F		LITHONIA EXIT-UNIT COMBO	LHQM LED / WHITE IN COLOR
G		BROWNLEE LIGHTING VANITY LIGHT	FLOW SQ / SILVER IN COLOR
H		BIG ASS FANS FAN WITH LIGHT	HAIKU L / BLACK IN COLOR



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117 E MICHIGAN AVE, MARSHALL, MI
CLIENT
117 W MICHIGAN LLC

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REFLECTED CEILING PLANS

A201

1 SECOND FLOOR REFLECTED CEILING PLAN
A201 1/4" = 1'-0"

2 THIRD FLOOR REFLECTED CEILING PLAN
A201 1/4" = 1'-0"

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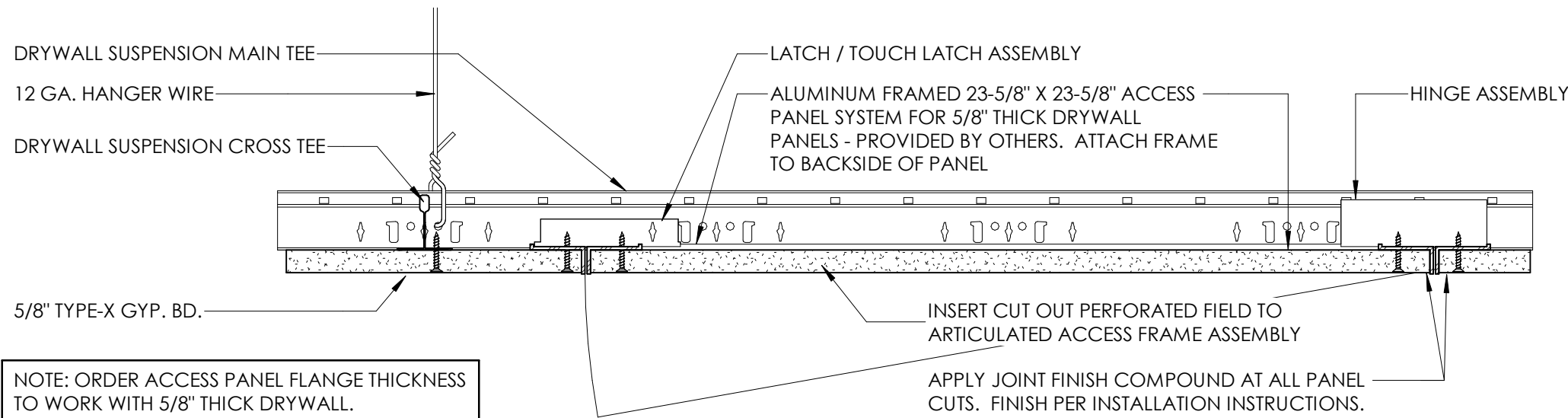
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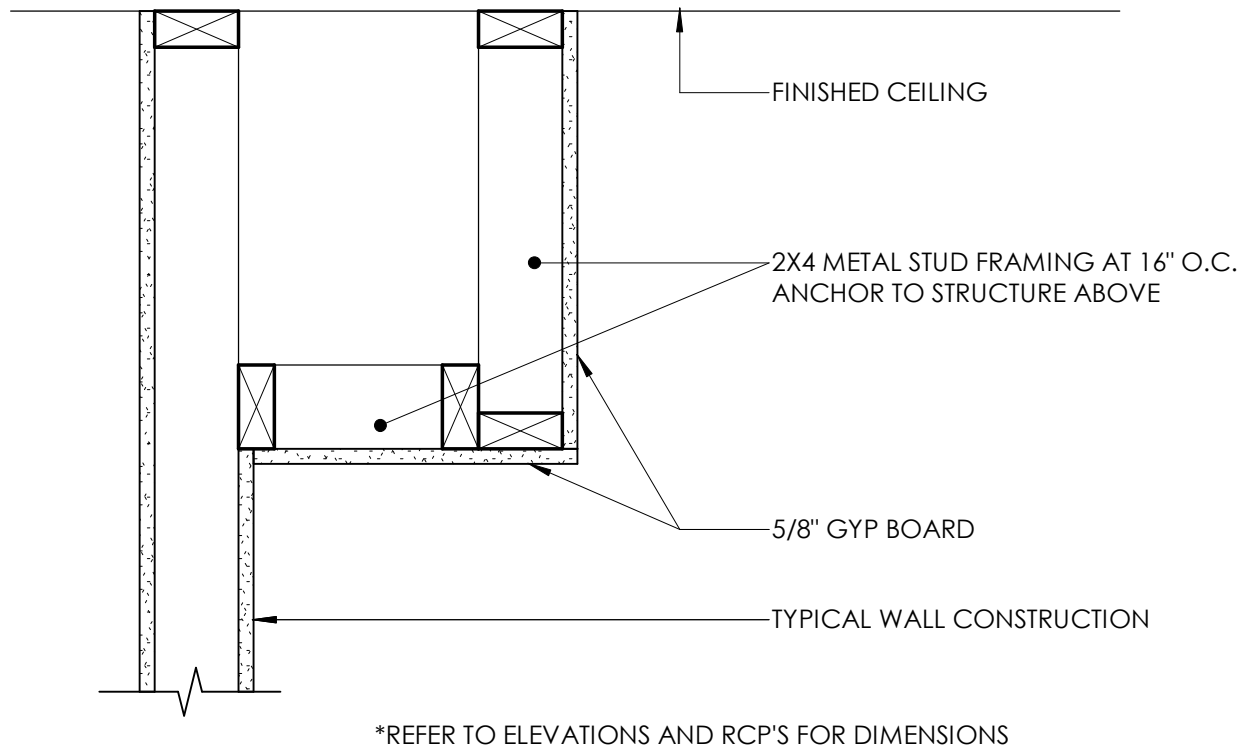
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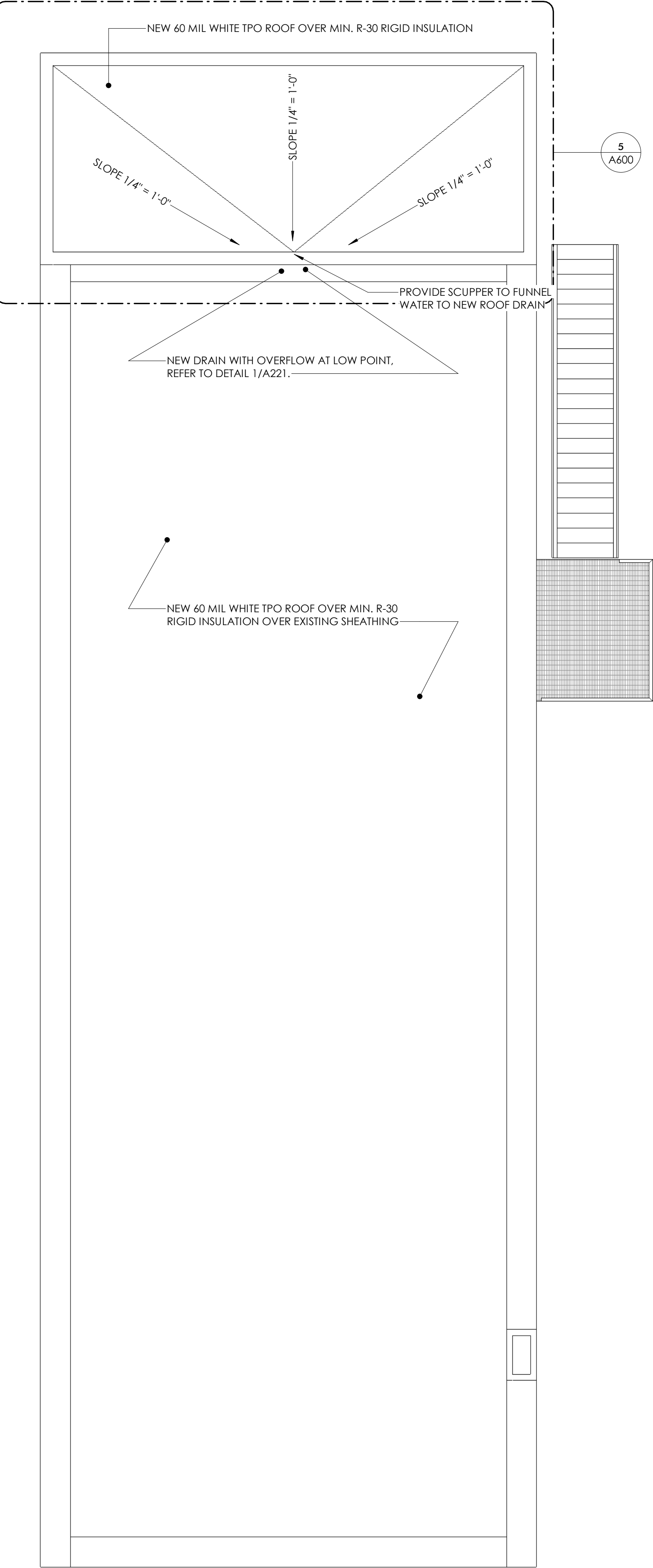
A210



1 ACCESS PANEL DETAIL
A210 3" = 1'-0"



2 BULKHEAD - WOOD STUD
A210 1 1/2" = 1'-0"



1 ROOF PLAN
A220 1/4" = 1'-0"

GENERAL NOTES

- SEE MECHANICAL DRAWINGS FOR LOCATIONS OF PLUMBING VENTS; FLASH AS DETAILED.
- SEE MECHANICAL AND ELECTRICAL DRAWINGS FOR ADDITIONAL OPENINGS AND EQUIPMENT ON ROOF(S).
- TYPICAL ROOF IS (FULLY ADHERED OR MECHANICALLY FASTENED) SINGLE PLY MEMBRANE ROOFING ON RIGID INSULATION ON METAL OR CONCRETE DECK.
- PROVIDE TAPERED INSULATION TO CREATE SLOPES TO DRAINS. TAPERED INSULATION LAYOUTS ARE SCHEMATIC ONLY. FINAL LAYOUT FOR THE PROPOSED AREAS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- MINIMUM 1/4" PER 1'-0" SLOPE AT ALL NEW LOW SLOPE ROOF AREAS.
- REFER TO SHEET A221 FOR ROOF DETAILS.



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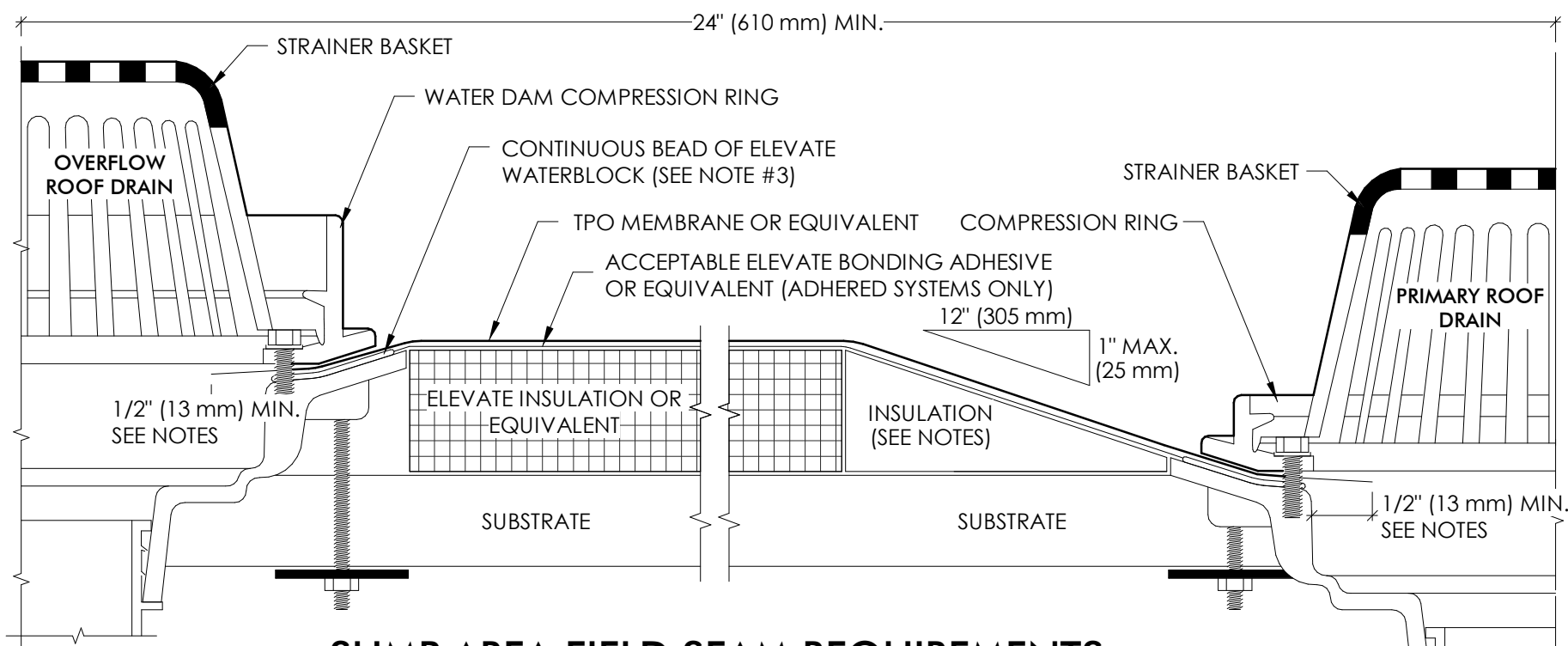
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ROOF PLAN
A220

GENERAL NOTES:

1. HOLE IN MEMBRANE SHOULD EXTEND A MINIMUM OF 1/2" (13 mm) BEYOND CLAMPING RING AND SHOULD BE LARGER THAN THE DIAMETER OF THE LEADER PIPE.
2. INSULATION ADJACENT TO THE DRAIN TO BE ELEVATE INSULATION OR EQUIVALENT WITH MANF. PROVIDED BONDING AND ADEQUATE BONDING SURFACE
3. ELEVATE WATERBLOCK OR EQUIVALENT MIN 1/2 OF 10 OZ. (295 ML) TUBE PER 4" DRAIN. USE ADDITIONAL WATERBLOCK FOR LARGER DRAINS.



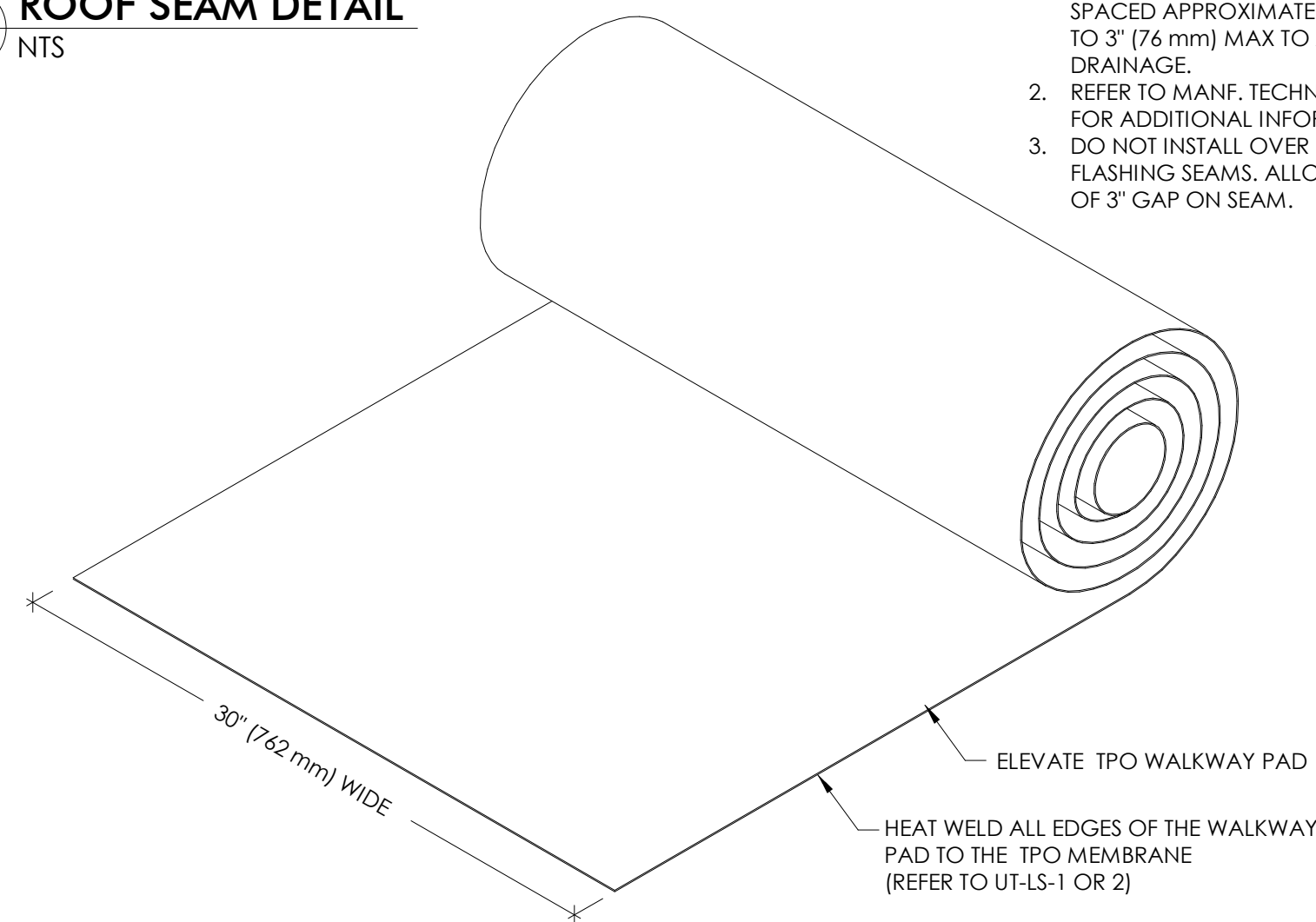
SUMP AREA FIELD SEAM REQUIREMENTS

- A. IF FIELD SEAM EDGE IS WITHIN 9" (229 mm) OF DRAIN COMPRESSION RING, TPO TARGET PATCH REQUIRED.
- B. IF FIELD SEAM EDGE IS WITHIN 9" (229 mm) TO 18" (457 mm) OF DRAIN COMPRESSION RING, HEAT WELD A LAYER OF TPO FLASHING (UNSUPPORTED) CENTERED OVER SEAM EDGE. FLASHING MUST EXTEND 3" (76 mm) MIN. BEYOND EDGE OF SUMP.

SLOPE

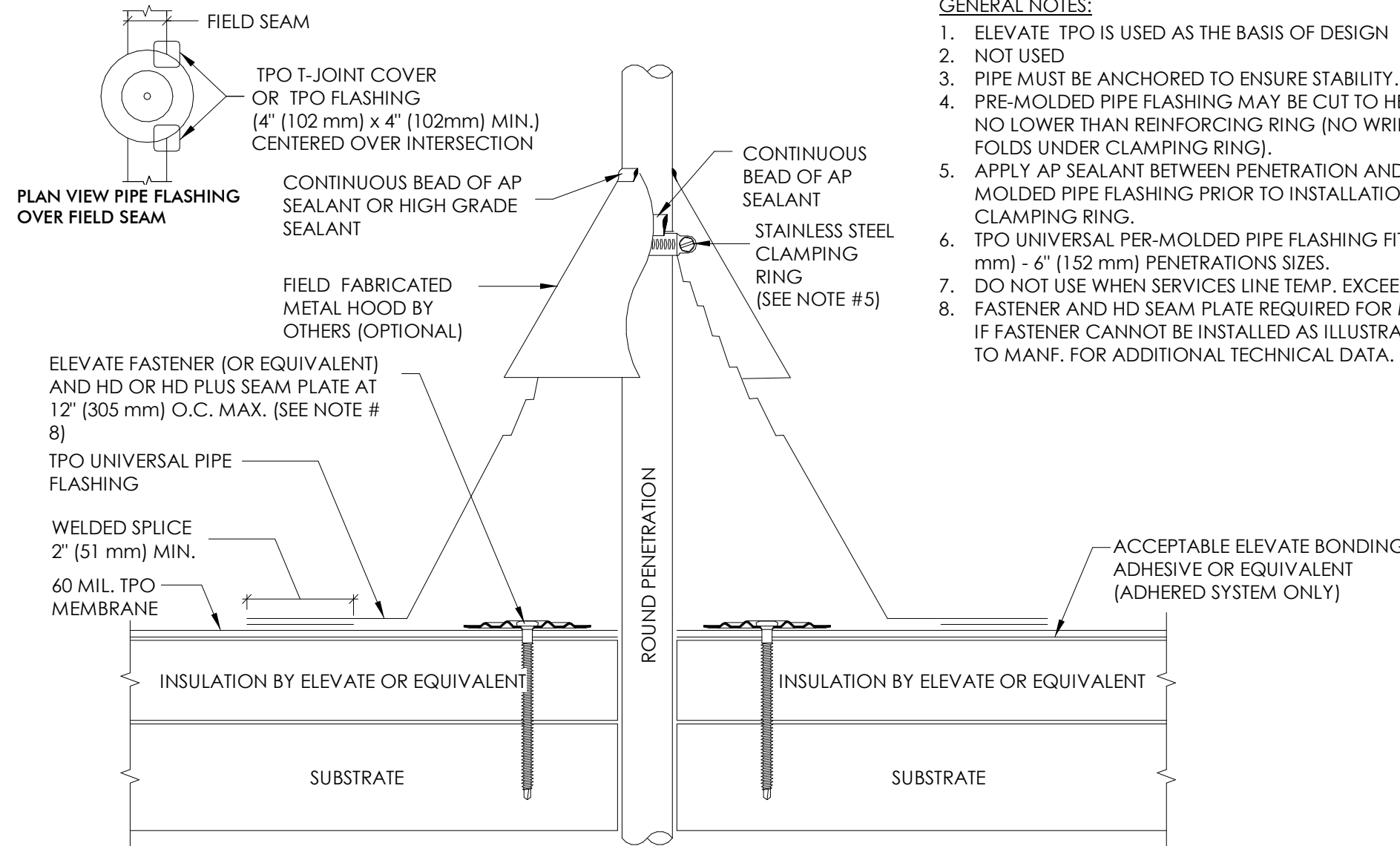
WHEN POLYESTER REINFORCEMENT OF TPO IS EXPOSED, APPLY CUT EDGE TREATMENT TO ENTIRE EXPOSED EDGE.

3 ROOF SEAM DETAIL
A221 NTS



GENERAL NOTES:

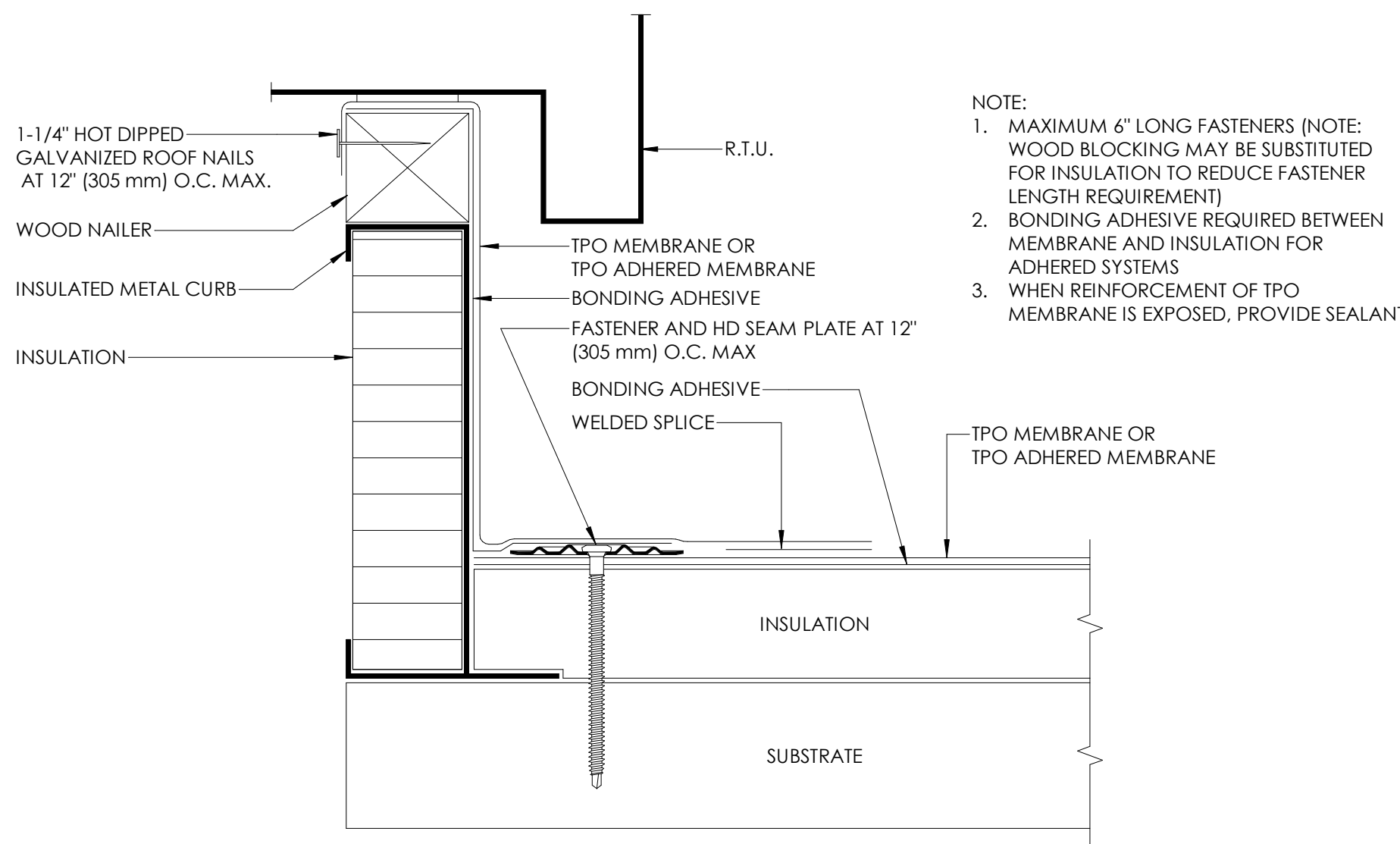
1. 10' MAXIMUM LENGTH WALKWAY SECTIONS. SPACED APPROXIMATELY 1" (25 mm) MIN. TO 3" (76 mm) MAX TO ALLOW FOR DRAINAGE.
2. REFER TO MANF. TECHNICAL INFORMATION FOR ADDITIONAL INFORMATION
3. DO NOT INSTALL OVER MEMBRANE OR FLASHING SEAMS. ALLOW FOR A MINIMUM OF 3" GAP ON SEAM.



GENERAL NOTES:

1. ELEVATE TPO IS USED AS THE BASIS OF DESIGN
2. NOT USED
3. PIPE MUST BE ANCHORED TO ENSURE STABILITY.
4. PRE-MOLDED PIPE FLASHING MAY BE CUT TO HEIGHT, BUT NO LOWER THAN REINFORCING RING (NO WRINKLES OR FOLDS UNDER CLAMPING RING).
5. APPLY AP SEALANT BETWEEN PENETRATION AND PRE-MOLDED PIPE FLASHING PRIOR TO INSTALLATION OF CLAMPING RING.
6. TPO UNIVERSAL PER-MOLDED PIPE FLASHING FITS 1" (25 mm) - 6" (152 mm) PENETRATIONS SIZES.
7. DO NOT USE WHEN SERVICES LINE TEMP. EXCEEDS 140 °F
8. FASTENER AND HD SEAM PLATE REQUIRED FOR MAS ONLY. IF FASTENER CANNOT BE INSTALLED AS ILLUSTRATED, REFER TO MANF. FOR ADDITIONAL TECHNICAL DATA.

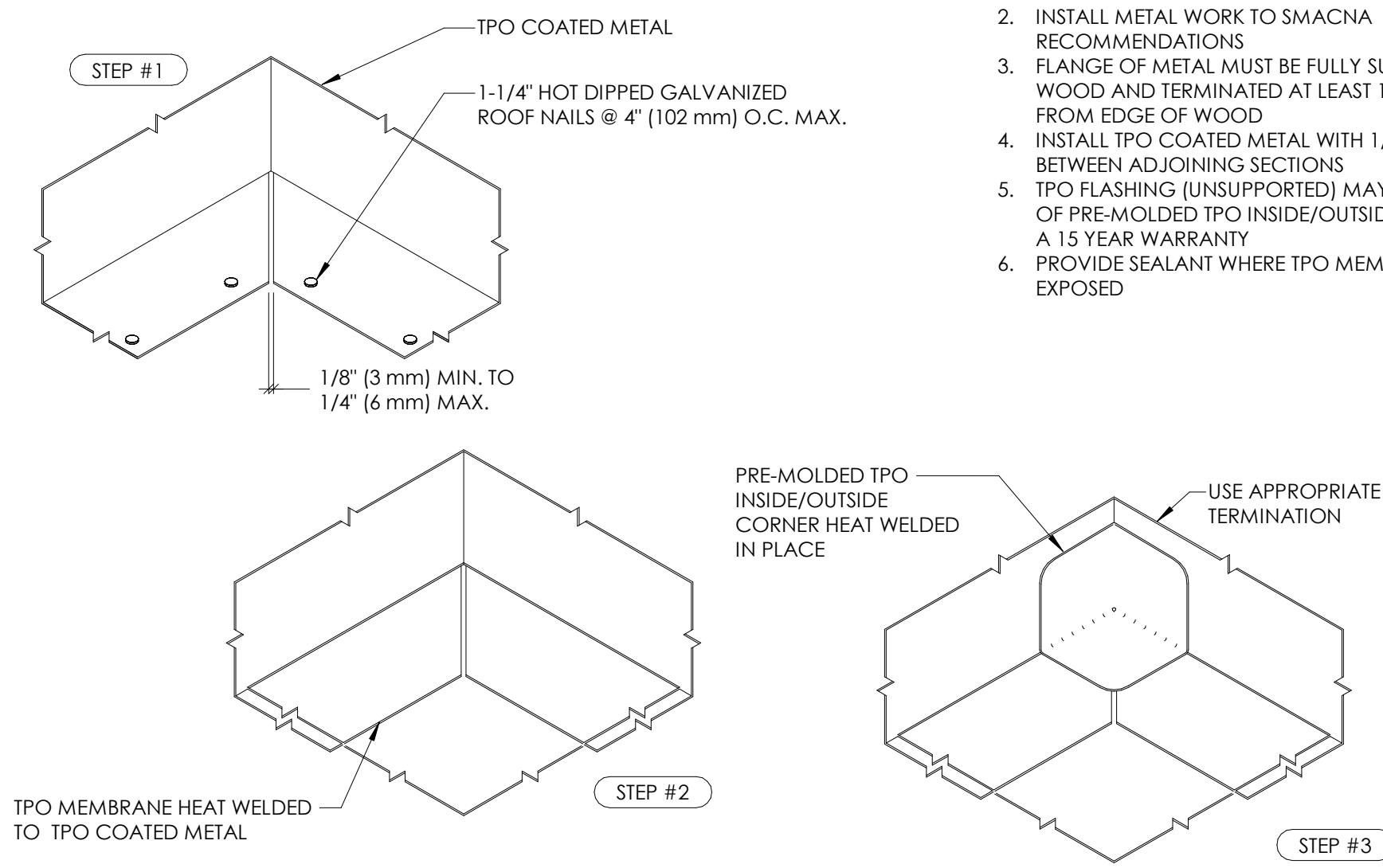
1 ROOF DRAIN WITH OVERFLOW DETAIL
A221 NTS



NOTE:

1. MAXIMUM 6" LONG FASTENERS (NOTE: WOOD BLOCKING MAY BE SUBSTITUTED FOR INSULATION TO REDUCE FASTENER LENGTH REQUIREMENT)
2. BONDING ADHESIVE REQUIRED BETWEEN MEMBRANE AND INSULATION FOR ADHERED SYSTEMS
3. WHEN REINFORCEMENT OF TPO MEMBRANE IS EXPOSED, PROVIDE SEALANT

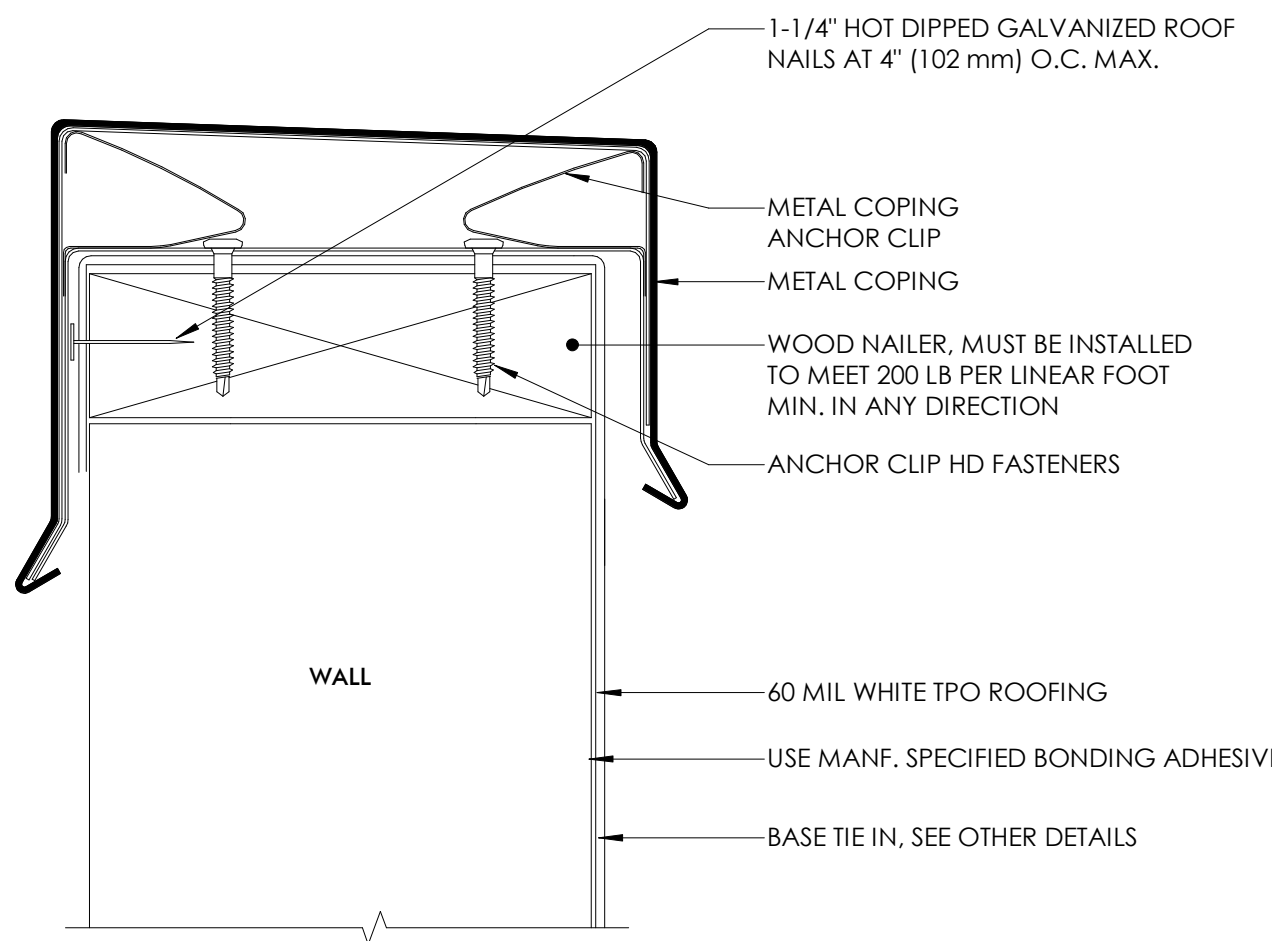
2 WALKWAY PAD
A221 NTS



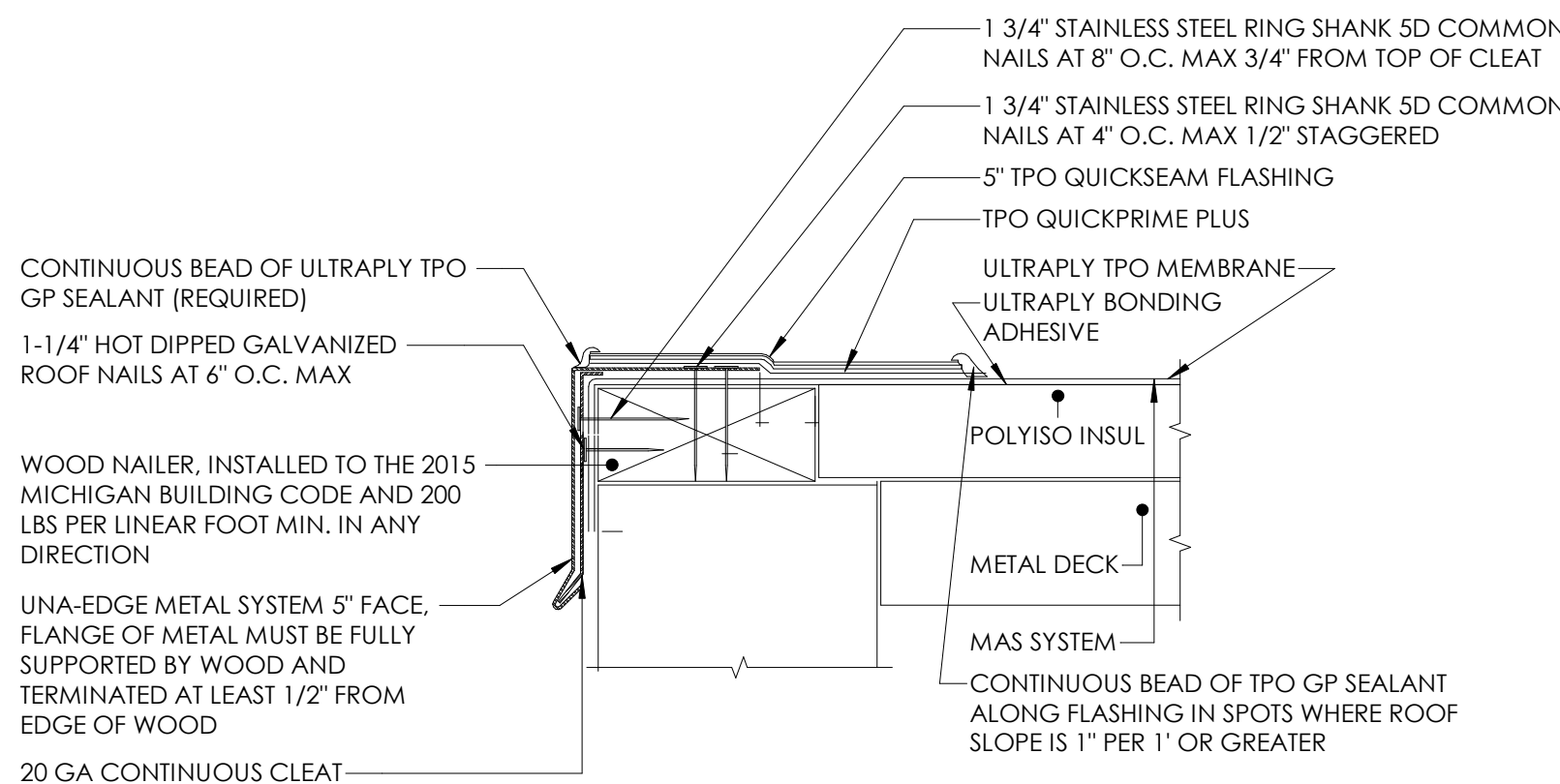
NOTE:

1. VERIFY WELD WIDTH WITH MANUFACTURER
2. INSTALL METAL WORK TO SMACNA RECOMMENDATIONS
3. FLANGE OF METAL MUST BE FULLY SUPPORTED BY WOOD AND TERMINATED AT LEAST 1/2" (13mm) FROM EDGE OF WOOD
4. INSTALL TPO COATED METAL WITH 1/8" TO 1/4" MAX BETWEEN ADJOINING SECTIONS
5. TPO FLASHING (UNSUPPORTED) MAY BE USED IN LIEU OF PRE-MOLDED TPO INSIDE/OUTSIDE CORNER FOR A 15 YEAR WARRANTY
6. PROVIDE SEALANT WHERE TPO MEMBRANE IS EXPOSED

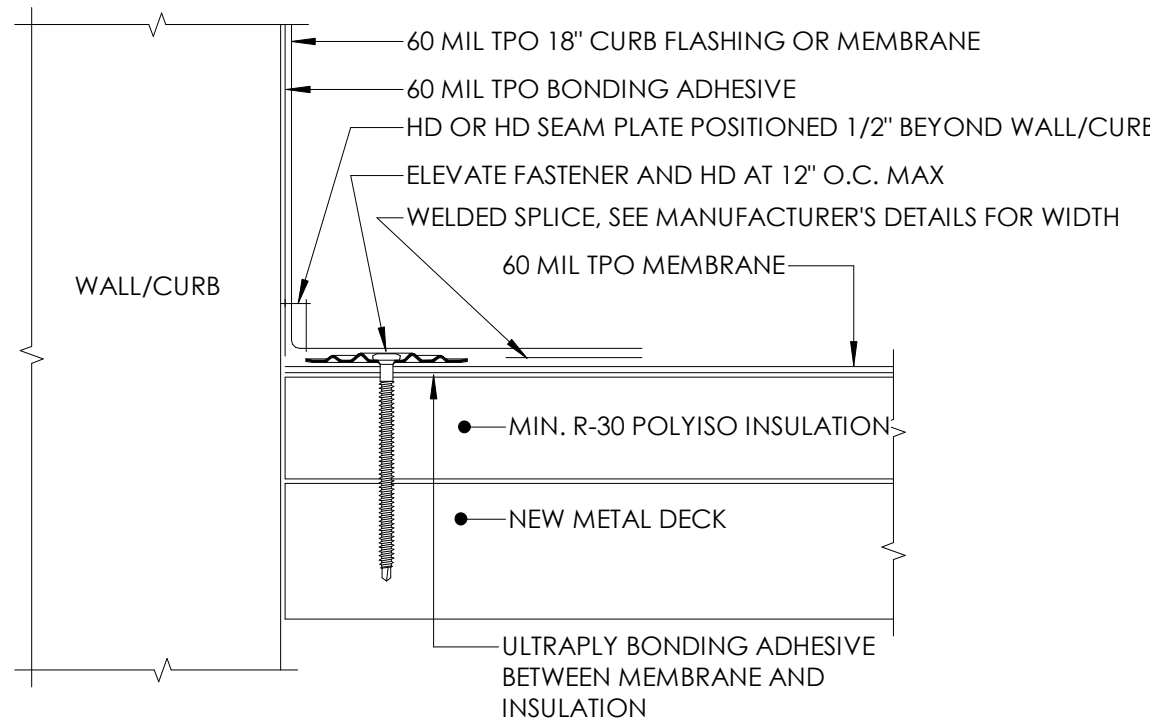
4 PIPE PENETRATION FLASHING DETAIL
A221 NTS



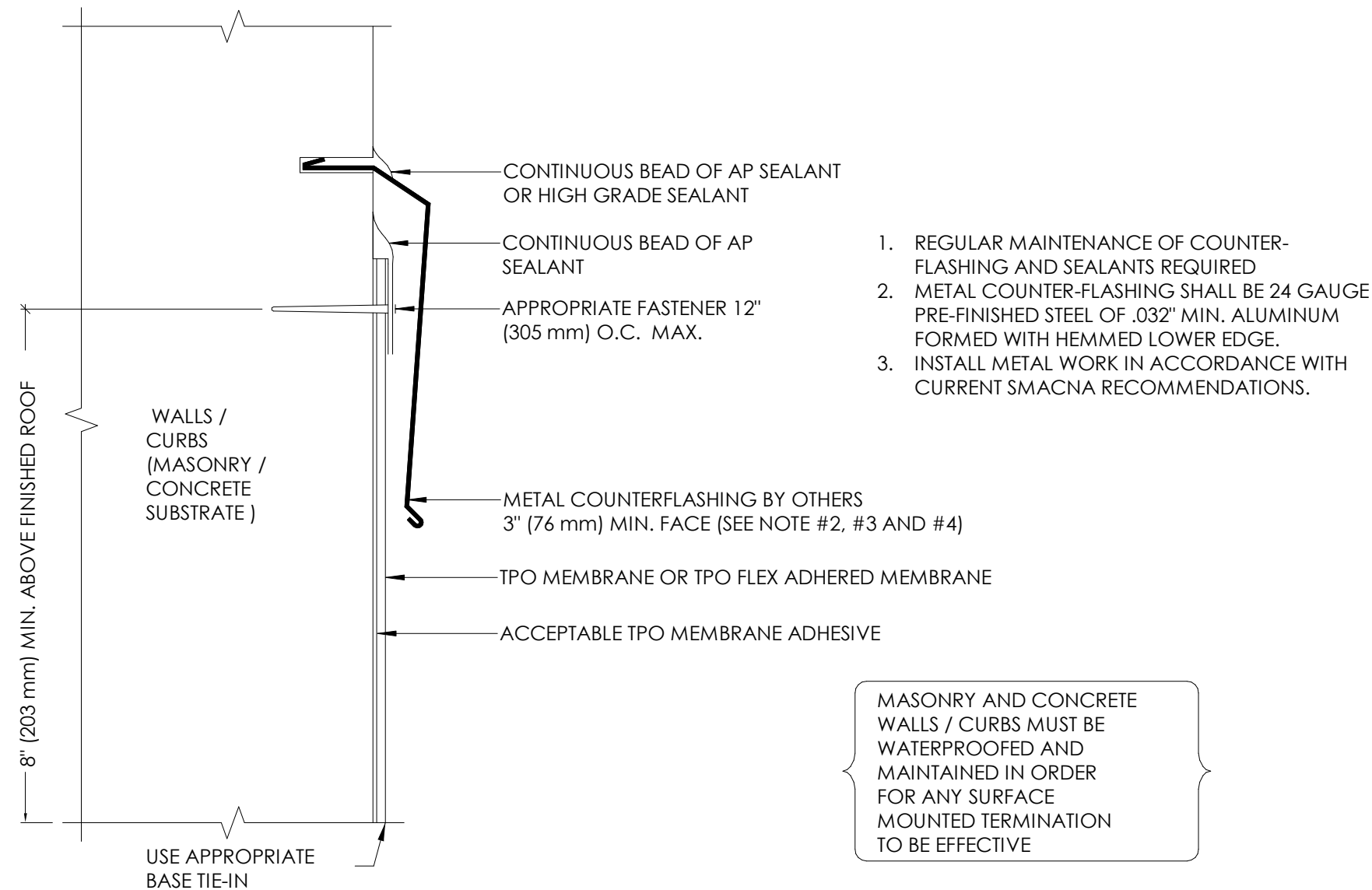
5 RUBBER ROOF CURB DETAIL
A221 NTS



6 TPO CORNER
A221 NTS



7 TERMINATION AT TOP OF WALL W/COPING
A221 NTS



8 ROOF EDGE DETAIL
A221 NTS

9 ROOF BASE DETAIL
A221 NTS

10 ROOF BASE REGLET
A221 NTS

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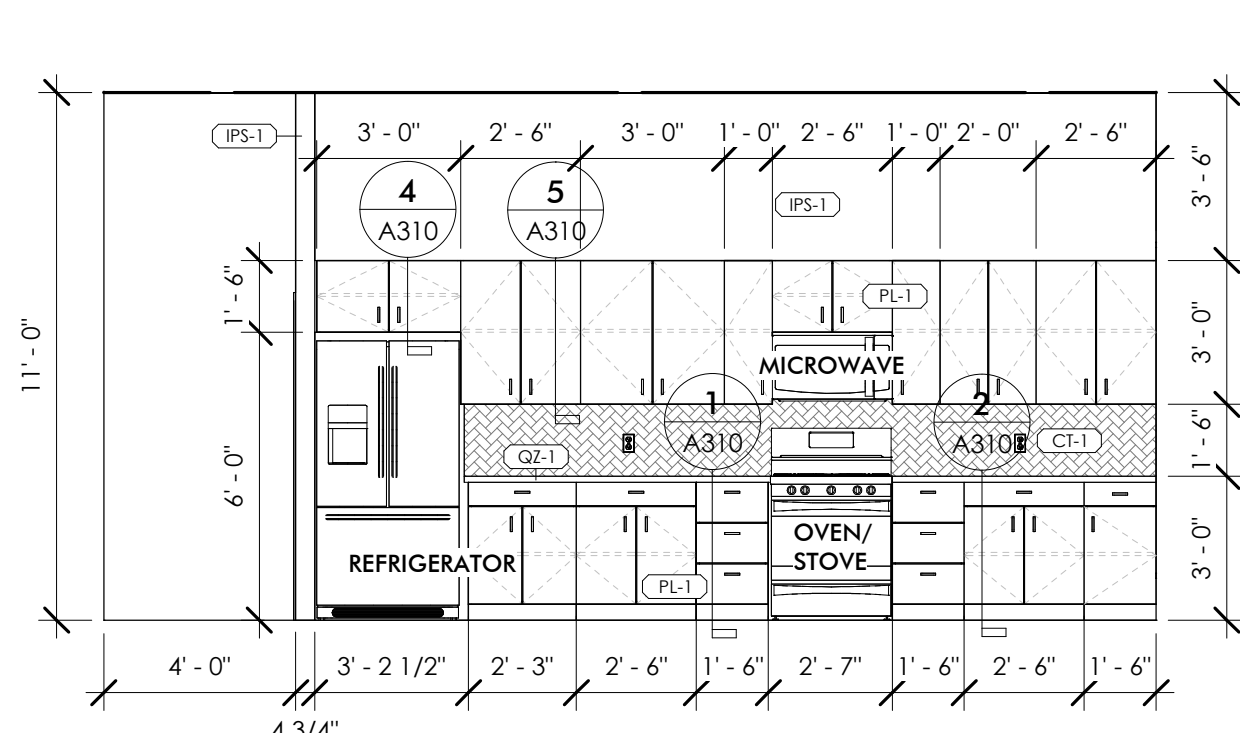
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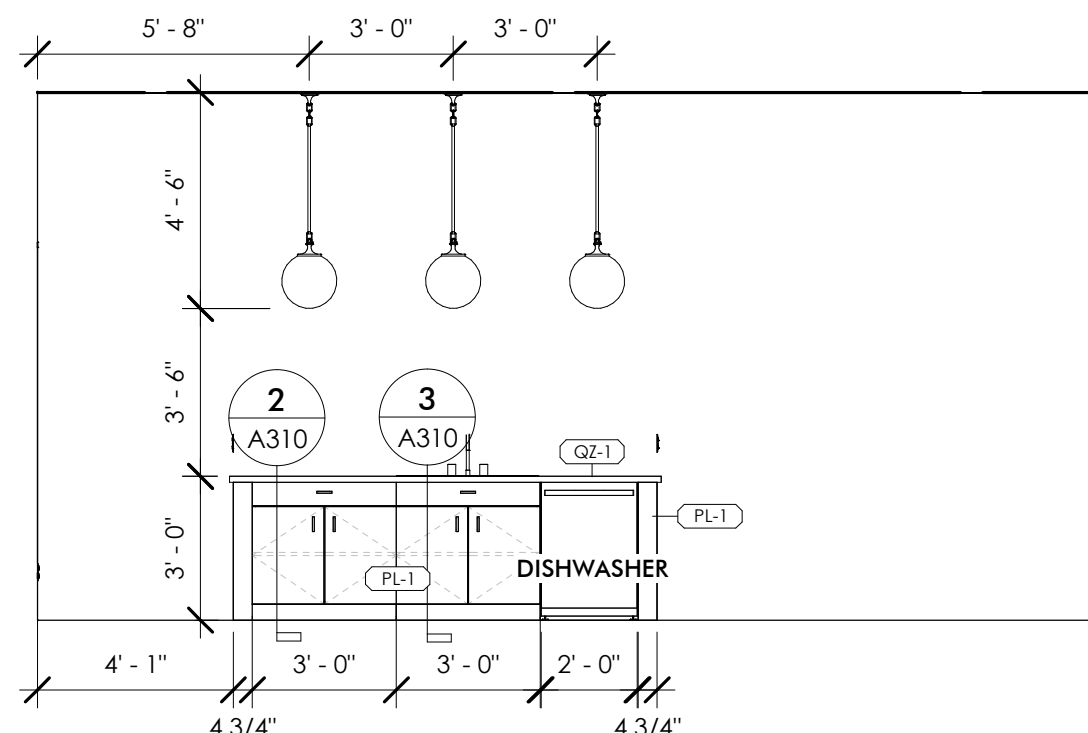
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RUBBER ROOF DETAILS

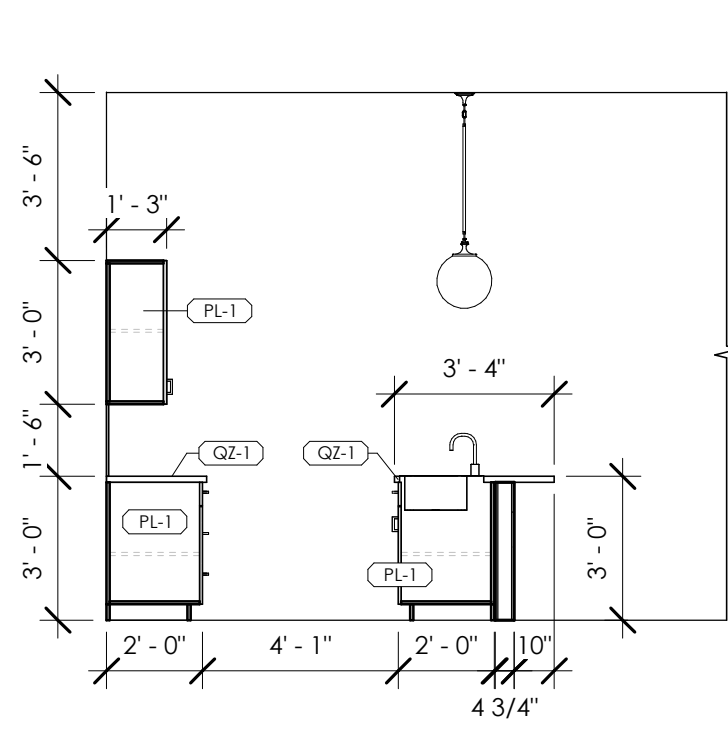
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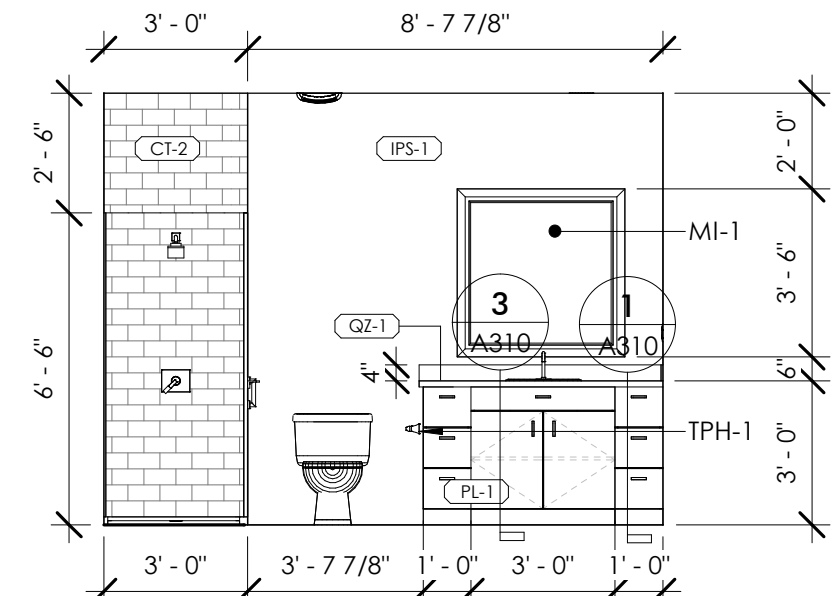
1 200 KITCHEN - N
A300 1/4" = 1'-0"



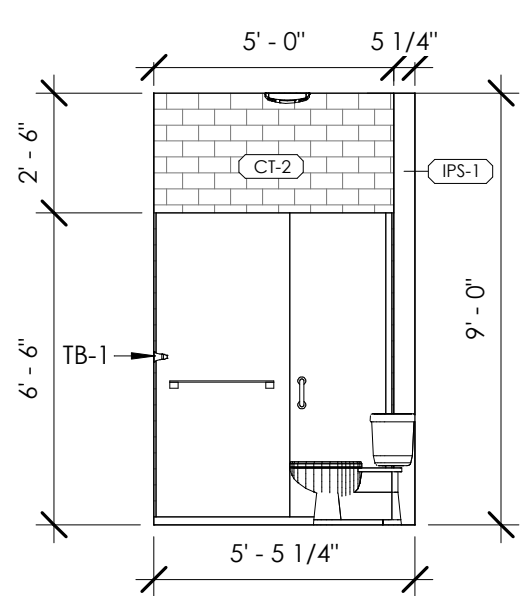
2 200 KITCHEN - S
A300 1/4" = 1'-0"



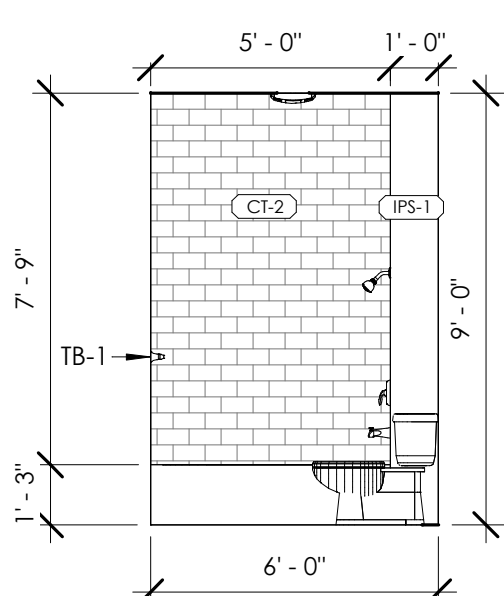
3 200 KITCHEN - E
A300 1/4" = 1'-0"



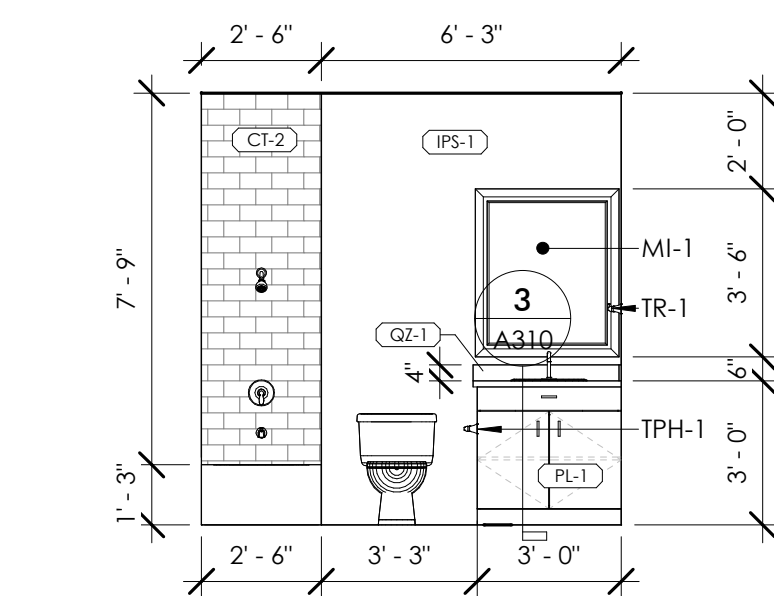
4 204 MASTER BATHROOM - N
A300 1/4" = 1'-0"



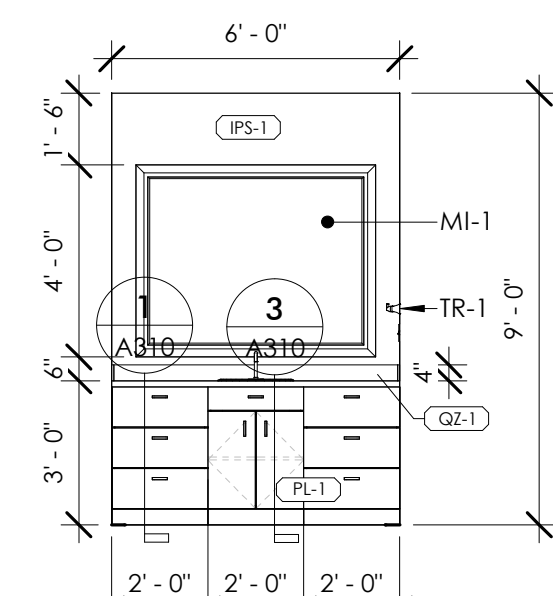
5 204 MASTER BATHROOM - W
A300 1/4" = 1'-0"



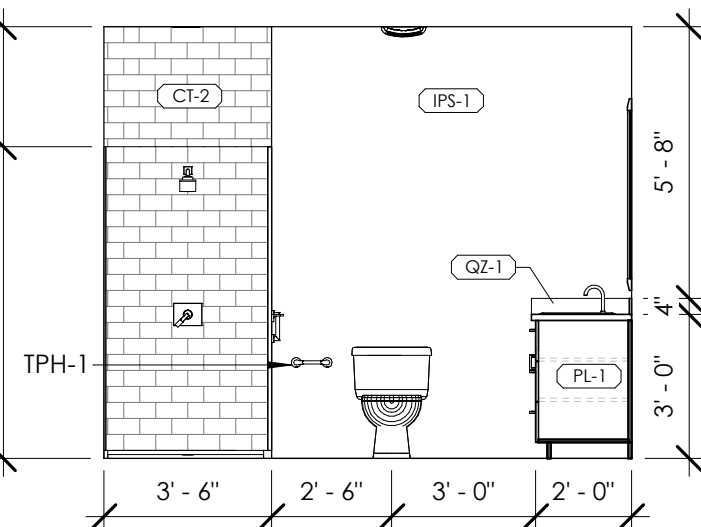
14 206 BATHROOM - E
A300 1/4" = 1'-0"



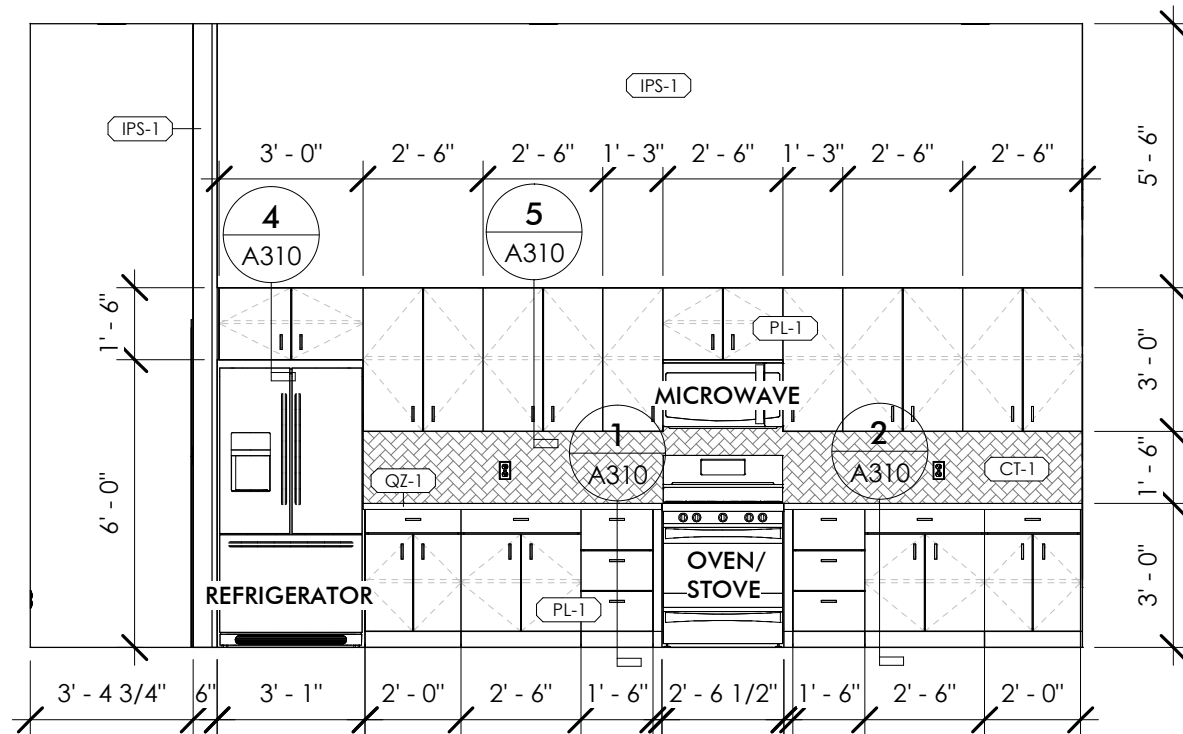
15 206 BATHROOM - S
A300 1/4" = 1'-0"



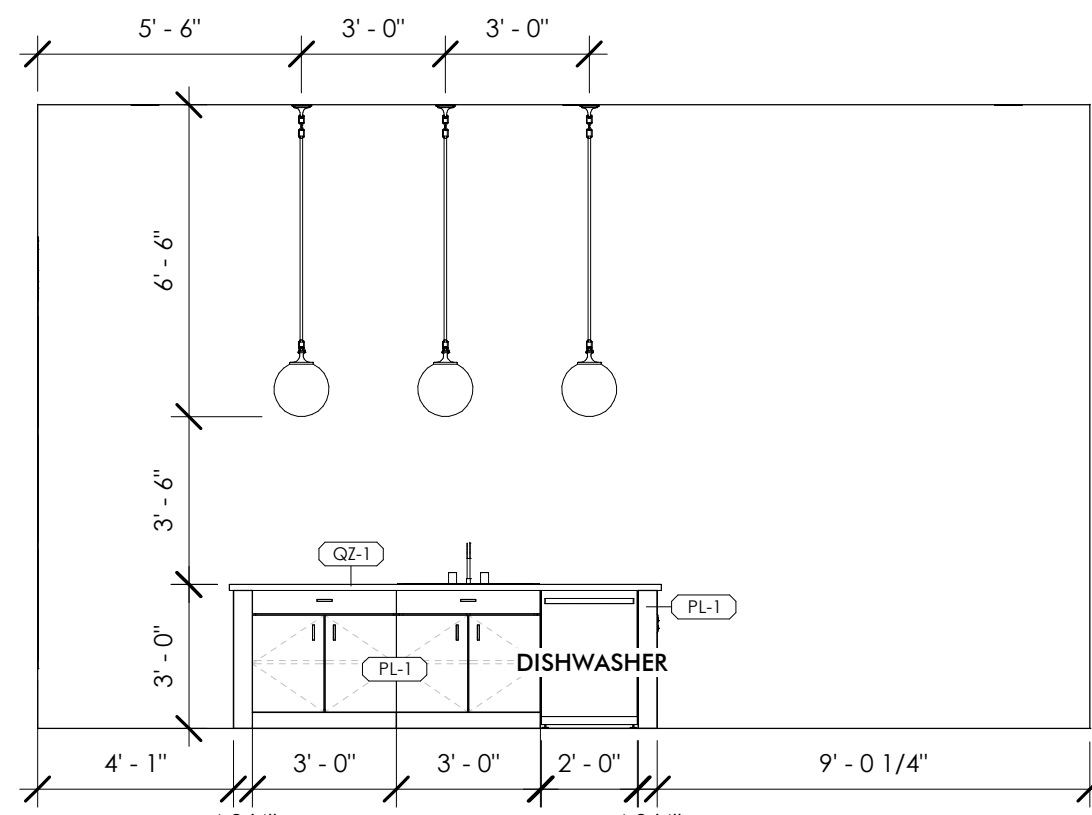
6 304 MASTER BATHROOM - E
A300 1/4" = 1'-0"



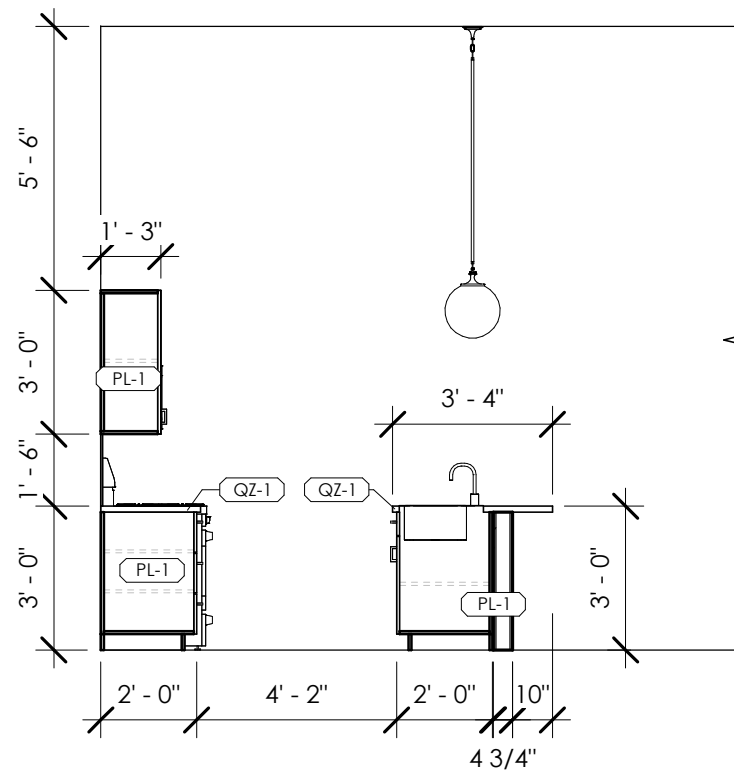
7 304 MASTER BATHROOM - N
A300 1/4" = 1'-0"



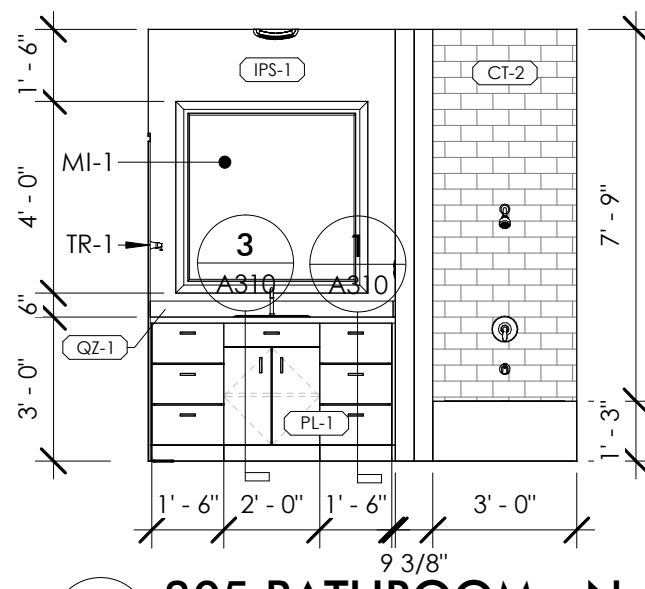
8 300 KITCHEN - N
A300 1/4" = 1'-0"



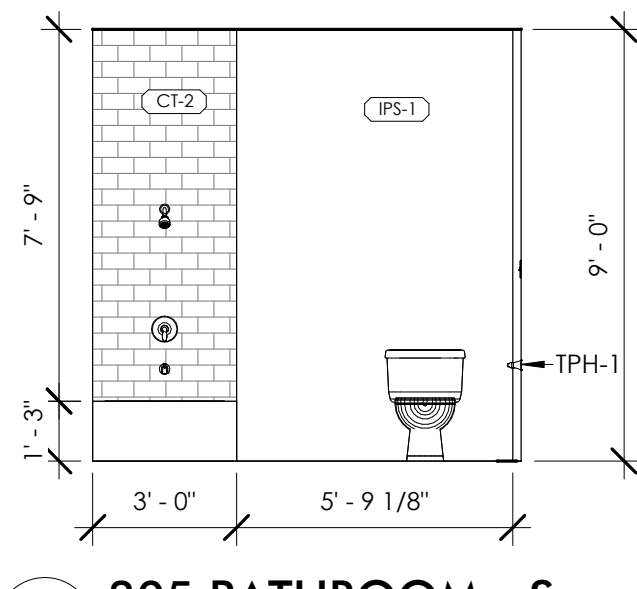
9 300 KITCHEN - S
A300 1/4" = 1'-0"



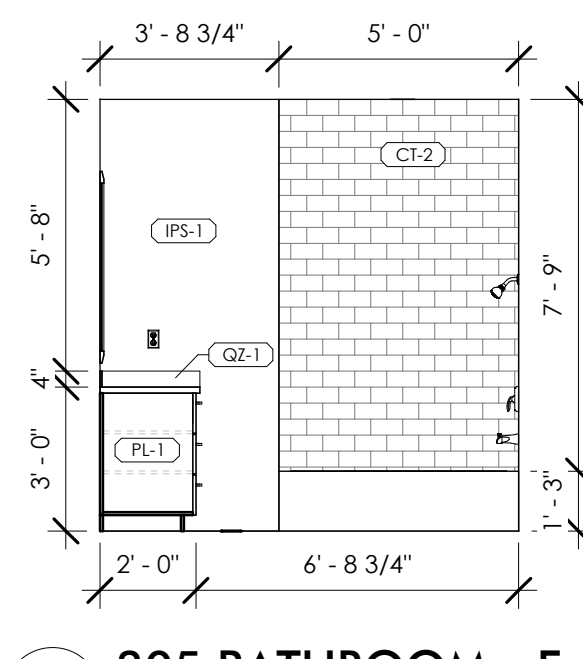
10 300 KITCHEN - E
A300 1/4" = 1'-0"



11 305 BATHROOM - N
A300 1/4" = 1'-0"



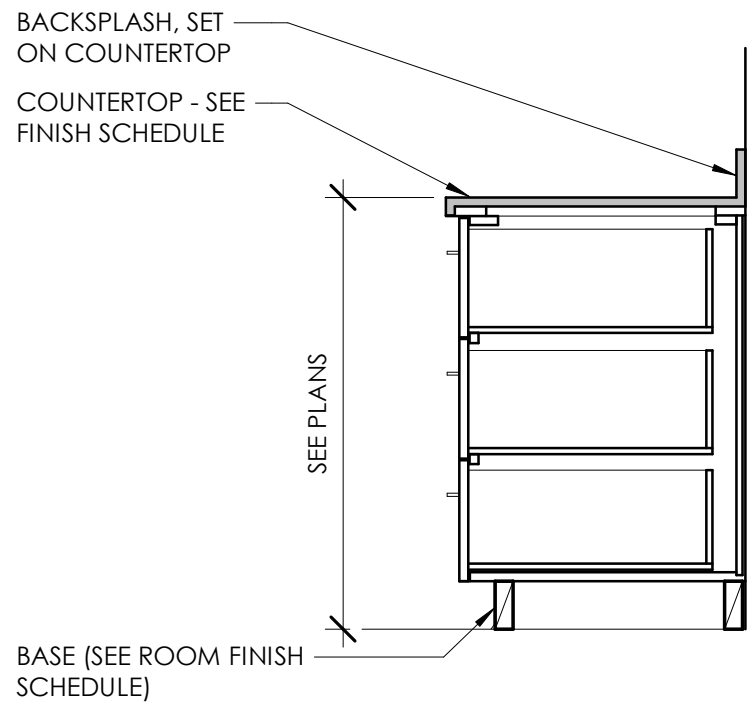
12 305 BATHROOM - S
A300 1/4" = 1'-0"



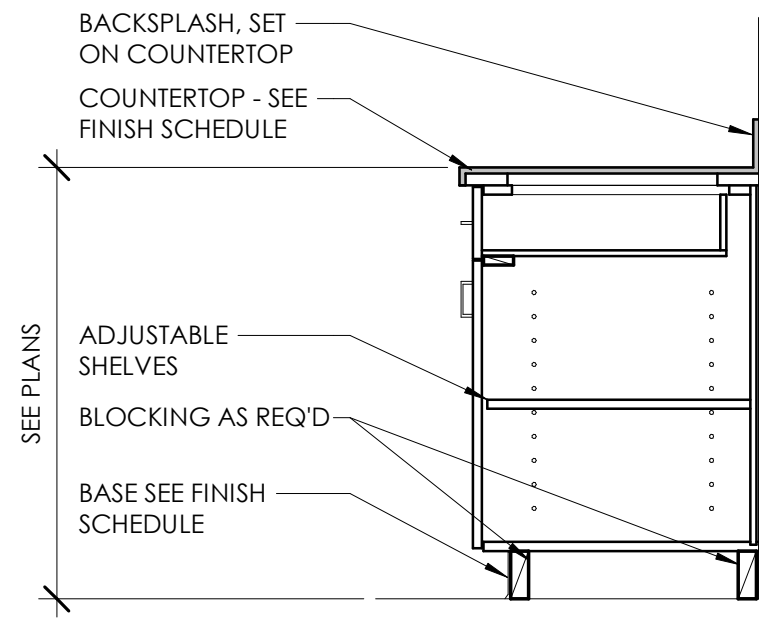
13 305 BATHROOM - E
A300 1/4" = 1'-0"

GENERAL NOTES

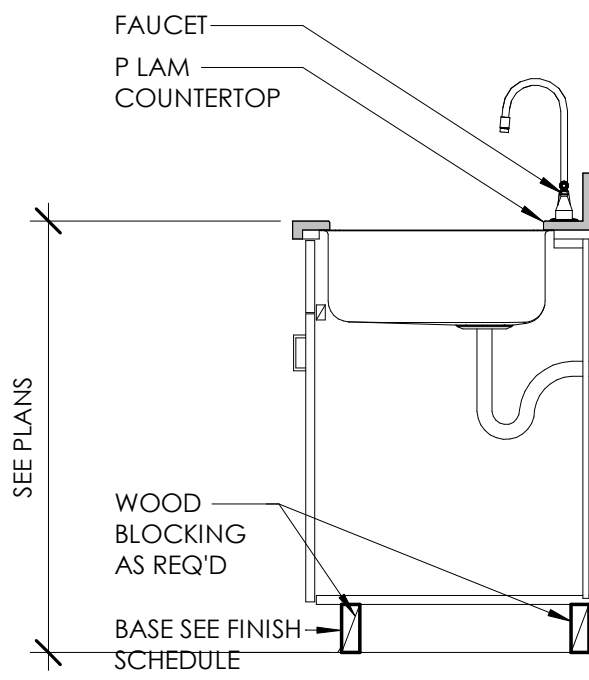
1. REFER TO ROOM FINISH SCHEDULE FOR BASE DESIGNATIONS
2. ACTUAL GROMMET LOCATIONS TO BE DETERMINED BY OWNER. SEE ROOM FINISH SCHEDULE FOR GROMMET COLORS. PROVIDE GROMMETS AT ALL KNEE SPACE LOCATIONS
3. PROVIDE FILLER PIECES AT CASEWORK AS REQUIRED
4. LAMINATE ALL VISIBLE SURFACES OF CASEWORK TYP.
5. DRAWERS LABELED "FILES" ARE TO HAVE STEEL RAILS FOR HANGING FILES, (2) PER DRAWER. FILES SHOULD HANG PERPENDICULAR TO DRAWER FACE IF LESS THAN 15" WIDE AND PARALLEL TO DRAWER IF GREATER THAN 15" WIDE
6. ALL UPPER CABINETS TO BE 15" DEEP UNLESS NOTED OTHERWISE
7. PROVIDE INSULATED PIPE WRAP ON ALL EXPOSED PIPING.
8. SEE SHEET T002 FOR ACCESSORY MOUNTING HEIGHTS UNLESS SHOWN OTHERWISE
9. REFER TO ENLARGED PLANS FOR ADDITIONAL DIMENSIONS
10. WHERE A SPECIFIED BRACKET IS NOT INDICATED PROVIDE METAL BRACKETS AS REQUIRED TO SUPPORT COUNTERS AND SHELVES. BRACKETS SHOULD BE LOCATED AT ANY UNSUPPORTED LENGTH GREATER THAN 36". PAINT BRACKETS TO MATCH ADJACENT WALL
11. REFER TO SHEET ___ FOR TOILET ROOM ACCESSORIES AND THEIR DESIGNATIONS
12. PROVIDE BLOCKING IN WALLS WHERE NECESSARY. THESE LOCATIONS CONSIST OF, BUT ARE NOT LIMITED TO THE FOLLOWING: TOILET ACCESSORIES, TACKBOARDS, HANDRAILS, WALL MOUNTED EQUIPMENT AND OWNER DESIGNATED EQUIPMENT LOCATIONS.
13. ALL EXPOSED EXTERIOR SURFACES OF CASEWORK TO BE FINISHED TO MATCH THE CASEWORK
14. PAINT GRILLES AND DIFFUSERS TO MATCH ADJACENT WALL
15. COORDINATE ALL CABINETRY SIZES WITH APPLIANCES
16. ALL DIMENSIONS ARE FROM FINISHED FACE TO FINISHED FACE UNLESS INDICATED OTHERWISE



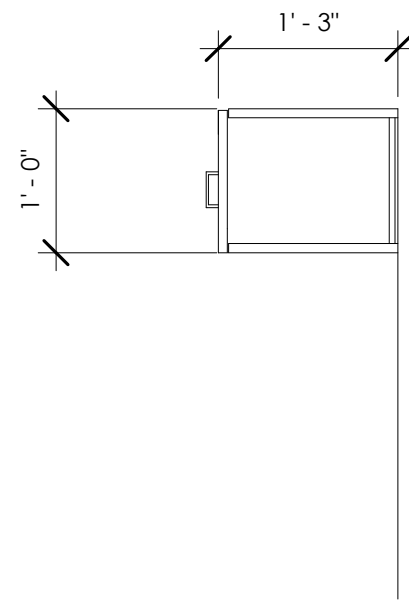
1 BASE - 3 EQ DRAWER
A310 3/4" = 1'-0"



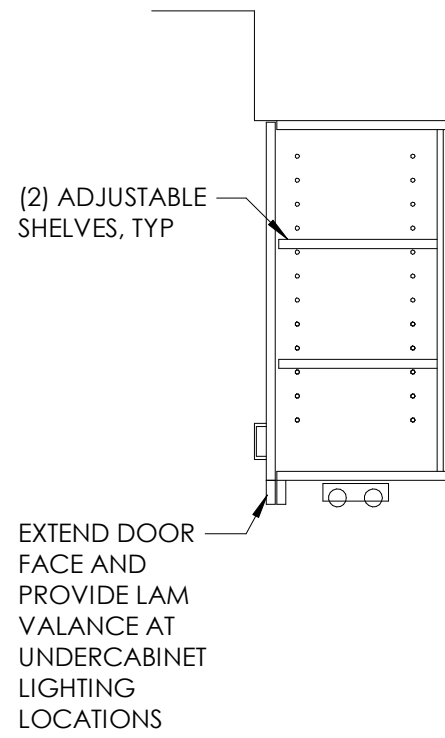
2 BASE - DOOR/DRAWER
A310 3/4" = 1'-0"



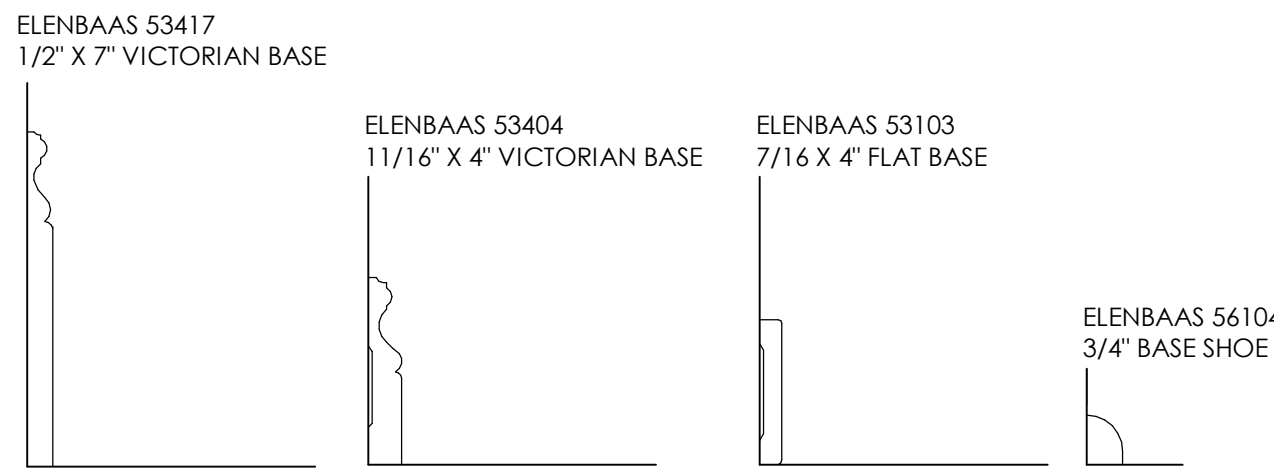
3 SINK - BASE
A310 3/4" = 1'-0"



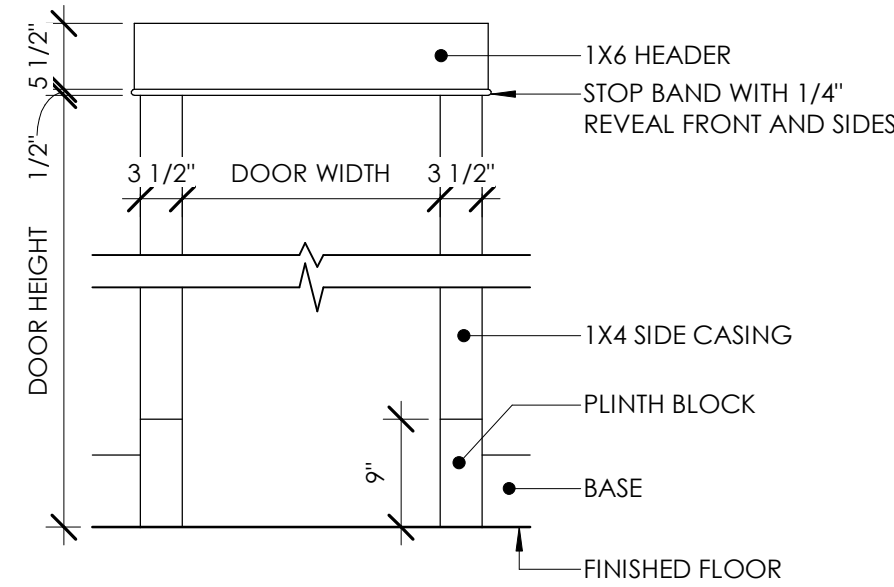
4 UPPER CABINET
A310 3/4" = 1'-0"



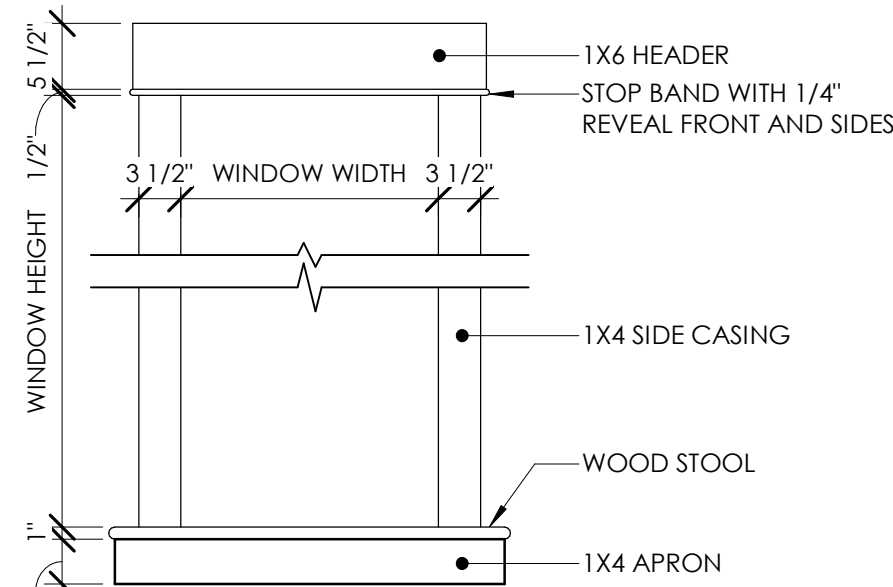
5 UPPER CABINET
A310 3/4" = 1'-0"



6 BASEBOARDS
A310 3" = 1'-0"



WOOD DOOR FRAME



WOOD INTERIOR WINDOW FRAME

DOOR AND WINDOW FRAME DETAILS
SCALE: 3/4" = 1'-0"

GENERAL NOTES

- ALL BASE CABINET DEPTHS TO BE 2'-0" (WALL TO OUTSIDE DOOR FACE) UNLESS NOTED OTHERWISE.
- ALL WALL CABINET DEPTHS TO BE 1'-3" (WALL TO DOOR FACE) UNLESS NOTED OTHERWISE
- ALL COUNTERTOP DEPTHS TO BE 2'-1" UNLESS NOTED OTHERWISE. COUNTERS TO EXTEND 1" BEYOND OPEN END EDGE OF MILLWORK UNLESS NOTED OTHERWISE
- REFER TO INTERIOR ELEVATIONS FOR DIMENSIONS OF ALL CABINETRY
- REFER TO FINISH SCHEDULES FOR MILLWORK FINISH
- REFER TO FINISH SCHEDULES FOR COUNTERTOP MATERIAL AND FINISH
- ALL BASE CABINETS TO HAVE A SINGLE SHELF UNLESS NOTED OTHERWISE
- ALL WALL/VALANCE CABINETS LESS THAN 2'-0" IN HEIGHT TO HAVE A SINGLE SHELF, AND GREATER THAN 2'-0" IN HEIGHT TO HAVE TWO SHELVES, UNLESS NOTED OTHERWISE
- ALL SHELVES TO BE ADJUSTABLE UNLESS NOTED OTHERWISE
- REFER TO INTERIOR ELEVATION FOR INDICATION OF LOCKABLE CABINETS
- REFER TO INTERIOR ELEVATIONS FOR DOOR SWINGS
- ALL WALL CABINETS TO BE MOUNTED 7'-6" AFF TO TOP OF CABINET UNLESS NOTED OTHERWISE
- DOOR HANDLE PULLS ARE SHOWN FOR GRAPHICAL REFERENCE ONLY. REFER TO ROOM FINISH SCHEDULE
- ALL BASE DRAWERS/ APRONS ARE 6" UNLESS NOTED OTHERWISE
- ALL SPLASHES ARE 4" UNLESS NOTED OTHERWISE
- ALL EXPOSED EXTERIOR SURFACES OF CASEWORK TO BE FINISHED TO MATCH THE CASEWORK



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PROJECT NAME
117 EAST MICHIGAN AVE
PROJECT ADDRESS
117 E MICHIGAN AVE, MARSHALL, MI
CLIENT
117 W MICHIGAN LLC

ISSUE
CONSTRUCTION DOCUMENTS

REVISION

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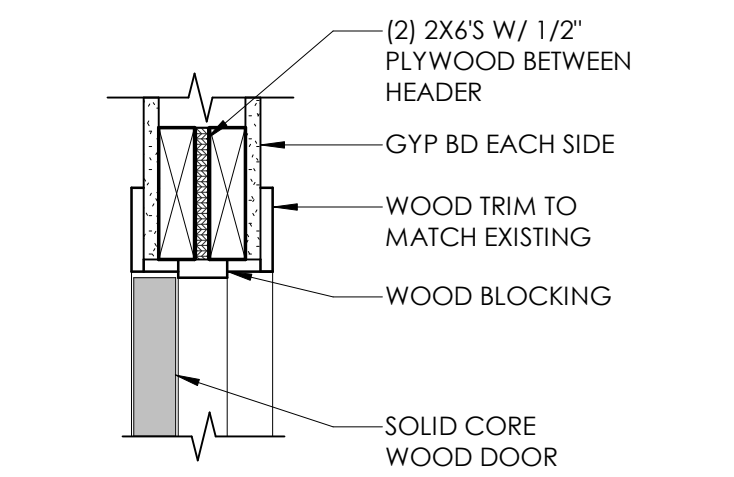
PROJECT NUMBER
2023.171

INTERIOR DETAILS

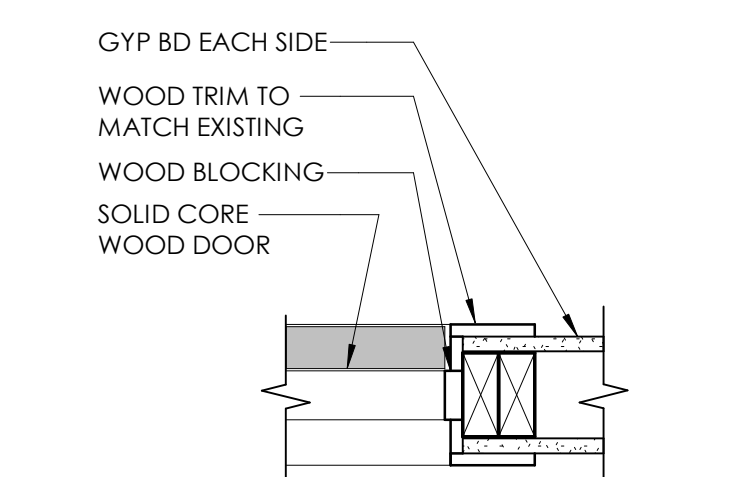
A310

DOOR SCHEDULE																				
DOOR NUMBER	ROOM		NEW OR EXIST	DOOR TYPE	FIRE RATING	DOOR			DOOR MAT'L	DOOR FINISH	TYPE	DOOR FRAME		DOOR FRAME DETAILS			HDWR SET	CARD READER	LOCK TYPE	COMMENTS
	ROOM NUMBER	ROOM NAME				WIDTH	HEIGHT	THICKNESS				FRAME MAT'L	FRAME FINISH	HEAD	JAMB	SILL				
BASEMENT																				
000	S1	STAIR	NEW	M	90 MIN	3'-0"	7'-0"	1 3/4"	H.M.	PRIME	2	H.M.	PRIME	4/A400	5/A400	3/A400				
001	000	SPEAKEASY	NEW	F		3'-0"	6'-8"	1 3/4"	WD	PRIME	1	WD	PRIME	1/A400	2/A400	-				
002	003	RESTROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	PRIME	1	WD	PRIME	1/A400	2/A400	-				
003	000	SPEAKEASY	EXIST	F		4'-0"	6'-0"	1 3/4"	H.M.	PRIME	2	H.M.	PRIME	1/A400	2/A400	3/A400				
004	002	RESTROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	PRIME	1	WD	PRIME	1/A400	2/A400					
005	000	SPEAKEASY	NEW	F		3'-0"	6'-8"	1 3/4"	WD	PRIME	1	WD	PRIME	1/A400	2/A400					
FIRST FLOOR																				
100	S1	STAIR	NEW	F	90 MIN	3'-0"	7'-0"	1 3/4"	H.M.	PRIME	2	H.M.	PRIME	6/A400	7/A400	3/A400				
102			EXIST	F		2'-9"	7'-0"	1 3/4"	WD	EXIST	1	H.M.	EXIST	EXIST	EXIST	-				
103			EXIST	F		2'-6"	6'-8"	1 3/4"	WD	EXIST	1	WD	EXIST	EXIST	EXIST	-				
104			EXIST	F		2'-8"	6'-8"	1 3/4"	WD	EXIST	1	WD	EXIST	EXIST	EXIST	-				
105			EXIST	F		2'-10"	7'-0"	1 3/4"	WD	EXIST	1	H.M.	EXIST	EXIST	EXIST	-				
106			EXIST	F		2'-10"	7'-0"	1 3/4"	WD	EXIST	1	H.M.	EXIST	EXIST	EXIST	-				
107			EXIST	SL		5'-0"	7'-0"	1 3/4"	H.M.	EXIST	3	H.M.	EXIST	EXIST	EXIST	EXIST				
SECOND FLOOR																				
200	201	BEDROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
201	201	BEDROOM	NEW	BYF		4'-0"	6'-8"	0"	WD	IPS-2	3	WD	IPS-1	1/A400	2/A400	-				
202	201	BEDROOM	NEW	BYF		4'-0"	6'-8"	0"	WD	IPS-2	3	WD	IPS-1	1/A400	2/A400	-				
203	201	BEDROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
204	203	CORRIDOR	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
205	203	CORRIDOR	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
206	203	CORRIDOR	EXIST	F		2'-8"	6'-8"	1 3/4"	WD	IPS-2	2	H.M.	IPS-1	4/A400	5/A400	3/A400				
207	206	BATHROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
208	205	CLOSET	NEW	BYF		5'-0"	6'-8"	0"	WD	IPS-2	3	WD	IPS-1	1/A400	2/A400	-				
209	208	CORRIDOR	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
210	210	BEDROOM	EXIST	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
211	208	CORRIDOR	EXIST	F		2'-6"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
212	S1	STAIR	NEW	F	90 MIN	3'-0"	7'-0"	1 3/4"	H.M.	IPS-2	2	H.M.	IPS-1	4/A400	5/A400	3/A400				
THIRD FLOOR																				
300	S1	STAIR	NEW	F	90 MIN	3'-0"	7'-0"	1 3/4"	H.M.	IPS-2	2	H.M.	IPS-1	4/A400	5/A400	3/A400				
301	308	MECH.	NEW	BYF		5'-0"	6'-8"	0"	WD	IPS-2	3	WD	IPS-1	1/A400	2/A400	-				
302	306	BEDROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
303	306	BEDROOM	NEW	BYF		5'-0"	6'-8"	0"	WD	IPS-2	3	WD	IPS-1	1/A400	2/A400	-				
304	305	BATHROOM	EXIST	F		2'-8"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
305	304	MASTER BATHROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
306	309	CORRIDOR	NEW	F		2'-6"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
307	301	BEDROOM	NEW	BYF		6'-0"	6'-8"	0"	WD	IPS-2	3	WD	IPS-1	1/A400	2/A400	-				
308	301	BEDROOM	NEW	F		3'-0"	6'-8"	1 3/4"	WD	IPS-2	1	WD	IPS-1	1/A400	2/A400	-				
MAIN ROOF																				
400	S1	STAIR		F	90 MIN	3'-0"	7'-0"	1 3/4"	H.M.	PRIME	2	H.M.	PRIME	4/A400	5/A400	3/A400				

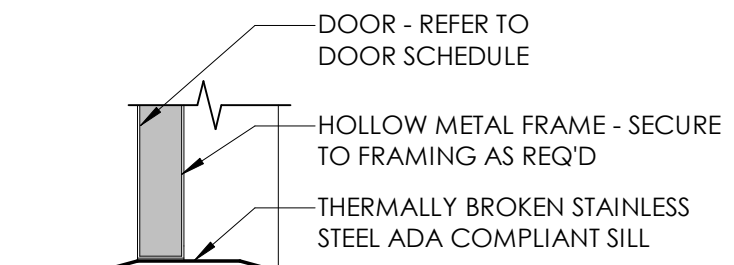
WINDOW SCHEDULE											
MARK	ROOM NUMBER	SIZE		MAT'L	GLAZING	DETAILS			FIRE RATING	COMMENTS	
		WIDTH	HEIGHT			HEAD	JAMB	SILL			
FIRST FLOOR											
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
SECOND FLOOR											
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
THIRD FLOOR											
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
A	S1	3' - 0"	5' - 0"								
MAIN ROOF											
A	S1	3' - 0"	5' - 0"								



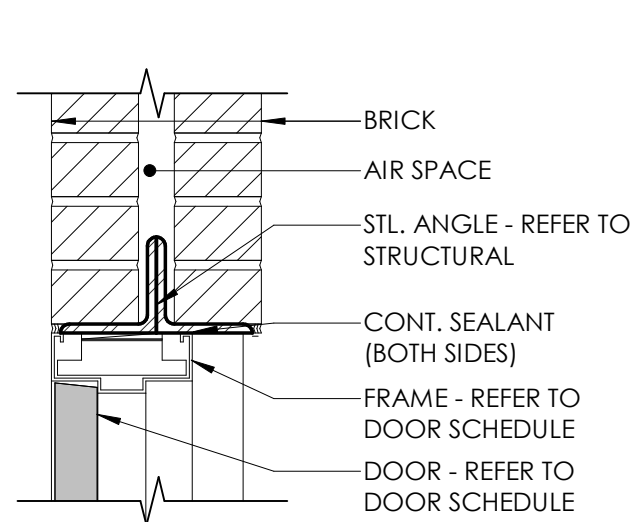
1 HEAD DETAIL - WD GYP BD
1 1/2" = 1'-0"



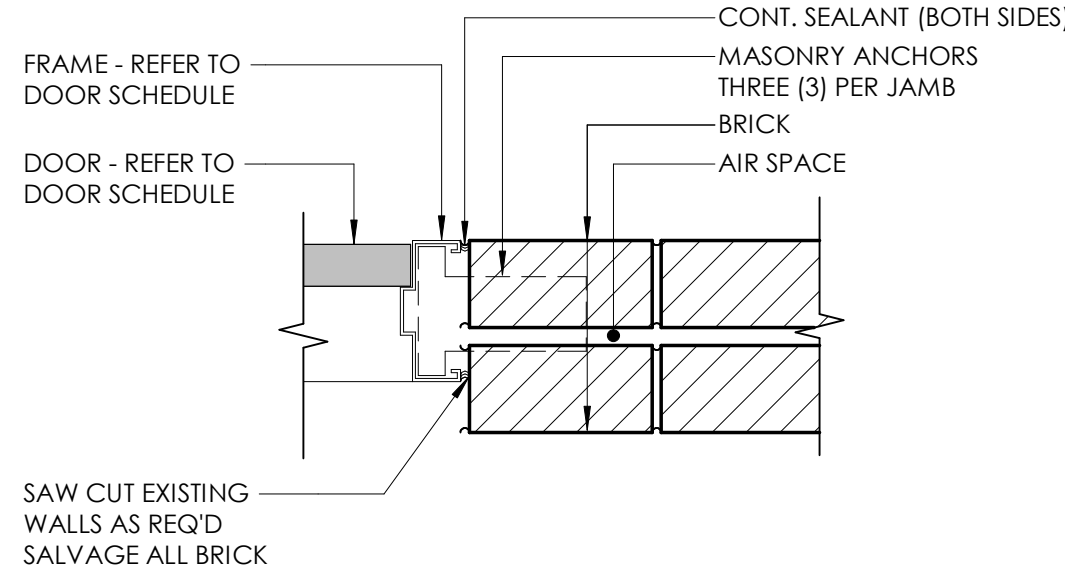
2 JAMB DETAIL - WD GYP. BD.
1 1/2" = 1'-0"



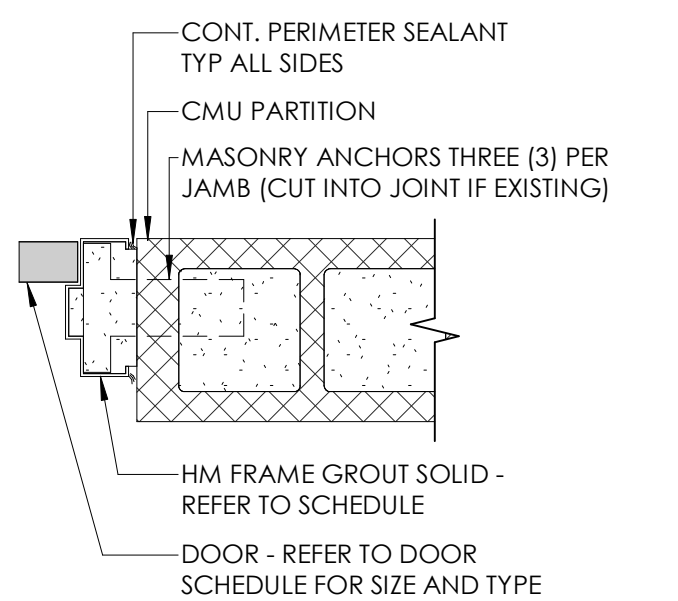
3 SILL DETAIL - H.M. FRAME
1 1/2" = 1'-0"



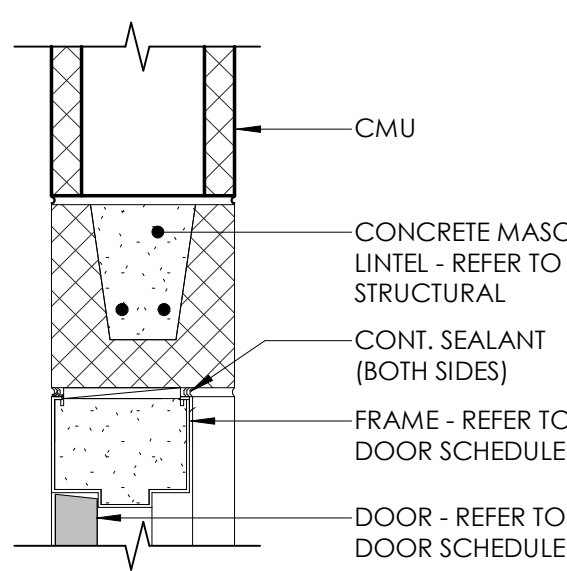
4 HEAD DETAIL - BRICK WALL
1 1/2" = 1'-0"



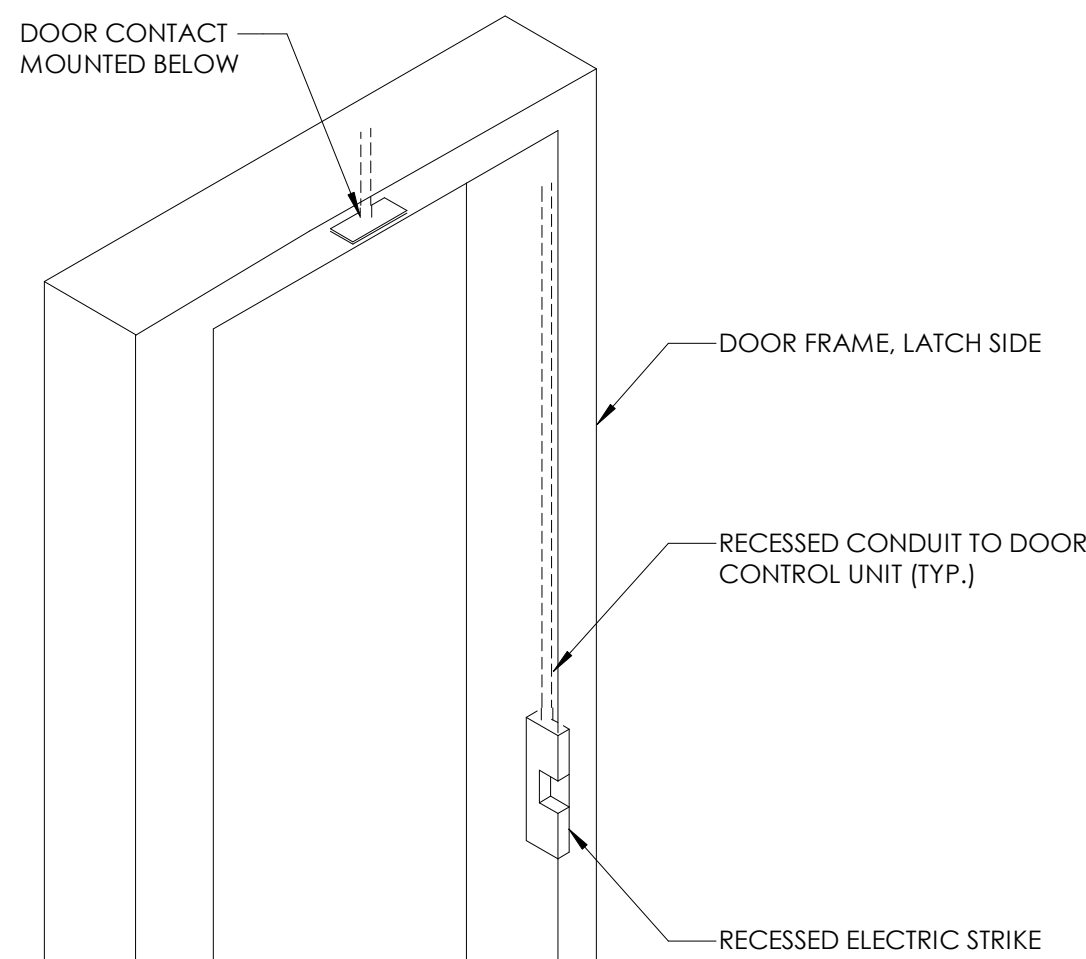
5 JAMB DETAIL - BRICK
1 1/2" = 1'-0"



6 JAMB DETAIL - CMU
1 1/2" = 1'-0"



7 HEAD DETAIL - NEW CMU
1 1/2" = 1'-0"



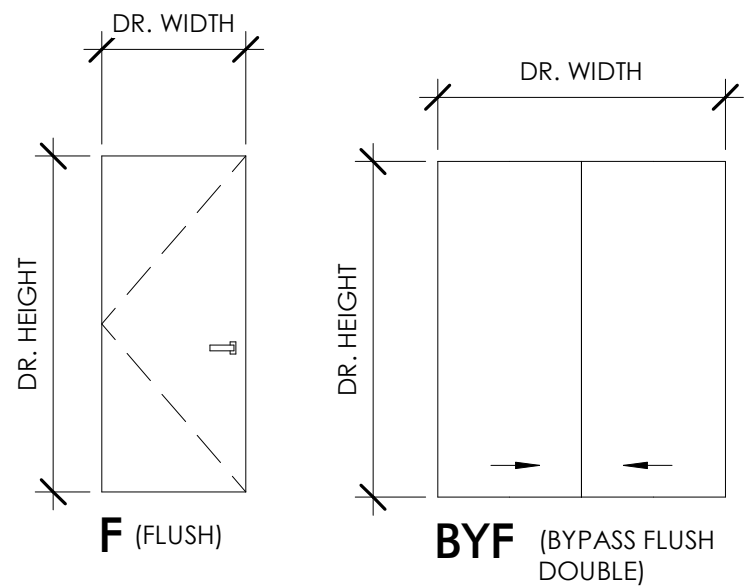
8 DOOR ACCESS CONTROL INSTALL
12" = 1'-0"

ABBREVIATIONS

WOOD - WOOD VENEER ON SOLID CORE WOOD DOOR
H.M. - HOLLOW METAL
PT - INTERIOR PAINT SYSTEM
EXIST - EXISTING
ALUM - ALUMINUM
FS - ROLLING FIRE SHUTTER
SCD - SOLID CORE DOOR
AE - AUTOMATIC ENTRY DOORS
WD - WOOD VENEER

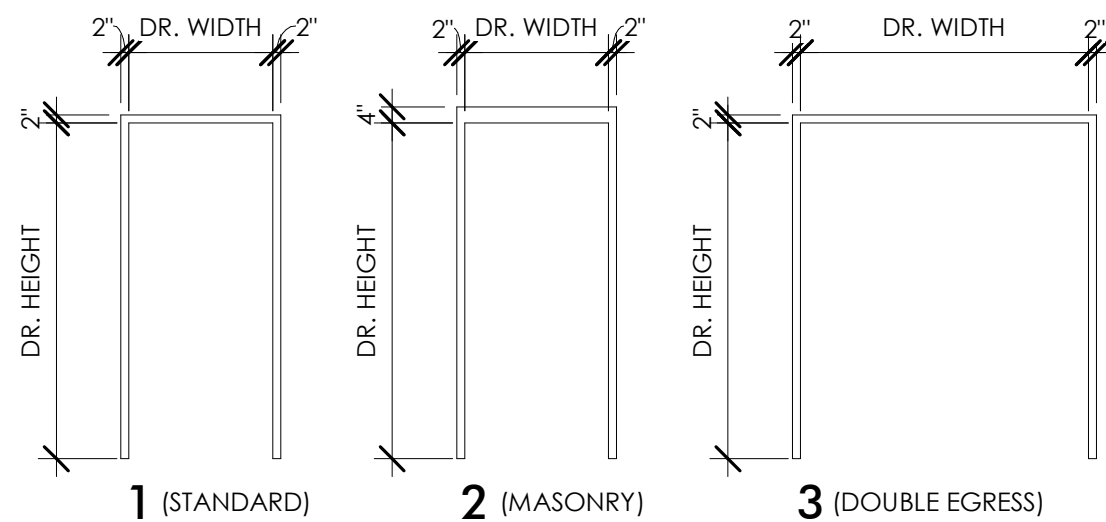
GENERAL NOTES

- REFER TO DOOR SCHEDULE FOR HEIGHTS, WIDTHS AND GLAZING TYPES.
- ALL HARDWARE TO BE ADA COMPLIANT LEVER HARDWARE.
- ALL EXTERIOR AND RATED DOORS ARE TO HAVE ADA COMPLIANT SILLS WITH MAX THRESHOLDS OF 1/2"
- FINAL HARDWARE SELECTION TO BE BY OWNER**



DOOR TYPES

NOTE: REFER TO DOOR SCHEDULE FOR HEIGHTS / WIDTHS AND GLAZING TYPE



FRAME TYPES

NOTE: REFER TO DOOR SCHEDULE FOR HEAD, JAMB, AND SILL DETAILS

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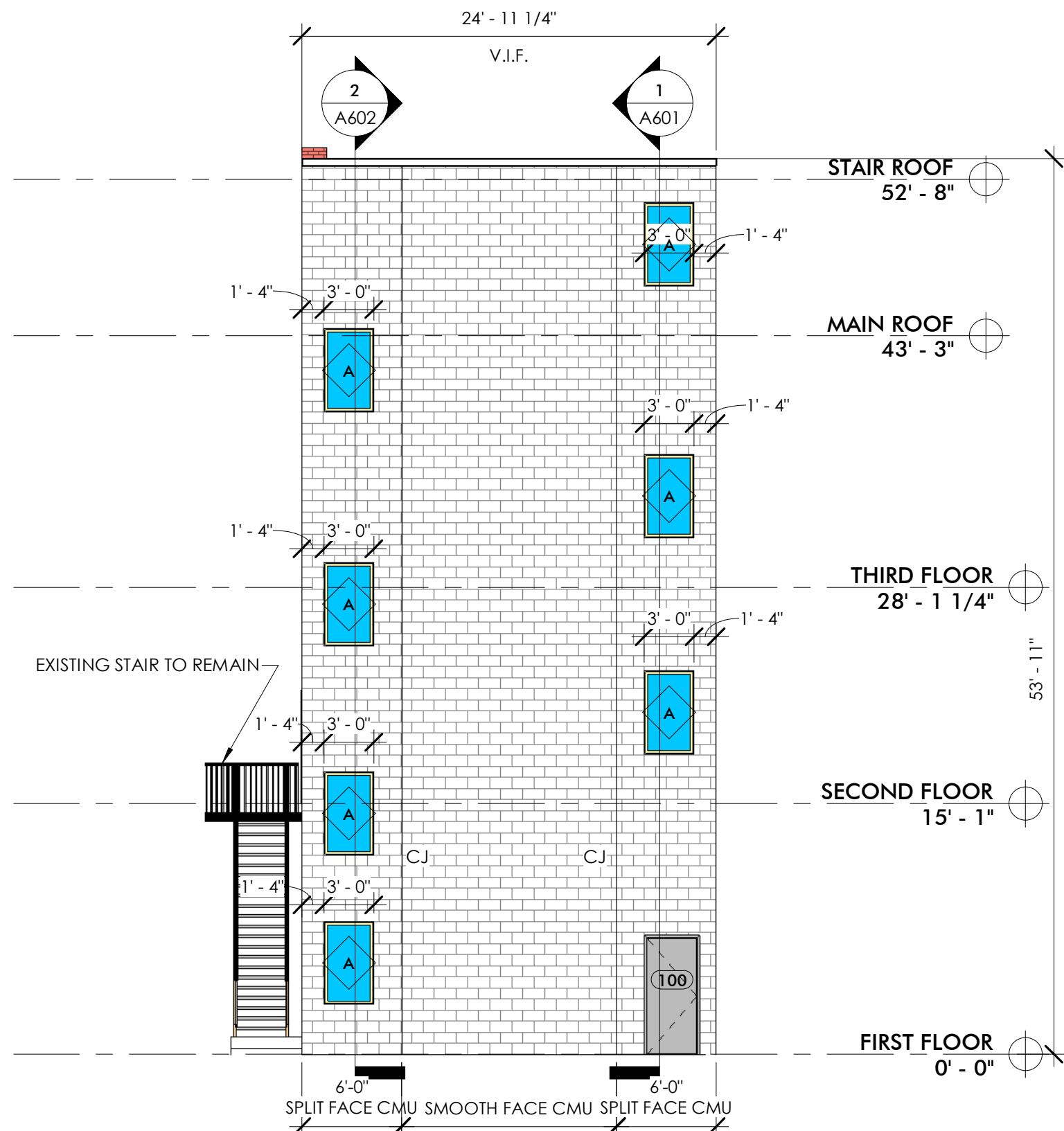
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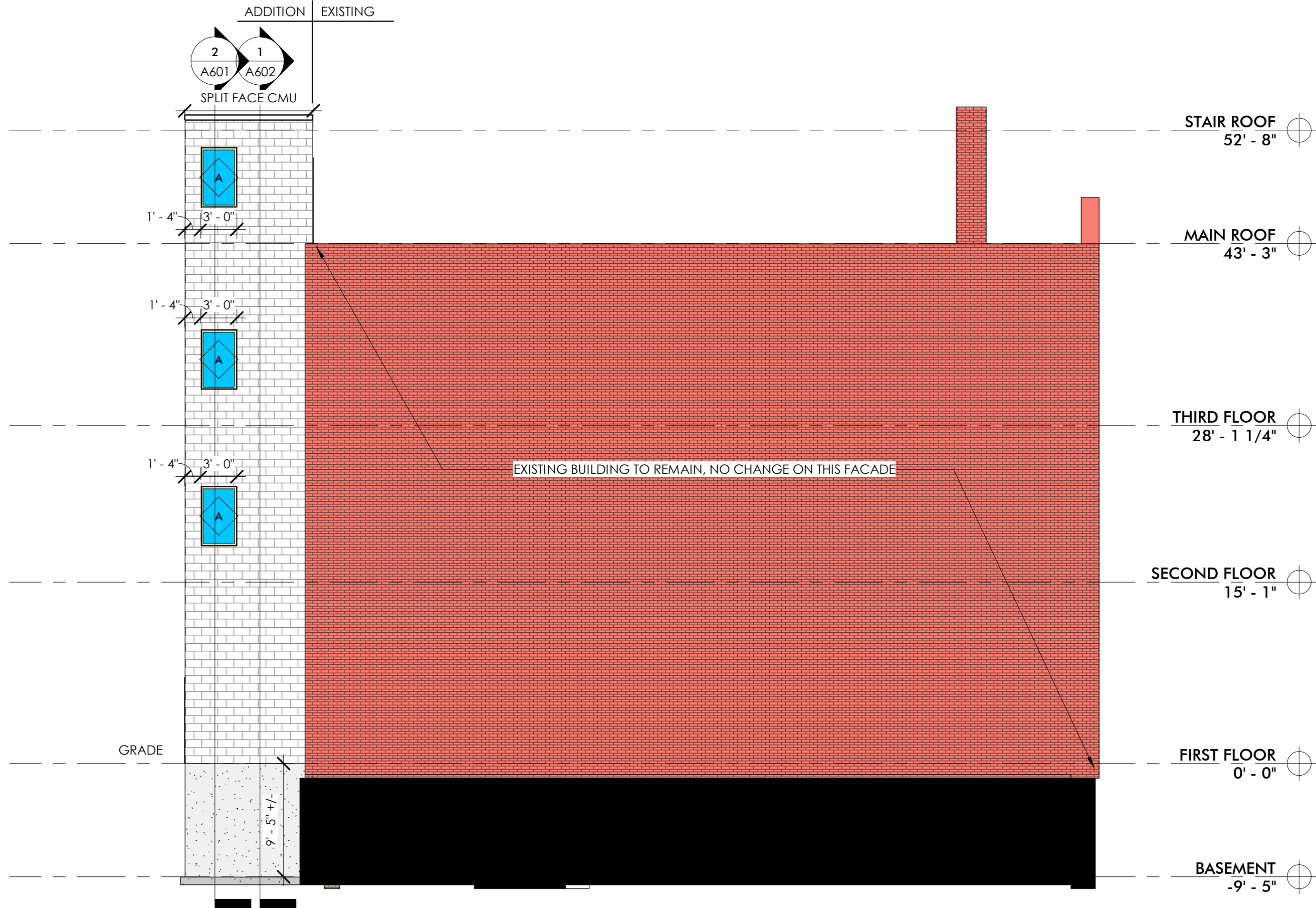
PROJECT NUMBER
2023.171

DOOR & WINDOW SCHEDULE AND DETAILS

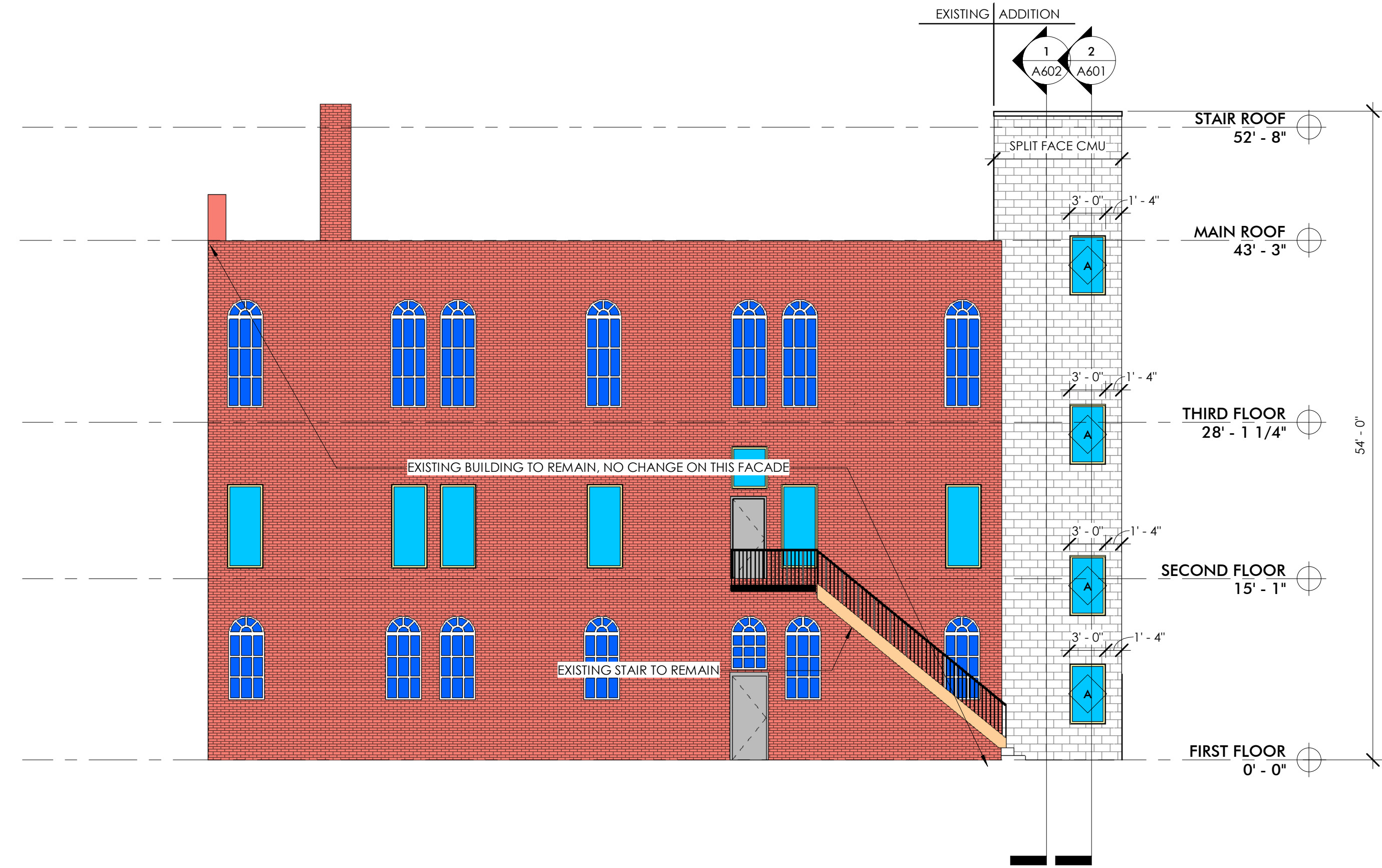
A400



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



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

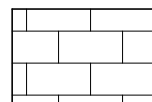
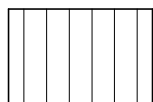
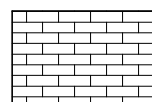
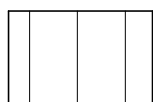
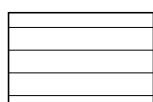
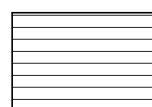


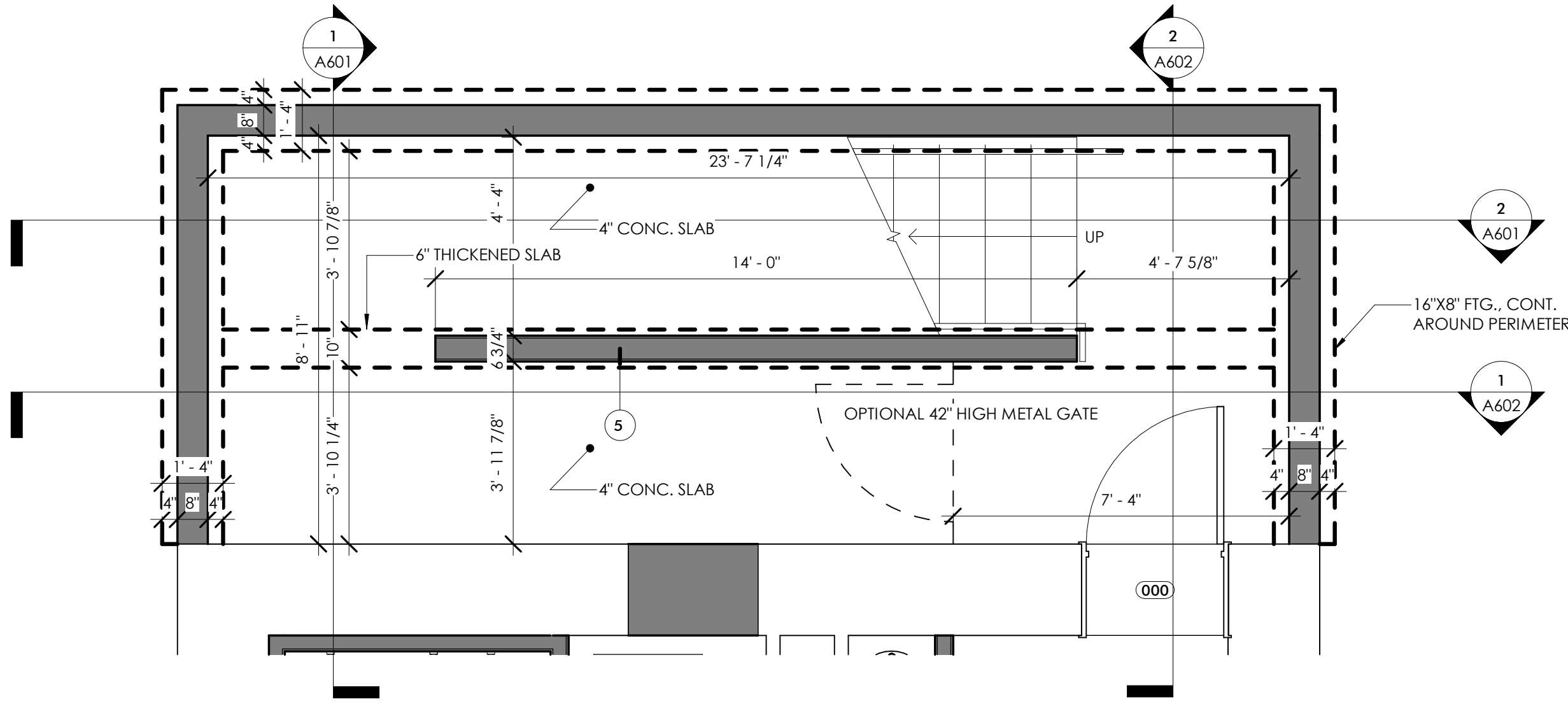
2 EAST ELEVATION
1/8" = 1'-0"

GENERAL NOTES

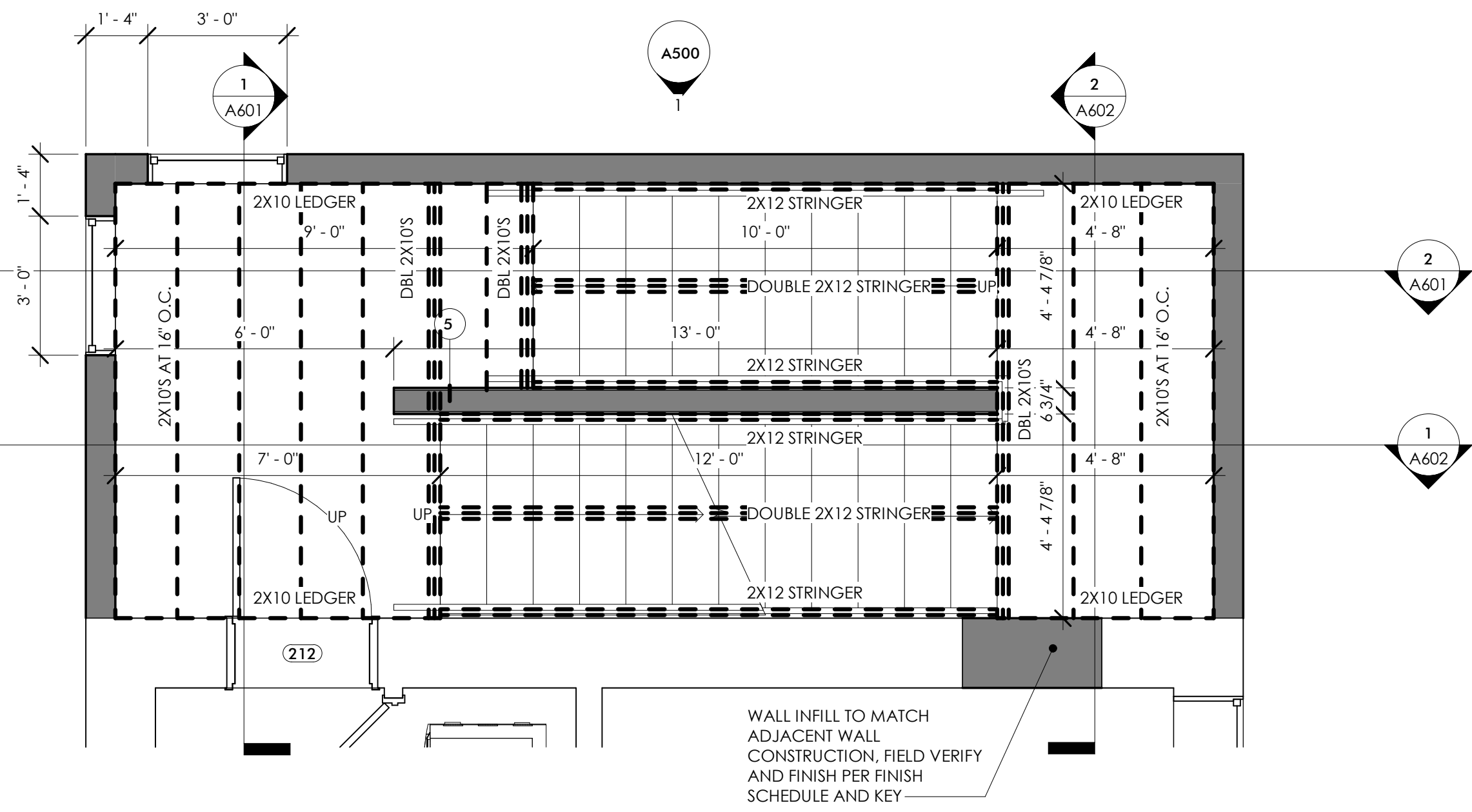
- REFER TO MATERIAL LEGEND FOR EXTERIOR FINISH PANEL TYPES AND COLOR.
- REFER TO MATERIAL LEGEND FOR ROOF TYPES AND COLOR.
- ALL GLAZING SHALL BE LOW-E GLASS. TINT TO BE RECOMMENDED BY MANUFACTURER.
- ALL FINISH MATERIALS TO BE VERIFIED WITH OWNER AND ARCHITECT PRIOR TO CONSTRUCTION. ALL SUBSTITUTIONS NEED TO BE APPROVED IN WRITING.

EXTERIOR ELEVATION SYMBOL LEGEND

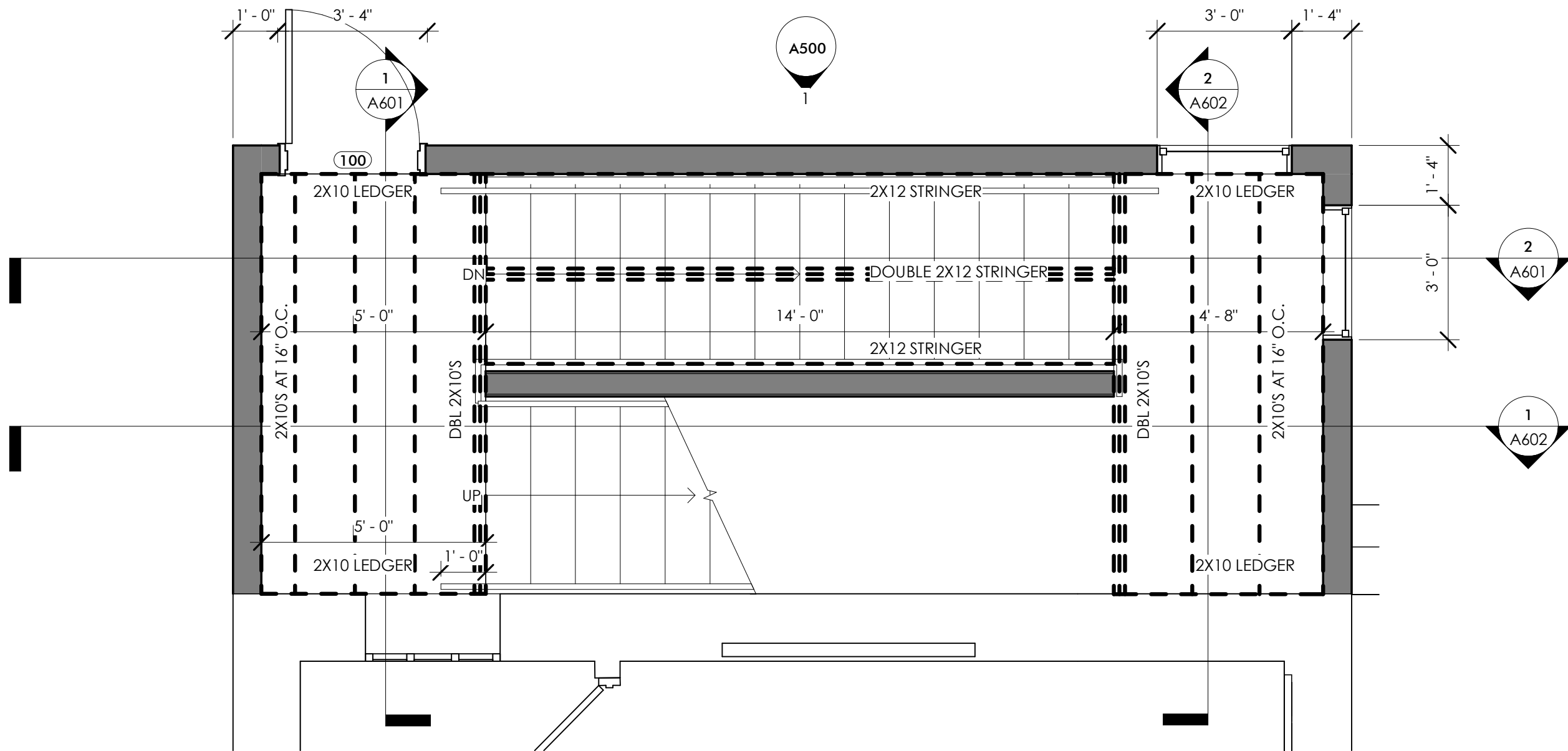
	CMU		METAL ROOFING
	BRICK		ASPHALT ROOFING
	STONE		KNOT WOOD
	SIDING / METAL SIDING		



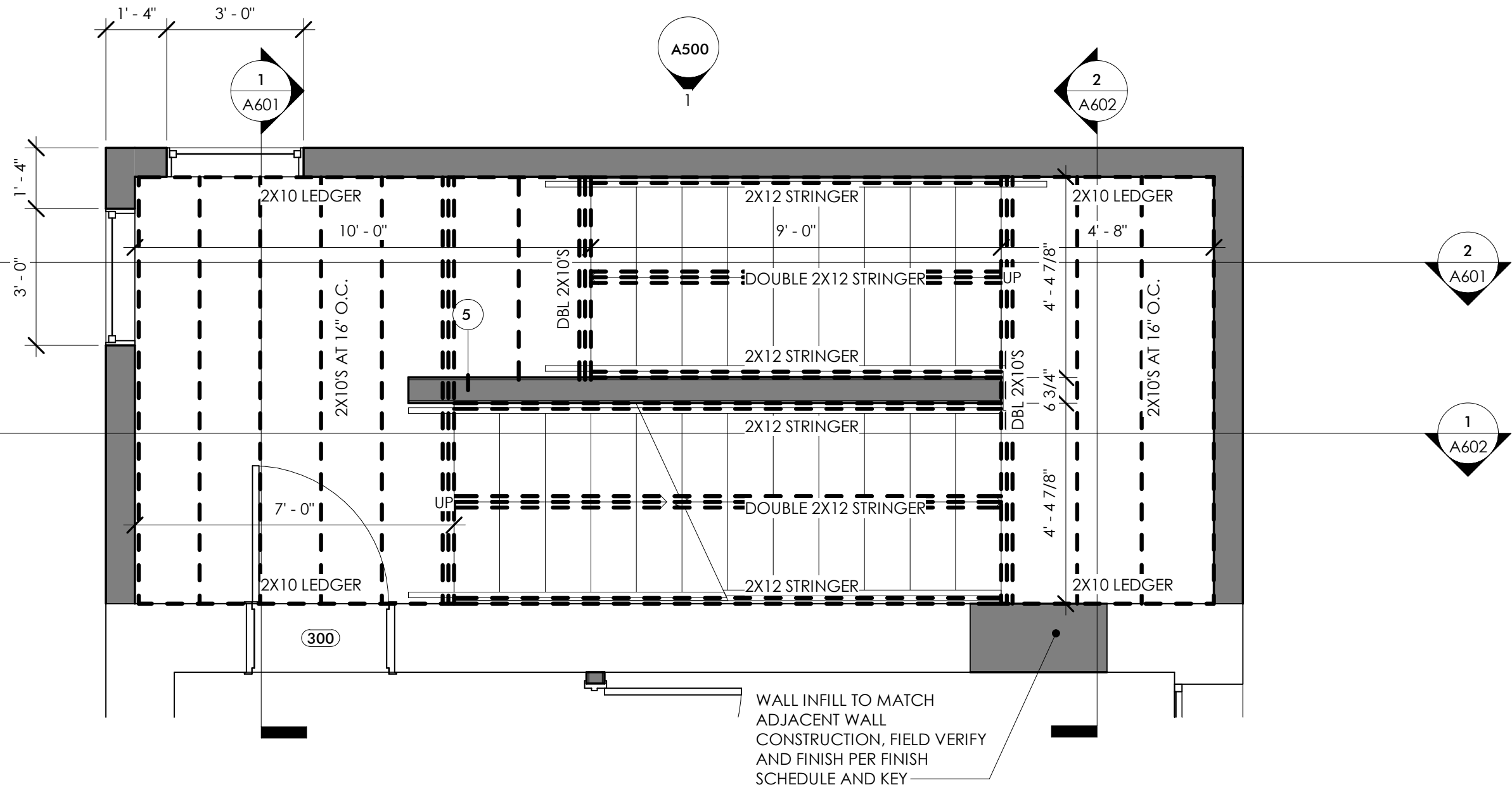
1 BASEMENT STAIR PLAN
3/8" = 1'-0"



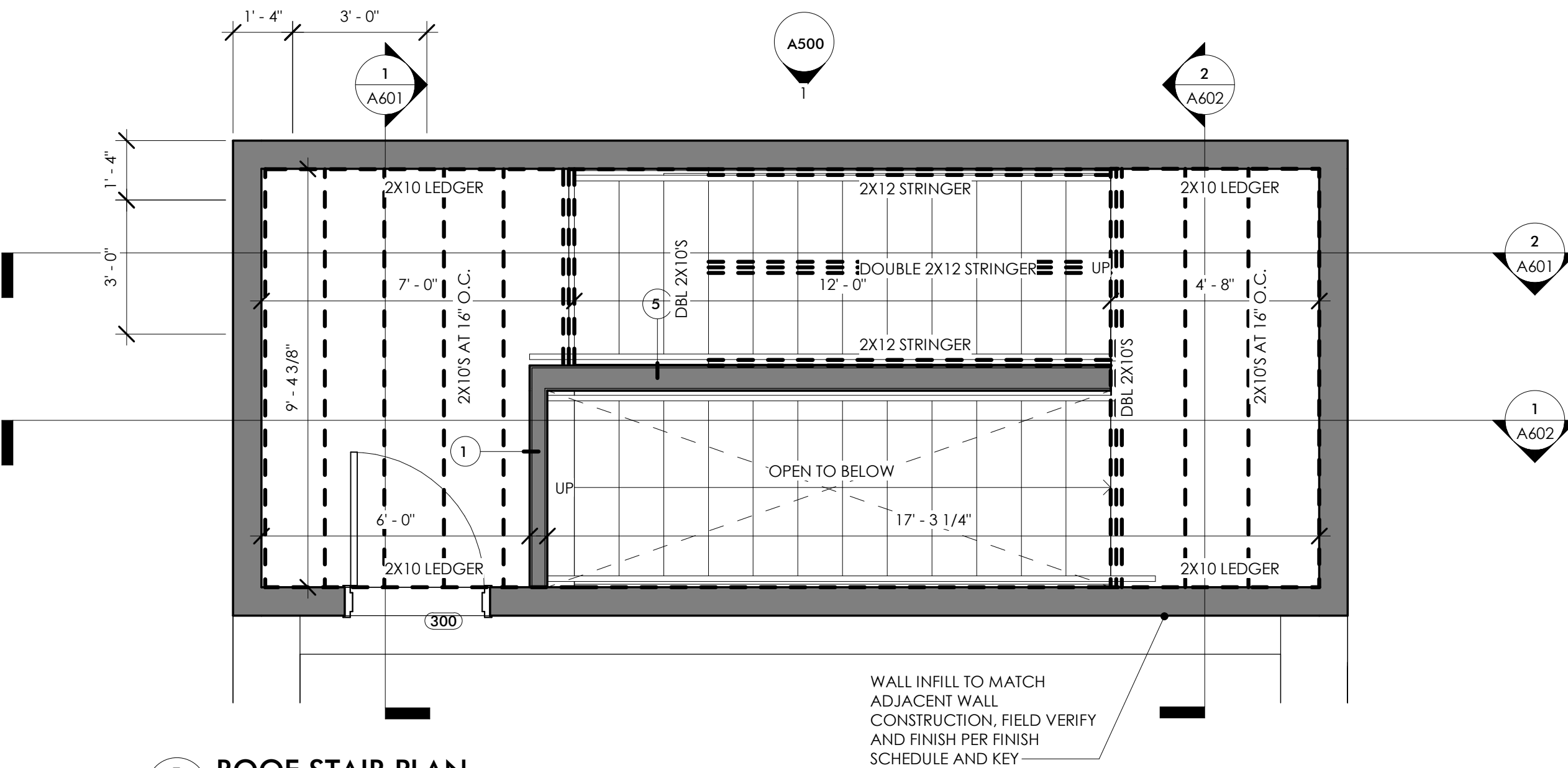
3 SECOND FLOOR AREA PLAN
3/8" = 1'-0"



2 FIRST FLOOR STAIR PLAN
3/8" = 1'-0"

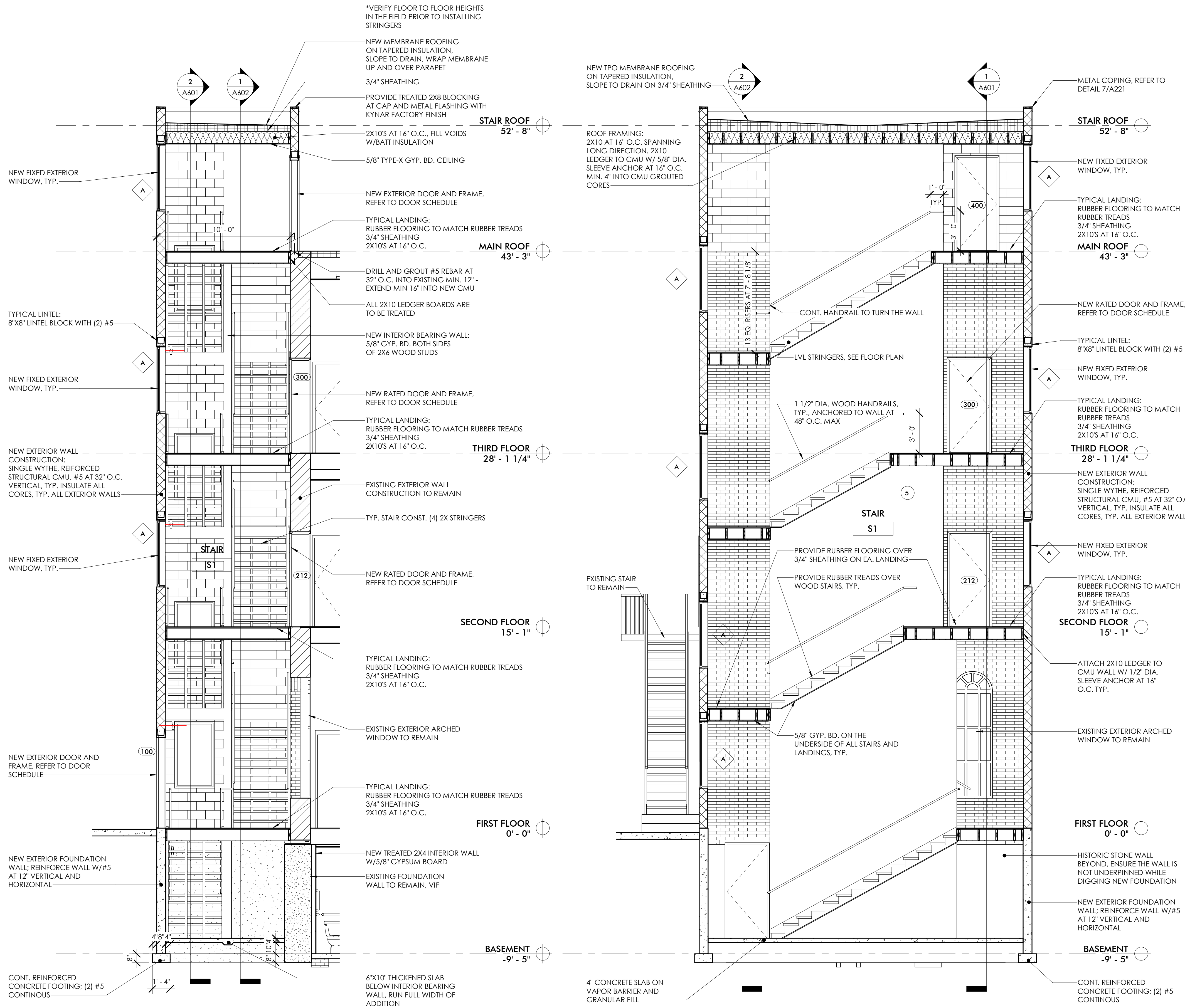


4 THIRD FLOOR STAIR PLAN
3/8" = 1'-0"



5 ROOF STAIR PLAN
3/8" = 1'-0"

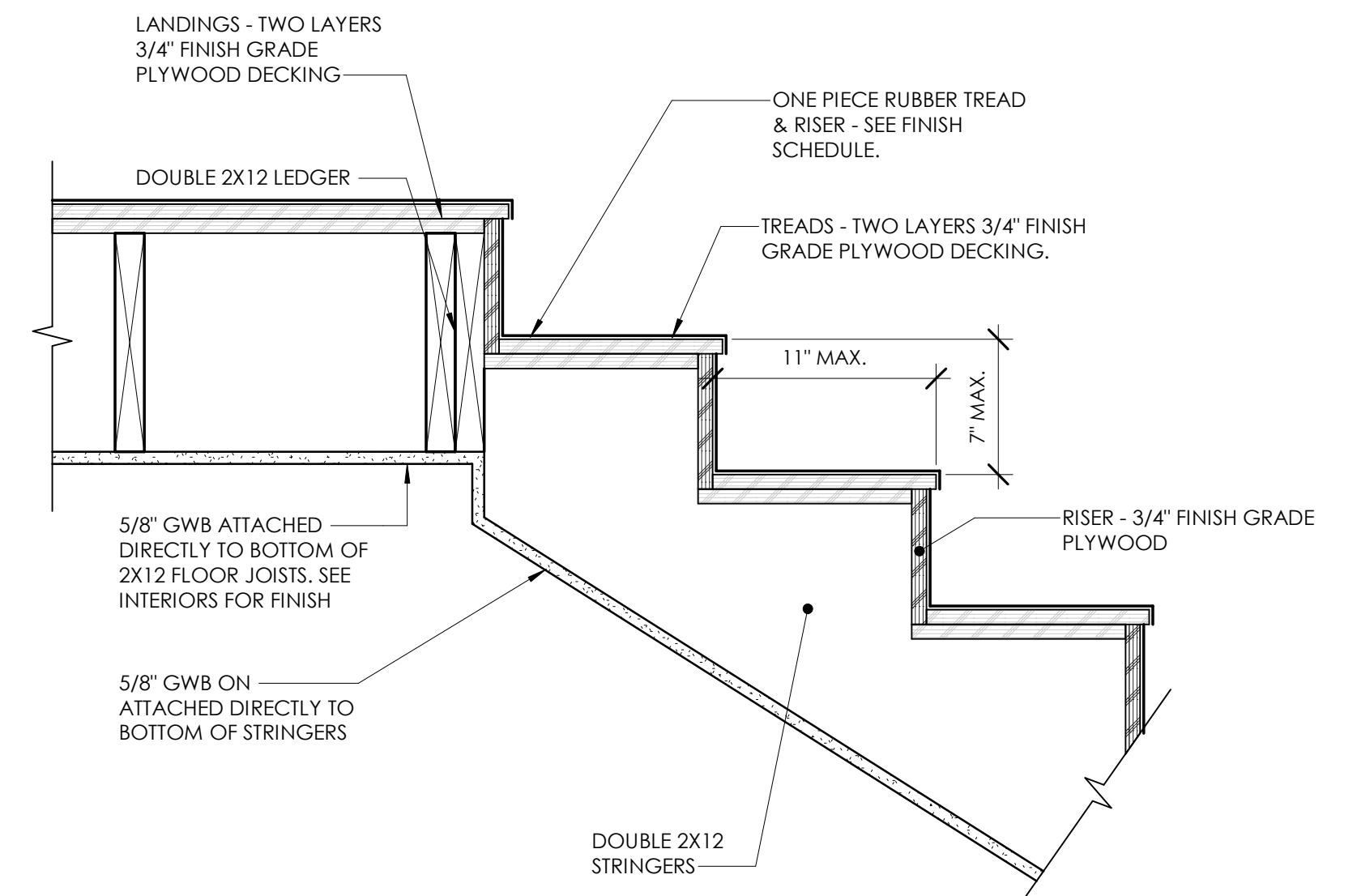
- SOILS
- FOUNDATIONS HAVE BEEN DESIGNED TO BEAR ON SOIL WITH A MINIMUM ALLOWABLE BEARING OF 2,000 PSF. THE CONTRACTOR SHALL ENGAGE THE SERVICES OF A QUALIFIED GEO-TECHNICAL ENGINEER TO TEST SOILS FOR REQUIRED BEARING PRESSURE AND COMPACTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY UNDESIRABLE SOIL CONDITIONS ARE ENCOUNTERED. FOLLOW ALL RECOMMENDATIONS OF THE SOIL REPORT.
 - CAST IN PLACE CONCRETE AND RELATED WORK SHALL BE MIXED, PLACED, AND CURED IN ACCORDANCE WITH THE BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE, ACI 318 AND ACI 301, LATEST EDITIONS. THE CONTRACTOR SHALL MAKE PROVISIONS FOR COLD AND HOT WEATHER CONCRETING PER THE REQUIREMENTS OF ACI 305 AND 306, LATEST EDITIONS.
 - CONCRETE FOR FOOTINGS, WALLS, AND FLOOR SLABS SHALL DEVELOP AN ULTIMATE COMPRESSIVE STRENGTH OF 4,000 PSI AT 28 DAYS, WITH A MAXIMUM SLUMP OF 3A AT THE TIME OF PLACEMENT. AIR-ENTRAINED CONCRETE ON ALL EXPOSED SURFACES 6% +/- 1 1/2%.
 - REINFORCING SHALL BE 60,000 PSI PER ASTM A615.
 - WELDED WIRE FABRIC SHALL BE FLAT SHEETS CONFORMING TO ASTM A185.
 - CONCRETE COVER FOR REINFORCING BARS SHALL CONFORM TO THE MINIMUM (1 1/2" MINIMUM REQUIRED) REQUIREMENTS FOUND IN ACI 318, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
 - FABRICATION OF REINFORCING STEEL SHALL BE IN ACCORDANCE WITH THE ACI DETAILING MANUAL, ACI 315, LATEST EDITION.
 - CONSTRUCTION JOINTS IN LOCATIONS OTHER THAN INDICATED ON DRAWINGS REQUIRE APPROVAL OF ARCHITECT OR ENGINEER.
 - CONCRETE CONTRACTOR SHALL OBTAIN A RELEASE FROM THE MECHANICAL AND ELECTRICAL CONTRACTORS PRIOR TO PLACING ANY CONCRETE.
 - LAP SPLICES SHALL BE CLASS B TYPE SPLICES IN ACCORDANCE WITH ACI 318 FOR THE RESPECTIVE STEEL GRADE AND ULTIMATE CONCRETE STRENGTH, UNLESS OTHERWISE NOTED.
 - THE CONTRACTOR SHALL PROVIDE THRU-WALL SLEEVES FOR ALL REQUIRED MECHANICAL, AND ELECTRICAL PIPING AND CONDUIT.
 - FRESHLY PLACED CONCRETE SHALL BE PROTECTED FROM PREMATURE DRYING AND EXCESSIVELY HOT AND COLD TEMPERATURES AS REQUIRED IN THE ACI SPECIFICATION.
 - PROVIDE SMOOTH HARD STEEL TROWEL FINISH ON ALL CONCRETE SURFACES.
 - PROVIDE FOR A MINIMUM OF THREE (3) TEST CYLINDERS FOR EACH POUR, EACH DAY. STORE PROPERLY AND ARRANGE FOR AN OWNER APPROVED TESTING AGENCY TO PICK UP AND TEST. TEST CYLINDERS SHALL BE CURED AND TESTED PER THE REQUIREMENTS OF ACI-318, SECTION 5.6.
 - GROUT - PROVIDE NON-SHRINK, NON-METALLIC GROUT WHERE SPECIFIED ON DRAWINGS.
 - PROVIDE TO THE ARCHITECT/ENGINEER ONE SET OF PRINTS AND ONE REPRODUCIBLE PRINT FOR ALL REINFORCING AND PLACEMENT SHOP DRAWINGS FOR REVIEW AND APPROVAL OF DESIGN COMPLIANCE.



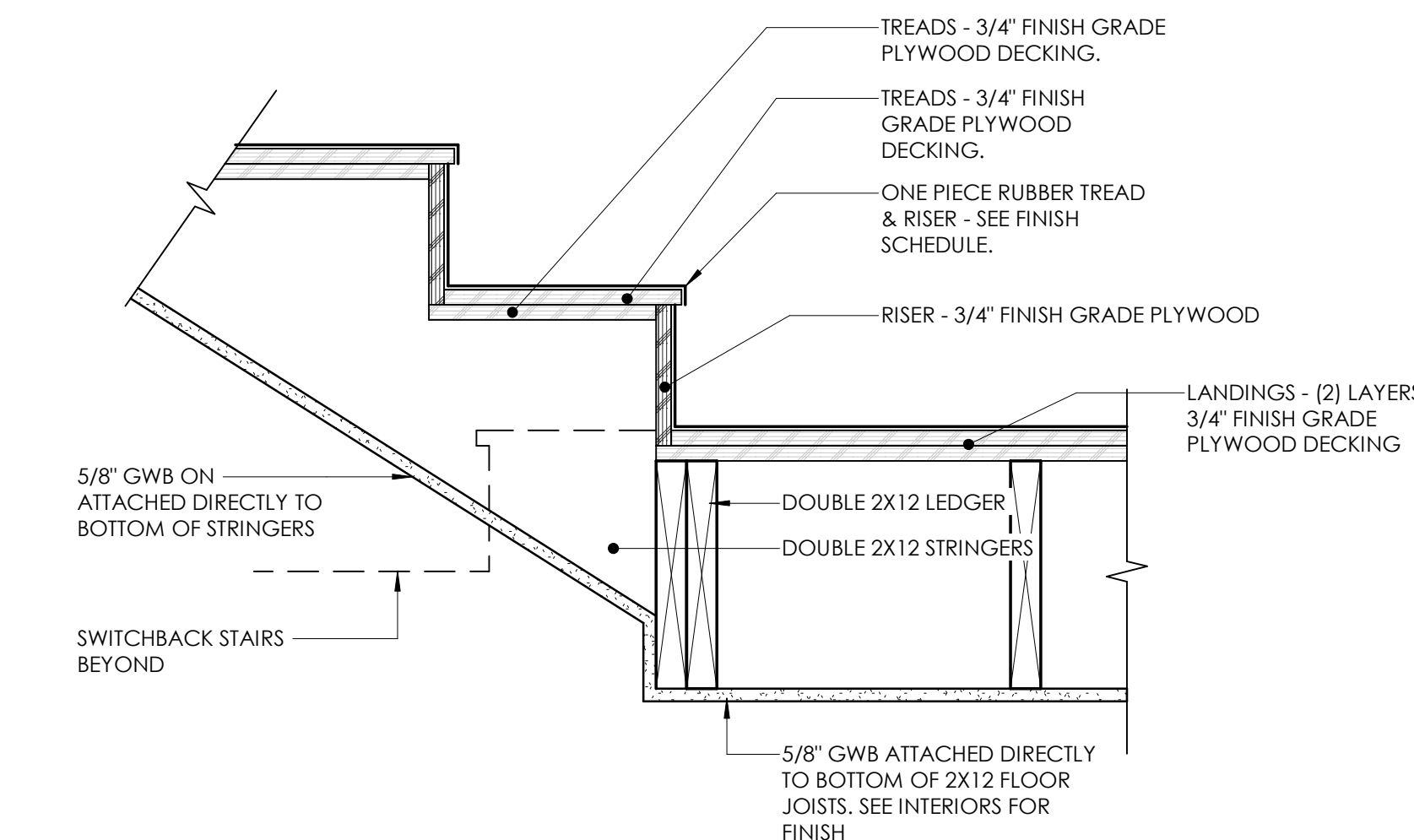
1 STAIR SECTION N-S
1/4" = 1'-0"

2 STAIR SECTION E-W
1/4" = 1'-0"

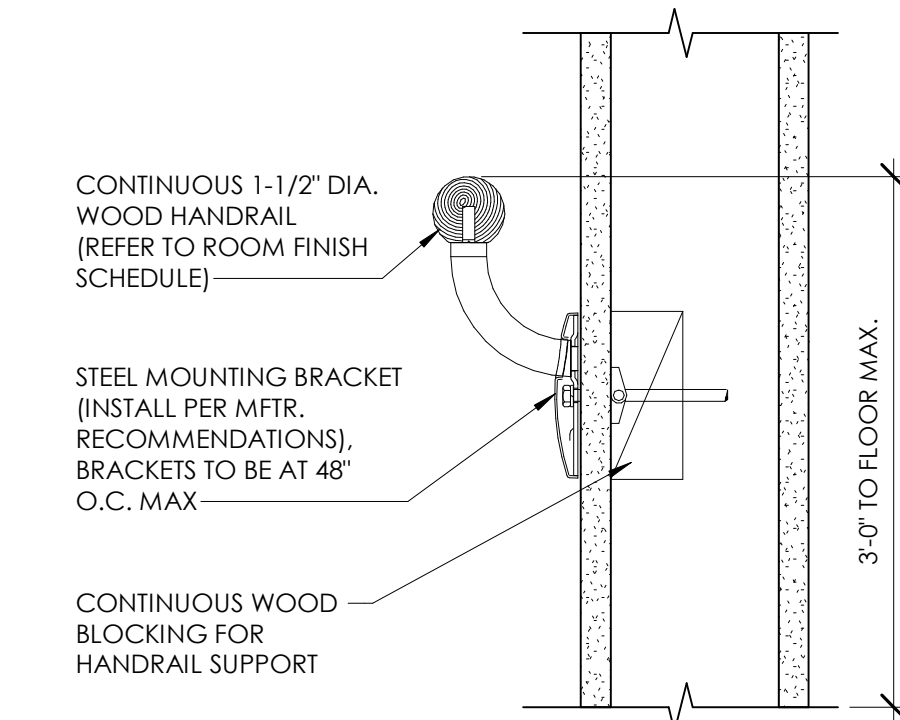
3 HANDRAIL DETAIL1
3" = 1'-0"



5 TOP OF STAIR DETAIL - WOOD - RUBBER STAIR
1 1/2" = 1'-0"



4 BOTTOM OF STAIR DETAIL - WOOD - RUBBER STAIR
1 1/2" = 1'-0"



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PROJECT NAME
117 EAST MICHIGAN AVE
PROJECT ADDRESS
117 E MICHIGAN AVE, MARSHALL, MI
CLIENT
117 W MICHIGAN LLC

ISSUE
CONSTRUCTION DOCUMENTS

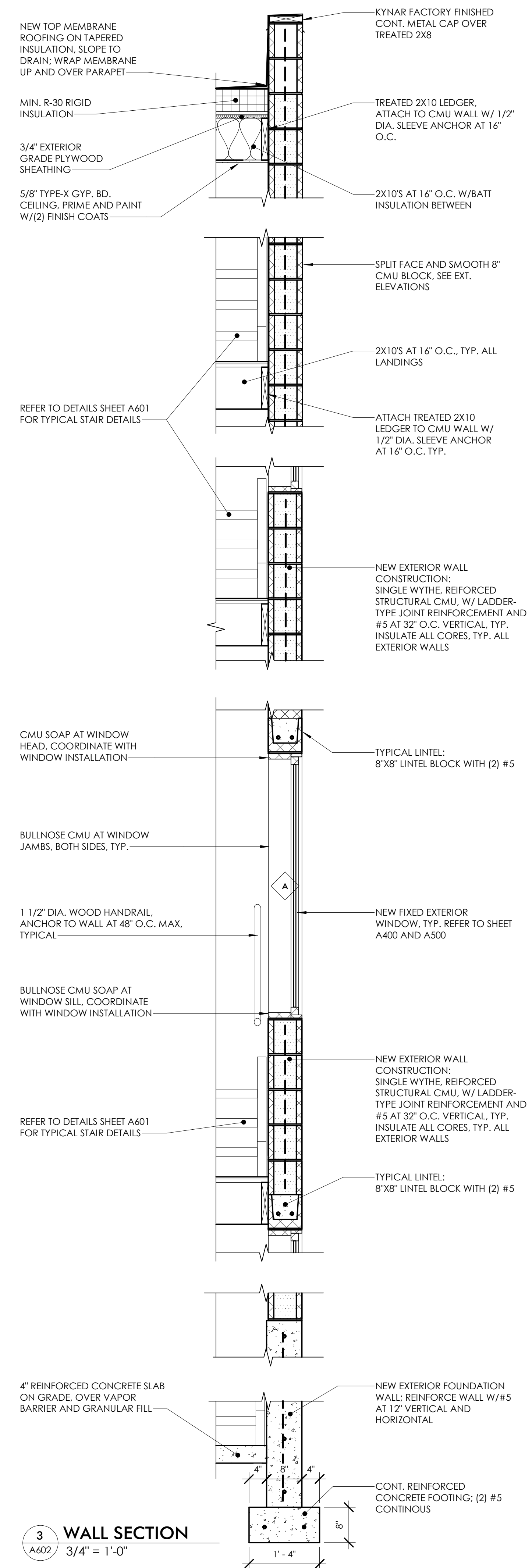
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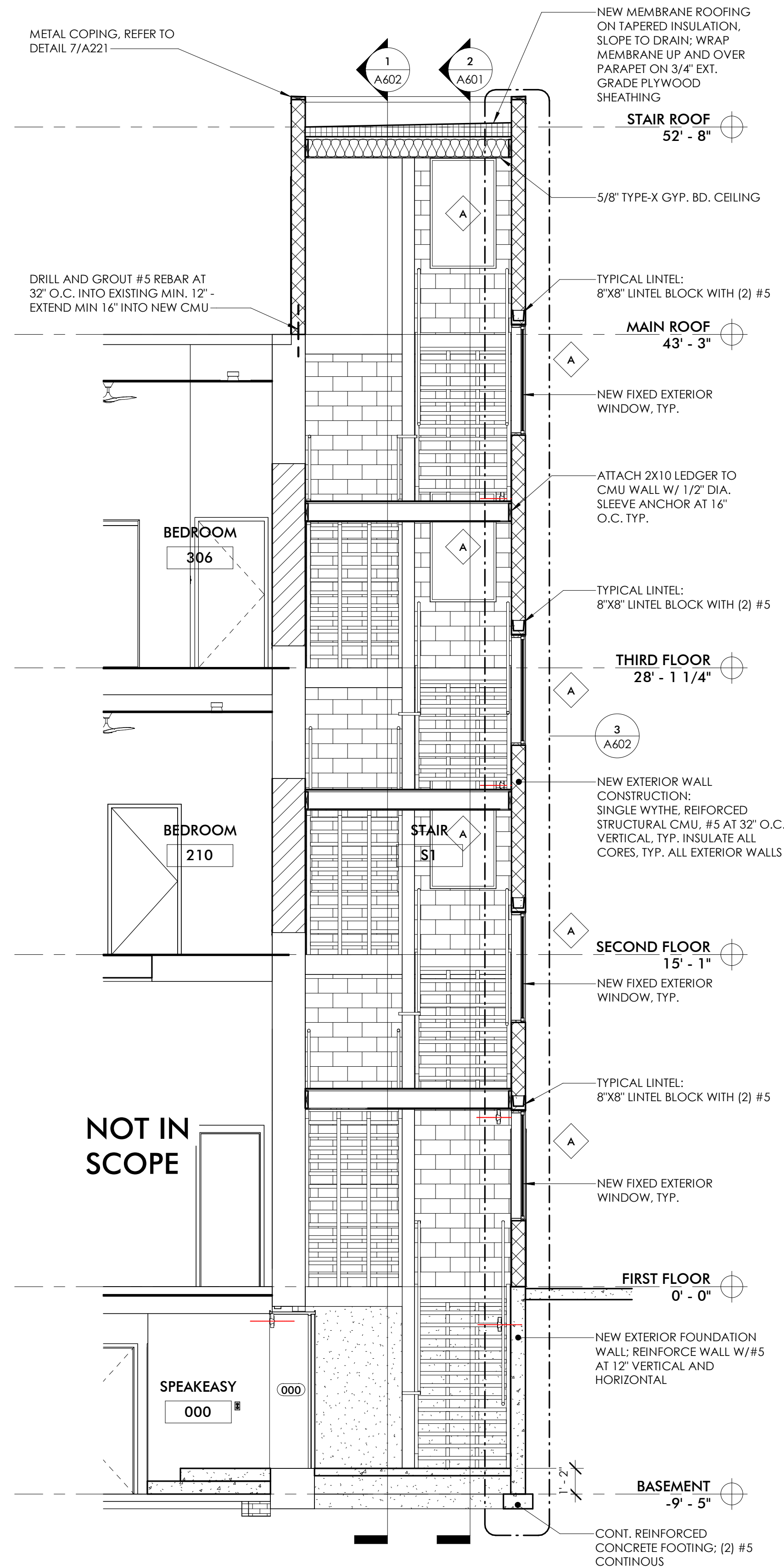
PROJECT NUMBER
2023.171

STAIRWELL SECTIONS

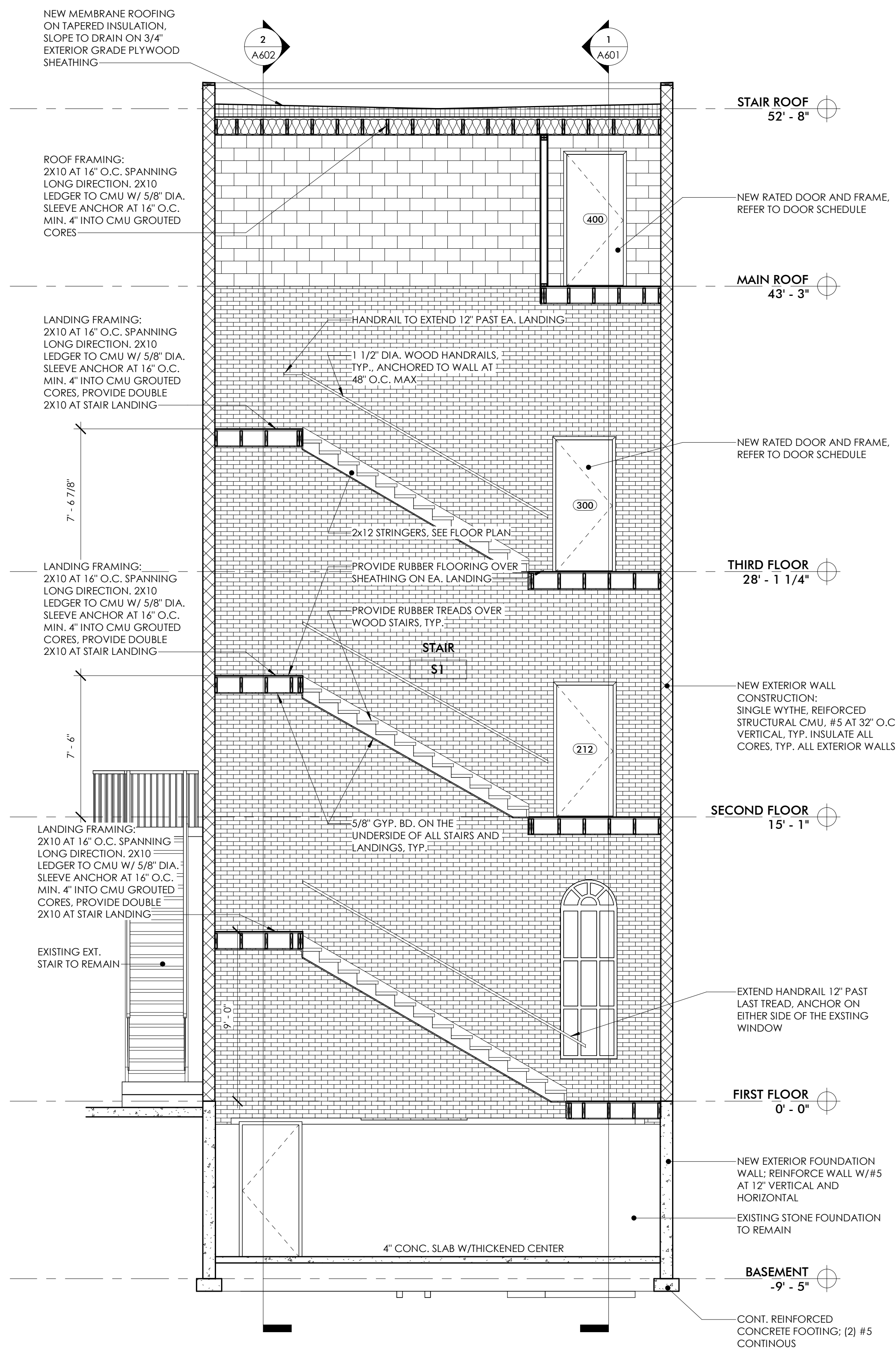
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3 WALL SECTION
1/4" = 1'-0"



2 STAIR SECTION N-S1
1/4" = 1'-0"

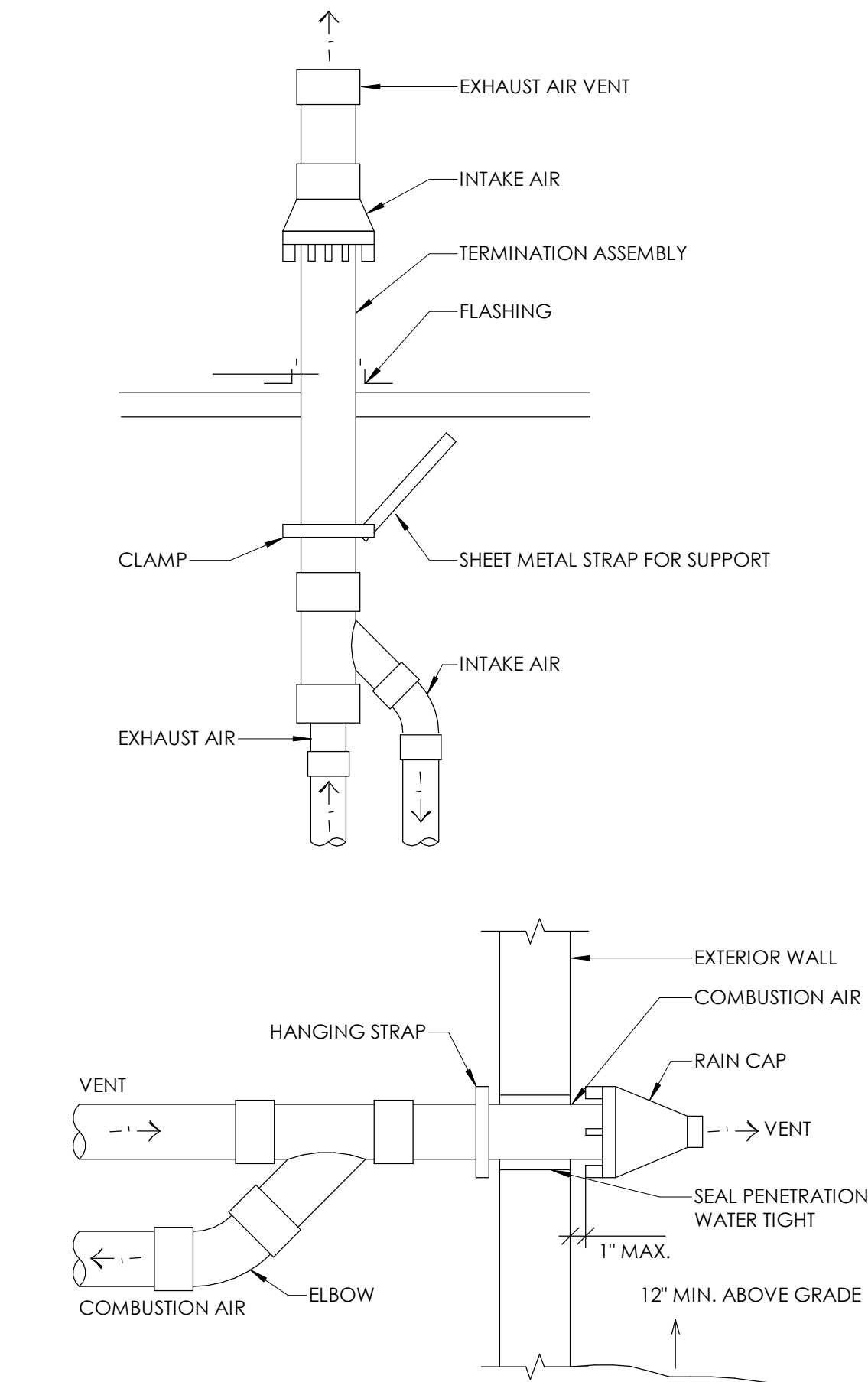


1 STAIR SECTION E-W1
1/4" = 1'-0"

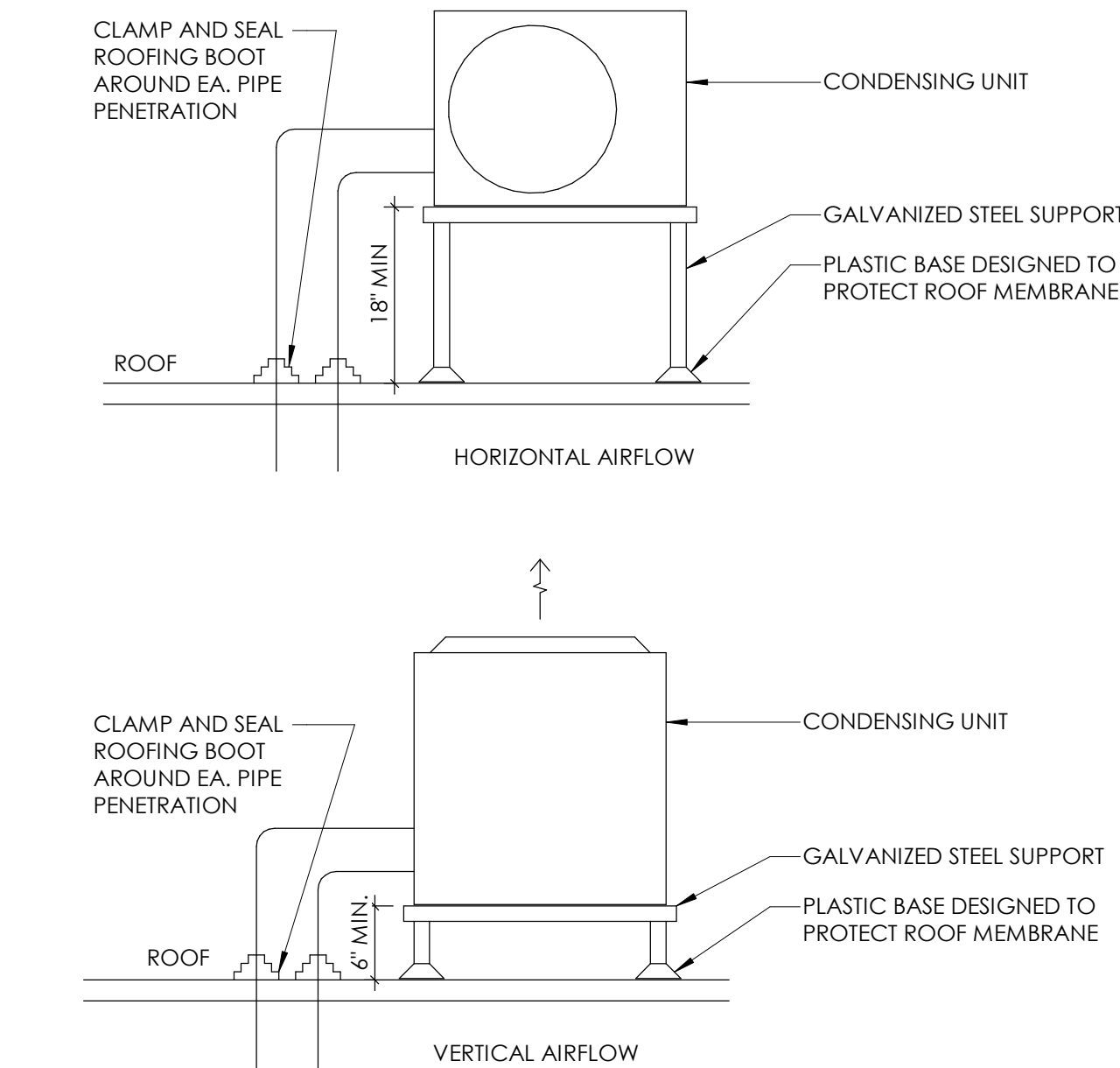
MECHANICAL SPECIFICATIONS AND GENERAL REQUIREMENTS

- IT IS UNDERSTOOD AND AGREED BY THE INSTALLER THAT WORK HEREIN DESCRIBED SHALL BE COMPLETE IN EVERY DETAIL, EVEN THOUGH EVERY ITEM INVOLVED IS NOT PARTICULARLY MENTIONED. INSTALLER SHALL BE HELD TO PROVIDE ALL LABOR AND MATERIALS NECESSARY FOR THE WORK INTENDED AND DESCRIBED FOR A COMPLETE AND OPERATIONAL SYSTEM. SUCH MATERIALS SHALL INCLUDE PIPING, VALVES, TRAPS, GAUGES, CONTROLS, ETC. THIS ALSO INCLUDES EQUIPMENT REQUIRED BY STATE AND LOCAL CODES.
- ALL WORK AND EQUIPMENT PROVIDED AND PERFORMED ON THIS PROJECT SHALL COMPLY WITH ALL APPLICABLE LAWS, CODES, ETC OF ANY AND ALL AUTHORITIES HAVING JURISDICTION INCLUDING, BUT NOT LIMITED TO: MICHIGAN MECHANICAL CODE - 2015, MICHIGAN PLUMBING CODE - 2015, MICHIGAN BUILDING CODE - 2015, MICHIGAN UNIFORM ENERGY CODE (ASHRAE 90.1-2013), THE LOCAL FIRE MARSHAL, UNDERWRITERS LABORATORIES, IRI, FM, NATIONAL ELECTRICAL CODE, LOCAL HEALTH DEPARTMENT, OSHA, MICHIGAN, AND MODIFICATIONS REQUIRED BY ANY OF THE ABOVE SHALL BE MADE AT NO ADDITIONAL COST TO THE OWNER. WHERE THE CONTRACT DOCUMENTS EXCEED THE CODE REQUIREMENTS, THE CONTRACT DOCUMENTS SHALL BE FOLLOWED. DEVIATIONS FROM THE CONTRACT DOCUMENTS SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW BEFORE INSTALLATION.
- CONTRACTOR SHALL OBTAIN ALL PERMITS AND PAY ALL FEES AS REQUIRED BY THE LOCAL AUTHORITY HAVING JURISDICTION.
- JOBSITE SAFETY IS THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL HAVE ON SITE A QUALIFIED FOREMAN OVERSEEING ALL ASPECTS OF THE CONSTRUCTION. THE ARCHITECT AND ENGINEER ARE NOT RESPONSIBLE FOR JOBSITE SAFETY.
- ANY HOISTS, LIFTS, OR SPECIAL EQUIPMENT REQUIRED TO SAFELY COMPLETE THE PROJECT SHALL BE PROVIDED BY THE CONTRACTOR UNLESS SPECIFICALLY NOTED ON THE DRAWINGS.
- THE BID SHALL INCLUDE ALL LABOR AND MATERIALS ESSENTIAL TO PROVIDE A COMPLETE AND FUNCTIONING SYSTEM AS DESCRIBED IN THE CONTRACT DOCUMENTS. EVEN THOUGH EVERY ITEM INVOLVED IS NOT PARTICULARLY MENTIONED, SUCH MATERIALS SHALL INCLUDE PIPING, VALVES, TRAPS, GAUGES, CONTROLS, ETC. THIS ALSO INCLUDES EQUIPMENT REQUIRED BY STATE AND LOCAL CODES. IN CASES OF DOUBT AS TO WORK INTENDED THE CONTRACTOR SHALL REQUEST SUPPLEMENTARY INFORMATION AT LEAST FIVE(5) DAYS PRIOR TO BIDDING. ONCE CONTRACT IS AWARDED ANY DISPUTES AS TO THE INTENT OF THE DESIGN SHALL BE RESOLVED AS DIRECTED BY THE ENGINEER AND NO ADDITIONAL COST TO THE OWNER.
- CONTRACTOR IS RESPONSIBLE TO COORDINATE ALL EQUIPMENT AND MATERIALS WITH ALL OTHER TRADES.
- CONTRACTOR SHALL NOT PROCEED WITH ANY WORK FOR WHICH ADDITIONAL COMPENSATION IS EXPECTED WITHOUT A WRITTEN CHANGE-ORDER SIGNED BY THE ENGINEER. ADDITIONAL COMPENSATION WILL NOT BE GIVEN WITHOUT A SIGNED, WRITTEN, CHANGE-ORDER. CHANGE-ORDER FORMS MAY BE REQUESTED FROM THE ENGINEER OR CONTRACTOR MAY USE THEIR OWN FORM. CHANGE-ORDER MUST INCLUDE DESCRIPTION OF CHANGE, REASON FOR CHANGE, AND COST BREAKDOWN SHOWING ITEMIZED MATERIAL COSTS, LABOR TIME AND RATE AND SEPARATELY LISTED OH&P. OH&P FOR CHANGE ORDERS SHALL NOT EXCEED 10%.
- A SET OF AS-BUILT DOCUMENTS SHALL BE KEPT ON THE JOB SITE, ACCESSIBLE TO ALL TRADES. CONTRACTOR SHALL MAINTAIN THE AS-BUILT DRAWINGS DAILY INDICATING ANY DEVIATIONS FROM THE CONTRACT DOCUMENTS. CONTRACTOR SHALL MAINTAIN COMMUNICATION WITH ALL OTHER TRADES AND REVIEW AS-BUILT DOCUMENTS OF ALL TRADES ON A REGULAR BASIS. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH ALL TRADES DURING CONSTRUCTION AND FOR NOTIFYING THE ENGINEER OF ANY CHANGES THAT WILL NEED TO BE MADE AS SOON AS THEY ARE IDENTIFIED.
- ALL PRODUCTS AND MATERIALS USED SHALL BE NEW AND "BEST OF ITS KIND." PRODUCTS AND MATERIALS SHALL BE PROTECTED FROM CONSTRUCTION AND WEATHER DAMAGE. CONTRACTOR SHALL NOT INSTALL ANY COMPONENT THAT IS DAMAGED, DIRTY, OR SHOWS ANY SIGNS OF CORROSION.
- THE CONTRACTOR IS RESPONSIBLE, AT HIS OWN COST, FOR WAREHOUSING OF MATERIAL AND EQUIPMENT TO BE INSTALLED ON THIS PROJECT. COORDINATE WITH THE BUILDING OWNER AND/OR GENERAL CONTRACTOR FOR SPACE AVAILABLE ON THE JOB SITE FOR MATERIAL STORAGE.
- SHOP DRAWINGS SHALL BE SUBMITTED FOR THE ITEMS LISTED BELOW WITHIN 2 WEEKS OF AWARD OF CONTRACT AND A MINIMUM OF 2 WEEKS PRIOR TO INSTALLATION. CONTRACTOR SHALL NOT ORDER EQUIPMENT UNTIL SHOP DRAWINGS HAVE BEEN PROCESSED BY THE ENGINEER. SHOP DRAWINGS SHALL BE REVIEWED BY THE CONTRACTOR AND GENERAL CONTRACTOR PRIOR TO BEING SUBMITTED TO THE ENGINEER. INCLUSION IN SHOP DRAWINGS DOES NOT AUTHORIZE A DEVIATION FROM THE REQUIREMENTS OF THE SPECIFICATIONS. ALL SHOP DRAWINGS SHALL HAVE LISTED ON THE COVER SHEET ANY AND ALL PRODUCTS OR MATERIALS THAT DEVIATE FROM SPECIFICATIONS. DETERMINATION OF "EQUAL" SHALL BE MADE BY ENGINEER. AT A MINIMUM SHOP DRAWINGS SHALL BE SUBMITTED FOR: ALL AIR HANDLING EQUIPMENT, DUCT SEALANTS, MOTORIZED DAMPERS, GRILLES / LOUVERS / DIFFUSERS.
- AT PROJECT COMPLETION PROVIDE TO THE BUILDING OWNER THREE(3) BOUND SETS TO INCLUDE ALL O&M MANUALS FOR EQUIPMENT INSTALLED, BALANCE REPORTS AND COPIES OF ALL MANUFACTURER WARRANTIES. CONTRACTOR SHALL COMPLETE ANY WARRANTY REGISTRATION CARDS NECESSARY FOR MANUFACTURER WARRANTIES.
- CONTRACTOR SHALL PROVIDE A ONE (1) YEAR WARRANTY FOR ALL WORK PERFORMED. THIS INSTALLER WARRANTY SHALL COVER ALL MATERIAL AND EQUIPMENT NOT COVERED BY A MANUFACTURER WARRANTY AND ALL WORK. THIS WARRANTY SHALL ALSO COVER ANY INSTALLER ERROR OR DAMAGE.
- ALL WORK ON THIS PROJECT SHALL BE EXECUTED IN A GOOD, WORKMAN LIKE MANNER USING MECHANICS SKILLED IN THEIR RESPECTIVE TRADES. NO ALLOWANCE WILL BE GIVEN FOR POOR WORKMANSHIP. ANY INSTALLATION THAT IS OF INSUFFICIENT QUALITY SHALL BE REPLACED BY THE CONTRACTOR AT NO COST TO THE OWNER.
- WORK SITE IS TO BE LEFT IN A NEAT AND ORDERLY CONDITION AT THE END OF EACH WORK SHIFT.
- CONTRACTOR SHALL COORDINATE WITH THE OWNER ANY OWNER FURNISHED EQUIPMENT. CONTRACTOR SHALL RECEIVE ANY OWNER FURNISHED ITEMS WHEN DELIVERED TO THE JOB SITE AND SHALL BE RESPONSIBLE FOR THE ITEMS ONCE RECEIVED.
- CONTRACTOR SHALL REVIEW ARCHITECTURAL DRAWINGS FOR LOCATIONS OF SLAB-TO-SLAB PARTITIONS, FIRE RATED PARTITIONS AND FIRE RATED FLOORS. ALL PENETRATIONS OF SLAB-TO-SLAB PARTITIONS SHALL BE SEALED AIR TIGHT. ALL PENETRATIONS OF FIRE RATED PARTITIONS OR FLOORS SHALL BE PROVIDED WITH A FIRE RATED DAMPER AND ACCESS DOOR. DAMPER SHALL HAVE A RATING APPROPRIATE FOR THE ASSEMBLY PENETRATED.
- PENETRATIONS OF FIRE RATED ASSEMBLIES SHALL BE SEALED USING CODE APPROVED, LABORATORY TESTED AND LABELED SEALANTS FOR A FIRE RESISTANCE RATING EQUAL TO OR GREATER THAN THE ASSEMBLY PENETRATED.
- CONTRACTOR SHALL VERIFY LOCATION OF CEILING MOUNTED DIFFUSERS AND GRILLES WITH ARCHITECTURAL CEILING PLAN PRIOR TO INSTALLATION.
- ALL DUCT SIZES SHOWN ON THE DRAWINGS ARE TO ESTABLISH TOTAL DUCT AREA REQUIRED. IF DUCT SIZES NEED TO BE CHANGED OR DUCTS BE REROUTED TO INSTALL THE DUCTS THROUGH JOISTS, ABOVE CEILINGS, BELOW STEEL, ETC., CHANGES SHALL BE DONE AT NO EXTRA COST TO THE OWNER. THE CONTRACTOR SHALL CHECK WITH THE ARCHITECT/ENGINEER BEFORE CHANGING ANY SIZES.
- NEW DUCTWORK, PIPING, AND CONDUIT SHALL BE INSTALLED AS HIGH AS POSSIBLE. CONTRACTOR SHALL COORDINATE DUCTWORK, PIPING AND CONDUITS WITH LIGHTING FIXTURES, CEILING CONSTRUCTION, STRUCTURE AIR DISTRIBUTION EQUIPMENT, ETC., AND SHALL BE OFF-SET AS REQUIRED.
- ALL NEW RECTANGULAR DUCTWORK SHALL BE 1" W.G. CONSTRUCTION OF LOCK FORMING GALVANIZED STEEL IN ACCORDANCE WITH FIGURES 3-1 THRU 3-56 AND TABLE 3-2 OF THE SMACNA GUIDELINES (DUCT MANUAL AND SHEET METAL CONSTRUCTION FOR VENTILATION AND AIR CONDITIONING SYSTEMS" MOST RECENT EDITION.) SNAP LOCK LONGITUDINAL SEAMS AND DRAWBAND JOINT CONNECTIONS ARE NOT ACCEPTABLE. (LOW PRESSURE ROUND RUN-OUT DUCTS MAY BE SNAP LOCK LONGITUDINAL SEAM WITH SCREW/RIVET JOINT CONNECTIONS).
- DUCTWORK SHALL BE HUNG AS HIGH AS POSSIBLE. BUILDING STRUCTURE, CONDUITS, PIPES, CEILINGS OR ANY OTHER ITEMS SHALL NOT BE HUNG FROM DUCTWORK. PROVIDE ALL FITTINGS ELBOWS, DAMPERS, OFF-SETS, ETC. FOR COMPLETE DUCTWORK INSTALLATION. ALL ELBOWS SHALL BE GORED RADIUS ELBOWS (PLEATED NOT ALLOWED) UNLESS SQUARE ELBOWS ARE SHOWN ON PLANS. ALL SQUARE ELBOWS SHALL HAVE TURNING VANES.
- VOLUME DAMPERS SHALL BE INSTALLED AS SHOWN ON PLANS, AND AT ALL BRANCH TAKE-OFFS.
- ALL DUCTWORK SHALL BE SEALED USING IRON GRIP (NO SUBSTITUTIONS) AND SHALL MEET THE MICHIGAN UNIFORM ENERGY CODE (ASHRAE 90.1-2007) DUCT SEAL LEVEL "A" (TABLE 6.4.4.2A). SEAL LEVEL "A" SHALL BE USED FOR ALL DUCT TYPES AND PRESSURE CLASSES.
- ALL DUCTWORK SHALL BE INSULATED PER ASHRAE 90.1-2013 TABLE 6.8.2B. FOR CONCEALED DUCTWORK, AT A MINIMUM PROVIDE 1 1/2" THICK FLEXIBLE FIBERGLASS BLANKET WITH FIRE RATED SPREAD RATING OF 25/50 OR BETTER, SECURED TO DUCTWORK WITH BENJAMIN FOSTER 85 204 ADHESIVE AND PUSH PINS EVERY 12" ON-CENTER. FOR DUCTWORK IN MECHANICAL ROOMS USE RIGID, FOIL-FACED, FIBERGLASS INSULATION, 1" THICK, 2LB. EXTERIOR DUCTWORK SHALL BE INSULATED AND HAVE A PVC WRAP.
- USE PVC COATED GALVANIZED STEEL FOR UNDERGROUND DUCTS AND INSTALL IN ACCORDANCE WITH THE MANUFACTURER'S REQUIREMENTS. REPAIR DAMAGE TO PVC COATINGS WITH MANUFACTURER'S RECOMMENDED MATERIALS. DUCTS IN CONCRETE SLABS SHALL BE ROUND AND ENCASED IN AT LEAST 2" OF CONCRETE. USE A VIBRATOR TO FILL VOIDS IN CONCRETE. SLOPE ALL UNDERGROUND DUCT BACK TOWARD UNIT. PROVIDE DUCT ACCESS DOOR.
- FLEXIBLE DUCT CONNECTIONS SHALL BE MADE BY APPLYING DUCT SEALER TO INSIDE OF FLEXIBLE DUCT AND OUTSIDE OF HARD DUCT COLLAR. ADHESIVE SHALL BE CHEMICALLY COMPATIBLE WITH MATERIALS IN CONTACT WITH IT. THE ENDS OF DUCTS SHALL BE TRIMMED SQUARELY PRIOR TO INSTALLATION. COLLARS AND SLEEVES SHALL BE INSERTED INTO FLEXIBLE DUCT A MINIMUM OF 1" BEFORE FASTENING. SLIDE FLEX DUCT OVER COLLAR AND TAPE WITH THREE WRAPS OF DUCT TAPE AROUND JOINT AND SEAL WITH STAINLESS STEEL CLAMPS OVER OUTSIDE OF TAPE.
 - HIGH PRESSURE: INSTALL AT INLET CONNECTIONS OF TERMINAL UNITS. MAXIMUM DEVELOPED LENGTH OF FLEX DUCT SHALL BE 3'-0". USE METAL DUCTS AND FITTINGS TO REACH WITHIN 3'-0" OF TERMINAL UNIT.
 - LOW PRESSURE: INSTALL WHERE INDICATED ON DRAWINGS AND BE A MAXIMUM OF 5'-0" IN LENGTH. USE METAL DUCT AND FITTINGS TO REACH WITHIN 5'-0" OF DIFFUSER.
- FLEXIBLE DUCTS SHALL BE USED FOR ALIGNMENT PURPOSES ONLY. MAXIMUM OFFSET 1" PER FOOT LENGTH. NO ELBOWS USING FLEXIBLE DUCTS WILL BE ALLOWED. DUCTS SHOULD NOT BE COMPRESSED. THE SPECIFICATIONS HEREIN, SHALL NOT SUPERSEDE THE APPLICATION CONTINGENCIES DICTATED BY THE FLEXIBLE DUCT MANUFACTURER IF THOSE ARE MORE STRINGENT.
- ALL PIPING TO BE INSTALLED PERPENDICULAR TO STRUCTURE LINES UNLESS OTHERWISE NOTED ON DRAWINGS. ALL PIPING TO BE NEATLY SPACED WITH RISERS AND DROPS PLUMB AND TRUE. MINIMUM SPACING SHALL HAVE 1" CLEAR BETWEEN PIPING (INCLUDING FITTINGS) AFTER INSULATION. PIPING SHALL NOT OBSTRUCT ACCESS TO EQUIPMENT, VALVES, FILTERS, ETC.
- ALL PIPING TO BE INSTALLED CONCEALED EXCEPT WHERE NOTED ON PLANS. DO NOT INSTALL PIPING BELOW SLABS EXCEPT WHERE NOTED ON PLANS. DO NOT CONCEAL PIPING UNTIL INSPECTED AND TESTED. PNEUMATIC TESTING OF ALL PIPING IS REQUIRED.
- ALL PIPINGS THAT PENETRATES CONCRETE SLABS OR MASONRY WALLS SHALL BE PROVIDED WITH A PIPE SLEEVE WITH AN I.D. MINIMUM 1" LARGER THAN O.D. OF PIPE. SLEEVES SHALL PROTRUDE 2" AFF AND FLUSH WITH WALL SURFACE. IF PIPE SLEEVES ARE NOT POURED-IN-PLACE, GROUT SECURELY TO WALL OR SLAB. SEAL SPACE BETWEEN PIPE AND SLEEVE. USE FIRE RATED SEALANT WHERE REQUIRED.
- PROVIDE ALL PIPING OFF-SETS AS REQUIRED FOR COORDINATION WITH STRUCTURE, DUCTWORK, CONDUITS, ETC.
- INSTALL PIPE ANCHORS WHERE REQUIRED OR AS SHOWN ON PLANS. INSTALL PIPE ROLLERS WHERE REQUIRED OR SHOWN ON PLANS. INSTALL GUIDES AT ALL EXPANSION JOINTS, EXPANSION LOOPS OR WHERE REQUIRED.
- FLEXIBLE CONNECTORS, EXPANSION AND VIBRATION CONTROL DEVICES AND FITTING SHALL BE OF AN APPROVED TYPE.
- ALL PIPING, VALVES AND HYDRONIC EQUIPMENT SHALL BE LABELED WITH ENGRAVED TAGS OR PLACARDS WITH LETTERING ONE INCH(1") TALL (MINIMUM).
- CLOSE NIPPLES SHALL NOT BE PERMITTED. USE ONLY SHOULDER NIPPLES.
- REDUCERS FOR PUMPS OR CONTROL VALVES SHALL BE INSTALLED ABUTTING THE INLET/OUTLET OF THE VALVE OR PUMP.
- USE ECCENTRIC REDUCING FITTINGS OR COUPLINGS WHERE REQUIRED TO PREVENT THE POCKETING OF LIQUIDS.
- PROVIDE UNION OR FLANGE AT PIPE CONNECTIONS TO COILS, EQUIPMENT, ETC. AND AT LOCATIONS SHOWN ON PLANS OR IN DETAILS. PROVIDE UNION OR FLANGE BETWEEN EQUIPMENT AND CONTROL VALVES.
- PROVIDE PEETS PLUGS (PT PLUGS) AT THE INLET AND OUTLET OF ALL HYDRONIC EQUIPMENT WHERE THERMOMETERS ARE NOT SHOWN.
- PROVIDE DIELECTRIC UNIONS AND NON FERROUS PIPE AND FITTINGS.
- PIPE INSULATION SHALL BE PER ASHRAE 90.1-2013. MINIMUM 1" FIBERGLASS INSULATION (2LB, FIRE/SMOKE 25/50) ON ALL HYDRONIC PIPING. STEAM HEATING PIPING SYSTEM SYSTEMS WITH 1 1/2" THICK FIBERGLASS INSULATION (1 1/2" DIAMETER AND UNDER) OR 2" THICK (OVER 1 1/2" DIAMETER). 251°-350° FLUID TEMPERATURE: INSULATE STEAM HEATING PIPING SYSTEM SYSTEMS WITH 2 1/2" THICK FIBERGLASS INSULATION (1 1/2" DIAMETER AND UNDER) OR 3" THICK (OVER 1 1/2" DIAMETER). 140°-200° FLUID TEMPERATURE: INSULATE CONDENSATE HEATING PIPING SYSTEMS WITH 1" THICK FIBERGLASS INSULATION (4" DIAMETER AND UNDER). 201°-250° FLUID TEMPERATURE: INSULATE CONDENSATE HEATING PIPING SYSTEM WITH 1 1/2" THICK FIBERGLASS INSULATION (1 1/2" DIAMETER AND UNDER) OR 2" THICK (OVER 1 1/2" DIAMETER).
- THERMOSTATS SHALL BE INSTALLED AS SHOWN ON PLANS. TYPICAL HEIGHT FOR MOUNTING SHALL BE 48" AFF TO BOTTOM OF T-STAT, UNLESS OTHERWISE NOTED. DO NOT INSTALL T-STAT WITHIN TWO(2) FEET OF DIMMING LIGHT SWITCH. INDICATED SHALL BE MEASURED AND BALANCED TO WITHIN 10% OF THE FLOW VALUES INDICATED ON THE DRAWINGS. FAN RPMs, AND VOLUME DAMPERS SHALL BE ADJUSTED AS REQUIRED TO ACHIEVE FLOW BALANCE. NEBB OR AABC CERTIFIED BALANCE REPORTS SHALL BE SUBMITTED TO THE ENGINEER AT THE COMPLETION OF THE PROJECT. THE COST OF THE BALANCING SHALL BE INCLUDED IN THE MECHANICAL CONTRACTOR BID.
- ALL AUTOMATIC TEMPERATURE CONTROLS ARE THE RESPONSIBILITY OF THE MECHANICAL CONTRACTOR.
- CONTRACTOR SHALL NOT CUT, DRILL OR POWDER NAIL INTO ANY EXISTING OR NEW STRUCTURAL MEMBER OR ASSEMBLY WITHOUT PRIOR WRITTEN AUTHORIZATION FROM A LICENSED STRUCTURAL ENGINEER AND THE BUILDING OWNER. THIS INCLUDES CORE DRILLING ANY CONCRETE WALL OR FLOOR SLAB.
- ALL MECHANICAL EQUIPMENT SHALL BE HUNG OR SUPPORTED WITH VIBRATION ISOLATING HANGERS OR PADS. NO VIBRATION SHALL BE TRANSMITTED TO THE STRUCTURE.
- COMBUSTION AIR INTAKE AND EXHAUST FLUES SHALL HAVE 10'-0" HORIZONTAL OR 3'-0" VERTICAL SEPARATION.
- PROVIDE UL LISTED FIRE DAMPERS AT PENETRATIONS OF FIRE RATED WALLS AND CEILINGS.
- A MANUFACTURER'S AUTHORIZED REPRESENTATIVE SHALL PROVIDE START-UP SUPERVISION AND TRAINING OF OWNER'S PERSONNEL IN THE PROPER OPERATION AND MAINTENANCE OF ALL EQUIPMENT.
- GAS PIPING SYSTEM SHALL CONFORM TO THE REQUIREMENTS OF NFPA 54 - NATIONAL FUEL GAS CODE AND INTERNATIONAL FUEL GAS CODE.
- GAS PIPING ABOVE GRADE AND OUTSIDE THE BUILDING GAS PIPING IS TO BE PAINTED BLACK.
- COORDINATE VOLTAGE AND PHASE OF EACH PIECE OF EQUIPMENT WITH ELECTRICAL CONTRACTOR BEFORE ORDERING.

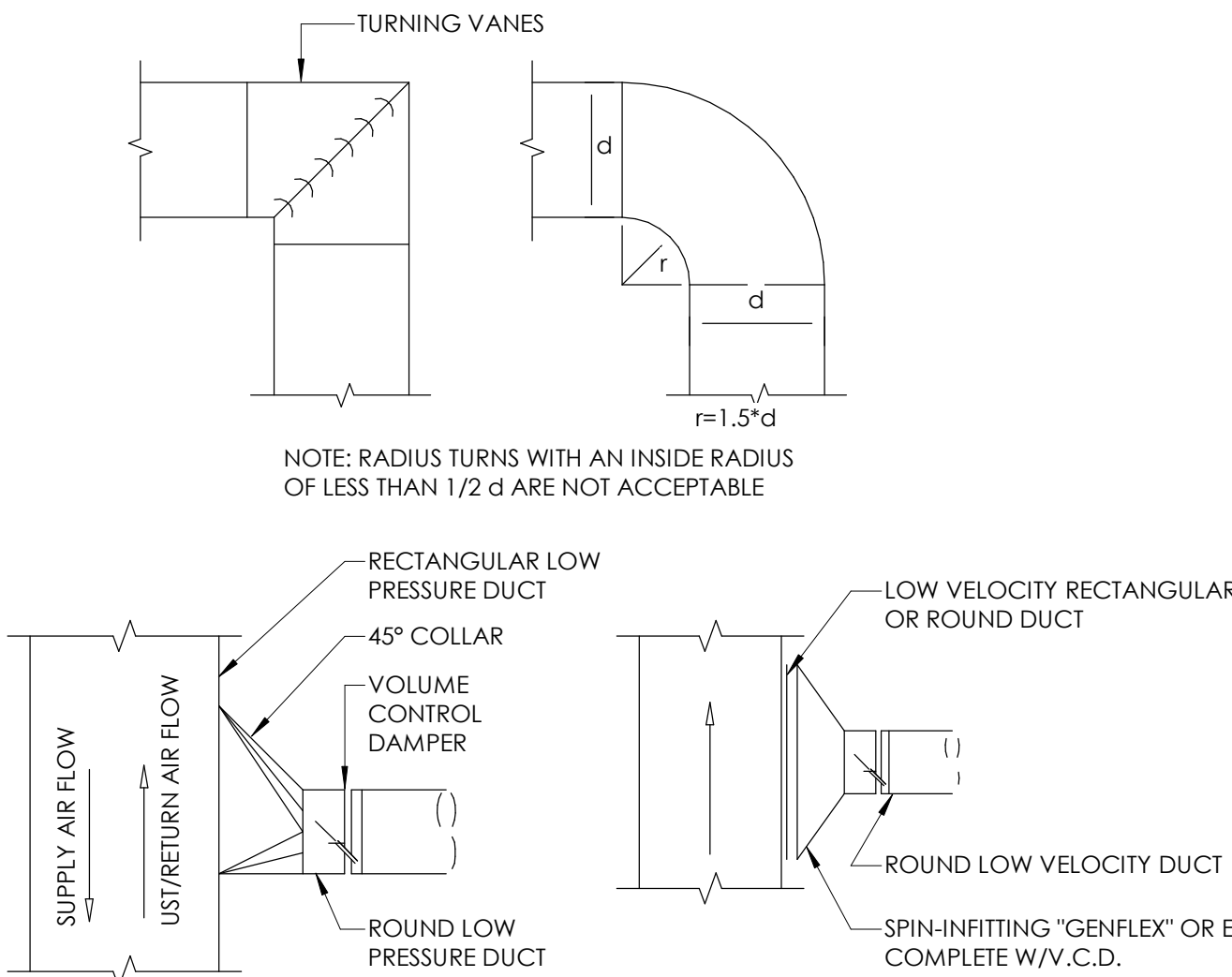
MECHANICAL DETAILS



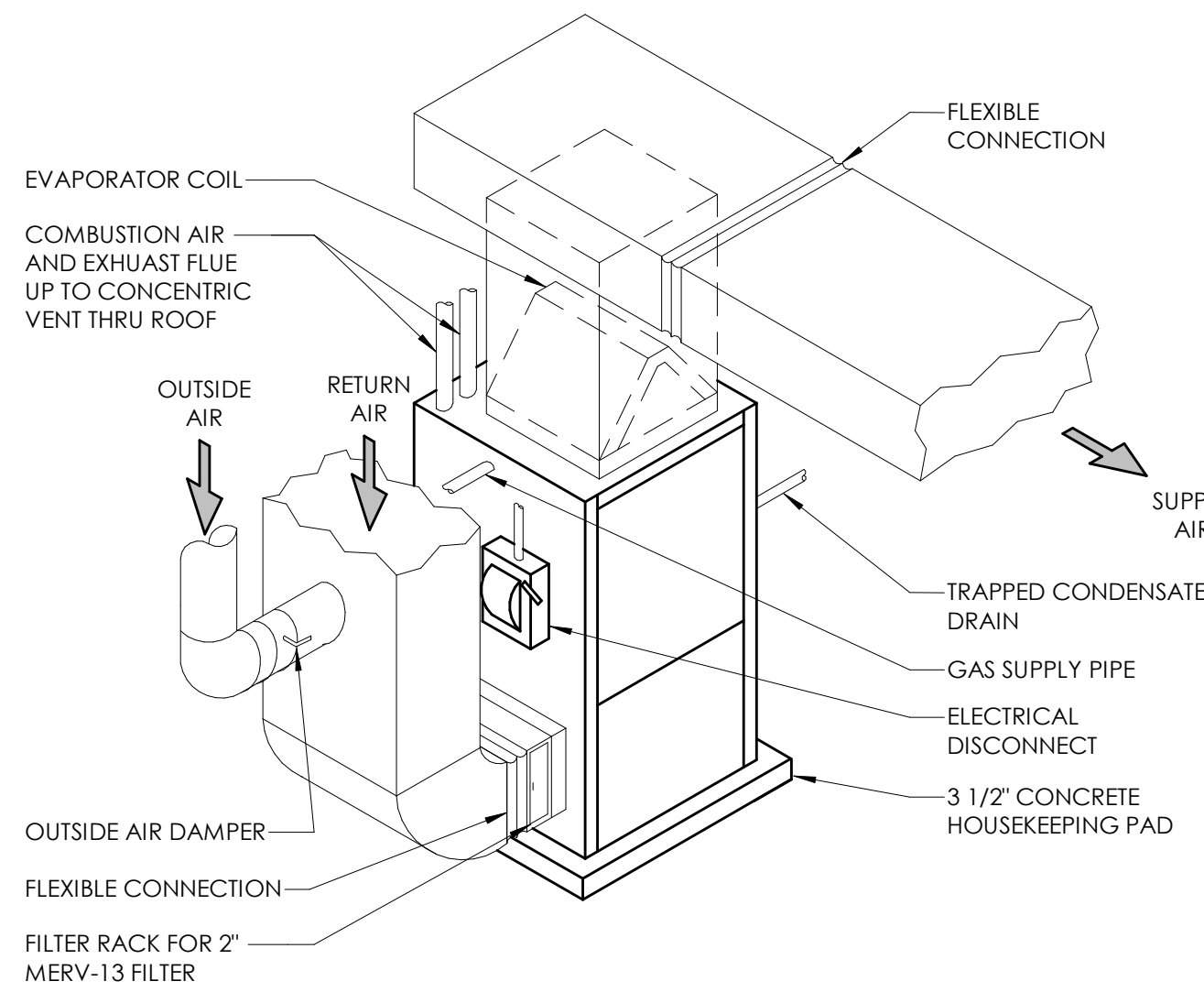
4 M100 NTS CONCENTRIC VENT DETAIL



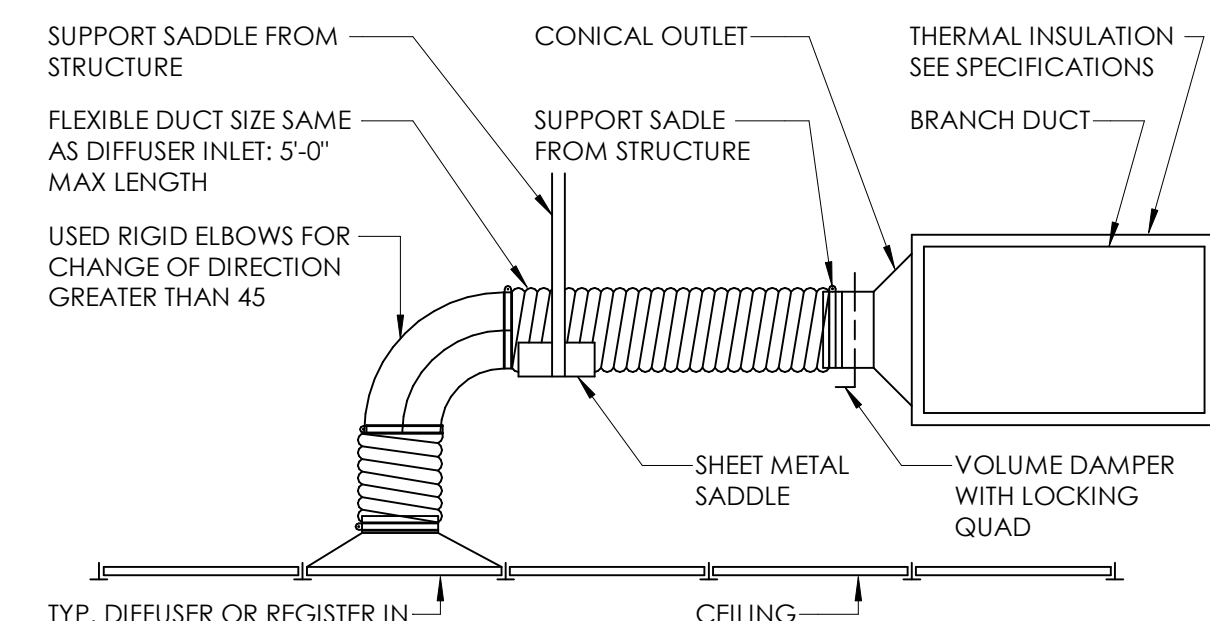
1 M100 NTS CONDENSING UNIT SUPPORT



5 M100 NTS DUCT TURNS AND TAKE OFFS



2 M100 NTS FURNACE DETAIL



3 M100 NTS FLEXIBLE AIR DUCT CONNECTOR

DRIVEN DESIGN

ARCHITECT

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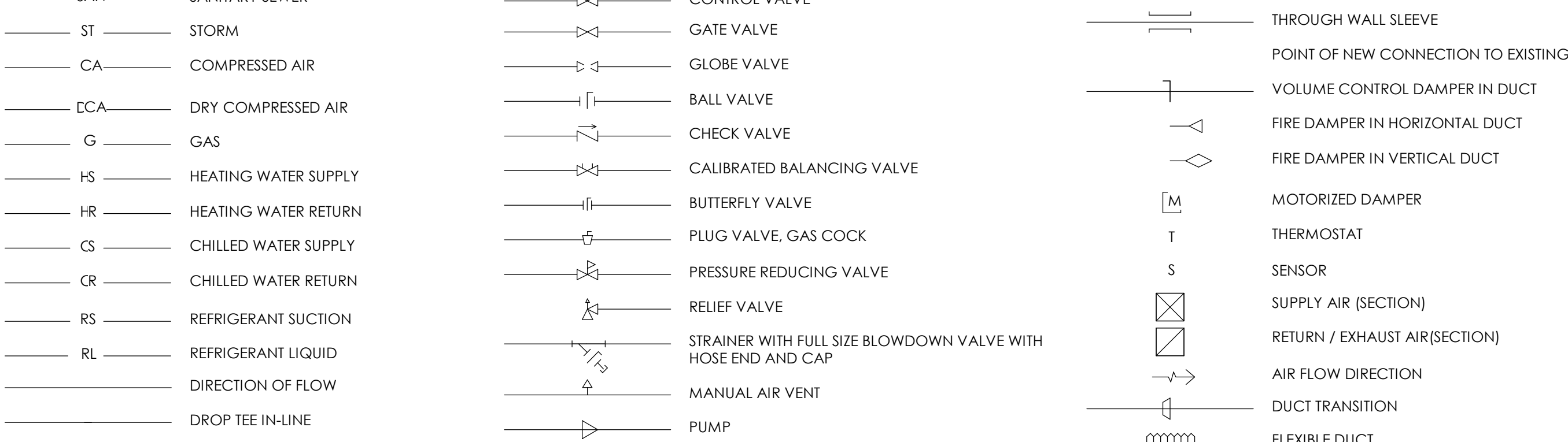
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MECHANICAL SPECIFICATIONS AND DETAILS

M100



5. INSTALL DIFFUSERS WITH AIR TIGHT CONNECTIONS.
6. FIELD VERIFY CONDITIONS OF EXHAUST FANS, MODIFY OR CHANGE AS NECESSARY TO PROVIDE REQUIRED CFM'S.
7. ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES, AND LAWS.
8. ARRANGE AND PAY FOR ALL PERMITS AND INSPECTIONS AS REQUIRED.
9. ALL WORK SHALL BE TESTED, BALANCED, AND GUARANTEED. PROVIDE REPORT TO ARCHITECT AND OWNER FOR THEIR RECORDS.
10. ANY MECHANICAL UNITS OR SYSTEMS SHOWN ARE DIAGRAMMATIC IN NATURE. THE CONTRACTOR SHALL PROVIDE FITTINGS, OFFSETS, ETC. AS NECESSARY TO PROVIDE COMPLETE SYSTEMS.
11. FINAL LOCATION OF ALL CEILING FEATURES TO BE COORDINATED WITH ALL TRADES.
12. MECHANICAL CONTRACTOR TO FIELD VERIFY ALL EXISTING CONDITIONS.
13. PROVIDE APPROPRIATE FIRE STOPPING MATERIALS WHERE FIRE RATED ASSEMBLIES ARE PENETRATED.
14. ALL WORK AND MATERIALS SHALL BE GUARANTEED IN WRITING FOR ONE YEAR FROM THE PROJECT COMPLETION.
15. ANY MODEL NUMBERS OR MANUFACTURERS LISTED THROUGHOUT THE DRAWINGS ARE A BASIS OF DESIGN. THE CONTRACTOR MAY AT HIS OPTION PROVIDE AN "OR EQUAL" MANUFACTURER OR PRODUCT. THE CONTRACTOR IS RESPONSIBLE FOR ANY AND ALL COST ADDITIONS REQUIRED TO THE SYSTEM SHOULD AN "OR EQUAL" MANUFACTURER BE SELECTED.
16. ALL GAS PIPING SHALL BE SCHEDULE 40 BLACK STEEL. RUN IN BULKHEADS OR EMBEDDED IN WALL WHERE APPLICABLE. PAINT TO MATCH WHEN EXPOSED.
17. PROVIDE A GAS SHUTOFF VALVE, COMPLETE WITH DIRT LEG AT EACH PIECE OF GAS FIELD EQUIPMENT.
18. THE HEATING AND COOLING SYSTEMS ARE TO BE A DESIGN BUILD SYSTEM. IT IS TO BE DESIGNED, PROVIDED AND INSTALLED BY A LICENSED MECHANICAL CONTRACTOR OR ENGINEER IN THE STATE OF MICHIGAN. THE SYSTEM IS TO BE DESIGNED TO ALL APPLICABLE MICHIGAN MECHANICAL CODES IN FORCE AT THE TIME OF INSTALLATION AND INSPECTION. ANY MECHANICAL SHOWN ON THE PLANS ARE FOR REFERENCE ONLY AND HAVE BEEN PROVIDED BY A LICENSED CONTRACTOR. THE ARCHITECT DOES NOT TAKE ANY LIABILITY FOR THESE SYSTEMS.
19. A CFM SCHEDULE IS TO BE PROVIDED WITH A LAYOUT OF DUCTWORK WHEN APPLYING FOR MECHANICAL PERMIT.

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MECHANICAL PLANS

M101

0 BASEMENT MECHANICAL PLAN
3/16" = 1'-0"

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

2 SECOND FLOOR MECHANICAL PLAN
3/16" = 1'-0"

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

ELECTRICAL SPECIFICATIONS

1. PROVIDE COMPLETE AND ADEQUATE TEMPORARY POWER AND LIGHTS DURING CONSTRUCTION USING APPROVED LAMP HOLDERS AND GFCI CIRCUITING. MAINTAIN ALL LAMPS AS REQUIRED. REMOVE TEMPORARY AT PROJECT COMPLETION.
 2. ELECTRICAL SERVICE COORDINATION WITH THE LOCAL UTILITY COMPANY IS TO BE BY THE ELECTRICAL CONTRACTOR. THIS INCLUDES, PERMITS, LOAD CALCULATION INFORMATION, RACEWAY, TRANSFORMER AND METER LOCATIONS AND REQUIREMENTS.
 3. CUTTING AND PATCHING FOR ELECTRICAL ITEMS BY ELECTRICAL CONTRACTOR.
 4. TRENCHING UNDER PAVED AREAS TO BE BACKFILLED WITH SAND AND COMPACTED.
 5. ALL WIRING TO BE COPPER. ALL WIRINGS ABOVE 50 VOLTS TO BE IN CONDUIT UNLESS NOTED OTHERWISE. PROPER WIRE TYPE AND SIZE AND CONDUIT SIZE IS REQUIRED FOR BRANCH CIRCUITS, EMT CONDUIT.
 6. ALL BRANCH CIRCUITS, FEEDERS AND HOMERUNS TO BE IN CONDUIT. LOCATE ABOVE CEILINGS WHEREVER POSSIBLE. MAKE SURE THAT EXPOSED CABLE IS RATED FOR THE ENVIRONMENT THAT IT IS IN.
 7. PROVIDE UPDATED TYPEWRITTEN DIRECTORIES ON ALL PANELS. LABEL ALL DISCONNECTS AND PANELS.
 8. ANY ELECTRICAL EQUIPMENT THAT GETS MOUNTED TO THE FLOOR OR ON GRADE OUTSIDE, INCLUDING BUT NOT LIMITED TO: UTILITY TRANSFORMERS, ARE TO BE INSTALLED ON A 4" THICK CONCRETE HOUSEKEEPING PAD.
 9. OUTDOOR PADS, PROVIDE PROPER SLOPE FOR DRAINAGE.
 10. EXPOSED CONDUIT TO RUN PARALLEL WITH STRUCTURE AND SECURELY ATTACHED TO BUILDING STRUCTURE.
 11. ELECTRICAL CONTRACTOR TO PROVIDE SUBMITTALS PRIOR TO ORDERING EQUIPMENT FOR LIGHTING, SWITCHGEAR, SPECIAL EQUIPMENT, RECEPES, LIGHTING CONTROLS, ETC.
 12. UNLESS NOTED OTHERWISE, ALL DEVICE ELEVATIONS REFER TO CENTER OF OUTLET BOX. ELECTRICAL CONTRACTOR SHALL VERIFY ALL OUTLET LOCATIONS WITH OTHER TRADES. MINIMUM OF 18" ABOVE FINISHED FLOOR TO MEET ADA BARRIER FREE REQUIREMENTS.
 13. SHARING NEUTRALS BETWEEN CIRCUITS IS NOT PERMITTED.
 14. LOW VOLTAGE TEMPERATURE CONTROL BY OTHERS.
 15. PROVIDE GFI ELECTRICAL CONNECTION TO ALL DRINKING FOUNTAINS.
 16. REFER TO MECHANICAL DRAWINGS FOR ELECTRICAL DATA PERTAINING TO ALL MECHANICAL EQUIPMENT. VERIFY ACTUAL REQUIREMENTS WITH EQUIPMENT ORDERED AND MAKE ADJUSTMENTS ACCORDINGLY. LOCATIONS SHOWN ARE APPROXIMATE. FIELD VERIFY.
 17. ELECTRICAL CONTRACTOR SHALL REFER TO ALL MECHANICAL DIVISION SPECIFICATIONS, HVAC PLANS AND PLUMBING PLANS FOR ADDITIONAL ELECTRICAL WORK AND REQUIREMENTS.
 18. PROVIDE A DUCT DETECTOR FOR THE RETURN AND SUPPLY OF AIR HANDLING UNITS. CONNECT TO SHUT DOWN THE UNIT UPON ALARM. INSTALLATION MUST COMPLY WITH N.F.P.A. .90A IF >=2,500 SCFM.
 19. FIRE ALARM SYSTEM TO BE INSTALLED BY QUALIFIED INSTALLER. ALL NECESSARY CERTIFICATIONS TO BE TAKEN CARE OF BY ELECTRICAL CONTRACTOR. E.C. TO COORDINATE LOCATIONS OF ALL FIRE ALARM DEVICES, WITH OWNER AND OTHER TRADES, PRIOR TO ROUGH-IN. DEVICES TO BE LOCATED AND MEET NFPA 72 REQUIREMENTS.
 20. PROVIDE A CONNECTION FOR ALL EQUIPMENT IN KITCHEN AND BREWERY. COORDINATE WITH SUPPLIERS.
 21. ALL EMERGENCY SYSTEM WIRING SHALL BE IN A SEPARATE RACEWAY IN ACCORDANCE WITH ARTICLE 700 OF N.E.C.
 22. WIRING IN AREA SEPARATION WALLS TO COMPLY WITH ARTICLE 300-22 OF THE N.E.C.
 23. PROVIDE FIRESTOPPING AT ALL REQUIRED PENETRATIONS.
 24. BACK-TO-BACK OUTLETS CANNOT BE IN THE SAME STUD CAVITY IN RATED WALLS. 8" MINIMUM SPACING REQUIRED.
 25. SLEEVE ELECTRICAL PENETRATIONS FROM FERROUS SLEEVES AND ALL AREA SEPARATION WALLS.
 26. AN ELECTRICAL PERMIT SHALL BE ACQUIRED BY A STATE LICENSED ELECTRICAL CONTRACTOR.
 27. PROVIDE GROUNDING AS PER N.E.C. SECTION 250.
 28. ALL ELECTRICAL WORK IS SUBJECT TO FIELD REVIEW BY THE ELECTRICAL INSPECTOR AND THE PROJECT ENGINEER.
 29. PROVIDE PROPER WORKING CLEARANCES AT ALL ELECTRICAL EQUIPMENT.
 30. MAXIMUM OF SIX (6) DUPLEX OUTLETS PER 20 AMP CIRCUIT UNLESS NOTED OTHERWISE.
 31. ALL WORK TO COMPLY WITH THE LATEST ADOPTED VERSION OF NFPA 70, NFPA 70E, NFPA 72, NFPA 101, INCLUDING ANY SUPPLEMENTAL STATE AND LOCAL CODES.
 32. PROVIDE ACCESS PANELS, AS REQUIRED, TO MAINTAIN ACCESS TO NEW OR EXISTING JUNCTION BOXES, CONDUIT BODIES (OR SIMILAR ENCLOSURES) BEHIND WALLS, FLOORS OR CEILINGS THAT ARE NOT ACCESSIBLE.
 33. DO NOT LAY WIRES, FLEX, ETC. ON CEILING TILE.
 34. WHERE A FLOOR COVERING OR FINAL FLOOR FINISH IS OTHER THAN CARPET OR VINYL TILE, CONDUIT SHALL NOT BE RUN WITHIN CONCRETE SLABS. 1" OF CONCRETE OVER THE TOP OF CONDUITS AND SLABS MUST BE MAINTAINED. 1-1/2" OVER IS PREFERRED.
 35. DIMMER SWITCHES RATED 1,000W OR HIGHER ARE TO BE MOUNTED IN A SEPARATE BACKBOX AND NOT GANGED TOGETHER WITH OTHER DIMMER SWITCHES.
 36. PROVIDE SEAL-OFFS WHEN PIPING PASSES THROUGH AREAS OF DIFFERENT AMBIENT TEMPERATURES AND/OR HAZARDOUS AREAS.
 37. PROPER PROTECTION AGAINST CORROSION REQUIRED FOR ALL ELECTRICAL EQUIPMENT. IT SHALL BE SUITABLE FOR THE ENVIRONMENT IN WHICH THEY ARE TO BE INSTALLED.
 38. BRANCH CIRCUIT CONDUCTORS SUPPLYING A SINGLE MOTOR SHALL HAVE AN AMPACITY NOT LESS THAN 125% OF THE MOTOR FULL LOAD CURRENT RATING.
 39. PROPER THERMAL OVERLOAD PROTECTION SHALL BE REQUIRED FOR ALL MOTORS.
 40. ALL ELECTRICAL DEVICES IN THE PIT OF AN ELEVATOR SHAFT SHALL BE NEMA 4 RATED. THIS INCLUDES LIGHTING, RECEPTACLES, SWITCHES, CONDUIT AND CONNECTIONS. CONNECTIONS ARE TO BE THREADED OR COMPRESSION AND COVERS PROVIDED FOR RECEPTACLES AND SWITCHES.
 41. DO NOT ROUGH-IN ANY CIRCUITS UNTIL ALL MECHANICAL & OTHER EQUIPMENT SUBMITTALS ARE THOROUGHLY REVIEWED FOR CHANGES IN CIRCUIT SIZES. NOTIFY ENGINEER OF ANY DISCREPANCIES.
 42. PROVIDE OPERATION AND MAINTENANCE MANUALS AT PROJECT COMPLETION.
 43. PROVIDE NECESSARY TRAINING ON ELECTRICAL SYSTEMS TO OWNER.
 44. PROPER TIME IS TO BE GIVEN TO PRE-CONSTRUCTION COORDINATION OF ALL OTHER SYSTEMS. ELECTRICAL CONTRACTOR TO VERIFY MOUNTING HEIGHTS OF DEVICES WITH FINAL FURNITURE AND CABINET PLANS. FLOOR OUTLETS TO BE FIELD VERIFIED FOR EXACT PLACEMENT.
 45. FEEDERS ARE TO BE KEPT AWAY FROM OCCUPIED SPACES.
 46. ALL RECEPTACLES ARE TO BE NEMA 5-20R AND SPECIFICATION GRADE UNLESS NOTED OTHERWISE. ALL CIRCUITS TO RECEPTACLES TO HAVE SEPARATE EQUIPMENT GROUNDING CONDUCTORS INDEPENDENT OF RACEWAYS. DEVICE COLOR TO BE WHITE. COVER TO BE STAINLESS STEEL.
 47. PROVIDE PROPER SEPARATION BETWEEN LOW VOLTAGE CONDUCTORS AND HIGHER VOLTAGE CONDUCTORS.
 48. MAKE SURE THERE ARE WP, GFCI, WR RECEPTACLES WITHIN 25 FEET OF HVAC EQUIPMENT FOR SERVICEABILITY.
 49. ALL RECEPTACLES OUTDOORS ARE TO BE WR LISTED, AND GFCI PROTECTED. THE RECEPTACLE IS TO BE MOUNTED INSIDE A WP METAL BOX THAT IS LISTED WITH THE COVER CLOSED.
 50. ALL RECEPTACLES WITHIN 6'-0" OF A SINK EDGE IS TO BE GFCI TYPE WHETHER LOCATED ABOVE THE COUNTER OR NOT.
 51. PROVIDE BLANK COVERPLATES FOR ALL UNUSED JUNCTION-BOXES AND BACK-BOXES AT JOB COMPLETION.
 52. E.C IS TO REVIEW ALL OTHER TRADES CONSTRUCTION DRAWINGS AND SHOP DRAWINGS FOR ANY ELECTRICAL ROUGH-IN REQUIREMENTS NOT SHOWN IN ELECTRICAL CONSTRUCTION DOCUMENTS. THIS INCLUDES, BUT IS NOT LIMITED TO, ARCHITECTURAL, INTERIOR DESIGN, MECHANICAL, PLUMBING, FOOD SERVICE, BREWING, FIRE ALARM AND ANY OTHER SPECIALTY SYSTEM DOCUMENTS.
 53. OWNER AND/OR OWNER'S REPRESENTATIVE IS RESPONSIBLE FOR CONTACTING AND COORDINATING SERVICES AND EQUIPMENT CONTRACTS FOR PHONE, INTERNET, CABLE TV, SECURITY, ACCESS CONTROL, PAGING, SOUND, ETC., ALONG WITH SERVICE ENTRANCE RACEWAY SIZES AND LOCATIONS. INTERIOR RACEWAYS AND BACK-BOXES FOR SUCH SYSTEMS WILL BE INSTALLED PER PART OF THE BASE CONTRACT DOCUMENTS BY THE ELECTRICAL CONTRACTOR. REFER TO TELE/DATA NOTES FOR CABLEING, JACK AND CABLE TERMINATION REQUIREMENTS, IF ANY, AS PART OF THIS PROJECT'S CONTRACT.
 54. PROVIDE FLUSH FLOOR BOXES AT LOCATIONS SHOWN. FLOOR BOXES TO BE FSR INC. #FL-500P-4 WITH #FL-500P-SSQ-C FLUSH ALUMINUM CARPET/TILE COVER W/ LIFT-OFF DOOR. PROVIDE POWER AND I.T. RACEWAYS TO BOXES. COORDINATE EXACT LOCATIONS OF OPENINGS WITH ARCHITECTURAL AND OWNER PRIOR TO ROUGH-IN.

MOUNTING HEIGHTS

SWITCHES	48"
RECEPTACLES - STANDARD	18"
RECEPTACLES - ABOVE COUNTERS	44"
RECEPTACLES - MECHANICAL ROOMS	48"
RECEPTACLES - PLANT AREAS & GARAGE	48"
RECEPTACLES - EXTERIOR	24" (ABOVE FINISH GRADE)
TELEVISION RECEPTACLE	90"
LOW VOLTAGE OUTLETS	SAME AS RECEPTACLES
DISCONNECT SWITCHES	60" (TO CENTER OF HANDLE)
MOTOR STARTERS	60" (TO CENTER OF HANDLE)
PANELS	72" TO 78" (TO TOP OF PANEL AS LONG AS BOTTOM IS AT LEAST 12" AFF)
FIRE ALARM PULL STATIONS	48" (TO TOP OF PULL HANDLE)
FIRE ALARM INDICATING DEVICES	6' 8" (TO BOTTOM OF DEVICE OR 6" FROM CEILING TO CENTER)
CONTROL BUTTONS - FINISHED AREAS	48"
CONTROL BUTTONS - UNFINISHED AREAS	60"
CARD READERS, ETC.,	48"
WALL MOUNTED CLOCKS, SPEAKERS, EXIT SIGNS, EMERGENCY LIGHTING	92"
EXTERIOR BUILDING MOUNTED LIGHT FIXTURES (SEE ARCHITECTURAL ELEVATIONS OR COORDINATE WITH ARCHITECTURAL FEATURES)	

UNLESS NOTED OTHERWISE, MEASUREMENTS INDICATE TO CENTER OF BOX. IF DEVICE IS MARKED ON DRAWINGS DIFFERENTLY THAN THIS SCHEDULE, USE DRAWINGS AS A GUIDE. CERTAIN PROJECT CONDITIONS MAY WARRANT VARYING THE HEIGHTS. ELECTRICAL CONTRACTOR'S FIELD FOREMAN IS TO STUDY FINAL DOCUMENTS WITH SUBMITTALS FROM ALL TRADES BEFORE ROUGHING IN (IF POSSIBLE). RAISED FLOORS IN COMPUTER ROOMS OR SIMILAR ROOMS TO BECOME FINISHED FLOOR HEIGHT. REFER TO INTERIOR ELEVATIONS FOR HEIGHTS AND LOCATIONS OF EQUIPMENT AND FURNITURE.

SEE MOUNTING HEIGHTS AND ABBREVIATIONS FOR VISUALS

POWER/COMMUNICATION LEGEND		HGT
SYM	DESCRIPTION	
	CIRCUIT BREAKER	
	FUSED SWITCH	
	CONTRACTOR	
	DATA/TELEPHONE OUTLET	18"
	DISCONNECT	18"
	DUPLEX RECEPTACLE (NON-SWITCHED)	18"
	COUNTER HEIGHT DUPLEX RECEPTACLE, GROUND FAULT INTERRUPTER	44"
	DUPLEX RECEPTACLE, GROUND FAULT INTERRUPTER	18"
	DUPLEX RECEPTACLE, WATER PROOF, GROUND FAULT INTERRUPTER	18"
	DOUBLE DUPLEX RECEPTACLE (NON-SWITCHED)	18"
	EQUIPMENT CONNECTION POINT	
	GROUND	
	JUNCTION BOX	18"
	MOTOR, ELECTRIC	18"
	PANEL, BRANCH	18"
	PANEL, DISTRIBUTION	18"
	PUSH BUTTON SWITCH, SINGLE RECEPTACLE, SPECIAL	48"
	SPEAKER	18"
	TELEVISION	18"
	UTILITY METER	18"

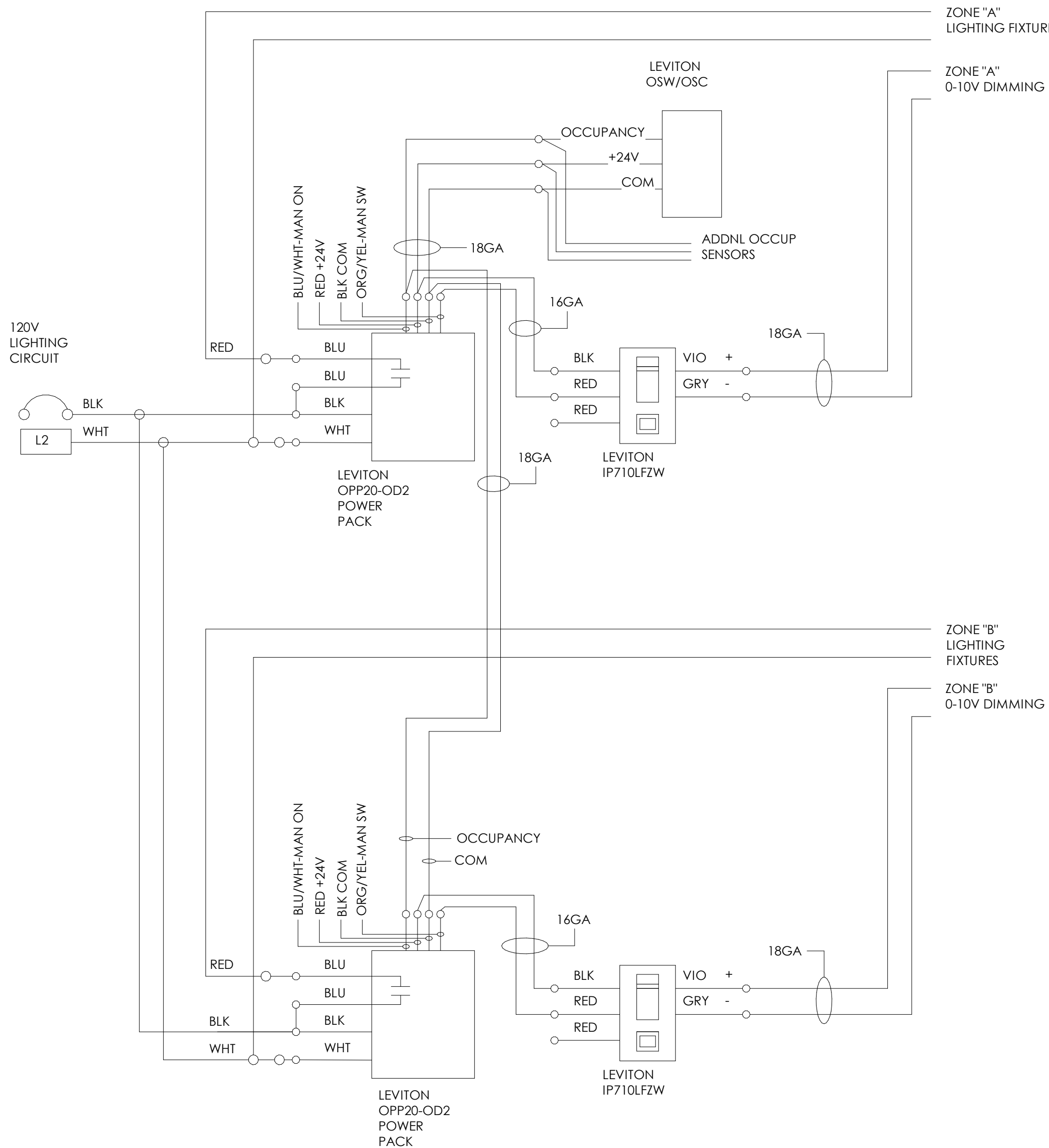
MOUNTING HEIGHTS ARE AS GIVEN UNLESS NOTED OTHERWISE ON THE PLANS

FIRE ALARM LEGEND		HGT
SYM	DESCRIPTION	
UD	DUCT TYPE SMOKE DETECTOR	
[T]	DUCT DETECTOR TEST STATION	48"
[V]	FIRE ALARM AUDIO/VISUAL	84"
[F]	FIRE ALARM BELL	84"
[P]	FIRE ALARM PULL STATION	48"
[V]	FIRE ALARM VISUAL DEVICE	84"
[FS]	FLOW SWITCH	
[HD]	HEAT DETECTOR	
[SD]	SMOKE DETECTOR	
[TS]	TAMPER SWITCH	
[D]	SMOKE DAMPER	

MOUNTING HEIGHTS ARE AS GIVEN UNLESS NOTED OTHERWISE ON THE PLANS.

SYM	DESCRIPTION	HGT
	1x4 CEILING LIGHTING FIXTURE	
	WALL MOUNTED EMERGENCY LIGHT	
	CAN LIGHT	
	WALL MOUNTED LIGHT	
	EXIT, 1-WAY	
	EXIT, 2-WAY	
S	SWITCH, SINGLE POLE	48"
S3	SWITCH, 3-WAY	48"
S4	SWITCH, 4-WAY	48"
SOP	SWITCH, OCCUPANCY SENSOR	48"
SD	SWITCH, DIMMER	48"

MOUNTING HEIGHTS ARE AS GIVEN UNLESS NOTED OTHERWISE ON THE PLANS.



NOTES:

1. PROVIDE EXTRA DEEP SINGLE GANG BOX FOR DIMMER/SWITCH.
2. PROVIDE LEVITON CORNER MOUNT OSW12-M0W OCCUPANCY SENSORS WITH OPP20-OD2 POWER PACKS
3. CHANGE OCCUP SENSOR TIME DELAY TO 20 MINUTES.
4. CAP UNUSED POWER PACK BLUE LEAD. NOT SHOWN ON DIAGRAM.

1

2 ZONE OCCUPANCY SENSOR DETAIL

E100 $1\ 1/2'' = 1'-0''$

ARCHITECT

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PROJECT NAME	117 EAST MICHIGAN AVE
PROJECT ADDRESS	117 E MICHIGAN AVE, MARSHALL, MI
CLIENT	117 W MICHIGAN LLC

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CONSTRUCTION DOCUMENTS

REVISION

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PROJECT NUMBER
2023.171

ELECTRICAL NOTES AND SPECIFICATIONS

E100

ELECTRICAL NOTES

- ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST ADOPTED EDITION OF THE NATIONAL ELECTRIC CODE AND ALL AUTHORITIES HAVING JURISDICTION.
- ELECTRICAL CONTRACTOR TO SECURE AND PAY FOR ALL PERMITS AND FEES.
- ELECTRICAL CONTRACTOR SHALL COORDINATE WITH ALL OTHER TRADES FOR INSTALLATION OF ALL EQUIPMENT. INSTALL EQUIPMENT PER MANUFACTURER'S RECOMMENDATIONS. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS.
- ALL WIRING SHALL BE COPPER NO. 12 AWG MINIMUM SIZE, TYPE THNN/THXX INSULATION.
- ALL WIRING SHALL BE INSTALLED IN A METALLIC CONDUIT SYSTEM. RUN ALL NEW CONDUIT CONCEALED IN FINISHED AREAS.
- ALL RECEPTACLES SHALL BE 20 AMP, GROUNDING TYPE TO BE BLACK WITH STAINLESS COVER PLATES. PROVIDE GFCI TYPES WHERE SHOWN AND ANYWHERE WITHIN SIX FEET OF A PLUMBING FIXTURE. VERIFY AND COORDINATE ALL POWER OUTLETS TYPES AND LOCATIONS WITH OWNER PRIOR TO INSTALLATIONS.
- ALL LIGHT SWITCHES SHALL BE SILENT TYPE, 20 AMP., TO BE BLACK WITH STAINLESS COVER PLATES.
- MAXIMUM LOAD FOR A 20 AMP BREAKER SHALL BE 15 AMPS OR 1800 WATTS AT 120 VAC.
- PROVIDE NEW TYPED PANEL INDEXES ON ALL ELECTRICAL PANELS THAT WERE REVISED.
- LIGHTING SHOWN SCHEMATICALLY ON REFLECTED CEILING PLAN, CENTER LIGHTINGS IN ROOM UNLESS NOTED OTHERWISE.
- ELECTRICAL CONTRACTOR TO FIELD VERIFY ALL EXISTING CONDITIONS.
- GUARANTEE ELECTRICAL MATERIALS AND WORKMANSHIP FOR A PERIOD OF ONE YEAR AFTER ACCEPTANCE.
- IT IS UNDERSTAND AND AGREED BY THE INSTALLER THAT WORK HEREIN DESCRIBED SHALL BE COMPLETE IN EVERY DETAIL, EVEN THOUGH EVERY ITEM INVOLVED IS NOT PARTICULARLY MENTIONED. INSTALLER SHALL BE HELD TO PROVIDE ALL LABOR AND MATERIALS NECESSARY FOR THE WORK INTENDED AND DESCRIBED FOR A COMPLETE AND OPERATIONAL SYSTEM. SUCH MATERIALS SHALL INCLUDE, BUT ARE NOT LIMITED TO, CONDUIT, FITTINGS, COVERPLATES, WIRING, BREAKERS, CONTROL DEVICES, LIGHTING ACCESSORIES, ETC. THIS ALSO INCLUDES EQUIPMENT REQUIRED BY STATE AND LOCAL CODES.
- ELECTRICAL AND DATA OUTLETS ARE SHOWN SCHEMATICALLY IN NATURE. REVIEW FINAL PLACEMENT WITH OWNER BEFORE INSTALL.
- THE ELECTRICAL SYSTEM IS TO BE A DESIGN BUILD SYSTEM. IT IS TO BE DESIGNED, PROVIDED, AND INSTALLED BY A LICENSED ELECTRICAL CONTRACTOR OR ENGINEER IN THE STATE OF MICHIGAN. THE SYSTEM IS TO BE DESIGNED TO MEET ALL APPLICABLE MICHIGAN ELECTRICAL CODES IN FORCE AT THE TIME OF INSTALLATION AND INSPECTION. ANY ELECTRICAL SHOWN IS FOR REFERENCE ONLY AND HAS BEEN DESIGNED BY A LICENSED CONTRACTOR. THE ARCHITECT DOES NOT TAKE ANY LIABILITY FOR THESE SYSTEMS.

ELECTRICAL FIXTURES

*ALL FIXTURES SHOWN ARE TO BE A BASIS OF DESIGN. EQUAL EQUIVALENTS ARE ACCEPTED.

TAG	SYMBOL	MANUFACTURER & DESCRIPTION	MODEL / COLOR
A			
B			
C			
D			
E			
F			
G			
H			

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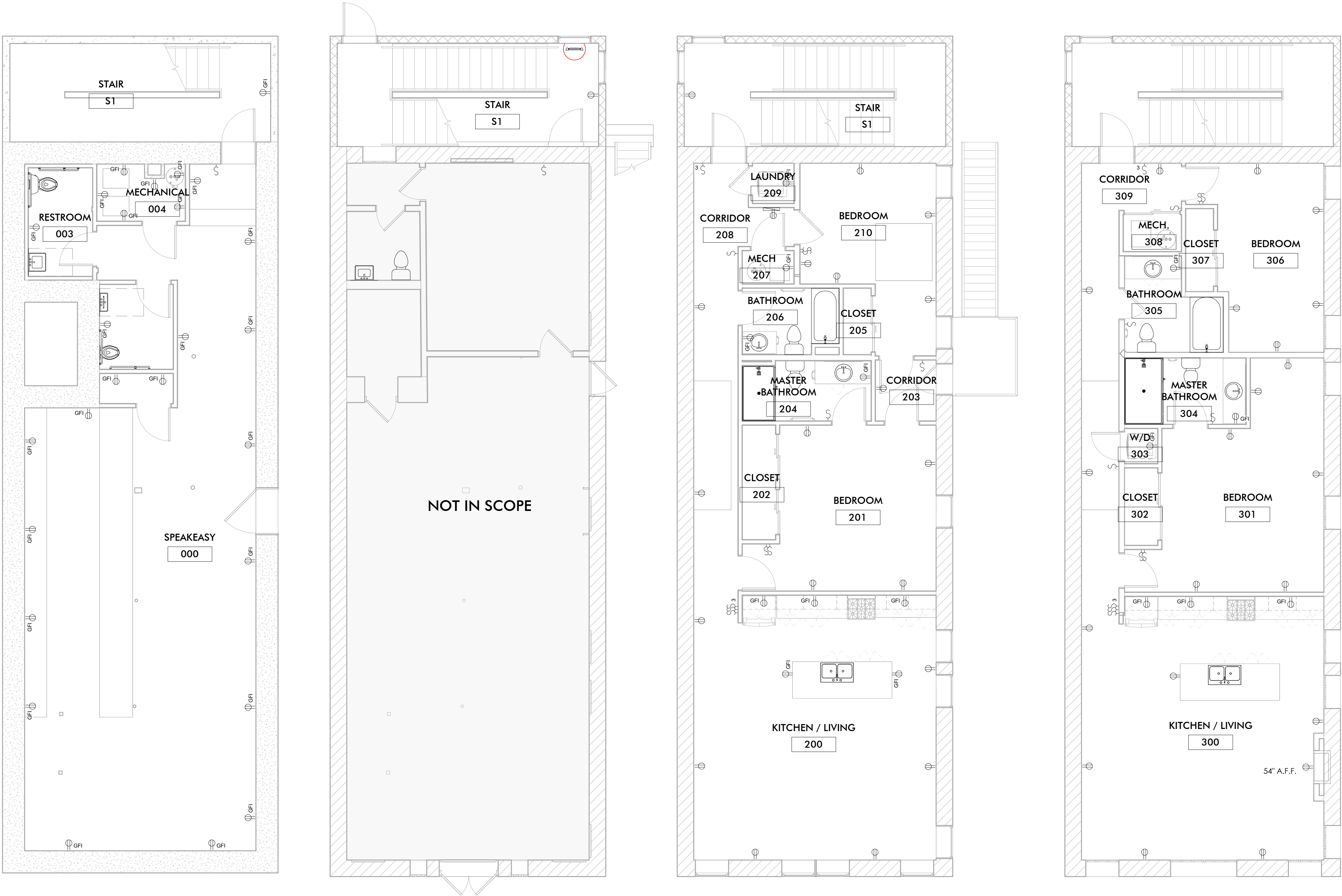
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ELECTRICAL PLANS

E101



0 BASEMENT ELECTRICAL PLAN
3/16" = 1'-0"

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

2 SECOND FLOOR ELECTRICAL PLAN
3/16" = 1'-0"

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

ELECTRICAL SYMBOLS

	THREE-WAY SWITCH		DIMMER SWITCH
	SWITCH		QUADRUPLEX OUTLET
	GROUNDING FAULT INTERCEPTOR OUTLET		240 VOLT RANGE OUTLET
	DUPLEX OUTLET		FLOOR OUTLET

PLUMBING ABBREVIATIONS

AFB	ABOVE FINISHED FLOOR	MH	MANHOLE
AFG	ABOVE FINISHED GRADE	MIN	MINIMUM
APD	AIR PRESSURE DROP	MTG	MOUNTING
BD	BALANCING DAMPER	MV	MANUAL AIR VENT
BF	BARRIER FREE	NC	NORMALLY CLOSED
BOD	BOTTOM OF DUCT ELEVATION	NFHW	NON-FREEZE WALL HYDRANT
BTUH	BRITISH THERMAL UNIT PER HOUR	NIC	NOT IN CONTRACT
BV	BALANCING VALVE	NO	NORMALLY OPEN
CB	CATCH BASIN	OA	OUTSIDE AIR
CBV	CALIBRATED BALANCING VALVE	OAI	OUTSIDE AIR INTAKE
CFH	CUBIC FEET PER HOUR	PD	PRESSURE DROP
CFM	CUBIC FEET PER MINUTE	PIV	POST INDICATOR VALVE
CH	CABINET HEATER	PRV	PRESSURE REDUCING VALVE
CI	CAST IRON	PR	PANEL RADIATION
CM	CEILING MOUNTED	PT	PRESSURE / TEMPERATURE TAPPING
CO	CLEAN OUT	RA	RETURN AIR
CV	CONTROL VALVE	RAV	RELIEF AIR VENT
CW	DOMESTIC COLD WATER	RD	ROOF DRAIN
DF	DRINKING FOUNTAIN	RH	RELATIVE HUMIDITY
DN	DOWN	RPM	REVOLUTIONS PER MINUTE
EA	EXHAUST AIR	RPPBP	REDUCED PRESSURE PRINCIPAL BACKFLOW PREVENTER
EAT	ENTERING AIR TEMPERATURE	RV	RELIEF VALVE
EDB	ENTERING DRY BULB	RW	RAW WATER (UNSOFTENED)
EF	EXHAUST FAN	SA	SUPPLY AIR
ESP	EXTERNAL STATIC PRESSURE	SENS	SENSIBLE
EWB	ENTERING WET BULB	SH	SHOWER
EWG	ELECTRIC WATER COOLER	SK	SINK
EWV	ENTERING WATER TEMPERATURE	SOV	SHUT-OFF VALVE
EXIST	EXISTING	SP	STATIC PRESSURE
FD	FLOOR DRAIN	TEMP	TEMPERATURE
FFM	FEET PER MINUTE	TOT	TOTAL
FR	FIN RADIATION	TR	TEMPERATURE RISE
HB	HOSE BIBB	TS	TIP SPEED
GPM	GALLONS PER MINUTE	TSP	TOTAL STATIC PRESSURE
HP	HORSE POWER	UH	UNIT HEATER
HW	DOMESTIC HOT WATER	UR	URINAL
HWR	DOMESTIC HOT WATER RETURN	VAV	VARIABLE AIR VOLUME BOX
IE	INVERT ELEVATION	V	VENT
LAT	LEAVING AIR TEMPERATURE	VEL	VELOCITY
LAV	LAVATORY	VIF	VERIFY IN FIELD
LDB	LEAVING DRY BULB	VTR	VENT THRU ROOF
LVR	LOUVER	W	WASTE
LWB	LEAVING WET BULB	WC	WATER CLOSET
LWT	LEAVING WATER TEMPERATURE	WPD	WATER PRESSURE DROP
MA	MIXED AIR		
MAT	MIXED AIR TEMPERATURE		
MAX	MAXIMUM		
MB	MOP BASIN		
MBH	BRITISH THERMAL UNIT PER HOUR (THOUSANDS)		

SYMBOLS

	AW	ACID WASTE		MVAC	MEDICAL VACUUM
	AWV	ACID WASTE VENT		O2	OXYGEN
		BALANCING VALVE			PRESSURE GAUGE
		BUTTERFLY VALVE			PRESSURE REDUCING VALVE
		CALIBRATED BALANCING VALVE			PRESSURE RELIEF VALVE
		CAP			PRESSURE / TEMPERATURE TAPPING
		CHECK VALVE		PHR	PRIMARY HEATING HOT WATER RETURN
	CR	CHILLER RETURN		PHS	PRIMARY HEATING HOT WATER SUPPLY
	CS	CHILLER SUPPLY		PC	PUMPED CONDENSATE
	CWR	CHILLED WATER RETURN			REDUCED PRESSURE PRINCIPLE BACKFLOW PREVENTER
	CWS	CHILLED WATER SUPPLY		SAN	SANITARY SEWER (ABOVE FLOOR)
	CA	COMPRESSED AIR		SAN	SANITARY SEWER (BELOW FLOOR)
	COND	CONDENSATE			SHUT-OFF VALVE
	CD	CONDENSATE DRAIN			SMOKE DAMPER
	CTR	CONTROL VALVE		SCW	SOFT COLD WATER
	CTS	COOLING TOWER RETURN		SHW	SOFT HOT WATER
		FIRE DAMPER (HORIZONTAL)		SHWR	SOFT HOT WATER RETURN
		FIRE DAMPER (VERTICAL)			SPRING CHECK VALVE
		FIRE/SMOKE DAMPER			STEAM
		FIRE PROTECTION			STEAM TRAP
		FLOW METER (PROBE TYPE)			STORM SEWER (ABOVE FLOOR)
		FLOW METER (WAFFER TYPE)			STORM SEWER (OVERFLOW SYSTEM)
		FLOW SWITCH			STORM (BELOW FLOOR)
		FOOTING DRAIN			STRAINER
		FUEL OIL RETURN			TEMPERATURE SENSOR
		FUEL OIL SUPPLY			TEPID WATER
		GAS			TEPID WATER RETURN
		GAS COCK			THERMOMETER
		HEATING HOT WATER RETURN			THERMOSTAT
		HEATING HOT WATER SUPPLY			THREE-WAY CONTROL VALVE
		HEAT PUMP RETURN			THROTTLING VALVE
		HEAT PUMP SUPPLY			TRIPLE DUTY VALVE (ANGLE)
		HOT WATER RETURN (DOMESTIC)			TRIPLE DUTY VALVE (STRAIGHT)
		HOT WATER SUPPLY (DOMESTIC)			UNION
		HUMIDISTAT			VACUUM
		MEDICAL AIR			VACUUM BREAKER
					VENT

PLUMBING FIXTURES

WATER CLOSET (TANK TYPE) WC-1
WATER CLOSET (FLOOR MOUNTED): KOHLER WELLWORTH CLASSIC, TWO-PIECE ELONGATED 1.6 GPF TOILET, K-3505-SS, VITEOUS CHINA, EQUIPPED WITH SLOAN FLUSHMATE POLISHED CHROME LEFT HANDED LEVER, WITH ANTIMICROBIAL FINISH, WHITE IN COLOR, CONTRACTOR TO SUPPLY OPEN FRONT SEAT, TO MATCH, THE TOILET IS ASME A112.19.2/CSA B45.1 AND ADA COMPLIANT

SK-1
KOHLER SOHO K-2084-0 WHITE 20" X 18" WALL-MOUNT BATHROOM SINK WITH SINGLE FAUCET HOLE
KOHLER KUMIN K-98827-4-CP POLISHED CHROME SINGLE-HANDLE BATHROOM SINK FAUCET

SK-2
KOHLER PROLOGUE K-31465-1-NA UNDERMOUNT DOUBLE-EQUAL KITCHEN SINK: 33" X 22" X 9". PROVIDE WITH KOHLER SIMPLICE SINGLE-HOLE KITCHEN SINK FAUCET WITH 1-6-5/8" PULL-DOWN SPOUT, DOCKNETIK MAGNETIC DOCKING SYSTEM, AND A 3-FUNCTION SPRAYHEAD; POOLISHED CHROME FINISH

SK-3
KOHLER KATHRYN K-2297-0 UNDERMOUNT BATHROOM SINK: 23-7/8" X 15-5/8" X 6-1/4" WHITE. PROVIDE WITH KOHLER KUMIN K-98827-4-CP POLISHED CHROME SINGLE-HANDLE BATHROOM SINK FAUCET

MB-1
MOP BASIN: ONE PIECE MOLDED IN STONE 10" HIGH 24" X 24" BASIN WITH 1" SHOULDERS AND TILING FLANGES AS REQUIRED. FURNISH WITH FACTORY INSTALLED STAINLESS STEEL 3" DRAIN BODY WITH REMOVABLE STAINLESS STEEL STRAINER; MUSTEE MODEL 63M DURASTONE OR EQUAL. FAUCET SHALL BE CHICAGO FAUCET MODEL 897-CRCF WITH INTEGRAL CHECK VALVES, ROUGH CHROME PLATED CAST BRASS COMBINATION SERVICE SINK FITTING WITH VACUUM BREAKER, 3/4" THREADED HOSE SPOUT, WALL BRACE, PAIL HOOK, ADJUSTABLE FLANGED FEMALE SUPPLY ARMS AND INTEGRAL STOPS. PROVIDE WITH MUSTEE MODEL 65.600 MOP HOLDER OR EQUAL AND WITH MUSTEE MODEL 65.700 HOSE AND SS HOSE HANGER BRACKET OR EQUAL

WATER HEATER WH-1
RHEEM 40 GALLON ELECTRIC OR GAS WATER HEATER - PROFESSIONAL PRESTIGE MODEL #PROPE40T2RH95EC2

WATER HEATER WH-2
RHEEM 20 GALLON ELECTRIC PROFESSIONAL CLASSIC SERIES; POINT-OF-USE MODEL #PROE201RHPOU

PLUMBING NOTES

- FITTINGS, TRIM, AND ACCESSORIES
- A. TOILET SEATS: ELONGATED, SOLID WHITE PLASTIC WITH MOLDED-IN BUMPERS, CLOSED BACK/OPEN FRONT, LESS COVER, AND HAVING BRASS CHECK HINGE.
 - B. SUPPLIES AND STOPS FOR LAVATORIES AND SINKS: POLISHED CHROME-PLATED, LOOSE-KEYED ANGLE STOP HAVING 1/2" INLET AND 3/8" O.D. X 12" LONG CHROME-PLATED BRASS TUBING OUTLET, AND WALL FLANGE AND ESCUTCHEON.
 - C. TRAPS: BRASS, CHROME PLATED ADJUSTABLE "P" TRAP WITH CLEANOUT AND WASTE TO WALL WITH ESCUTCHEON.
 - D. THERMOSTATIC MIXING VALVE FOR INDIVIDUAL LAVS OR SINKS: CONFORM TO ASSE STANDARD 1070 WITH HIGH LIMIT SET AT 110°F WITH CHECKSTOPS ON INLETS. WATTS SERIES USG-B UNDER SINK GUARDIAN OR EQUAL.
 - E. BARRIER-FREE LAVATORY TRAP WRAP: PROVIDE ADA-CONFORMING, WHEELCHAIR ACCESSIBLE LAVATORY P-TRAP AND ANGLE VALVE ASSEMBLY PROTECTIVE PIPE COVER. COVER SHALL BE SECURED WITH SNAP-CLIP FLUSH REUSABLE FASTENERS. ANGLE STOP SHALL HAVE LOCK-LID LOCKING ACCESS COVERS. TRUE-BRO LAV GUARD OR EQUAL.
 - F. IN LOCATIONS WHERE ARCHITECT IS PROVIDING A BELOW COUNTER BARRIER-FREE COUNTERTOP BASIN SHIELD, PROVIDE OFFSET TAILPIECE TO ALLOW FOR INSTALLATION OF ARCHITECTURAL SHIELD / AVOID CONFLICT WITH SINK TAILPIECE. ELKAY LKAD/LKAD18 OR EQUAL.

- INSTALLATION
- A. INSTALL PLUMBING FIXTURES LEVEL AND PLUMB, IN ACCORDANCE WITH FIXTURE MANUFACTURER'S WRITTEN INSTRUCTIONS, ROUGH-IN DRAWINGS, AND PERTINENT CODES AND REGULATIONS, THE ORIGINAL DESIGN, AND THE REFERENCED STANDARDS.
 - B. COMPLY WITH THE INSTALLATION REQUIREMENTS OF REQUIRED CODES AND STANDARDS WITH RESPECT TO BARRIER-FREE PLUMBING FIXTURES. COORDINATE WITH GRAB BAR INSTALLATIONS.
 - C. INSTALL COUNTER TOP MOUNTED SINKS AS FAR FORWARD AS POSSIBLE WITHIN COUNTER TOP.
 - D. FASTEN PLUMBING FIXTURES SECURELY TO SUPPORTS OR BUILDING STRUCTURE. SECURE SUPPLIES BEHIND OR WITHIN WALL CONSTRUCTION TO PROVIDE RIGID INSTALLATION.
 - E. INSTALL A STOP VALVE IN AN ACCESSIBLE LOCATION IN THE WATER CONNECTION TO EACH FIXTURE.
 - F. INSTALL ESCUTCHEONS AT EACH WALL, FLOOR, AND CEILING PENETRATION IN EXPOSED FINISHED LOCATIONS AND WITHIN CABINETS AND MILLWORK.
 - G. SEAL FIXTURES TO WALLS AND FLOORS USING SILICONE SEALANT, MATCH SEALANT COLOR TO FIXTURE COLOR.
 - H. INSTALL FLUSH VALVES FOR WATER CLOSETS IN OFF-SET TYPE BARRIER-FREE STALLS WITH HANDLES ON WIDE SIDE OF STALL.
 - I. INSTALL THERMOSTATIC MIXING VALVE FOR INDIVIDUAL LAVS OR SINKS BENEATH FIXTURE, IN A VISUALLY CONCEALED LOCATION

ROUGH-IN SCHEDULE
LINE SIZES INDICATED BELOW ARE RUN-OUT SIZES, REDUCE SIZE AS REQUIRED AT CONNECTION TO FIXTURE. MAIN LINES SHALL BE INSTALLED AS INDICATED ON DRAWINGS.

FIXTURE	HOT WATER	COLD WATER	WASTE	VENT
LAVATORY	1/2"	1/2"	2"	2"
SINK	1/2"	1/2"	1 1/2"	2"
WATER CLOSET TANK	-	1/2"	4"	2"
MOP BASIN	3/4"	3/4"	3"	1 1/2"
NON-FREEZE HYDRANT	-	3/4"	-	-
HOSE BIBB	-	3/4"	-	-

MOUNTING HEIGHTS SCHEDULE
MOUNT PLUMBING FIXTURES AS SCHEDULED BELOW.

FIXTURE	MOUNTING HEIGHT
LAVATORY	31" FLOOR TO RIM
SINK	36" FLOOR TO RIM
BARRIER-FREE LAVATORIES AND SINK	REFER TO ARCH. DRAWINGS FOR EXACT LOCATION AND HEIGHTS (MAX 34" A.F.F. TO RIM)
BARRIER FREE WATER CLOSET	17" FLOOR TO TOP OF SEAT 27" FLOOR TO BOTTOM EDGE OF FRONT APRON
BARRIER FREE FLUSH VALVES	44" MAX HANDLE TO FLOOR
SHOWER HEAD	72" FLOOR TO HEAD
BARRIER FREE SHOWER CONTROLS	MIN. 38" ABOVE FLOOR, MAX 48" ABOVE FLOOR
BARRIER FREE SHOWER SPRAY UNIT	BOTTOM MAX 48" ABOVE FLOOR TOP MIN. 72" ABOVE FLOOR

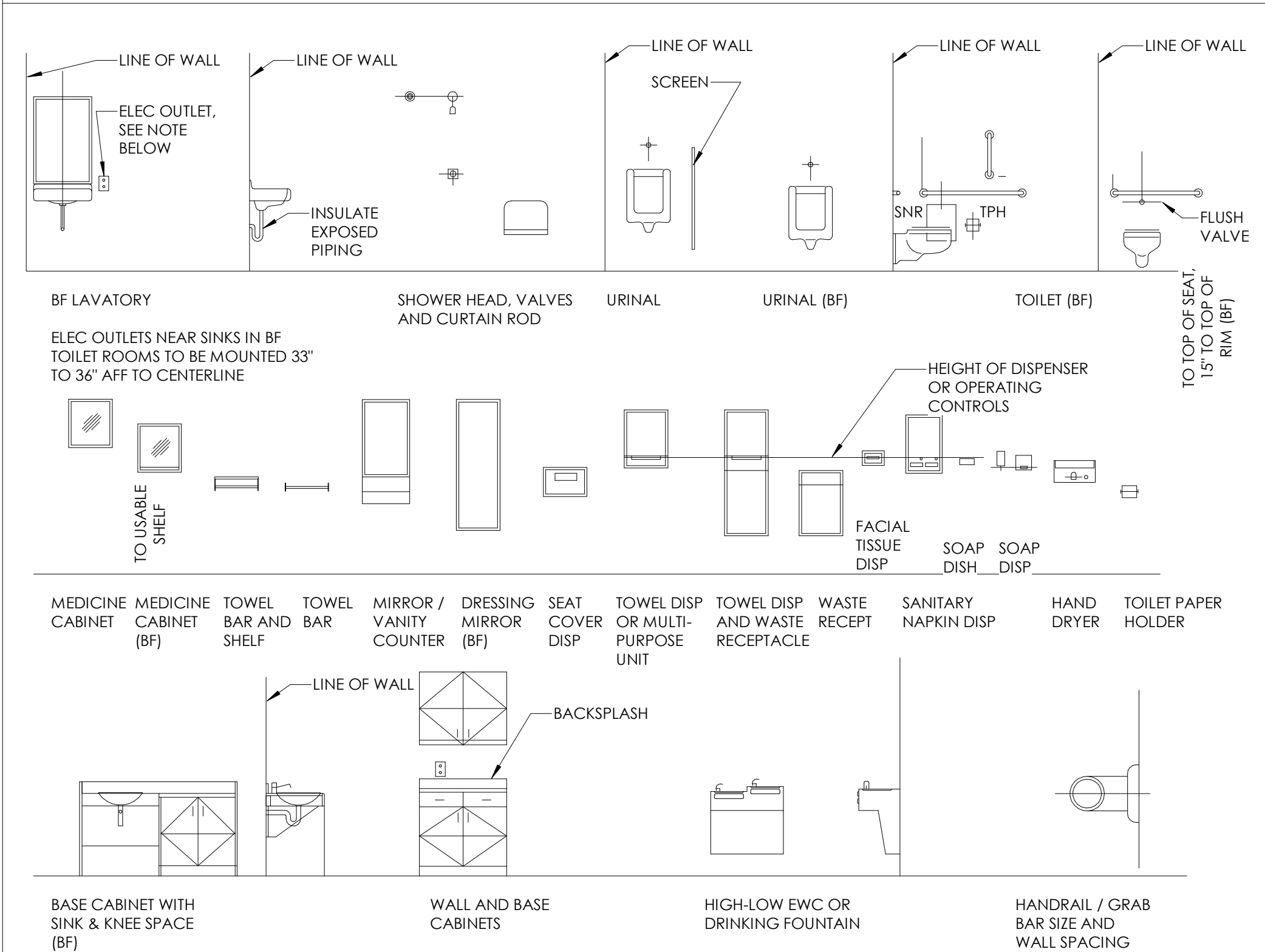
***SEE MOUNTING HEIGHTS + ABBREVIATIONS SHEET FOR VISUALS**

- PLUMBING SPECIALTIES
- A. CALIBRATED BALANCING VALVES: PROVIDE AS INDICATED. CALIBRATED BALANCE VALVES EQUIPPED WITH VALVES ON READOUT PORTS TO FACILITATE CONNECTING OF DIFFERENTIAL PRESSURE METER TO BALANCE VALVES. READOUT VALVES SHALL HAVE 1/4" NPT CONNECTION FOR METERS. PROVIDE CALIBRATED NAMEPLATE TO INDICATED DEGREE OF CLOSURE OF ORIFICE. CONSTRUCT BALANCING VALVE WITH INTERNAL SEALS TO PREVENT LEAKAGE AROUND ROTATING ELEMENT. VALVES TO HAVE MEMORY STOP FEATURE TO ALLOW VALVE TO BE CLOSED AND THEN REOPENED TO SET POINT WITHOUT DISTURBING BALANCING POSITION. PROVIDE BALANCE VALVES WITH PERFORMED POLYURETHANE INSULATION SUITABLE FOR USE ON DOMESTIC HOT WATER SYSTEMS, AND TO PROTECT BALANCE VALVES DURING EQUIPMENT. BELL & GOSSETT "CIRCUIT SETTER" APOLLO VALVES OR EQUAL.
 - B. RECESSED NONFREEZE WALL HYDRANTS: CAST-BRONZE BOX, WITH TEE HANDLE KEY, VACUUM BREAKER, HINGED LOCKING COVER, 3/4" IN INLET, AND HOSE OUTLET. PROVIDE BRONZE CASING OF SUITABLE LENGTH TO HAVE VALVE BODY INSIDE BUILDING, NOT WITHIN EXTERIOR WALL. "WOODFORD" MODEL B67, "CONBRACO" OR EQUAL.
 - C. BACKFLOW PREVENTER: REDUCED-PRESSURE-PRINCIPLE ASSEMBLY CONSISTING OF SHUTOFF VALVES ON INLET AND OUTLET AND STRAINER ON INLET. ASSEMBLIES SHALL INCLUDE TEST COCKS, AIR GAP DRAIN FITTING AND PRESSURE-DIFFERENTIAL RELIEF VALVE LOCATED BETWEEN 2 POSITIVE SEATING CHECK VALVES AND COMPLY WITH REQUIREMENTS OF ASSE STANDARD 1013. PRESSURE DROP THROUGH ASSEMBLY SHALL NOT EXCEED 12 PSIG. "WATTS" NO. 909 SERIES, FEBCO, APOLLO VALVES.

GENERAL PLUMBING NOTES

- ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES, AND LAWS.
- ARRANGE AND PAY FOR ALL PERMITS AND INSPECTIONS AS REQUIRED.
- ALL WORK SHALL BE PERFORMED TO FACILITATE EXPEDITIOUS PROGRESS ON THE WHOLE PROJECT. COORDINATE WORK WITH OTHER TRADES TO MINIMIZE AND RESOLVE POTENTIAL CONFLICTS.
- COMPLETED SYSTEMS SHALL BE TESTED, BALANCED, AND GUARANTEED. PROVIDE REPORT TO A/E.
- THE DRAWINGS ARE DIAGRAMMATIC IN NATURE. THE CONTRACTOR SHALL PROVIDE FITTINGS, OFFSETS, ETC., AS NECESSARY TO PROVIDE COMPLETE SYSTEMS.
- FURNISH AND INSTALL ALL VALVING FOR THE PROPER SECTIONALIZING AND OPERATION OF PIPING SYSTEMS. PROVIDE ACCESS PANELS AS REQUIRED FOR ACCESS TO VALVES.
- ALL PIPES PASSING THROUGH FINISHED WALLS, PARTITIONS, AND FLOORS SHALL BE FITTED WITH ADJUSTABLE ESCUTCHEONS, AND APPROPRIATE FIRE STOPPING WHERE REQUIRED.
- ATTACH ALL FIXTURES TO SUPPORTING SURFACES PLUMB AND LEVEL. WALL HUNG UNITS SHALL BE SECURELY FASTENED TO WALL BACKING. PROVIDE CHAIR CARRIERS FOR ALL LAVATORIES
- WHERE FIXTURES ARE MOUNTED TO WALLS AND FLOORS, SEAL ALL INTERSECTIONS WITH DOW WHITE SILICONE CAULK.
- IT IS NOT THE INTENT OF THESE PLANS TO SHOW EVERY DETAIL OF CONSTRUCTION. CONTRACTOR SHALL FURNISH AND INSTALL ALL ITEMS NECESSARY FOR A COMPLETE CODE COMPLYING SYSTEM.
- FINAL LOCATION OF ALL CEILING FEATURES NEEDS TO BE COORDINATED WITH ALL TRADES.
- PROVIDE APPROPRIATE FIRE STOPPING MATERIALS WHERE FIRE RATED ASSEMBLIES ARE PENETRATED.
- ALL WORK AND MATERIALS SHALL BE GUARANTEED IN WRITING FOR ONE YEAR FROM PROJECT COMPLETION.
- PROVIDE SHOP DRAWINGS FOR APPROVAL OF PLUMBING FIXTURES, ROOF TOP UNITS, GRILLES AND REGISTERS, FANS, WATER HEATERS, AND THERMOSTATS.
- MECHANICAL CONTRACTOR TO FIELD VERIFY ALL SITE LOCATIONS.
- SLOPE ALL NEW SANITARY PIPING A MIN. OF 1/8" PER FOOT.
- SANITIZE ALL NEW HOT & COLD WATER LINES PER LOCAL WATER DEPARTMENT REQUIREMENTS. FLUSH AND TEST SYSTEM FOR LEAKS. MECHANICAL CONTRACTOR IS RESPONSIBLE FOR PROPER LEAK-FREE OPERATION OF SYSTEM. SOLDER JOINTS WITH NON-LEAD SOLDER.
- PROVIDE DI-ELECTRIC FITTINGS WHERE DISSIMILAR METALS ARE CONNECTED.
- SUPPLY ALL NECESSARY TRIM, P-TRAPS, AND ANGLE STOPS AT EACH PLUMBING FIXTURE.
- DISTRIBUTE HOT & COLD WATER PIPING IN TYPE "L" HARD DRAWN COPPER TUBING, ASTM B 88, TO MEET MINIMUM CONNECTION SIZE REQUIREMENTS AS SHOWN ON THE PLUMBING FIXTURE CONNECTION SCHEDULE.
- INSULATE ALL COLD WATER LINES WITH 1" MINERAL FIBER INSULATION WITH VAPOR BARRIER. INSULATE ALL HOT WATER LINES WITH 1" FIBERGLASS.
- DRAIN, VENT AND WASTE PIPING SHALL BE SCHEDULE DWV PVC. CLEAN OUTS IN FINISHED AREAS SHALL BE RECESSED AND HAVE CHROME OR BRASS COVER PLATES FLUSH WITH THE FINISHED FLOOR.
- PROVIDE SHUTOFF VALVES ON HOT & COLD WATER BRANCH PIPING TO ISOLATE BRANCH.
- PROVIDE CLEAN OUTS INSIDE AND OUTSIDE THE BUILDING 100 FEET APART, AND AT LOCATIONS WHERE A CHANGE IN DIRECTION GREATER THAN 45 DEGREES OCCURS.
- INSTALL EACH FIXTURE WITH TRAP, EASILY REMOVABLE FOR SERVICE AND CLEANING.
- AT EACH BARRIER FREE WATER CLOSET WITH FLUSH VALVE, INSTALL THE HANDLE TOWARD THE "OPEN" SIDE OF THE WATER CLOSET STALL.
- INSTALL POTABLE WATER PROTECTION DEVICES ON PLUMBING LINES WHERE CONTAMINATION OF DOMESTIC WATER MAY OCCUR. ON JANITOR ROOMS, FIRE SPRINKLER SYSTEMS, AND FLUSH VALVES.
- INSTALL PIPING TO ALLOW FOR EXPANSION AND CONTRACTION WITHOUT STRESSING PIPE, JOINTS, OR CONNECTED EQUIPMENT.
- FURNISH AND INSTALL WATER HAMMER ARRESTERS IN ACCORDANCE WITH PDI WH201.
- LAY OUT PLUMBING WORK TO AVOID CONFLICTS WITH OTHER BUILDING COMPONENTS. ESTABLISH ELEVATION OF PUBLIC SEWER SYSTEM.

PLUMBING FIXTURES MOUNTING HEIGHTS



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PROJECT NAME
117 EAST MICHIGAN AVE
PROJECT ADDRESS
117 E MICHIGAN AVE, MARSHALL, MI
CLIENT
117 W MICHIGAN LLC

ISSUE
CONSTRUCTION DOCUMENTS

REVISION

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PROJECT NUMBER
2023.171

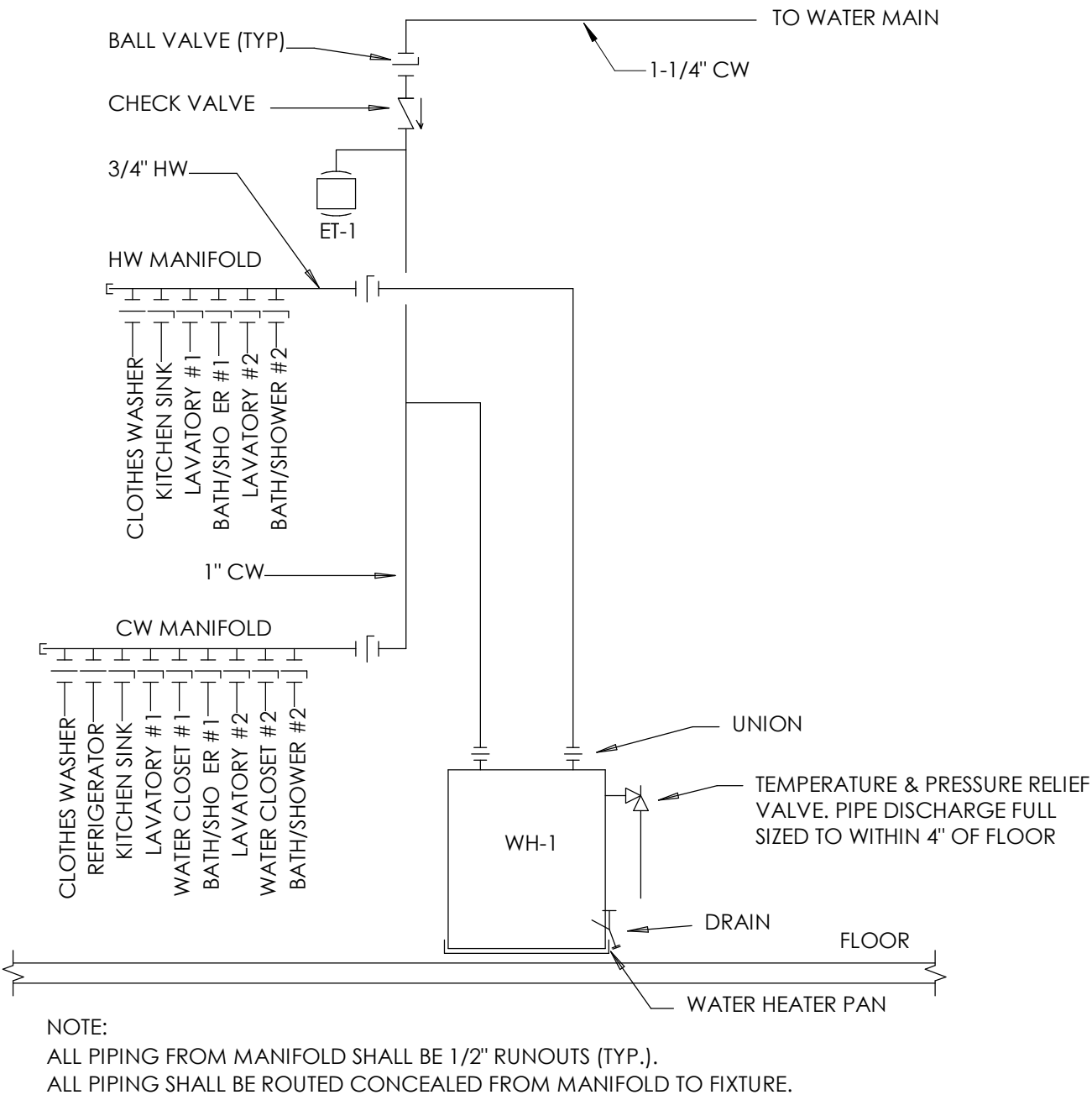
PLUMBING NOTES
P100

PLUMBING GENERAL NOTES

- ALL WORK AND EQUIPMENT PROVIDED AND PERFORMED ON THIS PROJECT SHALL COMPLY WITH ALL APPLICABLE LAWS, CODES, ETC OF ANY AND ALL AUTHORITIES HAVING JURISDICTION INCLUDING, BUT NOT LIMITED TO: THE LATEST ADOPTED MICHIGAN PLUMBING CODE, THE LOCAL FIRE MARSHALL, UNDERWRITERS LABORATORIES, IRI, FM, LOCAL HEALTH DEPARTMENT, OSHA, MIOSHA, ANY MODIFICATIONS REQUIRED BY ANY OF THE ABOVE SHALL BE MADE AT NO ADDITIONAL COST TO THE OWNER, WHERE THE CONTRACT DOCUMENTS EXCEED THE CODE REQUIREMENTS, THE CONTRACT DOCUMENTS SHALL BE FOLLOWED. DEVIATIONS FROM THE CONTRACT DOCUMENTS SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW BEFORE INSTALLATION.
- CONTRACTOR SHALL OBTAIN ALL PERMITS AND PAY ALL FEES AS REQUIRED BY THE LOCAL AUTHORITY HAVING JURISDICTION.
- JOB SITE SAFETY IS THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL HAVE ON SITE A QUALIFIED FOREMAN OVERSEEING ALL ASPECTS OF THE CONSTRUCTION. ENGINEER AND ARCHITECT IS NOT RESPONSIBLE FOR JOB SITE SAFETY.
- ANY HOISTS, LIFTS, OR SPECIAL EQUIPMENT REQUIRED TO SAFELY COMPLETE THE PROJECT SHALL BE PROVIDED BY THE CONTRACTOR UNLESS SPECIFICALLY NOTED ON THE DRAWINGS.
- THE BID SHALL INCLUDE ALL LABOR AND MATERIALS ESSENTIAL TO PROVIDE A COMPLETE AND FUNCTIONING SYSTEM AS DESCRIBED IN THE CONTRACT DOCUMENTS. IN CASES OF DOUBT AS TO WORK INTENDED THE CONTRACTOR SHALL REQUEST SUPPLEMENTARY INFORMATION AT LEAST FIVE(S) DAYS PRIOR TO BIDDING. ONCE CONTRACT IS AWARDED ANY DISPUTES AS TO THE INTENT OF THE DESIGN SHALL BE RESOLVED AS DIRECTED BY THE ENGINEER AND NO ADDITIONAL COST TO THE OWNER.
- CONTRACTOR SHALL NOT PROCEED WITH ANY WORK FOR WHICH ADDITIONAL COMPENSATION IS EXPECTED WITHOUT A WRITTEN CHANGE-ORDER SIGNED BY THE ENGINEER. ADDITIONAL COMPENSATION WILL NOT BE GIVEN WITHOUT A SIGNED, WRITTEN, CHANGE-ORDER. CHANGE-ORDER FORMS MAY BE REQUESTED FROM THE ENGINEER OR CONTRACTOR MAY USE THEIR OWN FORM. CHANGE-ORDER MUST INCLUDE DESCRIPTION OF CHANGE, REASON FOR CHANGE, AND COST BREAKDOWN SHOWING ITEMIZED MATERIAL COSTS, LABOR TIME AND RATE AND SEPARATELY LISTED OH&P. OH&P FOR CHANGE ORDERS SHALL NOT EXCEED 10%.
- A SET OF AS-BUILT DOCUMENTS SHALL BE KEPT ON THE JOB SITE, ACCESSIBLE TO ALL TRADES. CONTRACTOR SHALL MAINTAIN THE AS-BUILT DRAWINGS DAILY INDICATING ANY DEVIATIONS FROM THE CONTRACT DOCUMENTS. CONTRACTOR SHALL MAINTAIN COMMUNICATION WITH ALL OTHER TRADES AND REVIEW AS-BUILT DOCUMENTS OF ALL TRADES ON A REGULAR BASIS. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH ALL TRADES DURING CONSTRUCTION AND FOR NOTIFYING THE ENGINEER OF ANY CHANGES THAT WILL NEED TO BE MADE AS SOON AS THEY ARE IDENTIFIED.
- ALL PRODUCTS AND MATERIALS USED SHALL BE NEW AND "BEST OF ITS KIND." PRODUCTS AND MATERIALS SHALL BE PROTECTED FROM CONSTRUCTION AND WEATHER DAMAGE. CONTRACTOR SHALL NOT INSTALL ANY COMPONENT THAT IS DAMAGED, DIRTY, OR SHOWS ANY SIGNS OF CORROSION.
- THE CONTRACTOR IS RESPONSIBLE, AT HIS OWN COST, FOR WAREHOUSING OF MATERIAL AND EQUIPMENT TO BE INSTALLED ON THIS PROJECT. COORDINATE WITH THE BUILDING OWNER AND/OR GENERAL CONTRACTOR FOR SPACE AVAILABLE ON THE JOB SITE FOR MATERIAL STORAGE.
- ONE COPY OF SHOP DRAWINGS SHALL BE SUBMITTED DIGITALLY FOR THE ITEMS LISTED BELOW WITHIN 2 WEEKS OF AWARD OF CONTRACT AND A MINIMUM OF 2 WEEKS PRIOR TO INSTALLATION. CONTRACTOR SHALL NOT ORDER EQUIPMENT UNTIL SHOP DRAWINGS HAVE BEEN PROCESSED BY THE ENGINEER. SHOP DRAWINGS SHALL BE REVIEWED BY THE CONTRACTOR AND GENERAL CONTRACTOR PRIOR TO BEING SUBMITTED TO THE ENGINEER. INCLUSION IN SHOP DRAWINGS DOES NOT AUTHORIZE A DEVIATION FROM THE REQUIREMENTS OF THE SPECIFICATIONS. ALL SHOP DRAWINGS SHALL HAVE LISTED ON THE COVER SHEET ANY AND ALL PRODUCTS OR MATERIALS THAT DEViate FROM SPECIFICATIONS. DETERMINATION OF "EQUAL" SHALL BE MADE BY ENGINEER. AT A MINIMUM SHOP DRAWINGS SHALL BE SUBMITTED FOR: FIXTURES, DRAINS AND ACCESSORIES.
- AT PROJECT COMPLETION PROVIDE TO THE BUILDING OWNER THREE(3) BOUND SETS TO INCLUDE ALL O&M MANUALS FOR EQUIPMENT INSTALLED AND COPIES OF ALL MANUFACTURER WARRANTIES. CONTRACTOR SHALL COMPLETE ANY WARRANTY REGISTRATION CARDS NECESSARY FOR MANUFACTURER WARRANTIES.
- CONTRACTOR SHALL PROVIDE A ONE(1) YEAR WARRANTY FOR ALL WORK PERFORMED. THIS INSTALLERS WARRANTY SHALL COVER ALL MATERIAL AND EQUIPMENT NOT COVERED BY A MANUFACTURER WARRANTY AND ALL LABOR. THIS WARRANTY SHALL ALSO COVER INSTALLER ERROR OR DAMAGE.
- ALL WORK ON THIS PROJECT SHALL BE EXECUTED IN A GOOD, WORKMAN LIKE MANNER USING MECHANICS SKILLED IN THEIR RESPECTIVE TRADES. NO ALLOWANCE WILL BE GIVEN FOR POOR WORKMANSHIP. ANY INSTALLATION THAT IS OF INSUFFICIENT QUALITY SHALL BE REPLACED BY THE CONTRACTOR AT NO COST TO THE OWNER.
- WORK SITE IS TO BE LEFT IN A NEAT AND ORDERLY CONDITION AT THE END OF EACH WORK SHIFT.
- CONTRACTOR SHALL COORDINATE WITH THE OWNER ANY OWNER FURNISHED EQUIPMENT. CONTRACTOR SHALL REMOVE ANY OWNER FURNISHED ITEMS WHEN DELIVERED TO THE JOB SITE AND SHALL BE RESPONSIBLE FOR THE ITEMS ONCE RECEIVED.
- PENETRATIONS OF FIRE RATED ASSEMBLIES SHALL BE SEALED USING CODE APPROVED, LABORATORY TESTED AND LABELED SEALANTS FOR A FIRE RESISTANCE RATING EQUAL TO OR GREATER THAN THE ASSEMBLY PENETRATED.
- NEW DUCTWORK, PIPING, AND CONDUIT SHALL BE INSTALLED AS HIGH AS POSSIBLE. CONTRACTOR SHALL COORDINATE DUCTWORK, PIPING AND CONDUITS WITH LIGHTING FIXTURES, CEILING CONSTRUCTION, STRUCTURE AIR DISTRIBUTION EQUIPMENT, ETC., AND SHALL BE OFF-SET AS REQUIRED.
- ALL PIPING TO BE INSTALLED PERPENDICULAR TO STRUCTURE LINES UNLESS OTHERWISE NOTED ON DRAWINGS. ALL PIPING TO BE NEATLY SPACED WITH RISERS AND DROPS PLUMB AND TRUE. MINIMUM SPACING SHALL HAVE 1" CLEAR BETWEEN PIPING (INCLUDING FITTINGS) AFTER INSULATION. PIPING SHALL NOT OBSTRUCT ACCESS TO EQUIPMENT, VALVES, FILTERS, ETC.
- ALL PIPING TO BE INSTALLED CONCEALED EXCEPT WHERE NOTED ON PLANS. DO NOT INSTALL PIPING BELOW SLABS EXCEPT WHERE NOTED ON PLANS. DO NOT CONCEAL PIPING UNTIL INSPECTED AND TESTED. PNEUMATIC TESTING OF ALL PIPING IS REQUIRED.
- ALL PIPING THAT PENETRATES CONCRETE SLABS OR MASONRY WALLS SHALL BE PROVIDED WITH A PIPE SLEEVE WITH AN I.D. MINIMUM 1" LARGER THAN O.D. OF PIPE. SLEEVES SHALL PROTRUDE 2" AFF AND FLUSH WITH WALL SURFACE. IF PIPE SLEEVES ARE NOT POURED-IN-PLACE, GROUT SECURELY TO WALL OR SLAB. SEAL SPACE BETWEEN PIPE AND SLEEVE. USE FIRE RATED SEALANT WHERE REQUIRED.
- PROVIDE ALL PIPING OFF-SETS AS REQUIRED FOR COORDINATION WITH STRUCTURE, DUCTWORK, CONDUITS, ETC.
- ALL PIPING AND VALVES SHALL BE LABELED WITH ENGRAVED TAGS OR PLACARDS WITH LETTERING ONE INCH(1") TALL (MINIMUM).
- USE ECCENTRIC REDUCING FITTINGS OR COUPLINGS WHERE REQUIRED TO PREVENT THE POCKETING OF LIQUIDS.
- VERIFY EXACT ROUGH-IN AND FINAL EQUIPMENT REQUIREMENTS IN FIELD.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINAL CONNECTIONS TO PLUMBING FIXTURES. THIS INCLUDES, BUT NOT LIMITED TO FURNISHINGS AND INSTALLING ALL TRAPS, DRAINS AND SUPPLIES WITH STOPS.
- THE CONTRACTOR SHALL VERIFY THAT ALL PIPING, AS SHOWN ON THESE DRAWINGS WILL NOT CONFLICT WITH ANY DRAINS, SCUTTLES, JOINTS VENTS, EQUIPMENT, ETC.
- COORDINATE ROUTING AND LOCATIONS OF WASTE AND VENT PIPING WITH ALL OTHER TRADES.
- THE PLUMBING CONTRACTOR SHALL COORDINATE WITH THE GENERAL CONTRACTOR AND OTHER TRADES, FOR ALL REQUIRED OPENINGS AND EXCAVATIONS.
- ALL ITEMS PROJECTING THROUGH ROOFS SHALL BE FLASHED, A MINIMUM OF 12" ABOVE THE ROOF. ALL VENTS SHALL BE A MINIMUM OF 10' FROM ANY OUTSIDE AIR INTAKE
- INSULATE HOT WATER AND WASTE PIPING UNDER LAVATORIES.
- PIPE INSULATION SHALL BE PER ASHRAE 90.1-2013. MINIMUM 1" FIBERGLASS INSULATION (2LB, FIRE/SMOKE 25/50) ON ALL DOMESTIC COLD WATER PIPING. 1" INSULATION ON DOMESTIC HOT WATER PIPING FOR PIPING BELOW 1 1/2" IN SIZE AND 1.5" INSULATION FOR DOMESTIC HOT WATER PIPING FROM 1 1/2" TO 4" PIPING SIZE.
- STORM PIPE INSULATION SHALL BE MINIMUM 1" FIBERGLASS INSULATION (2LB, FIRE/SMOKE 25/50) ON THE FOLLOWING: INTERIOR ABOVE-GROUND STORM WATER PIPING, VERTICAL UP TO ROOF DRAINS AND OVERFLOW ROOF DRAINS, INCLUDING DRAIN BODY, SUMP RECEIVER PANS, AND ALL HORIZONTAL RUNS.
- PROVIDE STOPS AND SHOCK ABSORBERS AT EACH FIXTURE GROUP.
- PROVIDE VACUUM BREAKERS AT FIXTURES WITH HOSE THREAD CONNECTIONS AND APPLIANCES WITH DIRECT CONNECTIONS TO DOMESTIC WATER.
- LAVATORY FAUCETS SHALL LIMIT HOT WATER FLOW TO 0.5 GPM AND HOT WATER TEMPERATURE TO 110°F PROVIDE SELF-CLOSING VALVES W/ SHUTOFF.
- PROVIDE TRAP SEAL ON ALL AREA FLOOR DRAINS SUBJECT TO EVAPORATION, (SURE SEAL INLINE FLOOR DRAIN TRAP SEALER, MODEL S33000)
- DOMESTIC WATER LINES SHALL BE RUN IN ASTM B 88, TYPE L, DRAWN COPPER TUBE WITH ANSI B16.22 WROUGHT COPPER FITTINGS, ASME B16.18 UNIONS SUITABLE FOR SYSTEM FLUID TYPE, PRESSURE AND TEMPERATURE AND ASTM B 32, No-leak SOLDER JOINTS FOR PIPE SIZES 2 INCHES AND SMALLER, ABOVE GROUND, WITHIN BUILDING. FOR SIZES 2 1/2 INCHES AND LARGER TYPE L COPPER WITH SOLDERED OR MECHANICAL JOINT FITTINGS, ABOVE GROUND, WITHIN BUILDING.

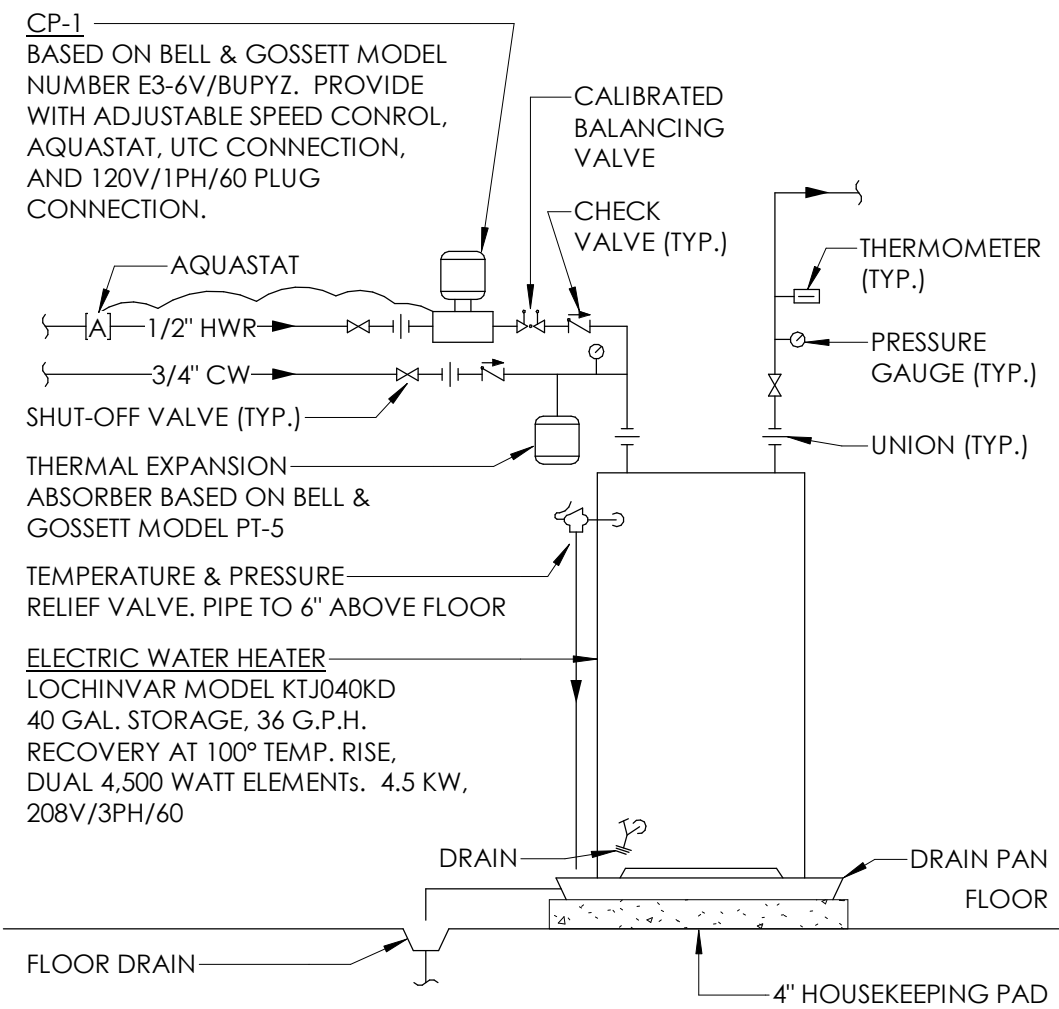
PLUMBING GENERAL NOTES (CONT.)

- DRAINAGE AND VENT PIPE APPLICATIONS - ABOVE AND BELOW GROUND, WITHIN BUILDING: SCHEDULE 40 PVC TYPE DWV PLASTIC PIPE AND FITTINGS. JOINING AND INSTALLATION OF PVC DWV DRAINAGE PIPE AND FITTINGS SHALL CONFORM TO ASTM D 2855 AND ASTM F 402.
- INSTALL PLUMBING FIXTURES LEVEL AND PLUMB, IN ACCORDANCE WITH FIXTURE MANUFACTURER'S WRITTEN INSTRUCTIONS, ROUGH-IN DRAWINGS, AND PERTINENT CODES AND REGULATIONS, THE ORIGINAL DESIGN, AND THE REFERENCED STANDARDS.
- COMPLY WITH THE INSTALLATION REQUIREMENTS OF REQUIRED CODES AND STANDARDS WITH RESPECT TO BARRIER-FREE PLUMBING FIXTURES. COORDINATE WITH GRAB BAR INSTALLATIONS.
- INSTALL COUNTER TOP MOUNTED SINKS AS FAR FORWARD AS POSSIBLE WITHIN COUNTER TOP.
- FASTEN PLUMBING FIXTURES SECURELY TO SUPPORTS OR BUILDING STRUCTURE. SECURE SUPPLIES BEHIND OR WITHIN WALL CONSTRUCTION TO PROVIDE RIGID INSTALLATION.
- SET MOP BASINS IN A LEVELING BED OF CEMENT GROUT.
- INSTALL A STOP VALVE IN AN ACCESSIBLE LOCATION IN THE WATER CONNECTION TO EACH FIXTURE.
- INSTALL ESCUTCHEONS AT EACH WALL, FLOOR, AND CEILING PENETRATION IN EXPOSED FINISHED LOCATIONS AND WITHIN CABINETS AND MILLWORK.
- SEAL FIXTURES TO WALLS AND FLOORS USING SILICONE SEALANT. MATCH SEALANT COLOR TO FIXTURE COLOR.
- INSTALL FLUSH VALVES FOR WATER CLOSETS IN OFF-SET TYPE BARRIER-FREE STALLS WITH HANDLES ON WIDE SIDE OF STALL.
- SHOWER CONTROLS FOR INDIVIDUAL BARRIER-FREE SHOWERS SHALL BE LOCATED ON SAME WALL AS SHOWERHEAD SUPPORT BAR.
- INSTALL THERMOSTATIC MIXING VALVE FOR INDIVIDUAL LAVS OR SINKS BENEATH FIXTURE, IN A VISUALLY CONCEALED LOCATION.
- DOMESTIC WATER PIPING APPLICATIONS: INSTALL TYPE L, DRAWN COPPER TUBE WITH WROUGHT COPPER FITTINGS AND SOLDER JOINTS FOR ALL PIPE SIZES, ABOVE GROUND WITHIN BUILDING.
- MAKE CHANGES IN DIRECTION FOR DRAINAGE AND VENT PIPING USING APPROPRIATE 45 DEGREE WYES, HALF-WYES, OR LONG SWEEP QUARTER, SIXTH, EIGHTH, OR SIXTEENTH BENDS. SANITARY TEES OR SHORT QUARTER BENDS MAY BE USED ON VERTICAL STACKS OF DRAINAGE LINES WHERE THE CHANGE IN DIRECTION OF FLOW IS FROM HORIZONTAL TO VERTICAL EXCEPT USE LONG-TURN TEES, WHERE TWO CROSSES MAY BE USED ON VENT LINES. NO CHANGE IN DIRECTION OF FLOW IS GREATER THAN 90 DEGREES SHALL BE MADE. WHERE DIFFERENT SIZES OF DRAINAGE PIPES AND FITTINGS ARE CONNECTED, USE PROPER SIZE, STANDARD INCREASERS AND REDUCERS. REDUCTION OF THE SIZE OF DRAINAGE PIPING IN THE DIRECTION OF FLOW IS PROHIBITED.
- INSTALL BUILDING DRAIN PITCHED DOWN AT MINIMUM SLOPE OF 1/4 INCH PER FOOT (2 PERCENT) FOR PIPING 2 1/2 INCH AND SMALLER, 1/8 INCH PER FOOT (1 PERCENT) FOR PIPING 3 INCH TO 6 INCH, AND 1/16 INCH PER FOOT. (1/2 PERCENT) FOR PIPING 8 INCH AND LARGER.
- REFER TO SECTION 306 OF THE LATEST ADOPTED MICHIGAN PLUMBING CODE FOR TRENCHING, EXCAVATION AND BACKFILL OF UNDERGROUND PIPING.
- REFER TO SECTION 312 OF THE LATEST ADOPTED MICHIGAN PLUMBING CODE FOR TESTING OF UNDERGROUND PIPING.
- CLEANOUTS ON 6" AND SMALLER PIPES SHALL BE PROVIDED WITH A CLEARANCE OF NOT LESS THAN 1'-6" FOR RODDING.
- AIR ADMITTANCE VALVE TO BE INSTALLED PER SECTION 917 OF THE LATEST ADOPTED MICHIGAN PLUMBING CODE.
- PROVIDE PROTECTION FOR POTABLE WATER SUPPLY PER MICHIGAN PLUMBING CODE SECTION 608.
- SANITARY PIPE APPLICATIONS:
 - DRAINAGE AND VENT PIPE APPLICATIONS - ABOVE GROUND, WITHIN BUILDING: INSTALL PVC TYPE DWV PLASTIC PIPE AND FITTINGS OR HUBLESS CAST-IRON SOIL PIPE AND FITTINGS WITH GASKETED JOINTS.
 - DRAINAGE AND VENT PIPE APPLICATIONS - BELOW GROUND, WITHIN BUILDING: INSTALL PVC TYPE DWV PLASTIC PIPE AND FITTINGS OR HUBLESS CAST-IRON SOIL PIPE AND FITTINGS WITH GASKETED JOINTS.

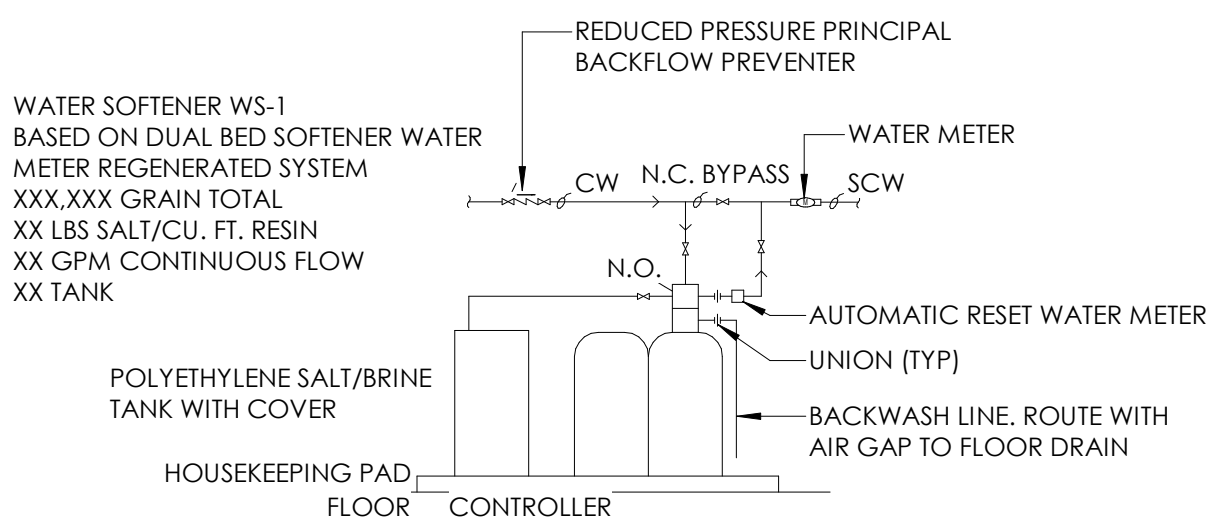


2 BATH WATER HEATER AND MANIFOLD DETAIL
NOT TO SCALE

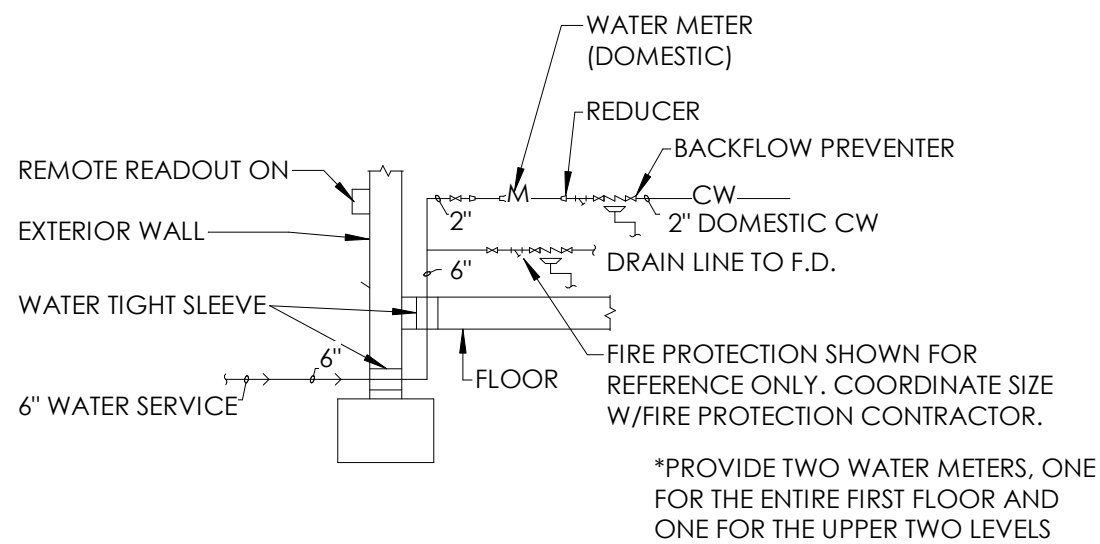
1 WATER HEATER - 20 GAL
P101 NTS



2 WATER HEATER - 40 GAL. ELEC.
P101 NTS



3 WATER SOFTENER DETAIL
P101 NTS



4 WATER SERVICE DETAIL - 2 METERS
P101 NTS



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PROJECT NAME	117 EAST MICHIGAN AVE
PROJECT ADDRESS	117 E MICHIGAN AVE, MARSHALL, MI
CLIENT	117 W MICHIGAN LLC

ISSUE

CONSTRUCTION DOCUMENTS

REVISION

DRAWN BY	CMN
DATE	2/18/2024 8:10:34 PM
SCALE	As indicated
STAMP	

PROJECT NUMBER
2023.171

PLUMBING PLANS

D1.02

P102

WATER CLOSET (TANK TYPE) WC-1
WATER CLOSET (FLOOR MOUNTED): KOHLER WELLWORTH CLASSIC, TWO-PIECE ELONGATED 1.6 GPF TOILET, K-3505-SS, VITREOUS CHINA, EQUIPPED WITH SLOAN FLUSHMATE POLISHED CHROME LEFT HANDED LEVER, WITH ANTIMICROBIAL FINISH, WHITE IN COLOR. CONTRACTOR TO SUPPLY OPEN FRONT SEAT, TO MATCH. THE TOILET IS ASME A12.19.2/CSA B45.1 AND ADA COMPLIANT

SK-1
 KOHLER SOHO K-2084-0 WHITE 20" X 18" WALL-MOUNT BATHROOM SINK WITH SINGLE FAUCET HOLE
 KOHLER KUMIN K-98827-4-CP POLISHED CHROME SINGLE-HANDLE BATHROOM SINK FAUCET

SK-2
 KOHLER PROLOGUE K-31465-1-NA UNDERMOUNT DOUBLE-EQUAL KITCHEN SINK; 33" X 22" X 9".
 PROVIDE WITH KOHLER SIMPLACE SINGLE-HOLE KITCHEN SINK FAUCET WITH 1 6/8" PULL-DOWN
 SPOUT, DOCKNETIK MAGNETIC DOCKING SYSTEM, AND A 3-FUNCTION SPRAYHEAD; POLISHED
 CHROME FINISH

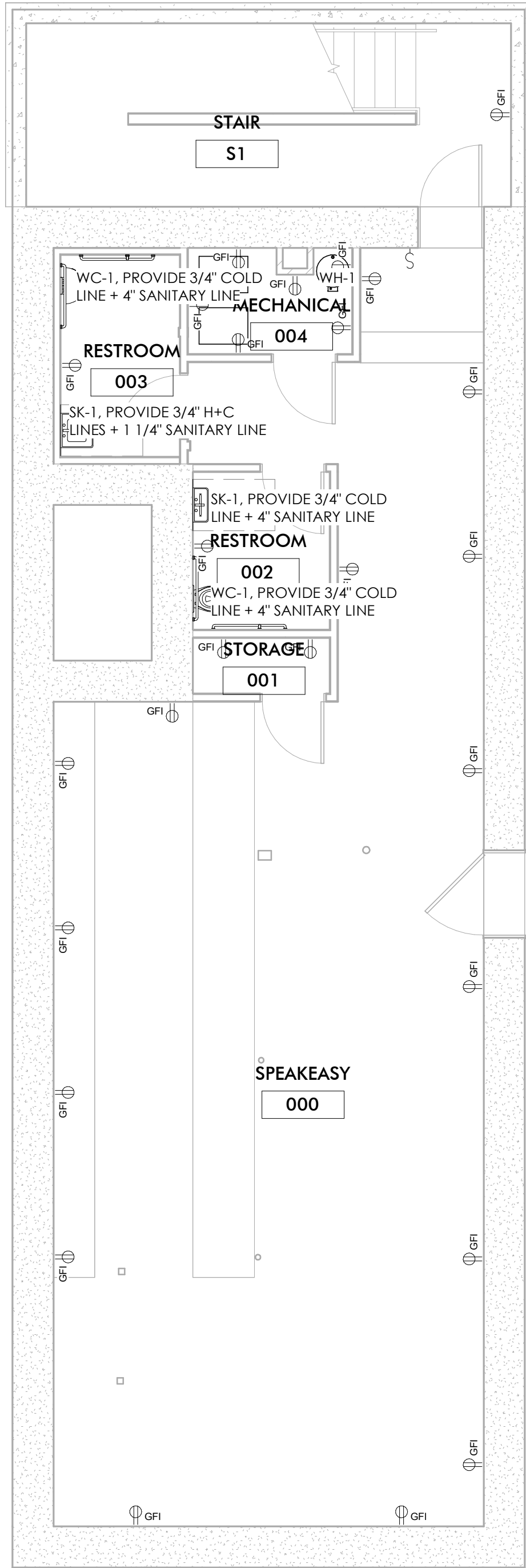
SK-3
 KOHLER KATHRYN K-2297-0 UNDERMOUNT BATHROOM SINK; 23-7/8" X 15-5/8" X 6-1/4" WHITE.
 PROVIDE WITH KOHLER KUMIN K-98827-4-CP POLISHED CHROME SINGLE-HANDLE BATHROOM SINK
 FAUCET

M8-1
MOP BASIN: ONE PIECE MOLDED IN STONE 10" HIGH 24" X 24" BASIN WITH 1" SHOULDERS AND TILING FLANGES AS REQUIRED. FURNISH WITH FACTORY INSTALLED STAINLESS STEEL 3" DRAIN BODY WITH REMOVABLE STAINLESS STEEL STRAINER. MUST BE 304 DURASTONE OR EQUAL. FAUCET MUST BE CHICAGO FAUCET MODEL 19797 CRGF WITH HOLDER OR EQUAL VALVES. ROUGH CHROME PLATED CAST BRASS COMBINATION STYLE SINK FITTING WITH VACUUM BREAKER, 3/4" THREADED HOSE SPOUT, WALL BRACE, PAIL HOOK, ADJUSTIBLE FLANGED FEMALE SUPPLY ARMS AND INTEGRAL SPOUTS. PROVIDE WITH MUSTEE MODEL 65.600 MOP HOLDER OR EQUAL AND WITH MUSTEE MODEL 65.700 HOSE AND SS HOSE HANGER BRACKET OR EQUAL.

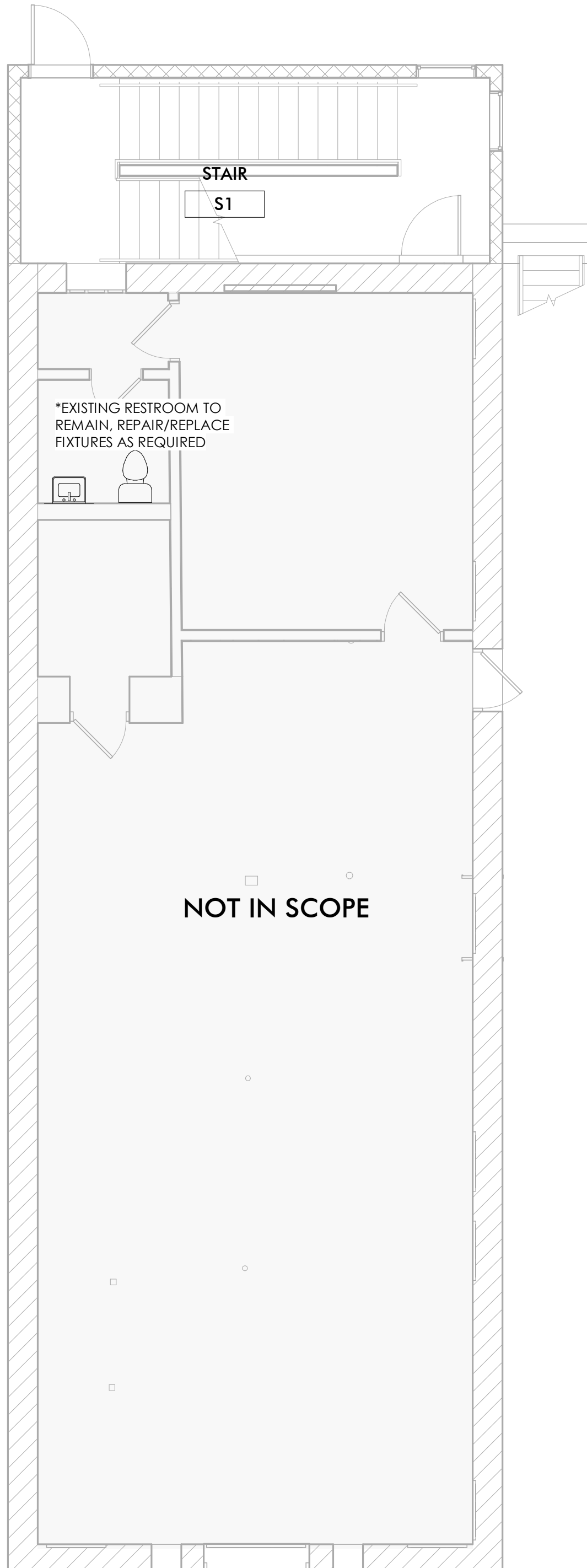
WATER HEATER WH-1
RHEEM 40 GALLON ELECTRIC OR GAS WATER HEATER - PROFESSIONAL PRESTIGE MODEL
#PROPE40T2RH95EC2

WATER HEATER WH-2
RHEEM 20 GALLON ELECTRIC PROFESSIONAL CLASSIC SERIES: POINT-OF-USE MODEL
#PROE201RHPOU

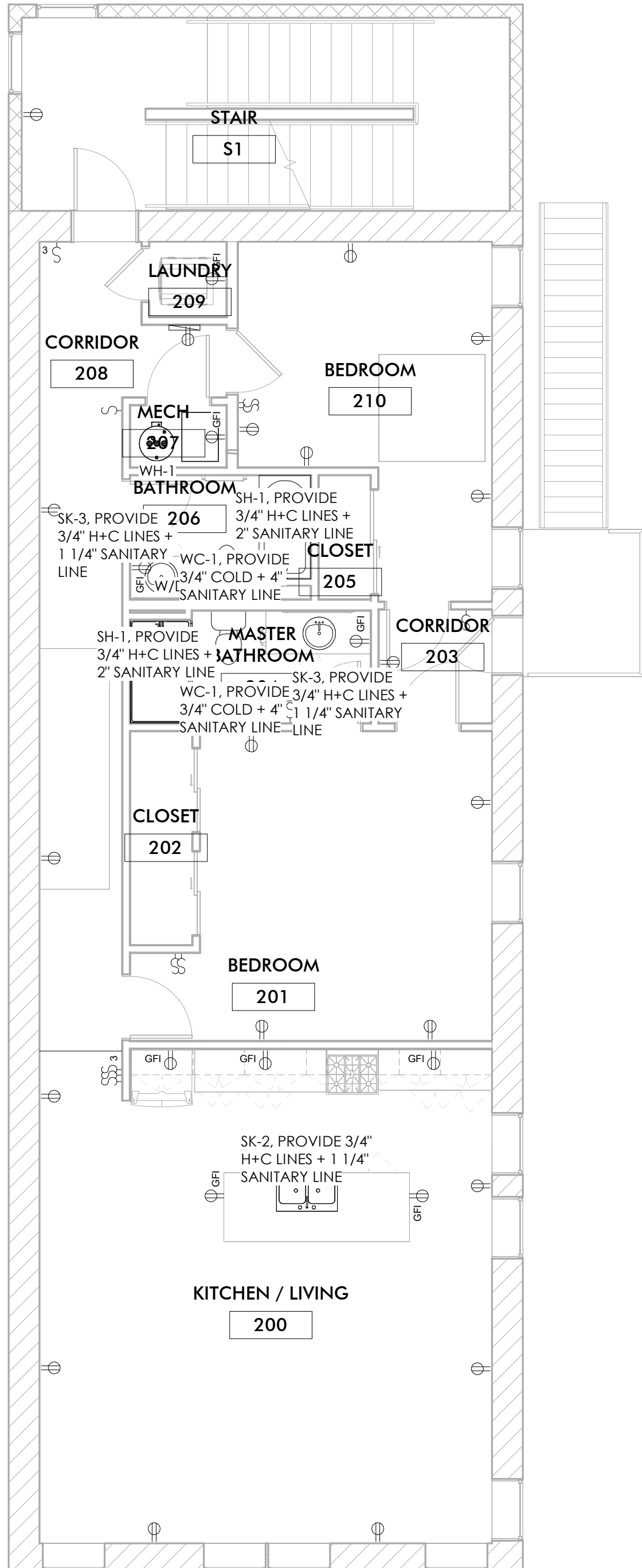
1. ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES, AND LAWS.
2. ARRANGE AND PAY FOR ALL PERMITS AND INSPECTIONS AS REQUIRED.
3. ALL WORK SHALL BE PERFORMED TO FACILITATE EXPEDITIOUS PROGRESS ON THE WHOLE PROJECT. COORDINATE WORK WITH OTHER TRADES TO MINIMIZE AND RESOLVE POTENTIAL CONFLICTS.
4. COMPLETED SYSTEMS SHALL BE TESTED, BALANCED, AND GUARANTEED. PROVIDE REPORT TO A/E.
5. THE DRAWINGS ARE DIAGRAMMATIC IN NATURE. THE CONTRACTOR SHALL PROVIDE FITTINGS, OFFSETS, ETC., AS NECESSARY TO PROVIDE COMPLETE SYSTEMS.
6. FURNISH AND INSTALL ALL VALVING FOR THE PROPER SECTIONALIZING AND OPERATION OF PIPING SYSTEMS. PROVIDE ACCESS PANELS AS REQUIRED FOR ACCESS TO VALVES.
7. ALL PIPES PASSING THROUGH FINISHED WALLS, PARTITIONS, AND FLOORS SHALL BE FITTED WITH ADJUSTABLE ESCUTCHEONS, AND APPROPRIATE FIRE STOPPING WHERE REQUIRED.
8. ATTACH ALL FIXTURES TO SUPPORTING SURFACES PLUMB AND LEVEL. WALL HUNG UNITS SHALL BE SECURELY FASTENED TO WALL BACKING. PROVIDE CHAIR CARRIERS FOR ALL LAVATORIES
9. WHERE FIXTURES ARE MOUNTED TO WALLS AND FLOORS, SEAL ALL INTERSECTIONS WITH DOW WHITE SILICONE CAULK.
10. IT IS NOT THE INTENT OF THESE PLANS TO SHOW EVERY DETAIL OF CONSTRUCTION. CONTRACTOR SHALL FURNISH AND INSTALL ALL ITEMS NECESSARY FOR A COMPLETE CODE COMPLYING SYSTEM.
11. FINAL LOCATION OF ALL CEILING FEATURES NEEDS TO BE COORDINATED WITH ALL TRADES.
12. PROVIDE APPROPRIATE FIRE STOPPING MATERIALS WHERE FIRE RATED ASSEMBLIES ARE PENETRATED.
13. ALL WORK AND MATERIALS SHALL BE GUARANTEED IN WRITING FOR ONE YEAR FROM PROJECT COMPLETION.
14. PROVIDE SHOP DRAWINGS FOR APPROVAL OF PLUMBING FIXTURES, ROOF TOP UNITS, GRILLES AND REGISTERS, FANS, WATER HEATERS, AND THERMOSTATS.
15. MECHANICAL CONTRACTOR TO FIELD VERIFY ALL SITE LOCATIONS.
16. SLOPE ALL NEW SANITARY PIPING A MIN. OF 1/8" PER FOOT.
17. SANITIZE ALL NEW HOT & COLD WATER LINES PER LOCAL WATER DEPARTMENT REQUIREMENTS. FLUSH AND TEST SYSTEM FOR LEAKS. MECHANICAL CONTRACTOR IS RESPONSIBLE FOR PROPER LEAK-FREE OPERATION OF SYSTEM. SOLDER JOINTS WITH NON-LEAD SOLDER.
18. PROVIDE DI-ELECTRIC FITTINGS WHERE DISSIMILAR METALS ARE CONNECTED.
19. SUPPLY ALL NECESSARY TRIM, P-TRAPS, AND ANGLE STOPS AT EACH PLUMBING FIXTURE.
20. DISTRIBUTE HOT & COLD WATER PIPING IN TYPE "L" HARD DRAWN COPPER TUBING, ASTM B 88, TO MEET MINIMUM CONNECTION SIZE REQUIREMENTS AS SHOWN ON THE PLUMBING FIXTURE CONNECTION SCHEDULE.
21. INSULATE ALL COLD WATER LINES WITH 1" MINERAL FIBER INSULATION WITH VAPOR BARRIER. INSULATE ALL HOT WATER LINES WITH 1" FIBERGLASS.
22. DRAIN, VENT AND WASTE PIPING SHALL BE SCHEDULE DWV PVC. CLEAN OUTS IN FINISHED AREAS SHALL BE RECESSED AND HAVE CHROME OR BRASS COVER PLATES FLUSH WITH THE FINISHED FLOOR.
23. PROVIDE SHUTOFF VALVES ON HOT & COLD WATER BRANCH PIPING TO ISOLATE BRANCH.
24. PROVIDE CLEAN OUTS INSIDE AND OUTSIDE THE BUILDING 100 FEET APART, AND AT LOCATIONS WHERE A CHANGE IN DIRECTION GREATER THAN 45 DEGREES OCCURS.
25. INSTALL EACH FIXTURE WITH TRAP, EASILY REMOVABLE FOR SERVICE AND CLEANING.
26. AT EACH BARRIER FREE WATER CLOSET WITH FLUSH VALVE, INSTALL THE HANDLE TOWARD THE "OPEN" SIDE OF THE WATER CLOSET STALL.
27. INSTALL POTABLE WATER PROTECTION DEVICES ON PLUMBING LINES WHERE CONTAMINATION OF DOMESTIC WATER MAY OCCUR, ON JANITOR ROOMS, FIRE SPRINKLER SYSTEMS, AND FLUSH VALVES.
28. INSTALL PIPING TO ALLOW FOR EXPANSION AND CONTRACTION WITHOUT STRESSING PIPE, JOINTS, OR CONNECTED EQUIPMENT.
29. FURNISH AND INSTALL WATER HAMMER ARRESTERS IN ACCORDANCE WITH PDI WH201.
30. LAY OUT PLUMBING WORK TO AVOID CONFLICTS WITH OTHER BUILDING COMPONENTS. ESTABLISH ELEVATION OF PUBLIC SEWER SYSTEM.



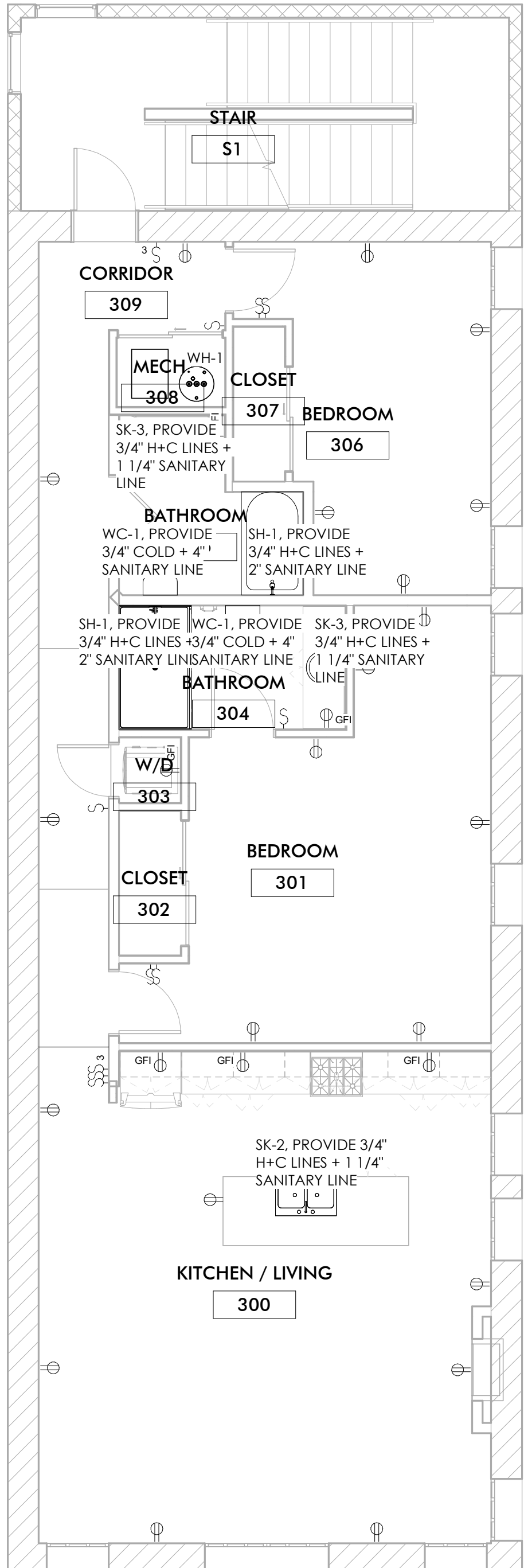
  **BASEMENT PLUMBING PLAN**
3/16" = 1'-0"



  **FIRST FLOOR PLUMBING PLAN**
3/16" = 1'-0"



  **SECOND FLOOR PLUMBING PLAN**
3/16" = 1'-0"



 **3** **THIRD FLOOR PLUMBING PLAN**
P102 $3/16" = 1'-0"$

1. FIRE SUPPRESSION PROVIDER TO PROVIDE A COMPLETELY SPRINKLED BUILDING (LIGHT HAZARD), THE FIRE SUPPRESSION SYSTEM IS TO BE DESIGNED PER THE FP #13, STATE FIRE MARSHAL, AND REQUIREMENTS OF THE LOCAL JURISDICTION.
2. THE REVISED SYSTEM IS TO REMAIN A WET SYSTEM.
3. SPRINKLER HEADS TO BE QUICK RESPONSE.
4. ALL SPRINKLER HEADS TO BE CONCEALED WITH CHROME COVER PLANTS, 155 DEGREES, 1/2" ORIFICE.
5. EXPOSED AREAS ARE TO HAVE BRASS UPRIGHT HEADS.
6. EXISTING CONDITIONS TO BE FIELD VERIFIED.
7. COORDINATE FIRE SUPPRESSION LINES WITH LIGHTS, DUCTS, CEILINGS, BULKHEADS, ETC.
8. REVIEW FIRE PROTECTION REQUIREMENTS WITH INSURANCE COMPANY.
9. THROUGH THE PERMITTING PROCESS THE FIRE SUPPRESSION SYSTEM WILL BE INSPECTED AND APPROVED BY THE FIRE MARSHAL PRIOR TO THE ISSUANCE OF AN OCCUPANCY PERMIT.
10. SHOP DRAWINGS ARE TO BE PROVIDED TO THE ARCHITECT AND LOCAL JURISDICTION FOR REVIEW BEFORE PURCHASING AND INSTALLING EQUIPMENT.

SYM	DESCRIPTION	HEIGHT
	DUCT TYPE SMOKE DETECTOR	
	DUCT DETECTOR TEST STATION	48"
	FIRE ALARM AUDIO/VISUAL	84"
	FIRE ALARM BELL	84"
	FIRE ALARM PULL STATION	48"
	FIRE ALARM VISUAL DEVICE	84"
	FLOW SWITCH	
	HEAT DETECTOR	
	SMOKE DETECTOR	
	TAMPER SWITCH	
	FIRE EXTINGUISHER	
	FIRE SUPPRESSION AREA	

MOUNTING HEIGHTS ARE AS GIVEN UNLESS NOTED OTHERWISE ON THE PLANS

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PROJECT NAME	1117 EAST MICHIGAN AVE
PROJECT ADDRESS	1117 E MICHIGAN AVE, MARSHALL, MI
CLIENT	1117 W MICHIGAN LLC

CONSTRUCTION DOCUMENTS

REVISION

DRAWN BY	Author
DATE	2/18/2024 8:10:36 PM
SCALE	As indicated
STAMP	

PROJECT NUMBER
2023.171

**FIRE SUPPRESSION AND ALARM PLAN
AND NOTES**



RESOLUTION 2024-14
RESOLUTION TO ESTABLISH AN OBSOLETE PROPERTY
REHABILITATION DISTRICT

Minutes of a regular meeting of the Council of the City of Marshall, held on June 17, 2024 at 7:00 PM.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and supported by _____.

Resolution 2024-14 Establishing an Obsolete Property Rehabilitation (OPRA)
District for 117 East Michigan Avenue

WHEREAS, pursuant to PA 146 of 2000, the City of Marshall has the authority to establish "Obsolete Property Rehabilitation Districts" within the City of Marshall; and

WHEREAS, 117 W Michigan Ave LLC has filed a written request with the clerk of the City of Marshall requesting the establishment of the Obsolete Property Rehabilitation District for an area in the vicinity of 117 East Michigan Avenue located in the City of Marshall hereinafter described; and

WHEREAS, the City Council of the City of Marshall determined that the district meets the requirements set forth in section 3(1) of PA 146 of 2000; and

WHEREAS, written notice has been given by mail to all owners of real property located within the proposed district and to the public by newspaper advertisement in the Marshall Advisor and/or by public posting of the hearing on the establishment of the proposed district; and

WHEREAS, on June 17, 2024 a public hearing was held and all residents and taxpayers of the City of Marshall were afforded an opportunity to be heard thereon; and

WHEREAS, the City Council deems it to be in the public interest of the City of Marshall to establish the Obsolete Property Rehabilitation District as proposed.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Marshall that the following described parcel(s) of land situated in the City of Marshall, Calhoun County, and State of Michigan, to wit:

MARSHALL CITY, UPPER VILLAGE E 22 FT OF S 88 FT OF LOT 12.

be and here is established as an Obsolete Property Rehabilitation District pursuant to the provisions of PA 146 of 2000 to be known as 117 Esat Michigan Avenue Obsolete Property Rehabilitation District No. 1.

AYES:

NAYS:

RESOLUTION DECLARED ADOPTED.

I hereby certify that the foregoing constitutes a true and complete copy of a resolution adopted by the City Council of the City of Marshall, County of Calhoun, Michigan at a regular meeting held on June 17, 2024.

Michelle Eubank
Clerk

**NOTICE OF PUBLIC HEARING
APPLICATION FOR OBSOLETE PROPERTY REHABILITATION EXEMPTION DISTRICT
FOR 117 EAST MICHIGAN AVENUE**

The City Council of the City of Marshall will conduct a public hearing at 7:00 p.m. on Monday, June 17, 2024, to hear public comment on the application for the establishment of an Obsolete Property Rehabilitation District for the property at 117 East Michigan Avenue for a specified period to be determined by resolution of the City Council.

Following public comment, the City Council will consider an authorizing resolution for the creation of the district. As a part of their deliberations, the City Council will evaluate if the tax exemption is necessary to reduce unemployment, promote economic growth and increase capital investment.

The public is encouraged to make their viewpoint on the matter known at the public hearing or beforehand through letter mailed to the City Clerk's Office, 323 West Michigan Street, Marshall, MI 49068 or electronic mail to meubank@cityofmarshall.com. All communications should be addressed to the City Council. Information on the application and its purpose may be viewed in the City Clerk's Office, Monday-Thursday 9 AM-5 PM and Friday 9AM-Noon. Questions regarding the requested exemption should be directed to: Eric Zuzga, Director of Community Services, 269-558-0354 or ezuzga@cityofmarshall.com.

Michelle Eubank
City Clerk



323 W Michigan Ave, Marshall, MI 49068
P 269.781.5183 F 269.781.3835
cityofmarshall.com

May 23, 2024

Calhoun County
Marshall Public Schools
Calhoun ISD
Marshall District Library
Kellogg Community College
Marshall Area Firefighters Ambulance Authority

RE: OPRA District Public Hearing- 117 Esat Michigan Avenue, Marshall, MI 49068

Dear Taxing Jurisdictions:

A public hearing will be held on June 17, 2024 at 7:00 PM to consider a request for the creation of an Obsolete Property Rehabilitation district for the property at 117 East Michigan Avenue.

You will be provided an opportunity to address Council on this request or you may provide written comments on the proposed development. Written comments can be submitted to City Clerk at 323 West Michigan Avenue, Marshall, MI 49068.

If you have any questions, please do not hesitate to contact me at 269-558-0354 or EZuzga@cityofmarshall.com.

Sincerely,

Eric Zuzga
Director of Community Services

Gutsue Construction

8213 d drive north, battle creek 49014

OWNER'S SWORN STATEMENT

DATED: 05/01/24

LENDER: Jessica Gutsue
MCCU

State of: Michigan)
County of: Calhoun)

COMPANY NAME: Gutsue Construction
PERSON SUBMITTING: John Gutsue

ADDRESS OF IMPROVEMENTS: 117 east michigan ave

TELEPHONE:
CELL/PHONE: 269-420-5960
FAX:

The undersigned President or Owner of the company identified above (the "Contractor", the builder or general contractor for the construction of certain improvements at the property described herein, hereby swears and affirms that the following is a list of each professional, subcontractor, supplier and laborer that Contractor has retained in connection with such improvements and that opposite each such name is a correct and full description of the work or material to be provided by such party, the amount of the original contractor or bid, the revised contract amount, if any, the aggregate amount of previous payments to such party, the current amount due such party as of the date set forth above, and the remaining amount required to complete the particular item of work, as follows:

SUBCONTRACTOR/SUPPLIER OR LABORER	DESCRIPTION OF WORK OR MATERIAL		ORIGINAL CONTRACT AMOUNT	CHANGE ORDERS (IF ANY)	ADJUSTED CONTRACT AMOUNT	PREVIOUS PAYMENTS AND/OR DRAWS	AMOUNT OF THIS REQUEST	RETAINAGE (IF ANY)	BALANCE TO COMPLETE
					-				-
	Gutsue Construction	permits	3,450.00		3,450.00				3,450.00
	Gutsue Construction	demo	20,000.00		20,000.00				20,000.00
	Us lumber	framing material	15,000.00		15,000.00				15,000.00
	Gutsue Construction	framing labor	25,000.00		25,000.00				25,000.00
	Us lumber	window material	25,000.00		25,000.00				25,000.00
4	Gutsue Construction	window labor	12,500.00		12,500.00			-	12,500.00
	KT Masonary	stairway enclosure	67,000.00		67,000.00				67,000.00
6	Eric dale HVAC	hvac material	21,200.00		21,200.00			-	21,200.00
	Eric dale HVAC	mechanical labor	15,000.00		15,000.00				15,000.00
7	the plumbing company	plumbing material	18,500.00		18,500.00			-	18,500.00
	the plumbing company	plumbing labor	20,000.00		20,000.00				20,000.00
8	bucks electric	electrical material	15,000.00		15,000.00			-	15,000.00
	bucks electric	electrical fixture allowance	10,000.00		10,000.00				10,000.00
	bucks electric	electrical labor	20,000.00		20,000.00				20,000.00
	jackson automatic	sprinkler material	35,000.00		35,000.00				35,000.00
	jackson automatic	sprinkler labor to install	26,000.00		26,000.00				26,000.00
	tichenor roofing	roofing material	15,000.00		15,000.00				15,000.00
	tichenor roofing	roofing labor	12,000.00		12,000.00				12,000.00
	wbi insualtion	insulation material	5,500.00		5,500.00				5,500.00
	wbi insualtion	insulation labor	5,200.00		5,200.00				5,200.00
9	stanton interior	drywall	47,000.00		47,000.00			-	47,000.00
	smith painting	paint	22,000.00		22,000.00				22,000.00
	Us lumber	trim material	10,000.00		10,000.00				10,000.00
	Gutsue Construction	trim labor	18,700.00		18,700.00				18,700.00
11	Us lumber	flooring material	10,000.00		10,000.00	-		-	10,000.00
12	Gutsue Construction	flooring labor	11,000.00		11,000.00	-		-	11,000.00
	Gutsue Construction	hardware allowance	8,100.00		8,100.00				8,100.00
	lowes	appliances	10,000.00		10,000.00				10,000.00
14	Gutsue Construction	on site services	6,000.00		6,000.00	-		-	6,000.00
	Us lumber	cabinets and countertops	25,000.00		25,000.00				25,000.00
					-				-
16					-	-		-	-
					-				-
17					-	-		-	-
21					-	-	-	-	-
24					-	-	-	-	-
					-				-
25					-	-	-	-	-
27					-	-	-	-	-
28					-			-	-
29			-		-	-	-	-	-
30			-		-	-	-	-	-
31				-	-	-	-		-
33				-	-	-	-	-	-
TOTAL PAGE 1:			\$ 554,150.00	\$ -	\$ 554,150.00	\$ -	\$ -	\$ -	\$ 554,150.00

SWORN STATEMENT (PAGE 2)

	SUBCONTRACTOR SUPPLIER OR LABORER	DESCRIPTION OF WORK OR MATERIAL		ORIGINAL CONTRACT AMOUNT	CHANGE ORDERS (IF ANY)	ADJUSTED CONTRACT AMOUNT	PREVIOUS PAYMENTS AND/OR DRAWS	AMOUNT OF THIS REQUEST	RETAINAGE (IF ANY)	BALANCE TO COMPLETE
34				-	-	-	-	-	-	-
35				-	-	-	-	-	-	-
36				-	-	-	-	-	-	-
37				-	-	-	-	-	-	-
38				-	-	-	-	-	-	-
39				-	-	-	-	-	-	-
40				-	-	-	-	-	-	-
41				-	-	-	-	-	-	-
42				-	-	-	-	-	-	-
43				-	-	-	-	-	-	-
44				-	-	-	-	-	-	-
45				-	-	-	-	-	-	-
46				-	-	-	-	-	-	-
47				-	-	-	-	-	-	-
48				-	-	-	-	-	-	-
49				-	-	-	-	-	-	-
50				-	-	-	-	-	-	-
51				-	-	-	-	-	-	-
52				-	-	-	-	-	-	-
53				-	-	-	-	-	-	-
54				-	-	-	-	-	-	-
55				-	-	-	-	-	-	-
56				-	-	-	-	-	-	-
57				-	-	-	-	-	-	-
58				-	-	-	-	-	-	-
TOTAL PAGE 2:				\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
GRAND TOTAL				\$ 554,150.00	\$ -	\$ 554,150.00	\$ -	\$ -	\$ -	\$ 554,150.00

WARNING TO DEPONENT: A PERSON, WHO WITH INTENT TO DEFRAUD, GIVES A FALSE SWORN STATEMENT IS SUBJECT TO CRIMINAL PENALTIES AS PROVIDED IN SECTION 110 OF THE THE CONSTRUCTION LIEN ACT, ACT NO. 497 OF THE PUBLIC ACTS OF 1980, AS AMENDED, BEING SECTION 570.1110 OF THE MICHIGAN COMPLIED LAWS.

ON RECEIPT OF THIS SWORN STATEMENT, THE OWNER OR LESSEE, OR THE OWNER'S OR LESSEE'S DESIGNEE, MUST GIVE NOTICE OF ITS RECEIPT, EITHER IN WRITING, OR TELEPHONE, OR PERSONALLY, TO EACH SUBCONTRACTOR, SUPPLIER, AND LABORER WHO HAS PROVIDED A NOTICE OF FURNISHING UNDER SECTION 109 OR, IF A NOTICE OF FURNISHING IS EXCUSED UNDER SECTION 108 OR 108A, TO EACH SUBCONTRACTOR, SUPPLIER, AND LABORER NAMED IN THE SWORN STATEMENT, IF A SUBCONTRACTOR, SUPPLIER, OR LABORER WHO HAS PROVIDED A NOTICE OF FURNISHING OR WHO IS NAMED IN THE SWORN STATEMENT MAKES A REQUEST, THE OWNER, LESSEE, OR DESIGNEE SHALL PROVIDE THE REQUESTER A COPY OF THE SWORN STATEMENT WITHIN 10 BUSINESS DAYS AFTER RECEIVING THE REQUEST.

DATED

DEPONENT - John Gutsue, PRESIDENT

Subscribed and sworn to before me this

day of

20

County,

Acting in

County,

My commission expires:

For a Valuable Consideration, paid to the undersigned, the receipt whereof is hereby confessed and acknowledged, the undersigned hereby waiver, release and relinquish any and all claim of right of lien which the undersigned now have or may have hereafter upon the premises described in the above sworn statement, for labor and material, general supervision of construction, or otherwise.

Date:

By:

ITEM: 12.B

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
William Dopp, Finance Director/ City Treasurer
Eric Zuzga, Director of Community Services
Marguerite Davenport, Director of Public Services
DATE: June 3, 2024
SUBJECT: **NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY -
NOTICE OF INTENT TO SELL BONDS**

In 2023, the City Council approved an agreement for the development of the Briarwood and Valley View Subdivisions in partnership with Allen Edwin Homes. Since that time, City staff have worked with our engineers and the developer, Allen Edwin, to design the infrastructure necessary to add 44 homes in these two neighborhoods. The current estimate for the infrastructure for both subdivisions is \$1,866,000, which includes the resurfacing of Mann Road from Allen to East Drive. We have included a \$321,450 (17.41%) contingency, issuance costs of \$82,550 and \$500,000 for a potential additional housing project in the NENIA, bringing the total bond authorization request to \$2,750,000. Prior to the sale of any bonds, the final authorization amount will be presented to the City Council for approval.

City staff met with our Bond Attorney and Financial Consultant to move a bond issuance for this work forward. They have provided the attached Notice of Intent/resolution which needs to be approved to proceed with the issuance. After the completion of the 45-day notice period, staff will work with both of these parties to sell bonds and move forward on construction of the necessary infrastructure.

BUDGET IMPACT:

None at this time. If the City issues bonds, the proceeds of the bonds will be used for the design and construction of said infrastructure. Debt service will be covered by tax capture from the Northeast Neighborhood Improvement Authority District. The district and capture does not affect property owner's taxes.

RECOMMENDATION:

Approve Resolution 2024-18, A Notice of Intent Resolution for Capital Improvement Bonds for Northeast Neighborhood Improvement Authority Infrastructure Improvements, and authorize the City Manager and City Clerk to sign and publish the necessary documents.

**City of Marshall
County of Calhoun, State of Michigan
Resolution 2024-18**

**A NOTICE OF INTENT RESOLUTION
CAPITAL IMPROVEMENT BONDS FOR
NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY
INFRASTRUCTURE IMPROVEMENTS**

A RESOLUTION TO PROVIDE FOR:

- Publication of a Notice of Intent to Issue Bonds and Right of Referendum for up to \$2,750,000 of bonds to construct infrastructure improvements in the Northeast Neighborhood Development Authority development area.
- When the Notice is published in *The Marshall Advisor/Chronicle*, voters will have a 45-day referendum period during which they could petition for referendum.

PREAMBLE

WHEREAS, the City of Marshall, County of Calhoun, State of Michigan (the “City”) determines it to be necessary for the best interests of the public and the welfare of the City and its residents to increase the supply of affordable housing in the City; and

WHEREAS, under the provisions of Part 8 of the Recodified Tax Increment Financing Act, Act No. 57, Public Acts of Michigan, 2018, a city may create a neighborhood improvement authority to promote residential and economic growth, and under these statutory provisions the City created the City of Marshall Northeast Neighborhood Improvement Authority (the “Authority”) in order to develop infrastructure necessary to attract housing developers to the Authority’s development area; and

WHEREAS, the Authority plans to acquire and construct infrastructure for housing in the Authority’s development area, including streets and roads and related signage, streetlights, sidewalks, underground infrastructure including a water supply system and stormwater and sanitary sewer systems, and electric and fiber optic service together with any appurtenances and attachments thereto, and any related easement or site improvements (collectively, the “Capital Improvements”), and to pay for the Capital Improvements from tax increment revenues collected under the Northeast Neighborhood Improvement Authority’s tax increment financing plan (the “Tax Increment Revenues”); and

WHEREAS, Bendzinski & Co., Registered Municipal Advisors with the Municipal Securities Rulemaking Council (the “Municipal Advisor”) has recommended that the City sell bonds to finance the Capital Improvements, and the Authority has agreed to forward the Tax Increment Revenues to the City to pay debt service on the City’s bonds; and

WHEREAS, under the provisions of Section 517 of Act No. 34, Public Acts of Michigan, 2001, as amended (“Act 34”), a City may issue municipal securities to pay the cost of any capital improvement items within the limitations provided by law; and

WHEREAS, the issuance by the City of bonds under Section 517 of Act 34 in an amount not to exceed Two Million Seven Hundred Fifty Thousand Dollars (\$2,750,000) (the "Bonds") for the purposes of financing costs of acquisition and construction of the Capital Improvements appears to be the most practical means to that end; and

WHEREAS, Act 34 requires that the aggregate outstanding balance of municipal securities issued under Section 517 of Act 34 by a City shall not exceed 5% of the state equalized valuation of the property assessed in that City, and after the issuance of the Bonds the outstanding balance of all municipal securities issued under Section 517 of Act 34 by the City will not exceed this limit; and

WHEREAS, a notice of intent to issue the Bonds must be published in order to comply with the requirements of Section 517 of Act 34 and Section 5(g) of the Home Rule Cities Act, Act 279, Public Acts of Michigan, 1909, as amended.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The City Clerk is hereby authorized and directed to publish a notice of intent to issue the Bonds in *The Marshall Advisor/Chronicle*, a newspaper of general circulation in the City.

2. The notice of intent shall be published as a one-quarter (1/4) page display advertisement as required by Section 517 of Act 34, and shall be in substantially the following form:

NOTICE TO ELECTORS AND TAXPAYERS
OF THE CITY OF MARSHALL
OF INTENT TO ISSUE BONDS SECURED BY THE
TAXING POWER OF THE CITY AND RIGHT OF REFERENDUM THEREON

PLEASE TAKE NOTICE that the City Council of the City of Marshall, County of Calhoun, State of Michigan, intends to issue and sell general obligation capital improvement bonds pursuant to Act 34, Public Acts of Michigan, 2001, as amended, in the maximum aggregate principal amount not to exceed Two Million Seven Hundred Fifty Thousand Dollars (\$2,750,000) for the purposes of paying costs to acquire and construct infrastructure for housing in the development area of the Northeast Neighborhood Improvement Authority, including streets and roads and related signage, streetlights, sidewalks, underground infrastructure including a water supply system and stormwater and sanitary sewer systems, and electric and fiber optic service, together with any appurtenances and attachments thereto, and any related easement or site improvements. The bonds may be issued in one or more series and may be combined with bonds issued for other purposes as shall be determined by the City Council. The bonds will mature in annual installments not to exceed the maximum permitted by law, with interest on the unpaid balance from time to time remaining outstanding on said bonds to be payable at rates to be determined at sale of the bonds but in no event to exceed such rates as may be permitted by law. Bond proceeds may be used for capitalized interest to the extent permitted by law.

SOURCE OF PAYMENT OF BONDS

The City intends to pay all or part of the principal of and interest on the bonds from the tax increment revenues collected under the Northeast Neighborhood Improvement Authority's tax increment financing plan. In case of the insufficiency of these revenues, the principal of and interest on the bonds shall be payable from the general funds of the City lawfully available for such purposes including property taxes levied within existing charter, statutory and constitutional limitations.

RIGHT OF REFERENDUM

THE BONDS WILL BE ISSUED WITHOUT A VOTE OF THE ELECTORS UNLESS A VALID PETITION REQUESTING SUCH A VOTE SIGNED BY NOT LESS THAN 10% OF THE REGISTERED ELECTORS RESIDING WITHIN THE CITY IS FILED WITH THE CITY CLERK WITHIN FORTY-FIVE (45) DAYS AFTER PUBLICATION OF THIS NOTICE. If such petition is filed, the bonds may not be issued without an approving vote of a majority of the qualified electors of the City voting thereon.

THIS NOTICE is given pursuant to the requirements of Section 517 of Act 34, Public Acts of Michigan, 2001, as amended, and Section 5(g), Act 279, Public Acts of Michigan, 1909, as amended. Further information concerning the matters set out in this notice may be secured from the City Clerk's office.

Michelle Eubank
City Clerk, City of Marshall

3. The City Council does hereby determine that the foregoing form of notice of intent to issue the Bonds, and the manner of publication directed, is adequate notice to the electors of the City and is the method best calculated to give them notice of the City's intent to issue the Bonds, the purpose of the Bonds, the source of payment of the Bonds, the security for the Bonds, and the right of referendum of the electors with respect thereto. The City Council does hereby determine that the newspaper named for publication will reach the largest number of persons to whom the notice is directed.

4. The City hereby requests that Bendzinski & Co., Registered Municipal Advisors with the Municipal Securities Rulemaking Board, continue to serve the City as Municipal Advisor for the Bonds to advise the City on the marketing and sale of the Bonds.

5. The City hereby requests Miller, Canfield, Paddock and Stone, P.L.C. to continue as bond counsel to the City for the Bonds. The City Council acknowledges that Miller, Canfield, Paddock and Stone, P.L.C., represents many municipal bond underwriters, banks, and financial institutions in connection with matters unrelated to issuance of the Bonds by the City.

6. The officers, administrators, agents and attorneys of the City are authorized and directed to take all other actions necessary and convenient to facilitate sale of the Bonds.

7. All resolutions and parts of resolutions insofar as they conflict with the provisions of this resolution are hereby rescinded.

I hereby certify that the foregoing is a true and complete copy of a resolution duly adopted by the City Council of the City of Marshall, County of Calhoun, State of Michigan, at a Regular meeting held on _____, 2024 at ____:____ o'clock __.m., Eastern Time, and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, as amended, and that the minutes of said meeting were kept and will be or have been made available as required by said Act 267.

I further certify that the following Members were present at said meeting: Members _____ and that the following Members were absent: _____.

I further certify that Members _____ moved for adoption of said Resolution and that Members _____ supported said motion.

I further certify that the following Members voted for adoption of said Resolution: Members _____. The following Members voted against adoption of said Resolution: _____.

City Clerk

ITEM: 12.C

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
William Dopp, Finance Director/ City Treasurer
Tracy Hall
DATE: June 3, 2024
SUBJECT: MICHIGAN PA 152 HARD CAP EXEMPTION

Public Act 152 of 2011 sets an annual limit on the amount that a public employer may contribute to a medical benefit plan for its employees. For 2024, the Public Employer Contributions to Medical Benefit Plans (known as the Hard Cap) has increased by 4.1%.

In an effort to keep our Health Insurance rates low, over the years we have changed coverage plans, changed deductibles, changed prescription co-pays, and required employees to pay a premium share. Currently, employees are paying between 12% - 20% of their monthly premium based on their hire date. In 2023, we moved to the Western Michigan Health Insurance Pool (a public employer pooled plan).

One way to comply with PA 152 is for the local unit of government to adopt a resolution to exempt itself from the requirements of the Act by an annual 2/3 vote of the governing body.

BUDGET IMPACT:

By joining the West Michigan Health Insurance Pool, we saved approximately 16%, or \$200,000 for FY24. Our overall rate for FY25 is increasing by 4.25%, which is still less than what we were paying two years ago before joining the Pool.

RECOMMENDATION:

Approve Resolution #2024-17, A Resolution to Adopt the Annual Exemption Option as set forth in Public Act 152, the Publicly Funded Health Insurance Contribution Act and authorize the City Manager and City Clerk to sign the necessary documents.

**CITY OF MARSHALL, MICHIGAN
RESOLUTION NO. 2024-17**

**A RESOLUTION TO ADOPT THE ANNUAL EXEMPTION OPTION AS SET FORTH IN
PUBLIC ACT 152, THE PUBLICLY FUNDED HEALTH INSURANCE CONTRIBUTION
ACT**

Minutes of a regular meeting of the Council of the City of Marshall, held on June 3, 2024,
at 7:00 PM.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and
supported by _____.

WHEREAS, 2011 Public Act 152 (the "Act") was passed by the State Legislature and
signed by the Governor on September 24, 2011; and

WHEREAS, the Act contains three options for complying with the requirements of the
Act; and

WHEREAS, the three options are as follows:

- 1) Section 3 - "Hard Caps" Option - limits a public employer's total annual health
care costs for employees based on coverage levels, as defined in the Act;
- 2) Section 4 - "80%/20%" Option - limits a public employer's share of total annual
health care costs to not more than 80%. This option requires an annual majority
vote of the governing body;
- 3) Section 8 - "Exemption" Option - a local unit of government, as defined in the
Act, may exempt itself from the requirements of the Act by an annual 2/3 vote
of the governing body; and

WHEREAS, the Marshall City Council has decided to adopt the annual exemption option
as its choice of compliance under the Act; and

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF
MARSHALL** elects to comply with the requirements of 2011 Public Act 152, the Publicly
Funded Health Insurance Contribution Act, by adopting the annual Exemption option for
the medical benefit plan coverage year July 1, 2024, through June 30, 2025.

Resolution declared adopted this 3rd day of June 2024.

Michell Eubank, City Clerk

I, Michelle Eubank, being duly sworn as the City Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on June 3, 2024 and that the said meeting was conducted and that the minutes of the meeting were kept and will be or have been made available.

Michell Eubank, City Clerk

ITEM: 12.D

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Joshua Lankerd, Chief of Police
DATE: June 3, 2024
SUBJECT: **LIQUOR CONTROL COMMISSION BANQUET FACILITY PERMIT
APPLICATION- SCHULER'S RESTAURANT INC.**

We were contacted by Schuler's Restaurant Inc about approval for a Banquet Facility Permit for their on-premise liquor license.

Per the state statute 436.1522 Sec. 522.

1. The commission may issue 1 banquet facility permit to an on-premise licensee, as an extension of that on-premise license, for the serving of alcoholic liquor only on the permitted premises. This section does not limit the number of banquet facility permits that the commission may issue within any local unit of government. The banquet facility shall be used only for scheduled functions and events, shall not have regular meal service, and shall not be generally open to the public. The applicant shall provide documentation that demonstrates a preexisting ownership or lease interest in the banquet facility.
2. The commission shall charge an initial permit issuance fee and, upon renewal of the permit, a permit renewal fee sufficient to cover the cost of administering the issuance and renewal of the permit. The fees shall be \$600.00.
3. The banquet facility permit expires on the same date as the on-premise license and may be renewed in conjunction with that license. The commission shall issue the permit only to a licensee to which the following apply:
 1. The licensee does not have a record of any prior offenses or violations that the commission considers to be of such a nature as to pose a threat to the general public if a permit is issued.
 2. The licensee has demonstrated to the commission that at least 50% of the gross receipts of the on-premise license are derived from the sale of food and nonalcoholic beverages prepared for consumption on the licensed premises.
4. The licensee shall apply on forms provided by the commission and provide information considered necessary by the commission to protect the public interest and welfare including, but not limited to, a diagram of the premises and evidence that the premises meets local safety, building, and health codes.
5. The commission shall not issue a banquet facility permit unless issuance is approved through adoption of a resolution of the legislative body of the local unit of government within which the permitted facility is located.

I spoke and previously met with MLCC and Schuler's about the project. LCC advised that the Banquet Permit appears to match the service Schuler's wishes to provide at their new event venue.

BUDGET IMPACT:

The additional fees may provide a slight increase in revenue that the City receives from the State.

RECOMMENDATION:

Approve Resolution 2024-16 authorizing the MLCC Banquet Facility Permt application for a Banquet Facility Permit for Schuler's Restaurant Inc. at their 19 Zero 9 event venue located at 112 N. Eagle St.



Local Government Approval
(Authorized by MCL 436.1501)

Instructions for Applicants:

- You must obtain a recommendation from the local legislative body for a new on-premises license application, certain types of license classification transfers, and/or a new banquet facility permit.

Instructions for Local Legislative Body:

- Complete this resolution or provide a resolution, along with certification from the clerk or adopted minutes from the meeting at which this request was considered.

At a _____ meeting of the _____ council/board
(regular or special) (name of township, city, village)

called to order by _____ on _____ at _____

the following resolution was offered: (date) (time)

Moved by _____ and supported by _____

that the application from _____
(name of applicant - if a corporation or limited liability company, please state the company name)

for the following license(s): _____
(list specific licenses requested)

to be located at: _____

and the following permit, if applied for:

☐ Banquet Facility Permit Address of Banquet Facility: _____

It is the consensus of this body that it _____ this application be considered for
(recommends/does not recommend)

approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: _____

Nays: _____

Absent: _____

I hereby certify that the foregoing is true and is a complete copy of the resolution offered and adopted by the _____
council/board at a _____ meeting held on _____
(regular or special) (date) (name of township, city, village)

Print Name of Clerk

Signature of Clerk

Date

Under Article IV, Section 40, of the Constitution of Michigan (1963), the Commission shall exercise complete control of the alcoholic beverage traffic within this state, including the retail sales thereof, subject to statutory limitations. Further, the Commission shall have the sole right, power, and duty to control the alcoholic beverage traffic and traffic in other alcoholic liquor within this state, including the licensure of businesses and individuals.

Please return this completed form along with any corresponding documents to:
Michigan Liquor Control Commission
Mailing address: P.O. Box 30005, Lansing, MI 48909
Overnight packages: 2407 N. Grand River, Lansing, MI 48906
Fax to: 517-763-0059



Banquet Facility Permit Application

(Authorized by MCL 436.1522)

Part 1 - Licensee Information

Individuals, please state your legal name. Corporations or Limited Liability Companies, please state your name as it is filed with the State of Michigan Corporation Division.

Licensee name(s): Schuler Restaurants, INC.

Address: 115 S Eagle St.

City: Marshall

Zip Code: 49068

Address of proposed banquet facility: 112 N Eagle St.

City/township/village where banquet facility will be located: Marshall

1. You must obtain approval for the proposed banquet facility from the legislative body of the local governmental unit where the facility will be located. See [Local Government Approval Form \(Form LCC-106\)](#)
2. The proposed banquet facility shall be used only for scheduled functions and events, shall not have regular meal service, and shall not be generally open to the public.
3. You must provide documentary proof that you have a preexisting ownership or lease interest in the proposed banquet facility, such as a deed, land contract, lease, or other executed documentation to demonstrate you have authority to operate the proposed banquet facility at the proposed location.
4. You must demonstrate to the Commission that at least 50% of the gross receipts for your existing on-premises license are derived from the sale of food and nonalcoholic beverages prepared for consumption at your existing licensed premises.

Part 2 - Permits, and Permissions (To Be Held In Conjunction with Banquet Facility Permit)

Permits & Permissions	Base Fee:	Fee Code MLCC Use Only	Permits & Permissions	Base Fee:
New Transfer				
☒ ☐ Banquet Facility Permit	\$600.00	4012	☐ Extended Hours Permit:	No charge
☒ Sunday Sales Permit (AM)*	\$160.00	4033	☐ Dance ☐ Entertainment Days/Hours: _____	
☒ Sunday Sales Permit (PM)**	\$90.00	4032	☐ Specific Purpose Permit:	No charge
☐ Outdoor Service	No charge		Activity requested: _____	
☒ Dance Permit	No charge		Days/Hours: _____	
☒ Entertainment Permit	No charge		☐ Topless Activity Permit	No charge

*Sunday Sales Permit (AM) allows the sale of liquor, beer, and wine on Sunday mornings between 7:00am and 12:00 noon, if allowed by the local unit of government. (For banquet facilities held in conjunction with A-Hotel, B-Hotel, Tavern, or Class C licenses)

**Sunday Sales Permit (PM) allows the sale of liquor on Sunday afternoons and evenings between 12:00 noon and 2:00am (Monday morning), if allowed by the local unit of government. No Sunday Sales Permit (PM) is required for the sale of beer and wine on Sunday after 12:00 noon. (For banquet facilities held in conjunction with B-Hotel or Class C licenses ONLY.)

Part 3 - Inspection and Permit Fees - Make checks payable to State of Michigan

Inspection Fee and Permit Fees - Pursuant to MCL 436.1529(4) a nonrefundable inspection fee of \$70.00 shall be paid to the Commission by a licensee at the time of filing of a request for a new license or permit. Requests for a new permit in conjunction with a request for a new license or transfer of an existing license do not require an additional inspection fee. Pursuant to MCL 436.1525(1), permit fees shall be paid to the Commission for a request for a new permit.

☐ Check if this request is part of a request for a new licence or transfer of an existing license.

Leave Blank - MLCC Use Only

Inspection Fee: \$70.00
Fee Code 4036

Permit Fee(s): \$850.00

TOTAL FEES: \$920.00

Part 4 - Contact Information For This Application

What is your preferred method of contact?			☐ Phone	☐ Mail	☒ Email	☐ Fax
What is your preferred method for receiving a Commission Order?			☐ Mail	☒ Email	☐ Fax	
Contact name: Susan Damron			Relationship: Owner			
Mailing address: 115 S Eagle St. Marshall, MI 49068						
Phone: 2697810600		Fax number:		Email: sdamron@schulersrestaurant.com		

Part 5 - Attorney Information (If You Have An Attorney Representing You For This Application)

Attorney name:		Member Number: P-	
Attorney address:			
Phone:	Fax number:	Email:	
Would you prefer that we contact your attorney for all licensing matters related to this application?			☐ Yes ☐ No
Would you prefer any notices or closing packages be sent directly to your attorney?			☐ Yes ☐ No

Part 6 - Signature of Licensee

Be advised that the information contained in this application will only be used for this request. This section will need to be completed for each subsequent request you make with this office.

Notice: Under administrative rule R 436.1003, the licensee shall comply with all state and local building, plumbing, zoning, sanitation, and health laws, rules, and ordinances as determined by the state and local law enforcements officials who have jurisdiction over the licensee. Approval of this application by the Michigan Liquor Control Commission does not waive any of these requirements. The licensee must obtain all other required state and local licenses, permits, and approvals for this business before using this license for the sale of alcoholic liquor on the licensed premises.

I certify that the information contained in this form is true and accurate to the best of my knowledge and belief. I agree to comply with all requirements of the Michigan Liquor Control Code and Administrative Rules. I also understand that providing **false** or **fraudulent** information is a violation of the Liquor Control Code pursuant to MCL 436.2003.

The person signing this form has demonstrated that they have authorization to do so and have attached appropriate documentation as proof.

<u>Susan Damron President-CEO</u>	<u>Susan Damron</u>	<u>5/30/24</u>
Print Name of Licensee & Title	Signature of Licensee	Date

Please return this completed form along with corresponding documents and fees to:
Michigan Liquor Control Commission
Mailing address: P.O. Box 30005, Lansing, MI 48909
Overnight deliveries: 2407 N. Grand River Ave, Lansing, MI 48906
Fax to: 517-284-8557

ITEM: 12.E

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
Kevin Maynard, Director of Electric Utilities
Christy Ramey, Assistant to the Electrical Director
DATE: June 3, 2024
SUBJECT: **DIRECTIONAL BORING FOR MAJOR SITE ELECTRIC DISTRIBUTION EXTENSION**

The City of Marshall is constructing water and wastewater facilities to serve the Marshall Area Jobs, Opportunity, and Recreation (MAJOR) campus west of the intersection of C Drive and Michigan Avenue.

City of Marshall electric distribution service is not currently available at the site. The Electric Department plans to construct a 12,470-volt, three-phase electric distribution feeder that will be extended approximately one mile from a point at the Michigan Department of Transportation (MDOT) Transportation Service Center (TSC) at 15300 West Michigan Avenue to the municipal water and wastewater facilities site.

The new distribution feeder will be placed in conduit under Interstate 69 and past other overhead electric and telecommunications facilities to a point near the intersection of C Drive and Michigan Avenue. From this point, City Electric Distribution staff will construct an overhead power line to the west side of the municipal water and wastewater facilities. Based on current construction schedules, the proposed electric feeder must be completed by January 31, 2025.

In November 2023, City Council approved the purchase of transformers to serve the municipal water and wastewater facilities. On February 5, 2024, the City Council authorized the purchase of the underground cable and overhead conductor. These materials along with conduit and wooden poles have all been ordered.

Directional boring of conduit for the underground portion of the electric distribution extension is the last remaining significant project item to be addressed. City staff worked with Verdantas (GRP Engineering) to prepare bid documents and specifications for this work. The city received the following bids on May 23, 2024:

Bidder	Location	Bid Amount
J. Ranck	Mt. Pleasant, Michigan	\$486,415
CC Power	Kalkaska, Michigan	\$517,810
LJ Inc.	Swartz Creek, Michigan	\$549,901
Kent Power	Rockford, Michigan	\$2,938,004

The bid of J. Ranck Electric in the amount of \$486,415 appears to be the lowest and best conforming bid.

BUDGET IMPACT:

This improvement will be funded from the Electric Department capital improvement budget.

RECOMMENDATION:

Approve the MAJOR Electric Distribution Extension directional boring bid to J. Ranck Electric, of Mount Pleasant, Michigan in the amount of \$486,415.00 and authorize the City Manager and City Clerk to sign the necessary documents.

ITEM: 16.A

ADMINISTRATIVE REPORT



TO: Honorable Mayor and City Council
FROM: Derek N. Perry, City Manager
DATE: June 3, 2024
SUBJECT: CITY MANAGER REVIEW

The current City Manager, Derek Perry, was appointed on February 22, 2022, by the Marshall City Council to perform the functions and duties per the requirements of the City Charter (Sections 3.02 and 3.04). As part of his employment as the City Manager, a periodic performance evaluation is to be conducted by the City Council.

Pursuant to section 8(a) of the Open Meetings Act, he is requesting a closed session for the personnel evaluation as permitted.

BUDGET IMPACT:
N/A

RECOMMENDATION:
"Move that the City Council meet in closed session under section 8(a) of the Open Meetings Act, to consider a periodic personnel evaluation of an employee, as requested by the City Manager."