ADDENDUM
NUMBER TWO

for

Renovations and Addition

to the

Keystone Regional Youth Center

for the

County of Berks

Invitation to Bid No. 26-16 GR
USA Project No. R2024.0111.01

Dated: 11.10.2026

USA ARCHITECTS, PLANNERS AND INTERIOR DESIGNERS, LTD
1 S. 3rd Street,
Alpha Building, Seventh Fl
Easton, PA 18042

This Addendum is issued for the purpose of amending certain requirements of the Bidding Documents and is hereby made an integral part of the Contract Documents for this project. Statements made herein shall amend, supersede, and take precedence over any conflicting and contrary information contained in previously issued documents including previously issued addenda, if any. Bidders shall acknowledge receipt of this addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to disqualification.

CHANGES TO PRIOR ADDENDA:

None

CHANGES TO PROCUREMENT AND CONTRACTING REQUIREMENTS (DIVISION 00):

Item 01: In the Instructions to Bidders, **DELETE** the "General Construction Bid Form" and **REPLACE** with the attached "General Construction Bid Form".

Item 02: In the Instructions to Bidders, **DELETE** the "HVAC Construction Bid Form" and **REPLACE** with the attached "HVAC Construction Bid Form".

Item 03: In the Instructions to Bidders, **DELETE** the "Electrical Construction Bid Form" and **REPLACE** with the attached "Electrical Construction Bid Form".

CHANGES TO CONDITIONS OF THE CONTRACT

None

CHANGES TO GENERAL REQUIREMENTS (DIVISION 01):

Item 01: In Division 01, **DELETE** Section 01 11 01 "Summary of Work" in its entirety and **REPLACE** with the attached Section 01 11 01 "Summary of Work".

Item 02: In Division 01, **DELETE** Section 01 21 00 "Allowances" in its entirety and **REPLACE** with the attached Section 0121 00 "Allowances".

CHANGES TO SPECIFICATIONS:

Item 01: In Division 06, **ADD** Section 06 17 60 "Metal-Plate-Connected Wood Trusses", attached hereto.

Item 02: In Division 10, **ADD** Section 10 44 16 "Fire Protection Reactivation", attached hereto.

Item 03: In Division 21, **DELETE** Section 21 31 13 "Electric Drive Centrifugal Fire Pumps" in its entirety, and **REPLACE** with the attached Section 21 31 13 "Electric Drive Centrifugal Fire Pumps"

©2026 USA Architects Planners and Interior Designers, Ltd.

Item 04: In Division 22, **DELETE** Section 22 13 16 "Sanitary Waste and Vent Piping" in its entirety, and **REPLACE** with the attached Section 22 13 16 "Sanitary Waste and Vent Piping".

CHANGES TO DRAWINGS:

Item 01: **DELETE** Drawing A-000 in its entirety and **REPLACE** with the attached Drawing A-000. Added drawing to architectural drawing list.

Item 02: **DELETE** Drawing C-100 in its entirety and **REPLACE** with the attached Drawing C-100.

Item 03: **DELETE** Drawing C-101 in its entirety and **REPLACE** with the attached Drawing C-101.

Item 04: **DELETE** Drawing C-102 in its entirety and **REPLACE** with the attached Drawing C-102.

Item 05: **DELETE** Drawing C-103 in its entirety and **REPLACE** with the attached Drawing C-103.

Item 06: **DELETE** Drawing C-104 in its entirety and **REPLACE** with the attached Drawing C-104.

Item 07: **DELETE** Drawing A-011 in its entirety and **REPLACE** with the attached Drawing A-011. Revised code information.

Item 08: **DELETE** Drawing A-012 in its entirety and **REPLACE** with the attached Drawing A-012. Revised occupancy designations.

Item 09: **DELETE** Drawing A-013 in its entirety and **REPLACE** with the attached Drawing A-013. Revised occupancy designations.

Item 10: **DELETE** Drawing A-020 in its entirety and **REPLACE** with the attached Drawing A-020. Removed partition type C4.

Item 11: **DELETE** Drawing A-051 in its entirety and **REPLACE** with the attached Drawing A-051. Revised and added demolition keynotes. Revised general notes. Added locations of existing white boards/chalkboards to be removed and salvaged.

Item 12: **DELETE** Drawing A-052 in its entirety and **REPLACE** with the attached Drawing A-052. Revised and added demolition keynotes. Revised general notes. Added locations of existing white boards/chalkboards to be removed and salvaged.

©2026 USA Architects Planners and Interior Designers, Ltd.

Item 13: DELETE Drawing A-053 in its entirety and REPLACE with the attached Drawing A-053. Revised and added demolition keynotes. Revised general notes. Added locations of existing white boards/chalkboards to be removed and salvaged.

Item 14: DELETE Drawing A-054 in its entirety and REPLACE with the attached Drawing A-054. Revised and added demolition keynotes. Revised general notes.

Item 15: DELETE Drawing A-055 in its entirety and REPLACE with the attached Drawing A-055. Revised and added demolition keynotes. Revised general notes.

Item 16: DELETE Drawing A-056 in its entirety and REPLACE with the attached Drawing A-056. Revised and added demolition keynotes. Revised general notes.

Item 17: DELETE Drawing A-057 in its entirety and REPLACE with the attached Drawing A-057. Revised and added demolition keynotes. Revised general notes.

Item 18: DELETE Drawing A-058 in its entirety and REPLACE with the attached Drawing A-058. Revised and added demolition keynotes. Revised general notes.

Item 19: DELETE Drawing A-059 in its entirety and REPLACE with the attached Drawing A-059. Revised and added demolition keynotes. Revised general notes.

Item 20: DELETE Drawing A-102 in its entirety and REPLACE with the attached Drawing A-102. Add bench locations in staff locker rooms.

Item 21: DELETE Drawing A-145 in its entirety and REPLACE with the attached Drawing A-145. Added roof detail. Revised roof detail notes.

Item 22: DELETE Drawing A-146 in its entirety and REPLACE with the attached Drawing A-146. Added roof ladder detail. Revised roof detail notes.

Item 23: DELETE Drawing A-160 in its entirety and REPLACE with the attached Drawing A-160. Added benches in staff locker rooms. Added dimensions.

Item 24: DELETE Drawing A-161 in its entirety and REPLACE with the attached Drawing A-161. Added dimensions.

Item 25: DELETE Drawing A-201 in its entirety and REPLACE with the attached Drawing A-201. Revised ceiling detail notes. Added reference to ceiling details.

Item 26: DELETE Drawing A-301 in its entirety and REPLACE with the attached Drawing A-301. Added elevation keynote.

Item 27: DELETE Drawing A-302 in its entirety and REPLACE with the attached Drawing A-302. Added elevation keynote.

©2026 USA Architects Planners and Interior Designers, Ltd.

Item 28: **DELETE** Drawing A-303 in its entirety and **REPLACE** with the attached Drawing A-303. Added elevation keynote.

Item 29: **DELETE** Drawing A-430 in its entirety and **REPLACE** with the attached Drawing A-430. Revised wall section. Revised notes on sections.

Item 30: **DELETE** Drawing A-610 in its entirety and **REPLACE** with the attached Drawing A-610. Added window elevations. Revised/added notes to existing window elevations.

Item 31: **DELETE** Drawing A-730 in its entirety and **REPLACE** with the attached Drawing A-730. Added casework dimensions. Revised refrigerator model to match specification.

Item 32: **DELETE** Drawing A-732 in its entirety and **REPLACE** with the attached Drawing A-732. Added locker tags.

Item 33: **DELETE** Drawing A-800 in its entirety and **REPLACE** with the attached Drawing A-800. Revised finishes and finish notes.

Item 34: **DELETE** Drawing A-801 in its entirety and **REPLACE** with the attached DrawingA-801. Revised finishes and finish notes.

Item 35: **DELETE** Drawing A-802 in its entirety and **REPLACE** with the attached Drawing A-802. Revised finishes and finish notes.

Item 36: **DELETE** Drawing A-803 in its entirety and **REPLACE** with the attached Drawing A-803. Revised finishes and finish notes.

Item 37: **DELETE** Drawing A-804 in its entirety and **REPLACE** with the attached Drawing A-804. Revised finishes and finish notes.

Item 39: **DELETE** Drawing A-850 in its entirety and **REPLACE** with the attached Drawing A-850. Revised schedules.

Item 40: **DELETE** Drawing A-850A in its entirety and **REPLACE** with the attached Drawing A-850A. Revised schedules.

Item 41: **DELETE** Drawing A-851 in its entirety and **REPLACE** with the attached Drawing A-851. Revised/Added furniture/equipment tags.

Item 42: **DELETE** Drawing A-853 in its entirety and **REPLACE** with the attached Drawing A-853. Revised furniture/equipment tags.

Item 43: **ADD** Drawing A-950 Signage Details.

©2026 USA Architects Planners and Interior Designers, Ltd.

Item 44: **DELETE** Drawing M-1 in its entirety and **REPLACE** with the attached Drawing M-1.

Item 45: **DELETE** Drawing M-2 in its entirety and **REPLACE** with the attached Drawing M-2.

Item 46: **DELETE** Drawing M-3 in its entirety and **REPLACE** with the attached Drawing M-3.

Item 47: **DELETE** Drawing M-4 in its entirety and **REPLACE** with the attached Drawing M-4.

Item 48: **DELETE** Drawing M-5 in its entirety and **REPLACE** with the attached Drawing M-5.

Item 49: **DELETE** Drawing M-6 in its entirety and **REPLACE** with the attached Drawing M-6.

Item 50: **DELETE** Drawing M-7 in its entirety and **REPLACE** with the attached Drawing M-7.

Item 51: **DELETE** Drawing M-8 in its entirety and **REPLACE** with the attached Drawing M-8.

Item 52: **DELETE** Drawing M-9 in its entirety and **REPLACE** with the attached Drawing M-9.

Item 53: **DELETE** Drawing M-10 in its entirety and **REPLACE** with the attached Drawing M-10.

Item 54: **DELETE** Drawing EL-104 in its entirety and **REPLACE** with the attached Drawing EL-104.

CONTRACTOR QUESTIONS AND ANSWERS:

Q01: Please confirm that the metal detector shown in Detail D on A-730 is Owner supplied and installed.

A01: Yes, the county will be covering the detector, the EC only needs to install the receptacle per the plans.

Q02: Per Specification 05 12 00, paragraph 1.7.A, please advise is the AISC certified fabricator requirement can be waived on this project. With this being a smaller project, waiving this requirement will greatly increase the amount of structural steel bidders allowing for more competitive pricing.

A02: AISC Certification requirement has been waived, a third party inspection will be utilized.

Q03: Please advise what floor finish is required, if any, in Sallyport A243.

A03: Floor finish of Sallyport A243 should be PC.

©2026 USA Architects Planners and Interior Designers, Ltd.

Q04: Drawing A-850, items C13 and C14 are shown as existing items but marked as supplied by GC. Please clarify.

A04: C-13 is provided and installed by the Owner; C-14 is not used.

Q05: Please confirm who is responsible to provide and install items E3 and E4 on Drawing A-850A.

A05: Items E3 and E4 on Drawing A-850A are provided and installed by the Owner.

Q06: Drawing A-851, Room A105 shows a C15 furniture item but C15 is not listed on the furniture schedule. Please advise.

A06: The C15 item in Room A105 should be tagged as C16 Chase Recliner. C15 is not used.

Q07: Please advise if the volleyball sleeves noted in B104 on drawing A-852 are existing to remain or new volleyball sleeves.

A07: New volleyball sleeves are required.

Q08: Would like to substitute Cornell ESD20 in lieu of the specified Overhead Stormtite 525

A08: The Cornell ESD20 is approved as a substitute for the Overhead Stormtite 525.

Q09: Please confirm that each prime contractor is responsible for their own demolition of duct penetrations in existing masonry walls.

A09: The mechanical contractor is responsible for demolishing ducts through openings in masonry walls. The general contractor is responsible for any associated filling and patching of masonry walls. Both contractor shall work in coordination with each other.

Q10: Please confirm that each prime contractor is responsible to provide and install any required lintel required for duct penetrations in new and existing masonry walls.

A10: The General Contractor is to provide steel lintels for openings in masonry walls.

Q11: General note 2 on drawing A-016 states “contractor to paint all existing site light poles.” Drawings C-101 and E-100 do not indicate any site light pole locations. Please either provide a total count of existing site light poles that must be repainted or provide a drawing indicating the pole locations.

A11: Include painting of 25 light poles.

©2026 USA Architects Planners and Interior Designers, Ltd.

Q12: Drawing P-105 indicates breeching for the water heaters and boilers, it is also indicated on the Mechanical drawings. Which contractor is to extend the breeching?

A12: The mechanical contractor is responsible for the breaching from both the water heaters, and the boilers. Directions are given on the mechanical drawings.

Q13: Drawing P-403 indicates the grease interceptor however it is unclear if a riser will be required to the finish floor or if crawl space access or the existing cover is acceptable. Please clarify if a riser will be required for the grease interceptor.

A13: The existing cover is acceptable and is planned to remain. A riser will not be required.

Q14: Drawing P-101 indicates a note 6 for the FD-4 floor drains at the stairwells however there is not a note 6 on the drawing. Please provide note 6.

A14: Keynote 6 should read "Provide drain at base of exterior stairs. Provide piping as required to connect to existing drain piping. Concrete slab to be replaced by GC.

Q15: Specification page 221316-9 paragraph 3.9, D indicates no hub cast iron for underground sanitary piping-will cast iron bell and spigot with rubber gaskets be acceptable?

A15: Hub-and-spigot, cast-iron soil pipe and fittings added to the specification for underground piping.

Q16: Drawing P402 indicates on details 4, 5, 6 multiple WC-3 fixtures with a horizontal waste according to the riser diagrams however this is not possible since carriers are not specified so each WC-3 must be installed from a vertical fitting. Please clarify piping or provide specifications for a carrier to accomplish this.

A16: On Drawing P-701 for fixture WC-3…. Note 9 added "Provide fixture carrier JR Smith Model 0211 where necessary in order to facilitate a horizontal discharge.

Q17: In regard to General Sheet Notes 1 on EP-101 and other drawings, can the Detention and Shelter Areas be labeled on the drawings or offer more clarification so we know the areas that this note pertains to?

A17: All occupied spaces are to receive pick-resistant security sealant.

Q18: In regard to General Sheet Notes 1 on EP-101 and other drawings, and Spec section 26500 3.2, can a spec be provided for the basis of design of the caulk required?

A18: Refer to Specification 07 92 00. 2.3.C.

Q19: Do the surface lights need to be caulked around them also?

©2026 USA Architects Planners and Interior Designers, Ltd.

A19 Yes, Provide Pick Resistant Sealant around all surface mounted luminaires (All Type A#, C#, D#, H, V# Except AC mount, X).

Q20: On Drawing EP-102, Sheet Keynotes only go up to #9, and in Room B115A it has notes 10,11,12. What are these notes supposed to refer to?

A20: EP-102 Sheet Keynotes 10,11,12 for IDF B115A were relocated to EP-101 Sheet Notes 11 and 13 (Reference in note 13 for IDF A115A is IDF B115A).

Q21: In the Summary of Work, under Electrical Contract, at item "j" it mentions raceways and boxes for telephone/AV/Data Systems. Connections and equipment to be provided by the owner/TWG. Can we get clarification that Owner/TWG will be installing the data system cabling?

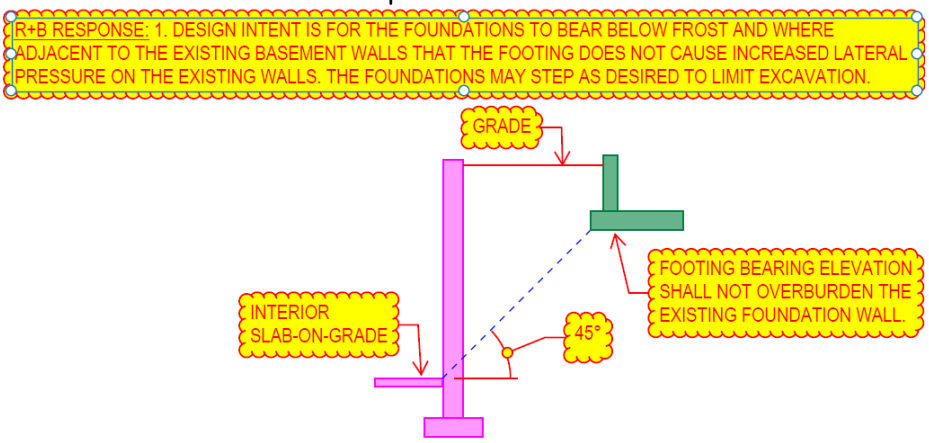
A21: The Electrical Contractor is responsible for all wiring, raceways, and j-boxes on the project. Data system cabling is called out on legend "DATA" symbol sheet E-701 and Specifications Division 27.

Q22: Please supply more information on the existing fire pump controller to be replaced, or a fire pump controller spec.

A22: Specification Section 21 31 13 "Electric-Drive Centrifugal Fire Pumps"; Expanded on Article 2.3 D Driver, added Articles 2.3.E Control Equipment and 2.3.F Jockey Pump with Control Panel. See attached revised Specification Section.

Q23: Details on A and B on A-500 show very deep upper foundations for the two new concrete stairs; however, the note references the structural drawings. The structural drawings include a detail on S-300 indicating a traditional frost wall at the top and a shallow footing and wall at the bottom landing. Please confirm that the detail on S-300 is to be used for the concrete stair construction. If not, please provide revised structural drawings detailing what is required.

A22: See Reuther+ Bowen response below.



©2026 USA Architects Planners and Interior Designers, Ltd.

Q24: Please clarify where window film WF-3 is required on the project. Window films WF-1 and WF-2 are clearly indicated on the drawings but we cannot locate WF-3. Is the WF-3 product required on door A249-S as noted on drawing A-601?

A24: Locations of WF-3 have been added and/or revised. See attached drawings.

Q25: Who is responsible for patching concrete removed by Plumbing?

A25: The General Contractor is responsible for any associated filling and patching of concrete. The contractors shall coordinate their work with each other.

Q26: A-102: Do you have a product or spec for the note "Provide wire mesh cage around laundry equipment connections with tamper proof lock, typical"?

A26: Owner will provide and install. No requirements are needed from the General Contractor.

Q27: A-800 General Finish Note #11: Does this apply anywhere? If so, what is SDT-1?

A27: SDT should be SC in General Finish Note #11.

Q28: A-850A Item E34 Gym Wall Pads - Do you want 2' x 6' or 2' x 7' pads? Z-Clip installation of how should they be mounted to the wall?

A28: Wall pads are to be 2 x 6 and installed with Z-Clips.

Q29: Drawing EL-104, RM B239 notes "Typical Light Types for all Bedrooms" and showing a Type A4 and A4NL in that room. Are we to assume each bedroom is to get new lighting? If so, provide lighting layout.

A29: Yes, Type 'A4' and 'A4NL' shall be provided in all bedrooms on EL-104. Attached drawing is clouded and tagged showing the layouts.

Q30: Where does specification 09 22 Security Ceiling Reinforcement apply?

A30: Security steel mesh reinforcement must be installed above the gypsum board in secure areas where the existing gypsum board ceiling is removed and replaced in-kind due to mechanical, electrical, plumbing or fire protection work.

Q31: Who is responsible to furnish and install items E3 & E4 on the equipment schedule, drawing A-850A?

A31: E-3 and E-4 will be furnished and installed by the Owner.

Q32: Do you have the existing serial # from the walk-in cooler freezer? This will help quote the direct door replacement mentioned in the spec - #T, 19A, part 4.

©2026 USA Architects Planners and Interior Designers, Ltd.

A32: Door Model Number: TK-3476-WF-l, Serial Number: 26291/SING. Model and serial number are the same for both doors (inner and outer).

Q33: Who is responsible to furnish and install the volley ball sleeves in Multi-Purpose Room B104?

A33: The General Contractor is responsible for installing the volleyball sleeves.

Q34: Are there any appliances in Staff Break Room A128 that GC needs to supply?

A34: Refrigerator E-5 is to be provided and installed by the General Contractor.

Q35: Does Kitchen A116 require an E8-Range Hood?

A35: Kitchen A116 receives E-8 Range Hood. See revised Addendum #2 Drawings.

Q36: Do wood trusses need to be fire rated material?

A36: No, the wood trusses do not need to be fire rated.

Q37: Please provide a specification for the existing lightening arrest system as noted on drawing A-140, general note 21. This information is needed for unit price GC-06.

A37: There is no specification available for the existing lightning arrest system. It is a typical roof mounted system. A photo is included.

Q38: Please provide clarification for the following furniture items that are to be provided and installed by the GC:

a. Items T1, T1A, T2, T2A - All MaxMaster Tables are described as both bolt down and glided; however, these are two different options and manufactured differently (and cannot be retrofitted in the field). Please confirm if Bolt Down OR Non-Removable Glides are required.
b. Items T3 and T4 - X Base Tables specifications does not call out ballasting. Note that the molded X Base must be ballasted with minimum 150 lbs per base to validate warranty. There is an option to factory ballast or this can be done onsite. Please confirm if you want these tables are to be provided with factory ballast or that this will be done onsite? If ballasted onsite, please provide adequate details on how this is to be accomplished.
c. Item T12 - LegStyle Table does not detail if these are to be free standing or bolt down. These legs are different in how they are manufactured (and cannot be retrofitted in the field). Please confirm if Bolt Down OR Non-removable Glides are required.
d. All Seating that describes Ballasting (50 lbs). There is an option for factory ballasting or this can be done on-site. Please confirm if you would like us to include factory ballasting or if onsite ballasting is required, please provide details on how this is to be done.

©2026 USA Architects Planners and Interior Designers, Ltd.

A38:
a. T1, T1A, T2, T2A shall be Bolt Down.
b. T3 and T4 are to be Factory ballasted.
c. T12 shall be Bolt down
d. All ballasting is to be factory ballasted.

Q39: The parapets are detailed differently in the Architectural and Structural Drawings. The Architecturals show the following in Section A from sheet A-430 where the bearing appears to be a 2x4 plate on the 8" CMU bond beam. The parapet is fabricated with 4" CMU bearing on the 8" CMU.

A39: Follow the structural parapet details. Architectural details were revised to match structural. See attached drawings.

Q40: Please provide a specification for the wood trusses.

A40: See attached Section 06 17 60 Metal Plate Connected Wood Trusses.

Q41: Upon completion of the exterior masonry work, does the entire building require a full masonry cleaning? Please advise.

A41: The existing building is to receive a full masonry cleaning.

Q42: Concerning the two gate operators that require replacement on drawing A-016, the specifications state Tymetal 225-VSC operator must be able to operate a gate up to 5,000lbs, but the 225-VSC is only rated for 4,500lbs per manufacturer specs. Please clarify.

A42: All specs and stats for the gate operator should be 5,000 pounds. The operator does not require a locking system. The operator motor box comes with a lock for opening and closing the motor box.

Q43: Please provide a section cut through existing stair S-1 detailing how the anti-climb mesh should be installed. Please provide details of the required attachment to the existing structure.

A43: The contractor is to secure the mesh to the existing stair supports using metal clamps with tamper resistant fasteners. See attached photo for existing condition at the other stairs at the facility.

Q44: Request to substitute Tufftec Lockers in lieu of specified lockers

A44: Tufftec locker are an acceptable substitution in the Staff areas only. Other lockers outside of the staff area to remain metal as specified.

Q45: Request to substitute Metpar Stainless Steel toilet partitions in lieu of specified partitions

©2026 USA Architects Planners and Interior Designers, Ltd.

A45: Stainless Steel Metpar partitions are acceptable as a substitution.

Q46: Addendum 1 states that AIA Document A305-2010, Contractor's Qualification Statement is acceptable. The AIA has since issued an updated 2020 version. May contractors submit AIA Document A305-2020 in lieu of AIA Document A305-2010?

A46: Contractors may use the A305-2020 in lieu of the A305-2010.

Q47: If AIA Document A305-2020 is acceptable, may contractors omit the project-specific Supplement Qualification Statement, as AIA Document A305-2020 addresses the questions included in the supplement?

A47: Both forms should be submitted with the bid. If a question on the supplemental form is already answered in the 2020 version, indicate such on the supplemental form.

Q48: Concerning various furniture items:

a) It seems the 700 Series desks are specified as 18" returns, Credenzas, and Bridges. These are not standard sizes for those. The shortest depths are 24" for the returns and 20" for the Bridge and Credenza. Fully custom sizes are available for these items; however, there will be an upcharge associated with that. Would you like to stay with the custom 18"D or do the lowest standard depth for them.
b) The Tributaire Lectern (M3) is specified as 30"x72", but it only comes in 19"x22". Please clarify where the 30"x72" may have come from? Looking at the drawing, it seems those dimensions may be off, and they truly meant 19"x22". Please confirm the required sizing.
c) The Tribuaitre Conference Table (T11) specified as 36x72, this would be a custom and have an upcharge. The closest standard is 42"x72". Also, would the modesty panels specified on Tributaire be Felt or Laminate? If steel is wanted, it would be a custom and would have an upcharge. Please confirm.

A48: a. Returns shall be standard depth of 24", Bridge and Credenza 20" D.
b. The size of M3 is 19 x 22 (typo)
c. The size of T11 needs to stay at 36 x 72. Use KI Portico Series in lieu of Tributaire for T11. Modesty panel is to be felt.

Q49: If contractors are submitting the AIA305 2020 edition, must the financial Disclosure Form and Qualification Form Supplemental forms be submitted also? The AIA 305 2020 edition includes this information.

A49: Both forms should be submitted with the bid. If a question on the supplemental form is already answered in the 2020 version, indicate such on the supplemental form.

Q50: Per spec section 10 14 23,2.4B – Please provide more information including sizes and quantities for the interior Directional and Informational Panel Signs so they can be quoted correctly for the bid.

©2026 USA Architects Planners and Interior Designers, Ltd.

A50: There is no directional signage. See attached Sheet A-950 for room signage.

ATTACHMENTS:

Specifications
GC Bid Form
HVAC Bid Form
Electrical Bid form
Section 01 11 01 Summary of Work
NRG Fire Alarm Scope of Work
NRG ATC Scope of Work
Section 01 21 00 Allowances
Section 06 17 60 Metal Plate connected Wood Trusses
Section 21 31 13 “Electric-Drive, Centrifugal Fire Pumps”
Section 22 13 16 Sanitary Waste and Vent Piping

Drawings
A-000
C-100
C-101
C-102
C-103
C-104
A-011
A-012
A-013
A-020
A-051
A-052
A-053
A-054
A-055
A-056
A-057
A-058
A-059
A-102
A-145
A-146
A-160
A-161
A-201
A-301
A-302

©2026 USA Architects Planners and Interior Designers, Ltd.

A-303
A-430
A-610
A-730
A-732
A-800
A-801
A-802
A-803
A-804
A-850
A-850A
A-851
A-853
A-950
M-1
M-2
M-3
M-4
M-5
M-6
M-7
M-8
M-9
M-10
EL-104

END OF ADDENDUM NUMBER TWO

©2026 USA Architects Planners and Interior Designers, Ltd.

COUNTY OF BERKS
Renovations and Addition to the Keystone Regional Youth Center

BID FORM – GENERAL CONSTRUCTION

County of Berks
Controller's Office
Berks County Services Center
633 Court Street, 12th Floor
Reading, PA 19601

DATE
_____

BIDDER
_____

Attn: County Controller

Re: Renovations and Addition to the Keystone Regional Youth Center

The following Bid is submitted in response to your Invitation to Bid.

This Bid is submitted by:

Company Name: _____

Company Address: _____

_____

_____

Main Telephone: _____

Main Fax: _____

Communications and questions concerning this bid are to be directed to:

Contact Name / Title: _____

Contact Telephone: _____

Fax: _____

Contact Email: _____

Addendum Two
Bidder's Handwritten Initials _____

In the event our company is awarded a contract as a result of the ITB and this bid, the following individual will serve as project liaison/manager:

Name / Title: _____

Office Address: _____

_____

_____

Telephone: _____

Fax: _____

Email: _____

This Bidder agrees to furnish the bonds required by Article 11, Paragraph 11.4 of the General Conditions, as modified by the Owner. Bid Security in the amount required by the Instructions to Bidders is enclosed. It is agreed that Bid Security shall be forfeited to the addressee if this Bidder does not, within seven (7) days after notification of Award of Contract, enter into a Contract for the construction proposed, furnish the Performance Bond and the Payment Bond required by the Bidding Documents and provide the required insurance.

This Bidder has carefully examined the Bidding Documents and the Project site, and certifies that it fully understands the requirements thereof. This Bidder agrees that, after notification of Award of Contract, it will furnish and deliver materials, water, tools, equipment, light, heat, power, tests, transportation, secure permits and licenses, do and perform labor, superintendence and means of construction, pay fees and do incidental Work, and execute, construct and finish the aforesaid in an expeditious, substantial and workmanlike manner, in accordance with the Bidding Documents to the complete satisfaction and acceptance of the Owner for the price hereinafter stated.

As set forth in Article 8, Subparagraph 8.2.4 and Article 9, Subparagraph 9.11 of the General Conditions, Bidder submits this Bid with the understanding that the Renovation and Addition to the Keystone Regional Youth Center encompassed in the Bidding Documents shall be commenced immediately upon receipt of the Notice to Proceed and shall be fully and finally completed in accordance with the Project schedule established by the Owner, and that time for the completion of the Work shall be considered as of the essence of this Contract, and that for the costs of extra inspections, salaries of contingent forces and other expenses entailed by the Owner by delay in completing the Contract, said Owner shall be entitled to access liquidated damages in the fixed sum of Two Thousand Five Hundred Dollars ($2,500.00), per Contractor, per calendar day, for the first Seven (7) days after the established completion deadline, Five Thousand Dollars ($5,000.00),

per Contractor, per calendar day, for the following Seven (7) days, and Seven Thousand Five Hundred Dollars ($7,500.00), per Contractor, per calendar day, for each day thereafter until the Date of Substantial Completion as liquidated damages for each and every days' delay, not caused by the Owner. The Owner may, at the Owner's discretion, retain these liquidated damages from any payments due to the Contractor. This provision shall apply to each and every phase of construction.

In addition to the foregoing and without limiting the foregoing, the Contractor and Contractor's Surety shall be jointly and severally liable for and shall pay the Owner the costs incurred by the Owner resulting from the Contractor's delay in submitting Shop Drawings, Product Data, Samples and similar submittals beyond the required number of days specified for such submittals as provided in the Contract Documents as liquidated damages, and not as a penalty, in the amount of Five Hundred Dollars ($500.00) per calendar day, for each calendar day of delay until such submittal has been properly submitted as provided in the Contract Documents. The Owner may, at the Owner's discretion, retain these liquidated damages from any payments due to the Contractor. All submittals shall be received from the Contractors by the earlier of the date set forth in the Contract Documents, if applicable, or within ninety (90) days of the Notice to Proceed.

Bidder understands that the Award of Contract will be preconditioned on submittal to the Owner and the Architect, of a Certificate of Insurance as outlined in the General Conditions, within seven (7) days after notification of Award of Contract is received by this Contractor.

Bidder understands the following supplements to the Bid Form must be submitted concurrent with this bid submission.

Bid Bond Form and Consent of Surety
Substitution List
Non-Collusion Affidavit
Bidder's Qualifications (AIA Document A305, 1986 edition)
Bidder's Qualification Form Supplement
Bidder's Financial Disclosure Form
Sample Certificate of Insurance evidencing limits required herein
Worker Protection and Investment Certification Form BOP-2201
Commonwealth of Pennsylvania Public Works Employment Verification Form for Bidder

Bidder understands the following supplement to the Bid Form must be submitted within seven (7) calendar days after receipt of the Notice of Intent to Award.

Equipment Suppliers List
Subcontractors List
Employment Verification Form as required by Act No. 127
Performance Bond

Addendum Two
Bidder's Handwritten Initials _____

Payment Bond
Certificate of Insurance evidencing the limits and including the additional insured language required herein

It is agreed that Bid Security shall be forfeited to the addressee if this Bidder does not, within **(i) five (5) days after the Notice of Intent to Award a Contract submit the Verification Forms required by the Public Works Employment Verification Act on behalf of itself and each of its Subcontractors and (ii)** seven (7) days after notification of Award of Contract, enter into a Contract for the construction proposed, furnish the Performance Bond and the Payment Bond required by the Bidding Documents and provide the required insurance.

This Bid is submitted with the definite understanding that Bids are valid for acceptance by the Owner and may not be withdrawn for a period of at least sixty (60) days after the actual date of the opening thereof unless the award of the Contract is delayed due to required approvals of other governmental agencies, or sale of bonds, in which case, Bids shall be irrevocable for one hundred twenty (120) days in compliance with Act 1978-317, approved November 26, 1978.

It is understood that the Owner reserves the right to reject any or all Bids, or part thereof or items therein, and to waive technicalities required for the best interests of the Owner. Omission of any information may be sufficient cause for rejection of this Bid. It is further understood that competency and responsibility of Bidders will receive consideration before the Award of Contract.

The undersigned will not assign his Bid or any of his rights or interests thereunder without the written consent of the Owner.

The Base Bid and other required information are submitted in the spaces provided. Handwritten initials on each page of this Bid Form identify each as a part of this Bid.

BASE BID
The sum of _____Dollars
(includes Allowances listed below)

($_____) for the County of Berks Renovations and Addition to the Keystone Regional Youth Center Project.

ALLOWANCES – See Section 01 21 00

The Bidder Certifies that the aforementioned allowances are INCLUDED in each Bid Amount.

1. Allowance GC1: Stairwell Rubber Flooring Removal and Replacement $20,000.00.

2. Allowance GC2: Stairwell Rubber Tread/Nosing/Riser Removal and Replacement **$25,000.00**.

ALTERNATES

The following listed alternate prices shall be filled in and submitted with the Bid Form. It is agreed that all Work to be performed under accepted alternate prices shall conform to the applicable Contract Documents, and shall include all Work in connection with or consequent to the alternate price Work to produce a complete installation.

Alternate prices shall be inclusive of the cost of materials, work, profit, supervision, administration and any and all other costs in connection therewith for Work in place and accepted or omitted as the case may be, and shall hold for the same period as the Bid.

The undersigned hereby proposes the following prices for Alternates, the selection of which shall be at the Owner's option:

Alternate No. GC-01: Repainting Barrel Vault Standing Seam Metal Roofs: ADD the cost of work associated with the cleaning, surface rust removal, preparation, priming and finish painting of approximately 885 square feet of existing barrel vault roofs.

ADD _____ Dollars ($_____)

UNIT PRICES

The Contractor is required to bid unit prices on the following items as identified below. If any extra Work is required in these categories beyond the Contract requirements, the unit prices shall be used as a basis for determining the amount of additional payment to the Contractor. If any deletions are to be made in these categories, the unit prices shall be used as the basis for determining the credit the Owner is entitled to receive. The Owner reserves the right to reject any unit price which is unreasonable or unbalanced, as compared with prevailing costs, or as compared with the unit prices submitted by the other bidders for this Project. The Owner reserves the right to ask for a revised unit price before or after the Contracts are signed.

Unit Price GC-01: Sealing of Floor Cracks **$_____/lineal foot**

Unit Price GC-02: Exterior Sealants **$_____/lineal foot**

Unit Price GC-03: Security Ceiling **$_____/square foot**

Unit Price GC-04: Detention Door Locks **$_____/Lock Set/Door**

Unit Price GC-05: Replace Asphalt Shingles **$_____/square foot**

Unit Price GC-06: Replace Lightening Arrestor Points **$_____/point**

ADDENDA

The Bidder acknowledges receipt of Addenda listed below which have been issued during the bidding period and agrees that said Addenda shall become part of the Contract (Bidder shall list numbers and dates of Addenda received).

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

IDENTIFICATION OF BIDDER

Company _____ Phone_____

Address _____

_____

Please check the appropriate category:

_____ Sole Proprietorship _____ Partnership
_____ Pennsylvania Corporation _____ Foreign Corporation Registered in PA

The undersigned hereby certifies that this Bid is genuine and not sham, collusive or fraudulent or made in the interest of or on behalf of any person, firm, or corporation not herein named; and that the undersigned has not, directly or indirectly, induced or solicited any Bidder to submit a sham Bid, or any other person, firm or corporation from bidding, and that the undersigned has not, in any manner, sought by collusion to secure for himself any advantage over any other Bidder.

SIGNATURES

COMPANY NAME

FEDERAL ID#_____

_____

STREET ADDRESS PO BOX CITY STATE ZIP

_____ _____

TELEPHONE # FAX #

Witness or Attest:

_____ _____

An Officer, if Bidder is corporation, if not Owner, Partner, or President/Vice President* corporation, any competent adult

* Bidder to circle appropriate term.

END OF DOCUMENT

COUNTY OF BERKS
Renovations and Addition to the Keystone Regional Youth Center

BID FORM – HVAC CONSTRUCTION

County of Berks
Controller's Office
Berks County Services Center
633 Court Street, 12th Floor
Reading, PA 19601

DATE
_____

BIDDER
_____

Attn: County Controller

Re: Renovations and Addition to the Keystone Regional Youth Center

The following Bid is submitted in response to your Invitation to Bid.

This Bid is submitted by:

Company Name: _____

Company Address: _____

_____

_____

Main Telephone: _____

Main Fax: _____

Communications and questions concerning this bid are to be directed to:

Contact Name / Title: _____

Contact Telephone: _____

Fax: _____

Contact Email: _____

Addendum Two
Bidder's Handwritten Initials _____

In the event our company is awarded a contract as a result of the ITB and this bid, the following individual will serve as project liaison/manager:

Name / Title: _____

Office Address: _____

_____

_____

Telephone: _____

Fax: _____

Email: _____

This Bidder agrees to furnish the bonds required by Article 11, Paragraph 11.4 of the General Conditions, as modified by the Owner. Bid Security in the amount required by the Instructions to Bidders is enclosed. It is agreed that Bid Security shall be forfeited to the addressee if this Bidder does not, within seven (7) days after notification of Award of Contract, enter into a Contract for the construction proposed, furnish the Performance Bond and the Payment Bond required by the Bidding Documents and provide the required insurance.

This Bidder has carefully examined the Bidding Documents and the Project site, and certifies that it fully understands the requirements thereof. This Bidder agrees that, after notification of Award of Contract, it will furnish and deliver materials, water, tools, equipment, light, heat, power, tests, transportation, secure permits and licenses, do and perform labor, superintendence and means of construction, pay fees and do incidental Work, and execute, construct and finish the aforesaid in an expeditious, substantial and workmanlike manner, in accordance with the Bidding Documents to the complete satisfaction and acceptance of the Owner for the price hereinafter stated.

As set forth in Article 8, Subparagraph 8.2.4 and Article 9, Subparagraph 9.11 of the General Conditions, Bidder submits this Bid with the understanding that the Renovation and Addition to the Keystone Regional Youth Center encompassed in the Bidding Documents shall be commenced immediately upon receipt of the Notice to Proceed and shall be fully and finally completed in accordance with the Project schedule established by the Owner, and that time for the completion of the Work shall be considered as of the essence of this Contract, and that for the costs of extra inspections, salaries of contingent forces and other expenses entailed by the Owner by delay in completing the Contract, said Owner shall be entitled to access liquidated damages in the fixed sum of Two Thousand Five Hundred Dollars ($2,500.00), per Contractor, per calendar day, for the first Seven (7) days after the established completion deadline, Five Thousand Dollars ($5,000.00), per Contractor, per calendar day, for the following Seven (7) days, and Seven Thousand Five

Hundred Dollars ($7,500.00), per Contractor, per calendar day, for each day thereafter until the Date of Substantial Completion as liquidated damages for each and every days' delay, not caused by the Owner. The Owner may, at the Owner's discretion, retain these liquidated damages from any payments due to the Contractor. This provision shall apply to each and every phase of construction.

In addition to the foregoing and without limiting the foregoing, the Contractor and Contractor's Surety shall be jointly and severally liable for and shall pay the Owner the costs incurred by the Owner resulting from the Contractor's delay in submitting Shop Drawings, Product Data, Samples and similar submittals beyond the required number of days specified for such submittals as provided in the Contract Documents as liquidated damages, and not as a penalty, in the amount of Five Hundred Dollars ($500.00) per calendar day, for each calendar day of delay until such submittal has been properly submitted as provided in the Contract Documents. The Owner may, at the Owner's discretion, retain these liquidated damages from any payments due to the Contractor. All submittals shall be received from the Contractors by the earlier of the date set forth in the Contract Documents, if applicable, or within ninety (90) days of the Notice to Proceed.

Bidder understands that the Award of Contract will be preconditioned on submittal to the Owner and the Architect, of a Certificate of Insurance as outlined in the General Conditions, within seven (7) days after notification of Award of Contract is received by this Contractor.

Bidder understands the following supplements to the Bid Form must be submitted concurrent with this bid submission.

Bid Bond Form and Consent of Surety
Substitution List
Non-Collusion Affidavit
Bidder's Qualifications (AIA Document A305, 1986 edition)
Bidder's Qualification Form Supplement
Bidder's Financial Disclosure Form
Sample Certificate of Insurance evidencing limits required herein
Worker Protection and Investment Certification Form BOP-2201
Commonwealth of Pennsylvania Public Works Employment Verification Form for Bidder

Bidder understands the following supplement to the Bid Form must be submitted within seven (7) calendar days after receipt of the Notice of Intent to Award.

Equipment Suppliers List
Subcontractors List
Employment Verification Form as required by Act No. 127
Performance Bond
Payment Bond

Addendum Two
Bidder's Handwritten Initials _____

Certificate of Insurance evidencing the limits and including the additional insured language required herein

It is agreed that Bid Security shall be forfeited to the addressee if this Bidder does not, within **(i) five (5) days after the Notice of Intent to Award a Contract submit the Verification Forms required by the Public Works Employment Verification Act on behalf of itself and each of its Subcontractors and (ii)** seven (7) days after notification of Award of Contract, enter into a Contract for the construction proposed, furnish the Performance Bond and the Payment Bond required by the Bidding Documents and provide the required insurance.

This Bid is submitted with the definite understanding that Bids are valid for acceptance by the Owner and may not be withdrawn for a period of at least sixty (60) days after the actual date of the opening thereof unless the award of the Contract is delayed due to required approvals of other governmental agencies, or sale of bonds, in which case, Bids shall be irrevocable for one hundred twenty (120) days in compliance with Act 1978-317, approved November 26, 1978.

It is understood that the Owner reserves the right to reject any or all Bids, or part thereof or items therein, and to waive technicalities required for the best interests of the Owner. Omission of any information may be sufficient cause for rejection of this Bid. It is further understood that competency and responsibility of Bidders will receive consideration before the Award of Contract.

The undersigned will not assign his Bid or any of his rights or interests thereunder without the written consent of the Owner.

The Base Bid and other required information are submitted in the spaces provided. Handwritten initials on each page of this Bid Form identify each as a part of this Bid.

BASE BID

The sum of _____Dollars

(includes Allowance listed below)

($_____) for the County of Berks Renovations and Addition to the Keystone Regional Youth Center Project.

ALLOWANCES – See Section 01 21 00

The Bidder Certifies that the aforementioned allowances are INCLUDED in each Bid Amount.

1. Allowance MC1: NRG Controls and Management System Scope of Work **$445,200.00**

ALTERNATES – NOT USED

UNIT PRICES – NOT USED

ADDENDA

The Bidder acknowledges receipt of Addenda listed below which have been issued during the bidding period and agrees that said Addenda shall become part of the Contract (Bidder shall list numbers and dates of Addenda received).

No. _____	Date _____	No. _____	Date _____
No. _____	Date _____	No. _____	Date _____
No. _____	Date _____	No. _____	Date _____
No. _____	Date _____	No. _____	Date _____
No. _____	Date _____	No. _____	Date _____

IDENTIFICATION OF BIDDER

Company _____ Phone _____

Address _____

_____

Please check the appropriate category:

_____ Sole Proprietorship _____ Partnership
_____ Pennsylvania Corporation _____ Foreign Corporation Registered in PA

The undersigned hereby certifies that this Bid is genuine and not sham, collusive or fraudulent or made in the interest of or on behalf of any person, firm, or corporation not herein named; and that the undersigned has not, directly or indirectly, induced or solicited any Bidder to submit a sham Bid, or any other person, firm or corporation from bidding, and that the undersigned has not, in any manner, sought by collusion to secure for himself any advantage over any other Bidder.

SIGNATURES

COMPANY NAME

FEDERAL ID#_____

_____

STREET ADDRESS PO BOX CITY STATE ZIP

_____ _____

TELEPHONE # FAX #

Witness or Attest:

_____ _____

An Officer, if Bidder is corporation, if not Owner, Partner, or President/Vice President* corporation, any competent ad

* Bidder to circle appropriate term.

END OF DOCUMENT

COUNTY OF BERKS
Renovations and Addition to the Keystone Regional Youth Center

BID FORM – ELECTRICAL CONSTRUCTION

County of Berks
Controller's Office
Berks County Services Center
633 Court Street, 12th Floor
Reading, PA 19601

DATE
_____

BIDDER
_____

Attn: County Controller

Re: Renovations and Addition to the Keystone Regional Youth Center

The following Bid is submitted in response to your Invitation to Bid.

This Bid is submitted by:

Company Name: _____

Company Address: _____

_____

_____

Main Telephone: _____

Main Fax: _____

Communications and questions concerning this bid are to be directed to:

Contact Name / Title: _____

Contact Telephone: _____

Fax: _____

Contact Email: _____

In the event our company is awarded a contract as a result of the ITB and this bid, the followindividual will serve as project liaison/manager:

Name / Title: _____

Office Address: _____

_____

_____

Telephone: _____

Fax: _____

Email: _____

This Bidder agrees to furnish the bonds required by Article 11, Paragraph 11.4 of the General Conditions, as modified by the Owner. Bid Security in the amount required by the Instructions to Bidders is enclosed. It is agreed that Bid Security shall be forfeited to the addressee if this Bidder does not, within seven (7) days after notification of Award of Contract, enter into a Contract for the construction proposed, furnish the Performance Bond and the Payment Bond required by the Bidding Documents and provide the required insurance.

This Bidder has carefully examined the Bidding Documents and the Project site, and certifies that it fully understands the requirements thereof. This Bidder agrees that, after notification of Award of Contract, it will furnish and deliver materials, water, tools, equipment, light, heat, power, tests, transportation, secure permits and licenses, do and perform labor, superintendence and means of construction, pay fees and do incidental Work, and execute, construct and finish the aforesaid in an expeditious, substantial and workmanlike manner, in accordance with the Bidding Documents to the complete satisfaction and acceptance of the Owner for the price hereinafter stated.

As set forth in Article 8, Subparagraph 8.2.4 and Article 9, Subparagraph 9.11 of the General Conditions, Bidder submits this Bid with the understanding that the Renovation and Addition to the Keystone Regional Youth Center encompassed in the Bidding Documents shall be commenced immediately upon receipt of the Notice to Proceed and shall be fully and finally completed in accordance with the Project schedule established by the Owner, and that time for the completion of the Work shall be considered as of the essence of this Contract, and that for the costs of extra inspections, salaries of contingent forces and other expenses entailed by the Owner by delay in completing the Contract, said Owner shall be entitled to access liquidated damages in the fixed sum of Two Thousand Five Hundred Dollars ($2,500.00), per Contractor, per calendar day, for the first Seven (7) days after the established completion deadline, Five Thousand Dollars ($5,000.00), per Contractor, per calendar day, for the following Seven (7) days, and Seven Thousand Five Hundred Dollars ($7,500.00), per Contractor, per calendar day, for each day thereafter until the Date of Substantial Completion as liquidated damages for each and every days' delay, not caused by the Owner. The Owner may, at the Owner’s discretion, retain these liquidated damages from any payments due to the Contractor. This provision shall apply to each and every phase of construction.

Addendum Two
Bidder's Handwritten Initials _____

In addition to the foregoing and without limiting the foregoing, the Contractor and Contractor's Surety shall be jointly and severally liable for and shall pay the Owner the costs incurred by the Owner resulting from the Contractor's delay in submitting Shop Drawings, Product Data, Samples and similar submittals beyond the required number of days specified for such submittals as provided in the Contract Documents as liquidated damages, and not as a penalty, in the amount of Five Hundred Dollars ($500.00) per calendar day, for each calendar day of delay until such submittal has been properly submitted as provided in the Contract Documents. The Owner may, at the Owner's discretion, retain these liquidated damages from any payments due to the Contractor. All submittals shall be received from the Contractors by the earlier of the date set forth in the Contract Documents, if applicable, or within ninety (90) days of the Notice to Proceed.

Bidder understands that the Award of Contract will be preconditioned on submittal to the Owner and the Architect, of a Certificate of Insurance as outlined in the General Conditions, within seven (7) days after notification of Award of Contract is received by this Contractor.

Bidder understands the following supplements to the Bid Form must be submitted concurrent with this bid submission.

Bid Bond Form and Consent of Surety
Substitution List
Non-Collusion Affidavit
Bidder's Qualifications (AIA Document A305, 1986 edition)
Bidder's Qualification Form Supplement
Bidder's Financial Disclosure Form
Sample Certificate of Insurance evidencing limits required herein
Worker Protection and Investment Certification Form BOP-2201
Commonwealth of Pennsylvania Public Works Employment Verification Form for Bidder

Bidder understands the following supplement to the Bid Form must be submitted within seven (7) calendar days after receipt of the Notice of Intent to Award.

Equipment Suppliers List
Subcontractors List
Employment Verification Form as required by Act No. 127
Performance Bond
Payment Bond
Certificate of Insurance evidencing the limits and including the additional insured language required herein

It is agreed that Bid Security shall be forfeited to the addressee if this Bidder does not, within **(i) five (5) days after the Notice of Intent to Award a Contract submit the Verification Forms required by the Public Works Employment Verification Act on behalf of itself and each of its Subcontractors and (ii)** seven (7) days after notification of Award of Contract, enter into a

Contract for the construction proposed, furnish the Performance Bond and the Payment Bond required by the Bidding Documents and provide the required insurance.

This Bid is submitted with the definite understanding that Bids are valid for acceptance by the Owner and may not be withdrawn for a period of at least sixty (60) days after the actual date of the opening thereof unless the award of the Contract is delayed due to required approvals of other governmental agencies, or sale of bonds, in which case, Bids shall be irrevocable for one hundred twenty (120) days in compliance with Act 1978-317, approved November 26, 1978.

It is understood that the Owner reserves the right to reject any or all Bids, or part thereof or items therein, and to waive technicalities required for the best interests of the Owner. Omission of any information may be sufficient cause for rejection of this Bid. It is further understood that competency and responsibility of Bidders will receive consideration before the Award of Contract.

The undersigned will not assign his Bid or any of his rights or interests thereunder without the written consent of the Owner.

The Base Bid and other required information are submitted in the spaces provided. Handwritten initials on each page of this Bid Form identify each as a part of this Bid.

BASE BID
The sum of _____Dollars
(includes Allowances listed below)

($_____) for the County of Berks Renovations and Addition to the Keystone Regional Youth Center Project.

ALLOWANCES – See Section 01 21 00

The Bidder Certifies that the aforementioned allowances are INCLUDED in each Bid Amount.

1. Allowance EC1: TWG Access Control and Video Surveillance Scope of Work (to be issued via Addendum)

2. Allowance EC2: NRG Fire Alarm Scope of Work $22,500.00

ALTERNATES – NOT USED

UNIT PRICES

The Contractor is required to bid unit prices on the following items as identified below. If any extra Work is required in these categories beyond the Contract requirements, the unit prices shall be used as a basis for determining the amount of additional payment to the Contractor. If any deletions are to be made in these categories, the unit prices shall be used as the basis for determining the credit the Owner is entitled to receive. The Owner reserves the right to reject any unit price which is unreasonable or unbalanced, as compared with prevailing costs, or as compared with the unit prices submitted by the other bidders for this Project. The Owner reserves the right to ask for a revised unit price before or after the Contracts are signed.

Unit Price EC-01: Detention Hardware Set #xx **$_____/per set**

Unit Price EC-02: Detention Hardware Set #xx **$_____/per set**

ADDENDA

The Bidder acknowledges receipt of Addenda listed below which have been issued during the bidding period and agrees that said Addenda shall become part of the Contract (Bidder shall list numbers and dates of Addenda received).

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

No. _____ Date _____ No. _____ Date _____

IDENTIFICATION OF BIDDER

Company _____ Phone_____

Address _____

_____

Please check the appropriate category:

_____ Sole Proprietorship _____ Partnership
_____ Pennsylvania Corporation _____ Foreign Corporation Registered in PA

Addendum Two
Bidder's Handwritten Initials _____

The undersigned hereby certifies that this Bid is genuine and not sham, collusive or fraudulent or made in the interest of or on behalf of any person, firm, or corporation not herein named; and that the undersigned has not, directly or indirectly, induced or solicited any Bidder to submit a sham Bid, or any other person, firm or corporation from bidding, and that the undersigned has not, in any manner, sought by collusion to secure for himself any advantage over any other Bidder.

SIGNATURES

COMPANY NAME

FEDERAL ID#_____

_____

STREET ADDRESS PO BOX CITY STATE ZIP

_____ _____

TELEPHONE # FAX #

Witness or Attest:

_____ _____

An Officer, if Bidder is corporation, if not Owner, Partner, or President/Vice President* corporation, any competent ad
* Bidder to circle appropriate term.

END OF DOCUMENT

SECTION 01 11 01 - SUMMARY OF WORK - MULTIPLE PRIME CONTRACTS

PART 1 GENERAL

1.1 GENERAL DESCRIPTION OF THE SCOPE OF WORK

A. The Project consists of the renovation of approximately 57,400 SF of an existing youth detention facility (30,200 SF footprint) and the construction of an approximately 1600 SF addition.

B. The Work shall include, but is not necessarily limited to, furnishing all labor, superintendence, materials, tools, and equipment, and performing all work necessary to complete all Construction and systems to the satisfaction of, and approval by the Owner.

C. It is not the intent to delineate or describe every detail and feature of the Work in this Section or within the Contract Documents. Therefore, the Contractor shall include and perform all work necessary to provide a completed project; whether related to portions of the project, or the project in its entirety. This includes providing all labor, materials and equipment, selective demolition, and any cutting and patching as may be required to accomplish the intended construction and installations.

D. Each Contractor shall staff the project adequately to maintain the project schedule and to support the work of other contractors. Each Contractor shall employ his workers for overtime work without additional cost to the Owner if required to meet completion dates.

E. Work for the Project shall be accomplished by Separate Prime Contractors according to Pennsylvania statute. Prime Contracts are separate contracts that represent significant construction activities performed concurrently with and closely coordinated with construction activities performed on the Project under other Prime Contracts.

F. The Owner has employed the firm of Dolan Construction to serve as Construction Manager for the project.

G. All submittals, construction RFI's, change orders, etc. shall be submitted via the Construction software Procore. There is no charge to the contractor for this software.

H. Prime Contracts for this Project include:
1. General Construction Contract.
2. Plumbing Contract.
3. H.V.A.C. Contract.
4. Electrical Contract.

I. The General Contractor shall be the Lead Prime Contractor. Specific instructions for coordination and responsibilities of the Lead Prime Contractor are contained in Division 01, Section 01 31 13 "Project Coordination", and elsewhere throughout the Contract Documents.

©2026 USA Architects Planners and Interior Designers, Ltd.

J. ALL Prime Contractors shall be responsible for requirements contained in the Division 01 Specifications, except where responsibility is specifically assigned to another Prime Contractor.

K. For this project, the low voltage, access control, surveillance and security work, including the access control door hardware (Salto System) is included in the Electrical Contract, but portions of the work as further defined below shall be performed by the preferred vendor of the Owner, TWG. Each bidder shall be provided with an allowance for the work from this vendor to be included in their bid. No exceptions will be allowed.

L. For this project, the mechanical controls work, and the fire alarm work are included in the Mechanical and Electrical Contracts as is typical, but portions of the work as further defined below shall be performed by the preferred vendor of the Owner, NRG. Each Mechanical and Electrical bidder shall be provided with an allowance for the work from this vendor to be included in their bid. No exceptions will be allowed.

M. For this project, the detention and non-detention door hardware is included in the General Contract as is typical. However, the access control non-detention grade locks, handles and latches (Salto System) will be supplied by TWG through the Electrical Contract. All other door hardware for detention and non-detention doors will be by the General Contractor, including auxiliary hardware on doors receiving the Salto locks. Door hardware in the General Contract will be supplied by the preferred vendor of the Owner, HC Quality Doors with the exception of the detention grade locksets (Folger Adams BOD). No exceptions will be allowed. Hardware supplied by HC Quality Doors shall be installed by the General Contractor. The General Contractor shall work directly with Tim O'Boyle at HC Quality Doors to determine a price for the hardware. tim.oboyle@hcqualitydoors.com Cell – 484-269-6363.

N. Prime Contract Work: The following summaries and lists of work are provided for the convenience of the Contractors and to assist with clarifying the Prime Contract scopes of work. They are not intended or considered to be all inclusive or a finite representation of any Contractor's scope of work. Each prime Contract can be generally summarized as follows:

1. General Construction Contract:

Work in the General Construction Contract includes, but is not necessarily limited to architectural, structural, and civil construction within and on the buildings and sites, plus other activities traditionally recognized as general construction. It also includes project administrative and coordination responsibilities described throughout the Division 01 Specification Sections. The Work under this prime Contract generally includes but is not limited to:

a. Principal responsibilities as Lead Prime Contractor and project coordinator affecting coordination of all trades.
b. Architectural, Civil, Structural Drawings, and Division 01 thru Division 13, 31 & 32 of the Specifications. This does not preclude the General Contractor from being aware of the contents of all documents, and any associated responsibilities for the General Construction Contract contained therein.
c. Coordination of work with all other trades.

©2026 USA Architects Planners and Interior Designers, Ltd.

d. Cutting and Patching of finishes to remain for all trades. This does not include selective demolition related to a specific trade, but rather the cutting of finishes to remain, which the General Contractor will be responsible for patching and finishing. The General Contractor shall perform the cutting and patching prior to and in coordination with the demolition work performed by other trades.
e. Temporary Facilities as specified in the temporary facilities section.
f. Asphaltic Paving, Sealing & Striping
g. Concrete paving including sidewalks and ramps.
h. Erosion control.
i. Earthwork.
j. Site clearing and demolition.
k. Building layout.
l. Building excavation and backfill.
m. Stormwater piping to existing stormwater management facilities, or to surface discharge, as described in the documents, to 5'0" outside of the building for new piping, or to point of connection for existing piping. Connection of new piping at the building shall be by the Plumbing Contractor. Connection to existing piping shall be by the General Contractor.
n. Any required Site Sanitary Sewer Work beyond 5' outside of building. The Plumbing Contractor will make connections, repairs or replacements at the building line (5' out).
o. Interior and Exterior Fencing and Guardrails including any removal, reinstallation, replacement or addition of fencing and gates, and gate hardware.
p. Security Sealant at all required locations. This will require sealing at work installed by other Prime Contractors.
q. Sealants required to complete the General Contractor's scope of work.
r. Any cosmetic sealing prior to finishes being applied or to complete finish installations.
s. Each Prime Contractor is responsible for weatherproofing and firestopping their installations.
t. Casework and Millwork
u. Canopies and Walkways.
v. Footings and foundations.
w. Concrete and concrete unit masonry construction.
x. Exterior Equipment Pads
y. Structural steel and all miscellaneous metal/steel work, construction of stairs, rails, lintels, angles, etc.
z. Any other structural work contained in the structural drawings and specifications.
aa. Cold Formed metal framing.
bb. Wood Framing and Blocking.
cc. Thermal and moisture protection systems.
dd. Roofing
ee. Gutters, Leaders and boots.
ff. Doors and windows.

©2026 USA Architects Planners and Interior Designers, Ltd.

gg. Coordination of door preparation for all door hardware and access control systems, whether supplied by the General Contract or other contracts. Refer to attached TWG Scope of Work.
hh. Door hardware (Detention & Non-Detention), as described previously in this section. Refer to TWG Scope of Work and HC Quality Door information attached to this section.
ii. Exterior and interior finishes. (Including cutting and patching of all finishes as required by the work of any/all trades).
jj. Exterior and Interior Signage
kk. Gypsum Board Systems.
ll. Building Specialties.
mm. Ceilings
nn. Equipment and accessories, including installation, start up and commissioning.
oo. Kitchen Equipment and Accessories, including the Ansul System. Final connections by the Applicable Trade Contractor.
pp. Final cleaning.
qq. Kitchen Equipment and Kitchen Cleaning.
rr. All handrails and guardrails.
ss. Progress photographs, development of the overall project schedule, and maintenance and updating of the overall project schedule.
tt. Field engineering and site survey, including establishment of reference points for all trades.

2. The Plumbing Contract:

The Work of the Plumbing Contract includes all plumbing and fire protection systems, including all related equipment, fixtures, and accessories to provide complete and operating systems within, and on the building. The Plumbing Contract includes all work typical to the plumbing and fire protection trades. It also includes project administrative and coordination responsibilities described throughout the Division 01 Specification Sections. Work under this Prime Contract includes but is not limited to:

a. The contents of the Plumbing and Fire Protection Drawings and Divisions 01, 11, 21 and 22 of the Specifications. This does not preclude the Plumbing Contractor from being aware of the contents of all documents, and any associated responsibilities contained therein.
b. Selective demolition, cutting and patching for plumbing work. Coordinate with the General Contractor prior to any demolition. The General Contractor shall perform cutting and patching of finishes to remain prior to selective demolition by this trade. The Plumbing Contractor shall coordinate with the General Contactor for final finishing work.
c. Coordination of Work with all other trades.
d. Water storage and distribution systems throughout the building, and on the building exterior from the point exiting the building to a point five feet perpendicular from the point of exit. Make all connections.
e. Storm drainage, sanitary sewer, and vent systems throughout the building, and on the building exterior from the point exiting the building to a point five feet

©2026 USA Architects Planners and Interior Designers, Ltd.

perpendicular from the point of exit. Provide connections of new piping to exterior.

f. Plumbing fixtures and equipment, including detention fixtures.
g. All Fire Protection systems and equipment.
h. Temporary plumbing facilities and individual contractor facilities specified in the Division 01 "Temporary Facilities" Specification Section.
i. Plumbing Rough-in and final connections for kitchen equipment.
j. Roof drains and interior conductors. Coordinate with General Contractor.
k. Grease Trap, piping and connections.
l. Fire Pump and Controls
m. Controls Systems related to this contract, and coordination with the Owner's preferred controls vendor for building and fire alarm controls systems related to the Plumbing Contract (See NRG scope of work for delineation).
n. Firestopping and weatherproofing/sealing for installations and work of this contract.
o. Start-Up, Testing and Commissioning related to this contract.

3. Mechanical Contract:

The Mechanical Contract includes the work of all mechanical and HVAC systems, equipment, controls, and components, including related work and accessories, necessary to provide complete, and fully operating systems. It also includes project administrative and coordination responsibilities described throughout the Division 01 Specification Sections. The Mechanical Contract includes all work typical to the mechanical trades including but not limited to:

a. Work identified in the mechanical drawings and Divisions 01, 11, and 23 of the specifications. This does not preclude the Mechanical Contractor from being aware of the contents of all documents, and any associated responsibilities contained therein.
b. Selective demolition, cutting and patching for mechanical work. Coordinate with the General Contractor prior to any demolition. The General Contractor shall perform cutting and patching of finishes to remain prior to selective demolition by this trade. The Mechanical Contractor shall coordinate with the General Contactor for final finishing work.
c. All gas piping, fittings, and conveyance, regulating and metering equipment within or outside the building regardless of distance from the building.
d. Hydronic and refrigerant piping and other mechanical piping.
e. Control Valves and Dampers, including the replacement of existing mechanical control valves. (Refer to NRG Scope of Work for delineation)
f. Firestopping and weatherproofing/sealing for installations and work of this contract.
g. Instrumentation
h. HVAC Duct and piping insulation systems.
i. Fans , Ventilators and Exhaust Fans.
j. Roof top units and systems.
k. Heat Pump System

©2026 USA Architects Planners and Interior Designers, Ltd.

l. Cabinet unit heaters
m. Condensing Units
n. Split System Units and Systems
o. Ductwork and accessories.
p. Grilles, Registers and Diffusers including security grilles, registers, diffusers.
q. Control Systems. Mechanical Controls will be by the Owners preferred vendor NRG as described previously in this section. Refer to attached NRG Scope of Work.
r. Starting/commissioning of mechanical systems and equipment.
s. Testing, adjusting and balancing of mechanical systems and equipment, including rebalancing of existing ductwork.
t. Mechanical rough-in and final connection for kitchen equipment.
u. Coordination with all other Prime Contractors

4. Electrical Contract:

5. The Electrical Contract includes electric power distribution, lighting, communication and security systems for complete and operating systems within, and on the buildings. It also includes project administrative and coordination responsibilities described throughout the Division 01 Specification Sections. The Electrical Contract includes all work typical to the electrical trades (All Voltages) including but not limited to:

a. Work identified in the electrical drawings and Divisions 01,11, 26 and 28 of the specifications. This does not preclude the Electrical Contractor from being aware of the contents of all documents, and any associated responsibilities contained therein.
b. Selective demolition, cutting and patching for mechanical work. Coordinate with the General Contractor prior to any demolition. The General Contractor shall perform cutting and patching of finishes to remain prior to selective demolition by this trade. The Electrical Contractor shall coordinate with the General Contactor for final finishing work.
c. Exterior conduit and cable related to new generators, transfer switches and connections to the existing transformer, distribution panel and to building components and equipment. The work includes required excavation.
d. Firestopping and weatherproofing/sealing for installations and work of this contract.
e. Power distribution systems and all components thereof.
f. Interior and exterior lighting systems including fixtures, power and control.
g. Electrical grounding.
h. Raceways, cable tray, power wiring, cables, boxes, and devices and equipment for all voltage levels.
i. Electronic Security Systems, Access Control Systems, Low Voltage Systems. Portions of the Work provided by TWG as described below and earlier in this section. Refer to attached TWG Scope of Work.
j. Raceways and boxes for telephone/AV/Data Systems. Connections and equipment to be provided by the Owner/TWG.

©2026 USA Architects Planners and Interior Designers, Ltd.

k. Building fire alarm system and equipment. Provided by NRG as part of this contract, and as described earlier in this section. Refer to attached scope of work by NRG.
l. Arc Flash, Coordination and Short Circuit Studies.
m. Temporary facilities specified in the "Temporary Facilities" Section.
n. Coordination with all other Prime Contractors.
o. Diesel Engine Generators, Automatic Transfer Switches, Distribution Panel, and any and all conduit, cable, excavation and accessories described in the documents, and necessary to provide a fully operating emergency power system for the building.
p. Low Voltage Transformers
q. Starting/commissioning electrical systems and equipment.
r. Electrical connections to equipment furnished under other contracts, unless otherwise indicated.
s. Testing, adjusting and balancing electrical systems and equipment.
t. Electrical Rough-in and final connection for kitchen equipment.
u. Electrical connections to temporary facilities and controls furnished by the other Prime Contractors.
v. The Following portions of the Electrical Contract described previously in this section are to be provided by the Owner's preferred low voltage subcontractor TWG as part of the overall Prime Electrical Contract. Note that all raceways, conduit, cabling, boxes and related infrastructure work for low voltage systems is by the Electrical Contractor; not TWG. See attached Scope of Work by TWG

- Access control devices and equipment
- Video surveillance cameras and equipment
- Watch Tour System
- Intercom & Paging System and components
- Duress System
- Connections of low voltage equipment and devices, including Salto door hardware.
- Telecom/AV/Data devices and equipment.

O. Definition of the extent of Prime Contract Work:

The extent of each prime Contract is indicated in the Contract Documents. Except where no other more specific description is contained in the Contract Documents, general names and terminology on the Drawings and in Specification Sections determines which prime Contract includes a specific element of Work.

1. Each Prime Contractor shall provide any and all items essential, or necessary for complete and operating systems.
2. Local custom and trade-union jurisdictional settlements do not control the Scopes-of-Work included in each prime Contract. When a potential jurisdictional dispute or similar interruption of construction activities is first identified or threatened, the affected Prime Contracts shall promptly negotiate a reasonable settlement to avoid or minimize the pending interruption and its delays.

©2026 USA Architects Planners and Interior Designers, Ltd.

3. Temporary office and storage facilities for each Prime Contractor are the responsibility of each Prime Contractor.

1.2 WORK UNDER OTHER CONTRACTS

A. Separate Contract(s) may be issued by the Owner to other contractor(s), or the Owner may elect to perform certain construction operations at the site with his own forces. Those operations will coordinate with and may coincide with these prime Contracts. prime Contractors shall reasonably cooperate and coordinate work with the Owner's workers or with Owner supplied contractors operating outside of the prime Contracts. Owner's workers and subcontractors will be expected to abide by established project protocol and controls while on the project site.

1.3 PRIME CONTRACTORS USE OF PREMISES

A. During the construction period the Prime Contractors jointly shall have full use of the premises for construction operations, including use of the site. The prime Contractor's use of the premises is limited only to the areas where construction operations are to occur, designated staging and storage areas and by the Owner's right to perform construction operations with its own forces or to employ separate contractors on portions of the Project.
   1. Confine operations to areas within Contract limits indicated. Portions of the site beyond areas in which construction operations are indicated are not to be disturbed.
   2. Keep driveways and entrances serving the premises clear and available to the Owner and the Owner's employees at all times. Do not use these areas for parking or storage of materials.

1.4 OWNER OCCUPANCY

A. Owner Occupancy: The Owner reserves the right to occupy and to place and install equipment in completed areas of the building prior to Substantial Completion, provided that such occupancy does not interfere with completion of the Work. Such placing of equipment and partial occupancy shall not constitute acceptance of the total Work.
   1. A Certificate of Substantial Completion will be executed for each specific portion of the Work to be occupied prior to Owner occupancy.
   2. Obtain a Certificate of Occupancy from local building officials prior to Owner occupancy.
   3. Prior to partial Owner occupancy, mechanical and electrical systems shall be fully operational. Required inspections and tests shall have been successfully completed. Upon occupancy the Owner will provide operation and maintenance of mechanical and electrical systems in occupied portions of the building.

1.5 OWNER-FURNISHED ITEMS

A. The Owner may elect to furnish and/or install items or products with its own forces or with outside contractors.
   1. The Owner will arrange for delivery of Owner-furnished items an accordance with the Project Construction Schedule, and will inspect deliveries for damage.

©2026 USA Architects Planners and Interior Designers, Ltd.

2. If Owner-furnished items are damaged, defective, or missing, the Owner will arrange for replacement.
3. Where Owner-furnished items are damaged as a result of a prime Contractor's operations, that prime Contractor is responsible for repairing or replacing the Owner-furnished items.

1.6 KNOWLEDGE OF CONTRACT REQUIREMENTS

A. Each Contractor and his Subcontractor's, Sub-Subcontractor's and material men shall consult in detail the General Conditions, Supplementary Conditions, all Divisions and Sections of the Specifications, all Drawings and all Addenda for instructions and requirements pertaining to the Work, and at his and their cost, shall provide all labor, materials, equipment and services necessary to furnish, install and complete the work in strict conformance with all provisions thereof.

B. Each Contractor will be held to have examined the site of the Work prior to submitting his proposal and informed himself, his Subcontractors, Sub-Subcontractors and material men of all existing conditions affecting the execution of the work.

C. Each Contractor will be held to have examined the Contract Documents, and Modifications thereto, as they may affect subdivisions of the work and informed himself, his Subcontractors, Sub-Subcontractors and material men of all conditions thereof affecting the execution of the work.

D. The Scope of Work for the Contract is not necessarily limited to the description of each section of the Specifications and the illustrations shown on the Drawings. Include all minor items not expressly indicated in the Contract Documents, or as might be found necessary as a result of field conditions, in order to complete the work as it is intended, without any gaps between the various subdivisions of work of the Contractor and his Subcontractors.

E. Each Contractor will be held to be thoroughly familiar with all conditions affecting labor in the neighborhood of the project including, but not limited to, Unions, incentive pay, procurement, living and commuting conditions and to have informed his Subcontractors and Sub-Subcontractors thereof.

1.7 CONTRACT DOCUMENTS INFORMATION

A. The Contract Documents are prepared in accordance with available information as to existing conditions and locations. If, during construction, conditions are revealed at variance with the Contract Documents, notify the Construction Manager immediately so that supplementary instructions may be issued.

B. The Specifications determine the quality, kinds and methods of installation of the various materials, the Drawings establish the quantities, dimensions and details of materials, the schedules on the Drawings give the location, type and extent of the materials.

©2026 USA Architects Planners and Interior Designers, Ltd.

C. Should the Drawings, Specifications or schedules disagree in themselves or with either or both of the others, the better quality or greater quantity of work or materials shall be performed and provided, unless otherwise directed in writing by the Construction Manager.

D. Dimensions given on the Drawings govern scale measurements and large scale drawings govern small scale drawings, except as to anything omitted unless such omission is expressly noted on the larger scale drawings.

E. The techniques or methods of specifying to record requirements varies throughout text, and may include "prescriptive", "open generic/descriptive", "compliance with standards", "performance", "proprietary", or a combination of these. The method used for specifying one unit of work has no bearing on requirements for another unit of work.

F. Whenever a materials, article or piece of equipment is referred to in the singular number in the Contract Documents, it shall be the same as referring to it in the plural. As many such materials, articles or pieces of equipment shall be provided as are required to complete the work.

G. With the approval of the Construction Manager and without additional cost to the Owner, the Contractor shall make all necessary changes or modifications to locations as may be necessary to suit requirements and conditions at the building and for the proper and conveniently accessible location of all parts of the system.

H. Small details not usually shown or specified, but necessary for the proper installation and operation of the work, shall be provided.

I. Cap all incomplete lines, ducts, conduits, openings, etc., until ready for final connection, after which they shall be thoroughly cleaned and left unobstructed.

PART 2 PRODUCTS (Not applicable).

PART 3 EXECUTION (Not applicable)

END OF SECTION 01 11 01

©2026 USA Architects Planners and Interior Designers, Ltd.

48 South Harrisburg Street
Harrisburg, PA 17113
Office : (717) 939-2400
Fax : (717) 939-8583

Project Name:	Keystone Regional Youth Center – Renovations and Addition	**Date:**	10/5/2026
Project Address:	1261 County Welfare Road - Leesport (Bern Township), PA 19533	**Proposal #:**	SF-26-1223
Owner:	County of Berks	**Proposal Version:**	1
Attention:	ALL BIDDERS		

Re: Extension of existing Direct Digital Controls system at The County of Berks Youth Development Center

NRG is pleased with the opportunity to provide this proposal for the above project. Based upon our review of the available project documentation and requirements listed below, we are pleased to submit our Scope of Work (SOW) and associated pricing for the building automation system. This proposal defines the systems, services, assumptions, and deliverables included within our offering.

PART 1: Bid Documents Reviewed

1.1 Issued for Bid Drawings dated 10/05/2026
- A. Mechanical (HVAC) Drawings MD-101 through M-801

1.2 Marked Up Original Mechanical Drawings Dated 08/13/1993
- A. Mechanical (HVAC) Drawings M-1 through M-700

1.3 Existing System Documentation and Owner Standards Documentation.

PART 2: Project Execution and Support Services

2.1 NRG Project Labor
- A. Engineering includes providing project specific shop drawings, submittals, O&M's, graphics, and programming.
- B. Project Management
- C. Commissioning (Check/Test/Start)
  1. System Start Up and Validation
  2. Provide written field quality control test reports.

2.2 Test and Balance Support
- A. Provide up to (40) hours of BAS-related support for the project's independent Test and Balance (TAB) Contractor.
- B. Scope shall include BAS services necessary to facilitate testing, adjusting, and balancing of systems and equipment controlled and/or monitored by the BAS.

2.3 Owner Training:
- A. Provide up to (8) hours of Owner training specific to the Building Automation System and equipment installed and integrated under this scope.

2.4 Warranty and In-Warranty Services:
- A. Provide a warranty for all BAS equipment, materials, software, programming, and installation furnished under this contract for a period of (1) year from the date of substantial completion.

48 South Harrisburg Street
Harrisburg, PA 17113
Office : (717) 939-2400
Fax : (717) 939-8583

2.5 Post-Occupancy Support

A. Provide up to (24) hours of on-site visits, after normal business hours, within (12) months of substantial completion to assist in adjusting the system.

PART 3: DDC/BAS Network Infrastructure

A. Building Management / Supervisory Software and Hardware:

1. Existing site DDC software at the Berks Youth Development Center to be modified accordingly to accommodate the scope within this proposal. One (1) Additional JACE 9000 Series Supervisory Controller will be added to existing panel to accommodate newly installed devices.
2. Provide the Owner with a written list of operator workstation upgrades necessary to meet the requirements of the controls provided under this contract, together with recommendations on how best to achieve those upgrades.

PART 4: Standard Controls Work – (IN ALL CASES, THE REQUIREMENTS OF THE APPLICABLE TECHNICAL SPECIFICATION SHALL GOVERN THE STANDARD OF WORK UNLESS CHANGE IS AGREED TO BY THE OWNER).

4.1 Application

A. The provisions of this Part apply to every system listed in the DDC/BAS Control System Scope of Work. Where a system departs from them, the departure is stated in that system's subsection under System Notes.

4.2 Control Wiring and Terminations

A. Provide communications wiring to all integrated equipment.
B. Provide control wiring between BAS controllers and BAS-furnished devices.
C. Provide hardwired interlocks for manufacturer-furnished, shipped-loose control devices requiring BAS interface. Interlocks specific to a system are listed in that system's subsection.
D. Interlock furnished safety devices to unit safety circuit.
E. Coordinate termination of all BAS wiring with equipment furnished by others.

4.3 Wiring Methods

A. All exposed wiring installed below eight feet (8'-0") above finished floor (AFF) shall be installed in Electrical Metallic Tubing (EMT) unless stated otherwise.
B. All underground wiring routed between buildings shall be installed in rigid metal conduit.
C. Plenum-rated control wiring methods shall be utilized only where permitted by applicable codes and project specifications. Low-voltage control wiring installed within concealed, accessible spaces, including hollow wall cavities, shall be installed using plenum-rated cable without conduit. All cabling shall be properly supported utilizing bridle rings or other approved support methods at regular intervals to prevent sagging and maintain compliance with applicable codes and industry standards.

4.4 Control Panels and Power

A. Furnish and install BAS controller(s) in a NEMA applicable pre-fabricated enclosure.
B. Provide all required power supplies, relays, transformers, and ancillary control components required for a complete and operational system.
C. Panel quantities, panel locations, and any devices specific to a system are listed in that system's subsection.

48 South Harrisburg Street
Harrisburg, PA 17113
Office : (717) 939-2400
Fax : (717) 939-8583

D. Line-voltage power to all BAS control panels and all 120V branch circuits for control power transformers are by Division 26.

4.5 Sequences, Graphics, and Operator Interface

A. Program controllers to perform the specified sequence of operation on the drawing sheet and specification section named in each subsection.
B. Provide graphical user interface integration for all monitored and controlled points per requirements.
C. Configure alarms, trends, schedules, and operator access as specified.

PART 5: DDC/BAS Control System Scope of Work

5.1 Existing Duct Reheat Coils – (Qty. 51)

A. Demo and make safe existing control devices.
B. BAS/DDC Control Panel:
1. Furnish and install BAS controller(s) in a NEMA applicable prefabricated enclosures, for each independent zone.
a. Provide all required power supplies, relays, transformers, and ancillary control components required for a complete and operational system.
C. Field Devices (typical for each duct heating coil unless noted otherwise):
1. Furnish, Install, and Wire:
a. Space Temperature Sensor – (Qty. 1 per)
b. Duct Temperature Sensor – (Total of 1)
D. Furnish and Wire ***(Installation by others)***
1. 3-Way HW Coil Control Valve – (Qty. 1 per)

5.2 Existing Cabinet Unit Heaters – (Qty. 2)

A. Demo and make safe existing control devices.
B. Furnish and Wire ***(Installation by others)***
Thermostatic Control Valve – (Qty. 1 per)

5.3 Existing Wall Mount Finned Tube Radiation – (Qty. 6)

A. Demo and make safe existing control devices.
B. Furnish, Install and Wire Wall Mount Zone Temp Sensor – (Total of 4)
C. Furnish and Wire ***(Installation by others)***
Thermostatic Control Valve – (Qty. 1 per)

5.4 Existing Convectors – (Qty. 5)

A. Demo and make safe existing control devices.
B. Furnish and Wire ***(Installation by others)***
Thermostatic Control Valve – (Qty. 1 per)

5.5 Duct Heating Coil New – (Qty. 4)

A. BAS/DDC Control Panel:
1. Furnish and install BAS controller(s) in a NEMA applicable prefabricated enclosures, for each independent zone.
a. Provide all required power supplies, relays, transformers, and ancillary control components required for a complete and operational system.

48 South Harrisburg Street
Harrisburg, PA 17113
Office : (717) 939-2400
Fax : (717) 939-8583

B. Field Devices (typical for each duct heating coil unless noted otherwise):
   1. Furnish, Install, and Wire:
      a. Space Temperature Sensor – (Qty. 1 per)
      b. Duct Temperature Sensor – (Qty. 1 per)
C. Furnish and Wire (Installation by others)
   1. 2-Way HW Coil Control Valve – (Qty. 1 per)

5.6 Heat Pump Roof Top Unit - (Qty. 1)

A. BAS/DDC Control Panel:
   1. Furnish and install BAS controller(s) in a NEMA applicable prefabricated enclosure, for RTU-1.
   2. Furnish, Install and Wire:
      a. HP Discharge Air Temp Sensor
      b. Supply Air Temp Sensor
      c. Mixed Air Temp Sensor
      d. Return Air Temp Sensor
      e. Return Air Humidity Sensor
      f. OA Temp/Humidity Sensor
      g. Zone Temp Sensor
      h. Fan CT/Relay
      i. Filter DP
      j. Discharge Air Static Pressure Sensor
   3. Wire points for:
      a. Return Air Damper
      b. OA Damper
      c. Mixed Air Damper
   4. Provide Network Interface for HP Controller and Fan Drive.
   5. Provide all points indicated on plan drawing M-801.

5.7 Split System Heat Pumps – (Qty. 2)

A. Install and Wire Factory Provided Thermostat and End Devices.
B. Provide BACNet Integration to OEM Unit Controller
C. Furnish, Install and Wire Zone Temp Sensor (Qty. 2 per)

5.8 Exhaust Fan – (Qty. 1)

A. BAS/DDC Control Panel:
   1. Furnish and install BAS controller in a NEMA applicable prefabricated enclosure, for EF-2.
   2. Furnish, Install, and Wire
      a. CT/Relay
      b. Zone Temp Sensor
B. Furnish and Wire ***(Installation by others)***
   1. Motor Operated Damper - (Qty. 1)
   2. Motor Operated Louvre – (Qty. 1)

5.9 HW Unit Heater New – (Qty.2)

A. Furnish and Wire ***(Installation by others)***

48 South Harrisburg Street
Harrisburg, PA 17113
Office : (717) 939-2400
Fax : (717) 939-8583

5.10 Convector New – (Qty.2)

A. Furnish and Wire ***(Installation by others)***
Thermostatic Control Valve – (Qty. 1 per)

----------(END OF BASE SCOPE)----------

PRICING: ***(check all that are accepted)***	
☐ Bid Allowance Amount Not to Exceed:	**Four Hundred and Forty-Five Thousand Two Hundred Dollars and Zero Cents. $445,200.00**

CUSTOMER ACCEPTANCE:	
Organization Name:	
Address:	
Authorized Representative:	
Title:	
Signature:	
Print Name:	
Date:	
Purchase Order Number:	

NRG ACCEPTANCE:	
	NRG Controls, LLC - Harrisburg
	48 S. Harrisburg Street – Harrisburg, PA 17113
Authorized Representative:	
Title:	
Signature:	
Print Name:	
Date:	

***Please email signed proposal & include PO if applicable to NRG representative.**

Thank you for considering NRG Controls.

48 South Harrisburg Street
Harrisburg, PA 17113
Office : (717) 939-2400
Fax : (717) 939-8583

Patrick Durnin
Account Executive
Email: pdurnin@nrgcontrols.com
Contact #: 717.448.6081

This communication and any attachments are intended only for the use of the individual named as the addressee. It may contain information which is privileged and/or confidential under applicable law. If you are not the intended recipient, you are hereby notified that any dissemination, copy or disclosure of this communication is strictly prohibited.

1) Clarifications
   a) Project is assumed to be prevailing wage.
   b) Any labor, material, equipment, software, services, coordination, integration, testing, documentation, permits, or work not specifically identified herein as included shall be considered excluded from this proposal.
   c) This scope of Work does not include any work with power above 120v including interconnect wiring from indoor to outdoor units of split system heat pumps utilizing 208/230v power.
   d) The scope of this proposal is limited to the furnishing, engineering, programming, startup, and commissioning support of the Building Automation System (BAS), and associated controls equipment specifically identified herein. Any process engineering, process performance guarantees, safety system design, cybersecurity compliance, regulatory compliance, third-party software development, network infrastructure, enterprise integration, equipment modifications, or services not expressly identified as included are excluded from this proposal.
   e) It is assumed that integrated systems will be monitored via communication protocols stated within scope above.
   f) This proposal assumes that packaged equipment is per basis of design and furnished with all necessary controllers, communication modules, and end devices to meet specified sequences.
      i) Any deviation from basis of design packaged systems in contract documents is assumed to be the responsibility of the equipment provider.
   g) The Scope of Work and associated pricing are based upon work being performed during normal business hours, Monday through Friday, between 6:00 AM and 4:00 PM. Any work required outside of these hours, including overtime, weekends, holidays, or owner-requested schedule acceleration, shall be considered additional scope and may require a change order.
   h) No independent third-party commissioning authority is identified anywhere in the bid documents, therefore third-party commissioning assistance/support has been excluded from this proposal. Should the County of Berks engage a third-party commissioning authority, assistance/support hours will be provided via the change order process.

PO Box 235
749 N. Susquehanna Trail
Selinsgrove, PA 17870

Kerry Hockenbroch II
Account Executive
C: 570.452.3801
O: 570.374.1933
khockenbroch2@nrgcontrols.com
Proposal Number: SF-26-1215

Date: October 21, 2026
From: Patrick Durnin, Account Executive
To: Tim Schell, USA Architects
Re: County of Berks – Renovations and Addition to the Keystone Regional Youth Center

NRG CONTROLS LLC. to furnish and repair Fire Alarm Systems as described below.

Executive Summary

- This proposal is based on Electrical plans provided by USA Architects
  - Drawing Date issued for bid 10-05-26
  - USA Project No. R2024.0111.01
- This proposal is based on Notifier by Honeywell Fire Alarm Control System
- Wiring and installation will be provided by Electrical Contractor
- NRG Controls will provide materials, programming, and commissioning of devices

Code Compliance:

- National Fire Protection Association (NFPA) 72 – National Fire and Signaling Code
- NFPA 70 – National Electrical Code (NEC)

Scope of Work – Fire Alarm System Additions

NRG Controls shall provide all required labor, materials, programming, testing, and commissioning necessary to integrate the following devices into the existing Notifier INSPIRE Fire Alarm Control System.

Fire Pump Monitoring (For installation by Div.26 Contractor)

- Provide six (6) Notifier addressable monitor modules for monitoring of required fire pump conditions.
- Program and integrate all new monitoring points into the existing fire alarm system.

Elevator Interface (For installation by Div.26 Contractor)

- Provide three (3) Notifier addressable relay modules for elevator interface functions, including:
  - Primary Elevator Recall
  - Secondary Elevator Recall
  - Elevator Shunt Trip

PO Box 235
749 N. Susquehanna Trail
Selinsgrove, PA 17870

Kerry Hockenbroch II
Account Executive
C: 570.452.3801
O: 570.374.1933
khockenbroch2@nrgcontrols.com
Proposal Number: SF-26-1215

Manual Initiation (For installation by Div.26 Contractor)

- Provide one (1) Notifier addressable manual pull station located within the new Sallyport.

Notification Appliances (For installation by Div.26 Contractor)

- Provide eight (8) System Sensor wall-mounted horn/strobe notification appliances.
- Provide eleven (11) System Sensor wall-mounted strobe-only notification appliances.
- Notification appliances shall be integrated into the existing fire alarm system as required.

Engineering, Programming & Commissioning

- Provide updated fire alarm shop drawings identifying the proposed system additions and modifications.
- Provide all required programming necessary to integrate the new devices with the existing Notifier INSPIRE Fire Alarm Control Panel.
- Perform system commissioning and 100% functional testing of all newly installed devices and associated system functions upon completion of the work.
- Coordinate testing of fire pump monitoring, elevator recall, shunt trip, notification appliances, and other associated interfaces as applicable.

Warranty

- Provide the applicable manufacturer's warranty for all new equipment furnished by NRG Controls.
- Provide a one (1) year labor warranty covering equipment and components installed by NRG Controls.

TOTAL BID ALLOWANCE PRICE NOT TO EXCEED:

Twenty-Two Thousand Five Hundred and ----------00/100 Dollars ($22,500.00)

PO Box 235
749 N. Susquehanna Trail
Selinsgrove, PA 17870

Kerry Hockenbroch II
Account Executive
C: 570.452.3801
O: 570.374.1933
khockenbroch2@nrgcontrols.com
Proposal Number: SF-26-1215

CLARIFICATIONS:

- Project pricing assumes prevailing wage and certified payroll.
- Any other controls and services except mentioned above are excluded.
- Fire/Smoke dampers, FCC, telephone communication & controls system and/or wiring not included.
- Any additional fire alarm device(s) suggested/proposed by AHJ, shall be charged extra
- Device Labeling will be completed by Electrical Contractor per NRG Shop Drawings
- Device relocation due to field conflicts or architectural changes
- Network drops, switches, fiber backbone, VLAN configuration, or IP Addressing
- Central Station fees are not included in above price
- Battery calculations or voltage drop verification for non-provided circuits
- Programming beyond approved sequence of operation
- Reprogramming due to design revisions, value engineering, or field changes after approval
- Firewatch or temporary life safety measures during outages
- Expediting or reinspection fees
- Any Material not listed above, will be charged extra
- Bonding, Permits, fees, etc.
- Sales tax
- Any work during overtime hours. This proposal includes work during the normal hours of 8-5 pm, Monday through Friday.
- Import Tarriff Charge may apply on some products

PO Box 235
749 N. Susquehanna Trail
Selinsgrove, PA 17870

Kerry Hockenbroch II
Account Executive
C: 570.452.3801
O: 570.374.1933
khockenbroch2@nrgcontrols.com
Proposal Number: SF-26-1215

ACCEPTED BY:

SIGNATURE	**TITLE**	**DATE**
PRINT NAME		**PO#**

THIS PROPOSAL SUPERSEDES ANY PRIOR CORRESPONDENCE OR CONVERSATION(S) REGARDING THE WORK DESCRIBED IN THIS PROPOSAL

Thank you for considering NRG Controls LLC

Patrick Durnin, Account Executive

SECTION 01 21 00 - ALLOWANCES

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

A. Section includes administrative and procedural requirements governing allowances.

1. Certain work is specified in the Contract Documents to be priced by inclusion of allowances in Prime Contractor bids. Allowances have been established because the Owner requires that certain specialized work on the project be performed by their typical subcontractors familiar with the Owner requirements and systems. Those subcontractors have provided pricing for their scopes of work which are included in Section 01 11 00 Summary of Work (scopes and pricing), and in this Section (pricing only). The stated allowances will be included on the bid form and on the successful bidders schedule of values at the stated price.

B. Types of allowances include the following:
1. Subcontractor allowances.

C. Related Sections:
1. Division 01 Section "Quality Requirements" for procedures governing the use of allowances for testing and inspecting.
2. Division 01 Section “Summary of Work” for subcontractor scopes of work.
3. Divisions 02 through 49 Sections for items of Work covered by allowances.

1.3 SELECTION AND PURCHASE

A. Within 60 days after award of the Contract, provide an executed subcontractor agreement with each subcontractor associated with allowances to the Architect, Owner, Construction Manager for verification of compliance with the Contract Documents and for establishment of a purchase date.

B. Purchase products and systems pertaining to work included in allowances in timeframes that avoid cost escalation and that do not delay the project schedule, or the work of other contractors.

©2025 USA Architects Planners and Interior Designers, Ltd

1.4 SUBMITTALS

A. Submit subcontracts for purchase of products, work and systems included in allowances, as described in Section 1.3 .

B. Submit invoices or delivery slips to show actual quantities of materials delivered to the site for use in fulfillment of each allowance, to verify completion of the work, and to validate the allowance price.

C. Submit time sheets and other documentation to show labor time and cost for installation of allowance items that include installation as part of the allowance.

D. Coordinate and process submittals for allowance items in same manner as for other portions of the Work.

1.5 COORDINATION

A. Coordinate allowance items with other portions of the Work. Furnish templates as required to coordinate installation. Include allowance work as part of the project schedule.

1.6 SUBCONTRACTOR ALLOWANCES

A. Use of the subcontractor allowance is only as described in the Summary of Work section and the associated scopes of work.

B. Changes to allowances scope or price will only be through issuance of a change order. Any changes not requested by, or approved by, the Owner in advance may be subject to denial. Approved change orders will be reflected on the schedule of values by adjustment to the allowance.

C. Allowances will be reduced by progress of work billing by the preferred subcontractors, which are included with the prime contractor’s periodic invoices.

D. The subcontractor allowance is to be all inclusive of the subcontractor’s cost of completing the work (labor, materials, installation), and of the subcontractor’s administrative and management costs, and of their overhead and profit. Typical costs to a prime contractor of managing the subcontractor, any associated administrative costs, and mark-ups shall be included in the Prime Contractor’s General Conditions amount.

E. At Project closeout, credit unused amounts remaining in the contingency allowance to Owner by Change Order.

©2025 USA Architects Planners and Interior Designers, Ltd

1.7 ALLOWANCES

A. Allowance Adjustment: To adjust allowance amounts, prepare a Change Order proposal based on the difference between purchase amount and the allowance, multiplied by final measurement of work-in-place where applicable. If applicable, include reasonable allowances for cutting losses, tolerances, mixing wastes, normal product imperfections, and similar margins.

1. Include installation costs in purchase amount only where indicated as part of the allowance.
2. If requested, prepare explanation and documentation to substantiate distribution of overhead costs and other margins claimed.
3. Submit substantiation of a change in scope of work, if any, claimed in Change Orders related to unit-cost allowances.
4. Owner reserves the right to establish the quantity of work-in-place by independent quantity survey, measure, or count.

B. Submit claims for increased costs because of a change in scope or nature of the allowance described in the Contract Documents, whether for the purchase order amount or Contractor's handling, labor, installation, overhead, and profit.

1. Do not include Contractor's or subcontractor's indirect expense in the Change Order cost amount unless it is clearly shown that the nature or extent of work has changed from what could have been foreseen from information in the Contract Documents.
2. No change to Contractor's indirect expense is permitted for selection of higher- or lower-priced materials or systems of the same scope and nature as originally indicated.

PART 2 - PRODUCTS (Not Used)

PART 3 - EXECUTION

3.1 EXAMINATION

A. Examine products covered by an allowance promptly on delivery for damage or defects. Return damaged or defective products to manufacturer for replacement.

B. Examine all work of subcontractors to insure compliance with the Contract Documents and the associated scope of work.

©2025 USA Architects Planners and Interior Designers, Ltd

3.2 PREPARATION

A. Coordinate materials and their installation for each allowance with related materials and installations to ensure that each allowance item is completely integrated and interfaced with related work.

3.3 SCHEDULE OF ALLOWANCES

A. Allowance No EC1: The Prime Electrical Contractor to Include a Subcontractor Allowance of (to be issued via Addendum) for TWG Access Control and Video Surveillance Scope of Work as described in Section 01 11 00 Summary of Work and the Contract Documents.

B. Allowance No. EC2: The Prime Electrical Contractor to Include a Subcontractor Allowance of $22,500.00 for NRG Fire Alarm Scope of Work as described in Section 01 11 00 Summary of Work and the Contract Documents.

C. Allowance No. MC1: The Prime Mechanical Contractor to Include a Subcontractor Allowance of ($445,200.00) for NRG Controls and Management System Scope of Work as described in Section 01 11 00 Summary of Work and the Contract Documents.

D. Allowance No. GC1: The Prime General Contractor to Include a Subcontractor Allowance of ($20,000.00) for Stairwell Rubber Flooring Removal and Replacement Scope of Work as described in the Architectural Demolition and Finish Plans, and the Contract Documents.

E. Allowance No. GC2: The Prime General Contractor to Include a Subcontractor Allowance of ($25,000.00) for Stairwell Rubber Tread/Nosing/Riser Removal and Replacement Scope of Work as described in the Architectural Demolition and Finish Plans, and the Contract Documents.

END OF SECTION 01 21 00

©2025 USA Architects Planners and Interior Designers, Ltd

SECTION 06 17 60 - METAL-PLATE-CONNECTED WOOD TRUSSES

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and Division 1 Specification Sections, apply to this Section.

1.2 SUMMARY

A. This Section includes wood roof trusses and truss accessories.

B. Related Sections include the following:

1. Division 6 Section "Rough Carpentry"

1.3 DEFINITIONS

A. Metal-Plate-Connected Wood Trusses: Planar structural units consisting of metal-plate-connected members fabricated from dimension lumber and cut and assembled before delivery to Project site.

B. Lumber grading agencies, and the abbreviations used to reference them, include the following:

1. NELMA - Northeastern Lumber Manufacturers Association.
2. NLGA - National Lumber Grades Authority.
3. SPIB - Southern Pine Inspection Bureau.
4. WCLIB - West Coast Lumber Inspection Bureau.
5. WWPA - Western Wood Products Association.

1.4 PERFORMANCE REQUIREMENTS

A. Structural Performance: Provide metal-plate-connected wood trusses capable of withstanding design loads within limits and under conditions indicated.

1. Design Loads: As indicated.
2. Maximum Deflection Under Design Loads:

a. Roof Trusses: Vertical deflection of 1/240 of span.
b. Roof Trusses: Horizontal deflection at reactions of 1-1/4 inches (32 mm).

1.5 SUBMITTALS

A. Product Data: For metal-plate connectors, metal framing anchors, bolts, and fasteners.

1. Include data for wood-preservative treatment from chemical treatment manufacturer and certification by treating plant that treated materials comply with requirements. Indicate type of preservative used, net amount of preservative retained, and chemical treatment manufacturer's written instructions for handling, storing, installing, and finishing treated material.
2. Include data for fire-retardant treatment from chemical treatment manufacturer and certification by treating plant that treated materials comply with requirements, including bending strength, stiffness, and fastener-holding capacity. Include physical properties of treated materials, both before and after exposure to elevated temperatures when tested according to ASTM D 5664.
3. For products receiving a waterborne treatment, include statement that moisture content of treated materials was reduced to levels specified before shipment to Project site.
4. Include copies of warranties from chemical treatment manufacturers for each type of treatment.

B. Shop Drawings: Show location, pitch, span, camber, configuration, and spacing for each type of truss required; species, sizes, and stress grades of lumber; splice details; type, size, material, finish, design values, orientation, and location of metal connector plates; and bearing details.

1. For installed products indicated to comply with design loads, include structural analysis data signed and sealed by the qualified professional engineer responsible for their preparation.

C. Product Certificates: For metal-plate-connected wood trusses, signed by officer of truss fabricating firm.

D. Qualification Data: For fabricator and Installer.

E. Material Certificates: For dimension lumber specified to comply with minimum allowable unit stresses. Indicate species and grade selected for each use and design values approved by the American Lumber Standards Committee Board of Review.

F. Research/Evaluation Reports: For the following, showing compliance with building code in effect for Project:

1. Preservative-treated wood.
2. Fire-retardant-treated wood.
3. Metal-plate connectors.
4. Metal framing anchors.

1.6 QUALITY ASSURANCE

A. Metal Connector-Plate Manufacturer Qualifications: A manufacturer that is a member of TPI and that complies with TPI quality-control procedures for manufacture of connector plates published in TPI 1.

1. Manufacturer's responsibilities include providing professional engineering services needed to assume engineering responsibility.
2. Engineering Responsibility: Preparation of Shop Drawings and comprehensive engineering analysis by a qualified professional engineer.

B. Fabricator Qualifications: Shop that participates in a recognized quality-assurance program that involves inspection by SPIB, Timber Products Inspection, TPI, or other independent testing and inspecting agency acceptable to Architect and authorities having jurisdiction.

C. Source Limitations for Connector Plates: Obtain metal connector plates through one source from a single manufacturer.

D. Source Limitations for Fire-Retardant-Treated Wood: Obtain each type of fire-retardant-treated wood product through one source from a single producer.

E. Comply with applicable requirements and recommendations of the following publications:

1. TP1 1, "National Design Standard for Metal Plate Connected Wood Truss Construction."
2. TPI DSB, "Recommended Design Specification for Temporary Bracing of Metal Plate Connected Wood Trusses."
3. TPI HIB, "Commentary and Recommendations for Handling, Installing & Bracing Metal Plate Connected Wood Trusses."

F. Wood Structural Design Standard: Comply with applicable requirements in AFPA's "National Design Specifications for Wood Construction" and its "Supplement."

1.7 DELIVERY, STORAGE, AND HANDLING

A. Comply with TPI recommendations to avoid damage and lateral bending. Provide for air circulation around stacks and under coverings.

B. Inspect trusses showing discoloration, corrosion, or other evidence of deterioration. Discard and replace trusses that are damaged or defective.

1.8 COORDINATION

A. Time delivery and erection of trusses to avoid extended on-site storage and to avoid delaying progress of other trades whose work must follow erection of trusses.

PART 2 - PRODUCTS

2.1 MANUFACTURERS

A. Available Manufacturers: Subject to compliance with requirements, manufacturers offering products that may be incorporated into the Work include, but are not limited to, the following:

B. Manufacturers: Subject to compliance with requirements, provide products by one of the following:

1. Metal Connector Plates:

    a. Alpine Engineered Products, Inc.
    b. CompuTrus, Inc.
    c. Eagle Metal Products.
    d. Jager Industries, Inc.
    e. Mitek Industries, Inc.
    f. Robbins Engineering, Inc.
    g. TEE-LOK Corporation.
    h. Truswal Systems Corporation.
    i. Or Approved Equal.

2. Metal Framing Anchors:

    a. Alpine Engineered Products, Inc.
    b. Cleveland Steel Specialty Co.
    c. Harlen Metal Products, Inc.
    d. KC Metals Products, Inc.
    e. Silver Metal Products, Inc.
    f. Simpson Strong-Tie Company, Inc.
    g. Southeastern Metals Manufacturing Co., Inc.
    h. United Steel Products Company, Inc.
    i. Or Approved Equal.

2.2 DIMENSION LUMBER

A. Lumber: DOC PS 20 and applicable rules of lumber grading agencies certified by the American Lumber Standards Committee Board of Review.

1. Factory mark each piece of lumber with grade stamp of grading agency.
2. For exposed lumber indicated to receive natural or stained finish, omit grade stamp and provide certificates of grade compliance issued by grading agency.
3. Provide dressed lumber, S4S, manufactured to actual sizes required by DOC PS 20 for moisture content specified.
4. Provide dry lumber with 19 percent maximum moisture content at time of dressing.

B. Grade and Species: Provide dimension lumber of any species for truss chord and web members, graded visually or mechanically, and capable of supporting required loads without exceeding allowable design values according to AFPA's "National Design Specifications for Wood Construction" and its "Supplement."

C. Grade and Species: Provide visually graded dimension lumber for truss chord and web members, of the following grade and any of the following species:

1. Grade for Chord Members: No. 1.
2. Grade for Web Members: Same grade as indicated for chord members.
3. Species: Douglas fir-larch; WCLIB or WWPA.
4. Species: Douglas fir-south; WWPA.
5. Species: Douglas fir-larch (north); NLGA.
6. Species: Hem-fir; WCLIB or WWPA.
7. Species: Hem-fir (north); NLGA.
8. Species: Southern pine; SPIB.
9. Species: Mixed southern pine; SPIB.
10. Species: Spruce-pine-fir (south); NELMA, WCLIB, or WWPA.
11. Species: Spruce-pine-fir; NLGA.

D. Grade and Species: Provide dimension lumber of any species for truss chord and web members, graded as follows and of the following minimum design values for size of member required according to AFPA's "National Design Specifications for Wood Construction" and its "Supplement":

1. Grading Method: Visual or mechanical.

2.3 FIRE-RETARDANT-TREATED WOOD

A. General: Where fire-retardant-treated wood is indicated, provide wood that complies with performance requirements in AWPA C20. Identify fire-retardant-treated wood with appropriate classification marking of UL, U.S. Testing, Timber Products Inspection, or another testing and inspecting agency acceptable to authorities having jurisdiction.

1. Use treatment for which chemical manufacturer publishes physical properties of treated wood after exposure to elevated temperatures, when tested by a qualified independent testing agency according to ASTM D 5664.
2. Use treatment that does not promote corrosion of metal fasteners.
3. Use Exterior type for exterior locations and where indicated.
4. Use Interior Type A High Temperature (HT), unless otherwise indicated.

B. For exposed items indicated to receive a stained or natural finish, use chemical formulations that do not bleed through, contain colorants, or otherwise adversely affect finishes.

2.4 METAL CONNECTOR PLATES

A. General: Fabricate connector plates to comply with TPI 1 from metal complying with requirements indicated below:

B. Hot-Dip Galvanized Steel Sheet: ASTM A 653/A 653M, G60 (Z180) coating designation; Designation SS, Grade 33, and not less than 0.036 inch (0.9 mm) thick.

C. Electrolytic Zinc-Coated Steel Sheet: ASTM A 591/A 591M, 80Z (24G) coating designation; ASTM A 570/A 570M, Structural Steel (SS), Grade 33, and not less than 0.047 inch (1.2 mm) thick.

D. Aluminum-Zinc Alloy-Coated Steel Sheet: ASTM A 792/A 792M, AZ50 (AZ150) coating designation; Structural Steel (SS), Grade 33, and not less than 0.036 inch (0.9 mm) thick.

E. Stainless-Steel Sheet: ASTM A 666, Type [304] [316], and not less than 0.035 inch (0.88 mm) thick.

2.5 FASTENERS

A. General: Provide fasteners of size and type indicated that comply with requirements specified in this Article for material and manufacture.

B. Nails, Wire, Brads, and Staples: FS FF-N-105.

C. Power-Driven Fasteners: CABO NER-272.

D. Wood Screws: ASME B18.6.1.

E. Lag Bolts: ASME B18.2.1. (ASME B18.2.3.8M).

F. Bolts: Steel bolts complying with ASTM A 307, Grade A (ASTM F 568M, Property Class 4.6); with ASTM A 563 (ASTM A 563M) hex nuts and, where indicated, flat washers.

G. Expansion Anchors: Anchor bolt and sleeve assembly of material indicated below with capability to sustain, without failure, a load equal to 6 times the load imposed when installed in unit masonry assemblies and equal to 4 times the load imposed when installed in concrete as determined by testing per ASTM E 488 conducted by a qualified independent testing and inspecting agency.

1. Material: Carbon-steel components, zinc plated to comply with ASTM B 633, Class Fe/Zn 5.
2. Material: Stainless steel with bolts and nuts complying with ASTM F 593 and ASTM F 594, Alloy Group 1 or 2 (ASTM F 738M and ASTM F 836M, Grade A1 or A4).

2.6 METAL FRAMING ANCHORS

A. General: Provide framing anchors made from metal indicated, of structural capacity, type, and size indicated, and as follows:

1. Research/Evaluation Reports: Provide products acceptable to authorities having jurisdiction and for which model code research/evaluation reports exist that show compliance of metal framing anchors, for application indicated, with building code in effect for Project.
2. Allowable Design Loads: Provide products with allowable design loads, as published by manufacturer, that meet or exceed those indicated. Manufacturer's published values shall be determined from empirical data or by rational engineering analysis and demonstrated by comprehensive testing performed by a qualified independent testing agency.

B. Galvanized Steel Sheet: Hot-dip, zinc-coated steel sheet complying with ASTM A 653/A 653M, G60 (Z180) coating designation.

C. Stainless-Steel Sheet: ASTM A 666, Type 304.

1. Use for exterior locations and where indicated.

D. Truss Tie-Downs: Bent strap tie for fastening roof trusses to wall studs below, 1-1/2 inches (38 mm) wide by 0.050 inch (1.3 mm) thick. Tie fastens to side of truss, face of top plates, and side of stud below.

E. Roof Truss Clips: Angle clips for bracing bottom chord of roof trusses at non-load-bearing walls, 1-1/4 inches (32 mm) wide by 0.050 inch (1.3 mm) thick. Clip is fastened to truss through slotted holes to allow for truss deflection.

2.7 MISCELLANEOUS MATERIALS

A. Galvanizing Repair Paint: SSPC-Paint 20 or DOD-P-21035, with dry film containing a minimum of 94 percent zinc dust by weight.

2.8 FABRICATION

A. Cut truss members to accurate lengths, angles, and sizes to produce close-fitting joints.

B. Fabricate metal connector plates to sizes, configurations, thicknesses, and anchorage details required to withstand design loads for types of joint designs indicated.

C. Assemble truss members in design configuration indicated; use jigs or other means to ensure uniformity and accuracy of assembly with joints closely fitted to comply with tolerances in TPI 1. Position members to produce design camber indicated.

1. Fabricate wood trusses within manufacturing tolerances in TPI 1.

D. Connect truss members by metal connector plates located and securely embedded simultaneously in both sides of wood members by air or hydraulic press.

PART 3 - EXECUTION

3.1 INSTALLATION

A. Install wood trusses only after supporting construction is in place and is braced and secured.

B. Before installing, splice trusses delivered to Project site in more than one piece.

C. Hoist trusses in place by lifting equipment suited to sizes and types of trusses required, exercising care not to damage truss members or joints by out-of-plane bending or other causes.

D. Install and brace trusses according to TPI recommendations and as indicated.

E. Install trusses plumb, square, and true to line and securely fasten to supporting construction.

F. Space trusses as indicated; adjust and align trusses in location before permanently fastening.

G. Anchor trusses securely at bearing points; use metal framing anchors. Install fasteners through each fastener hole in metal framing anchor according to manufacturer's fastening schedules and written instructions.

H. Securely connect each truss ply required for forming built-up girder trusses.

1. Anchor trusses to girder trusses as indicated.

I. Install and fasten permanent bracing during truss erection and before construction loads are applied. Anchor ends of permanent bracing where terminating at walls or beams.

1. Install and fasten strongback bracing vertically against vertical web of parallel-chord floor trusses at centers indicated.

J. Install wood trusses within installation tolerances in TPI 1.

K. Do not cut or remove truss members.

L. Replace wood trusses that are damaged or do not meet requirements.

1. Do not alter trusses in field.

3.2 REPAIRS AND PROTECTION

A. Repair damaged galvanized coatings on exposed surfaces with galvanized repair paint according to ASTM A 780 and manufacturer's written instructions.

END OF SECTION 06 17 60

SECTION 10 44 16 WET CHEMICAL FIRE SUPPRESSION SYSTEM REACTIVATION

PART 1 GENERAL

1.1 SCOPE OF WORK

A. Provide all labor, materials, permits, engineering, testing, certification, and documentation necessary to reactivate the existing kitchen wet chemical fire suppression system protecting:

1. One (1) 36-inch gas six-burner range.
2. One (1) 36-inch gas griddle.
3. One (1) gas-fired double deck convection oven.
4. Associated exhaust hood and exhaust duct system.

B. This should be bid as a turnkey certified installation including hood inspection, duct cleaning, system recharge, testing, and final certification in accordance with NFPA 66 and NFPA 17A requirements.

C. System shall be upgraded to comply with the currently adopted editions of:

1. NFPA 66, Standard for Ventilation Control and Fire Protection of Commercial Cooking Operations.
2. NFPA 17A, Standard for Wet Chemical Extinguishing Systems.
3. NFPA 72, National Fire Alarm and Signaling Code.
4. International Fire Code (IFC).
5. International Mechanical Code (IMC).
6. International Fuel Gas Code (IFGC).
7. Local Authority Having Jurisdiction (AHJ) requirements.
8. Pennsylvania Uniform Construction Code (UCC).

1.2 EXISTING CONDITIONS

A. Contractor shall:

1. Perform a complete survey of the existing Ansul system.
2. Verify model and condition of:

a. Control head.
b. Storage tanks.
c. Detection cable system.
d. Fusible links.
e. Piping.
f. Nozzles.
g. Pull station.

h. Gas shut-off interface.
i. Electrical interlocks

3. Determine compliance with current manufacturer requirements.

1.3 CONTRACTOR QUALIFICATIONS

A. Work shall be performed by an authorized factory-trained and licensed representative of:

1. Ansul Restaurant Fire Suppression Systems
2. Johnson Controls / Tyco
3. Amerex
4. Range Guard

B. Technicians shall hold current manufacturer certification.

PART 2 PRODUCTS

2.1 ACCEPTABLE MANUFACTURERS

A. Ansul R-102 Restaurant Fire Suppression System, Basis of Design

B. Amerex KP

C. Pyro-Chem Kitchen Knight II

D. Range Guard

E. Approved Equal

F. All replacement parts shall be listed and approved by the system manufacturer.

2.2 CYLINDERS

A. Provide the following:

1. Cylinder Replacement
   a. Provide new factory-filled cylinder assembly where existing cylinder age or condition does not permit reuse.

2.3 PIPING

A. Provide new distribution piping throughout protected area. Requirements:
1. Schedule 40 black steel pipe.
2. Threaded fittings.

3. Concealed or exposed as existing conditions permit.
4. Pipe sizing per manufacturer hydraulic calculations.

2.4 NOZZLES

A. Provide new manufacturer-approved nozzles. Minimum coverage shall include:
   1. Range Surface Protection

B. Protect:
   1. Six open burners.
   2. Griddle surface.

C. Nozzles selected according to appliance dimensions and manufacturer design manual.

D. Oven Protection
   1. Protect:
      a. Double-deck convection oven cavity and openings as required by manufacturer.

E. Plenum Protection
   1. Provide nozzles protecting:

      a. Grease extraction filters.
      b. Hood plenum.

F. Duct Protection

   1. Provide duct nozzle protecting entire exhaust duct riser. All nozzles shall include:
      a. Blow-off caps.
      b. Identification markings.
      c. Stainless mounting hardware.

2.5 DETECTION SYSTEM

A. Provide:

   1. New detection cable as required.
   2. New fusible links.
   3. Link spacing in accordance with current NFPA 17A and manufacturer requirements.
   4. New stainless cable hardware.

2.6 MANUAL DISCHARGE STATION

A. Provide:

   1. New surface-mounted pull station.
   2. Locate within 10-20 feet of cooking equipment.

3. Mount 42-48 inches AFF.
4. Clearly identify station.

2.7 GAS SHUTDOWN

A. Provide automatic fuel shutoff upon system actuation. Components:
1. Electric gas valve or mechanical gas valve.
2. Micro-switch interlock.
3. Reset arrangement.

B. Upon discharge:

1. Gas to all protected appliances shall automatically shut off.
2. Gas shall remain shut off until manually reset.

2.8 ELECTRICAL INTERLOCKS

A. Upon system activation:

1. Disconnect cooking appliance electrical circuits where required.
2. Shut down make-up air unit.
3. Maintain exhaust fan operation as required by NFPA 66.
4. Interface with existing fire alarm system if present.

PART 3 EXECUTION

3.1 INSPECTION

A. Before installation:

1. Inspect hood structure.
2. Verify appliance arrangement.
3. Confirm equipment dimensions.
4. Review duct size and routing.
5. Confirm wall and ceiling penetrations.

3.2 SYSTEM UPGRADE

A. Contractor shall:

1. Remove obsolete piping.
2. Remove existing nozzles.
3. Remove outdated fusible links.

4. Install new piping network.
5. Install new nozzle package.
6. Install new detection components.
7. Install new tank or recharge existing tank.
8. Reconnect all shutdown devices.

3.3 HOOD CLEANING REQUIREMENTS

A. Prior to certification:

1. Clean hood interior.
2. Clean grease filters.
3. Clean exhaust duct.
4. Clean exhaust fan.

a. Cleaning shall be documented by service contractor.

3.4 TESTING AND ACCEPTANCE

A. Contractor shall perform:

1. Mechanical inspection.
2. Continuity testing.
3. Gas valve trip testing.
4. Detection testing.
5. Pull station testing.
6. Interlock testing.

a. Provide written certification that system is fully operational.

3.5 CLOSEOUT DOCUMENTS

A. Contractor shall provide:

1. NFPA 17A inspection report.
2. Recharge certificate.
3. Equipment data sheets.
4. As-built nozzle layout drawing.
5. Service and maintenance manuals.
6. UL listing documentation.
7. AHJ approval documentation.

END OF SECTION

SECTION 21 31 13 - ELECTRIC-DRIVE, CENTRIFUGAL FIRE PUMPS

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

A. Section Includes:
   1. Horizontally mounted, single-stage, split-case fire pumps.
   2. Fire-pump accessories and specialties.

1.3 ACTION SUBMITTALS

A. Product Data: For each type of product. Include rated capacities, operating characteristics, performance curves, electrical characteristics, and furnished specialties and accessories.

B. Shop Drawings: For fire pumps, motor drivers, and fire-pump accessories and specialties.
   1. Include plans, elevations, sections, and mounting and attachment details.
   2. Include details of equipment assemblies. Indicate dimensions, weights, loads, required clearances, method of field assembly, components, and location and size of each field connection.
   3. Include diagrams for power, signal, and control wiring.

1.4 INFORMATIONAL SUBMITTALS

A. Seismic Qualification Certificates: For fire pumps, accessories, and components, from manufacturer.
   1. Basis for Certification: Indicate whether withstand certification is based on actual test of assembled components or on calculation.
   2. Dimensioned Outline Drawings of Equipment Unit: Identify center of gravity and locate and describe mounting and anchorage provisions.
   3. Detailed description of equipment anchorage devices on which the certification is based and their installation requirements.

B. Product Certificates: For each type of fire pump, from manufacturer.

C. Source quality-control reports.

D. Field quality-control reports.

1.5 CLOSEOUT SUBMITTALS

A. Operation and Maintenance Data: For fire pumps to include in operation and maintenance manuals.

PART 2 - PRODUCTS

2.1 PERFORMANCE REQUIREMENTS

A. NFPA Compliance: Comply with NFPA 20.

B. Pump Equipment, Accessory, and Specialty Pressure Rating: 175 psig minimum unless higher pressure rating is indicated.

C. Electrical Components, Devices, and Accessories: Listed and labeled as defined in NFPA 70, by a qualified testing agency, and marked for intended location and application.

2.2 GENERAL REQUIREMENTS FOR CENTRIFUGAL FIRE PUMPS

A. Description: Factory-assembled and -tested fire-pump and driver unit.

B. Base: Fabricated and attached to fire-pump and driver unit, with reinforcement to resist movement of pump during seismic events when base is anchored to building substrate.

C. Finish: Red paint applied to factory-assembled and -tested unit before shipping.

2.3 HORIZONTALLY MOUNTED, SINGLE-STAGE, SPLIT-CASE FIRE PUMPS

A. Manufacturers: Subject to compliance with requirements, available manufacturers offering products that may be incorporated into the Work include, but are not limited to, the following:
   1. Pentair/Aurora
   2. Peerless
   3. SPP Pumps

B. Pump:
   1. Standard: UL 448, for split-case pumps for fire service.
   2. Casing: Axially split case, cast iron, with ASME B16.1 pipe-flange connections.
   3. Impeller: Double suction, cast bronze, statically and dynamically balanced, and keyed to shaft.
   4. Wear Rings: Replaceable bronze.
   5. Shaft and Sleeve: Alloy steel shaft with bronze sleeve.
      a. Shaft Bearings: Grease-lubricated ball bearings in cast-iron housing.

b. Seals: Stuffing box with minimum of four rings of graphite-impregnated braided yarn and bronze packing gland.

6. Mounting: Pump and driver shafts are horizontal, with pump and driver on same base.

C. Coupling: Flexible and capable of absorbing torsional vibration and shaft misalignment. Include metal coupling guard.

D. Driver:

1. Standard: UL 1004A.
2. Type: Electric motor; NEMA MG 1, polyphase Design B.
3. The driver shall be a vertical, open drip-proof, ball bearing type, AC induction squirrel cage motor. The motor shall be of such capacity that 115% of the full-load ampere rating shall not be exceeded at any condition of pump load, which includes in excess of 150% of pump design point. Locked rotor current shall not exceed the values specified in the latest publication of N.F.P.A. Pamphlet No. 20. The motor shall be listed by U.L. for Fire Protection service.

E. Control Equipment:

1. The fire pump motor control shall be U.L. Listed and/or F.M. Approved for fire protection service. It shall be completely assembled, wired and tested by the control manufacturer before shipment from the factory, and shall be labeled "Fire Pump Controller". The controller shall be located as close as practical and within sight of the motor. The controller shall be so located or protected that it will not be injured by water escaping from the pump or connections. The controller shall be of the combined manual and automatic Solid State Soft Start type, with a circuit breaker interrupting capacity of 100,000 amperes at 440-480 volts, and shall meet all of the latest requirements of N.F.P.A. pamphlet No. 20. Control equipment shall be manufactured by Firetrol, Joslyn Clark, or Metron.
2. The pump, driver, controller and all accessories shall be purchased under a unit contract. The pump shall be given a complete performance test with positive suction pressure. A certified performance curve shall be prepared and submitted. Pumps shall also be hydrostatically tested to twice the shut off pressure, but in no case less than 250 pounds per square inch.
3. The control panel shall have surge protection and disconnect switch.
4. The pump manufacturer shall assume unit responsibility and shall provide the services of a factory-trained representative to be available to assist in conducting final field acceptance tests. The control panel representative (in addition to the fire pump representative) shall attend the acceptance test.
5. The controller shall include an automatic transfer switch that will start the emergency generator if normal power is not available.

F. Jockey Pump with Control Panel:

1. The jockey pump manufacturer shall be identical to the fire pump manufacturer.

2. The jockey pump shall be a vertical multi-stage jockey pump. The pump shall be constructed with 304 stainless steel impellers and diffusers, a high temperature mechanical seal with carbon versus silicon carbide, EPDM elastomers throughout, tungsten carbide vs. ceramic pump bushings, and a cast iron motor bracket. Connections will be 1-1/4 inch threaded.
   Jockey pump shall have be NEMA rated with an ODP enclosure using a rigid split coupling. Motor bearings shall be sized to allow a 20,000 minimum hour B10 calculated life.
3. The jockey pump control panel shall be NEMA 2, wall mounted, and contain a fused disconnect switch, magnetic across-the-line starter, H-O-A selector switch, control circuit transformer, overload relays, and necessary circuitry to provide automatic start and stop from panel mounted pressure switch. Manufacturer shall be identical to the main fire pump control panel manufacturer.
4. The control panel shall have surge protection and disconnect switch.

2.4 FIRE-PUMP ACCESSORIES AND SPECIALTIES

A. Automatic Air-Release Valves: Comply with NFPA 20 for installation in fire-pump casing.

B. Circulation Relief Valves: UL 1478, brass, spring loaded; for installation in pump discharge piping.

C. Relief Valves:
   1. Description: UL 1478, bronze or cast iron, spring loaded; for installation in fire-suppression water-supply piping.

D. Inlet Fitting: Eccentric tapered reducer at pump suction inlet.

E. Outlet Fitting: Concentric tapered reducer at pump discharge outlet.

F. Discharge Cone: Closed or open type.

G. Hose Valve Manifold Assembly:
   1. Standard: Comply with requirements in NFPA 20.
   2. Header Pipe: ASTM A53/A53M, Schedule 40, galvanized steel, with ends threaded according to ASME B1.20.1.
   3. Header Pipe Fittings: ASME B16.4, galvanized cast-iron threaded fittings.
   4. Automatic Drain Valve: UL 1726.
   5. Manifold:
      a. Test Connections: Comply with UL 405; however, provide outlets without clappers instead of inlets.
      b. Body: Flush type, brass or ductile iron, with number of outlets required by NFPA 20.
      c. Nipples: ASTM A53/A53M, Schedule 40, galvanized-steel pipe, with ends threaded according to ASME B1.20.1.
      d. Adapters and Caps with Chain: Brass or bronze, with outlet threaded according to NFPA 1963 and matching local fire-department threads.

e. Escutcheon Plate: Brass or bronze; rectangular.
f. Hose Valves: UL 668, bronze, with outlet threaded according to NFPA 1963 and matching local fire-department threads.
g. Exposed Parts Finish: Rough brass.
h. Escutcheon Plate Marking: Equivalent to "FIRE PUMP TEST."

6. Manifold:
a. Test Connections: Comply with UL 405; however, provide outlets without clappers instead of inlets.
b. Body: Exposed type, brass, with number of outlets required by NFPA 20.
c. Escutcheon Plate: Brass or bronze; round.
d. Hose Valves: UL 668, bronze, with outlet threaded according to NFPA 1963 and matching local fire-department threads. Include caps and chains.
e. Exposed Parts Finish: Rough brass.
f. Escutcheon Plate Marking: Equivalent to "FIRE PUMP TEST."

2.5 GROUT

A. Standard: ASTM C1107, Grade B, post-hardening and volume-adjusting, dry, hydraulic-cement grout.

B. Characteristics: Nonshrink and recommended for interior and exterior applications.

C. Design Mix: 5000-psi, 28-day compressive strength.

D. Packaging: Premixed and factory packaged.

2.6 SOURCE QUALITY CONTROL

A. Testing: Test and inspect fire pumps according to UL 448 requirements for "Operation Test" and "Manufacturing and Production Tests."
1. Verification of Performance: Rate fire pumps according to UL 448.

B. Fire pumps will be considered defective if they do not pass tests and inspections.

C. Prepare test and inspection reports.

PART 3 - EXECUTION

3.1 EXAMINATION

A. Examine equipment bases and anchorage provisions, with Installer present, for compliance with requirements for installation tolerances, and other conditions affecting performance of fire pumps.

B. Examine roughing-in for fire-suppression piping systems to verify actual locations of piping connections before fire-pump installation.

C. Proceed with installation only after unsatisfactory conditions have been corrected.

3.2 INSTALLATION

A. Fire-Pump Installation Standard: Comply with NFPA 20 for installation of fire pumps, relief valves, and related components.

B. Install fire-pump suction and discharge piping equal to or larger than sizes required by NFPA 20.

C. Support piping and pumps separately, so weight of piping does not rest on pumps.

D. Install valves that are same size as connecting piping.

E. Install pressure gages on fire-pump suction and discharge flange pressure-gage tappings. Comply with requirements for pressure gages specified in section 211313 "Wet-Pipe Sprinkler Systems."

F. Install piping hangers and supports, anchors, valves, gages, and equipment supports according to NFPA 20.

G. Install sensors.

H. Electrical Wiring: Install electrical devices furnished by equipment manufacturers but not factory mounted. Furnish copies of manufacturers' wiring diagram submittals to electrical Installer.

I. Wiring Method: Conceal conductors and cables in accessible ceilings, walls, and floors where possible.

3.3 ALIGNMENT

A. Align split-case pump and driver shafts after complete unit has been leveled on concrete base, grout has set, and anchor bolts have been tightened.

B. After alignment is correct, tighten anchor bolts evenly. Fill baseplate completely with grout, with metal blocks and shims or wedges in place. Tighten anchor bolts after grout has hardened. Check alignment and make required corrections.

C. Align piping connections.

D. Align pump and driver shafts for angular and parallel alignment according to HI 1.4 and to tolerances specified by manufacturer.

3.4 CONNECTIONS

A. Comply with requirements for piping and valves specified in Section 211313 "Wet-Pipe Sprinkler Systems." Drawings indicate general arrangement of piping, fittings, and specialties.

B. Install piping adjacent to pumps and equipment to allow service and maintenance.

C. Connect relief-valve discharge to drainage piping or point of discharge.

D. Connect fire pumps to their controllers.

3.5 IDENTIFICATION

A. Identify system components. Comply with requirements for fire-pump marking according to NFPA 20.

3.6 FIELD QUALITY CONTROL

A. Test each fire pump with its controller as a unit. Comply with requirements for electric-motor-driver fire-pump controllers specified in Section 262933 "Controllers for Fire-Pump Drivers."

B. Manufacturer's Field Service: Engage a factory-authorized service representative to inspect, test, and adjust components, assemblies, and equipment installations, including connections.

C. Perform the following tests and inspections with the assistance of a factory-authorized service representative.
   1. After installing components, assemblies, and equipment, including controller, test for compliance with requirements.
   2. Test according to NFPA 20 for acceptance and performance testing.
   3. Leak Test: After installation, charge system and test for leaks. Repair leaks and retest until no leaks exist.
   4. Operational Test: After electrical circuitry has been energized, start units to confirm proper motor rotation and unit operation.
   5. Test and adjust controls and safeties. Replace damaged and malfunctioning controls and equipment.

D. Components, assemblies, and equipment will be considered defective if they do not pass tests and inspections.

E. Prepare test and inspection reports.

F. Furnish fire hoses in number, size, and length required to reach storm drain or other acceptable location to dispose of fire-pump test water. Hoses are for tests only and do not convey to Owner.

3.7 STARTUP SERVICE

A. Engage a factory-authorized service representative to perform startup service.
   1. Complete installation and startup checks according to manufacturer's written instructions.

3.8 DEMONSTRATION

A. Engage a factory-authorized service representative to train Owner's maintenance personnel to adjust, operate, and maintain fire pumps.

END OF SECTION 21 31 13

SECTION 22 13 16 - SANITARY WASTE AND VENT PIPING

PART 1 - GENERAL

1.1 SUMMARY

A. Section Includes:
   1. Hubless, cast-iron soil pipe and fittings.
   2. Specialty pipe fittings.

1.2 ACTION SUBMITTALS

A. Product Data: For each type of product.

1.3 INFORMATIONAL SUBMITTALS

A. Field quality-control reports.

1.4 FIELD CONDITIONS

A. Interruption of Existing Sanitary Waste Service: Do not interrupt service to facilities occupied by Owner or others unless permitted under the following conditions and then only after arranging to provide temporary service according to requirements indicated:
   1. Notify Architect and Owner no fewer than two days in advance of proposed interruption of sanitary waste service.
   2. Do not proceed with interruption of sanitary waste service without Owner's written permission.

1.5 WARRANTY

A. Listed manufacturers to provide labeling and warranty of their respective products.

PART 2 - PRODUCTS

2.1 PERFORMANCE REQUIREMENTS

A. Components and installation shall be capable of withstanding the following minimum working pressure unless otherwise indicated:
   1. Soil, Waste, and Vent Piping: 10-foot head of water .

2.2 PIPING MATERIALS

A. Piping materials shall bear label, stamp, or other markings of specified testing agency.

B. Comply with requirements in "Piping Schedule" Article for applications of pipe, tube, fitting materials, and joining methods for specific services, service locations, and pipe sizes.

2.3 HUB-AND-SPIGOT, CAST-IRON SOIL PIPE AND FITTINGS

A. Pipe and Fittings: ASTM A 74, Service class.

B. Gaskets: ASTM C 564, rubber.

2.4 HUBLESS, CAST-IRON SOIL PIPE AND FITTINGS

A. Pipe and Fittings: ASTM A 888 or CISPI 301.

B. CISPI, Hubless-Piping Couplings:
1. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
   a. Fernco Inc.
   b. MIFAB, Inc.
   c. Tyler Pipe; a subsidiary of McWane Inc
2. Standards: ASTM C 1277 and CISPI 310.
3. Description: Stainless-steel corrugated shield with stainless-steel bands and tightening devices; and ASTM C 564, rubber sleeve with integral, center pipe stop.

C. Heavy-Duty, Hubless-Piping Couplings:
1. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
   a. Clamp-All Corp.
   b. MIFAB, Inc.
   c. Tyler Pipe; a subsidiary of McWane Inc.
2. Standards: ASTM C 1277 and ASTM C 1540.
3. Description: Stainless-steel shield with stainless-steel bands and tightening devices; and ASTM C 564, rubber sleeve with integral, center pipe stop.

D. Cast-Iron, Hubless-Piping Couplings:
1. Manufacturers: Subject to compliance with requirements, provide products by the following:
   a. MG Piping Products Company.
2. Standard: ASTM C 1277.
3. Description: Two-piece ASTM A 48/A 48M, cast-iron housing; stainless-steel bolts and nuts; and ASTM C 564, rubber sleeve with integral, center pipe stop.

2.5 SPECIALTY PIPE FITTINGS

A. Transition Couplings:
1. Fitting-Type Transition Couplings: Manufactured piping coupling or specified piping system fitting.
2. Unshielded, Nonpressure Transition Couplings:
a. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
1) Fernco Inc.
2) Froet Industries LLC.
3) Mission Rubber Company, LLC; a division of MCP Industries.
4) Plastic Oddities.
b. Standard: ASTM C 1173.
c. Description: Elastomeric, sleeve-type, reducing or transition pattern. Include shear ring and corrosion-resistant-metal tension band and tightening mechanism on each end.
d. End Connections: Same size as and compatible with pipes to be joined.
e. Sleeve Materials:
1) For Cast-Iron Soil Pipes: ASTM C 564, rubber.
2) For Plastic Pipes: ASTM F 477, elastomeric seal or ASTM D 5926, PVC.
3) For Dissimilar Pipes: ASTM D 5926, PVC or other material compatible with pipe materials being joined.
3. Shielded, Nonpressure Transition Couplings:
a. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
1) Cascade Waterworks Mfg. Co.
2) Mission Rubber Company, LLC; a division of MCP Industries.
b. Standard: ASTM C 1460.
c. Description: Elastomeric or rubber sleeve with full-length, corrosion-resistant outer shield and corrosion-resistant-metal tension band and tightening mechanism on each end.
d. End Connections: Same size as and compatible with pipes to be joined.

B. Dielectric Fittings:
1. Dielectric Unions:
a. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
1) Capitol Manufacturing Company.
2) Watts; a Watts Water Technologies company.
3) Wilkins.
4) Zurn Industries, LLC.
b. Description:
1) Standard: ASSE 1079.
2) Pressure Rating: 150 psig.
3) End Connections: Solder-joint copper alloy and threaded ferrous.
2. Dielectric Nipples:

a. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
   1) Elster Perfection Corporation.
   2) Grinnell Mechanical Products.
   3) Precision Plumbing Products.
   4) Victaulic Company.
b. Description:
   1) Standard: IAPMO PS 66.
   2) Electroplated steel nipple.
   3) Pressure Rating: 300 psig at 225 deg F.
   4) End Connections: Male threaded or grooved.
   5) Lining: Inert and noncorrosive, propylene.

PART 3 - EXECUTION

3.1 PIPING INSTALLATION

A. Drawing plans, schematics, and diagrams indicate general location and arrangement of piping systems.
   1. Indicated locations and arrangements were used to size pipe and calculate friction loss, expansion, pump sizing, and other design considerations.
   2. Install piping as indicated unless deviations to layout are approved on coordination drawings.

B. Install piping in concealed locations unless otherwise indicated and except in equipment rooms and service areas.

C. Install piping indicated to be exposed and piping in equipment rooms and service areas at right angles or parallel to building walls. Diagonal runs are prohibited unless specifically indicated otherwise.

D. Install piping above accessible ceilings to allow sufficient space for ceiling panel removal.

E. Install piping at indicated slopes.

F. Install piping free of sags and bends.

G. Install fittings for changes in direction and branch connections.

H. Install piping to allow application of insulation.

I. Make changes in direction for soil and waste drainage and vent piping using appropriate branches, bends, and long-sweep bends.
   1. Sanitary tees and short-sweep 1/4 bends may be used on vertical stacks if change in direction of flow is from horizontal to vertical.

2. Use long-turn, double Y-branch and 1/8-bend fittings if two fixtures are installed back to back or side by side with common drain pipe.
    a. Straight tees, elbows, and crosses may be used on vent lines.
3. Do not change direction of flow more than 90 degrees.
4. Use proper size of standard increasers and reducers if pipes of different sizes are connected.
    a. Reducing size of waste piping in direction of flow is prohibited.

J. Lay buried building waste piping beginning at low point of each system.
1. Install true to grades and alignment indicated, with unbroken continuity of invert. Place hub ends of piping upstream.
2. Install required gaskets according to manufacturer's written instructions for use of lubricants, cements, and other installation requirements.
3. Maintain swab in piping and pull past each joint as completed.

K. Install soil and waste and vent piping at the following minimum slopes unless otherwise indicated:
1. Building Sanitary Waste: 2 percent downward in direction of flow for piping NPS 3 and smaller; 2 percent downward in direction of flow for piping NPS 4 and larger.
2. Horizontal Sanitary Waste Piping: 2 percent downward in direction of flow.
3. Vent Piping: 1 percent down toward vertical fixture vent or toward vent stack.

L. Install cast-iron soil piping according to CISPI's "Cast Iron Soil Pipe and Fittings Handbook," Chapter IV, "Installation of Cast Iron Soil Pipe and Fittings."
1. Install encasement on underground piping according to ASTM A 674 or AWWA C105/A 21.5.

M. Install engineered soil and waste and vent piping systems as follows:
1. Combination Waste and Vent: Comply with standards of authorities having jurisdiction.
2. Hubless, Single-Stack Drainage System: Comply with ASME B16.45 and hubless, single-stack aerator fitting manufacturer's written installation instructions.
3. Reduced-Size Venting: Comply with standards of authorities having jurisdiction.

N. Plumbing Specialties:
1. Install cleanouts at grade and extend to where building sanitary drains connect to building sanitary sewers in sanitary waste gravity-flow piping.
    a. Install cleanout fitting with closure plug inside the building in sanitary drainage force-main piping.
    b. Comply with requirements for cleanouts specified in Section 221319 "Sanitary Waste Piping Specialties."
2. Install drains in sanitary waste gravity-flow piping.
    a. Comply with requirements for drains specified in Section 221319 "Sanitary Waste Piping Specialties."

O. Do not enclose, cover, or put piping into operation until it is inspected and approved by authorities having jurisdiction.

P. Install sleeves for piping penetrations of walls, ceilings, and floors.
   1. Comply with requirements for sleeves specified in Section 220517 "Sleeves and Sleeve Seals for Plumbing Piping."

Q. Install sleeve seals for piping penetrations of concrete walls and slabs.
   1. Comply with requirements for sleeve seals specified in Section 220517 "Sleeves and Sleeve Seals for Plumbing Piping."

R. Install escutcheons for piping penetrations of walls, ceilings, and floors.
   1. Comply with requirements for escutcheons specified in Section 220518 "Escutcheons for Plumbing Piping."

3.2 JOINT CONSTRUCTION

A. Join hubless, cast-iron soil piping according to CISPI 310 and CISPI's "Cast Iron Soil Pipe and Fittings Handbook" for hubless-piping coupling joints.

3.3 SPECIALTY PIPE FITTING INSTALLATION

A. Transition Couplings:
   1. Install transition couplings at joints of piping with small differences in ODs.
   2. In Waste Drainage Piping: Shielded, nonpressure transition couplings.
   3. In Aboveground Force Main Piping: Fitting-type transition couplings.
   4. In Underground Force Main Piping:
      a. NPS 1-1/2 and Smaller: Fitting-type transition couplings.
      b. NPS 2 and Larger: Pressure transition couplings.

B. Dielectric Fittings:
   1. Install dielectric fittings in piping at connections of dissimilar metal piping and tubing.
   2. Dielectric Fittings for NPS 2 and Smaller: Use dielectric nipples or unions.
   3. Dielectric Fittings for NPS 2-1/2 to NPS 4: Use dielectric flanges or flange kits.

3.4 INSTALLATION OF HANGERS AND SUPPORTS

A. Comply with requirements for pipe hanger and support devices and installation specified in Section 220529 "Hangers and Supports for Plumbing Piping and Equipment."
   1. Install carbon-steel pipe hangers for horizontal piping in noncorrosive environments.
   2. Install carbon-steel pipe support clamps for vertical piping in noncorrosive environments.
   3. Install stainless-steel pipe support clamps for vertical piping in corrosive environments.
   4. Vertical Piping: MSS Type 8 or Type 42, clamps.
   5. Install individual, straight, horizontal piping runs:
      a. 100 Feet and Less: MSS Type 1, adjustable, steel clevis hangers.
      b. Longer Than 100 Feet: MSS Type 43, adjustable roller hangers.
      c. Longer Than 100 Feet if Indicated: MSS Type 49, spring cushion rolls.

6. Multiple, Straight, Horizontal Piping Runs 100 Feet or Longer: MSS Type 44, pipe rolls. Support pipe rolls on trapeze.
7. Base of Vertical Piping: MSS Type 52, spring hangers.

B. Install hangers for cast-iron soil piping, with maximum horizontal spacing and minimum rod diameters, to comply with MSS-58, locally enforced codes, and authorities having jurisdiction requirements, whichever are most stringent.

C. Support horizontal piping and tubing within 12 inches of each fitting and coupling.

D. Support vertical runs of cast iron soil piping to comply with MSS-58, locally enforced codes, and authorities having jurisdiction requirements, whichever are most stringent.

3.5 CONNECTIONS

A. Drawings indicate general arrangement of piping, fittings, and specialties.

B. Connect soil and waste piping to exterior sanitary sewerage piping. Use transition fitting to join dissimilar piping materials.

C. Connect waste and vent piping to the following:
1. Plumbing Fixtures: Connect waste piping in sizes indicated, but not smaller than required by plumbing code.
2. Plumbing Fixtures and Equipment: Connect atmospheric vent piping in sizes indicated, but not smaller than required by authorities having jurisdiction.
3. Plumbing Specialties: Connect waste and vent piping in sizes indicated, but not smaller than required by plumbing code.
4. Install test tees (wall cleanouts) in conductors near floor and floor cleanouts with cover flush with floor.
5. Comply with requirements for cleanouts and drains specified in Section 221319 "Sanitary Waste Piping Specialties."

D. Where installing piping adjacent to equipment, allow space for service and maintenance of equipment.

E. Make connections according to the following unless otherwise indicated:
1. Install unions, in piping NPS 2 and smaller, adjacent to each valve and at final connection to each piece of equipment.
2. Install flanges, in piping NPS 2-1/2 and larger, adjacent to flanged valves and at final connection to each piece of equipment.

3.6 IDENTIFICATION

A. Identify exposed sanitary waste and vent piping.

B. Comply with requirements for identification specified in Section 220553 "Identification for Plumbing Piping and Equipment."

3.7 FIELD QUALITY CONTROL

A. During installation, notify authorities having jurisdiction at least 24 hours before inspection must be made. Perform tests specified below in presence of authorities having jurisdiction.
   1. Roughing-in Inspection: Arrange for inspection of piping before concealing or closing-in after roughing-in and before setting fixtures.
   2. Final Inspection: Arrange for final inspection by authorities having jurisdiction to observe tests specified below and to ensure compliance with requirements.

B. Reinspection: If authorities having jurisdiction find that piping will not pass test or inspection, make required corrections and arrange for reinspection.

C. Reports: Prepare inspection reports and have them signed by authorities having jurisdiction.

D. Test sanitary waste and vent piping according to procedures of authorities having jurisdiction or, in absence of published procedures, as follows:
   1. Test for leaks and defects in new piping and parts of existing piping that have been altered, extended, or repaired.
      a. If testing is performed in segments, submit separate report for each test, complete with diagram of portion of piping tested.
   2. Leave uncovered and unconcealed new, altered, extended, or replaced waste and vent piping until it has been tested and approved.
      a. Expose work that was covered or concealed before it was tested.
   3. Roughing-in Plumbing Test Procedure: Test waste and vent piping except outside leaders on completion of roughing-in.
      a. Close openings in piping system and fill with water to point of overflow, but not less than 10-foot head of water.
      b. From 15 minutes before inspection starts to completion of inspection, water level must not drop.
      c. Inspect joints for leaks.
   4. Finished Plumbing Test Procedure: After plumbing fixtures have been set and traps filled with water, test connections and prove they are gastight and watertight.
      a. Plug vent-stack openings on roof and building drains where they leave building. Introduce air into piping system equal to pressure of 1-inch wg.
      b. Use U-tube or manometer inserted in trap of water closet to measure this pressure.
      c. Air pressure must remain constant without introducing additional air throughout period of inspection.
      d. Inspect plumbing fixture connections for gas and water leaks.
   5. Repair leaks and defects with new materials and retest piping, or portion thereof, until satisfactory results are obtained.
   6. Prepare reports for tests and required corrective action.

3.8 CLEANING AND PROTECTION

A. Clean interior of piping. Remove dirt and debris as work progresses.

B. Protect sanitary waste and vent piping during remainder of construction period to avoid clogging with dirt and debris and to prevent damage from traffic and construction work.

C. Place plugs in ends of uncompleted piping at end of day and when work stops.

D. Repair damage to adjacent materials caused by waste and vent piping installation.

3.9 PIPING SCHEDULE

A. Flanges and unions may be used on aboveground pressure piping unless otherwise indicated.

B. Aboveground, soil and waste piping NPS 4 and smaller shall be the following:
1. Hubless, cast-iron soil pipe and fittings; CISPI hubless-piping couplings; and coiupled joints.

C. Aboveground, vent piping NPS 4 and smaller shall be the following:
1. Hubless, cast-iron soil pipe and fittings; CISPI hubless-piping couplings; and coupled joints.

D. Underground, soil, waste, and vent piping NPS 4 and smaller shall be the following:

1. Service class, cast-iron soil piping; gaskets; and gasketed joints.

END OF SECTION 22 13 16



A37: BROKEN LIGHTENING ARRESTOR EXAMPLE

A43: ANTI-CLIMB MESH ATTACHMENT

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS

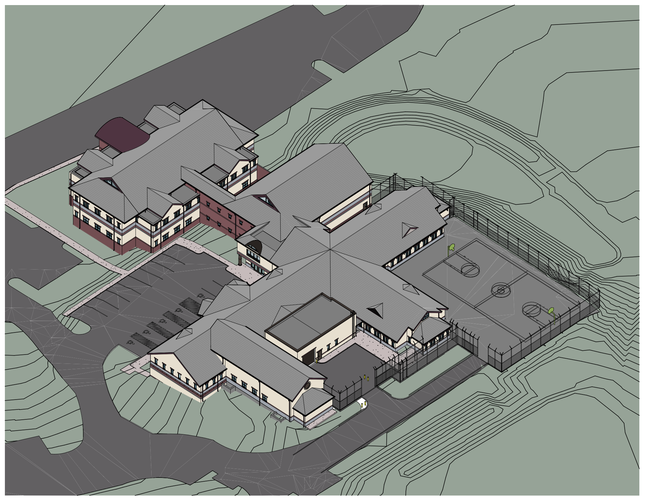
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



1 EXTERIOR PERSPECTIVE AERIAL VIEW
SCALE: N.T.S.

ABBREVIATIONS

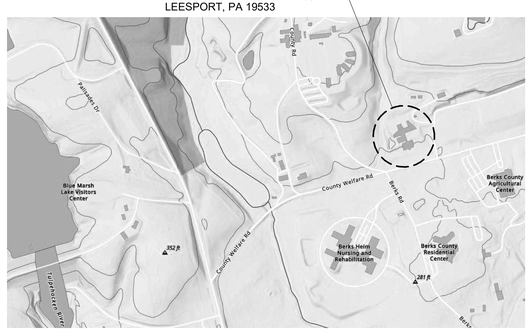
A.F.F.	ABOVE FINISHED FLOOR	HP	HIGH POINT
ALT.	ALTERNATE	HR.	HOUR
ALUM.	ALUMINUM	IN.	INCH
&	AND	INSUL.	INSULATION
@	AT	INT.	INTERIOR
APC.	ACOUSTICAL PANEL CEILING	JT.	JOINT
BLDG.	BUILDING	LP	LOW POINT
B.O.	BOTTOM OF	MAX.	MAXIMUM
C.J.	CONTROL JOINT	MIN	MINIMUM OR MINUTES
℄	CENTERLINE	MISC.	MISCELLANEOUS
CLR.	CLEAR	M.O.	MASONRY OPENING
CMU	CONCRETE MASONRY UNIT	N.I.C.	NOT IN CONTRACT
CONC.	CONCRETE	N.T.S.	NOT TO SCALE
CU.	CUBIC	O.C.	ON CENTER
DIA. OR Ø	DIAMETER	OH.	OVERHEAD
DIM(S).	DIMENSION(S).	OPP. HD.	OPPOSITE HAND
DN.	DOWN	PT	PRESSURE TREATED
DWG(S)	DRAWING(S)	R.D.	ROOF DRAIN
EA.	EACH	REINF.	REINFORCE(MENT) OR REINFORCING
E.I.F.S.	EXTERIOR INSULATION & FINISH SYSTEM	REQ'D	REQUIRED
E.J.	EXPANSION JOINT	R.O.	ROUGH OPENING
EQ.	EQUAL	SIM.	SIMILAR
EQUIP.	EQUIPMENT	SPECS.	SPECIFICATIONS
E.T.R.	EXISTING TO REMAIN	SF	SQUARE FOOT
EXIST.	EXISTING	SQ.	SQUARE
EXT.	EXTERIOR	S.S.	STAINLESS STEEL
F.D.	FLOOR DRAIN	TEMP.	TEMPORARY
FT.	FEET OR FOOT	T.O.	TOP OF
F.E.	FIRE EXTINGUISHER	TYP.	TYPICAL
F.E.C.	FIRE EXTINGUISHER CABINET	U.O.N.	UNLESS OTHERWISE NOTED
FIN.	FINISH OR FINISHED	VERT.	VERTICAL
GA.	GAUGE	V.I.F.	VERIFY IN FIELD
GALV.	GALVANIZED	WD	WOOD
GYP.	GYPSUM	W/	WITH
HT.	HEIGHT	W/O	WITHOUT
HM.	HOLLOW METAL	W.W.M.	WELDED WIRE MESH
HORIZ.	HORIZONTAL	YD.	YARD

SYMBOL LEGEND

- NORTH ARROW
- Room Name / 101 / Area — ROOM TAG
- A / A-101 SIM — ELEVATION / SECTION MARK
- SPOT ELEVATION
- 1 — REVISION TAG
- 1 VIEW NAME / SCALE: 1/8" = 1'-0" — TITLE MARK
- 1 / A-101 SIM — DETAIL MARK
- BL-1 — INTERIOR WINDOW TAG
- # — WINDOW TAG
- 101 — DOOR TAG
- P1 — WALL TAG

PROJECT LOCATION:

1261 COUNTY WELFARE RD,
LEESPORT, PA 19533



2 LOCATION MAP
SCALE: N.T.S.

DESIGN TEAM

ARCHITECT

USA ARCHITECTS, PLANNERS AND INTERIOR DESIGNERS, LTD.
1 SOUTH 3RD STREET,
ALPHA BUILDING, 7TH FLOOR
EASTON, PA, 18042
(610) 559-6000

CIVIL

GREAT VALLEY CONSULTANTS
75 COMMERCE DRIVE, WYOMISSING, PA 19610-1038

GREAT VALLEY CONSULTANTS
75 COMMERCE DRIVE,
WYOMISSING, PA 19610
(800) 733-4821

STRUCTURAL

reuther+bowen
Engineering, Design, Construction Services

REUTHER + BOWEN
326 WARD ST,
SCRANTON, PA 18512
(570) 496-7020

MEP

ENTECH ENGINEERING, INC.
201 PENN STREET, PO BOX 32
READING, PA 19603
(610) 373-6667

LOW VOLTAGE

PSE PROFESSIONAL SYSTEMS ENGINEERING AN NV5 COMPANY

PROFESSIONAL SYSTEMS ENGINEERING, AN NV5 COMPANY
100 W. MAIN STREET, SUITE 400
LANSDALE, PA 19446
(215) 661-1600

FOOD SERVICE

OEA Orlando Espinosa Associates

ORLANDO ESPINOSA + ASSOCIATES, LLC
123 SMITHBRIDGE ROAD
GLEN MILLS, PA 19342
(610) 361-8873

COST ESTIMATOR

BECKER & FRONDORF
project management + cost estimating

BECKER & FRONDORF
1500 WALNUT STREET, SUITE 1910,
PHILADELPHIA, PA 19102
(215) 772-1400

DRAWING LIST

GENERAL

A-000	TITLE SHEET

CIVIL

C-100	EXISTING CONDITIONS & DEMOLITION PLAN
C-101	CIVIL SITE PLAN
C-102	SALLYPORT AREA CIVIL SITE PLAN
C-103	UG ROOF DRAIN SYSTEM PROFILES
C-104	CIVIL DETAILS

ARCHITECTURAL

A-001	GENERAL NOTES + BARRIER FREE LEGEND
A-010	BUILDING CODE ANALYSIS - IEBC
A-011	BUILDING CODE ANALYSIS
A-012	PARTIAL FIRST FLOOR LIFE SAFETY + EGRESS PLAN - AREA A
A-013	PARTIAL FIRST FLOOR LIFE SAFETY + EGRESS PLAN - AREA B
A-014	PARTIAL SECOND FLOOR LIFE SAFETY + EGRESS PLAN - AREA A
A-015	PARTIAL SECOND FLOOR LIFE SAFETY + EGRESS PLAN - AREA B
A-016	OVERALL PERIMETER FENCE PLAN
A-020	PARTITION TYPE SCHEDULE + DETAILS
A-051	PARTIAL FIRST FLOOR DEMOLITION PLAN - AREA A
A-052	PARTIAL FIRST FLOOR DEMOLITION PLAN - AREA B
A-053	PARTIAL SECOND FLOOR DEMOLITION PLAN - AREA A
A-054	PARTIAL SECOND FLOOR DEMOLITION PLAN - AREA B
A-055	PARTIAL FIRST FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA A
A-056	PARTIAL FIRST FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA B
A-057	PARTIAL SECOND FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA A
A-058	PARTIAL SECOND FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA B
A-059	PARTIAL ROOF DEMOLITION PLAN
A-101	OVERALL FLOOR PLANS
A-102	PARTIAL FIRST FLOOR PLAN - AREA A
A-103	PARTIAL FIRST FLOOR PLAN - AREA B
A-104	PARTIAL SECOND FLOOR PLAN - AREA A
A-105	PARTIAL SECOND FLOOR PLAN - AREA B
A-140	OVERALL ROOF PLAN
A-145	ROOF DETAILS
A-146	ROOF DETAILS
A-160	ENLARGED PLANS
A-161	ENLARGED PLANS
A-165	ENLARGED KITCHEN PLAN
A-180	PLAN DETAILS
A-201	PARTIAL FIRST FLOOR REFLECTED CEILING PLAN - AREA A AND CEILING DETAILS
A-202	PARTIAL FIRST FLOOR REFLECTED CEILING PLAN - AREA B
A-203	PARTIAL SECOND FLOOR REFLECTED CEILING PLAN - AREA A
A-204	PARTIAL SECOND FLOOR REFLECTED CEILING PLAN - AREA B
A-300	OVERALL AND ADDITION EXTERIOR ELEVATIONS
A-301	EXTERIOR ELEVATIONS - AREA A
A-302	EXTERIOR ELEVATIONS - AREA A + B
A-303	EXTERIOR ELEVATIONS - AREA B
A-310	EXTERIOR BUILDING SIGNAGE
A-400	BUILDING SECTIONS AND EXTERIOR WALL TYPES
A-430	WALL SECTIONS AND DETAILS
A-500	VERTICAL CIRCULATION - STAIR
A-600	OPENINGS - SCHEDULES
A-601	OPENINGS - SCHEDULES
A-602	OPENINGS - SCHEDULES
A-605	OPENING DETAILS
A-610	WINDOW ELEVATIONS
A-611	WINDOW DETAILS
A-710	INTERIOR ELEVATIONS
A-730	CASEWORK ELEVATIONS
A-731	CASEWORK PLANS + ELEVATIONS
A-732	LOCKER ELEVATIONS + DETAILS
A-750	CASEWORK DETAILS
A-800	FINISH SCHEDULE, NOTES + DETAILS
A-801	PARTIAL FIRST FLOOR FINISH PLAN - AREA A
A-802	PARTIAL FIRST FLOOR FINISH PLAN - AREA B
A-803	PARTIAL SECOND FLOOR FINISH PLAN - AREA A
A-804	PARTIAL SECOND FLOOR FINISH PLAN - AREA B
A-850	FURNITURE SCHEDULE
A-850A	AUDIO VISUAL + EQUIPMENT SCHEDULE
A-851	PARTIAL FIRST FLOOR FURNITURE + EQUIPMENT PLAN - AREA A
A-852	PARTIAL FIRST FLOOR FURNITURE + EQUIPMENT PLAN - AREA B
A-853	PARTIAL SECOND FLOOR FURNITURE + EQUIPMENT PLAN - AREA A
A-854	PARTIAL SECOND FLOOR FURNITURE + EQUIPMENT PLAN - AREA B
1 A-950	SIGNAGE DETAILS

STRUCTURAL

S-001	GENERAL STRUCTURAL NOTES
S-002	GENERAL STRUCTURAL NOTES
S-101	FOUNDATION PLAN
S-102	BEDROOM CEILING FRAMING PLAN
S-103	ROOF FRAMING PLAN
S-300	TYPICAL FOUNDATION DETAILS
S-301	FOUNDATION SECTIONS
S-400	TYPICAL MASONRY DETAILS + SECTIONS

FIRE PROTECTION

FPD-101	FIRST FLOOR DEMOLITION PLAN - AREA A
FPD-102	FIRST FLOOR DEMOLITION PLAN - AREA B
FPD-103	SECOND FLOOR DEMOLITION PLAN - AREA A
FPD-104	SECOND FLOOR DEMOLITION PLAN - AREA B
FP-101	FIRST FLOOR PLAN - AREA A
FP-102	FIRST FLOOR PLAN - AREA B
FP-103	SECOND FLOOR PLAN - AREA A
FP-104	SECOND FLOOR PLAN - AREA B
FP-701	SCHEDULES, NOTES, LEGEND AND DETAILS

PLUMBING

PD-101	FIRST FLOOR DEMOLITION PLAN - AREA A
PD-102	FIRST FLOOR DEMOLITION PLAN - AREA B
PD-103	SECOND FLOOR DEMOLITION PLAN - AREA A
PD-104	SECOND FLOOR DEMOLITION PLAN - AREA B
P-101	FIRST FLOOR PLAN - AREA A
P-102	FIRST FLOOR PLAN - AREA B
P-103	SECOND FLOOR PLAN - AREA A
P-104	SECOND FLOOR PLAN - AREA B
P-105	ROOF PLAN
P-401	ENLARGED PLUMBING PLANS
P-402	ENLARGED PLUMBING PLANS
P-403	ENLARGED PLUMBING PLANS
P-601	RISER DIAGRAMS
P-602	RISER DIAGRAMS
P-603	RISER DIAGRAMS
P-701	SCHEDULES, NOTES AND LEGEND

MECHANICAL

MD-101	FIRST FLOOR DEMOLITION PLAN - AREA A
MD-102	FIRST FLOOR DEMOLITION PLAN - AREA B
MD-103	SECOND FLOOR DEMOLITION PLAN - AREA A
MD-104	SECOND FLOOR DEMOLITION PLAN - AREA B
M-100	EXTERIOR GAS PIPING
M-101	FIRST FLOOR PLAN - AREA A
M-102	FIRST FLOOR PLAN - AREA B
M-103	SECOND FLOOR PLAN - AREA A
M-104	SECOND FLOOR PLAN - AREA B
M-105	ROOF DUCTWORK PLAN - AREA A
M-106	ROOF DUCTWORK PLAN - AREA B
M-401	ENLARGED MECHANICAL PLANS
M-501	DETAILS
M-502	DETAILS
M-701	SCHEDULES, NOTES, AND LEGEND
M-801	CONTROLS
M-1	LEGEND AND ABBREVIATIONS
M-2	LOWER LEVEL DUCTWORK PLAN
M-3	UPPER LEVEL DUCTWORK PLAN
M-4	ENLARGED MECHANICAL ROOMS AND SECTION
M-5	LOWER LEVEL PIPING PLAN
M-6	UPPER LEVEL PIPING PLAN
M-7	DIAGRAMS AND DETAILS
M-8	DETAILS
M-9	CONTROL DIAGRAMS
M-10	SCHEDULES
M001	LEGEND AND ABBREVIATIONS
M100	FIRST FLOOR DUCTWORK PLAN
M101	SECOND FLOOR DUCTWORK PLAN
M102	FIRST FLOOR PIPING PLAN
M103	SECOND FLOOR PIPING PLAN
M104	MECHANICAL ROOM PLAN AND SECTIONS
M500	DETAILS AND DIAGRAMS
M501	DETAILS AND BID ALTERNATE #3 CONTROL DIAGRAM
M502	CONTROLS DIAGRAMS
M700	SCHEDULES

ELECTRICAL

E-100	ELECTRICAL SITE PLAN
ED-601	DEMOLITION ONELINE
EPD-103	POWER DEMO - SECOND FLOOR - AREA A
EL-101	LIGHTING - FIRST FLOOR - AREA A
EL-102	LIGHTING - FIRST FLOOR - AREA B
EL-103	LIGHTING - SECOND FLOOR - AREA A
EL-104	LIGHTING - SECOND FLOOR - AREA B
EP-101	POWER - FIRST FLOOR - AREA A
EP-102	POWER - FIRST FLOOR - AREA B
EP-103	POWER - SECOND FLOOR - AREA A
EP-104	POWER - SECOND FLOOR - AREA B
EP-105	POWER - SALLYPORT ADDITION ROOF PLAN
E-601	PROPOSED ONELINE
E-602	PANEL SCHEDULES - LIFE SAFETY
E-603	PANEL SCHEDULES - 480/277V
E-604	PANEL SCHEDULES - 208/120V
E-605	PANEL SCHEDULES - 208/120V
E-701	SCHEDULES AND NOTES

SECURITY

ES-001	SYMBOLS, NOTES, AND ABBREVIATIONS
ES-100	FIRST FLOOR PLAN - AREA A
ES-101	FIRST FLOOR PLAN - AREA B
ES-102	SECOND FLOOR PLAN - AREA A
ES-103	SECOND FLOOR PLAN - AREA B
ES-200	ENLARGED IDF A123 EQUIPMENT PLAN
ES-201	ENLARGED IDF B115A / ELEC B127 EQUIPMENT PLAN
ES-202	ENLARGED IDF A237A EQUIPMENT PLAN
ES-203	ENLARGED STAFF STATION B225 EQUIPMENT PLAN
ES-204	ENLARGED CONTROL ROOM PLANS 1 OF 2
ES-205	ENLARGED CONTROL ROOM PLANS 2 OF 2
ES-400	RISER DIAGRAM
ES-500	INSTALLATION DETAILS
ES-501	INSTALLATION DETAILS
ES-700	TOUCHSCREEN GUI DETAIL

BUILDING DATA + INFORMATION SUMMARY:

USE GROUP(S):	I-3 INSTITUTIONAL-JUVENILE DENTENTION CENTER
CONSTRUCTION TYPE:	III-B
SPRINKLERED:	Y
BUILDING FOOTPRINT AREA:	AREA A: 18,163 SF AREA B: 14,254 SF
MAXIMUM HEIGHT:	2 STORIES 50 FEET
BUILDING VOLUME:	AREA A - 1,394,693 CUFT AREA B - 1,243,750 CUFT

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AX0016920, DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

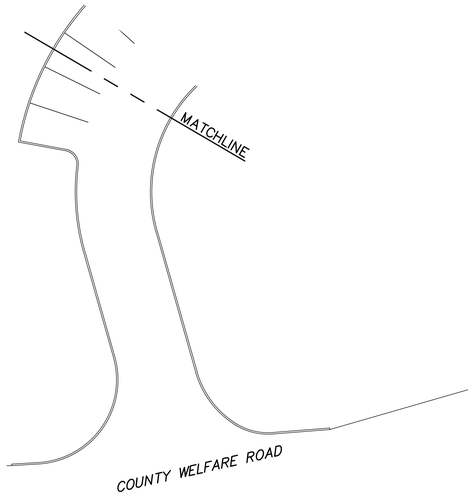
TITLE SHEET

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-000
Drawn By: JR	Checked By: APL

11/9/2026 2:38:42 PM

LEGEND

- EXISTING PROPERTY BOUNDARY LINE
- EXISTING ADJOINER PROPERTY LINE
- EXISTING RIGHT-OF-WAY LINE
- EXISTING BUILDING
- EXISTING EDGE OF GRAVEL
- EXISTING EDGE OF MACADAM
- EXISTING 1' CONTOUR
- EXISTING 5' CONTOUR
- EXISTING SANITARY SEWER
- EXISTING WATER
- EXISTING FIRE MAIN
- EXISTING OVERHEAD ELECTRIC
- EXISTING UNDERGROUND ELECTRIC
- EXISTING HIGH PRESSURE STEAM
- EXISTING PUMPED CONDENSATE RETURN
- EXISTING STORM
- EXISTING GAS
- EXISTING UNDERGROUND TELECOMMUNICATIONS
- EXISTING UNKNOWN UTILITY
- 298.27 x EXISTING SPOT ELEVATION
- (TBR) TO BE REMOVED
- (TBA) TO BE ABANDONED
- EXISTING PAVEMENT TO BE REMOVED, APPROX. 1.5" DEPTH
- EXISTING PAVEMENT TO BE REMOVED, FULL DEPTH
- EXISTING FEATURE TO BE REMOVED, FULL DEPTH



1B EXISTING CONDITIONS & DEMOLITION PLAN
SCALE: 1" = 20"



1A EXISTING CONDITIONS & DEMOLITION PLAN
SCALE: 1" = 20"

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Peter C. Campisano, AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

GREAT VALLEY CONSULTANTS
75 COMMERCE DRIVE
WYOMISSING, PA 19610 - 1138
PHONE: 610-370-9800
FAX: 610-370-9977

USA Architects, Planners and Interior Designers, LTD.
ND: 21ACD01161100 PA: AX001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
EXISTING CONDITIONS & DEMOLITION PLAN

Scale	USA Project No.
1" = 20"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: C-100
Drawn By: JRM	Checked By: SKH

LEGEND

- EXISTING PROPERTY BOUNDARY LINE
- EXISTING ADJOINER PROPERTY LINE
- EXISTING RIGHT-OF-WAY LINE
- EXISTING BUILDING
- EXISTING EDGE OF GRAVEL
- EXISTING EDGE OF MACADAM
- EXISTING SANITARY SEWER
- EXISTING WATER
- EXISTING FIRE MAIN
- EXISTING OVERHEAD ELECTRIC
- EXISTING UNDERGROUND ELECTRIC
- EXISTING HIGH PRESSURE STEAM
- EXISTING PUMPED CONDENSATE RETURN
- EXISTING STORM
- EXISTING GAS
- EXISTING UNDERGROUND TELECOMMUNICATIONS
- EXISTING UNKNOWN UTILITY
- 298.27 x EXISTING SPOT ELEVATION
- PROPOSED BUILDING ADDITION
- PROPOSED PAVEMENT RESURFACING (BASKETBALL COURT)
- PROPOSED PAVEMENT RECONSTRUCTION (PARKING/ACCESS DRIVE)
- 294 PROPOSED 1' CONTOUR
- 295 PROPOSED 5' CONTOUR
- UE UE UE UE PROPOSED UNDERGROUND ELECTRIC
- PROPOSED TEMPORARY CONSTRUCTION FENCE
- PROPOSED UNDERGROUND ROOF DRAIN SYSTEM (URDS)
- PROPOSED URDS CLEANOUT
- 295.55 x PROPOSED SPOT ELEVATION
- TC 298.95 / BC 298.45 PROPOSED CURB ELEVATIONS

PROPOSED TEMPORARY CONSTRUCTION ENTRANCE. CONFIRM FINAL EXTENT W/OWNER (TYP.)

DOUBLE VEHICLE GATE

LIMIT OF CRACK SEALING, SEAL COAT & RESTRIPING

ADDENDUM #2 REVISION:

DEPICT NEW GATE OPERATOR W/LABEL

ADDENDUM #2 REVISION:

REVISE LABEL TO REFERENCE CALL BOX INSTEAD OF OPERATOR

REPLACE EXISTING GATE OPERATOR

REPLACE EXISTING GATE CALL BOX

LIMIT OF CRACK SEALING & SEAL COAT

ADDENDUM #2 REVISION:

ADD POLE FOR EX. BASKETBALL HOPE W/LABEL

EX. POLE MOUNTED BASKETBALL TO REMAIN

REPLACE EXISTING GATE OPERATOR

ADDENDUM #2 REVISION:

DEPICT NEW GATE OPERATOR W/LABEL

RESURFACE EXISTING BITUMINOUS COURT

EX. POLE MOUNTED BASKETBALL TO REMAIN

ADDENDUM #2 REVISION:

ADD POLE FOR EX. BASKETBALL HOPE W/LABEL

RESTRIPE 50'X94' BASKETBALL COURT USING WATERBORNE TRAFFIC PAINT, 2" THICK LINES (TYP.)

PROPOSED TEMPORARY CONSTRUCTION ENTRANCE. CONFIRM FINAL EXTENT W/OWNER (TYP.)

MATCHLINE

LIMIT OF CRACK SEALING, SEAL COAT & RESTRIPING

COUNTY WELFARE ROAD

2B CIVIL SITE PLAN
SCALE: 1" = 20"

PROPOSED CONCRETE PAD FOR AUTOMATIC TRANSFER SWITCH 4.42'X8.67' (PAD #1)

RECONSTRUCT BITUMINOUS PAVEMENT

PROPOSED CONCRETE PAD FOR DISTRIBUTION PANEL 3.08'X4.17' (PAD #2)

PROPOSED CURB & SIDEWALK

CONC. STAIRS TO BE RECONSTRUCTED

RECONSTRUCT BITUMINOUS PAVEMENT

PROPOSED EXTERIOR DOOR

PROPOSED OVERHEAD DOOR

REGRADE AREA TO EXPOSE WEEP HOLES (12" MAX. DEPTH OVER 250 SF)

PROPOSED CURB & SIDEWALK

CONC. STAIRS TO BE RECONSTRUCTED

PROPOSED ADDITION (APPROX. 1,593 SF) FF 298.95

ADDENDUM #2 REVISION:

REVISE TO ELIMINATE CHAMFER

PROPOSED CONCRETE GENERATOR PAD 8.17'X18.21' (PAD #3)

PROPOSED BOLLARDS (6 TOTAL)

PROPOSED CONCRETE GENERATOR PAD 8.17'X18.21' (PAD #4)

CRACK SEAL, SEAL COAT & RESTRIPE PARKING AREA TO MATCH EXISTING MARKINGS USING WATERBORNE TRAFFIC PAINT, 4" THICK WHITE LINES (TYP.)

DOUBLE VEHICLE GATE

LIMIT OF CRACK SEALING & RESTRIPING

EX. MAC. PARKING

EX. HP GAS (APPROX. LOCATION)

REMOVE EXISTING EXPANSION JOINTS, REPLACE W/NEW & SEAL. CONFIRM EXTENT W/OWNER.

ADDENDUM #2 REVISION:

ADA SYMBOLS ADDED.

CRACK SEAL, SEAL COAT & RESTRIPE PARKING AREA TO MATCH EXISTING MARKINGS USING WATERBORNE TRAFFIC PAINT, 4" THICK WHITE LINES (TYP.)

REPAINT EXISTING BOLLARDS & HYDRANT, SAME COLOR. INCLUDE PAINTING OF 10 BOLLARDS ON SITE. REFER TO DIV. 9 PAINTING SPECIFICATIONS FOR PAINT TYPE.

PROPOSED TEMPORARY CONSTRUCTION ENTRANCE. CONFIRM FINAL EXTENT W/OWNER (TYP.)

REMOVE EXISTING EXPANSION JOINTS, REPLACE W/NEW & SEAL. CONFIRM EXTENT W/OWNER.

CRACK SEAL, SEAL COAT & RESTRIPE PARKING AREA TO MATCH EXISTING MARKINGS USING WATERBORNE TRAFFIC PAINT, 4" THICK WHITE LINES (TYP.)

CRACK SEAL, SEAL COAT & RESTRIPE PARKING AREA TO MATCH EXISTING MARKINGS USING WATERBORNE TRAFFIC PAINT, 4" THICK WHITE LINES (TYP.)

CRACK SEAL, SEAL COAT & RESTRIPE PARKING AREA TO MATCH EXISTING MARKINGS USING WATERBORNE TRAFFIC PAINT, 4" THICK WHITE LINES (TYP.)

DOUBLE VEHICLE GATE

PROPOSED TEMPORARY CONSTRUCTION ENTRANCE CONFIRM FINAL EXTENT W/OWNER (TYP.)

MATCHLINE

2A CIVIL SITE PLAN
SCALE: 1" = 20"

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Peter C. Campisano, AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

GREAT VALLEY CONSULTANTS
75 COMMERCE DRIVE
MALVERN PA, 19355
PHONE: 610-370-9800
FAX: 610-370-9077

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00316100 PA: AX005602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

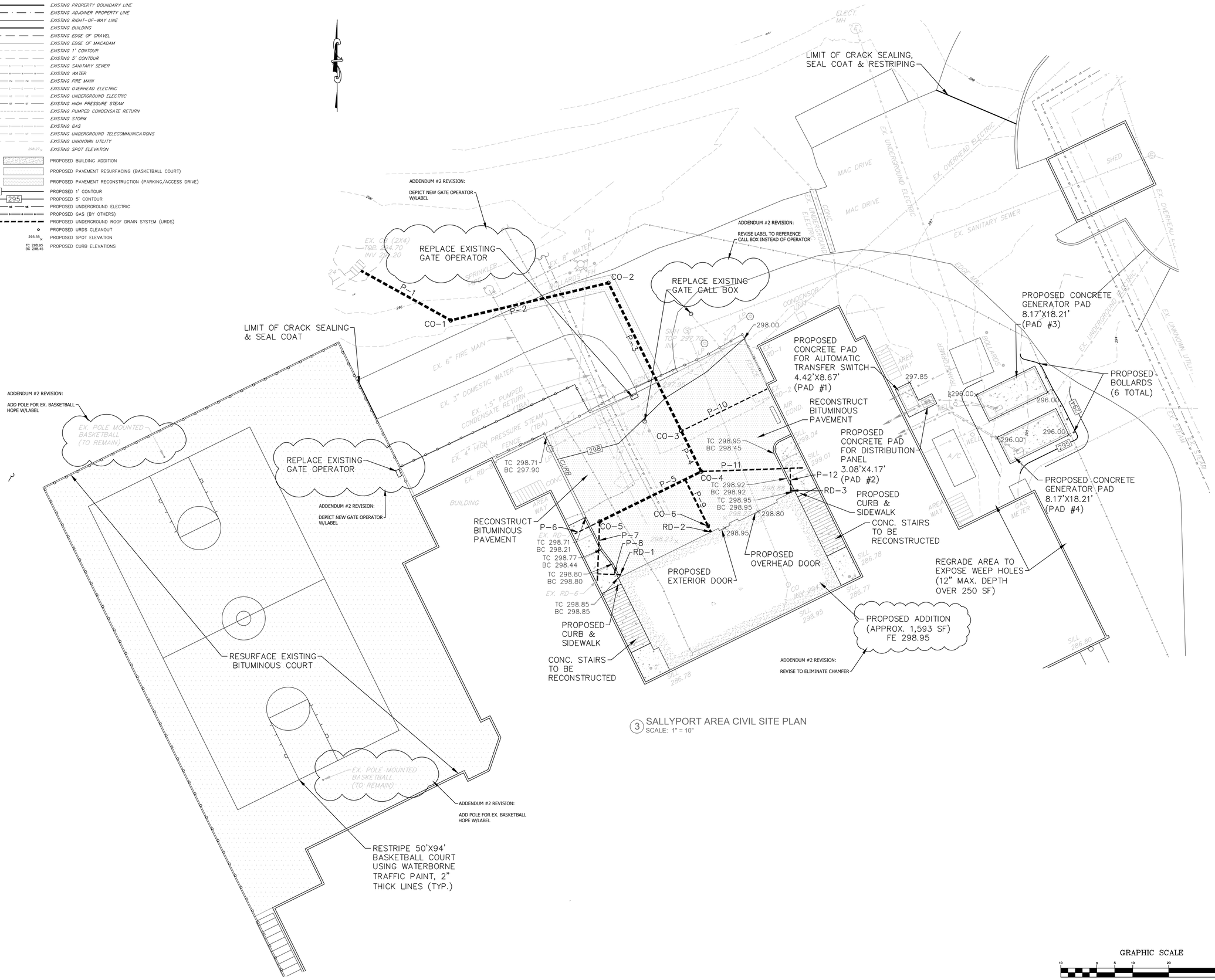
Drawing Title

CIVIL SITE PLAN

Scale	USA Project No.
1" = 20"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: C-101
Drawn By: JRM	Checked By: SKH

LEGEND

- EXISTING PROPERTY BOUNDARY LINE
- EXISTING ADJOINER PROPERTY LINE
- EXISTING RIGHT-OF-WAY LINE
- EXISTING BUILDING
- EXISTING EDGE OF GRAVEL
- EXISTING EDGE OF MACADAM
- EXISTING 1' CONTOUR
- EXISTING 5' CONTOUR
- EXISTING SANITARY SEWER
- EXISTING WATER
- EXISTING FIRE MAIN
- EXISTING OVERHEAD ELECTRIC
- EXISTING UNDERGROUND ELECTRIC
- EXISTING HIGH PRESSURE STEAM
- EXISTING PUMPED CONDENSATE RETURN
- EXISTING STORM
- EXISTING GAS
- EXISTING UNDERGROUND TELECOMMUNICATIONS
- EXISTING UNKNOWN UTILITY
- 298.27 × EXISTING SPOT ELEVATION
- PROPOSED BUILDING ADDITION
- PROPOSED PAVEMENT RESURFACING (BASKETBALL COURT)
- PROPOSED PAVEMENT RECONSTRUCTION (PARKING/ACCESS DRIVE)
- 294 PROPOSED 1' CONTOUR
- 295 PROPOSED 5' CONTOUR
- PROPOSED UNDERGROUND ELECTRIC
- PROPOSED GAS (BY OTHERS)
- PROPOSED UNDERGROUND ROOF DRAIN SYSTEM (URDS)
- PROPOSED URDS CLEANOUT
- 295.55 × PROPOSED SPOT ELEVATION
- TC 298.95 / BC 298.45 PROPOSED CURB ELEVATIONS



3 SALLYPORT AREA CIVIL SITE PLAN
SCALE: 1" = 10"

GRAPHIC SCALE
10 0 5 10 20 40
(IN FEET)
1 inch = 10 ft.

USA Architects
1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174
usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Peter C. Campisano, AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

GREAT VALLEY CONSULTANTS
70 COMMERCE DRIVE
WYOMISSING, PA 19610 USA
PHONE: 610-376-8401
FAX: 610-376-8477

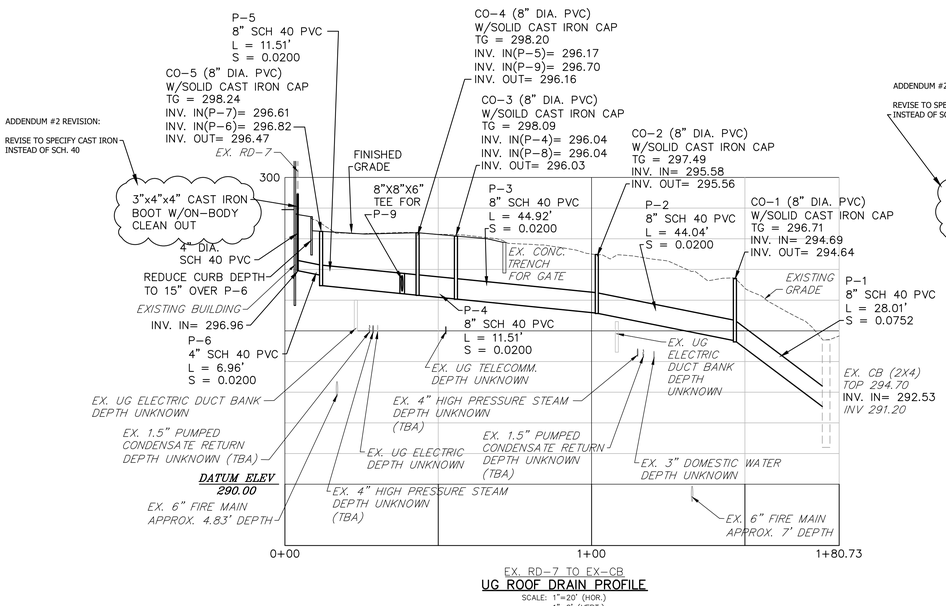
USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

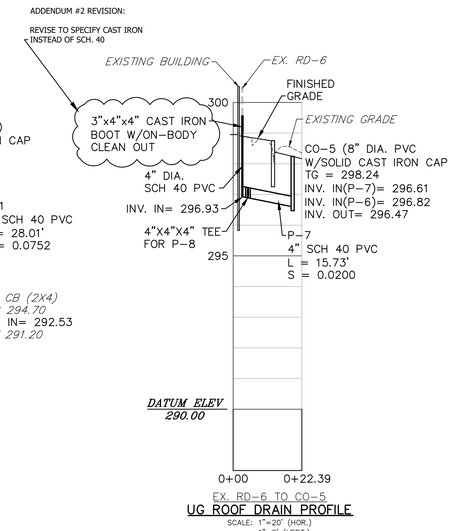
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
SALLYPORT AREA CIVIL SITE PLAN

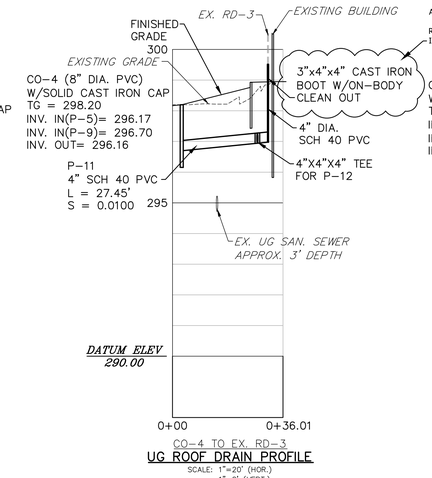
Scale: 1" = 10"	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: C-102
Drawn By: JRM	Checked By: SKH



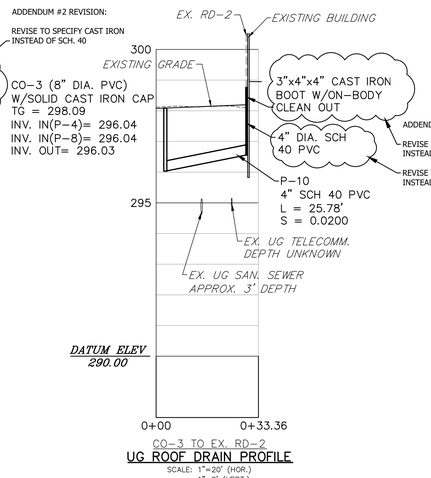
EX. RD-7 TO EX-CB
UG ROOF DRAIN PROFILE
SCALE: 1"=20' (HOR.)
1"=2' (VERT.)



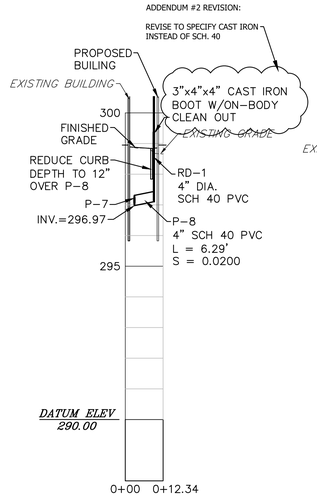
EX. RD-6 TO CO-5
UG ROOF DRAIN PROFILE
SCALE: 1"=20' (HOR.)
1"=2' (VERT.)



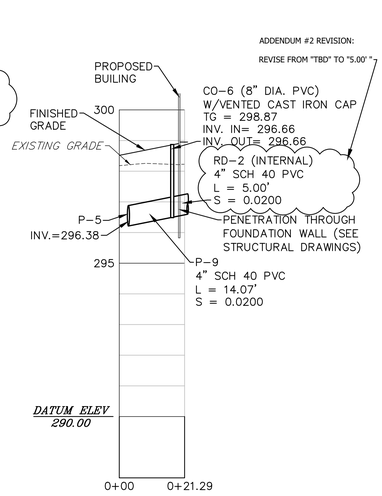
CO-4 TO EX. RD-3
UG ROOF DRAIN PROFILE
SCALE: 1"=20' (HOR.)
1"=2' (VERT.)



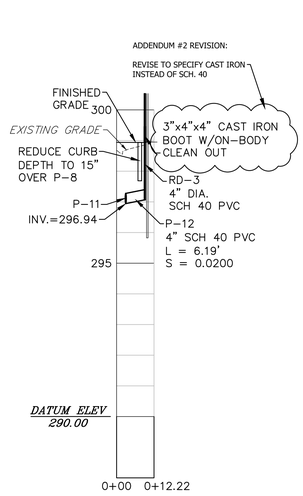
CO-3 TO EX. RD-2
UG ROOF DRAIN PROFILE
SCALE: 1"=20' (HOR.)
1"=2' (VERT.)



P-7 TO RD-1
UG ROOF DRAIN PROFILE
SCALE: 1"=20' (HOR.)
1"=2' (VERT.)



P-5 TO RD-2
UG ROOF DRAIN PROFILE
SCALE: 1"=20' (HOR.)
1"=2' (VERT.)



P-11 TO RD-3
UG ROOF DRAIN PROFILE
SCALE: 1"=20' (HOR.)
1"=2' (VERT.)

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.
(HOR.)

GRAPHIC SCALE

2 0 1 2 4 8

(IN FEET)
1 inch = 2 ft.
(VER.)

USA Architects
1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174
usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Peter C. Campisano, AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

GREAT VALLEY CONSULTANTS
70 COMMERCE DRIVE
MORRISVILLE, PA 19067 USA
PHONE: 800-370-9802
FAX: 610-370-8697

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00318100 PA: 400018920, DE: 5740009564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

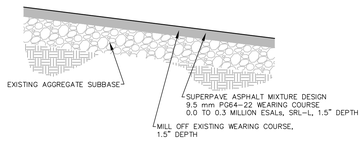
RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

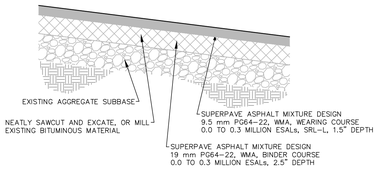
Drawing Title
UG ROOF DRAIN SYSTEM PROFILES

Scale	USA Project No.
AS NOTED	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: C-103
Drawn By: JRM	Checked By: SKH



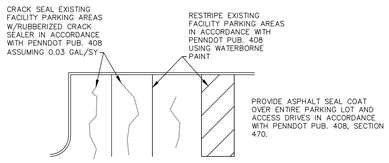
PAVEMENT RESURFACING – BASKETBALL COURT

SCALE: NONE



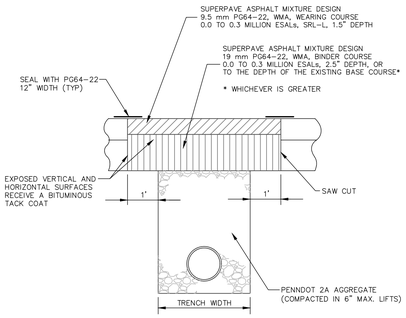
PAVEMENT RESURFACING – SALLYPORT AREA

SCALE: NONE



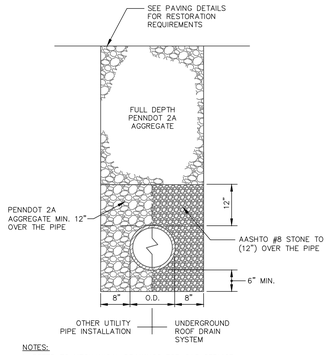
PAVEMENT CRACKSEALING, SEAL COAT & RESTRIPING

SCALE: NONE



FLEXIBLE PAVEMENT PERMANENT TRENCH RESTORATION

SCALE: NONE

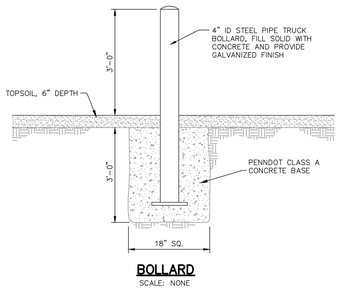


NOTES:

1. REFER TO MECHANICAL DRAWINGS FOR GAS SERVICE TRENCHING SPECIFICATIONS.
2. THIS DETAIL APPLIES ONLY TO UTILITY TRENCHING BEYOND THE BUILDING FOOTPRINT.

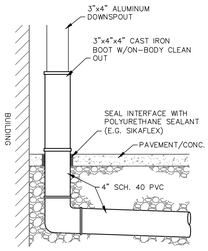
BEDDING AND BACKFILL DETAIL (FOR UTILITIES OTHER THAN GAS)

SCALE: NONE



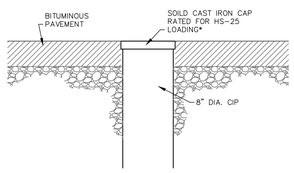
BOLLARD

SCALE: NONE



ROOF DRAIN TRANSITION

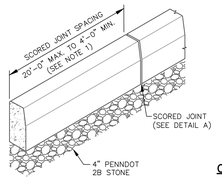
SCALE: NONE



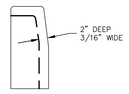
*USE VENTED CAST IRON CAP RATED FOR HS-25 LOADING AT CO-6.

CONCRETE CLEANOUT PAD

SCALE: NONE



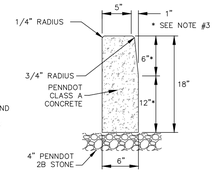
DETAIL B SCORED JOINT



DETAIL A CONTRACTION JOINT

NOTES:

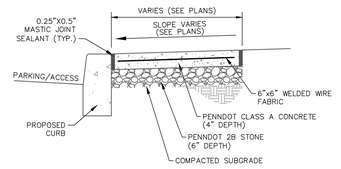
1. SPACE CONTRACTION JOINTS AND SCORED JOINTS IN UNIFORM LENGTHS OR SECTIONS AND IN ACCORDANCE WITH DETAIL A AND DETAIL B ABOVE FOR ALL TYPES OF PROPOSED CURB.
2. PLACE 1/2" PREMOLDED EXPANSION JOINT FILLER MATERIAL EVERY 40', AT STRUCTURES, AND AT THE END OF THE WORK DAY. CUT MATERIAL TO CONFORM TO AREA ADJACENT TO CURB OR TO CONFORM TO CROSS SECTIONAL AREA OF CURB.
3. THE CURB REVEAL SHALL VARY FROM 0" – 6", IN ACCORDANCE WITH THE PROPOSED CURB ELEVATIONS PROVIDED ON DRAWING NO. C-102.



CONCRETE CURB

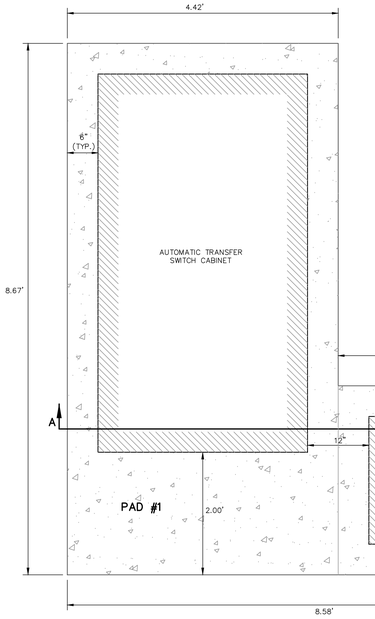
SCALE: NONE

VERTICAL CURB



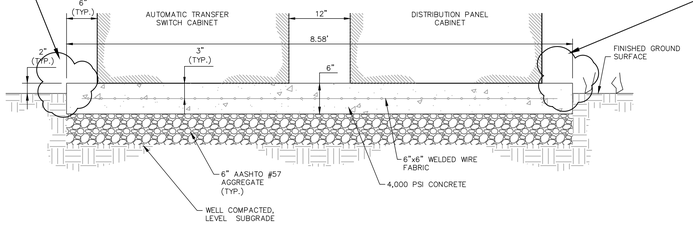
SIDEWALK CROSS-SECTION

SCALE: NONE



PLAN VIEW

ADDENDUM #2 REVISION:
REVISE TO ELIMINATE CHAMFER



SECTION A–A

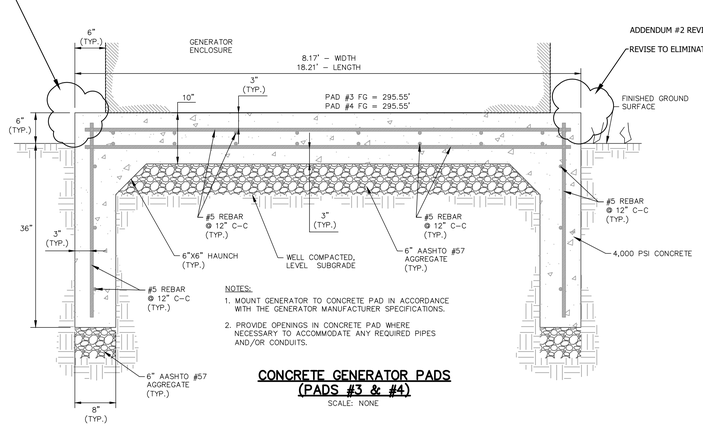
NOTES:

1. MOUNT EQUIPMENT AND CABINETS TO CONCRETE PAD IN ACCORDANCE WITH THE ANY APPLICABLE MANUFACTURER SPECIFICATIONS.
2. PROVIDE OPENINGS IN CONCRETE PAD WHERE NECESSARY TO ACCOMMODATE ANY REQUIRED PIPES AND/OR CONDUITS.

CONCRETE PAD FOR TRANSFER SWITCH & DISTRIBUTION PANEL CABINETS

SCALE: NONE

ADDENDUM #2 REVISION:
REVISE TO ELIMINATE CHAMFER



NOTES:

1. MOUNT GENERATOR TO CONCRETE PAD IN ACCORDANCE WITH THE GENERATOR MANUFACTURER SPECIFICATIONS.
2. PROVIDE OPENINGS IN CONCRETE PAD WHERE NECESSARY TO ACCOMMODATE ANY REQUIRED PIPES AND/OR CONDUITS.

CONCRETE GENERATOR PADS (PADS #3 & #4)

SCALE: NONE

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Peter C. Campisano, AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

GVC GREAT VALLEY CONSULTANTS
75 COMMERCE DRIVE
WYOMISSING, PA 19610 USA
PHONE: 610-370-9802
FAX: 610-370-8977
COMMUNITY ▪ ARCHITECTS ▪ PLANNERS ▪ SURVEYORS ▪ CONSULTANTS

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AA001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
CIVIL DETAILS

Scale: AS NOTED	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: C-104
Drawn By: JRM	Checked By: SKH

2021 INTERNATIONAL BUILDING CODE

CHAPTER 3: USE AND OCCUPANCY CLASSIFICATION

IBC REFERENCE	USE GROUP CLASSIFICATION
308.4	INSTITUTIONAL GROUP I-3 USE CONDITION I , LOWER LEVEL (BUILDING A) USE CONDITION III , LOWER/UPPER LEVEL (BUILDING B) AND UPPER LEVEL (BUILDING A)

CHAPTER 4: SPECIAL DETAILED REQUIREMENTS BASED ON USE AND OCCUPANCY

408 GROUP I-3
OCCUPANCIES IN GROUP I-3 SHALL COMPLY WITH THE PROVISIONS OF SECTIONS 408.1 THROUGH 408.11

408.2 OTHER OCCUPANCIES.
DETENTION AND CORRECTIONAL FACILITIES (GROUP I-3) THAT LOCK REQUIRED MEANS OF EGRESS CAN BE CLASSIFIED AS A DIFFERENT OCCUPANCY IF THEY MEET THE SAFETY REQUIREMENTS FOR THAT NEW CLASSIFICATION, BUT ALL MEANS OF EGRESS MUST ALWAYS CONFORM, AT MINIMUM, TO THE STRICTER REQUIREMENTS OF THE I-3 OCCUPANCY.

EXCEPTION: IT IS PERMISSIBLE TO EXIT THROUGH A HORIZONTAL EXIT INTO OTHER CONTIGUOUS OCCUPANCIES THAT DO NOT CONFORM TO DETENTION AND CORRECTIONAL OCCUPANCY EGRESS PROVISIONS BUT THAT DO COMPLY WITH REQUIREMENTS SET FORTH IN THE APPROPRIATE OCCUPANCY, AS LONG AS THE OCCUPANCY IS NOT A GROUP H USE.

408.3 MEANS OF EGRESS.
EXCEPT AS MODIFIED OR AS PROVIDED FOR IN THIS SECTION, THE MEANS OF EGRESS PROVISIONS OF CHAPTER 10 SHALL APPLY.

408.3.1 DOOR WIDTH.
DOORS TO RESIDENT SLEEPING UNITS SHALL HAVE A CLEAR WIDTH OF NOT LESS THAN 28 INCHES (711 MM).

408.3.7 SALLYPORTS
A SALLYPORT SHALL BE PERMITTED IN A MEANS OF EGRESS WHERE THERE ARE PROVISIONS FOR CONTINUOUS AND UNOBSTRUCTED PASSAGE THROUGH THE SALLYPORT DURING AN EMERGENCY EGRESS CONDITION.

408.4 LOCKS
EGRESS DOORS ARE PERMITTED TO BE LOCKED IN ACCORDANCE WITH THE APPLICABLE USE CONDITION.

408.4.1 REMOTE RELEASE
REMOTE RELEASE OF LOCKS ON DOORS IN A MEANS OF EGREE SHALL BE PROVIDED WITH RELIABLE MEANS OF OPERATION

408.5.1 FLOOR OPENINGS.
OPENINGS IN FLOORS WITHIN A HOUSING UNIT ARE PERMITTED WITHOUT A SHAFT ENCLOSURE

408.6 SMOKE BARRIER
I-3 BUILDINGS REQUIRE A SMOKE BARRIER TO DIVIDE EACH BUILDING INTO TWO OR MORE SMOKE COMPARTMENTS
TWO COMPARTMENTS REQUIRED IF 50 OR MORE OCCUPANTS
MAX 200 OCCUPANTS PER COMPARTMENT AT 6 SF/OCCUPANT

408.7 SECURITY GLAZING
WINDOWS AND DOORS IN 1-HOUR FIRE BARRIERS, FIRE PARTITIONS AND SMOKE BARRIERS SECURITY GLAZING PERMITTED IN LIEU OF FIRE RATED GLAZING PROVIDED:

1. MAXIMUM 1296 SQIN OF GLAZING
2. PROTECTED ON BOTH SIDES WITH SPRINKLERS
3. GASKETED FRAME
4. NO OBSTRUCTION BETWEEN SPRINKLERS AND GLAZING

CHAPTER 5: GENERAL BUILDING HEIGHTS AND AREAS

ALLOWABLE HEIGHTS AND AREAS

USE GROUP	ALLOWABLE HEIGHT AND STORIES: TABLES 504.3 & 504.4	ALLOWABLE AREA: TABLE 506.2	MAXIMUM HEIGHT AND STORIES PERMITTED WITH SPRINKLER INCREASE	MAXIMUM AREA PERMITTED WITH SPRINKLER INCREASE
I-3	55' 1 STORY	7,500 SF	75' 2 STORIES	22,500 SF

		AREA A	AREA B
EXISTING HEIGHT AND STORIES		± 42'-0" 2 STORIES	± 50'-0" 2 STORIES
EXISTING AREA	1ST	15,947 SF	14,254 SF
	2ND	16,570 SF	10,621 SF
PROPOSED AREA	1ST	N/A	N/A
	2ND	1,593 SF	N/A

505.2.1 MEZZANINES, AREA LIMITATION
AGGREGATE AREA OF A MEZZANINE OR MEZZANINES WITHIN A ROOM SHALL NOT EXCEED 1/3 OF THE FLOOR AREA OF THE ROOM OR SPACE IN WHICH THEY ARE LOCATED.

508.2 ACCESSORY OCCUPANCIES
ACCESSORY OCCUPANCIES ARE THOSE OCCUPANCIES THAT ARE ANCILLARY TO THE MAIN OCCUPANCY OF THE BUILDING OR PORTION THEREOF.

508.2.3 AREA LIMITATIONS
NOT MORE THAN 10% OF THE BUILDING AREA OF THE STORY IN WHICH THEY ARE LOCATED AND SHALL NOT EXCEED TABLE 506.2.

508.2.4 SEPARATION OF OCCUPANCIES
NO SEPARATION IS REQUIRED BETWEEN ACCESSORY OCCUPANCIES AND THE MAIN OCCUPANCY.
EXCEPTION: INCIDENTAL ACCESSORY OCCUPANCIES PER SECTION 509

508.3 NONSEPARATED OCCUPANCIES
BUILDINGS OR PORTIONS OF BUILDINGS THAT COMPLY WITH THE PROVISIONS OF THIS SECTION SHALL BE CONSIDERED AS NONSEPARATED OCCUPANCIES.

508.3.1 OCCUPANCY CLASSIFICATION
INDIVIDUALLY CLASSIFIED IN ACCORDANCE WITH SECTION 302.1
MOST RESTRICTIVE APPLICABLE PROVISIONS OF SECTION 503 AND CHAPTER 9 SHALL APPLY TO THAT PORTION OF THE BUILDING.

508.3.3 SEPARATION
NO SEPARATION IS REQUIRED BETWEEN NONSEPARATED OCCUPANCIES AND THE MAIN OCCUPANCY.

508.4 SEPARATED OCCUPANCIES

TABLE 508.4 REQUIRED SEPARATION OF OCCUPANCIES

OCCUPANCY	A,E	I-3	B
A,E	N	1	1
I-3	1	N	1
B	1	1	N

BUILDING FULLY SPRINKLERED, N= NO SEPARATION REQUIRMENTS

509 INCIDENTAL USES

ROOM/AREA	SEPARATION AND/OR PROTECTION
LAUNDRY ROOMS OVER 100 SQFT	1 HOUR OR AUTOMATIC SPRINKLER SYSTEM

CHAPTER 6: TYPES OF CONSTRUCTION

IBC REFERENCE	CONSTRUCTION CLASSIFICATION
602.3	III-B (FULLY SPRINKLERED)

TABLE 601 - FIRE-RESISTANCE RATING OF BUILDING ELEMENTS

BUILDING ELEMENT	REQUIRED RATING	PROVIDED RATING
STRUCTURAL FRAME INCLUDING COLUMNS, GIRDERS & TRUSSES	0 HOUR	0 HOUR
BEARING WALLS EXTERIOR INTERIOR	2 HOUR 0 HOUR	2 HOUR 0 HOUR
NONBEARING WALLS AND PARTITIONS EXTERIOR INTERIOR	SEE TABLE 602 0 HOUR	SEE TABLE 602 0 HOUR
FLOOR CONSTRUCTION INCLUDING SUPPORTING BEAMS & JOISTS	0 HOUR	0 HOUR
ROOF CONSTRUCTION INCLUDING SUPPORTING BEAMS AND JOISTS	0 HOUR	0 HOUR

TABLE 602/705.8 COMBINED - FIRE-RESISTANCE RATING OF EXTERIOR WALLS/MAXIMUM AREA OF EXTERIOR WALL OPENINGS

EXTERIOR WALL	FIRE SEPARATION DISTANCE	REQUIRED FIRE RESISTANCE RATING	MAXIMUM AREA EXTERIOR WALL OPENINGS	PROVIDED AREA EXTERIOR WALL OPENINGS
NORTH	≥30' FT	0 HOUR	NO LIMIT	NOT CALCULATED
SOUTH	≥30' FT	0 HOUR	NO LIMIT	NOT CALCULATED
EAST	≥30' FT	0 HOUR	NO LIMIT	NOT CALCULATED
WEST	≥30' FT	0 HOUR	NO LIMIT	NOT CALCULATED

NOTE: READ SECTION 705.8 FOR APPLICABLE INDIVIDUAL EXCEPTIONS.

CHAPTER 7: FIRE-RESISTIVE CONSTRUCTION

703.7 MARKING AND IDENTIFICATION
FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS, AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING. WORDING TO BE REPEATED IN INTERVALS NOT TO EXCEED 30 FEET.

705 EXTERIOR WALLS - SEE CHAPTER 6

706 FIRE WALLS

707.3.2/1023.1 EXIT ENCLOSURE
CONNECTING LESS THAN 4 STORIES 1 HOUR

707.3.7 INCIDENTAL ACCESSORY SPACES – COMPLY WITH TABLE 509

713 SHAFT ENCLOSURES
CONNECTING LESS THAN 4 STORIES 1 HOUR

TABLE 716.1(2) OPENING FIRE PROTECTION ASSEMBLIES, RATINGS AND MARKINGS

TYPE OF ASSEMBLY	REQUIRED WALL ASSEMBLY RATING	MINIMUM FIRE DOOR AND FIRE SHUTTER ASSEMBLY RATING	DOOR VISION PANEL SIZE	FIRE-RATED GLAZING MARKING DOOR VISION PANEL	MINIMUM SIDELIGHT/ TRANSOM ASSEMBLY RATING		FIRE-RATED GLAZING MARKING SIDELIGHT/ TRANSOM PANEL	
					FIRE PROTECTION	FIRE RESISTANCE	FIRE PROTECTION	FIRE RESISTANCE
FIRE WALLS	3 HOURS	3 HOURS	SEE NOTE A	D-H-W-180	NOT PERMITTED	3 HOURS	NOT PERMITTED	W-180
FIRE BARRIERS HAVING A 1 HOUR RATING INCL. SHAFTS, EXIT ENCLOSURES	1 HOURS	1 HOURS	100 SQFT	≤100 SQ. IN. = D-H-60 >100 SQ. IN.=D-H-T-W-60	NOT PERMITTED	1 HOUR	NOT PERMITTED	W-60
OTHER FIRE BARRIERS	1 HOURS	3/4 HOURS	MAX SIZE TESTED	D-H-45	3/4 HOURS		D-H-45	
FIRE PARTITIONS: CORRIDOR WALLS SEE TABLE 1020	1 HOURS	1/3 HOURS	MAX SIZE TESTED	D-20	3/4 HOURS		D-H-OH-45	
OTHER FIRE PARTITIONS	1 HOURS	3/4 HOURS	MAX SIZE TESTED	D-H-45	3/4 HOURS		D-H-45	
EXTERIOR WALLS	2 HOURS	1 1/2 HOURS	MAX SIZE TESTED	D-H-90 OR D-H-W-90	1 1/2 HOURS	2 HOURS	D-H-OH-90	W-120
SMOKE BARRIERS	1 HOURS	1/3 HOURS	MAX SIZE TESTED	D-20	3/4 HOURS		D-H-OH-45	

NOTES:
A. FIRE RESISTANCE RATED GLAZING TESTED TO ASTM E119 IN ACCORDANCE WITH SECTION 716.1.2.3 SHALL BE PERMITTED, IN THE MAXIMUM SIZE TESTED.
B. UNDER THE COLUMN HEADING "FIRE-RATED GLAZING MARKING DOOR VISION PANEL," W REFERS TO THE FIRE-RESISTANCE RATING OF THE GLAZING, NOT THE FRAME.
C. SEE SECTION 716.1.2.2.1 AND TABLE 716.1(1) FOR ADDITIONAL PERMITTED MARKINGS.

718.1 CONCEALED SPACES: FIREBLOCKING AND DRAFTSTOPPING SHALL BE INSTALLED IN COMBUSTIBLE CONCEALED LOCATIONS

CHAPTER 8: INTERIOR FINISHES

IBC REFERENCE	CLASSIFICATION	FLAME SPREAD	SMOKE DEVELOPMENT
803.1.2	CLASS A INTERIOR FINISH:	0-25	0-450
	CLASS B INTERIOR FINISH:	26-75	0-450
	CLASS C INTERIOR FINISH:	76-200	0-450

TABLE 803.13 - INTERIOR WALL AND CEILING FINISH REQUIREMENTS

LOCATION	OCCUPANCY	REQUIREMENT
INTERIOR EXIT STAIRWAYS AND EXIT PASSAGEWAYS	I-3	CLASS A
CORRIDORS	I-3	CLASS A
ROOMS OR ENCLOSED SPACES	I-3	CLASS C

IBC REFERENCE	INTERIOR FLOOR FINISH CLASSIFICATION
804.2	CLASS I INTERIOR FLOOR FINISH/COVERING: 0.45 WATTS/CM2 OR GREATER CLASS II INTERIOR FLOOR FINISH/COVERING: 0.22 WATTS/CM2 OR GREATER (CLASSIFICATION AS DETERMINED BY NFPA 253)

CHAPTER 9: FIRE PROTECTION SYSTEMS

902/913 FIRE PUMP + RISER ROOM SIZE / FIRE PUMPS

903	AUTOMATIC SPRINKLER SYSTEMS GROUP I-3	REQUIRED YES	PROVIDED YES
905	STANDPIPE SYSTEMS GROUP I-3	REQUIRED NO	PROVIDED YES
906	PORTABLE FIRE EXTINGUISHERS GROUP I-3	REQUIRED YES	PROVIDED YES

TABLE 906.1 - ADDITIONAL REQUIRED PORTABLE FIRE EXTINGUISHERS IN THE INTERNATIONAL FIRE CODE

TABLE 906.3(1) - FIRE EXTINGUISHER SIZE AND PLACEMENT FOR CLASS A HAZARDS IN ACCORDANCE WITH NFPA 10

	LIGHT (LOW) HAZARD OCCUPANCY	ORDINARY (MODERATE) HAZARD OCCUPANCY	EXTRA (HIGH) HAZARD OCCUPANCY
MINIMUM RATED SINGLE EXTINGUISHER	2-A	2-A	4-A
MAXIMUM FLOOR AREA PER UNIT OF A	3000 SF.	1500 SF.	1000 SF.
MAXIMUM FLOOR AREA FOR EXTINGUISHER	11,250 SF.	11,250 SF.	11,250 SF.
MAXIMUM TRAVEL DISTANCE TO EXTINGUISHER	75 FT.	75 FT.	75 FT.

907	MANUAL FIRE ALARM SYSTEM GROUP I-3	REQUIRED YES	PROVIDED YES
	AUTOMATIC SMOKE DETECTION SYSTEM GROUP I-3	REQUIRED YES	PROVIDED YES
	SMOKE ALARMS GROUP I-3	REQUIRED YES	PROVIDED YES
907.5	OCCUPANT NOTIFICATION SYSTEM GROUP I-3	REQUIRED YES	PROVIDED YES

914 EMERGENCY RESPONDER SAFETY FEATURES
SHAFTWAY MARKINGS REQUIRED
EQUIPMENT ROOM SIGNAGE REQUIRED

915 CARBON MONOXIDE DETECTION
REQUIRED IN E, I-1, I-2,I-4, E AND R OCCUPANCIES AND IN ACCORDANCE WITH IFC

918 EMERGENCY RESPONDER RADIO COVERAGE
REQUIRED IN ACCORDANCE WITH IFC

CHAPTER 10: MEANS OF EGRESS

TABLE 1004.5 MAXIMUM FLOOR AREA ALLOWANCES PER OCCUPANT

FUNCTION OF SPACE	FLOOR AREA IN SQUARE FOOT PER OCCUPANT
ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS
ASSEMBLY WITHOUT FIXED SEATS	
CONCENTRATED (CHAIRS ONLY—NOT FIXED)	7 NET
STANDING SPACE	5 NET
UNCONCENTRATED (TABLES AND CHAIRS)	15 NET
BUSINESS AREAS	150 GROSS
EDUCATIONAL CLASSROOM AREA	20 NET
EXERCISE ROOMS	50 GROSS
INSTITUTIONAL AREAS SLEEPING AREAS	120 GROSS
KITCHEN	200 GROSS
RESIDENTIAL	200 GROSS

TABLE 1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY

OCCUPANCY	MAXIMUM OCCUPANT LOAD	MAXIMUM COMMON PATH
B	49 PERSONS	100'
E	49 PERSONS	75'
I-3	10 PERSONS	100'

TABLE 1006.3.2 MINIMUM NUMBER OF EXITS FOR OCCUPANT LOAD PER STORY

OCCUPANT LOAD PERSONS PER STORY	MINIMUM NUMBER OF EXITS PER STORY
1-500	2
501-1000	3
MORE THAN 1000	4

1009 ACCESSIBLE MEANS OF EGRESS
NOT LESS THAN 2 ACCESSIBLE MEANS OF EGRESS PER FLOOR
REQUIRED CLEAR WIDTH OF 48" BETWEEN HANDRAILS NOT REQUIRED AT EXIT STAIRWAYS IN BUILDINGS EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3.1.1.

1009.6 AREAS OF REFUGE
AREAS OF REFUGE ARE NOT REQUIRED AT STAIRWAYS IN BUILDINGS EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3.1.1 OR 903.3.1.2.

1010 DOORS, GATES, AND TURNSTILES

1010.1.2.1 DOORS SHALL SWING IN THE DIRECTION OF EGRESS TRAVEL WHERE SERVING AN OCCUPANT LOAD OF 50 OR MORE PERSONS

1016.2 EGRESS THROUGH INTERVENING SPACES
EGRESS FROM A ROOM OR SPACE SHALL NOT PASS THRU ADJOINING OR INTERVENING ROOMS OR AREAS, EXCEPT WHERE SUCH ADJOINING ROOMS OR AREAS AND THE AREA SERVED ARE ACCESSORY TO ONE ANOTHER, ARE NOT GROUP H OCCUPANCY AND PROVIDE A DISCERNIBLE PATH OR EGRESS TRAVEL TO AN EXIT.

TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE WITH SPRINKLER SYSTEM

OCCUPANCY	MAXIMUM DISTANCE
I-3	200 FEET

TABLE 1020.1 CORRIDOR FIRE RESISTANCE RATING WITH SPRINKLER SYSTEM

OCCUPANCY	OCCUPANT LOAD SERVED	FIRE-RESISTANCE RATING
I-3	ALL	1 HOUR

1025 LUMINOUS EGRESS PATH MARKINGS.

1028 EXIT DISCHARGE
EXCEPTION 1: A MAXIMUM OF 50 PERCENT OF THE NUMBER AND CAPACITY OF THE EXIT ENCLOSURES ARE PERMITTED TO EGRESS THRU AREAS ON THE LEVEL OF EXIT DISCHARGE PROVIDED ALL OF THE FOLLOWING ARE MET:

1.1 FREE AND UNOBSTRUCTED PATH OF TRAVEL TO AN EXTERIOR DOOR AND SUCH EXIT IS READILY VISIBLE AND IDENTIFIABLE FROM THE POINT OF TERMINATION OF THE EXIT ENCLOSURE.
1.2 ENTIRE AREA OF THE LEVEL OF EXIT DISCHARGE IS SEPARATED FROM AREAS BELOW BY CONSTRUCTION CONFORMING TO THE FIRE-RESISTANCE RATING FOR THE EXIT ENCLOSURE
1.3 EGRESS PATH FROM THE EXIT ENCLOSURE ON THE LEVEL OF EXIT DISCHARGE IS PROTECTED THROUGHOUT BY AN APPROVED AUTOMATIC SPRINKLER SYSTEM.

1028.5 THE EXIT DISCHARGE SHALL PROVIDE A DIRECT AND UNOBSTRUCTED ACCESS TO A PUBLIC WAY.

PLUMBING FIXTURES

TABLE 403.1 OF THE INTERNATIONAL PLUMBING CODE

MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES

OCCUPANCY				WATER CLOSETS		LAVATORIES		SHOWERS/ TUBS	DRINKING FOUNTAINS	SERVICE SINKS
CLASSIFICATION	TOTAL	MALE	FEMALE	MALE	FEMALE	MALE	FEMALE			
INSTITUTIONAL - DETENTION CENTER	78	39	39	1/15 1 PER 6	1/15 1 PER 6	1/15 1 PER 6	1/15 1 PER 6	1/15 1 PER 6	1/100	1
BUSINESS	89	43	43	1 PER 25 FOR THE FIRST 50, THEN 1 PER 50		1 PER 40 FOR THE FIRST 80 THEN, 1 PER 80		-	1/100	1
EDUCATIONAL	218	109	109	1/50	1/50	1/50	1/50	-	1/100	1
ASSEMBLY- GYM	68	34	34	1/125	1/65	1/200	1/200	-	1/500	1
RESIDENTIAL- NON TRANSIENT	16	8	8	1/10	1/10	1/10	1/10	1/8	1/100	1
TOTAL REQUIRED				10	10	10	10	8	12	5
TOTAL PROVIDED				18	18	17	17	21	15	5

1

USA Architects
1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174
usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AI0016021 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

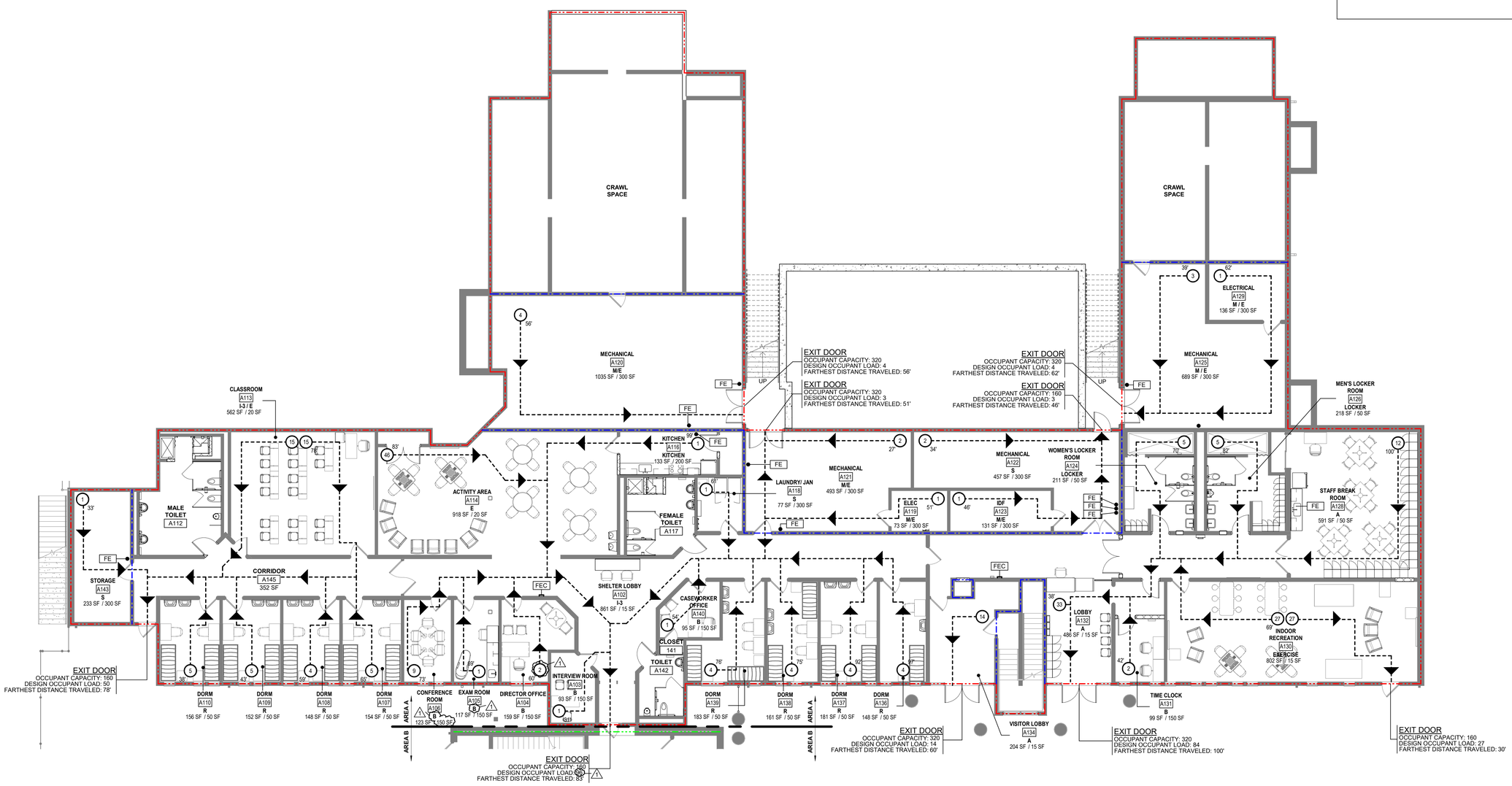
BUILDING CODE ANALYSIS

Scale	USA Project No.
12" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-011
Drawn By: JR	Checked By: APL

11/9/2026 2:38:43 PM

LEGEND

- X' - X" — DENOTES FINAL FINISHED FLOOR ELEVATION
- INTERNATIONAL SYMBOL OF ACCESS
- ROOM NAME / XXX / OCCUPANCY / AREA / xxx SF — ROOM + OCCUPANCY INFORMATION
- XX FT — DISTANCE TRAVELED (FEET)
- (XXX) — NUMBER OF OCCUPANTS EXITING
- PATH OF EGRESS TRAVEL
- DIRECTION OF EGRESS TRAVEL
- 1-HOUR RATED PARTITION
- 2-HOUR RATED PARTITION
- 3-HOUR RATED FIRE WALL
- PARTITION DESIGNED TO RESIST THE PASSAGE OF SMOKE
- FE — FIRE EXTINGUISHER (WALL MOUNTED)
- FEC — FIRE EXTINGUISHER CABINET (SEMI-RECESSED)



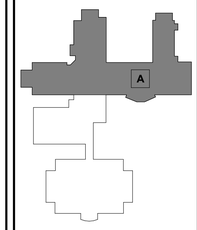
1 PARTIAL FIRST FLOOR LIFE SAFETY + EGRESS PLAN - AREA A
SCALE: 1/8" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

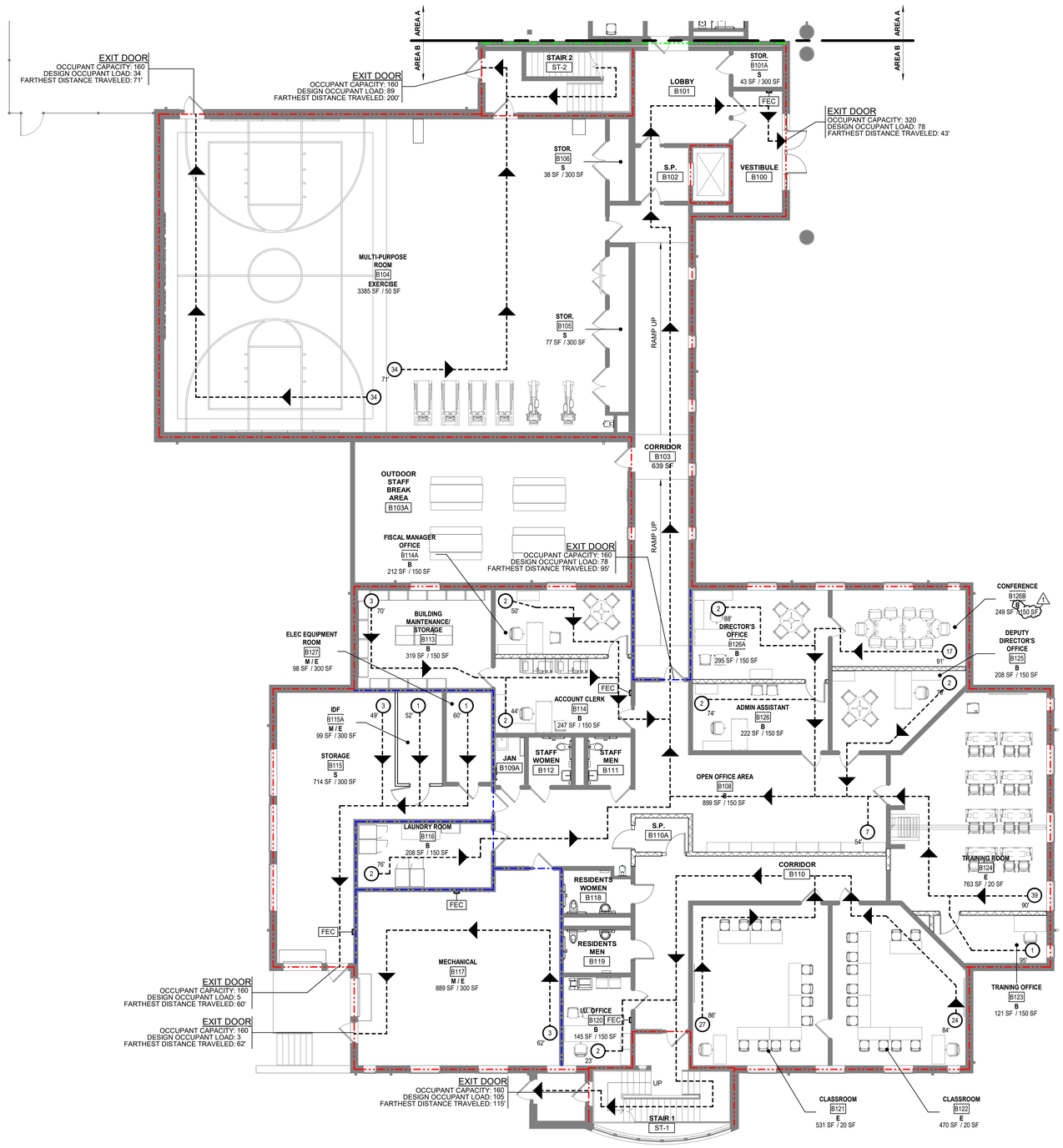
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL FIRST FLOOR LIFE SAFETY + EGRESS PLAN - AREA A

Scale: 1/8" = 1'-0"	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-012
Drawn By: JR	Checked By: APL

11/9/2026 2:38:52 PM



1 PARTIAL FIRST FLOOR LIFE SAFETY + EGRESS PLAN - AREA B
SCALE: 1/8" = 1'-0"

LEGEND

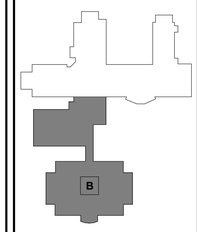
- X' - X" — DENOTES FINAL FINISHED FLOOR ELEVATION
- INTERNATIONAL SYMBOL OF ACCESS
- ROOM NAME / XXX / OCCUPANCY / AREA / xxx SF — ROOM + OCCUPANCY INFORMATION
- XX FT' — DISTANCE TRAVELED (FEET)
- (XXX) — NUMBER OF OCCUPANTS EXITING
- PATH OF EGRESS TRAVEL
- DIRECTION OF EGRESS TRAVEL
- 1-HOUR RATED PARTITION
- 2-HOUR RATED PARTITION
- 3-HOUR RATED FIRE WALL
- PARTITION DESIGNED TO RESIST THE PASSAGE OF SMOKE
- FE — FIRE EXTINGUISHER (WALL MOUNTED)
- FEC — FIRE EXTINGUISHER CABINET (SEMI-RECESSED)

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AX0016928, DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

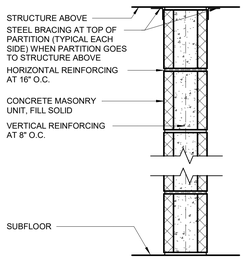
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL FIRST FLOOR LIFE SAFETY + EGRESS PLAN - AREA B

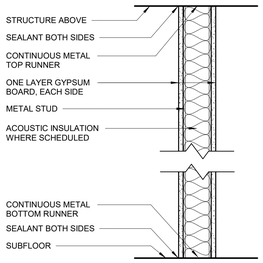
Scale: 1/8" = 1'-0"	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-013
Drawn By: JR	Checked By: APL

11/9/2026 2:38:56 PM



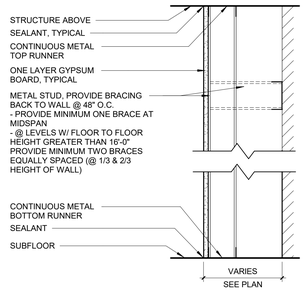
MARK	NOMINAL SIZE	MASONRY HEIGHT	TOTAL PARTITION THICKNESS	ACOUSTIC INSULATION	STC RATING	FIRE RATING / UL DESIGN NO.
A5	6"	4'-0" ABOVE FINISHED FLOOR. SOLID BULLNOSE CAP	5 5/8"	-	-	-
A6	6"	FULL HEIGHT TO STRUCTURE ABOVE	5 5/8"	-	-	-
A6.1	6"	FULL HEIGHT TO STRUCTURE ABOVE	6 5/8"	-	-	1 HR UL NO. U906
A7	8"	4'-0" ABOVE FINISHED FLOOR. SOLID BULLNOSE CAP	7 5/8"	-	-	-
A8	8"	FULL HEIGHT TO STRUCTURE ABOVE	7 5/8"	-	-	-
A8.1	8"	FULL HEIGHT TO STRUCTURE ABOVE	7 5/8"	-	-	1 HR UL NO. U905

A MASONRY WALL TYPE



MARK	STUD SIZE	GYP. BD. THICKNESS	GYPSUM BOARD HEIGHT	TOTAL PARTITION THICKNESS	ACOUSTIC INSULATION	STC RATING	FIRE RATING / UL DESIGN NO.
B1	3-5/8"	5/8"	FULL HEIGHT TO STRUCTURE ABOVE	4 7/8"	NO	-	-

B GYPSUM PARTITION WALL TYPE



MARK	STUD SIZE	GYP. BD. THICKNESS	GYPSUM BOARD HEIGHT	TOTAL PARTITION THICKNESS	ACOUSTIC INSULATION	STC RATING	FIRE RATING / UL DESIGN NO.
C1	3-5/8"	5/8"	FULL HEIGHT TO STRUCTURE ABOVE	4 1/4"	NO	-	-
C6	2-1/2"	5/8"	FULL HEIGHT TO STRUCTURE ABOVE	3 1/8"	NO	-	-

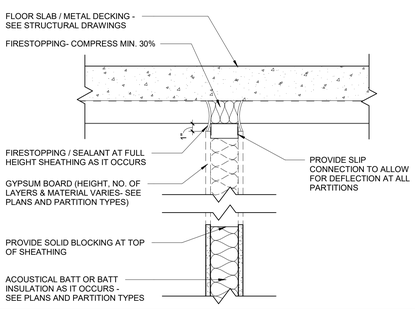
C GYPSUM PARTITION WALL TYPE

MARK	NOMINAL SIZE	MASONRY HEIGHT	TOTAL PARTITION THICKNESS	ACOUSTIC INSULATION	STC RATING	FIRE RATING / UL DESIGN NO.
E8	8"	FULL HEIGHT TO STRUCTURE ABOVE	7 5/8"	-	-	-

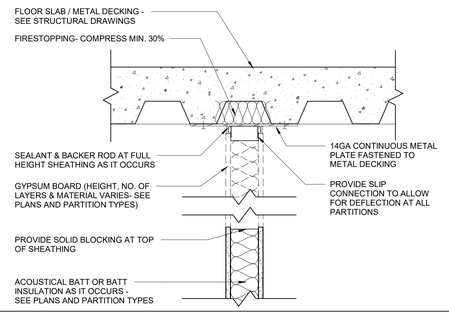
E MASONRY WALL TYPE

PARTITION NOTES:

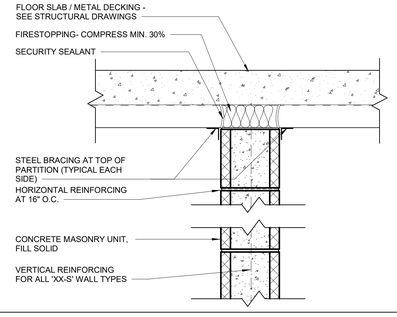
1. WALL TYPES ARE NUMBERED SEQUENTIALLY. IF WALL TYPES SKIP SEQUENCE, WALL TYPE IS NOT USED.
2. SPACE ELECTRICAL BOXES AND SERVICE BOXES FOR A/V, DATA, ETC. ON OPPOSITE SIDES OF WALLS AT LEAST 24" AND ONE STUD CAVITY APART.
3. SPACE RECESSED ACCESSORIES INCLUDING RECESSED MIRRORS AND FIRE EXTINGUISHER CABINETS ON OPPOSITE SIDES OF WALLS AT LEAST 24" AND ONE STUD CAVITY APART.
4. PROVIDE METAL BACKING AT WALL-MOUNTED ACCESSORIES, HANDRAILS, EQUIPMENT ETC.
5. USE 5/8" GLASS MAT FACED WATER-RESISTANT GYPSUM BOARD AT ALL STUD WALLS RECEIVING CERAMIC TILE.
6. PROVIDE CONTROL JOINTS IN GYPSUM BOARD PARTITIONS AT 24'-0" TO 30'-0" MAX INTERVALS.
7. TOP TRACKS OF METAL STUD PARTITIONS SHOULD BE SLOTTED TO PROVIDE A SLIP JOINT CONNECTION OF THE STUDS TO THE TOP TRACK.
8. FIRE STOPPING SHALL BE INSTALLED AS PER MANUFACTURER'S RECOMMENDED METHODS FOR THE REQUIRED FIRE RATING OF A WALL ASSEMBLY.
9. PROVIDE CONTINUOUS FIRE STOPPING AT RUNNERS WHERE FIRE RATING IS SCHEDULED.
10. ALL SEALANT USED IN SECURE AREAS TO BE PICK-RESISTANT, TYPICAL.



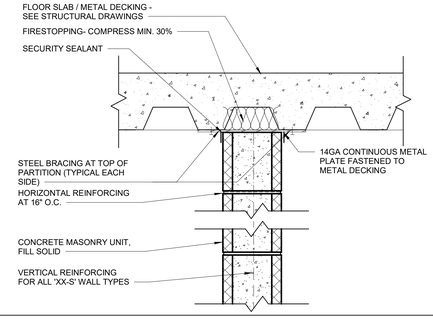
TYPICAL METAL STUD PARTITION HEAD DETAIL - PERPENDICULAR TO DECK



TYPICAL METAL STUD PARTITION HEAD DETAIL - PARALLEL TO DECK



TYPICAL CMU PARTITION HEAD DETAIL - PERPENDICULAR TO DECK



TYPICAL CMU PARTITION HEAD DETAIL - PARALLEL TO DECK

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AX001602L DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTITION TYPE SCHEDULE + DETAILS

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-020
Drawn By: MW	Checked By: APL

11/9/2026 2:39:01 PM

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

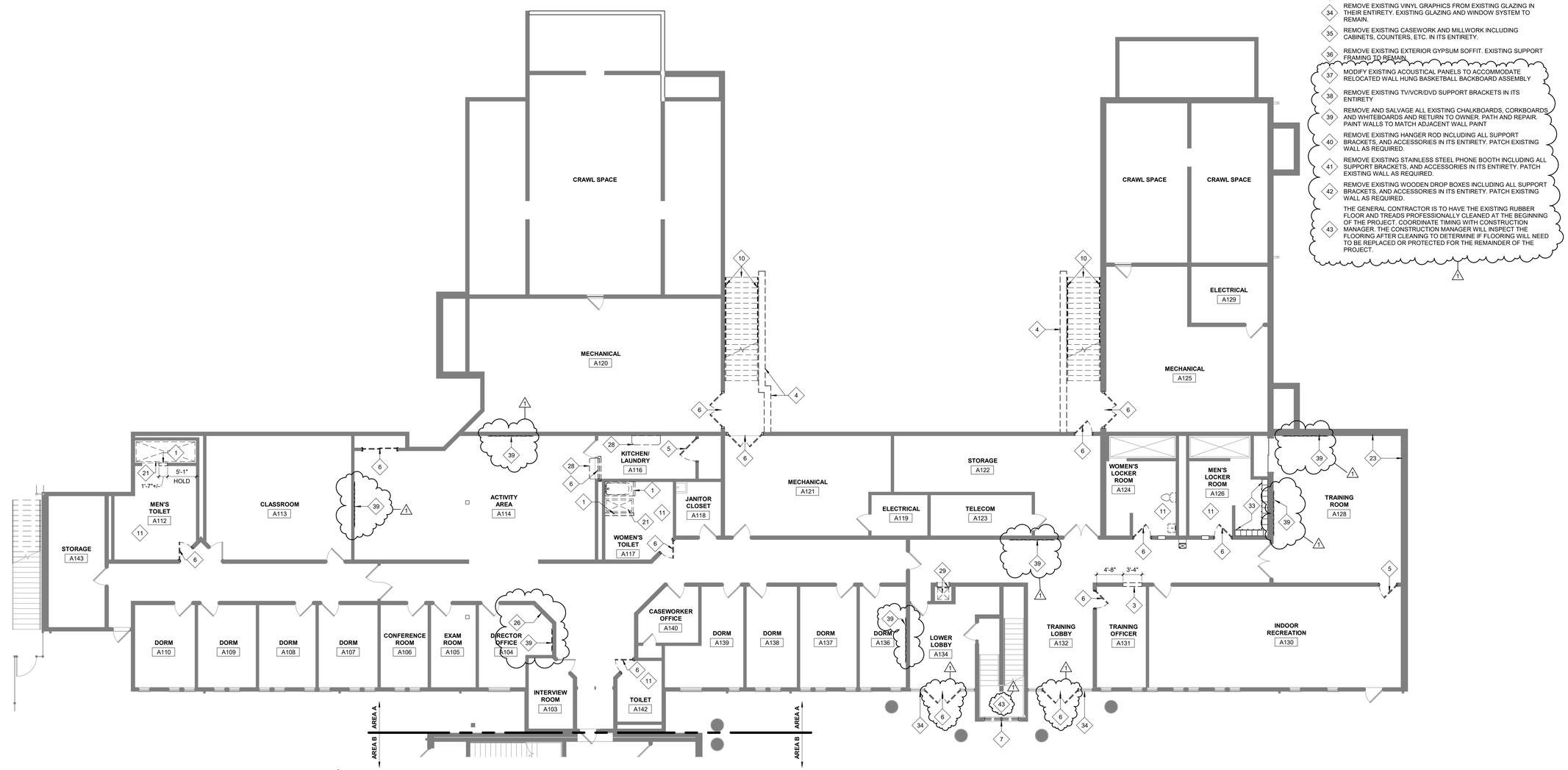
9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

- X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA
- X → DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY. SEE MECHANICAL
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY. INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS, AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR, PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.



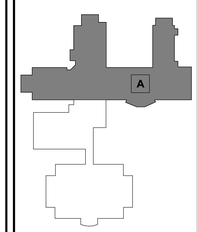
1 PARTIAL FIRST FLOOR DEMOLITION PLAN - AREA A
SCALE: 1/8" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

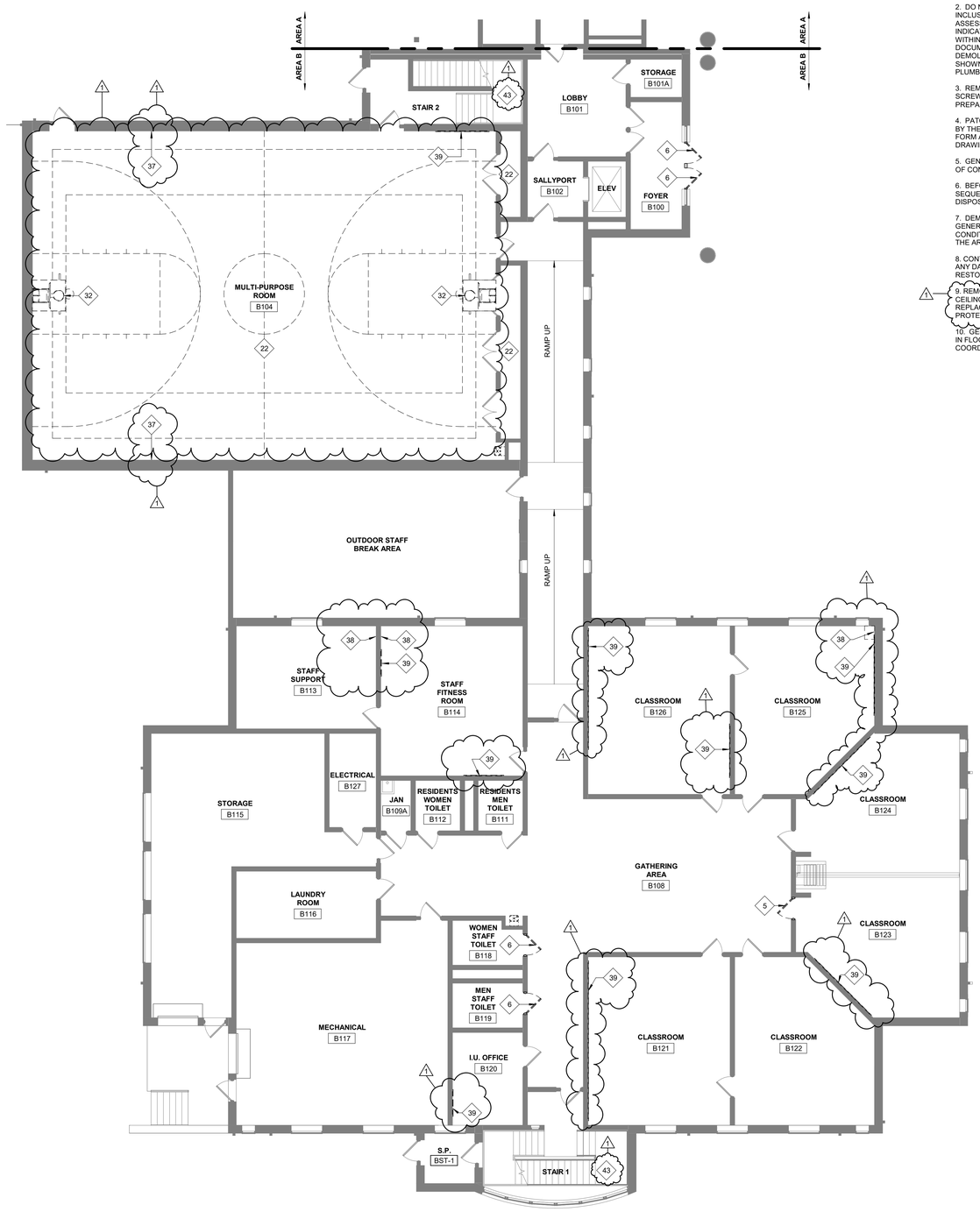
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL FIRST FLOOR DEMOLITION PLAN - AREA A

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-051
Drawn By: MW	Checked By: APL

11/10/2026 10:37:56 AM



1 PARTIAL FIRST FLOOR DEMOLITION PLAN - AREA B
SCALE: 1/8" = 1'-0"

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA

X — DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

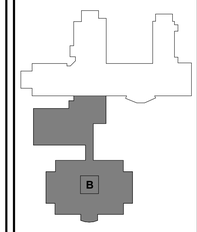
1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY. SEE MECHANICAL
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY. INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
ID: 21AC00116100 PA: AI0016021 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL FIRST FLOOR DEMOLITION PLAN - AREA B

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-052
Drawn By: MW	Checked By: APL

11/10/2026 10:37:59 AM

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

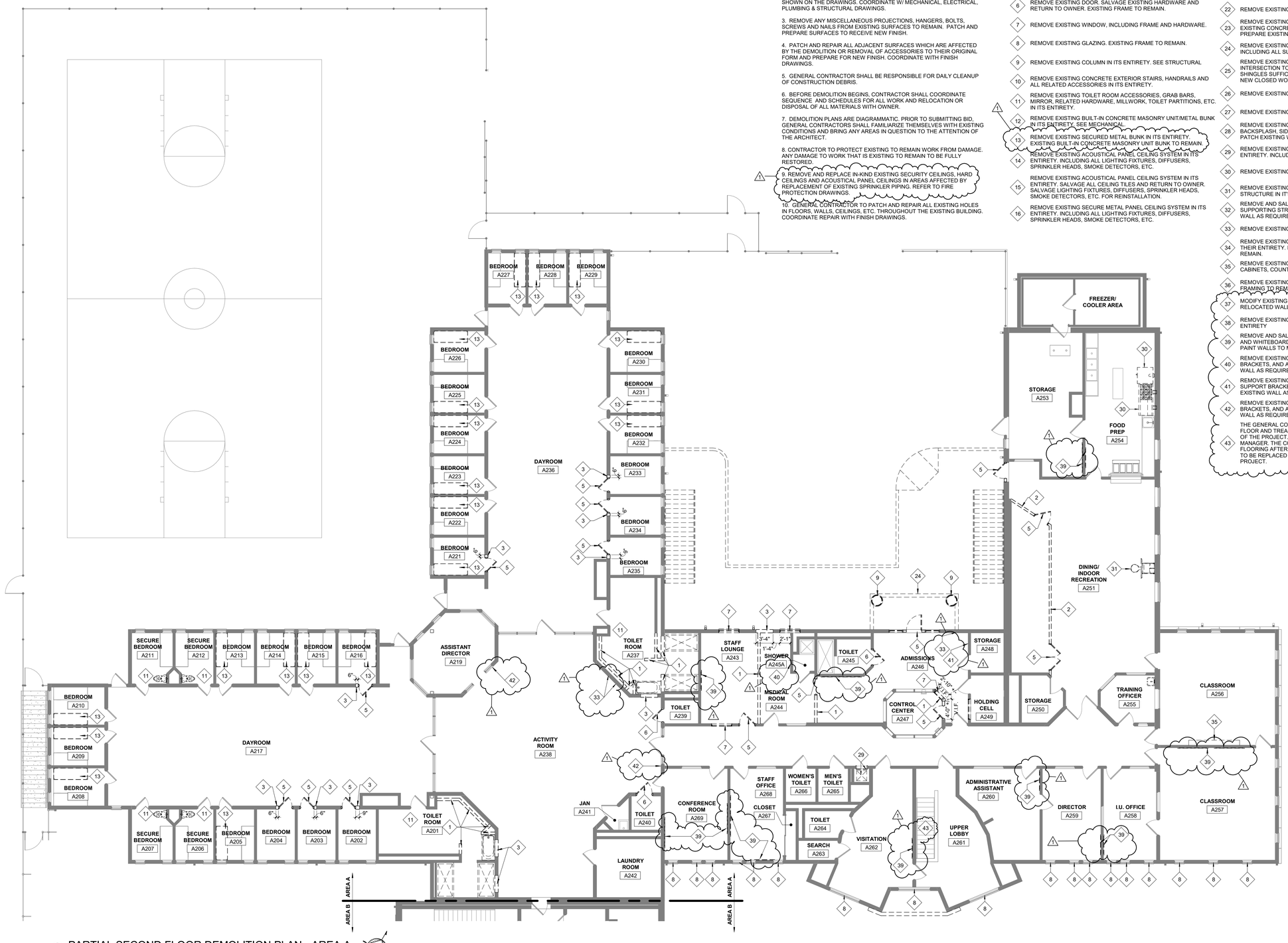
10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA

X — DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY. SEE MECHANICAL
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY. INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS, AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.



1 PARTIAL SECOND FLOOR DEMOLITION PLAN - AREA A
SCALE: 1/8" = 1'-0"

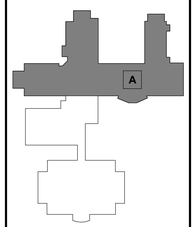
11/10/2026 10:38:02 AM

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
N2: 21AC00116100 PA: AX0016921 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

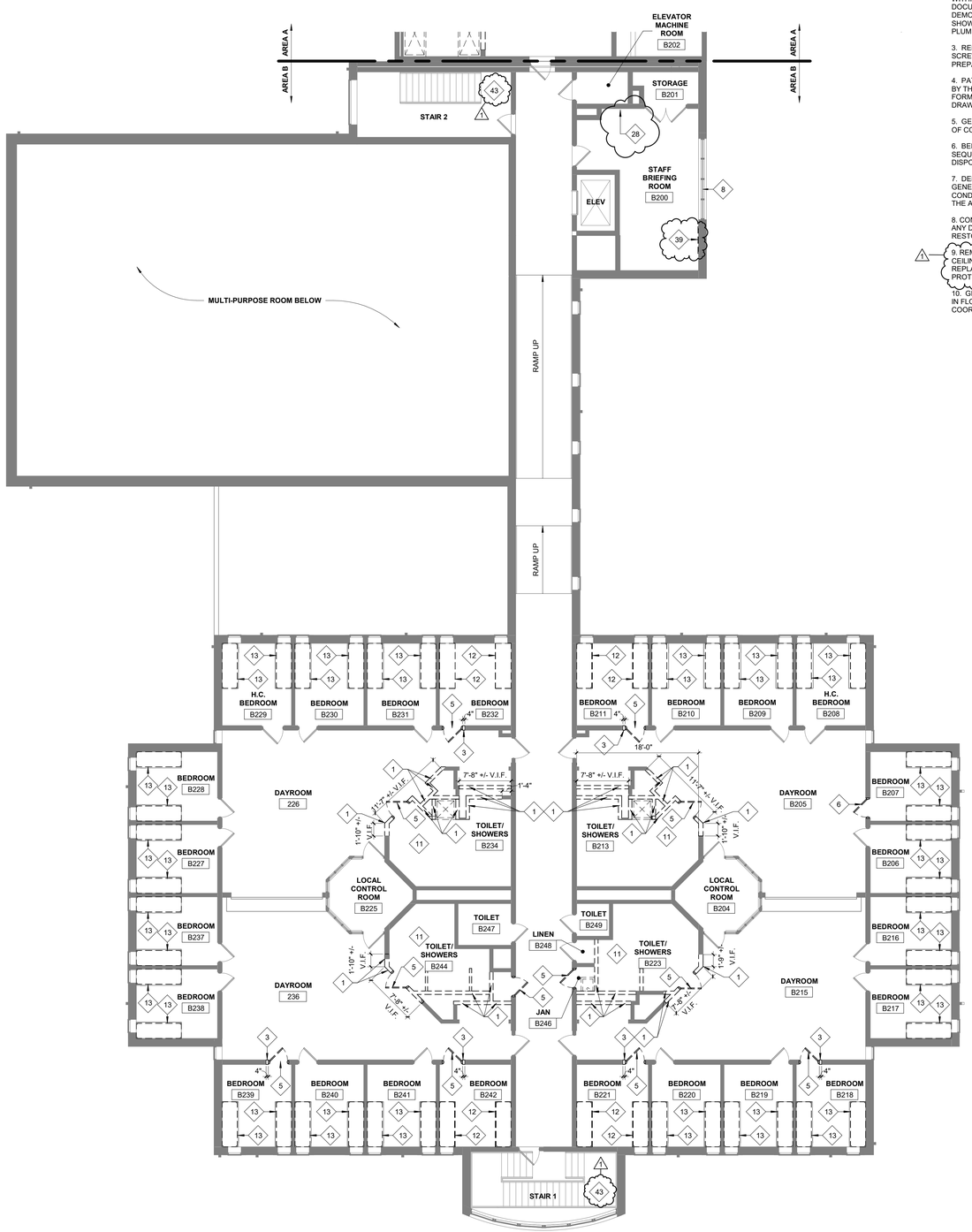
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL SECOND FLOOR DEMOLITION PLAN - AREA A

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No. A-053
Drawn By: MW	Checked By: APL



1 PARTIAL SECOND FLOOR DEMOLITION PLAN - AREA B
SCALE: 1/8" = 1'-0"

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

- X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA
- X — DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY, SEE MECHANICAL.
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY, INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY. INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AV0016021 DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL SECOND FLOOR DEMOLITION PLAN - AREA B

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-054
Drawn By: MW	Checked By: APL

11/10/2026 10:38:05 AM

CEILING LEGEND

- EXISTING ACOUSTICAL PANEL CEILING TO BE REMOVED
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO BE REMOVED
- EXISTING GYPSUM BOARD ON COLD FORMED METAL FRAMING TO BE REMOVED
- EXISTING ACOUSTICAL PANEL CEILING TO REMAIN
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO REMAIN
- EXISTING GYPSUM BOARD CEILING TO REMAIN
- NO CEILING (UNDERSIDE OF DECK EXPOSED)
- EXISTING 2' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING 2' x 2' LIGHT FIXTURE TO BE REMOVED
- EXISTING 1' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO BE REMOVED
- EXISTING 2' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING 2' x 2' LIGHT FIXTURE TO REMAIN
- EXISTING 1' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO REMAIN
- EXISTING SUPPLY DIFFUSER TO BE REMOVED
- EXISTING RETURN DIFFUSER TO BE REMOVED
- EXISTING SUPPLY DIFFUSER TO REMAIN
- EXISTING RETURN DIFFUSER TO REMAIN

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

1 9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

- X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA
- X — DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

1 1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.

2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.

3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.

4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.

5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.

6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.

7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.

8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.

9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL

10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.

11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.

1 12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY. SEE MECHANICAL.

13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.

14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY, INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.

15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.

16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY, INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.

17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.

18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.

19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.

20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.

21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.

22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.

23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.

24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.

25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM

26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS

27. REMOVE EXISTING EIFS BAND AND SIGNAGE.

28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.

29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY. INCLUDING FRAME AND OVERHEAD DOOR.

30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.

31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.

32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.

33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.

34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.

35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.

36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.

37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY

38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY

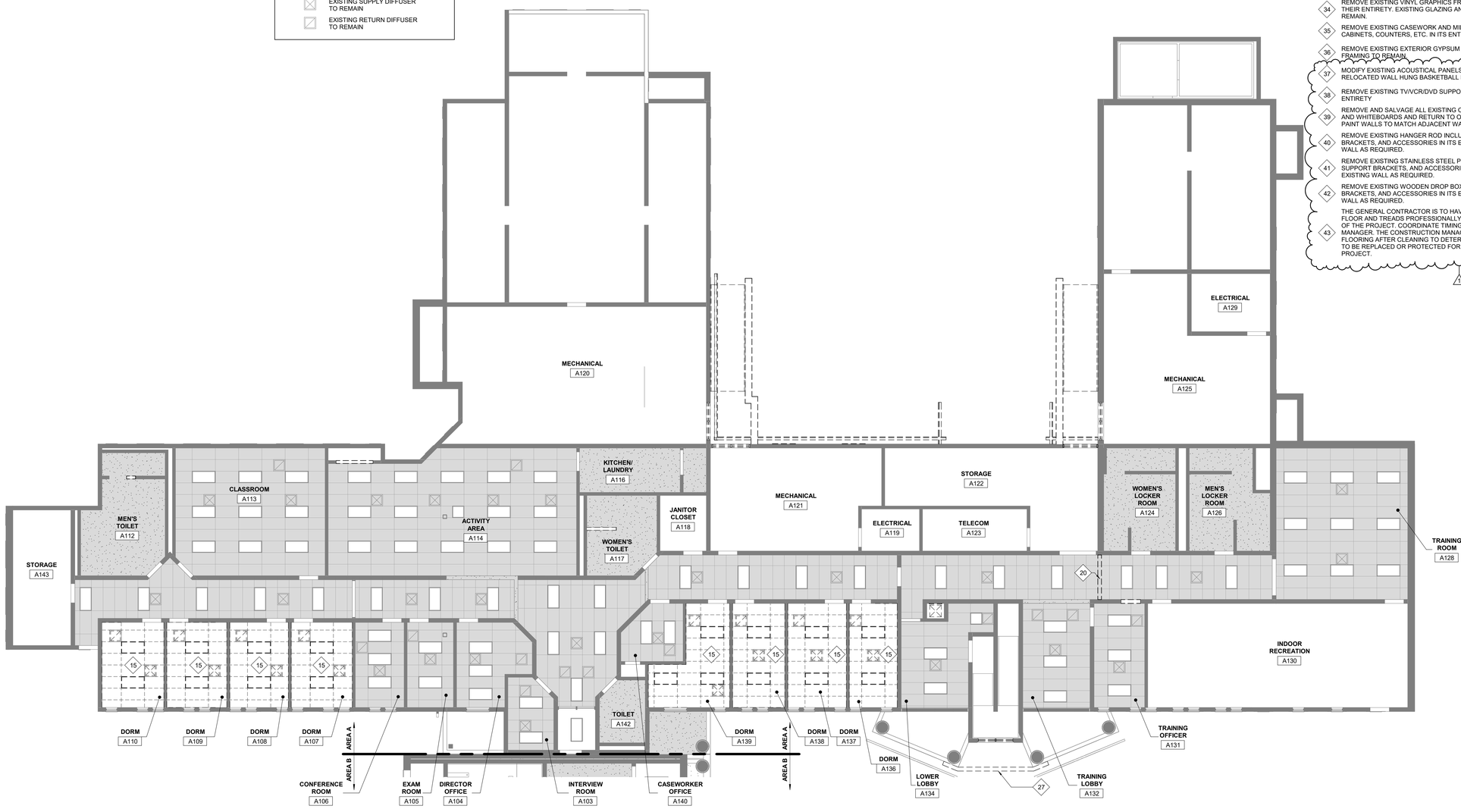
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT

40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.

41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.

42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.

43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.



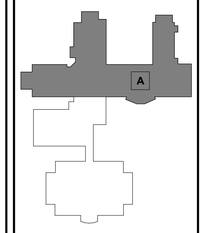
1 PARTIAL FIRST FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA A
SCALE: 1/8" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AX0016021 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

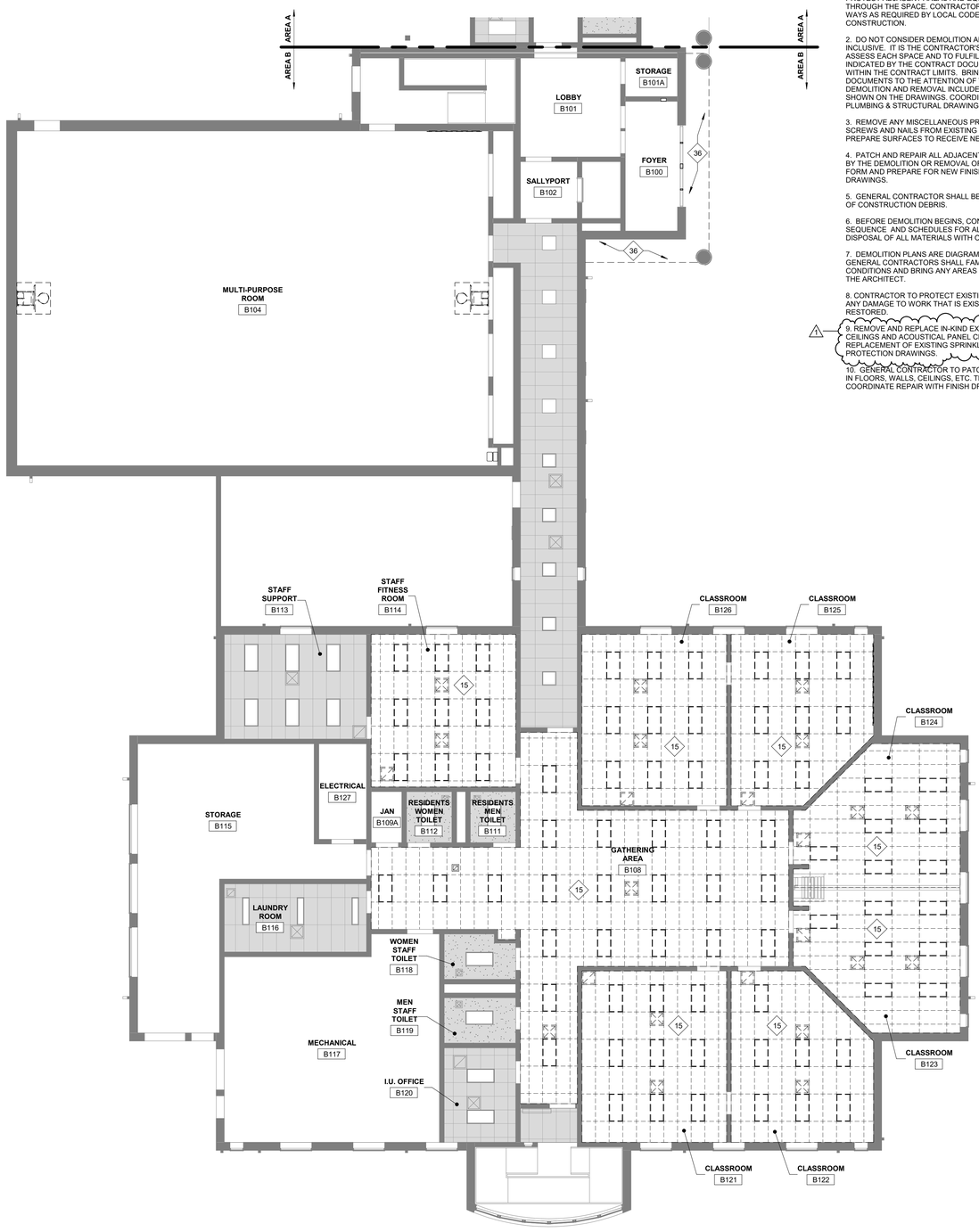
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL FIRST FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA A

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-055
Drawn By: MW	Checked By: APL

11/10/2026 10:38:07 AM



1 PARTIAL FIRST FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA B
SCALE: 1/8" = 1'-0"

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA

X — DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

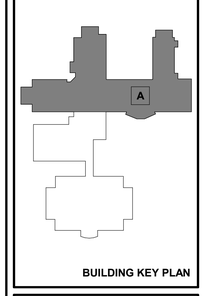
1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY. SEE MECHANICAL
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY, INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.

CEILING LEGEND

- EXISTING ACOUSTICAL PANEL CEILING TO BE REMOVED
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO BE REMOVED
- EXISTING GYPSUM BOARD ON COLD FORMED METAL FRAMING TO BE REMOVED
- EXISTING ACOUSTICAL PANEL CEILING TO REMAIN
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO REMAIN
- EXISTING GYPSUM BOARD CEILING TO REMAIN
- NO CEILING (UNDERSIDE OF DECK EXPOSED)
- EXISTING 2' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING 2' x 2' LIGHT FIXTURE TO BE REMOVED
- EXISTING 1' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO BE REMOVED
- EXISTING 2' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING 2' x 2' LIGHT FIXTURE TO REMAIN
- EXISTING 1' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO REMAIN
- EXISTING SUPPLY DIFFUSER TO BE REMOVED
- EXISTING RETURN DIFFUSER TO BE REMOVED
- EXISTING SUPPLY DIFFUSER TO REMAIN
- EXISTING RETURN DIFFUSER TO REMAIN

USA Architects
1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174
usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AM001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL FIRST FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA B

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-056
Drawn By: MW	Checked By: APL

11/10/2026 10:38:08 AM

CEILING LEGEND

- EXISTING ACOUSTICAL PANEL CEILING TO BE REMOVED
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO BE REMOVED
- EXISTING GYPSUM BOARD ON COLD FORMED METAL FRAMING TO BE REMOVED
- EXISTING ACOUSTICAL PANEL CEILING TO REMAIN
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO REMAIN
- EXISTING GYPSUM BOARD CEILING TO REMAIN
- NO CEILING (UNDERSIDE OF DECK EXPOSED)
- EXISTING 2' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING 2' x 2' LIGHT FIXTURE TO BE REMOVED
- EXISTING 1' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO BE REMOVED
- EXISTING 2' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING 2' x 2' LIGHT FIXTURE TO REMAIN
- EXISTING 1' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO REMAIN
- EXISTING SUPPLY DIFFUSER TO BE REMOVED
- EXISTING RETURN DIFFUSER TO BE REMOVED
- EXISTING SUPPLY DIFFUSER TO REMAIN
- EXISTING RETURN DIFFUSER TO REMAIN

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

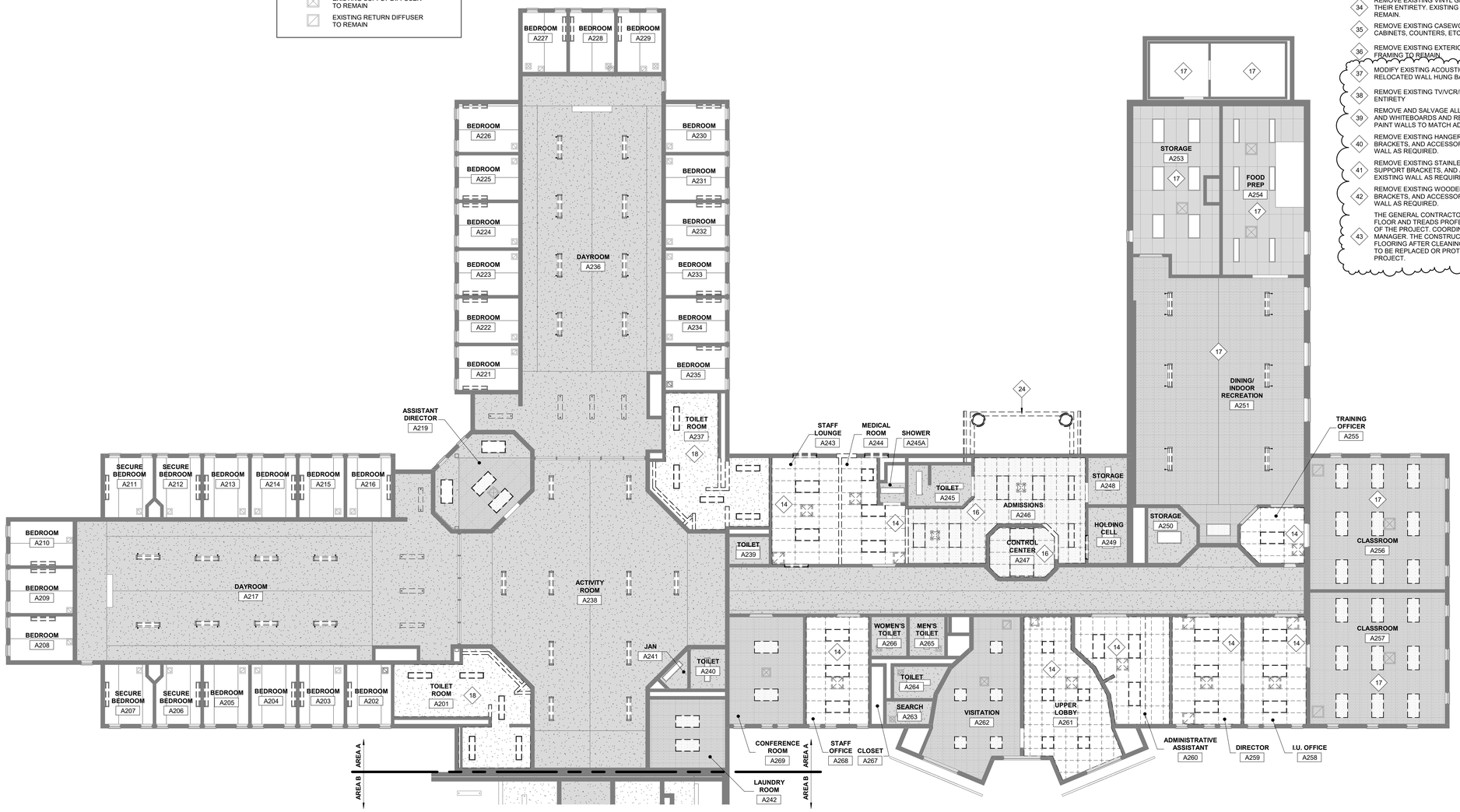
1 9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

- X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA
- X → DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

1 1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR, SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
1 12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY. SEE MECHANICAL
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY. INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS, AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
1 43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.



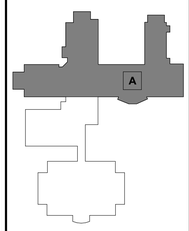
1 PARTIAL SECOND FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA A
SCALE: 1/8" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001692L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

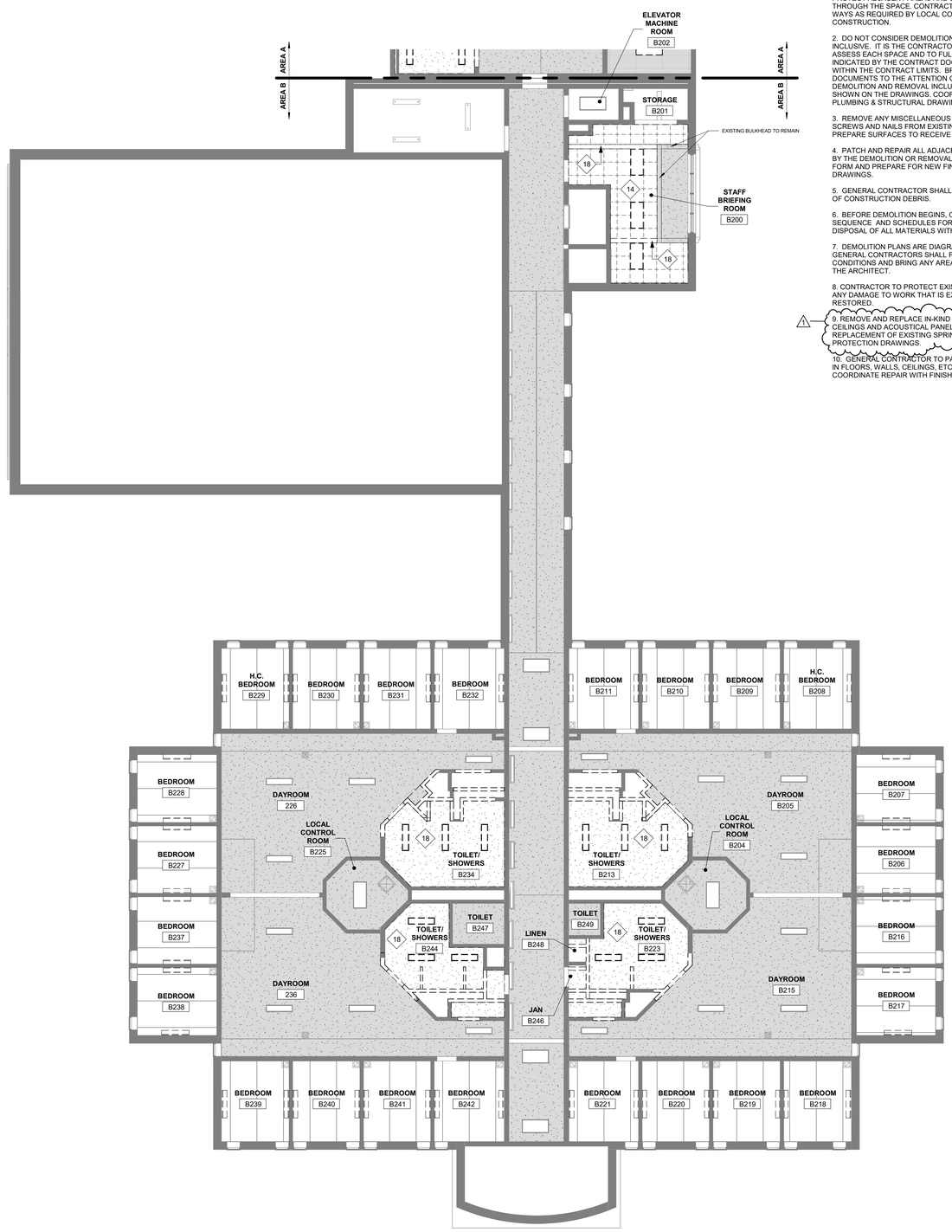
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL SECOND FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA A

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-057
Drawn By: MW	Checked By: APL

11/10/2026 10:38:11 AM



1 PARTIAL SECOND FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA B
SCALE: 1/8" = 1'-0"

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJACENT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE DEMOLITION LEGEND:

X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA

X — DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY. SEE MECHANICAL.
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY, INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.

CEILING LEGEND

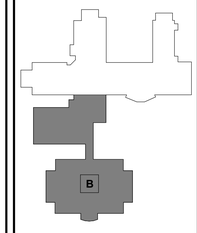
- EXISTING ACOUSTICAL PANEL CEILING TO BE REMOVED
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO BE REMOVED
- EXISTING GYPSUM BOARD ON COLD FORMED METAL FRAMING TO BE REMOVED
- EXISTING ACOUSTICAL PANEL CEILING TO REMAIN
- EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO REMAIN
- EXISTING GYPSUM BOARD CEILING TO REMAIN
- NO CEILING (UNDERSIDE OF DECK EXPOSED)
- EXISTING 2' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING 2' x 2' LIGHT FIXTURE TO BE REMOVED
- EXISTING 1' x 4' LIGHT FIXTURE TO BE REMOVED
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO BE REMOVED
- EXISTING 2' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING 2' x 2' LIGHT FIXTURE TO REMAIN
- EXISTING 1' x 4' LIGHT FIXTURE TO REMAIN
- EXISTING PENDANT LIGHT FIXTURE - LINEAR TO REMAIN
- EXISTING SUPPLY DIFFUSER TO BE REMOVED
- EXISTING RETURN DIFFUSER TO BE REMOVED
- EXISTING SUPPLY DIFFUSER TO REMAIN
- EXISTING RETURN DIFFUSER TO REMAIN

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AM001602L DE: ST-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL SECOND FLOOR DEMOLITION REFLECTED CEILING PLAN - AREA B

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-058
Drawn By: MW	Checked By: APL

11/10/2026 10:38:12 AM

EXISTING TO REMAIN

TO BE REMOVED

GENERAL DEMOLITION NOTES:

1. CONTRACTOR MUST INSTALL AND MAINTAIN PLASTIC DUST BARRIERS DURING DEMOLITION AND CONSTRUCTION TO PROTECT THE GENERAL PUBLIC FROM DUST AND FUMES. LOCATE PARTITIONS REQUIRED TO PROTECT ADJOINT AREAS AND EQUIPMENT, AND CONTINUE EGRESS THROUGH THE SPACE. CONTRACTOR SHALL PROVIDE TEMPORARY EXIT WAYS AS REQUIRED BY LOCAL CODE ENFORCEMENT OFFICIAL DURING CONSTRUCTION.

2. DO NOT CONSIDER DEMOLITION AND ALTERATION NOTES TO BE ALL INCLUSIVE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO INSPECT AND ASSESS EACH SPACE AND TO FULFILL THE INTENT OF THE WORK INDICATED BY THE CONTRACT DOCUMENTS. VERIFY ALL DIMENSIONS WITHIN THE CONTRACT LIMITS. BRING DEVIATIONS FROM THE CONTRACT DOCUMENTS TO THE ATTENTION OF THE ARCHITECT. THE EXTENT OF DEMOLITION AND REMOVAL INCLUDES, BUT IS NOT LIMITED TO WORK SHOWN ON THE DRAWINGS. COORDINATE W/ MECHANICAL, ELECTRICAL, PLUMBING & STRUCTURAL DRAWINGS.

3. REMOVE ANY MISCELLANEOUS PROJECTIONS, HANGERS, BOLTS, SCREWS AND NAILS FROM EXISTING SURFACES TO REMAIN. PATCH AND PREPARE SURFACES TO RECEIVE NEW FINISH.

4. PATCH AND REPAIR ALL ADJACENT SURFACES WHICH ARE AFFECTED BY THE DEMOLITION OR REMOVAL OF ACCESSORIES TO THEIR ORIGINAL FORM AND PREPARE FOR NEW FINISH. COORDINATE WITH FINISH DRAWINGS.

5. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR DAILY CLEANUP OF CONSTRUCTION DEBRIS.

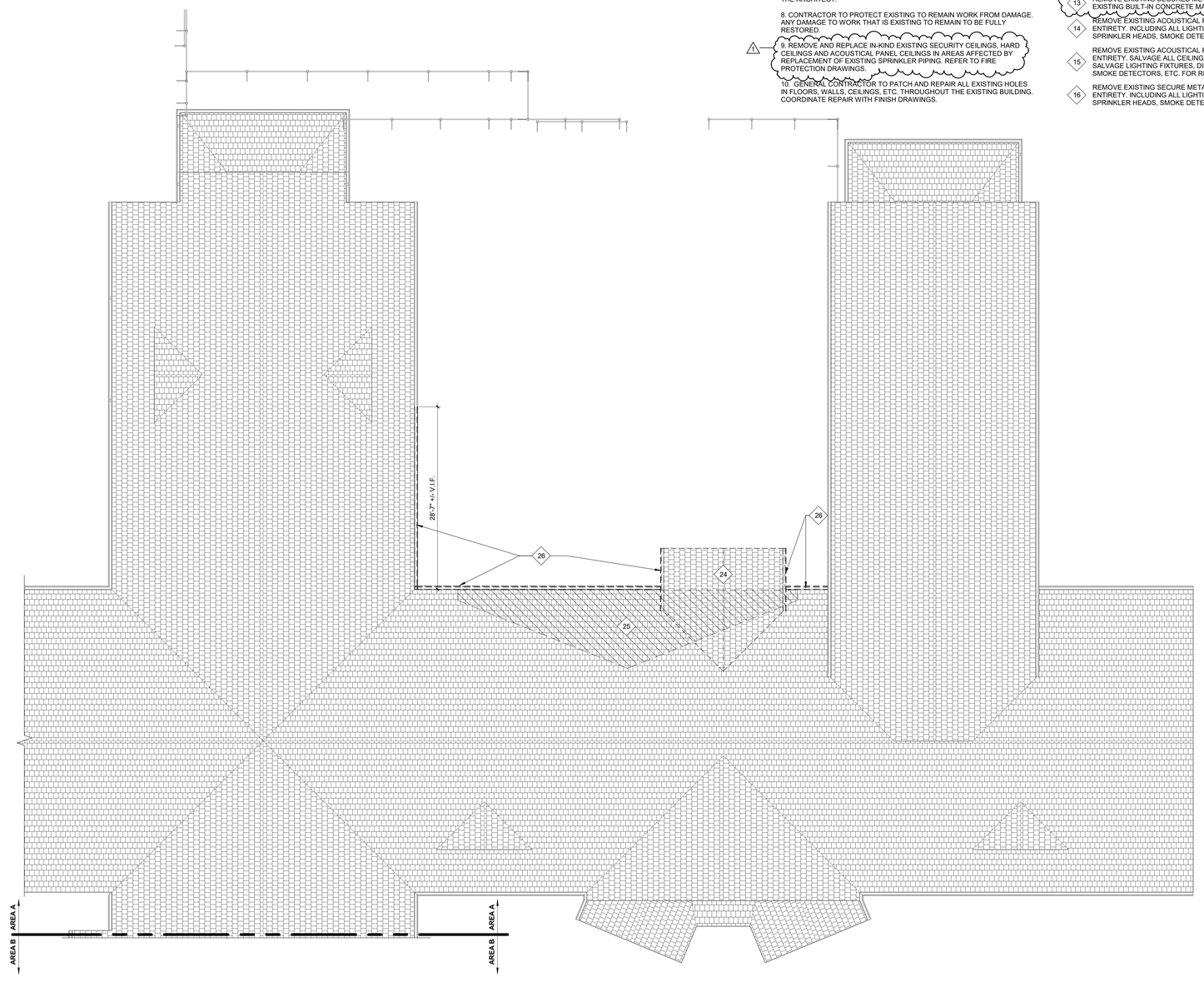
6. BEFORE DEMOLITION BEGINS, CONTRACTOR SHALL COORDINATE SEQUENCE AND SCHEDULES FOR ALL WORK AND RELOCATION OR DISPOSAL OF ALL MATERIALS WITH OWNER.

7. DEMOLITION PLANS ARE DIAGRAMMATIC. PRIOR TO SUBMITTING BID, GENERAL CONTRACTORS SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AND BRING ANY AREAS IN QUESTION TO THE ATTENTION OF THE ARCHITECT.

8. CONTRACTOR TO PROTECT EXISTING TO REMAIN WORK FROM DAMAGE. ANY DAMAGE TO WORK THAT IS EXISTING TO REMAIN TO BE FULLY RESTORED.

9. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING. REFER TO FIRE PROTECTION DRAWINGS.

10. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.



1 PARTIAL ROOF DEMOLITION PLAN
SCALE: 1/8" = 1'-0"

SELECTIVE DEMOLITION LEGEND:

X — DEMOLITION SCOPE OF WORK ITEM TYPICAL THROUGHOUT ENTIRE ROOM / AREA

X — DEMOLITION SCOPE OF WORK ITEM AT A SPECIFIC LOCATION

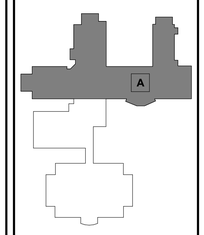
1. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITIONS AS INDICATED FROM FLOOR TO UNDERSIDE OF STRUCTURE.
2. REMOVE EXISTING METAL STUD PARTITION IN ITS ENTIRETY.
3. REMOVE PORTION OF EXISTING CONCRETE MASONRY UNIT PARTITION FOR PROPOSED OPENING.
4. REMOVE EXISTING CONCRETE MASONRY UNIT SITE WALL IN ITS ENTIRETY.
5. REMOVE EXISTING DOOR, INCLUDING FRAME AND HARDWARE. REMOVE SIDELITE AND GLAZING WHERE THEY OCCUR.
6. REMOVE EXISTING DOOR. SALVAGE EXISTING HARDWARE AND RETURN TO OWNER. EXISTING FRAME TO REMAIN.
7. REMOVE EXISTING WINDOW, INCLUDING FRAME AND HARDWARE.
8. REMOVE EXISTING GLAZING. EXISTING FRAME TO REMAIN.
9. REMOVE EXISTING COLUMN IN ITS ENTIRETY. SEE STRUCTURAL
10. REMOVE EXISTING CONCRETE EXTERIOR STAIRS, HANDRAILS AND ALL RELATED ACCESSORIES IN ITS ENTIRETY.
11. REMOVE EXISTING TOILET ROOM ACCESSORIES, GRAB BARS, MIRROR, RELATED HARDWARE, MILLWORK, TOILET PARTITIONS, ETC. IN ITS ENTIRETY.
12. REMOVE EXISTING BUILT-IN CONCRETE MASONRY UNIT/METAL BUNK IN ITS ENTIRETY, SEE MECHANICAL.
13. REMOVE EXISTING SECURED METAL BUNK IN ITS ENTIRETY. EXISTING BUILT-IN CONCRETE MASONRY UNIT BUNK TO REMAIN.
14. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
15. REMOVE EXISTING ACOUSTICAL PANEL CEILING SYSTEM IN ITS ENTIRETY. SALVAGE ALL CEILING TILES AND RETURN TO OWNER. SALVAGE LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC. FOR REINSTALLATION.
16. REMOVE EXISTING SECURE METAL PANEL CEILING SYSTEM IN ITS ENTIRETY. INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
17. REMOVE AND REPLACE IN-KIND EXISTING SECURITY CEILINGS, HARD CEILINGS AND ACOUSTICAL PANEL CEILINGS IN AREAS AFFECTED BY REPLACEMENT OF EXISTING SPRINKLER PIPING.
18. REMOVE EXISTING GYPSUM BOARD CEILING IN ITS ENTIRETY, INCLUDING ALL LIGHTING FIXTURES, DIFFUSERS, SPRINKLER HEADS, SMOKE DETECTORS, ETC.
19. REMOVE EXISTING PORTION OF CEILING. PATCH AS REQUIRED.
20. REMOVE PORTION OF EXISTING ACOUSTICAL PANEL CEILING SYSTEM. PATCH AS REQUIRED.
21. REMOVE EXISTING TILE FLOOR IN ITS ENTIRETY DOWN TO THE CONCRETE SLAB.
22. REMOVE EXISTING FLOOR FINISH IN ITS ENTIRETY.
23. REMOVE EXISTING MASONRY WATERPROOFING COATING FROM EXISTING CONCRETE MASONRY UNIT WALL IN IT'S ENTIRETY. PREPARE EXISTING WALL TO RECEIVE PROPOSED FINISH.
24. REMOVE EXISTING GABLE ROOF OVERHANG IN ITS ENTIRETY, INCLUDING ALL SUPPORTING STRUCTURE.
25. REMOVE EXISTING ASPHALT SHINGLES ALONG THE EXISTING ROOF INTERSECTION TO ACCOMMODATE NEW ROOF TIE-IN. STRIP BACK SHINGLES SUFFICIENTLY TO ALLOW FOR THE INSTALLATION OF A NEW CLOSED WOVEN VALLEY AT THE ROOF SEAM
26. REMOVE EXISTING GUTTERS AND DOWNSPOUTS
27. REMOVE EXISTING EIFS BAND AND SIGNAGE.
28. REMOVE EXISTING COUNTER INCLUDING ALL SUPPORT BRACKETS, BACKSPLASH, SIDESPLASH AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
29. REMOVE EXISTING DUMBWAITER AND ACCESSORIES IN ITS ENTIRETY. INCLUDING FRAME AND OVERHEAD DOOR.
30. REMOVE EXISTING KITCHEN EQUIPMENT IN ITS ENTIRETY.
31. REMOVE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE IN IT'S ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
32. REMOVE AND SALVAGE EXISTING BASKETBALL HOOP AND ALL SUPPORTING STRUCTURE FOR REINSTALLATION. PATCH EXISTING WALL AS REQUIRED.
33. REMOVE EXISTING METAL LOCKERS IN THEIR ENTIRETY.
34. REMOVE EXISTING VINYL GRAPHICS FROM EXISTING GLAZING IN THEIR ENTIRETY. EXISTING GLAZING AND WINDOW SYSTEM TO REMAIN.
35. REMOVE EXISTING CASEWORK AND MILLWORK INCLUDING CABINETS, COUNTERS, ETC. IN ITS ENTIRETY.
36. REMOVE EXISTING EXTERIOR GYPSUM SOFFIT. EXISTING SUPPORT FRAMING TO REMAIN.
37. MODIFY EXISTING ACOUSTICAL PANELS TO ACCOMMODATE RELOCATED WALL HUNG BASKETBALL BACKBOARD ASSEMBLY
38. REMOVE EXISTING TV/VCR/DVD SUPPORT BRACKETS IN ITS ENTIRETY
39. REMOVE AND SALVAGE ALL EXISTING CHALKBOARDS, CORKBOARDS AND WHITEBOARDS AND RETURN TO OWNER. PATH AND REPAIR. PAINT WALLS TO MATCH ADJACENT WALL PAINT
40. REMOVE EXISTING HANGER ROD INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
41. REMOVE EXISTING STAINLESS STEEL PHONE BOOTH INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
42. REMOVE EXISTING WOODEN DROP BOXES INCLUDING ALL SUPPORT BRACKETS, AND ACCESSORIES IN ITS ENTIRETY. PATCH EXISTING WALL AS REQUIRED.
43. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AW005920, DE: 57-0005564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL ROOF DEMOLITION PLAN

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-059
Drawn By: JR	Checked By: APL

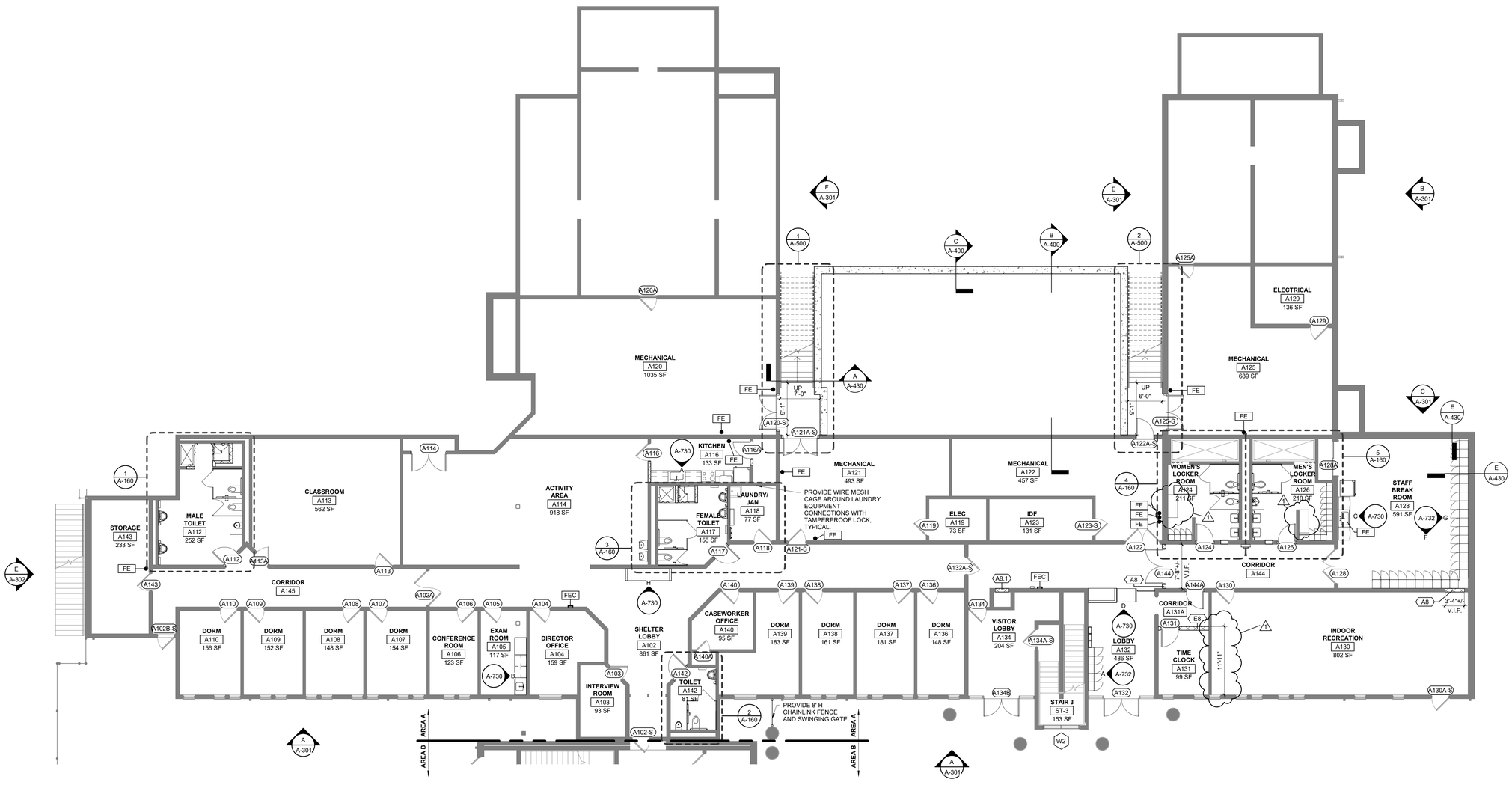
11/10/2026 10:38:14 AM

FLOOR PLAN LEGEND

SYMBOL	DESCRIPTION
	EXISTING PARTITION
	PROPOSED PARTITION
	ABOVE, BELOW, OR BEYOND
	EXISTING DOOR TO REMAIN
	PROPOSED DOOR

GENERAL FLOOR PLAN NOTES

1. ALL WALL DIMENSIONS SHOWN ARE FROM FACE OF CMU/STUD TO FACE OF CMU/STUD, UNLESS OTHERWISE NOTED. GC TO NOTIFY ARCHITECT IMMEDIATELY IF DISCREPANCIES OCCUR FOR A FIELD RESOLUTION.
2. ALIGN FINISH FACE OF WALL TO ADJACENT FINISH FACE OF WALL UNLESS NOTED OTHERWISE.
3. TYPICAL DOOR OFFSET SHALL BE 4", UNLESS OTHERWISE NOTED. CENTER ALL CLOSET DOORS WITHIN CLOSET, UNLESS OTHERWISE NOTED.
4. DIMENSIONS NOTED AS "HOLD" OR "CLEAR" INDICATE REQUIRED UNOBSTRUCTED DISTANCE FROM FINISH FACE TO FINISH FACE.
5. SEAL ALL SLAB PENETRATIONS, MATCH FLOOR FIRE RATING AS REQUIRED.
6. PATCH WALL PENETRATIONS IN EXISTING WALLS CREATED BY TRADES FOR PROPOSED WORK, AS REQUIRED FOR MONOLITHIC APPEARANCE.
7. GENERAL CONTRACTOR TO COORDINATE, LOCATE AND SUPPLY WALL ACCESS PANELS TO PROVIDE REQUIRED ACCESS TO MECHANICAL, PLUMBING, ELECTRICAL AND LOW VOLTAGE CONTROLS/EQUIPMENT.
8. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.



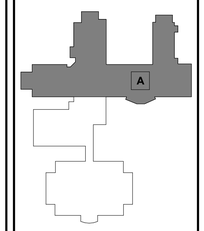
1 PARTIAL FIRST FLOOR PLAN - AREA A
SCALE: 1/8" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AV0016021 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

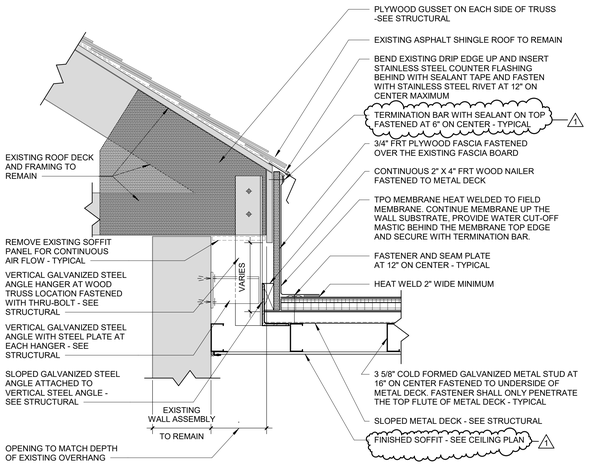
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

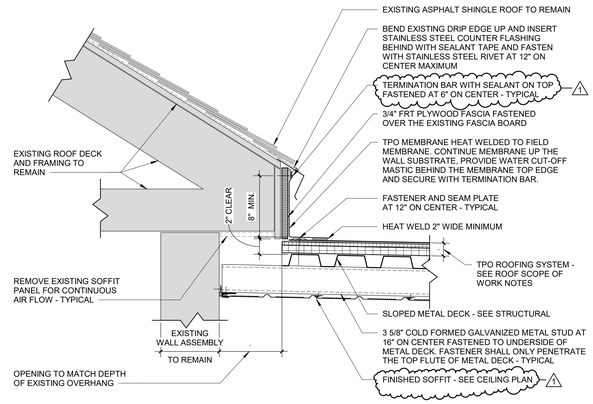
PARTIAL FIRST FLOOR PLAN - AREA A

Scale	USA Project No.
1/8" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-102
Drawn By: JR/MW	Checked By: APL

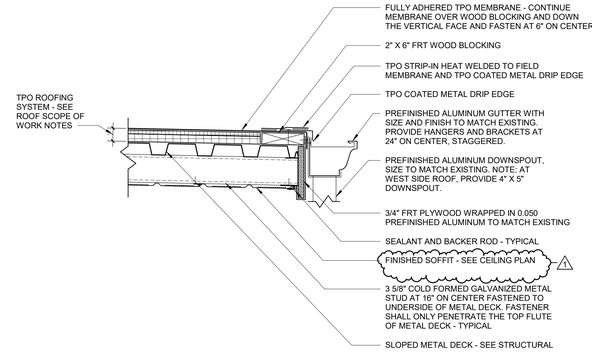
11/9/2026 2:39:40 PM



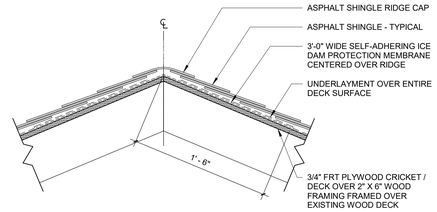
A TPO ROOF ASSEMBLY TO EXISTING ASPHALT SHINGLE ROOF TRANSITION FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"



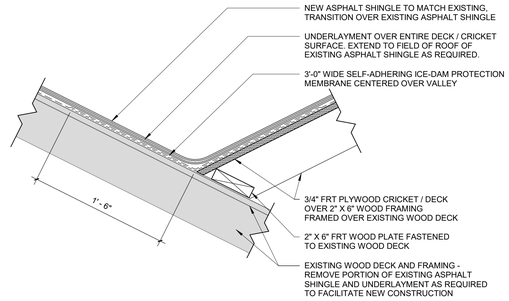
B TPO ROOF ASSEMBLY TO EXISTING ASPHALT SHINGLE ROOF TRANSITION FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"



C TPO ROOF ASSEMBLY GUTTER AND DOWNSPOUT DETAIL
SCALE: 1 1/2" = 1'-0"



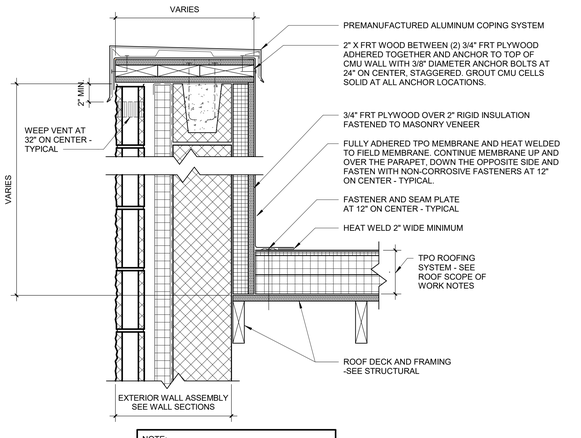
F ASPHALT SHINGLE ROOF RIDGE DETAIL
SCALE: 1 1/2" = 1'-0"



G ASPHALT SHINGLE ROOF VALLEY DETAIL
SCALE: 1 1/2" = 1'-0"

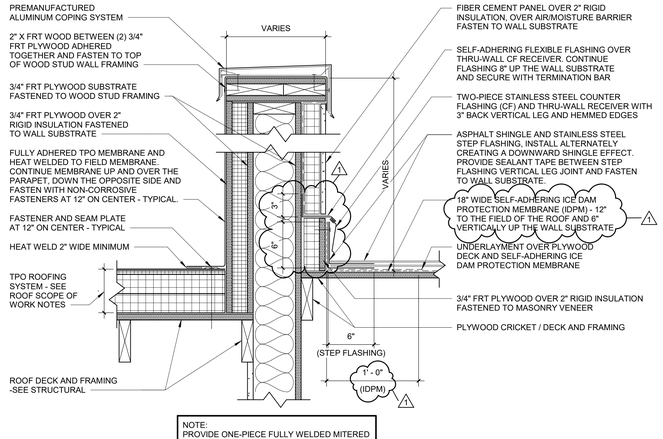
D TPO ROOF RISING WALL FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"

E TPO ROOF RISING WALL FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"



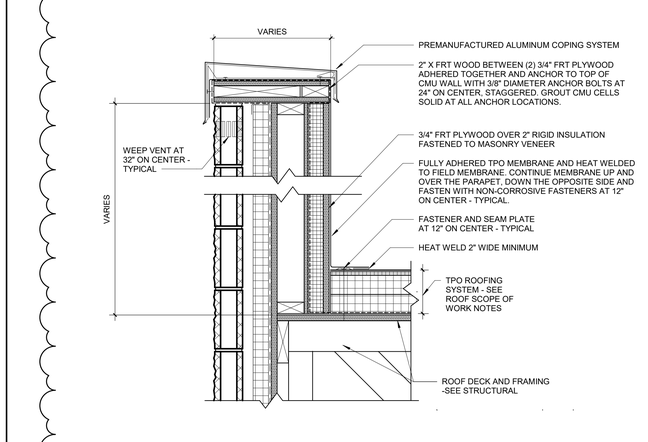
NOTE:
PROVIDE ONE-PIECE FULLY WELDED MITERED COPING SYSTEM AT CORNER TANSITION.

H TPO ROOF PARAPET COPING AND RISING WALL FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"



NOTE:
PROVIDE ONE-PIECE FULLY WELDED MITERED COPING SYSTEM AT CORNER TANSITION.

J TPO ROOF PARAPET COPING AND RISING WALL FLASHING WITH ASPHALT SHINGLE ROOF STEP FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"



NOTE:
PROVIDE ONE-PIECE FULLY WELDED MITERED COPING SYSTEM AT CORNER TANSITION.

K TPO ROOF PARAPET COPING AND RISING WALL FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"

11/19/2026 2:39:43 PM

USA Architects
1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174
usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

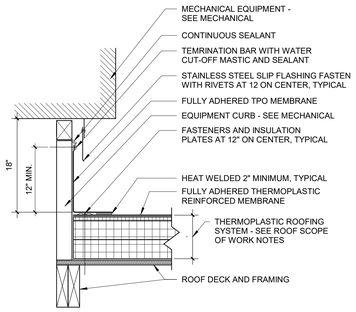
USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AV001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

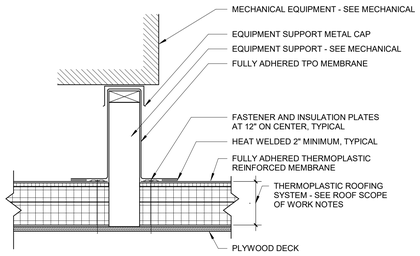
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
ROOF DETAILS

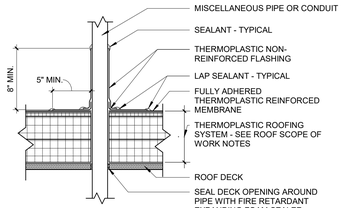
Scale: 1 1/2" = 1'-0"	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-145
Drawn By: RG	Checked By: APL



1 EQUIPMENT CURB FLASHING DETAIL



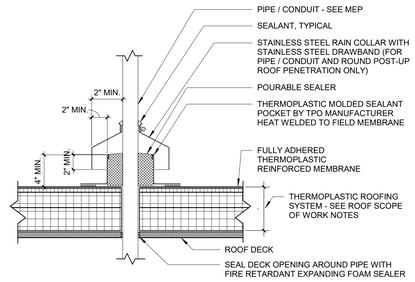
2 EQUIPMENT SUPPORT FLASHING



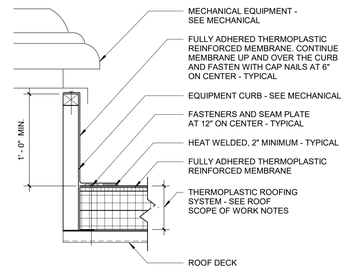
NOTE:

1. PROVIDE SIMILAR DETAIL FOR ALL MISCELLANEOUS PIPE, CONDUIT AND ROUND POST-UP ROOF PENETRATIONS. AT LOCATIONS WHERE THE USE OF FIELD WRAP IS NOT POSSIBLE, PROVIDE POURABLE SEALANT POCKET.

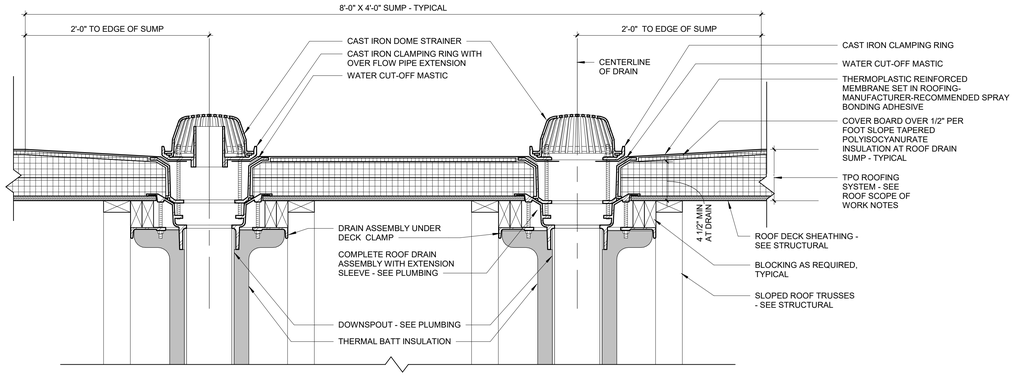
3 FIELD WRAP DETAIL



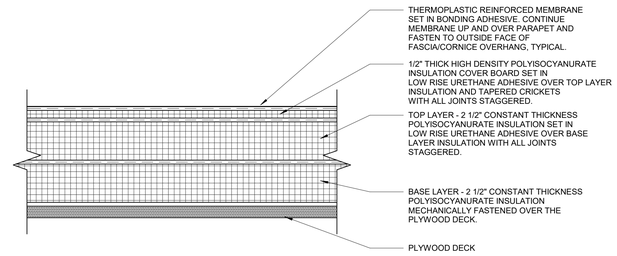
4 POURABLE SEALANT POCKET



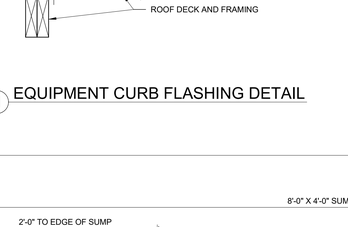
5 EQUIPMENT CURB FLASHING DETAIL



6 ROOF DRAIN FLASHING DETAIL



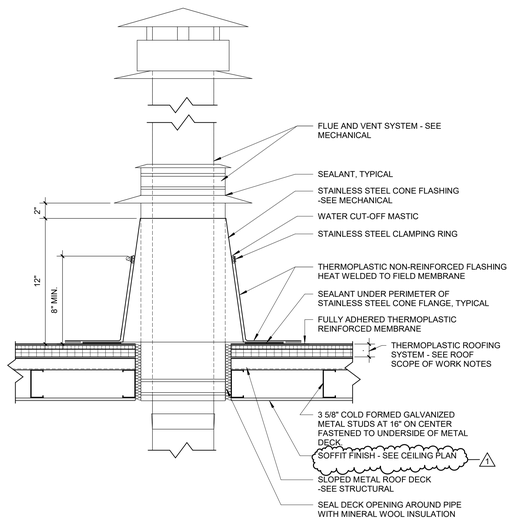
7 TPO ROOF ASSEMBLY



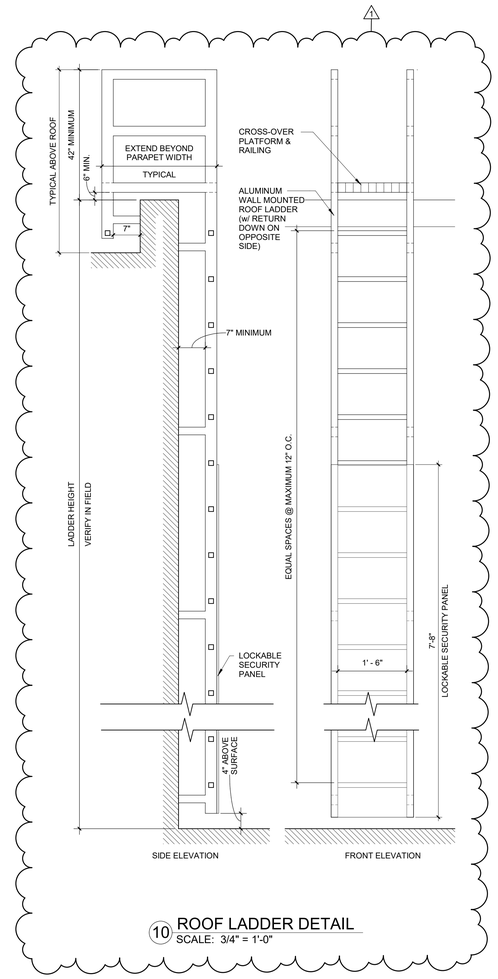
NOTES:

1. THERMOPLASTIC PRE-MOLDED PIPE SEAL MUST HAVE INTACT RIB AT THE TOP EDGE REGARDLESS OF PIPE DIAMETER.
2. PROVIDE SIMILAR DETAIL FOR ALL MISCELLANEOUS PIPE AND CONDUITS ROOF PENETRATION. AT LOCATIONS WHERE THE USE OF THERMOPLASTIC PRE-MOLDED PIPE SEAL IS NOT POSSIBLE, PROVIDE FIELD WRAP.

8 VENT PIPE BOOT DETAIL



9 HOT PIPE BOOT DETAIL
SCALE: 1 1/2" = 1'-0"



10 ROOF LADDER DETAIL
SCALE: 3/4" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AI001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

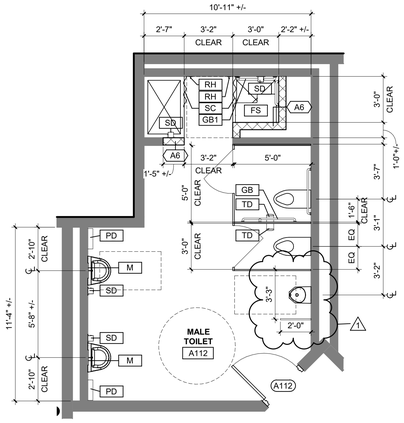
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

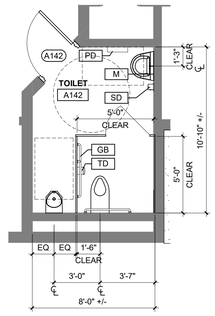
ROOF DETAILS

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-146
Drawn By: JR	Checked By: APL

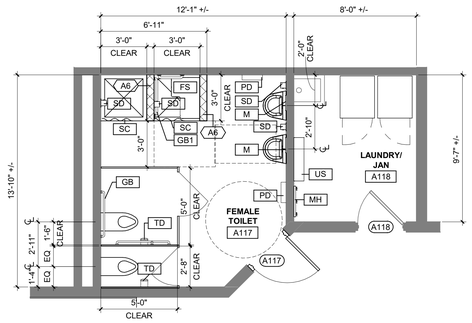
11/9/2026 2:39:46 PM



1 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



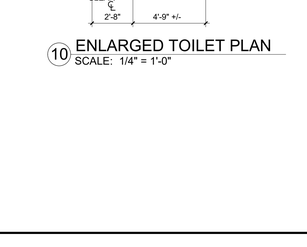
2 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



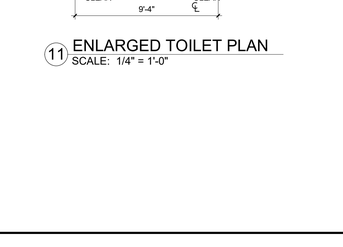
3 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"

TOILET ACCESSORY LEGEND - BASIS OF DESIGN									
TAG	DESCRIPTION	MANUFACTURER	MODEL	MOUNTING	FINISH	SUPPLIED BY:		INSTALLED BY:	
						GC	OWNER	GC	OWNER
FS1	FOLDING SHOWER SEAT	BRADLEY	9569	SURFACE	STAINLESS/PHENOLIC	X		X	
FS	FOLDING SHOWER SEAT - DETENTION	NORIX	ISS-200	RECESSED	STAINLESS	X		X	
GB	GRAB BAR SECURITY	BRADLEY	SA70	SURFACE	STAINLESS	X		X	
M1	MIRROR	BRADLEY	780	SURFACE	STAINLESS	X		X	
M	MIRROR - DETENTION	BRADLEY	SA03-1	SURFACE	STAINLESS	X		X	
MH	MOP HOLDER - 3 HOOK	BRADLEY	9953	SURFACE	STAINLESS	X		X	
NDU	SANITARY NAPKIN DISPOSAL	BRADLEY	4A10	SURFACE	STAINLESS	X		X	
PD1	PAPER TOWEL DISPENSER	BRADLEY	250-15	SURFACE	STAINLESS	X		X	
PD2	PAPER TOWEL DISPENSER	BRADLEY	-	RECESSED	STAINLESS	X		X	
PD	PAPER TOWEL DISPENSER - DETENTION	WHITEHALL MFG.	WH1848B	SURFACE	WHITE POWDERCOAT	X		X	
RH1	ROBE HOOK	BRADLEY	9124	SURFACE	STAINLESS	X		X	
RH	HOOK - DETENTION	WHITEHALL MFG.	WH1830A-SLPT	SURFACE	WHITE POWDERCOAT	X		X	
SC	LIGATURE RESISTANT SHOWER CURTAIN AND TRACK					X		X	
SS	SHOWER SHELF - DETENTION	WHITEHALL MFG.	WH1183	SURFACE	WHITE POWDERCOAT	X		X	
SD1	SOAP DISPENSER	BRADLEY	6A03-110000	SURFACE	STAINLESS	X		X	
SD	SOAP/SHAMPOO DISPENSER - DETENTION	KINGSWAY GROUP	KG07	SURFACE	STAINLESS	X		X	
TD1	TOILET PAPER DISPENSER	BRADLEY	5A10-11	SURFACE	STAINLESS	X		X	
TD	TOILET PAPER DISPENSER - DETENTION	WHITEHALL MFG.	WH1847B	SURFACE	WHITE POWDERCOAT	X		X	
US	UTILITY SHELF	BRADLEY	9933	SURFACE	STAINLESS	X		X	

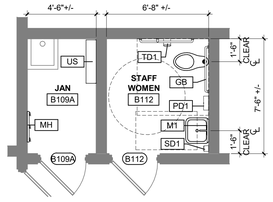
NOTE: ALL DETENTION GRADE ACCESSORIES ARE TO BE ANTI-LIGATURE 1



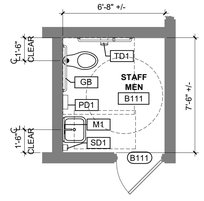
4 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



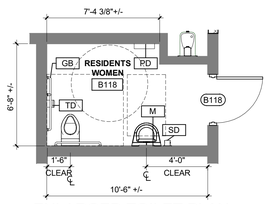
5 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



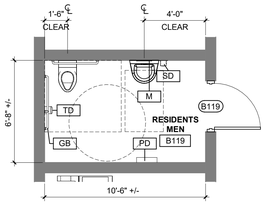
6 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



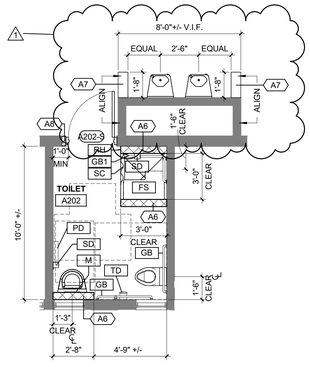
7 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



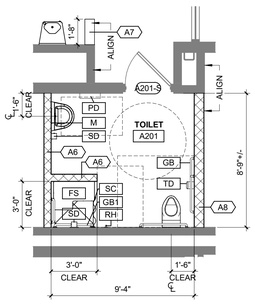
8 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



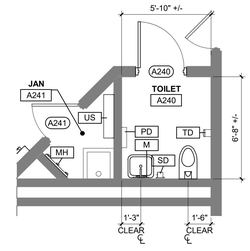
9 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



10 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



11 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



12 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AI001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

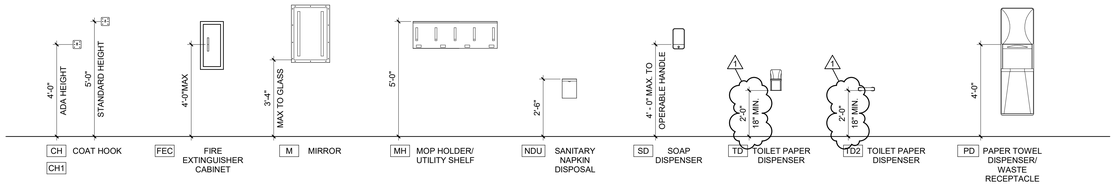
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

ENLARGED PLANS

Scale: 1/4" = 1'-0"	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-160
Drawn By: ML/VK	Checked By: APL

11/9/2026 2:39:53 PM

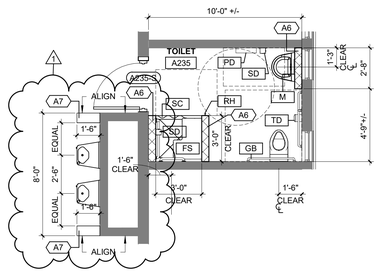


A TOILET ACCESSORY MOUNTING HEIGHTS
SCALE: 3/8" = 1'-0"

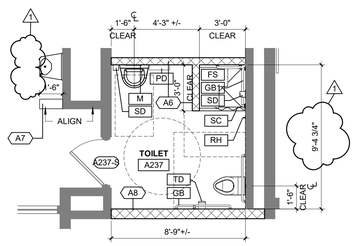
TOILET ACCESSORY LEGEND - BASIS OF DESIGN

TAG	DESCRIPTION	MANUFACTURER	MODEL	MOUNTING	FINISH	SUPPLIED BY:		INSTALLED BY:	
						GC	OWNER	GC	OWNER
FS1	FOLDING SHOWER SEAT	BRADLEY	9569	SURFACE	STAINLESS/PHENOLIC	X		X	
FS	FOLDING SHOWER SEAT - DETENTION	NORIX	ISS-200	RECESSED	STAINLESS	X		X	
GB	GRAB BAR SECURITY	BRADLEY	SA70	SURFACE	STAINLESS	X		X	
M1	MIRROR	BRADLEY	780	SURFACE	STAINLESS	X		X	
M	MIRROR - DETENTION	BRADLEY	SA03-1	SURFACE	STAINLESS	X		X	
MH	MOP HOLDER - 3 HOOK	BRADLEY	9953	SURFACE	STAINLESS	X		X	
NDU	SANITARY NAPKIN DISPOSAL	BRADLEY	4A10	SURFACE	STAINLESS	X		X	
PD1	PAPER TOWEL DISPENSER	BRADLEY	250-15	SURFACE	STAINLESS	X		X	
PD2	PAPER TOWEL DISPENSER	BRADLEY	-	RECESSED	STAINLESS	X		X	
PD	PAPER TOWEL DISPENSER - DETENTION	WHITEHALL MFG.	WH1848B	SURFACE	WHITE POWDERCOAT	X		X	
RH1	ROBE HOOK	BRADLEY	9124	SURFACE	STAINLESS	X		X	
RH	HOOK - DETENTION	WHITEHALL MFG.	WH1830A-SLPT	SURFACE	WHITE POWDERCOAT	X		X	
SC	LIGATURE RESISTANT SHOWER CURTAIN AND TRACK					X		X	
SS	SHOWER SHELF - DETENTION	WHITEHALL MFG.	WH1183	SURFACE	WHITE POWDERCOAT	X		X	
SD1	SOAP DISPENSER	BRADLEY	6A03-110000	SURFACE	STAINLESS	X		X	
SD	SOAP/SHAMPOO DISPENSER - DETENTION	KINGSWAY GROUP	KG07	SURFACE	STAINLESS	X		X	
TD1	TOILET PAPER DISPENSER	BRADLEY	5A10-11	SURFACE	STAINLESS	X		X	
TD	TOILET PAPER DISPENSER - DETENTION	WHITEHALL MFG.	WH1847B	SURFACE	WHITE POWDERCOAT	X		X	
US	UTILITY SHELF	BRADLEY	9933	SURFACE	STAINLESS	X		X	

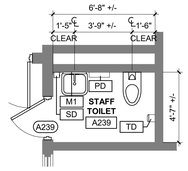
NOTE: ALL DETENTION GRADE ACCESSORIES ARE TO BE ANTI-LIGATURE



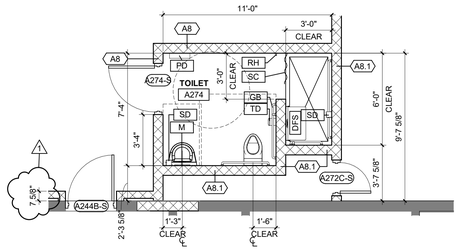
1 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



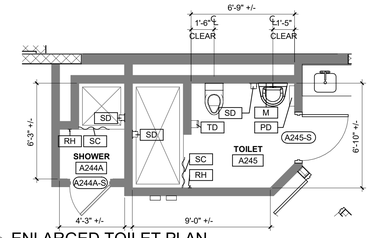
2 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



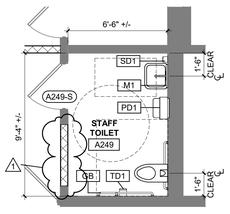
3 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



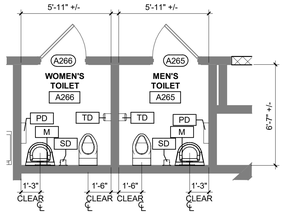
4 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



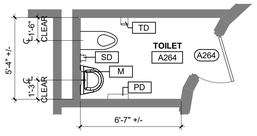
5 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



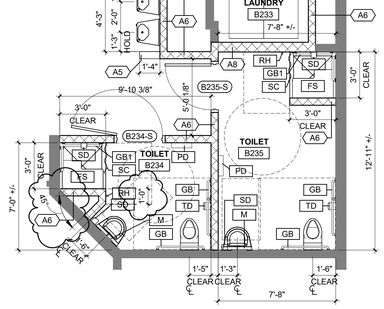
6 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



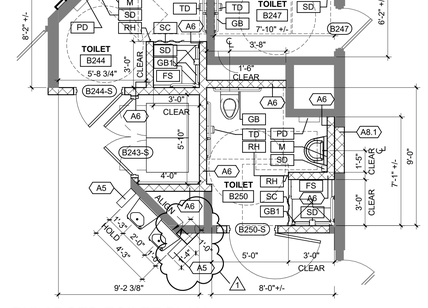
7 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



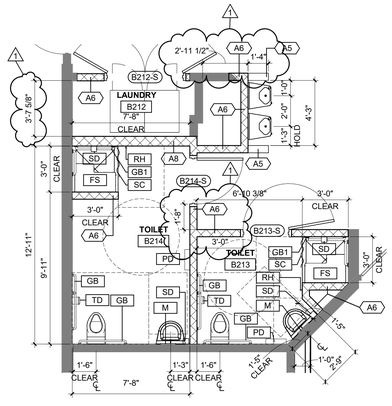
8 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



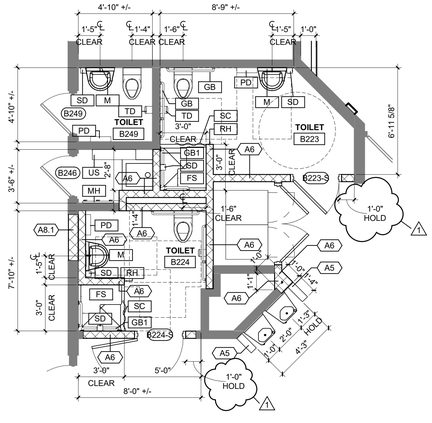
9 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



10 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



11 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"



12 ENLARGED TOILET PLAN
SCALE: 1/4" = 1'-0"

USA Architects
1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174
usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AX001602L DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

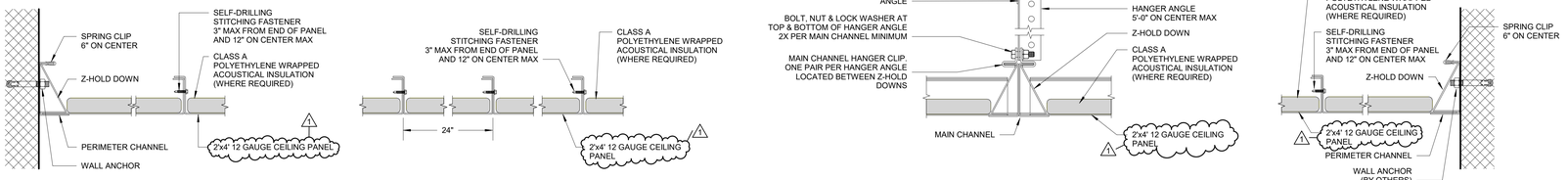
RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

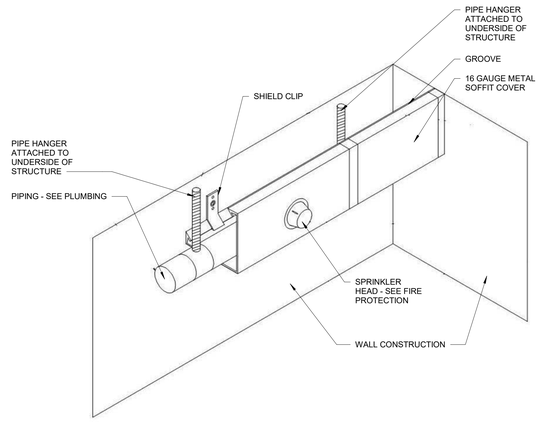
Drawing Title
ENLARGED PLANS

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-161
Drawn By: ML/VK	Checked By: APL

11/9/2026 2:40:03 PM



2 SECURITY CEILING DETAILS
SCALE: 3" = 1'-0"



3 SOFFIT DETAIL
SCALE: 6" = 1'-0"

1 PARTIAL FIRST FLOOR REFLECTED CEILING PLAN - AREA A
SCALE: 1/8" = 1'-0"

CEILING LEGEND

- APC-1 — 2' x 4' ACOUSTIC PANEL CEILING
- EXP — NO CEILING (UNDERSIDE OF DECK EXPOSED)
- S-1 — 2' x 4' TAMPER-PROOF 12 GA STEEL CEILING SYSTEM
- ETR-APC — EXISTING ACOUSTICAL PANEL CEILING TO REMAIN
- GYP-1 — GYPSUM BOARD ON SUSPENDED SYSTEM
- ETR-S — EXISTING TAMPER-PROOF STEEL CEILING SYSTEM TO REMAIN
- GYP-2 — GYPSUM BOARD ON COLD FORMED METAL FRAMING
- ETR-GYP — EXISTING GYPSUM BOARD CEILING TO REMAIN
- GYP-3 — GYPSUM BOARD ON UNDERSIDE OF WOOD TRUSSES
- 2' x 4' LIGHT FIXTURE
- 2' x 2' LIGHT FIXTURE
- 1' x 4' LIGHT FIXTURE
- PENDANT LIGHT FIXTURE - LINEAR
- RECESSED DOWNLIGHT
- EXIT SIGN
- SUPPLY DIFFUSER
- RETURN DIFFUSER

GENERAL REQUIREMENTS:

1. MEASURE EACH CEILING AREA PRIOR TO INSTALLATION AND ESTABLISH THE LAYOUT OF THE ACOUSTICAL PANEL SYSTEM SO THAT THE PANELS AT THE PERIMETER ARE CUT TO EQUAL SIZES TO THE OPPOSITE WALL AND PROVIDE MINIMUM DIMENSION OF 6" FOR CUT PIECES, UNLESS NOTED OTHERWISE BY SPECIFIC DIMENSIONS OR LAYOUT REQUIREMENTS.

2. REFER TO ELECTRICAL DRAWINGS FOR TYPES OF FIXTURES. UTILIZE REFLECTED CEILING PLANS FOR LOCATIONS AND COORDINATION OF FIXTURES. ANY DISCREPANCY BETWEEN ELECTRICAL AND ARCHITECTURAL DRAWINGS SHOULD BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY.

3. REFER TO ELECTRICAL DRAWINGS FOR EMERGENCY LIGHTS, NIGHT LIGHTS, AND EXIT SIGN LOCATIONS.

4. REFER TO MECHANICAL DRAWINGS FOR H.V.A.C. GRILLES AND DIFFUSERS. UTILIZE REFLECTED CEILING PLAN FOR LOCATION AND COORDINATION OF ITEMS. ANY DISCREPANCY BETWEEN THE MECHANICAL AND ARCHITECTURAL DRAWINGS SHOULD BE BROUGHT TO THE ATTENTION OF THE ARCHITECT IMMEDIATELY.

5. ALL CEILING HEIGHTS TO BE ABOVE FINISHED FLOOR FOR EACH ROOM.

6. PLACEMENT OF SPRINKLER HEADS SHALL BE AT THE CENTER OF ACOUSTICAL TILE UNLESS NOTED OTHERWISE. COORDINATE LOCATION WITH PLUMBING, ELECTRICAL, AND H.V.A.C. FIXTURES AND EQUIPMENT.

7. CONTRACTOR TO REPLACE ANY MISSING OR DAMAGED CEILING TILES IN EXISTING CEILINGS WITH NEW TILES TO MATCH THE EXISTING CEILING SYSTEM.

8. CONTRACTOR TO VERIFY ALL EXISTING CEILING HEIGHTS IN AREAS AFFECTED BY WORK.

9. GENERAL CONTRACTOR MUST COORDINATE WITH MECHANICAL CONTRACTOR PRIOR TO INSTALLING SECURE OR INACCESSIBLE CEILINGS. MECHANICAL CONTRACTOR MUST COMPLETE CONTROLS INSTALLATION AND BALANCING PRIOR TO THE COMPLETION OF SECURE OR INACCESSIBLE CEILINGS.

10. GENERAL CONTRACTOR TO COORDINATE, LOCATE AND SUPPLY CEILING ACCESS PANELS IN ALL "INACCESSIBLE" CEILINGS, INCLUDING BUT NOT LIMITED TO SECURE STEEL CEILINGS AND GYPSUM CEILINGS TO PROVIDE REQUIRED ACCESS TO MECHANICAL, PLUMBING, ELECTRICAL AND LOW VOLTAGE CONTROLS/EQUIPMENT.

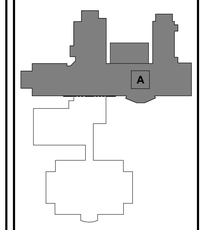
11. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AA001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

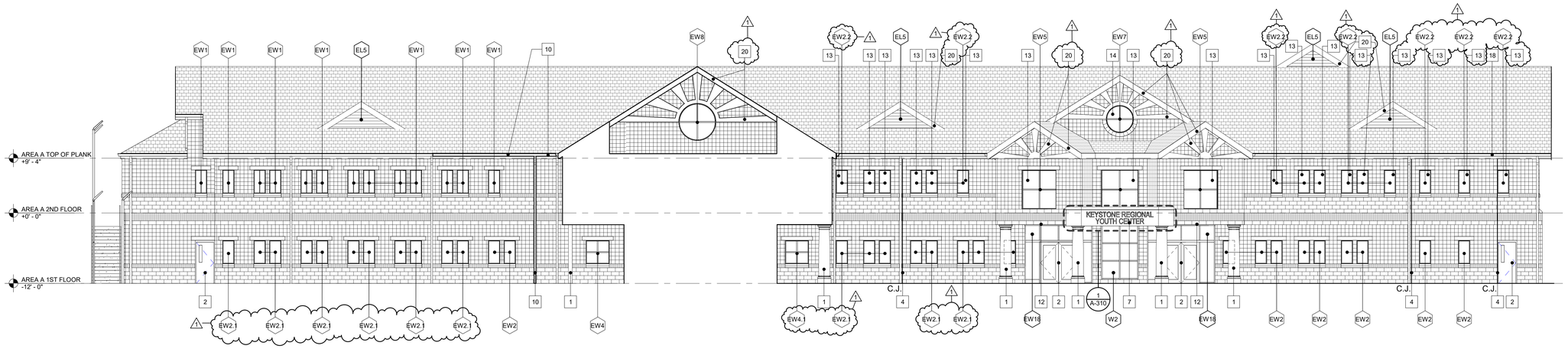
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

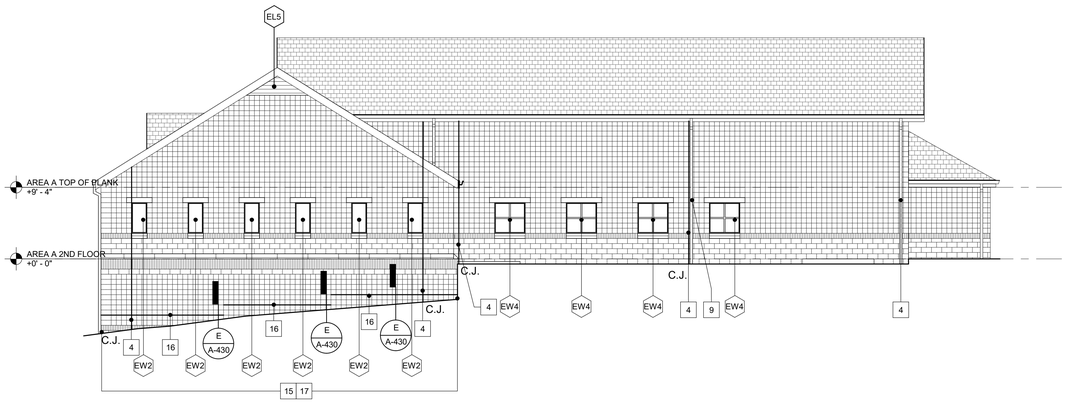
Draw: PARTIAL FIRST FLOOR REFLECTED CEILING PLAN - AREA A AND CEILING DETAILS

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-201
Drawn By: MW	Checked By: APL

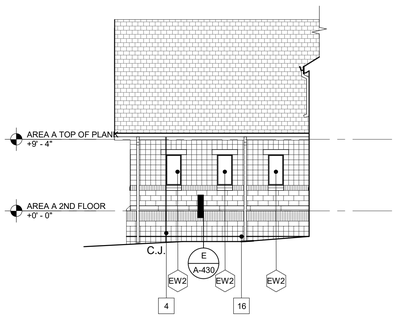
11/9/2026 2:40:08 PM



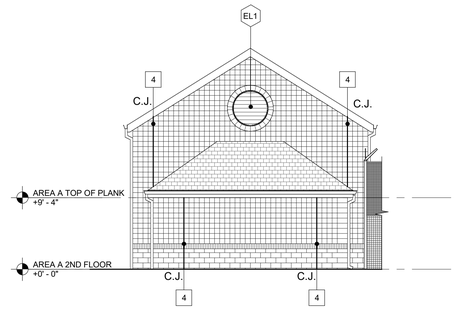
A PARTIAL SOUTH ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



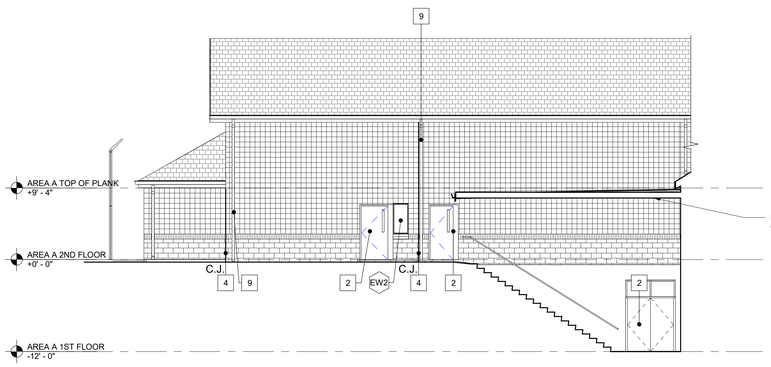
B PARTIAL EAST ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



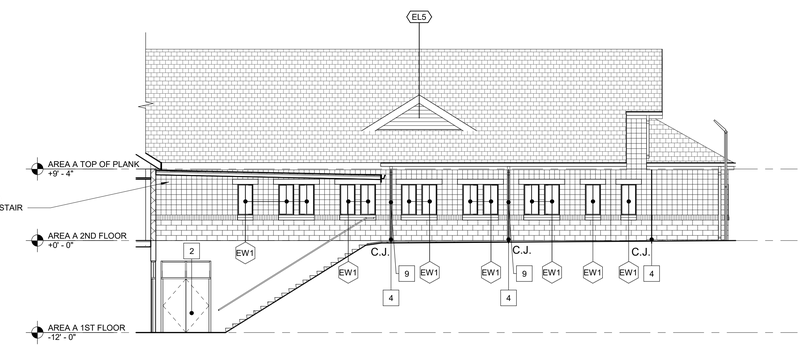
C PARTIAL NORTH ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



D PARTIAL NORTH ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



E PARTIAL WEST ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



F PARTIAL EAST ELEVATION - AREA A
SCALE: 1/8" = 1'-0"

LEGEND

C.J. CONTROL JOINT

KEYNOTE LEGEND

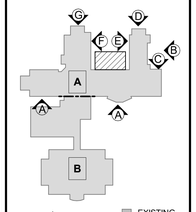
1. PAINT EXISTING COLUMN(S) IN THEIR ENTIRETY P-7.
2. PAINT AND RESEAL ALL EXISTING EXTERIOR DOOR(S) P-7.
3. CLEAN AND RESEAL EXISTING CRACK IN MASONRY.
4. REMOVE AND RESEAL EXISTING CONTROL JOINT.
5. REMOVE EXISTING WOOD TRIM AND ANCHORS IN ITS ENTIRETY. SEAL EXISTING ANCHOR AND FASTENER OPENINGS.
6. SCRAPE AND PAINT EXISTING STEEL COLUMN.
7. REMOVE EXISTING SIGNAGE AND FASCIA AND REPLACE WITH PROPOSED SIGNAGE AND FASCIA.
8. RESEAL EXISTING MASONRY OPENING WITH HYDRAULIC MASONRY PATCH.
9. EXISTING DOWNSPOUTS TO BE EXTENDED BELOW GRADE AND TIED INTO EXISTING STORM DRAINAGE. - SEE CIVIL
10. REPLACE MISSING DOWNSPOUT AND GUTTER. PROPOSED DOWNSPOUT AND GUTTER TO MATCH EXISTING.
11. REMOVE EXISTING HORIZONTAL AND VERTICAL METAL PANEL JOINT SEALANT AND RESEAL WITH HIGH PERFORMANCE SEALANT.
12. SCRAPE AND PAINT EXISTING STEEL LINTELS.
13. REMOVE EXISTING GLAZING AND REPLACE WITH GLAZING G-7-L3 AND RESEAL.
14. REMOVE EXISTING GLAZING AND REPLACE WITH SPANDREL GLAZING AND RESEAL.
15. UNCOVER AND CLEAN EXISTING MASONRY WEEP HOLES. REPLACE GRADING AS REQUIRED.
16. REMOVE EXISTING MASONRY VENEER AS REQUIRED TO INSTALL FLASHING, SALVAGE FOR REINSTALLATION. INSTALL CONTINUOUS THRU-WALL FLASHING 8" MIN. ABOVE FINAL GRADE WITH WEEP HOLES MIN. 24" O.C.
17. SEAL ALL SELF-DRILLED HOLES IN MASONRY VENEER, TYPICAL.
18. REMOVE AND REPLACE EXISTING GUTTER. PROPOSED GUTTER TO MATCH EXISTING.
19. LOCATION OF WET WALL TO BE INVESTIGATED BY THE CONTRACTOR.
20. PAINT EXISTING FASCIA AND ORNAMENTAL TRIM IN THEIR ENTIRETY P-7.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

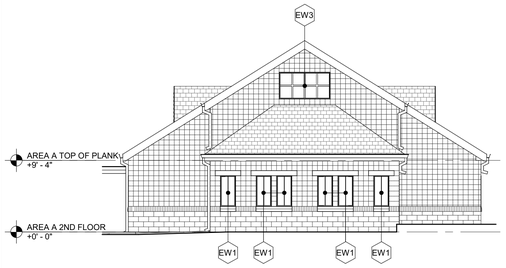
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

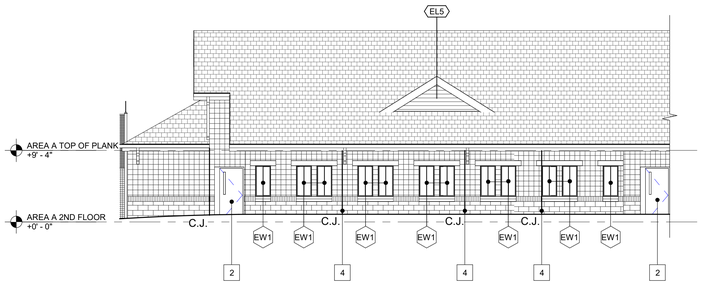
EXTERIOR ELEVATIONS - AREA A

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No. A-301
Drawn By: MSC	Checked By: APL

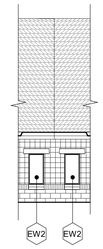
11/9/2026 2:40:16 PM



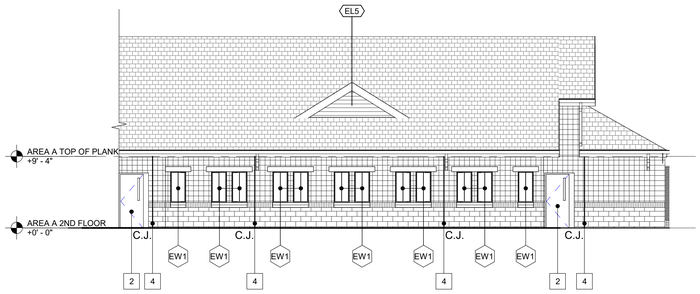
A PARTIAL NORTH ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



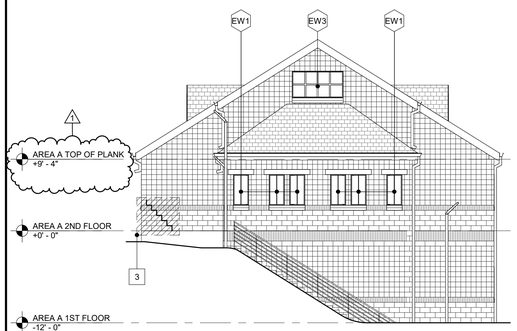
B PARTIAL WEST ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



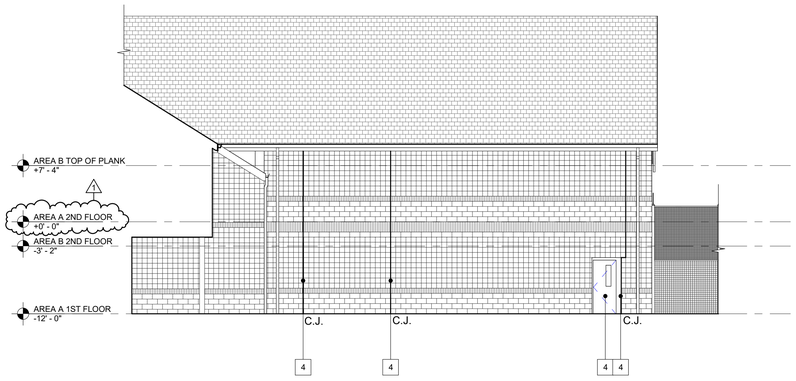
C PARTIAL NORTH ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



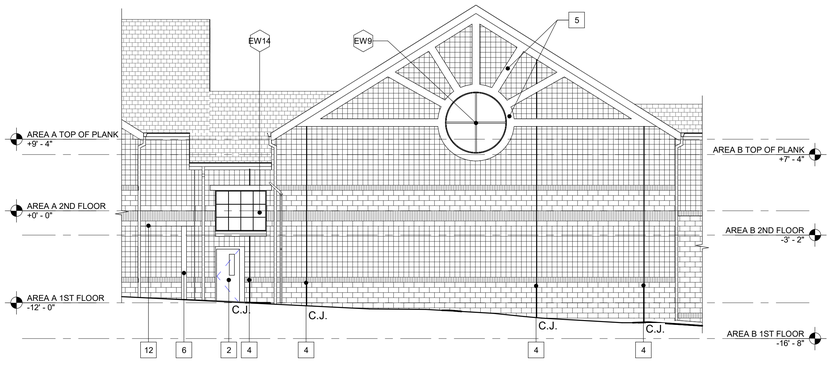
D PARTIAL NORTH ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



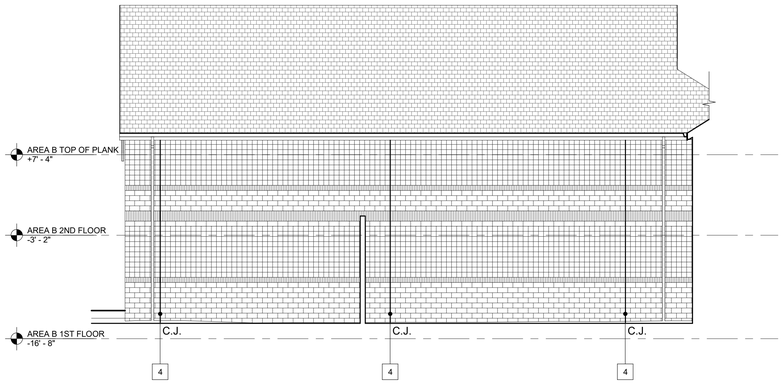
E PARTIAL WEST ELEVATION - AREA A
SCALE: 1/8" = 1'-0"



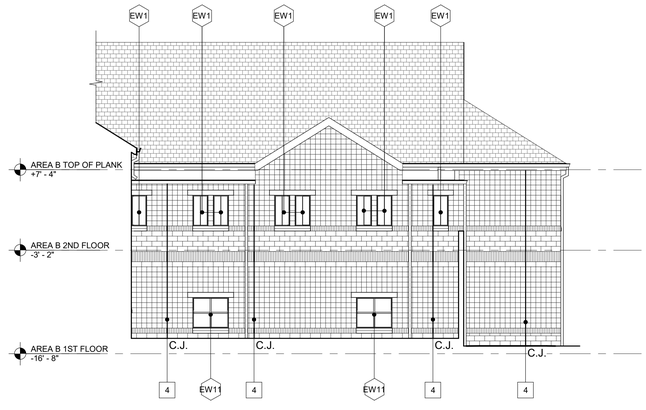
F PARTIAL NORTH ELEVATION - AREA B
SCALE: 1/8" = 1'-0"



G PARTIAL WEST ELEVATION - AREA B
SCALE: 1/8" = 1'-0"



H PARTIAL SOUTH ELEVATION - AREA B
SCALE: 1/8" = 1'-0"



J PARTIAL NORTH ELEVATION - AREA B
SCALE: 1/8" = 1'-0"

LEGEND

C.J. CONTROL JOINT

KEYNOTE LEGEND

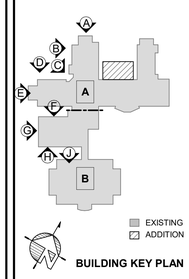
1. PAINT EXISTING COLUMN(S) IN THEIR ENTIRETY P-7.
2. PAINT AND RESEAL ALL EXISTING EXTERIOR DOOR(S) P-7.
3. CLEAN AND RESEAL EXISTING CRACK IN MASONRY.
4. REMOVE AND RESEAL EXISTING CONTROL JOINT.
5. REMOVE EXISTING WOOD TRIM AND ANCHORS IN ITS ENTIRETY. SEAL EXISTING ANCHOR AND FASTENER OPENINGS.
6. SCRAPE AND PAINT EXISTING STEEL COLUMN.
7. REMOVE EXISTING SIGNAGE AND FASCIA AND REPLACE WITH PROPOSED SIGNAGE AND FASCIA.
8. RESEAL EXISTING MASONRY OPENING WITH HYDRAULIC MASONRY PATCH.
9. EXISTING DOWNSPOUTS TO BE EXTENDED BELOW GRADE AND TIED INTO EXISTING STORM DRAINAGE. - SEE CIVIL
10. REPLACE MISSING DOWNSPOUT AND GUTTER. PROPOSED DOWNSPOUT AND GUTTER TO MATCH EXISTING.
11. REMOVE EXISTING HORIZONTAL AND VERTICAL METAL PANEL JOINT SEALANT AND RESEAL WITH HIGH PERFORMANCE SEALANT.
12. SCRAPE AND PAINT EXISTING STEEL LINTELS.
13. REMOVE EXISTING GLAZING AND REPLACE WITH GLAZING G-7-L3 AND RESEAL.
14. REMOVE EXISTING GLAZING AND REPLACE WITH SPANDREL GLAZING AND RESEAL.
15. UNCOVER AND CLEAN EXISTING MASONRY WEEP HOLES. REPLACE GRADING AS REQUIRED.
16. REMOVE EXISTING MASONRY VENEER AS REQUIRED TO INSTALL FLASHING, SALVAGE FOR REINSTALLATION. INSTALL CONTINUOUS THRU-WALL FLASHING 8" MIN. ABOVE FINAL GRADE WITH WEEP HOLES MIN. 24" O.C.
17. SEAL ALL SELF-DRILLED HOLES IN MASONRY VENEER, TYPICAL.
18. REMOVE AND REPLACE EXISTING GUTTER. PROPOSED GUTTER TO MATCH EXISTING.
19. LOCATION OF WET WALL TO BE INVESTIGATED BY THE CONTRACTOR.
20. PAINT EXISTING FASCIA AND ORNAMENTAL TRIM IN THEIR ENTIRETY P-7.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
ID: 21AC001161100 PA: AI001602; DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

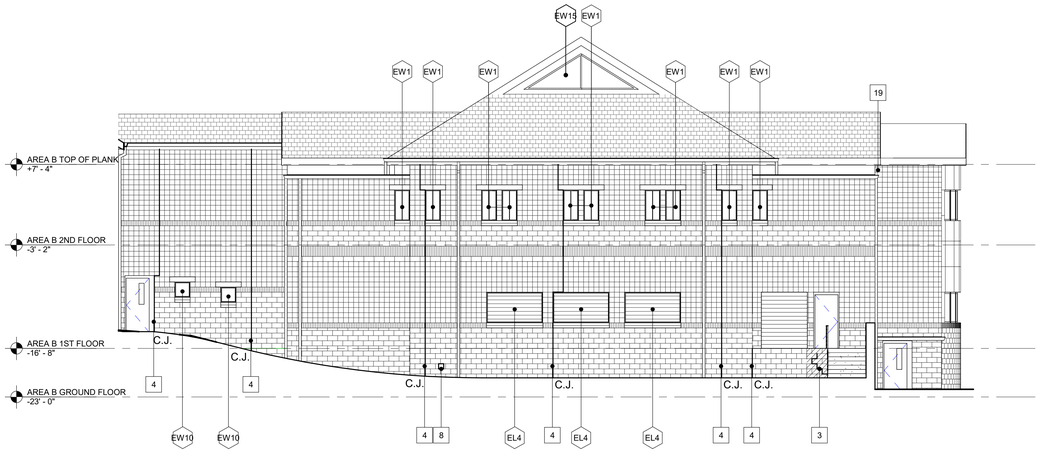
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

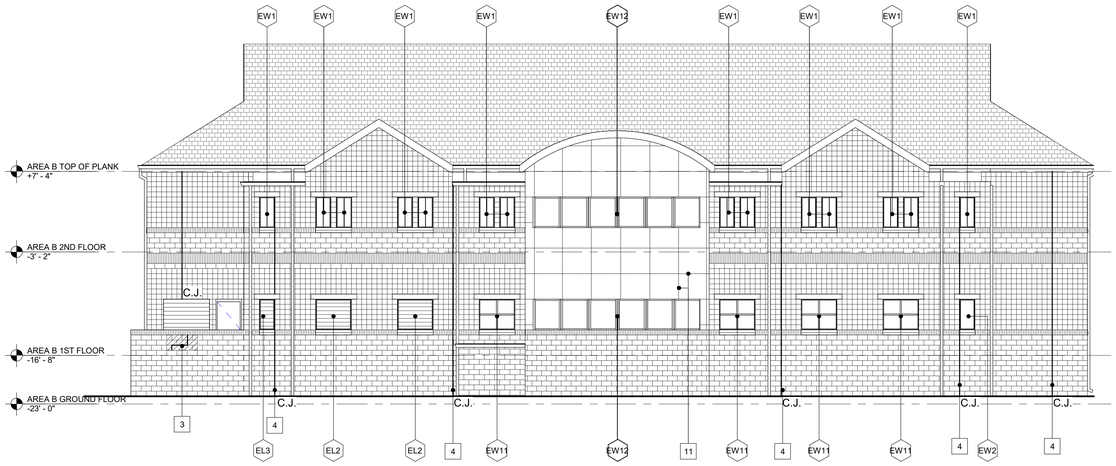
EXTERIOR ELEVATIONS - AREA A + B

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-302
Drawn By: MSC	Checked By: APL

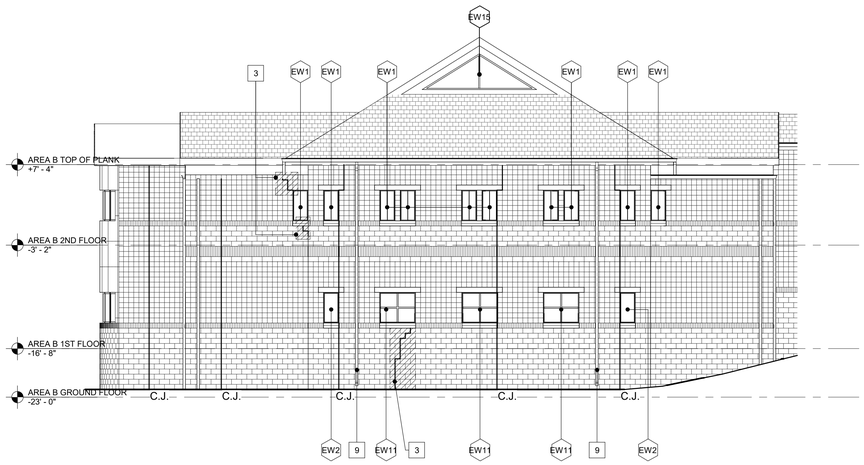
11/9/2026 2:40:22 PM



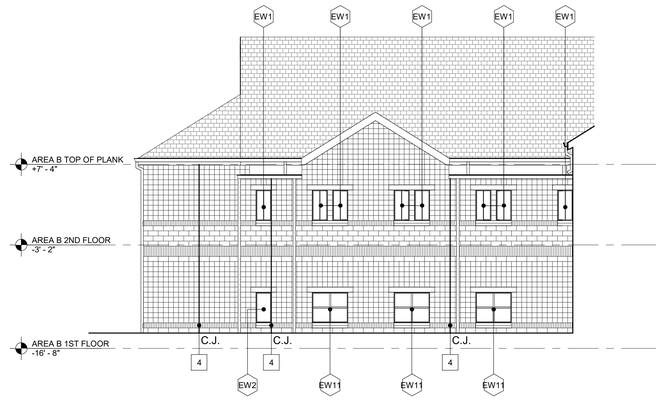
A PARTIAL WEST ELEVATION - AREA B
SCALE: 1/8" = 1'-0"



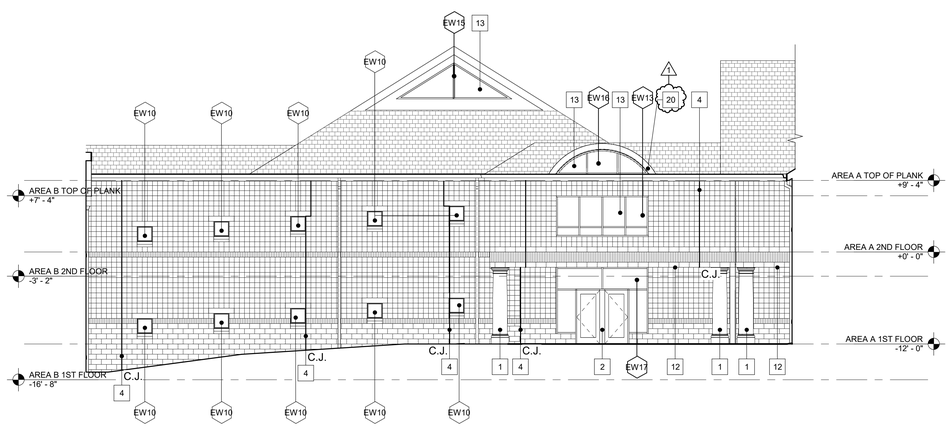
B PARTIAL SOUTH ELEVATION - AREA B
SCALE: 1/8" = 1'-0"



C PARTIAL EAST ELEVATION - AREA B
SCALE: 1/8" = 1'-0"



D PARTIAL NORTH ELEVATION - AREA B
SCALE: 1/8" = 1'-0"



E PARTIAL EAST ELEVATION - AREA B
SCALE: 1/8" = 1'-0"

LEGEND

C.J. CONTROL JOINT

KEYNOTE LEGEND

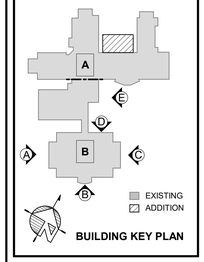
1	PAINT EXISTING COLUMN(S) IN THEIR ENTIRETY P-7.
2	PAINT AND RESEAL ALL EXISTING EXTERIOR DOOR(S) P-7.
3	CLEAN AND RESEAL EXISTING CRACK IN MASONRY.
4	REMOVE AND RESEAL EXISTING CONTROL JOINT.
5	REMOVE EXISTING WOOD TRIM AND ANCHORS IN ITS ENTIRETY. SEAL EXISTING ANCHOR AND FASTENER OPENINGS.
6	SCRAPE AND PAINT EXISTING STEEL COLUMN.
7	REMOVE EXISTING SIGNAGE AND FASCIA AND REPLACE WITH PROPOSED SIGNAGE AND FASCIA.
8	RESEAL EXISTING MASONRY OPENING WITH HYDRAULIC MASONRY PATCH.
9	EXISTING DOWNSPOUTS TO BE EXTENDED BELOW GRADE AND TIED INTO EXISTING STORM DRAINAGE. - SEE CIVIL
10	REPLACE MISSING DOWNSPOUT AND GUTTER. PROPOSED DOWNSPOUT AND GUTTER TO MATCH EXISTING.
11	REMOVE EXISTING HORIZONTAL AND VERTICAL METAL PANEL JOINT SEALANT AND RESEAL WITH HIGH PERFORMANCE SEALANT.
12	SCRAPE AND PAINT EXISTING STEEL LINTELS.
13	REMOVE EXISTING GLAZING AND REPLACE WITH GLAZING G-7-L3 AND RESEAL.
14	REMOVE EXISTING GLAZING AND REPLACE WITH SPANDREL GLAZING AND RESEAL.
15	UNCOVER AND CLEAN EXISTING MASONRY WEEP HOLES. REPLACE GRADING AS REQUIRED.
16	REMOVE EXISTING MASONRY VENEER AS REQUIRED TO INSTALL FLASHING, SALVAGE FOR REINSTALLATION. INSTALL CONTINUOUS THRU-WALL FLASHING 8" MIN. ABOVE FINAL GRADE WITH WEEP HOLES MIN. 24" O.C.
17	SEAL ALL SELF-DRILLED HOLES IN MASONRY VENEER, TYPICAL.
18	REMOVE AND REPLACE EXISTING GUTTER. PROPOSED GUTTER TO MATCH EXISTING.
19	LOCATION OF WET WALL TO BE INVESTIGATED BY THE CONTRACTOR.
20	PAINT EXISTING FASCIA AND ORNAMENTAL TRIM IN THEIR ENTIRETY P-7.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AA001602; DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

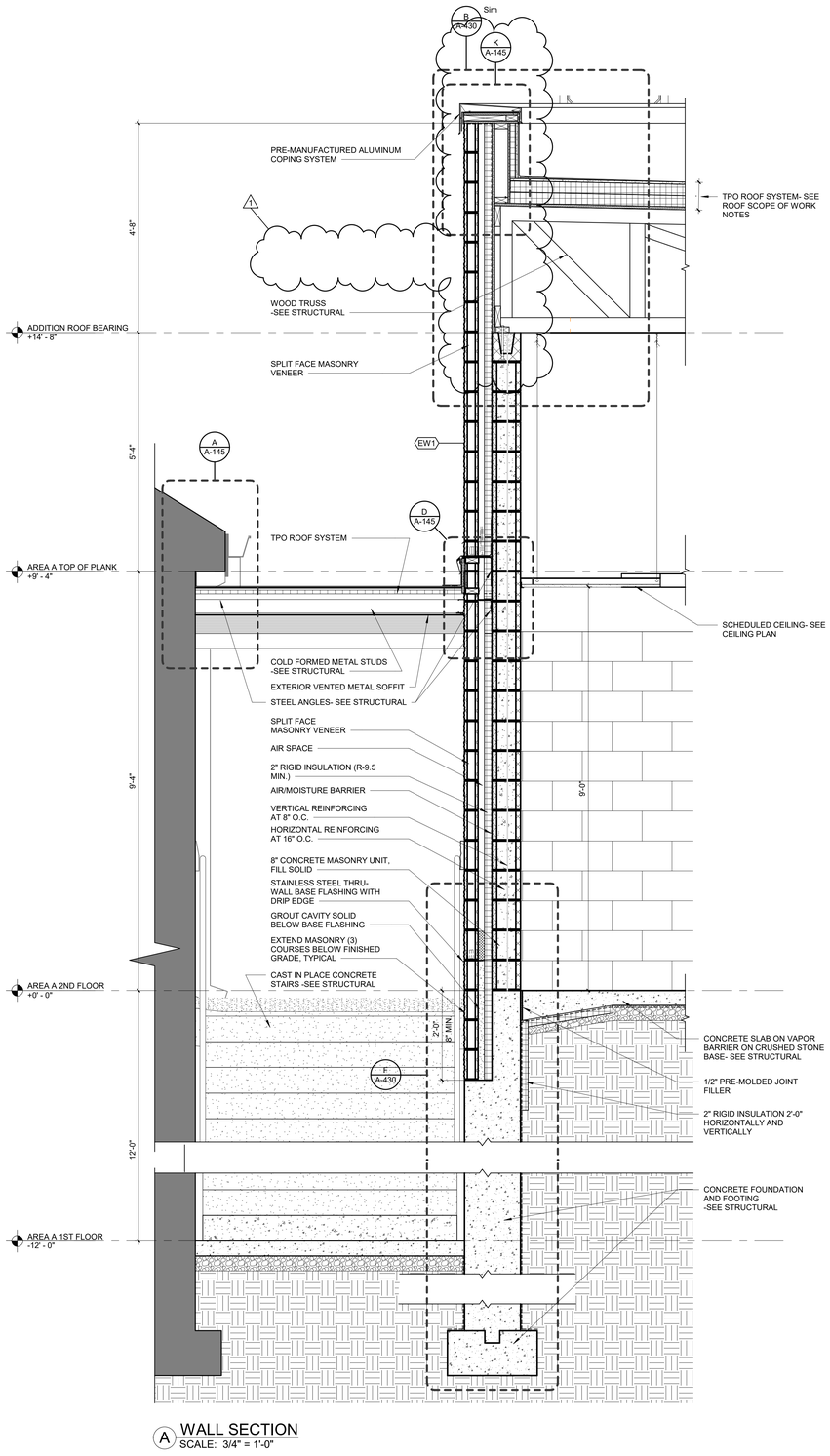
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

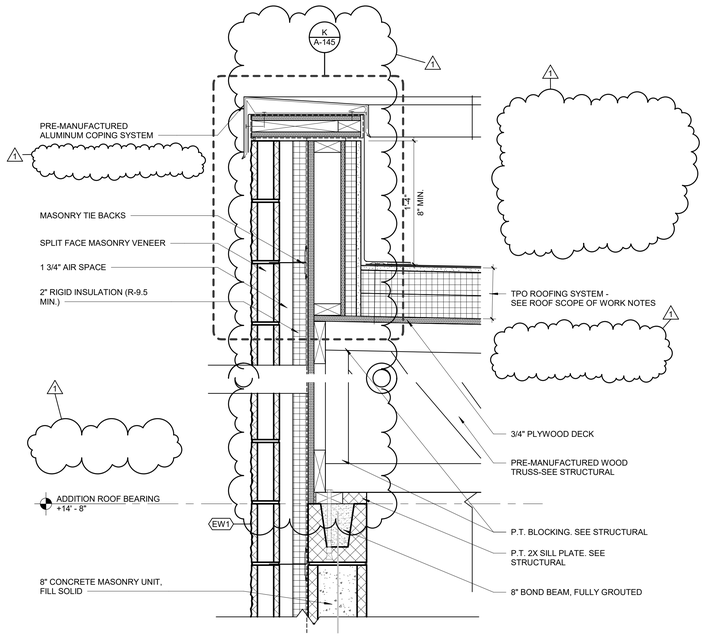
EXTERIOR ELEVATIONS - AREA B

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-303
Drawn By: MSC	Checked By: APL

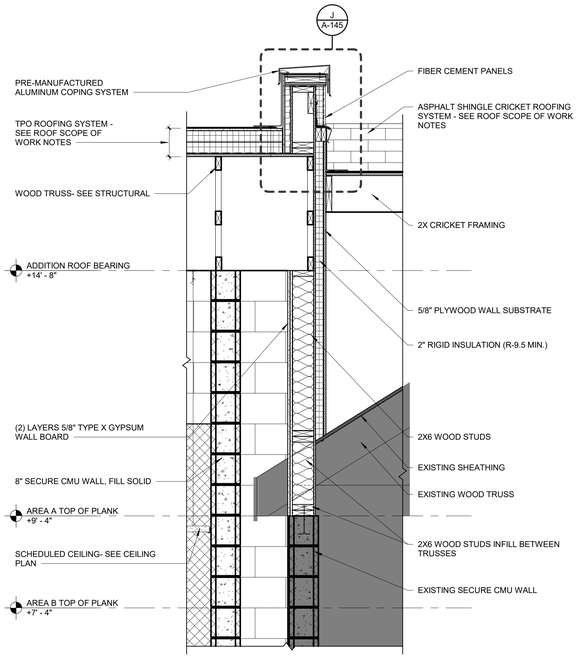
11/9/2026 2:40:27 PM



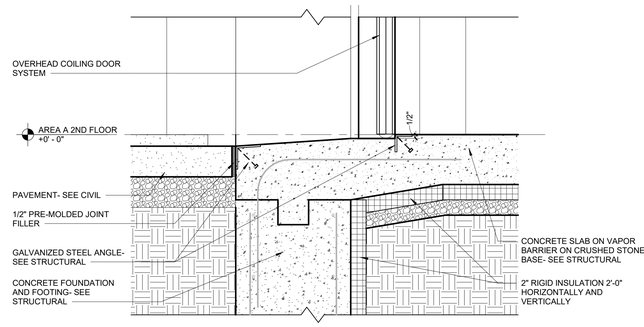
A WALL SECTION
SCALE: 3/4" = 1'-0"



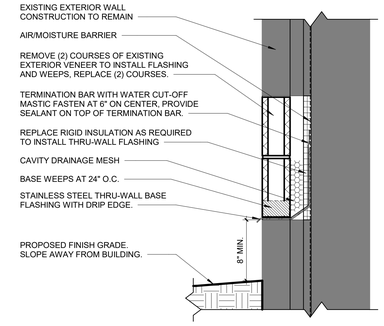
B TPO - COPING AND FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"



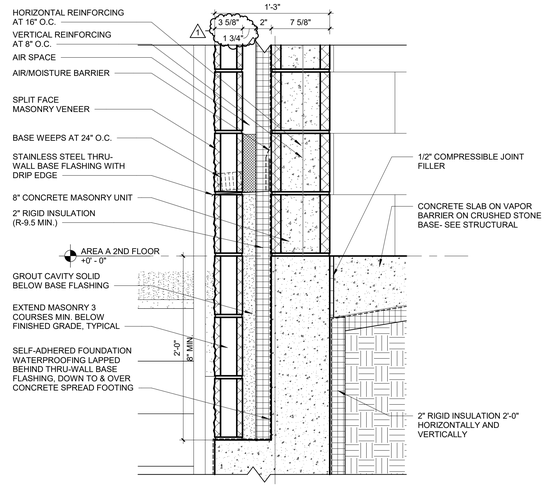
C EXTERIOR WALL/CRICKET CONNECTION FLASHING DETAIL
SCALE: 3/4" = 1'-0"



D OVERHEAD DOOR SECTION DETAIL
SCALE: 1 1/2" = 1'-0"



E THRU-WALL FLASHING DETAIL
SCALE: 1 1/2" = 1'-0"



F EXTERIOR WALL/ FOUNDATION DETAIL
SCALE: 1 1/2" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AW001602. DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

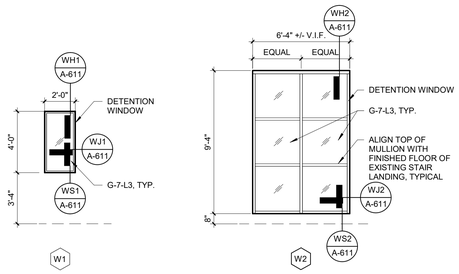
RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
WALL SECTIONS AND DETAILS

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-430
Drawn By: JR	Checked By: APL

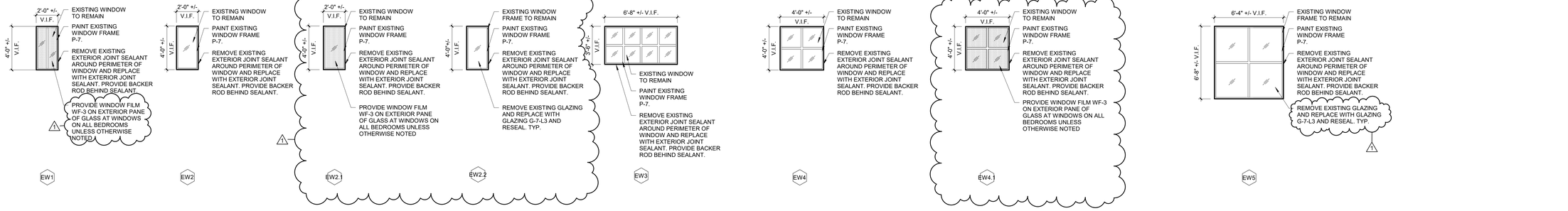
11/9/2026 2:40:31 PM

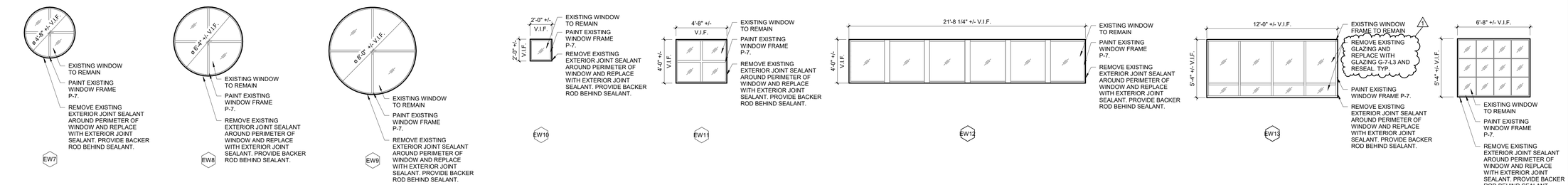


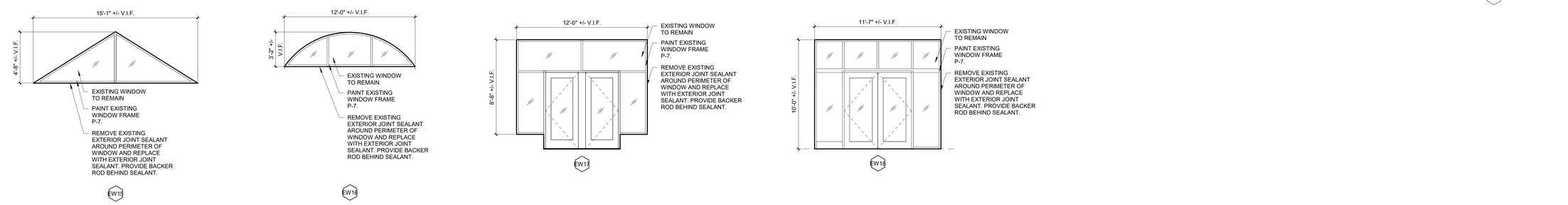
1 WINDOW ELEVATIONS
SCALE: 1/4" = 1'-0"

DOOR, WINDOW, AND BORROWED LITE GLAZING TYPES			
GLAZING TYPE	DESCRIPTION	COMMENTS	LOCATIONS
G-7-L3	1 1/8" SECURE-TEM + POLY	LEVEL 3 BALLISTICS RATING LEVEL 1 FORCED ENTRY (BEST)	EXTERIOR WINDOWS
G-7-Gr1	LEXGUARD MPC-500 1/2" LEXAN (3 PLY WITH MR SHEET)	ASTM F1233 CLASS III FORCED ENTRY / ASTM 1915 GRADE 2 FORCED ENTRY (40 MIN)	SALLYPORTS, PROPERTY STORAGE, HOLDING CELLS
P-1	LEXAN MR 10 1/2" POLYCARBONATE - MONOLITHIC ABRASION RESISTANT COATING (2 SIDES)	FORCED ENTRY	STAFF DESK
G-2	1/4" TEMPERED GLASS	--	INTERIOR NON-SECURE DOORS
IG-1	1" INSULATED GLASS/TEMPERED GLASS	--	EXTERIOR NON-SECURE DOORS AND WINDOWS

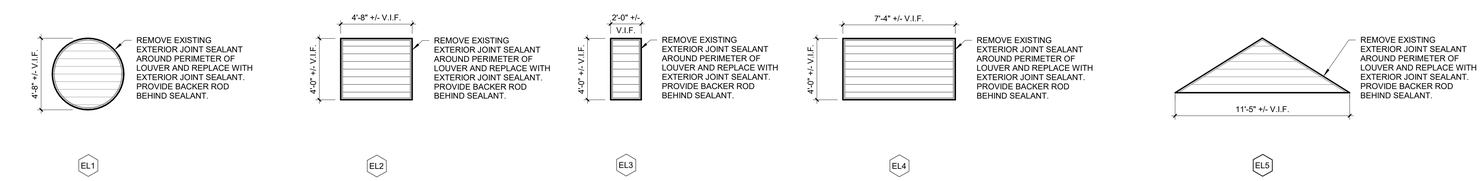
GLAZING NOTE:
PROVIDE FIRE-RATED GLASS IN DOORS AND BORROWED LITES LOCATED IN FIRE RATED WALLS THAT ARE NOT SECURITY DOORS OR OPENINGS.







2 EXISTING WINDOW ELEVATIONS
SCALE: 1/4" = 1'-0"



3 EXISTING LOUVER ELEVATIONS
SCALE: 1/4" = 1'-0"

11/9/2026 2:40:40 PM

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AW001602L DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

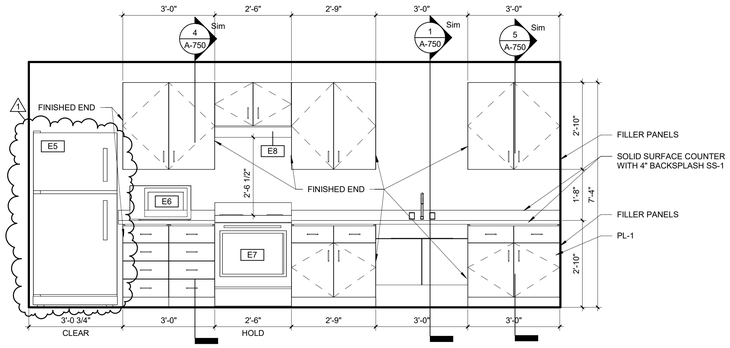
WINDOW ELEVATIONS

Scale	USA Project No.
1/4" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-610
Drawn By: MSC	Checked By: APL

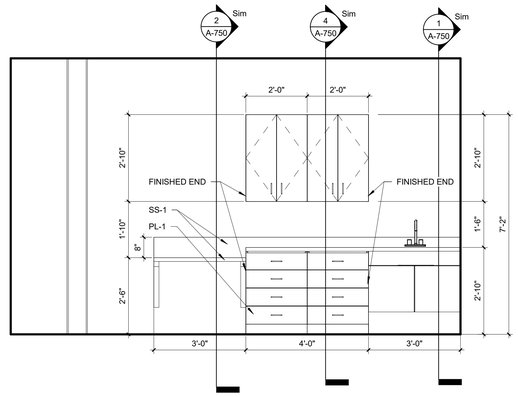
APPLIANCE KEY

E5	REFRIGERATOR
E6	MICROWAVE
E7	RANGE
E8	RANGE HOOD

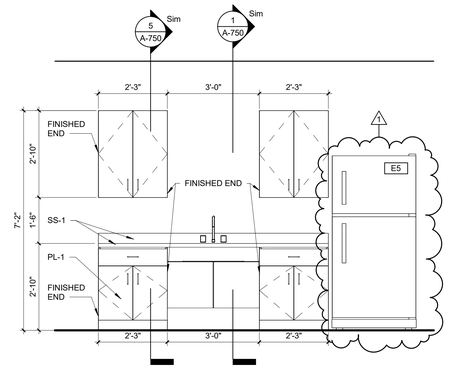
NOTE: REFER TO A-850A FOR EQUIPMENT SCHEDULE



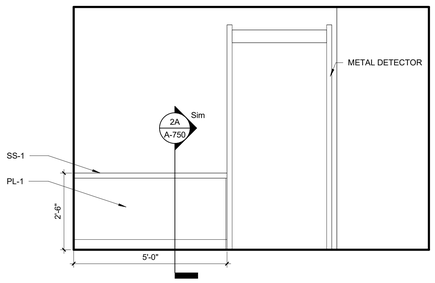
A A116 RESIDENTS KITCHEN ROOM ELEVATION
SCALE: 1/2" = 1'-0"



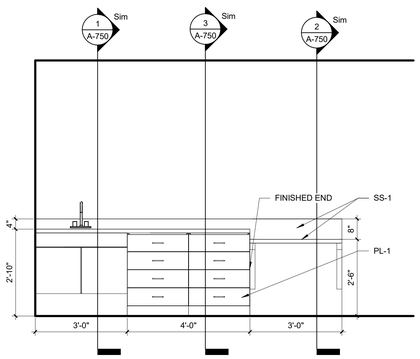
B A105 EXAM ROOM ELEVATION
SCALE: 1/2" = 1'-0"



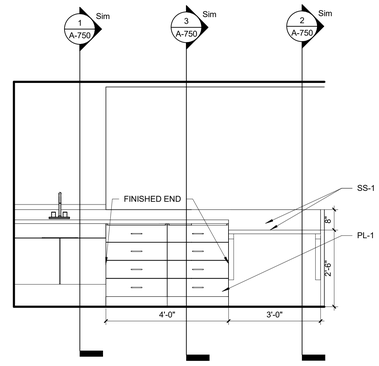
C A128 BREAK ROOM ELEVATION
SCALE: 1/2" = 1'-0"



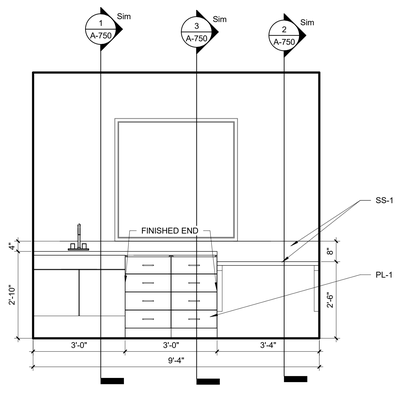
D A132 LOBBY ELEVATION
SCALE: 1/2" = 1'-0"



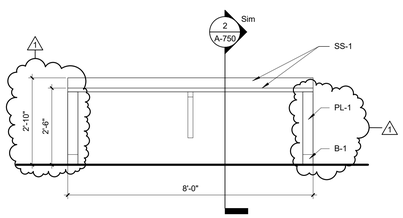
E A244 MEDICAL ROOM ELEVATION
SCALE: 1/2" = 1'-0"



F A246 TREATMENT ELEVATION
SCALE: 1/2" = 1'-0"



G A255 DENTAL ELEVATION
SCALE: 1/2" = 1'-0"



H A102 SHELTER LOBBY
SCALE: 1/2" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
ND: 21ACD0116100 PA: AX0016925 DE: 57-0009564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

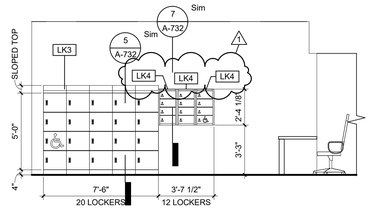
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

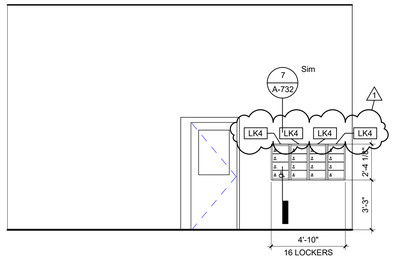
CASEWORK ELEVATIONS

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-730
Drawn By: VK/MC	Checked By: APL

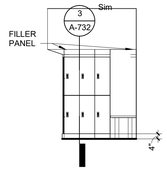
11/9/2026 2:40:44 PM



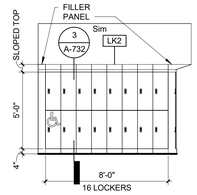
A INTERIOR ELEVATION - LOBBY A132
SCALE: 1/4" = 1'-0"



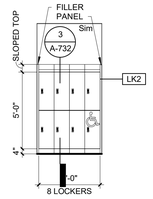
B INTERIOR ELEVATION - ROOM A272
SCALE: 1/4" = 1'-0"



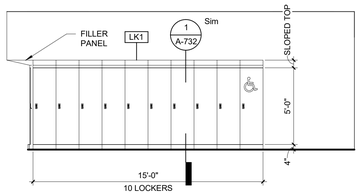
C INTERIOR ELEVATION - ROOM A126
SCALE: 1/4" = 1'-0"



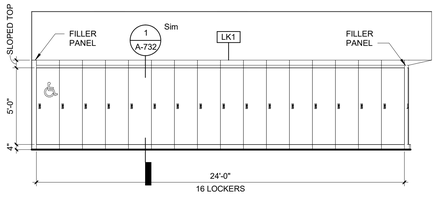
D INTERIOR ELEVATION - ROOM A126
SCALE: 1/4" = 1'-0"



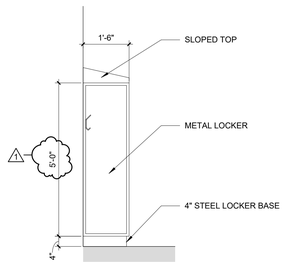
E INTERIOR ELEVATION - ROOM A124
SCALE: 1/4" = 1'-0"



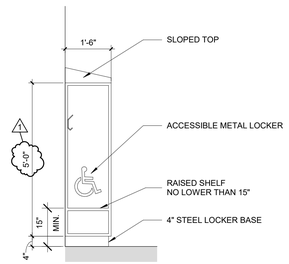
F INTERIOR ELEVATION - ROOM A128
SCALE: 1/4" = 1'-0"



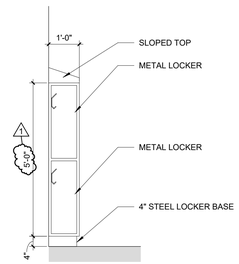
G INTERIOR ELEVATION - ROOM A128
SCALE: 1/4" = 1'-0"



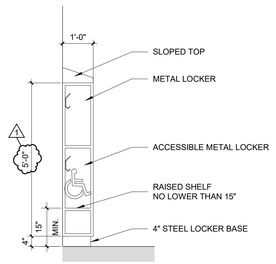
1 LOCKER DETAIL LK1
SCALE: 1/2" = 1'-0"



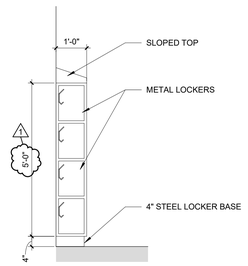
2 LOCKER DETAIL LK1 ACCESSIBLE
SCALE: 1/2" = 1'-0"



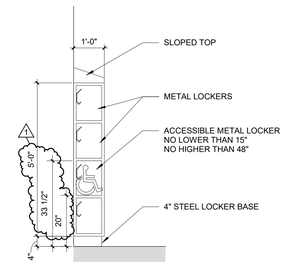
3 LOCKER DETAIL LK2
SCALE: 1/2" = 1'-0"



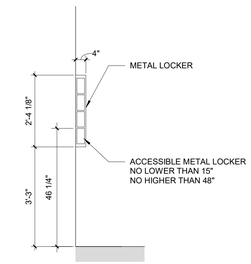
4 LOCKER DETAIL LK2 ACCESSIBLE
SCALE: 1/2" = 1'-0"



5 LOCKER DETAIL LK3
SCALE: 1/2" = 1'-0"



6 LOCKER DETAIL LK3 ACCESSIBLE
SCALE: 1/2" = 1'-0"



7 LOCKER DETAIL LK4
SCALE: 1/2" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001602L DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

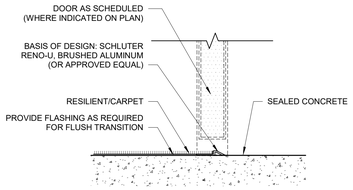
RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
LOCKER ELEVATIONS + DETAILS

Scale: As indicated	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-732
Drawn By: MSC	Checked By: APL

11/9/2026 2:40:48 PM



NOTE: CHANGE IN FLOOR LEVELS NOT TO EXCEED 1/4"

1 CARPET/RESILIENT TO CONCRETE
SCALE: 3" = 1'-0"

FINISH MATERIAL SCHEDULE - BASIS OF DESIGN

TAG	FINISH	MANUFACTURER	STYLE	COLOR	SIZE	COMMENTS
	PAINT					
P-1	PAINT	BENJAMIN MOORE	REFER TO SPECIFICATIONS	706 CEDAR MOUNTAINS	--	INTERIOR DOORS + FRAMES, INTERIOR WINDOW FRAMES
P-2	PAINT	BENJAMIN MOORE	REFER TO SPECIFICATIONS	OC-23 CLASSIC GRAY	--	GENERAL COLOR
P-3	PAINT	BENJAMIN MOORE	REFER TO SPECIFICATIONS	CSP-940 SUNDRESS	--	ACCENT COLOR - DAYROOMS
P-4	PAINT	BENJAMIN MOORE	REFER TO SPECIFICATIONS	2117-60 WINTER GRAY	--	ACCENT COLOR- CLASSROOMS
P-5	PAINT	BENJAMIN MOORE	REFER TO SPECIFICATIONS	2110-40 SEASIDE SAND	--	ACCENT COLOR - DORM/BEDROOMS
P-6	PAINT	BENJAMIN MOORE	REFER TO SPECIFICATIONS	OC-65 CHANTILLY LACE	--	ALL NEW + EXISTING GYP CEILINGS
P-7	PAINT	BENJAMIN MOORE	REFER TO SPECIFICATIONS	2116-10 NIGHT SHADE	--	EXTERIOR DOORS + FRAMES, EXTERIOR WINDOW FRAMES
PC	PAINT (+SEAL)	BENJAMIN MOORE	REFER TO SPECIFICATIONS	706 CEDAR MOUNTAINS	--	FLOOR
	CARPET					
C-1	CARPET - TILE	TARKETT	11907 AFTERMATH III SD	23527 TOMORROWLAND	24" x 24"	ADMINISTRATION AREAS
	WALK-OFF MAT					
WOF-1	WALK-OFF INSERT	CS	PEDIMAT M1	MONOTUFT HD - 9325 GRAPHITE	48" x 78	NEW INSERT FOR EXISTING RECESS
	RESILIENT FLOORING					
LVT-1	LUXURY VINYL TILE	TARKETT	POWE COLOR WEAVE	C163 PEWTER	18"x18"	
RT-1	RUBBER TILE	TARKETT	SOILD COLOR RAISED CIRCLES	GRAY	24" x 24"	
STR	RUBBER STAIR TREAD	TARKETT	SOILD COLOR RAISED CIRCLES	GRAY		
	RESINEOUS FINISH					
FAF-1	FLUID APPLIED FLOOR	KEY RESIN	REFER TO SPECIFICATIONS	MATCH BENJAMIN MOORE 706 CEDAR MOUNTAINS		SHOWER FLOOR
FAF-2	FLUID APPLIED FLOOR	KEY RESIN	REFER TO SPECIFICATIONS	STANDARD COLOR 1/8" FLAKE		KITCHEN
FAW-1	FLUID APPLIED WALL	KEY RESIN	REFER TO SPECIFICATIONS	MATCH BENJAMIN MOORE OC-23 CLASSIC GRAY		SHOWER WALLS
	RESILIENT ATHLETIC FLOOR					
RAF-1	ATHLETIC FLOORING	TARKETT SPORT	REFER TO SPECIFICATIONS	GRASS GREEN 93/YELLOW 95	--	
	WALL BASE					
B-1	RESILIENT BASE	ROPPE	PINNACLE RUBBER COVE	114 LUNAR DUST	4"H	ADMINISTRATION AREAS
B-2	RESILIENT BASE	ROPPE	PINNACLE RUBBER COVE	682 EVERGREEN	4"H	
	MILLWORK					
PL-1	PLASTIC LAMINATE	WILSONART	STANDARD LAMINATE, FINE VELVET FINISH	NORWEGIAN ASH 8241-38	--	
SS-1	SOLID SURFACE - RESIN	FORMICA	SOLID SURFACE RESIN	416 LUNA PEWTER	--	
	MISCELLANEOUS					
AWP-1	ACOUSTIC WALL PANEL	CARDINAL ACOUSTICS	REFER TO SPECIFICATIONS	FACTORY MATCH BENJAMIN MOORE 1076 CAPILANO BRIDGE		
AWP-2	ACOUSTIC WALL PANEL	CARDINAL ACOUSTICS	REFER TO SPECIFICATIONS	FACTORY MATCH BENJAMIN MOORE CSP-940 SUNDRESS		
ETR	EXISTING TO REMAIN	EXISTING TO REMAIN	EXISTING TO REMAIN	EXISTING TO REMAIN	--	
SC	SEALED CONCRETE	GENERAL CONTRACTOR	SEALED WITH SLIP ADDITIVE	NATURAL	--	
WF-1	WINDOW FILM	3M	DI-NOC ARCHTECTURAL FILM	PS-002AR, ABRASION RESISTANT OPAQUE FILM	--	
WF-2	WINDOW FILM	3M	MIRROR 2MIL		--	
WF-3	WINDOW FILM	3M	FASARA MATTE CRYSTAL X2, SH2MACRX2		--	
WP-1	WALL PADS	ALTRO	PURAGUARD	SALT W139	--	
WT-1	WINDOW TREATMENT	INPRO	REFER TO SPECIFICATIONS	353-84 LIGHT GREY, 3% OPEN	--	SECURITY SHADES
WT-2	WINDOW TREATMENT	INPRO	REFER TO SPECIFICATIONS	353-84 LIGHT GREY, 3% OPEN	--	COMMERCIAL SHADES

FINISH LEGEND

ROOM FINISH TAG

Room name

Room #	Base
Floor	Wall

SELECTIVE NOTE

#

MATERIAL CHANGE/ FINISH TRANSITION

EXISTING FINISHES TO REMAIN

GENERAL FINISH NOTES

1. REFER TO REFLECTED CEILING PLAN FOR CEILING TYPES, HEIGHTS, AND FINISHES.
2. ALL SOFFITS AND CEILINGS WHICH ARE NOT WOOD OR ACOUSTIC PANELS SHALL BE PAINTED UNLESS NOTED OTHERWISE.
3. EXPOSED CEILINGS SHALL BE PAINTED, INCLUDING DECK, STRUCTURE, DUCTWORK, CONDUIT, PIPING, ETC.
4. ALL UNFINISHED MATERIALS, GRILLES, REGISTERS, COLUMNS ETC., SHALL BE PAINTED TO MATCH ADJACENT WALLS. MATERIALS WITH NATURAL FINISH (I.E. ANODIZED ALUMINUM, CHROME, BRASS, ETC.) SHALL BE LEFT IN THE NATURAL FINISH, UNLESS NOTED OTHERWISE.
5. UNLESS FACTORY FINISHED, OR OTHERWISE SPECIFICALLY NOTED ON THE CONSTRUCTION DOCUMENTS, ALL EXPOSED SURFACES (BOTH INTERIOR & EXTERIOR OF THE BUILDING) SHALL BE PAINTED/COATED IN COLORS AND TEXTURES AS SELECTED BY THE ARCHITECT/OWNER. NO SURFACES ARE TO BE LEFT UNFINISHED.

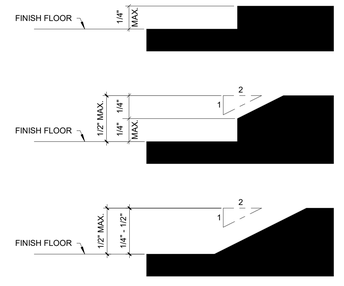
5A. IN ALL CASES, IF ANY FINISH TAG IS LEFT BLANK, CONTRACTOR SHALL CONTACT ARCHITECT FOR COLOR/FINISH SELECTION.

6. UNLESS NOTED OTHERWISE PAINT FINISHES SHALL BE AS FOLLOWS:
   A. EXPOSED CEILINGS + STRUCTURE = FLAT FINISH
   B. GYPSUM BOARD CEILINGS + SOFFITS = FLAT FINISH
   C. GYPSUM BOARD WALLS = EGGSHELL FINISH
   D. CMU/CONCRETE = SEMI-GLOSS FINISH
   E. WOOD = SEMI-GLOSS FINISH
   F. METAL = SEMI-GLOSS FINISH
7. ALL TRIM + DOOR FRAMES SHALL BE PAINTED TO MATCH ADJACENT WALL, SEMI-GLOSS FINISH UNLESS NOTED OTHERWISE.
8. WINDOW TREATMENTS SHALL BE FULL HEIGHT AND WIDTH OF OPENING WHERE INDICATED ON FINISH PLANS.
9. CLOSETS AND STORAGE ROOMS SHALL RECEIVE SAME FINISHES AS ADJACENT ROOM UNLESS NOTED OTHERWISE.
10. ALL JANITOR CLOSETS SHALL RECEIVE WP-1 WALLS AND SC FLOOR.
11. ALL ELECTRICAL CLOSETS AND IT ROOMS SHALL RECEIVE SC FLOOR AND P-2 WALLS, UNLESS NOTED OTHERWISE. ⚠1
12. PROVIDE FLOORING TRANSITIONS AT ALL CHANGES IN FLOORING MATERIAL.
13. ACCENT WALL COLORS SHALL RUN FROM INSIDE CORNER TO INSIDE CORNER WHERE INDICATED ON FINISH PLANS. FINISH REMAINING WALLS AS INDICATED BY ROOM FINISH TAG.
14. GENERAL CONTRACTOR TO PATCH AND REPAIR ALL EXISTING HOLES IN FLOORS, WALLS, CEILINGS, ETC. THROUGHOUT THE EXISTING BUILDING. COORDINATE REPAIR WITH FINISH DRAWINGS.

SELECTIVE FINISH PLAN NOTES

1. FLUID APPLIED FLOOR WITH 6" HIGH INTEGRAL BASE, WP-1 ABOVE.
2. REFER TO INTERIOR ELEVATIONS FOR ACCENT PAINT LOCATIONS AND ACOUSTIC PANELS.
3. PC AT FLOOR, P-2 AT WALLS, FAF-1 AT SHOWER FLOOR, FAW-1 AT SHOWER WALLS
4. PAINT EXISTING WALL PANELS P-3. PAINT CEILING + STRUCTURE P-2. REMOVE WALL PANELS, CLEAN ALL SURFACES PRIOR TO PAINTING.
5. PATCH VOIDS IN ACOUSTIC WALL PANELS CREATED BY RELOCATION OF BASKETBALL HOOPS. PAINT P-3.
6. OWNER TO PROVIDE PROTECTIVE FLOOR MATTS UNDER ALL ADDED FITNESS EQUIPMENT AS REQUIRED TO PREVENT DAMAGE.
7. WINDOW FILM WF-2 SHALL BE APPLIED TO ALL GLAZING AT DOORS AND WINDOWS.
8. PROVIDE 48"Wx24"H AWP-1 AT ENTIRE PERIMETER. BOTTOM OF AWP AT 7'-10" A.F.F.
10. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT. IF DETERMINED TO REPLACE, LANDING TILES SHALL BE RT-1, TREADS SHALL BE STR. ⚠1

CHANGES IN FLOOR LEVEL



GENERAL NOTE:
LEVEL CHANGES IN EXCESS OF 1/2" SHALL MEET SLOPE REQUIREMENTS FOR A RAMP

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AI0016021 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
FINISH SCHEDULE, NOTES + DETAILS

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-800
Drawn By: MML	Checked By: APL

11/9/2026 2:40:50 PM

FINISH LEGEND

ROOM FINISH TAG

Room name

Room #	Base
Floor	Wall

SELECTIVE NOTE

#

MATERIAL CHANGE/ FINISH TRANSITION

EXISTING FINISHES TO REMAIN

SELECTIVE FINISH PLAN NOTES

1. FLUID APPLIED FLOOR WITH 6" HIGH INTEGRAL BASE, WP-1 ABOVE.
2. REFER TO INTERIOR ELEVATIONS FOR ACCENT PAINT LOCATIONS AND ACOUSTIC PANELS.
3. PC AT FLOOR, P-2 AT WALLS, FAF-1 AT SHOWER FLOOR, FAW-1 AT SHOWER WALLS
4. PAINT EXISTING WALL PANELS P-3. PAINT CEILING + STRUCTURE P-2. REMOVE WALL PANELS, CLEAN ALL SURFACES PRIOR TO PAINTING.
5. PATCH VOIDS IN ACOUSTIC WALL PANELS CREATED BY RELOCATION OF BASKETBALL HOOPS. PAINT P-3.
6. OWNER TO PROVIDE PROTECTIVE FLOOR MATTS UNDER ALL ADDED FITNESS EQUIPMENT AS REQUIRED TO PREVENT DAMAGE.
7. WINDOW FILM WF-2 SHALL BE APPLIED TO ALL GLAZING AT DOORS AND WINDOWS.
8. PROVIDE 48"Wx24"H AWP-1 AT ENTIRE PERIMETER. BOTTOM OF AWP AT 7'-10" A.F.F.
10. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT. IF DETERMINED TO REPLACE, LANDING TILES SHALL BE RT-1, TREADS SHALL BE STR.

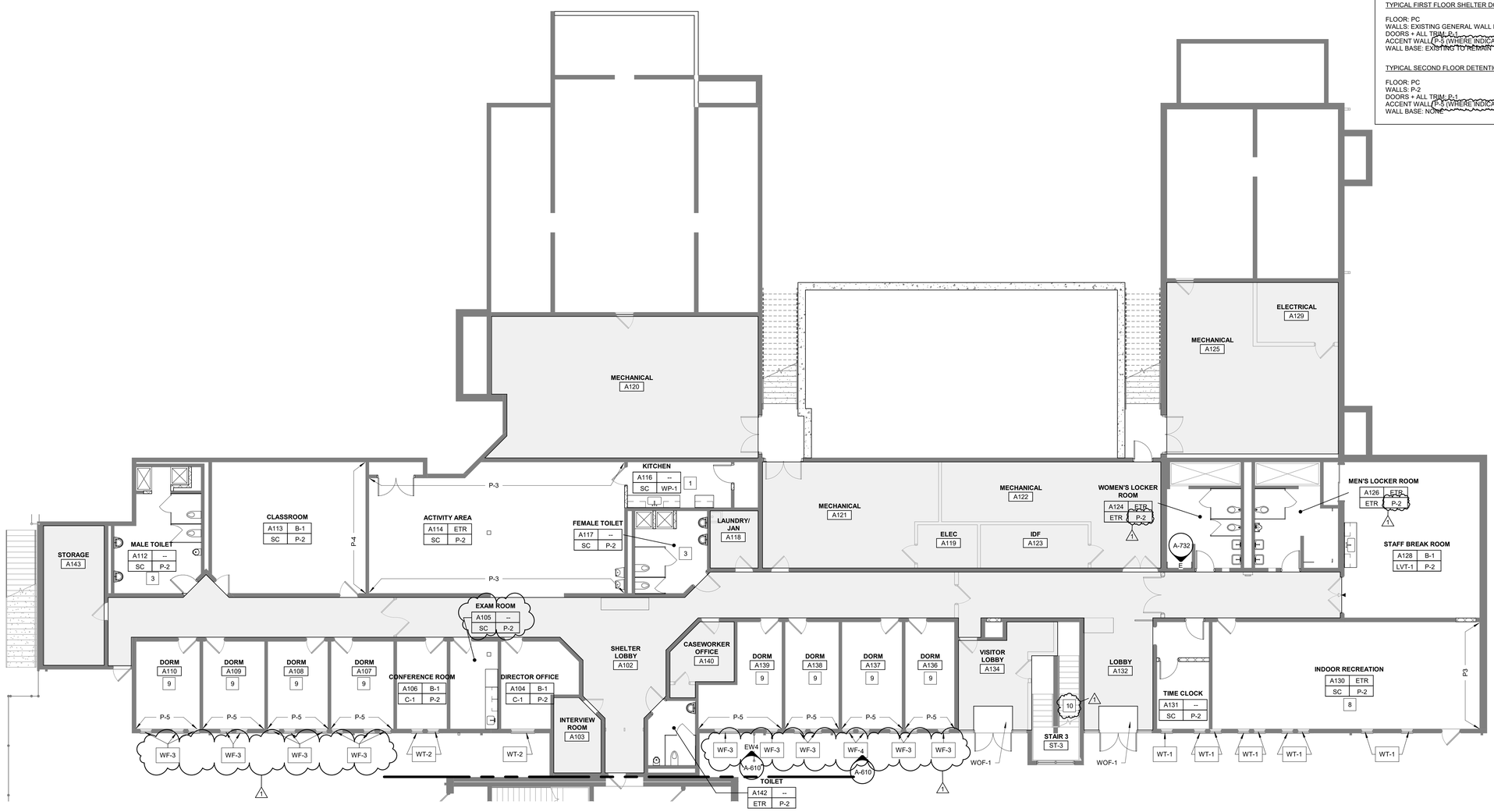
DORM AND BEDROOM TYPICAL FINISH NOTES

TYPICAL FIRST FLOOR SHELTER DORM FINISHES UNLESS NOTED OTHERWISE:

FLOOR: PC
WALLS: EXISTING GENERAL WALL PAINT TO REMAIN
DOORS + ALL TRIM: P-1
ACCENT WALL: P-3 (WHERE INDICATED ON FINISH PLAN) 1
WALL BASE: EXISTING TO REMAIN

TYPICAL SECOND FLOOR DETENTION BEDROOM FINISHES UNLESS NOTED OTHERWISE:

FLOOR: PC
WALLS: P-2
DOORS + ALL TRIM: P-1
ACCENT WALL: P-3 (WHERE INDICATED ON FINISH PLAN) 1
WALL BASE: NONE



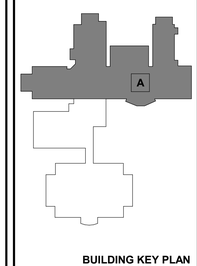
1 PARTIAL FIRST FLOOR FINISH PLAN - AREA A
SCALE: 1/8" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001692L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

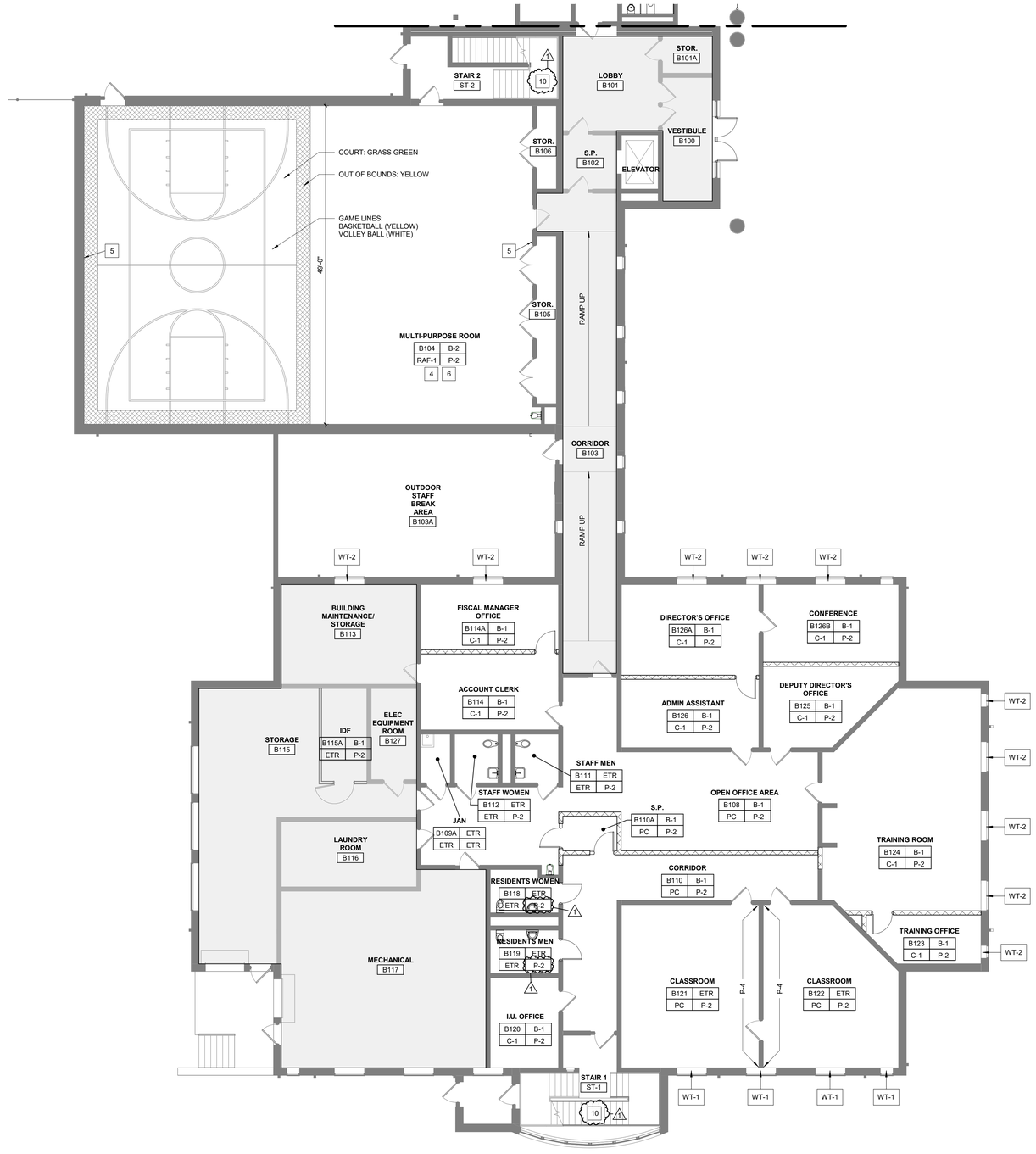
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL FIRST FLOOR FINISH PLAN - AREA A

Scale	USA Project No.
1/8" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-801
Drawn By: MML	Checked By: APL

11/10/2026 10:38:16 AM



1 PARTIAL FIRST FLOOR FINISH PLAN - AREA B
SCALE: 1/8" = 1'-0"

FINISH LEGEND

ROOM FINISH TAG

Room name

Room #	Base
Floor	Wall

SELECTIVE NOTE #

MATERIAL CHANGE/ FINISH TRANSITION

EXISTING FINISHES TO REMAIN

SELECTIVE FINISH PLAN NOTES

1. FLUID APPLIED FLOOR WITH 6" HIGH INTEGRAL BASE, WP-1 ABOVE.
2. REFER TO INTERIOR ELEVATIONS FOR ACCENT PAINT LOCATIONS AND ACOUSTIC PANELS.
3. PC AT FLOOR, P-2 AT WALLS, FAF-1 AT SHOWER FLOOR, FAW-1 AT SHOWER WALLS
4. PAINT EXISTING WALL PANELS P-3. PAINT CEILING + STRUCTURE P-2. REMOVE WALL PANELS, CLEAN ALL SURFACES PRIOR TO PAINTING.
5. PATCH VOIDS IN ACOUSTIC WALL PANELS CREATED BY RELOCATION OF BASKETBALL HOOPS. PAINT P-3.
6. OWNER TO PROVIDE PROTECTIVE FLOOR MATTS UNDER ALL ADDED FITNESS EQUIPMENT AS REQUIRED TO PREVENT DAMAGE.
7. WINDOW FILM WF-2 SHALL BE APPLIED TO ALL GLAZING AT DOORS AND WINDOWS.
8. PROVIDE 48"Wx24"H AWP-1 AT ENTIRE PERIMETER. BOTTOM OF AWP AT 7'-10" A.F.F.
10. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT. IF DETERMINED TO REPLACE, LANDING TILES SHALL BE RT-1. TREADS SHALL BE STR.

DORM AND BEDROOM TYPICAL FINISH NOTES

TYPICAL FIRST FLOOR SHELTER DORM FINISHES UNLESS NOTED OTHERWISE:

FLOOR: PC
WALLS: EXISTING GENERAL WALL PAINT TO REMAIN
DOORS + ALL TRIM: P-1
ACCENT WALLS: P-3 (WHERE INDICATED ON FINISH PLAN)
WALL BASE: EXISTING TO REMAIN

TYPICAL SECOND FLOOR DETENTION BEDROOM FINISHES UNLESS NOTED OTHERWISE:

FLOOR: PC
WALLS: P-2
DOORS + ALL TRIM: P-1
ACCENT WALLS: P-3 (WHERE INDICATED ON FINISH PLAN)
WALL BASE: NONE

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

B

BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001602L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION
TO THE
KEYSTONE REGIONAL YOUTH CENTER
FOR
THE COUNTY OF BERKS
1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL FIRST FLOOR FINISH PLAN - AREA B

Scale	USA Project No.
1/8" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No. A-802
Drawn By: MML	Checked By: APL

11/10/2026 10:38:18 AM

FINISH LEGEND

ROOM FINISH TAG

Room name

Room #	Base
Floor	Wall

SELECTIVE NOTE

#

EXISTING FINISHES TO REMAIN

MATERIAL CHANGE/ FINISH TRANSITION

SELECTIVE FINISH PLAN NOTES

1. FLUID APPLIED FLOOR WITH 6" HIGH INTEGRAL BASE, WP-1 ABOVE.
2. REFER TO INTERIOR ELEVATIONS FOR ACCENT PAINT LOCATIONS AND ACOUSTIC PANELS.
3. PC AT FLOOR, P-2 AT WALLS, FAF-1 AT SHOWER FLOOR, FAW-1 AT SHOWER WALLS
4. PAINT EXISTING WALL PANELS P-3. PAINT CEILING + STRUCTURE P-2. REMOVE WALL PANELS, CLEAN ALL SURFACES PRIOR TO PAINTING.
5. PATCH VOIDS IN ACOUSTIC WALL PANELS CREATED BY RELOCATION OF BASKETBALL HOOPS. PAINT P-3.
6. OWNER TO PROVIDE PROTECTIVE FLOOR MATTS UNDER ALL ADDED FITNESS EQUIPMENT AS REQUIRED TO PREVENT DAMAGE.
7. WINDOW FILM WF-2 SHALL BE APPLIED TO ALL GLAZING AT DOORS AND WINDOWS.
8. PROVIDE 48"Wx24"H AWP-1 AT ENTIRE PERIMETER. BOTTOM OF AWP AT 7'-10" A.F.F.
10. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT. IF DETERMINED TO REPLACE, LANDING TILES SHALL BE RT-1, TREADS SHALL BE STR.

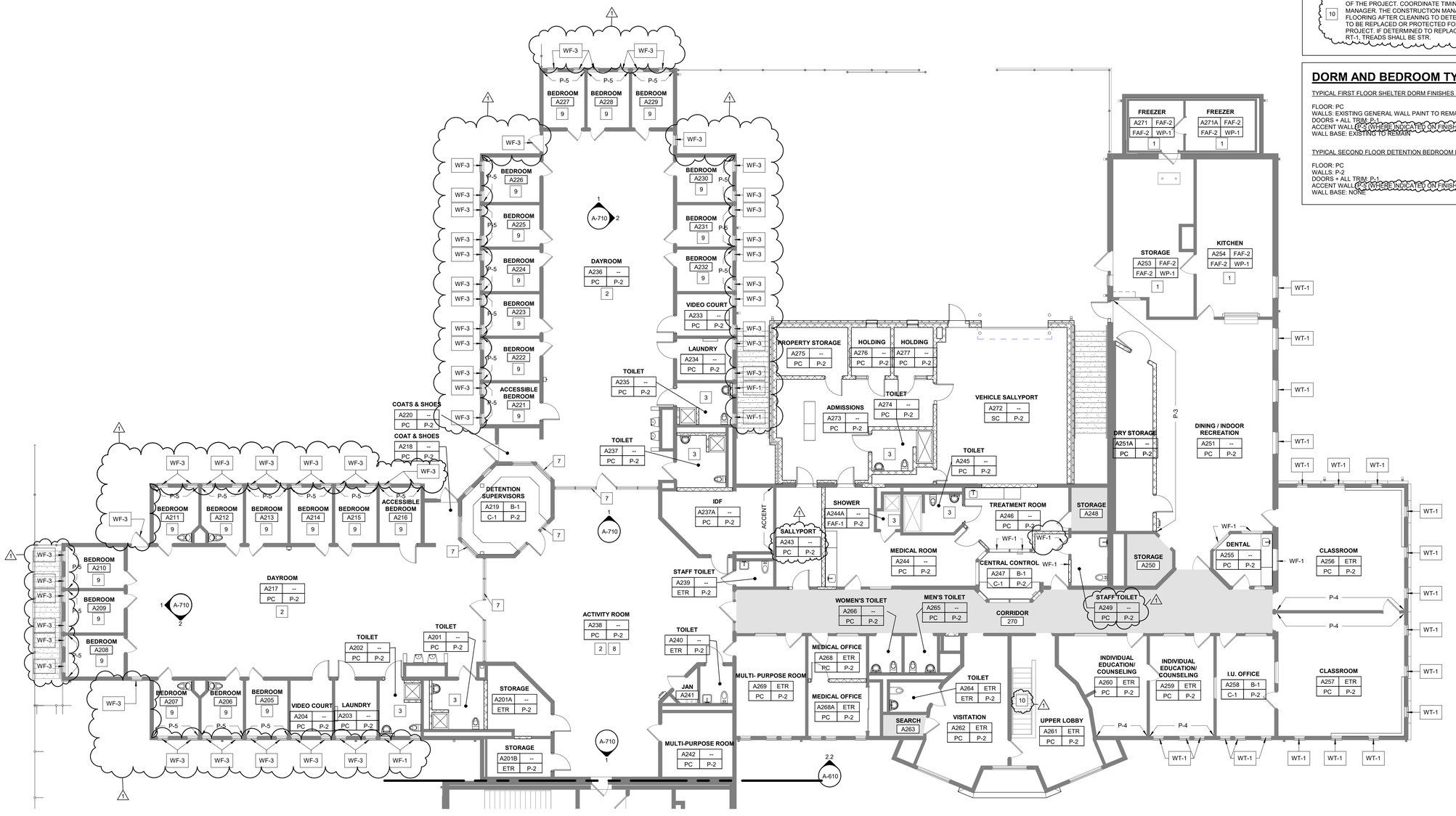
DORM AND BEDROOM TYPICAL FINISH NOTES

TYPICAL FIRST FLOOR SHELTER DORM FINISHES UNLESS NOTED OTHERWISE:

FLOOR: PC
WALLS: EXISTING GENERAL WALL PAINT TO REMAIN
DOORS + ALL TRIM: P-1
ACCENT WALL: P-5 (WHERE INDICATED ON FINISH PLAN) 1
WALL BASE: EXISTING TO REMAIN

TYPICAL SECOND FLOOR DETENTION BEDROOM FINISHES UNLESS NOTED OTHERWISE:

FLOOR: PC
WALLS: P-2
DOORS + ALL TRIM: P-1
ACCENT WALL: P-5 (WHERE INDICATED ON FINISH PLAN) 1
WALL BASE: NONE



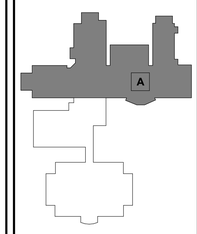
1 PARTIAL SECOND FLOOR FINISH PLAN - AREA A
SCALE: 1/8" = 1'-0"

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AV0016021 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

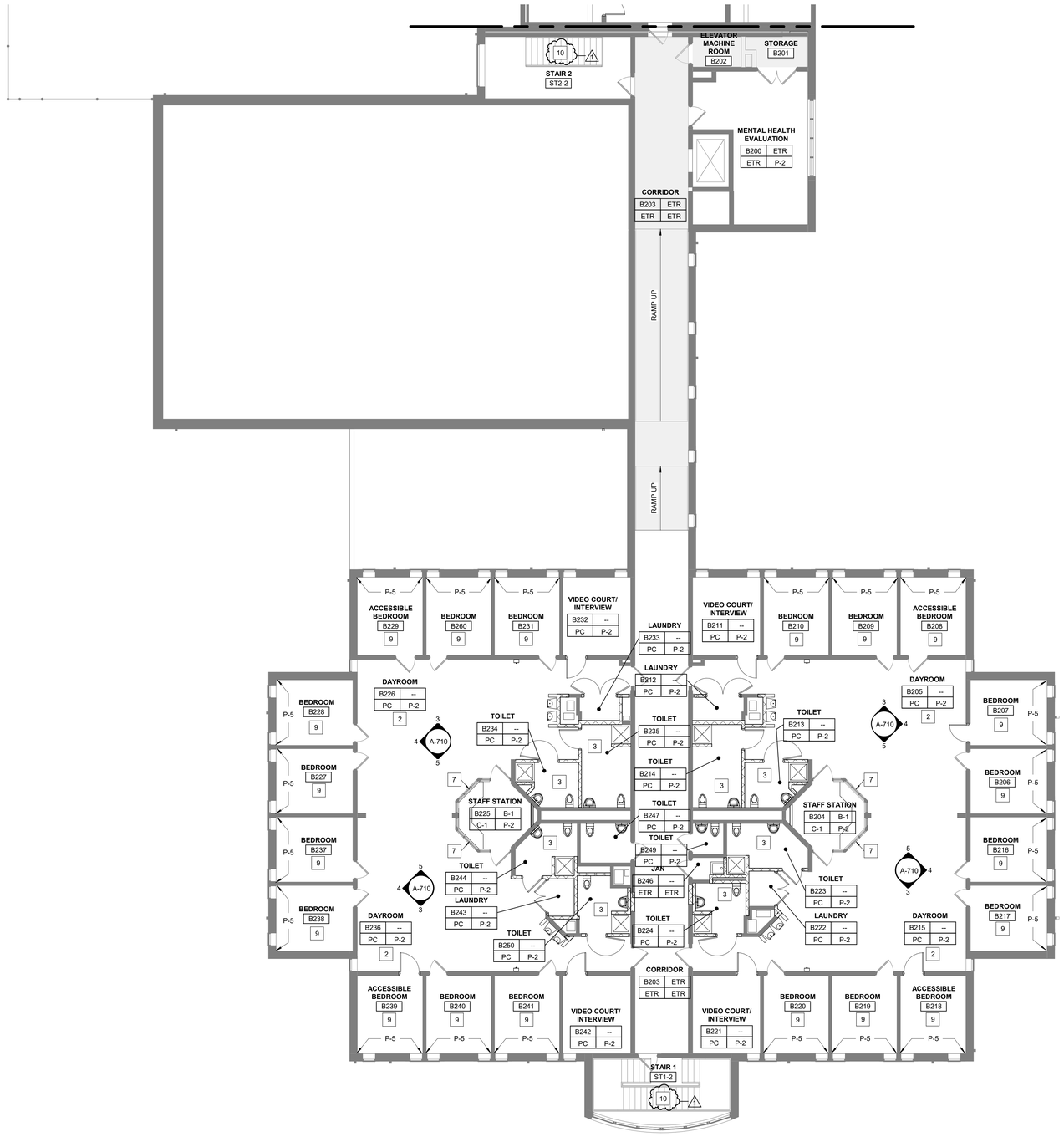
No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL SECOND FLOOR FINISH PLAN - AREA A

Scale	USA Project No.
1/8" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-803
Drawn By: MML	Checked By: APL

11/10/2026 10:38:22 AM



1 PARTIAL SECOND FLOOR FINISH PLAN - AREA B
SCALE: 1/8" = 1'-0"

FINISH LEGEND

ROOM FINISH TAG

Room name

Room #	Base
Floor	Wall

SELECTIVE NOTE

#

MATERIAL CHANGE/ FINISH TRANSITION

EXISTING FINISHES TO REMAIN

SELECTIVE FINISH PLAN NOTES

1. FLUID APPLIED FLOOR WITH 6" HIGH INTEGRAL BASE, WP-1 ABOVE.
2. REFER TO INTERIOR ELEVATIONS FOR ACCENT PAINT LOCATIONS AND ACOUSTIC PANELS.
3. PC AT FLOOR, P-2 AT WALLS, FAF-1 AT SHOWER FLOOR, FAW-1 AT SHOWER WALLS
4. PAINT EXISTING WALL PANELS P-3. PAINT CEILING + STRUCTURE P-2. REMOVE WALL PANELS, CLEAN ALL SURFACES PRIOR TO PAINTING.
5. PATCH VOIDS IN ACOUSTIC WALL PANELS CREATED BY RELOCATION OF BASKETBALL HOOPS. PAINT P-3.
6. OWNER TO PROVIDE PROTECTIVE FLOOR MATTS UNDER ALL ADDED FITNESS EQUIPMENT AS REQUIRED TO PREVENT DAMAGE.
7. WINDOW FILM WF-2 SHALL BE APPLIED TO ALL GLAZING AT DOORS AND WINDOWS.
8. PROVIDE 48"Wx24"H AWP-1 AT ENTIRE PERIMETER. BOTTOM OF AWP AT 7'-10" A.F.F.
10. THE GENERAL CONTRACTOR IS TO HAVE THE EXISTING RUBBER FLOOR AND TREADS PROFESSIONALLY CLEANED AT THE BEGINNING OF THE PROJECT. COORDINATE TIMING WITH CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL INSPECT THE FLOORING AFTER CLEANING TO DETERMINE IF FLOORING WILL NEED TO BE REPLACED OR PROTECTED FOR THE REMAINDER OF THE PROJECT. IF DETERMINED TO REPLACE, LANDING TILES SHALL BE RT-1, TREADS SHALL BE STR. (1)

DORM AND BEDROOM TYPICAL FINISH NOTES

TYPICAL FIRST FLOOR SHELTER DORM FINISHES UNLESS NOTED OTHERWISE:

FLOOR: PC
WALLS: EXISTING GENERAL WALL PAINT TO REMAIN
DOORS + ALL TRIM: P-1
ACCENT WALLS: P-3 (WHERE INDICATED ON FINISH PLAN) (1)
WALL BASE: EXISTING TO REMAIN

TYPICAL SECOND FLOOR DETENTION BEDROOM FINISHES UNLESS NOTED OTHERWISE:

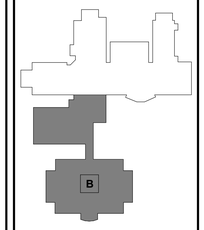
FLOOR: PC
WALLS: P-2
DOORS + ALL TRIM: P-1
ACCENT WALLS: P-3 (WHERE INDICATED ON FINISH PLAN) (1)
WALL BASE: NONE

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AI0016021 DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL SECOND FLOOR FINISH PLAN - AREA B

Scale	USA Project No.
1/8" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-804
Drawn By: MML	Checked By: APL

11/10/2026 10:38:24 AM

FURNITURE SCHEDULE - BASIS OF DESIGN

TAG	ITEM TYPE	COMMERCIAL / DETENTION	MANUFACTURER	MODEL	DESCRIPTION	SIZE (W x D xH INCHES)	FINISH	SUPPLIED BY: GC	SUPPLIED BY: OWNER	INSTALLED BY: GC	INSTALLED BY: OWNER	COMMENTS
	SEATING											
B1	BENCH	DETENTION	ANCHORTEX	P700136 - ADA	STEEL BASE, COMPOSITE SEAT, HANDCUFF RAIL	48x20	BLACK/LUMBER ROCK	●		●		FLOOR MOUNTED, SECURITY SEALANT APPLIED AT PERIMETER
B2	BENCH	COMMERCIAL	SALSBURY INDUSTRIES	77782-ADA	STEEL BASE, WOOD SEAT	48x20	LIGHT	●		●		FLOOR MOUNTED
C1	STACK CHAIR	DETENTION	NORIX	INTEGRA C110	MOLDED ONE PIECE, (7lbs)	17x17x32, SH:17.5	TWILIGHT	●		●		
C2	DESK CHAIR	DETENTION	NORIX	FLUX FEN09	MOLDED, ARMLESS, BALLASTED (50lbs)	19x24x32, SH:18	SAGE	●		●		
C3	LOUNGE CHAIR	DETENTION	NORIX	VESTA VA620	MOLDED, ARMS, BALLASTED (50lbs)	27x31x32, SH:18, AH:26	DOVE	●		●		
C4	DINING CHAIR	DETENTION	NORIX	FLUX FEN09	MOLDED, ARMLESS, BALLASTED (50lbs)	19x24x32, SH:18	TWILIGHT	●		●		
C5	FIXED STOOL	DETENTION	ACORN	ASF2429	FIXED STOOL	12 DIA, SH: 18	STAINLESS STEEL	●		●		FLOOR MOUNTED, SECURITY SEALANT APPLIED AT PERIMETER
C6	SIDE CHAIR	COMMERCIAL	SIT ON IT	FOCUS SIDE	ARMS, MESH BACK, UPHOLSTERED SEAT, GLIDES	24x26x34, SH:18	BLACK FRAME, GRADE 2	●		●		
C7	TASK CHAIR	COMMERCIAL	SIT ON IT	FOCUS 2.0	MID BACK,ARMS, MESH BACK, UPHOLSTERED SEAT, 5-STAR BASE	28x28x33-36, SH:16-20	BLACK FRAME, GRADE 2	●		●		
C8	NESTING CHAIR	COMMERCIAL	SIT ON IT	MOVI NESTER	ARMS, MESH BACK, UPHOLSTERED SEAT, CASTERS	23x23x34, SH:18	GRADE 2 TBD	●		●		
C9	STACK CHAIR	COMMERCIAL	SIT ON IT	LUMIN	PLASTIC SHELL, ARMLESS, FOUR LEG	27x22x32, SH:17	BLACK FRAME	●		●		
C10	24/7 TASK CHAIR	COMMERCIAL	SIT ON IT	REALIGN	MID BACK 24/7 HEAVY DUTY	27x27x37, SH:17-20	BLACK FRAME, GRADE 2	●		●		
C11	CONFERENCE CHAIR	COMMERCIAL	SIT ON IT	FOCUS 2.0	MID-BACK, ARMS, MESH BACK, UPHOLSTERED SEAT, 5-STAR BASE	28x28x33-36, SH:16-20	BLACK FRAME, GRADE 2	●		●		
C12	LOUNGE	DETENTION	NORIX	COUPE CP10	MOLDED, ARMS, BALLASTED (50lbs)	28x27x30, SH:17	TWILIGHT	●		●		
C13	BLOOD DRAW CHAIR	COMMERCIAL	EXISTING	EXISTING	--	37x25	--	●			●	
C14	NOT USED	-	-	-	-	-	-	-	-	-	-	-
C16	CHAISE RECLINER	DETENTION	NORIX	RESPITE RES70	MOLDED CHAISE LOUNGE (130lbs)	26x64x34.5, SH:16	TWILIGHT	●		●		
C17	TASK CHAIR	DETENTION	EXISTING	EXISTING	--	29x30	--					
	DESKS											
D1	DESK FIXED	DETENTION	NORIX	ATTENDA ATN601	MOLDED, BASE, HPL TOP	36x24x30	TWILIGHT/KENSINGTON MAPLE	●		●		FLOOR MOUNTED, SECURITY SEALANT APPLIED AT PERIMETER
D2	DESK WALL MOUNT	DETENTION	ACORN	ASF2425	10 GAUGE STEEL, CANTELIVER DESK	27x15	STAINLESS STEEL	●		●		WALL MOUNTED 29" A.F.F., SECURITY SEALANT APPLIED AT PERIMETER
D3	TEACHER'S DESK	COMMERCIAL	KI	INSTRUCT	RECTANGLE, POST LEG, LOCKING STEEL PEDESTAL, STEEL MODESTY PANEL, HPL TOP	54x24x29	TBD	●		●		
D4	ADMIN DESK	COMMERCIAL	KI	700 SERIES	DOUBLE PEDESTAL BBF/FF, POWDER COAT STEEL BASE, HPL TOP, FULL MODESTY	60x30x29	TBD	●		●		
D5	DESK	COMMERCIAL	KI	700 SERIES	DESK WITH 54" RIGHT RETURN, BBF/FF, POWDER COAT STEEL BASE, HPL TOP, FULL MODESTY	DESK: 60x30x29 RETURN: 54x24x29	TBD	●		●		
D6	DESK	COMMERCIAL	KI	700 SERIES	DESK WITH 54" LEFT RETURN, BBF/FF, POWDER COAT STEEL BASE, HPL TOP, FULL MODESTY	DESK: 60x30x29 RETURN: 54x24x29	TBD	●		●		
D7	DESK	COMMERCIAL	KI	700 SERIES	DESK WITH 54" RIGHT RETURN, BBF/FF, POWDER COAT STEEL BASE, HPL TOP, FULL MODESTY	DESK: 72x30x29 RETURN: 54x24x29	TBD	●		●		
D8	DESK	COMMERCIAL	KI	700 SERIES	DESK WITH 54" RIGHT BRIDGE, BBF/FF, 72" CREDENZA FF, POWDER COAT STEEL BASE, HPL TOP, FULL MODESTY	DESK: 72x30x29 BRIDGE: 54x20x29 CREDENZA: 72x20x29	TBD	●		●		
D9	ADMIN DESK	COMMERCIAL	KI	700 SERIES	SINGLE PEDESTAL BBF, POWDER COAT STEEL BASE, HPL TOP, FULL MODESTY	48x24x29	TBD	●		●		
	STORAGE											
F1	LATERAL FILE	COMMERCIAL	KI	700 SERIES	5-DRAWER	42x18x54	TBD	●		●		
F2	LATERAL FILE	COMMERCIAL	KI	700 SERIES	3-DRAWER	30x18x39.25	TBD	●		●		
F3	VERTICAL FILE	COMMERCIAL	KI	700 SERIES	MOBILE PEDESTAL FF	15x17-5/8x25-5/16	TBD	●		●		
LK1	LOCKER	COMMERCIAL	REFER TO SPECIFICATIONS		SINGLE TIER METAL LOCKER	18x18x60	TBD	●		●		
LK2	LOCKER	COMMERCIAL	REFER TO SPECIFICATIONS		DOUBLE TIER METAL LOCKER	12x12x60	TBD	●		●		
LK3	LOCKER	COMMERCIAL	REFER TO SPECIFICATIONS		FOUR TIER METAL LOCKER	18x12x60	TBD	●		●		
LK4	LOCKER - WEAPON	COMMERCIAL	REFER TO SPECIFICATIONS		METAL WEAPON LOCKER	13x6-1/2x32	TBD	●		●		
S1	SHELVING	COMMERCIAL	ULINE	--	HEAVY DUTY STEEL, ADJUSTABLE SHELVING	36x24x84	TBD	●		●		INSTALLED WITH WALL ANCHORS
S2	TALL STORAGE	DETENTION	NORIX	ATTENDA ATN301	MOLDED 3-SHELF WALL HUNG UNIT	27x14x53.5	TWILIGHT	●		●		WALL MOUNTED 12" A.F.F., SECURITY SEALANT APPLIED AT PERIMETER
S3	SHELF / HOOK	DETENTION	ACORN	1824	STORAGE SHELF W/ 4 AUTO RELEASE HOOKS	20x7x11.5	STAINLESS STEEL	●		●		WALL MOUNTED 48" A.F.F., SECURITY SEALANT APPLIED AT PERIMETER
S4	NIGHT STAND	DETENTION	NORIX	ATTENDA ATN250	MOLDED, BASE, HPL TOP	22x22x23	TWILIGHT	●		●		FLOOR MOUNTED, SECURITY SEALANT APPLIED AT PERIMETER
S5	MOBILE CART	COMMERCIAL	ULINE	H-7549	STEEL, VENTILATED, SLIDE OUT SHELF,GROMMETS	25x25x35	BLACK POWDER COAT	●		●		
S6	CHARGING CART	COMMERCIAL	LUXOR	TBD	MOBILE, LOCKING CHARGING CART	12x24x34	TBD		●		●	PROVIDED BY SCHOOL DISTRICT
	TABLES											
T1	ROUND TABLE	DETENTION	NORIX	MAX MASTER M44200	CURVED TUBULAR STEEL SUPPORTS LAMINATE TOP, SLAMMER STONE SEAT, BOLT-DOWN KIT	42 DIAx31.8, SH: 18.9	FRAME: BLACK, SEAT: TWILIGHT TOP: GAME TOP	●		●		PROVIDE BOLT DOWN KIT
T1A	ROUND TABLE	DETENTION	NORIX	MAX MASTER M44200 ADA COMPLIANT	CURVED TUBULAR STEEL SUPPORTS LAMINATE TOP, SLAMMER STONE SEAT, BOLT-DOWN KIT	42 DIAx31.8, SH: 18.9	FRAME: BLACK, SEAT: TWILIGHT TOP: GAME TOP	●		●		PROVIDE BOLT DOWN KIT
T2	RECTANGULAR TABLE	DETENTION	NORIX	MAX MASTER M63072	CURVED TUBULAR STEEL SUPPORTS LAMINATE TOP, SLAMMER STONE SEAT, BOLT-DOWN KIT	72x30x31.8, SH: 18.9	FRAME: BLACK, SEAT: TWILIGHT TOP: KENSINGTON MAPLE	●		●		PROVIDE BOLT DOWN KIT
T2A	RECTANGULAR TABLE	DETENTION	NORIX	MAX MASTER M63072 ADA COMPLIANT	CURVED TUBULAR STEEL SUPPORTS LAMINATE TOP, SLAMMER STONE SEAT, BOLT-DOWN KIT	72x30x31.8, SH: 18.9	FRAME: BLACK, SEAT: TWILIGHT TOP: KENSINGTON MAPLE	●		●		PROVIDE BOLT DOWN KIT
T3	ROUND TABLE	DETENTION	NORIX	TABLE XB4200-MA	ROUND MOLDED TABLE, X-BASE, HPL SOLID TOP (100lbs)	42DIAx31	TWILIGHT/KENSINGTON MAPLE	●		●		FACTORY BALLAST
T4	GAME TABLE	DETENTION	NORIX	TABLE XB4242-MA	SQUARE MOLDED, X-BASE, HPL GAME TOP (116lbs)	42x42x31	TWILIGHT/GAME TOP	●		●		FACTORY BALLAST
T5	CLASSROOM TABLE	DETENTION	NORIX	MULTI-PURPOSE MP2460	12 GAUGE STEEL T-BASE, HPL TOP (74lbs)	24x60x29	KENSINGTON MAPLE	●		●		
T6	CLASSROOM TABLE	COMMERCIAL	KI	PORTICO	FIXED T-BASE, HPL TOP	18x60x29	TBD	●		●		
T7	TRAINING TABLE	COMMERCIAL	KI	TRIBUTAIRE	LOCKING CASTERS, MODESTY PANEL, NESTING, HPL TOP	24x60x29	TBD	●		●		
T8	DINING TABLE	COMMERCIAL	KI	TRIBUTAIRE	CAFE BASE, HPL TOP	42x42x29	TBD	●		●		
T9	WORK TABLE	COMMERCIAL	KI	TRIBUTAIRE	CAFE BASE, HPL TOP	36x36x29	TBD	●		●		
T10	CONFERENCE TABLE	COMMERCIAL	KI	TRIBUTAIRE	CONFERENCE BASE, HPL TOP	42x144x29	TBD	●		●		
T11	CONFERENCE TABLE	COMMERCIAL	KI	PORTICO	CONFERENCE BASE, HPL TOP	36x72x29	TBD	●		●		
T12	WORK TABLE	DETENTION	NORIX	LEG STYLE LS3072	2-1/2" STEEL POST LEGS, HPL TOP (124lbs)	30x72x29	KENSINGTON MAPLE	●		●		PROVIDE BOLT DOWN KIT
T13	WORK TABLE	COMMERCIAL	ULINE	WORK TABLE H-9003	HEIGHT ADJUSTABLE STEEL BASE, COMPOSITE TOP	30x72x29-39	TBD	●		●		
T14	PICNIC TABLE	COMMERCIAL	GLOBAL INDS.	WB277153BKKD	EXPANDED METAL/STEEL, ATTACHED BENCHES	96x62x29.5	BLACK POWDER COAT	●		●		
	MISCELLANEOUS											
M1	MATTRESS	DETENTION	NORIX	CUSTODY MCS4-2575	SEALED SEAM W/DOUBLE SIDED INTEGRATED PILLOW, PROVIDE (12) ADDITIONAL MATTRESSES AS ATTIC STOCK	25x75x4.5	SILVER SECURE	●		●		PROVIDE AT EXISTING BUNKS
M2	BED	DETENTION	NORIX	ATTENDA ATN130	MOLDED SPACE SAVER BED W/ STORAGE, PROVIDE MATTRESS MCS4-3075	BED: 32x78x22.6 MATTRESS: 30x75x4.5	TWILIGHT	●		●		FLOOR MOUNTED, SECURITY SEALANT APPLIED AT PERIMETER
M3	LECTERN	COMMERCIAL	KI	TRIBUTAIRE	STORAGE, MODESTY PANEL, HPL, CASTERS	19x22x30	TBD	●		●		

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AW001602L DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

FURNITURE SCHEDULE

Scale	USA Project No.
1/4" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-850
Drawn By: MML	Checked By: APL

11/9/2026 2:41:09 PM

AUDIO VISUAL + EQUIPMENT SCHEDULE - BASIS OF DESIGN

TAG	ITEM TYPE	MANUFACTURER (BASIS OF DESIGN)	MODEL	DESCRIPTION	FINISH	WATER	POWER	DATA	SIZE	SUPPLIED BY: GC	SUPPLIED BY: OWNER	INSTALLED BY: GC	INSTALLED BY: OWNER	COMMENTS
AV1	DISPLAY MONITOR / TV	TBD	TBD	DISPLAY MONITOR/TELEVISION	--		●	●			●		●	MOUNT AT 60" A.F.F. TO CENTER
AV2	SMART BOARD	TBD	TBD	SMART BOARD	--		●	●			●		●	
AV3	VIDEO COURT SYSTEM	TBD	TBD	VIDEO COURT SYSTEM	--		●	●	TBD		●		●	
TKB	TACK BOARD	EVERWHITE	T7600	FRAMED CORK TACK BOARD	ALUMINUM / CORK				4'Hx8'W	●		●		MOUNT AT 24" A.F.F. TO BOTTOM
MB	MARKER BOARD	EXISTING	EXISTING	MARKER BOARD	--						●	●		
E1	CLOTHES WASHER	SPEED QUEEN	TV2000WN	TOP LOAD, ADA COMPLIANT	WHITE	●	●				●		●	
E2	CLOTHES DRYER	SPEED QUEEN	DV2000WE	ELECTRIC, ADA COMPLIANT	WHITE		●				●		●	
E3	CLOTHES WASHER	CROSSOVER	WHLFP817OPL	COMMERCIAL FRONT LOAD ADA COMPLIANT, FREE USE	SILVER	●	●				●		●	
E4	CLOTHES DRYER	CROSSOVER	DLHF0817GDC	COMMERCIAL GAS DRYER, ADA COMPLIANT, FREE USE	SILVER		●				●		●	GAS DRYER
E5	REFRIGERATOR	WHIRLPOOL	WRT541SZDM	FULL SIZE REFRIGERATOR 21.31 CF, ADA COMPLIANT	STAINLESS STEEL		●		33"Wx34"Dx67"H	●		●		
E6	MICROWAVE	WHIRLPOOL	WMCS7022SB	1.6 CF, 1200 WATT COUNTERTOP MICROWAVE, ADA COMPLIANT	BLACK		●		22"Wx19"Dx13"H	●		●		
E7	RANGE	FRIGIDAIRE	FCFE3062AS	5.3.CF ELECTRIC RANGE, SMOOTH COOKTOP, ADA COMPLIANT	STAINLESS STEEL		●		30"Wx26"Dx36"H	●		●		
E8	RANGE HOOD	FRIGIDAIRE	FHWC3040MS	UNDERCABINET, THREE SPEED DUCTED	STAINLESS STEEL		●		30"Wx19.75"Dx4.94"H	●		●		SWITCHED FOR ADA COMPLIANCE
E9	METAL DETECTOR	TBD	TBD	METAL DETECTOR	--		●		TBD		●		●	
E10	TIME CLOCK	TBD	TBD	WALL MOUNTED TIME CLOCK	--		●	●	15"Wx3"Dx9"H		●		●	
E11	COPIER/PRINTER	TBD	TBD	FLOOR COPIER/PRINTER LARGE	--		●	●	TBD		●		●	
E12	COPIER/PRINTER	TBD	TBD	FLOOR COPIER/PRINTER SMALL	--		●	●	TBD		●		●	
E13	COPIER/PRINTER	EXISTING	EXISTING	TABLETOP COPIER/PRINTER	--		●	●	18"Wx19"Dx23"H		●		●	
E14	WALL FILE HOLDER	EXISTING	EXISTING	WALL MOUNTED FILE HOLDER	--				48"Wx4"Dx24"H		●	●		
E15	MONITOR CART	EXISTING	EXISTING	MOBILE MEDICAL CART	--				18"Wx19"D		●		●	
E16	MEDICINE CART	EXISTING	EXISTING	LOCKED MEDICINE CART	--				36"Wx22"Dx43"H		●		●	
E17	EXAM BED	EXISTING	EXISTING	MANUAL ADJUSTABLE EXAM BED	--		●		70"Wx31"		●		●	
E18	SHARPS CONTAINER	EXISTING	EXISTING	WALL MOUNTED SHARPS CONTAINER	--				14"Wx14"H		●	●		
E19	WELCH ALYN	EXISTING	EXISTING	WELCH ALYN	--		●		12"Wx4"Dx4"H		●	●		
E20	FLOOR SCALE	EXISTING	EXISTING	FLOOR SCALE	--		●		15"Wx21"		●		●	
E21	REFRIGERATOR	EXISTING	EXISTING	SMALL COUNTER/FLOOR REFRIGERATOR	--				18"Wx19"D		●		●	
E22	EXAM STOOL	EXISTING	EXISTING	DENTAL EXAM STOOL	--		●		18"Wx18"D		●		●	
E23	DENTAL CHAIR	EXISTING	EXISTING	ADJUSTABLE DENTAL CHAIR	--				30"Wx68"D		●		●	
E24	DENTAL INSTRUMENT CART	EXISTING	EXISTING	DENTAL INSTRUMENT CART	--		●		23"Wx22"D		●		●	
E25	DENTAL LIGHT	EXISTING	EXISTING	FLOOR/MOBILE DENTAL LIGHT	--		●				●		●	
E26	DENTAL STERILIZER	EXISTING	EXISTING	COUNTERTOP STERILIZER	--		●		17"Wx18"Dx14"H		●		●	
E27	BUBBLE HOCKEY	EXISTING	EXISTING	FLOOR STANDING BUBBLE HOCKEY	--		●		78"Wx36"D		●		●	
E28	ARCADE GAME	EXISTING	EXISTING	ARCADE GAME	--		●		24"Wx33"D		●		●	
E29	AIR HOCKEY TABLE	EXISTING	EXISTING	AIR HOCKEY TABLE	--		●		84"Wx47"D		●		●	
E30	CLIMBING WALL	EXISTING	EXISTING	CLIMBING WALL WITH PROTECTIVE PADDING	--				20'-2"Wx8'-0"H		●	●		MOUNT 8" A.F.F. TO BOTTOM
E31	SPEED BALL	EXISTING	EXISTING	WALL MOUNTED SPEED BALL	--				BRACKET 24"Wx23"H		●	●		MOUNT 6'-2" A.F.F. TO TOP OF BALL
E32	PUNCHING BAG	EXISTING	EXISTING	WALL MOUNTED PUNCHING BAG	--				BRACKET 19"Wx24"H		●	●		MOUNT 7'-5" A.F.F. TO TOP OF BRACKET
E33	BASKETBALL HOOP	EXISTING	EXISTING	WALL MOUNTED BASKETBALL HOOP - RELOCATED	--						●	●		
E34	GYM WALL PADS	AMERICAN ATHLETIC	POLY WALL PAD	2" POLYURETHANE FOAM WITH VINYL COVER						●		●		
E35	TREADMILL	TBD	TBD	OWNER TO PROVIDE EQUIPMENT AND FLOOR PROTECTION PADS	--		●				●		●	
E36	ELIPTICAL	TBD	TBD	OWNER TO PROVIDE EQUIPMENT AND FLOOR PROTECTION PADS	--		●				●		●	
E37	AED CABINET	ACTIVAR	CABINET: 1400	SEMI-RECESSED LIFESTART CABINET	BLACK				CABINET: 14"Wx14"Hx6-3/4"D	●		●		INSTALLED SEMI-RECESSED, MAXIMIM 4" PROJECTION. CABINET FOR AED: LP-CR2. AED PROVIDED BY OWNER
E38	NALOXONE CABINET	OVERDOSE KITS	B0CQKB4ZXV	SURFACE MOUNTED WALL CABINET	BLACK				7.5"Wx9"Hx3.5"D	●		●		MEDICATION PROVIED BY OWNER
E39	WALL MOUNTED PHONE	G-TEL ENTERPRISES	CT-3500	LIGATURE RESISTANT PHONE	STAINLESS STEEL			●		●		●		INCLUDE WALLMOUNT CONDUIT PLATE

1

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AX001602L DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

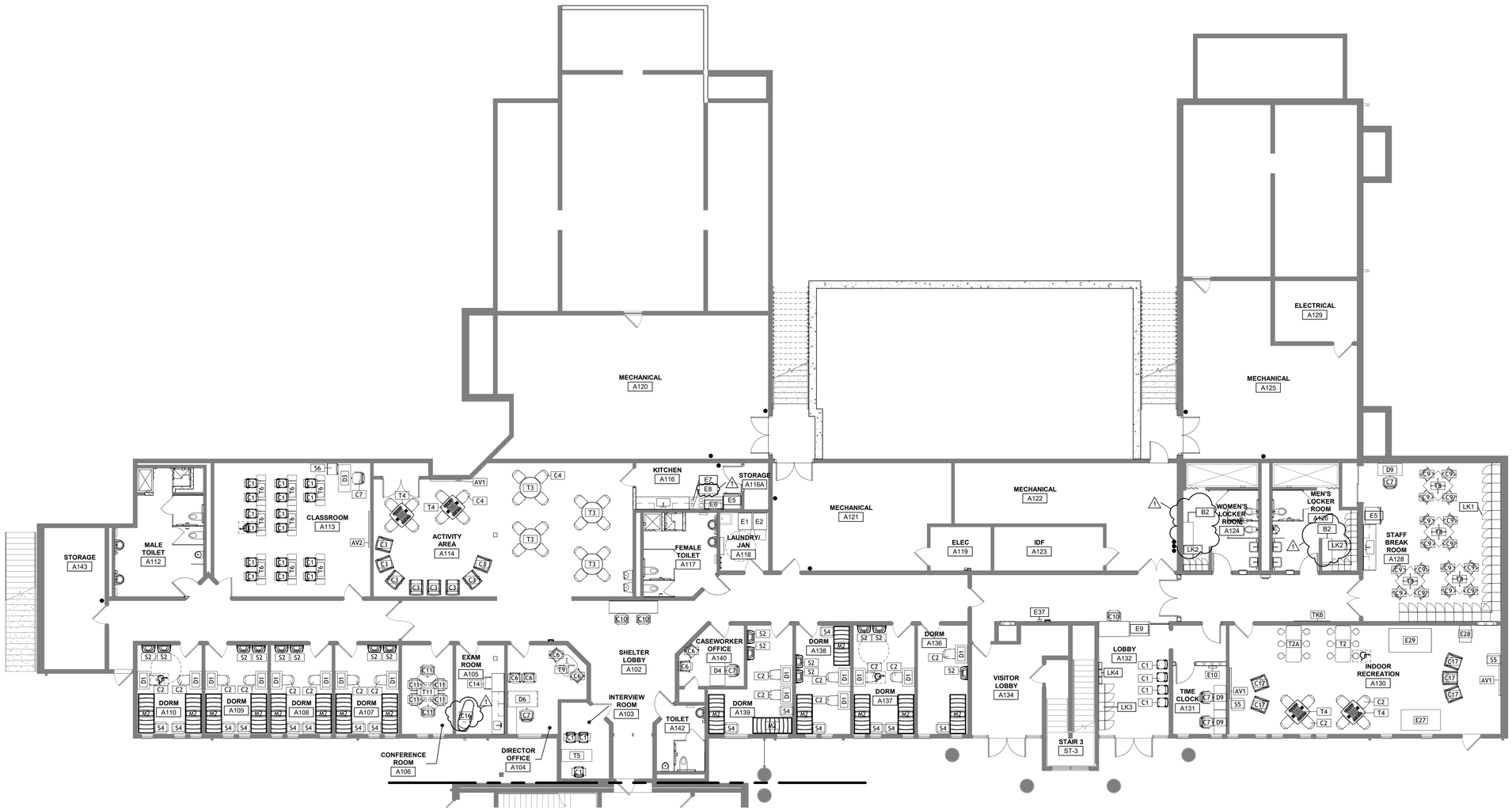
No.	Date	Issue or Revision
	10.05.26	ISSUED FOR BID

Drawing Title

AUDIO VISUAL + EQUIPMENT SCHEDULE

Scale: 1/4" = 1'-0"	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-850A
Drawn By: MML / Checked By: APL	

11/9/2026 2:41:11 PM



1 PARTIAL FIRST FLOOR FURNITURE PLAN - AREA A
SCALE: 1/8" = 1'-0"

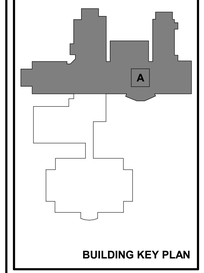
11/9/2026 2:42:10 PM

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001692L DE: S7-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

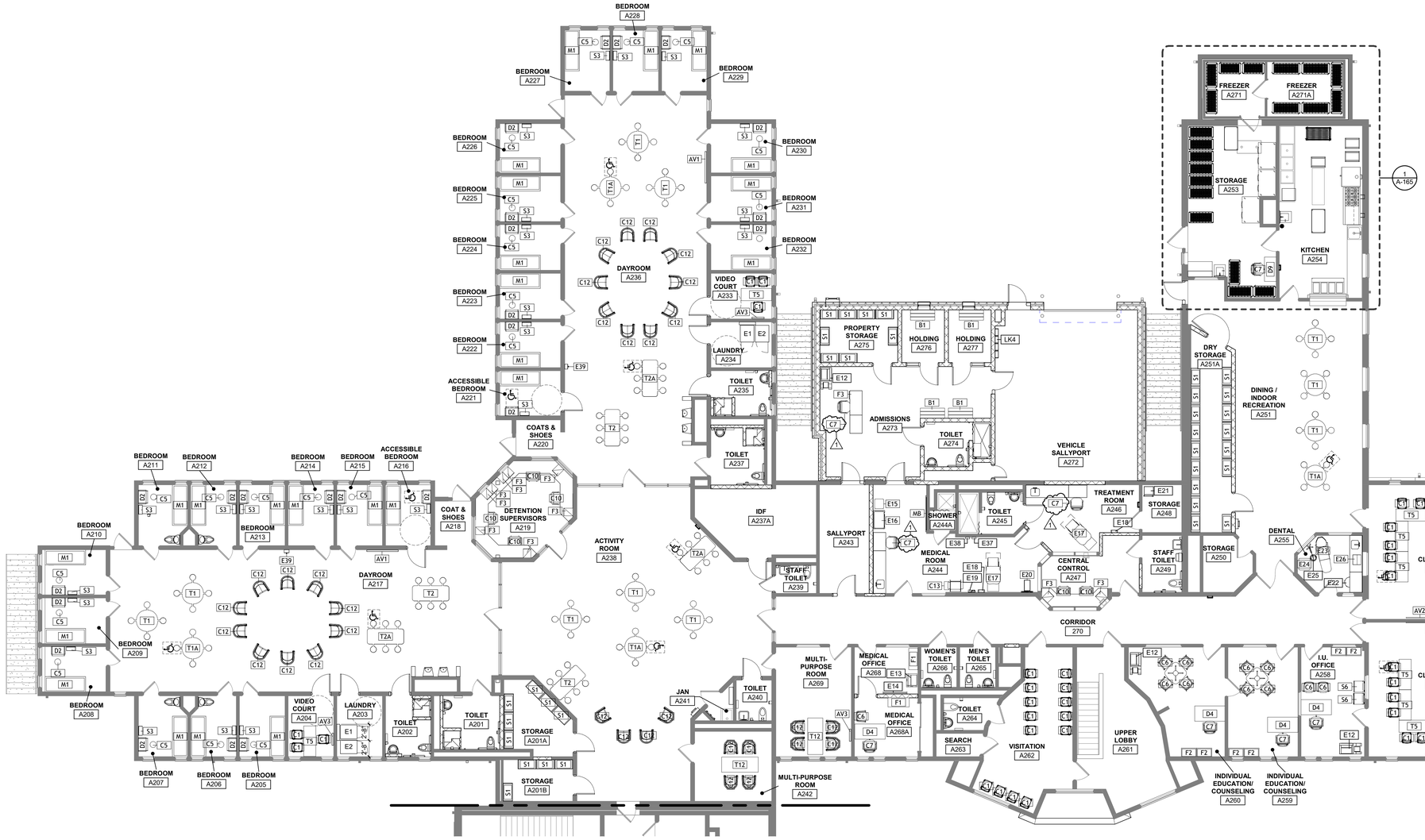
THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title
PARTIAL FIRST FLOOR FURNITURE + EQUIPMENT PLAN - AREA A

Scale	USA Project No.
1/8" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-851
Drawn By: MML	Checked By: APL



1 PARTIAL SECOND FLOOR FURNITURE PLAN - AREA A
SCALE: 1/8" = 1'-0"

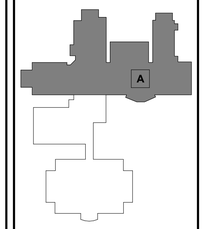
11/9/2026 2:42:33 PM

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC001161100 PA: AI0001602 DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

PARTIAL SECOND FLOOR FURNITURE + EQUIPMENT PLAN - AREA A

Scale: 1/8" = 1'-0"	USA Project No.: R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-853
Drawn By: MML	Checked By: APL



TYPE 1A
ROOM ID - WOMEN'S RESTROOM
PERMANENT
WALL MOUNT



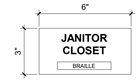
TYPE 1B
ROOM ID - MEN'S RESTROOM
PERMANENT
WALL MOUNT



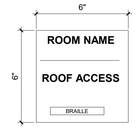
TYPE 1C
ROOM ID - RESTROOM
PERMANENT
WALL MOUNT



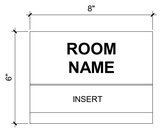
TYPE 1D
ROOM ID - STAFF RESTROOM
PERMANENT
WALL MOUNT



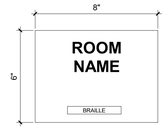
TYPE 2
UTILITY ROOM SIGN WITH ROOF ACCESS
PERMANENT
WALL MOUNT



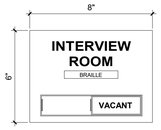
TYPE 2A
UTILITY ROOM SIGN WITH ROOF ACCESS
PERMANENT
WALL MOUNT



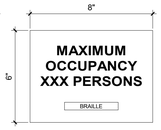
TYPE 3
ROOM ID - INSERT
PERMANENT
WALL MOUNT



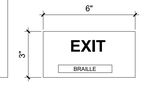
TYPE 4
ROOM ID
PERMANENT
WALL MOUNT



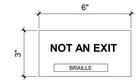
TYPE 5
ROOM ID - IN USE / NOT IN USE
PERMANENT
WALL MOUNT



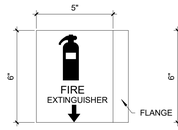
TYPE 6
ASSEMBLY - MAX OCCUPANCY
PERMANENT
WALL MOUNT



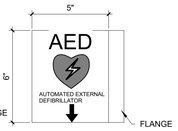
TYPE 7
EXIT SIGN
PERMANENT
WALL MOUNT



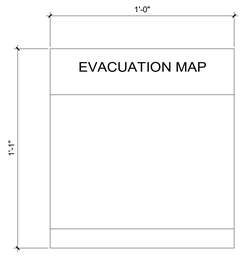
TYPE 7B
NOT AN EXIT SIGN
PERMANENT
WALL MOUNT



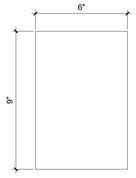
TYPE 8
FIRE EXTINGUISHER
TWO-SIDED V SHAPED



TYPE 8B
AED
TWO-SIDED V SHAPED



TYPE 9
EVACUATION MAP - INSERT
PERMANENT
WALL MOUNT



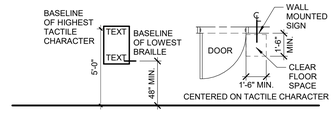
TYPE 10
EXTERIOR SIGN - TBD
PERMANENT WALL MOUNT



TYPE 11
EXTERIOR SIGN - NO SMOKING
PERMANENT WALL MOUNT

SIGNAGE PLAN GENERAL NOTES:

1. ALL SIGNAGE PROVIDED AND INSTALLED BY GENERAL CONTRACTOR.
2. CONTRACTOR TO PROVIDE ROOM SIGNAGE AT ALL DOOR LOCATIONS AND MEET ALL APPLICABLE ACCESSIBILITY STANDARDS.
3. BASIS OF DESIGN FOR SIGNAGE: PHOTOPOLYMER SINGLE BACKGROUND COLOR. TBD. WHITE LETTERING. FONT: TBD



MOUNTING HEIGHTS FOR SIGNAGE

EXCEPTION: SIGN WITH TACTILE CHARACTERS SHALL BE PERMITTED ON THE PUSH SIDE OF DOORS WITH CLOSERS AND WITHOUT HOLD-OPEN DEVICES.

USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

USA Architects, Planners and Interior Designers, LTD.
N3: 21AC00116100 PA: AX001602L DE: 57-0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2

Drawing Title

SIGNAGE DETAILS

Scale	USA Project No.
As indicated	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: A-950
Drawn By: MML	Checked By: APL

11/9/2026 2:42:34 PM

LEGEND

NOTE: NOT ALL SYMBOLS INDICATED MAY APPEAR ON THESE CONTRACT DRAWINGS

MISCELLANEOUS SYMBOLS

SYMBOL	DESCRIPTION
	EXISTING BACKGROUND
	NEW CONNECTION TO EXISTING
T	THERMOSTAT
H	HUMIDISTAT
S	SWITCH
XX	SHEET NOTE (NUMBER), APPLIES ONLY ON THE SHEET IT APPEARS ON
XX	COORDINATION POINT BETWEEN FLOOR PLANS AND DIAGRAMS (NUMBER)
X	DEMOLITION NOTE (NUMBER)
	PLENUM LIGHT
	DIRECTION OF VIEW
X / X	SECTION NUMBER / DRAWING ON WHICH SECTION OR DETAIL IS SHOWN
X / X	DETAIL OR SECTION NUMBER / DRAWING FROM WHICH SECTION OR DETAIL IS TAKEN
XXX / XX/XX	EQUIPMENT SYMBOL (SEE SCHEDULE) / EQUIPMENT IDENTITY ABBREVIATION / EQUIPMENT REFERENCE NUMBER / SYSTEM NUMBER IF APPLICABLE

DUCTWORK SYMBOLS

DOUBLE LINE	DESCRIPTION	SINGLE LINE
	EXISTING TO REMAIN	
	EXISTING TO BE REMOVED	
	NEW WORK	
	SUPPLY AIR UP	
	SUPPLY AIR DOWN	
	EXHAUST OR RETURN AIR UP	
	EXHAUST OR RETURN AIR DOWN	
	ROUND DUCT UP	
	ROUND DUCT DOWN	
24x36	RECTANGULAR DUCT SIZE (FIRST FIGURE-SIDE SHOWN)	24x36
36x14ø	FLAT OVAL DUCT SIZE (FIRST FIGURE-SIDE SHOWN)	36x14ø
	DIRECTION OF FLOW	
UP DN	DUCT INCLINED RISE OR DROP IN DIRECTION OF FLOW	UP DN
	90° ELBOW WITH TURNING VANES	
	45°ELBOW (NO VANES)	
	SUPPLY OR RETURN BRANCH CONNECTION	
	SUPPLY BRANCH WITH SPLITTER DAMPER	
	SUPPLY BRANCH WITH AIR EXTRACTOR	
	SUPPLY BRANCH WITH SPIN COLLAR CONNECTION	
	LATERAL CONNECTION ROUND DUCTWORK	
	CONICAL TEE ROUND DUCTWORK	

DOUBLE LINE	DESCRIPTION	SINGLE LINE
TYPE CFM SIZE	DIFFUSER (D) IF SIZE IS NOT LISTED SEE SCHEDULE	TYPE CFM SIZE
TYPE CFM SIZE	EXHAUST OR RETURN REGISTER (R) GRILLE (G) IF SIZE IS NOT LISTED SEE SCHEDULE	TYPE CFM SIZE
AD	AUTOMATIC DAMPER	AD
BD	BALANCING DAMPER	BD
BDD	BACK DRAFT DAMPER	BDD
SD	SMOKE DAMPER WITH ACCESS DOOR	SD
FD	FIRE DAMPER WITH ACCESS DOOR	FD
FSD	COMBINATION FIRE & SMOKE DAMPER WITH ACCESS DOOR	FSD
T	DUCT TEMPERATURE SENSOR	T
H	DUCT HUMIDITY SENSOR	H
SDT	DUCT SMOKE DETECTOR	SDT
ADR	ACCESS DOOR	ADR
	FLEXIBLE CONNECTION	
AFS	AIR FLOW STATION	AFS
	FLEXIBLE DUCTWORK	
	DUCT PRESSURE CLASS DESIGNATION - OMIT IF DUCT MATERIALS AND CONSTRUCTION SCHEDULE IS USED	
SP	SECURITY PENETRATION	SP

PIPING SYMBOLS

SYMBOL	DESCRIPTION
	GATE VALVE
	GLOBE VALVE
	CHECK VALVE
	BALANCING VALVE
	BALL VALVE
	ANGLE GATE VALVE
	RELIEF OR SAFETY VALVE
S	SOLENOID VALVE
	THERMAL EXPANSION VALVE
	BACK PRESSURE VALVE
	BUTTERFLY VALVE
	BUTTERFLY CONTROL VALVE
	2-WAY CONTROL VALVE
	3-WAY CONTROL VALVE
	PRESSURE REDUCING VALVE
	UNION
	STRAINER
	STRAINER W/BLOW-OFF & CAP
	FLOW SENSOR
	SIGHT GLASS
	PIPE GUIDE
	PIPE ANCHOR
	FLEXIBLE CONNECTOR
	EXPASION JOINT
	THERMOMETER
	PRESSURE GAGE W/COCK
	AIR VENT W/COCK
	FLOAT AND THERMOSTATIC TRAP
	BUCKET TRAP

SYMBOL	DESCRIPTION
	EXISTING TO REMAIN
	EXISTING TO BE REMOVED
	NEW WORK
	DIRECTION OF FLOW
	DIRECTION OF PITCH
BBD	BOILER BLOWDOWN - CONTINUOUS
BF	BOILER FEED WATER
CA	COMPRESSED AIR
CF	CHEMICAL FEED
DCHS	DEDICATED CHILLED WATER SUPPLY
DCHR	DEDICATED CHILLED WATER RETURN
HCHS	HOUSE CHILLED WATER SUPPLY
HCHR	HOUSE CHILLED WATER RETURN
D	CONDENSATE DRAIN OR DRAIN
FOR	FUEL OIL RETURN
FOS	FUEL OIL SUPPLY
FOV	FUEL OIL TANK VENT
GWR	GLYCOL WATER RETURN
GWS	GLYCOL WATER SUPPLY
HG	HOT GAS
HPR	HIGH PRESSURE CONDENSATE RETURN
HPS	HIGH PRESSURE STEAM SUPPLY
HWR	HEATING WATER RETURN
HWS	HEATING WATER SUPPLY
LPCS	LOW PRESSURE CLEAN STEAM
LPR	LOW PRESSURE CONDENSATE RETURN
LPS	LOW PRESSURE STEAM SUPPLY
MPR	MEDIUM PRESSURE CONDENSATE RETURN
MPS	MEDIUM PRESSURE STEAM SUPPLY
MU	MAKE UP WATER
PCR	PUMPED CONDENSATE RETURN
RL	REFRIGERANT LIQUID
RS	REFRIGERANT SUCTION
V	VENT LINE
	CONCENTRIC REDUCER
	ECCENTRIC REDUCER
	ELBOW - UP
	ELBOW - DOWN
	BOTTOM TAKE-OFF
	TOP TAKE-OFF

CONTROL DIAGRAM SYMBOLS

SYMBOL	DESCRIPTION
AC INV	AC INVERTER
AFS	AIRFLOW STATION
AMS	AIR MEASURING STATION
DO	DAMPER OPERATOR
DPS	DIFFERENTIAL PRESSURE SWITCH
DPT	DIFFERENTIAL PRESSURE TRANSMITTER
EP	ELECTRIC - PNEUMATIC SWITCH
ES	END SWITCH
FS	FLOW SWITCH
FT	FLOW TRANSMITTER
FZ	FREEZESTAT
H	HUMIDIFIER
H	HUMIDITY SENSOR
HL	HIGH LIMIT SWITCH
HC	HUMIDITY CONTROLLER
HOA	HAND-OFF-AUTOMATIC SWITCH
MS / H O A	COMBINED MOTOR STARTER AND HAND-OFF-AUTOMATIC SWITCH
M	MOTOR
MS	MOTOR STARTER
NC	NORMALLY CLOSED
NO	NORMALLY OPEN
P	PRESSURE SENSOR
PC	PRESSURE CONTROLLER
PE	PNEUMATIC - ELECTRIC SWITCH
PT	PRESSURE TRANSMITTER
R	RELAY
SDT	SMOKE DETECTOR
SP	STATIC PRESSURE W/ PITOT TUBE
SPT	STATIC PRESSURE TRANSMITTER
SR	SWITCHING RELAY
SS	SIGNAL SELECTOR
T	TEMPERATURE SENSOR
T	TEMPERATURE SENSOR W/ BULB
TC	TEMPERATURE CONTROLLER
TDR	TIME DELAY RELAY
VSD	VARIABLE SPEED DRIVE
VP	VELOCITY PRESSURE SENSOR
VC	VOLUME CONTROLLER
VT	VOLUME TRANSMITTER
	REFERENCE STATIC PRESSURE
	GAGE
	LIGHT
	ON-OFF SWITCH
	3 POSITION SWITCH
ATC	AUTOMATIC TEMPERATURE CONTROL PANEL
	CRT DISPLAY
	PC WITH PRINTER
M	MAIN AIR
H	HUMIDISTAT
T	THERMOSTAT

ABBREVIATIONS

NOTE: NOT ALL ABBREVIATIONS INDICATED MAY APPEAR ON THESE CONTRACT DRAWINGS

A	ANCHOR
AC	AIR CONDITIONING
AD	AUTOMATIC DAMPER
ADR	ACCESS DOOR
AFF	ABOVE FINISHED FLOOR
AFG	ABOVE FINISHED GRADE
AL	ALUMINUM
AMB	AMBIENT
AMP	AMPERE
AP	ACCESS PANEL
APPROX	APPROXIMATE
ARR	ARRANGEMENT
ATC	AUTOMATIC TEMPERATURE CONTROL
AUTO	AUTOMATIC
AUX	AUXILIARY
AV	AIR VENT
AVG	AVERAGE
BBD	BOILER BLOW DOWN
BD	BALANCING DAMPER
BDD	BACK DRAFT DAMPER
BF	BOILER FEED
BFW	BOILER FEED WATER
BHP	BOILER HORSEPOWER OR BRAKE HORSEPOWER
BI	BLACK IRON
BOD	BOTTOM OF DUCT
BOP	BOTTOM OF PIPE
BOT	BOTTOM
BP	BACK PRESSURE
BSMT	BASEMENT
BT	BUCKET TRAP
BTU	BRITISH THERMAL UNIT
C TO C	CENTER TO CENTER
CA	COMPRESSED AIR
CAP	CAPACITY
CF	CHEMICAL FEED
CFM	CUBIC FOOT (FEET) PER MINUTE
CH	CHILLED WATER
CHR	CHILLED WATER RETURN
CHS	CHILLED WATER SUPPLY
CI	CAST IRON
CIR	CIRCLE
CL	CENTER LINE
COMP	COMPRESSOR
CNDS	CONDENSATE
CO	CLEANOUT
COL	COLUMN
CONC	CONCRETE OR CONCENTRIC
CONN	CONNECT OR CONNECTION
CONT	CONTINUATION
CWR	CONDENSER WATER RETURN
CWS	CONDENSER WATER SUPPLY
CTR	CENTER
CU FT	CUBIC FOOT (FEET)
D	DRAIN OR DEEP
DB	DRY BULB
DDC	DIGITALLY DIRECTED CONTROL
DEG	DEGREE
DET	DETAIL
DGTL	DIGITAL
DIA,ø	DIAMETER
DISC	DISCONNECT
DN	DOWN
DWG	DRAWING
EA	EACH
EAT	ENTERING AIR TEMPERATURE
EDR	EQUIVALENT DIRECT RADIATION
EER	ENERGY EFFICIENCY RATIO
EFF	EFFICIENCY
EJ	EXPANSION JOINT
EL	ELEVATION
ELEC	ELECTRICAL
ELL	ELBOW
ENT	ENTERING
ESP	EXTERNAL STATIC PRESSURE
EVAP	EVAPORATOR
EWT	ENTERING WATER TEMPRATURE
EXH	EXHAUST
EXP	EXPANSION
EXT	EXTERNAL
F&T	FLOAT & THERMOSTATIC
FC	FLEXIBLE CONNECTOR / FLEXIBLE CONNECTION
FD	FIRE DAMPER WITH ACCESS DOOR
FDW	FEED WATER
FL	FLOOR
FLA	FULL LOAD AMPS
FO	FUEL OIL
FOB	FLAT ON BOTTOM
FOG	FUEL OIL GAGE
FOR	FUEL OIL RETURN
FOS	FUEL OIL SUPPLY
FOT	FLAT ON TOP
FOV	FUEL OIL VENT
FPM	FOOT (FEET) PER MINUTE
FPS	FOOT (FEET) PER SECOND
FS	FLOW SWITCH
FSD	COMBINATION FIRE AND SMOKE DAMPER WITH ACCESS DOOR
FT	FOOT (FEET)
G	GUIDE
GA	GAGE
GAL	GALLONS
GALV	GALVANIZED
GND	GROUND
GPH	GALLONS PER HOUR
GPM	GALLONS PER MINUTE
GPS	GALLONS PER SECOND
GR	GRAIN
GWR	GLYCOL WATER RETURN
GWS	GLYCOL WATER SUPPLY
HD	HEAD
HG	HOT GAS
HGT	HEIGHT
HTD	HEATED
HTR	HEATER
HMD	HUMIDITY
HORIZ	HORIZONTAL
HP	HORSEPOWER
HPR	HIGH PRESSURE CONDENSATE RETURN
HPS	HIGH PRESSURE STEAM SUPPLY
HW	HEATING WATER
HWR	HEATING WATER RETURN
HWS	HEATING WATER SUPPLY
Hz	HERTZ
INSUL	INSULATION
INTL	INTERNAL
LAT	LEAVING AIR TEMPERATURE
LBS	POUNDS
LIN	LINEAL
LP	LOW PRESSURE
LPCS	LOW PRESSURE CLEAN STEAM
LPR	LOW PRESSURE CONDENSATE RETURN
LPS	LOW PRESSURE STEAM
LPS	LOW PRESSURE STEAM
LRA	LOCKED ROTOR AMPS
LVL	LEVEL
LVR	LOUVER
LWT	LEAVING WATER TEMPERATURE
MAN	MANUAL
MAX	MAXIMUM
MBH	THOUSAND BRITISH THERMAL UNITS PER HOUR
MU	MAKEUP
MI	MALLEABLE IRON
MIN	MINIMUM
MOD	MODEL
MOUNT	MOUNTING
MTD	MOUNTED
MPR	MEDIUM PRESSURE CONDENSATE RETURN
MPS	MEDIUM PRESSURE STEAM SUPPLY
NA	NOT APPLICABLE
NC	NORMALLY CLOSED
NEG	NEGATIVE
NIC	NOT IN CONTRACT
NO	NORMALLY OPEN
NTS	NOT TO SCALE
OA	OUTSIDE AIR
OED	OPEN END DUCT
OF	OVERFLOW
OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
OV	OUTLET VELOCITY
PCR	PUMPED CONDENSATE RETURN
PD	PRESSURE DROP
PG	PRESSURE GAGE
PL	PLATE
PNEU	PNEUMATIC
PRESS	PRESSURE
PROP	PROPELLER
PSIG	POUNDS PER SQUARE INCH GAGE
QTY	QUANTITY
RECOV	RECOVERY
REF	REFERENCE
REQD	REQUIRED
REV	REVISION
RL	REFRIGERANT LIQUID
RM	ROOM
RS	REFRIGERANT SUCTION
RTN	RETURN
S	SWITCH
SCHED	SCHEDULE
SD	SMOKE DAMPER WITH ACCESS DOOR
SEC	SECONDARY,SECONDS
SENS	SENSIBLE
SEP	SEPARATE
SEQ	SEQUENCE
SER	SERIES
SERV	SERVICE
SH	SHEET
SOL	SOLENOID
SP	STATIC PRESSURE OR SECURITY PENETRATION
SST	STAINLESS STEEL
STL	STEEL
SUCT	SUCTION
SUP	SUPPLY
TD	TEMPERATURE DIFFERENTIAL
TEMP	TEMPERATURE
TH	THERMOMETER
THK	THICK
TSP	TOTAL STATIC PRESSURE
V	VENT OR VOLT
VAC	VACUUM
VAV	VARIABLE AIR VOLUME
VB	VACUUM BREAKER
VEL	VELOCITY
VERT	VERTICAL
VIB	VIBRATION
VOL	VOLUME
VSD	VARIABLE SPEED DRIVE
VTR	VENT THRU ROOF
W	WATT, WIDTH OR WIDE
W/	WITH
WB	WET BULB
WMS	WIRE MESH SCREEN

EQUIPMENT ABBREVIATIONS

XXX / XX/XX — EQUIPMENT SYMBOL (SEE SCHEDULE) / EQUIPMENT IDENTITY ABBREVIATION / EQUIPMENT REFERENCE NUMBER / SYSTEM NUMBER IF APPLICABLE

NOTE: NOT ALL EQUIPMENT INDICATED MAY APPEAR ON THESE CONTRACT DRAWINGS

ACC	AIR COOLED CONDENSER
ACCU	AIR COOLED CONDENSING UNIT
ACU	PACKAGED AIR CONDITIONING UNIT
AFM	TERMINAL AIR FLOW MODULE
AFS	AIR FLOW STATION
AHU	AIR HANDLING UNIT
B	BOILER
BFP	BOILER FEED PUMP
BFS	BOILER FEED SET
C	CONVECTOR
CC	COOLING COIL
CF	CHARCOAL FILTER
CFP	CHEMICAL FEED PUMP
CFU	CHEMICAL FEED UNIT
CH	CHILLER
CHP	CHILLED WATER PUMP
CP	CONDENSATE PUMP
CRAC	COMPUTER ROOM AIR CONDITIONING UNIT
CSG	CLEAN STEAM GENERATOR
CT	COOLING TOWER
DA	DEAERATOR
DAC	DOOR AIR CURTAIN
DC	DUCT COIL
DEH	DEHUMIDIFIER
DUC	DUST COLLECTOR
EUH	ELECTRIC UNIT HEATER
ET	EXPANSION TANK
F	FAN
FCU	FAN COIL UNIT
FM	FLOW METER
FMB	FILTER MIXING BOX
FOP	FUEL OIL PUMP
FT	FLASH TANK
GC	GLYCOL COOLER
H	HUMIDIFIER
HC	HEATING COIL
HE	HEAT EXCHANGER
HEF	HIGH EFFICIENCY FILTER
HEPA	HIGH EFFICIENCY PARTICULATE AIR FILTER
HP	HEAT PUMP
HRC	HEAT RECOVERY COIL
HRU	HEAT RECOVERY UNIT
HV	HEATING & VENTILATING UNIT
LFM	LAMINAR FLOW MODULE
MB	MIXING BOX
MAH	MAKE-UP AIR HEATER
OAI	OUTSIDE AIR INTAKE
P	PUMP
PF	PRE-FILTER
PHC	PREHEAT COIL
PRV	PRESSURE REDUCING VALVE
PSG	PURE STEAM GENERATOR
PTAC	PACKAGED TERMINAL AIR CONDITIONER
RV	RELIEF VALVE
SC	STEAM COIL
UH	UNIT HEATER
V	VARIABLE AIR VOLUME BOX
VF	VARIABLE AIR VOLUME BOX -FAN POWERED
WF	WALL FIN RADIATION

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

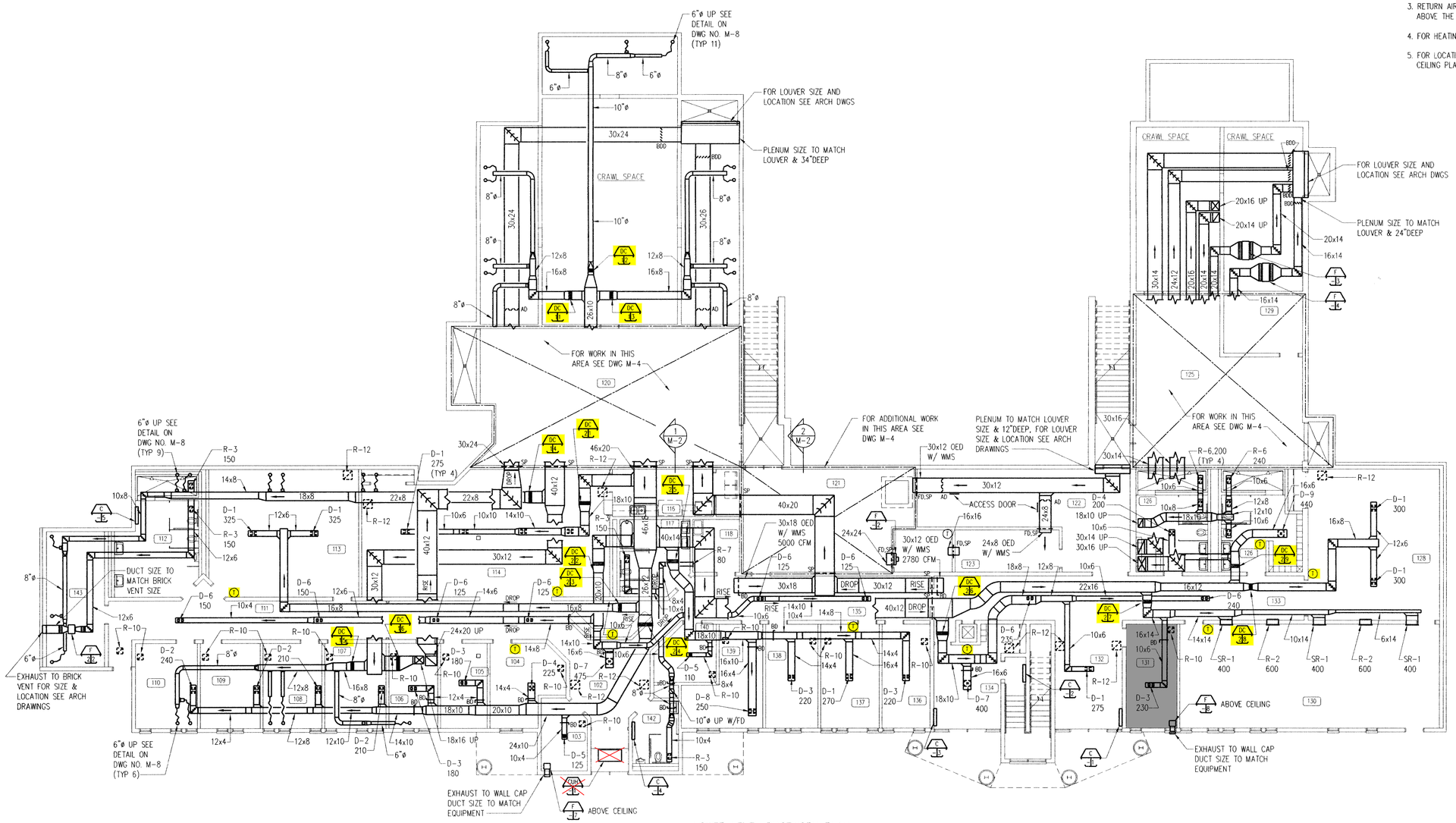
No.	Date	Issue or Revision

Drawing Title: LEGEND AND ABBREVIATIONS

Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg. Date: 8-13-93	Drawing No.: M-1
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No.: 37 of 65

NOTES:

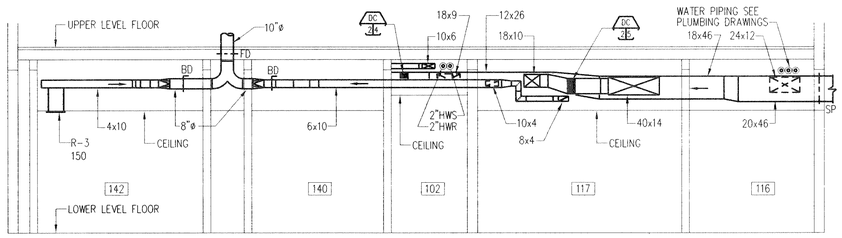
1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.
2. FOR DUCT COIL ARRANGEMENT DETAIL SEE DWG NO. M-7.
3. RETURN AIR PLENUM ABOVE CEILING, FOR WALL OPENINGS ABOVE THE CEILING SEE ARCHITECTURAL DRAWINGS.
4. FOR HEATING WATER & REFRIGERANT PIPING SEE DWG NO. M-5.
5. FOR LOCATIONS OF REGISTERS AND DIFFUSERS SEE REFLECTED CEILING PLAN.



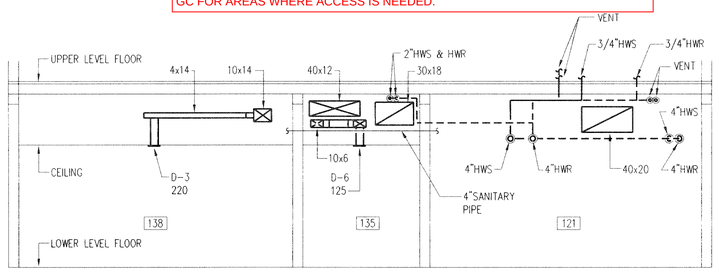
LOWER LEVEL DUCTWORK PLAN
SCALE: 1/8"=1'-0"

BALANCING NOTES:
1. CONTRACTOR SHALL REBALANCE AIRFLOWS THROUGHOUT THE ENTIRE BUILDING. REFER TO THESE ORIGINAL CONSTRUCTION DRAWINGS FOR THE ORIGINAL AIRFLOWS IN AREAS WHERE THEY ARE NOT BEING MODIFIED BY THE PROPOSED CONSTRUCTION. AREAS SHADED IN GRAY INDICATE AREAS WHERE AIRFLOWS ARE BEING MODIFIED BY THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS. REFER TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS FOR AIRFLOWS IN SHADED AREAS.
2. MC MUST COMPLETE CONTROLS INSTALLATION AND BALANCING PRIOR TO THE COMPLETION OF SECURE OR INACCESSIBLE CEILINGS TO ENSURE ACCESS TO CONTROL AND BALANCING DEVICES ABOVE CEILINGS. COORDINATE WITH GC FOR AREAS WHERE ACCESS IS NEEDED.

DUCT COIL NOTES:
1. MECHANICAL CONTRACTOR SHALL REMOVE THE EXISTING DUCT COILS, CLEAN THE FINS OF ANY DIRT OR DEBRIS, AND REINSTALL THE DUCT COILS BACK IN THE EXISTING DUCTWORK. REPLACE ANY INSULATION THAT NEEDED TO BE REMOVED TO ACCESS THE DUCT COILS.
2. ACCESS PANELS WILL BE REQUIRED WHERE DUCT COILS ARE LOCATED ABOVE SECURE OR RIGID CEILINGS.FOR FUTURE MAINTENANCE OF CONTROL VALVES. CORDINATE WITH ARCHITECTURAL DRAWINGS OF THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS TO DETERMINE QUANTITY AND LOCATION OF ACCESS PANELS. MECHANICAL CONTRACTOR SHALL IDENTIFY LOCATIONS OF ACCESS PANELS. GENERAL CONTRACTOR SHALL PROVIDE AND INSTALL ACCESS PANELS. ACCESS PANELS SHOULD BE 2'x2' SQUARE.



SECTION 1/M-2
SCALE: 1/4"=1'-0"



SECTION 2/M-2
SCALE: 1/4"=1'-0"

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

GRAPHIC SCALE:

1/8"=1'-0" 0 5' 10' 15' 20'

1/4"=1'-0" 0 1' 2' 3' 4' 5' 6' 7' 8' 9' 10'

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

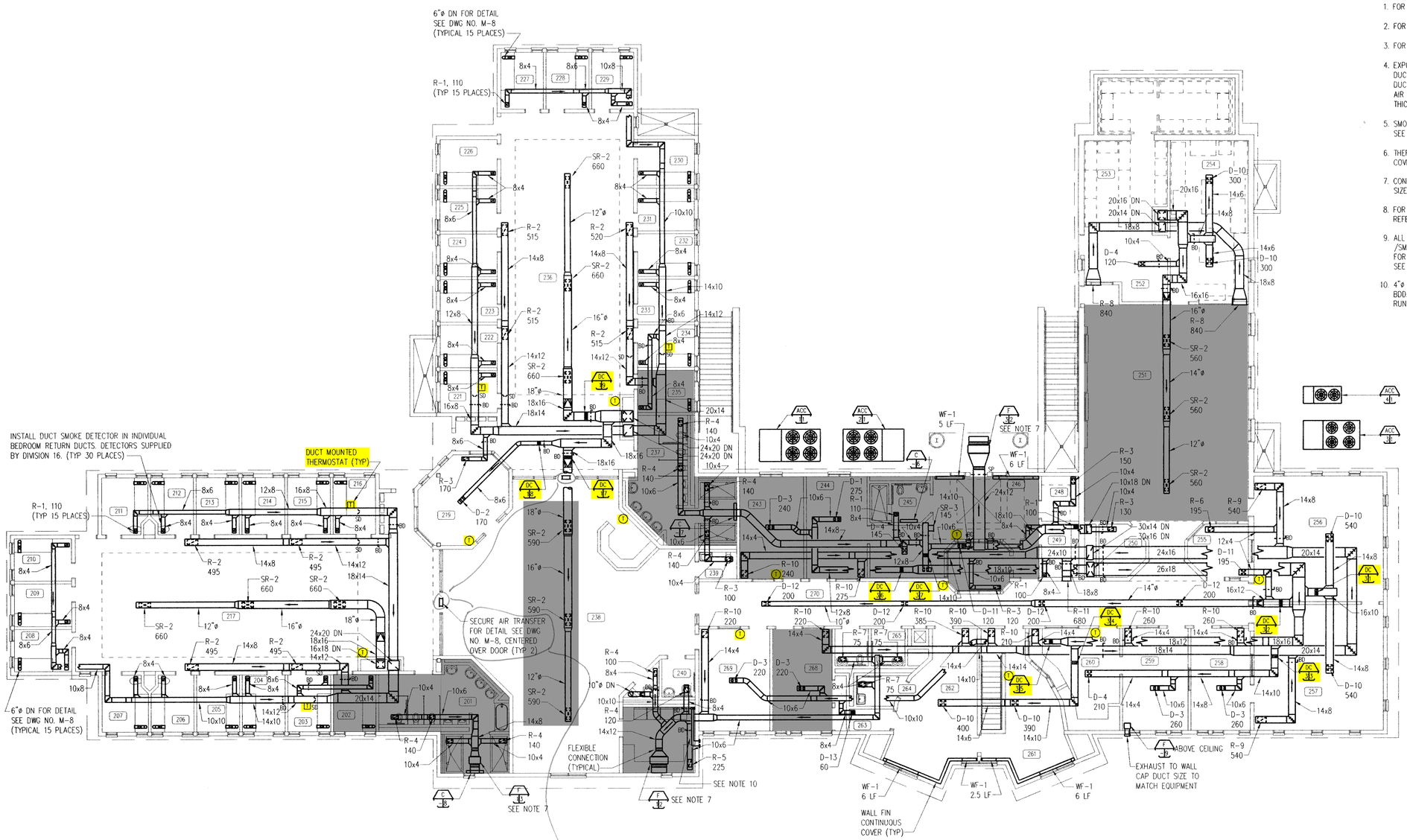
STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

No.	Date	Issue or Revision

Drawing Title: LOWER LEVEL DUCTWORK PLAN

Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg. Date: 8-13-93	Drawing No.: M-2
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No.: 32 of 65



UPPER LEVEL DUCTWORK PLAN

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

10/25/93
Smoke Dampers will be installed, interconnected to automatic alarm system.
ok'ed
Kevin Boorsboy, P.E.
&
Armand Christopher, Jr., R.A.

BALANCING NOTES:
1. CONTRACTOR SHALL REBALANCE AIRFLOWS THROUGHOUT THE ENTIRE BUILDING. REFER TO THESE ORIGINAL CONSTRUCTION DRAWINGS FOR THE ORIGINAL AIRFLOWS IN AREAS WHERE THEY ARE NOT BEING MODIFIED BY THE PROPOSED CONSTRUCTION. AREAS SHADED IN GRAY INDICATE AREAS WHERE AIRFLOWS ARE BEING MODIFIED BY THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS. REFER TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS FOR AIRFLOWS IN SHADED AREAS.
2. MC MUST COMPLETE CONTROLS INSTALLATION AND BALANCING PRIOR TO THE COMPLETION OF SECURE OR INACCESSIBLE CEILINGS TO ENSURE ACCESS TO CONTROL AND BALANCING DEVICES ABOVE CEILINGS. COORDINATE WITH GC FOR AREAS WHERE ACCESS IS NEEDED.

NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.
2. FOR DUCT COIL ARRANGEMENT DETAIL SEE DWG NO. M-7.
3. FOR HEATING WATER PIPING SEE DWG NO. M-6.
4. EXPOSED ROUND DUCTWORK SHALL BE 18 GAGE SPIRAL WOUND. DUCTWORK SHALL BE PAINTED TO ARCHITECTURAL SPECIFICATIONS. DUCT DIMENSIONS INDICATE NET INSIDE DIMENSION REQUIRED FOR AIR FLOW. INCREASE DUCTWORK TO ALLOW FOR INTERIOR LINER THICKNESS.
5. SMOKE DAMPER (SD) USED IN SMOKE EVACUATION SYSTEM. SEE DWG NO. M-9 FOR SMOKE EVACUATION CONTROL DIAGRAM.
6. THERMOSTAT SHALL BE MOUNTED 5'-0" AFF WITH SECURITY COVER UNLESS OTHERWISE NOTED.
7. CONNECT FAN DISCHARGE TO LOUVER WITH PLENUM. FOR LOUVER SIZE, LOCATION & CONFIGURATION SEE ARCH DWGS.
8. FOR LOCATION OF CEILING MOUNTED REGISTERS & DIFFUSERS REFER TO REFLECTED CEILING PLANS. REVISED FOR ADDENDUM #2.
9. ALL DUCTWORK PENETRATING THE TOP OF THE CHASE (EXCLUDING RETURN /SMOKE EVACUATION DUCTWORK) SHALL CONTAIN A HORIZONTAL FIRE DAMPER FOR HORIZONTAL FIRE DAMPER DETAIL SEE DWG NO. M-8. FOR CHASE DETAIL SEE ARCH DWGS.
10. 4"ø DRYER VENT DUCT, RUN TO DRYER VENT CAP THRU WALL W/ BDD. TERMINATE DUCT 6"AFF FOR FLEX CONNECTION FROM DRYER. RUN DUCT EXPOSED ALONG WALL TO ABOVE CEILING. (TYP TWO)

DUCT COIL NOTES:
1. MECHANICAL CONTRACTOR SHALL REMOVE THE EXISTING DUCT COILS, CLEAN THE FINS OF ANY DIRT OR DEBRIS, AND REINSTALL THE DUCT COILS BACK IN THE EXISTING DUCTWORK. REPLACE ANY INSULATION THAT NEEDED TO BE REMOVED TO ACCESS THE DUCT COILS.
2. ACCESS PANELS WILL BE REQUIRED WHERE DUCT COILS ARE LOCATED ABOVE SECURE OR RIGID CEILINGS FOR FUTURE MAINTENANCE OF CONTROL VALVES. CORDINATE WITH ARCHITECTURAL DRAWINGS OF THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS TO DETERMINE QUANTITY AND LOCATION OF ACCESS PANELS. MECHANICAL CONTRACTOR SHALL IDENTIFY LOCATIONS OF ACCESS PANELS. GENERAL CONTRACTOR SHALL PROVIDE AND INSTALL ACCESS PANELS. ACCESS PANELS SHOULD BE 2'x2' SQUARE.

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

GRAPHIC SCALE:
1/8"=1'-0" 0 5' 10' 15' 20'

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876
ARNALDO UNTORIA, A.I.A.
PAUL R. SWARTZ, A.I.A.
ARMAND T. CHRISTOPHER JR., A.I.A.
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

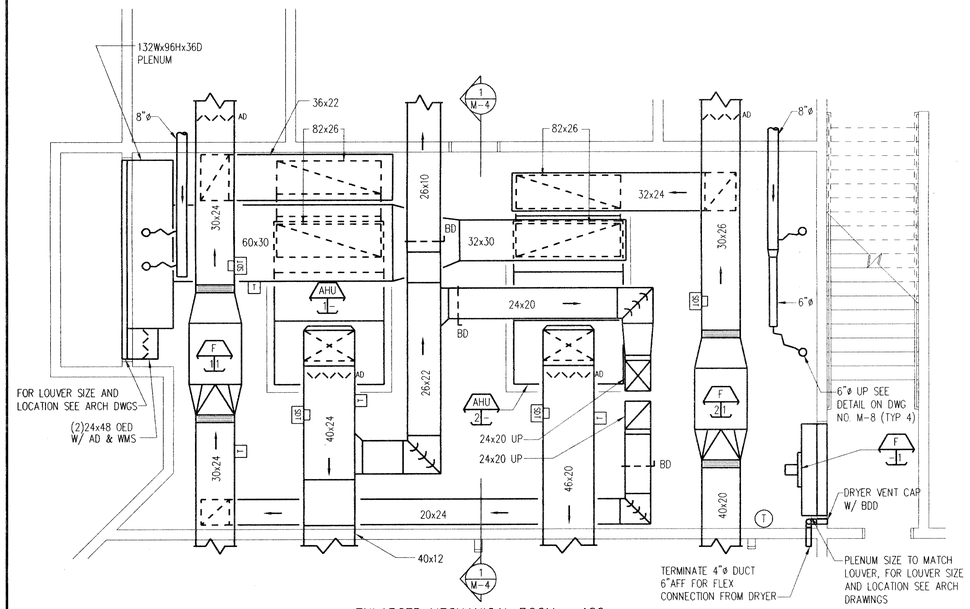
STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

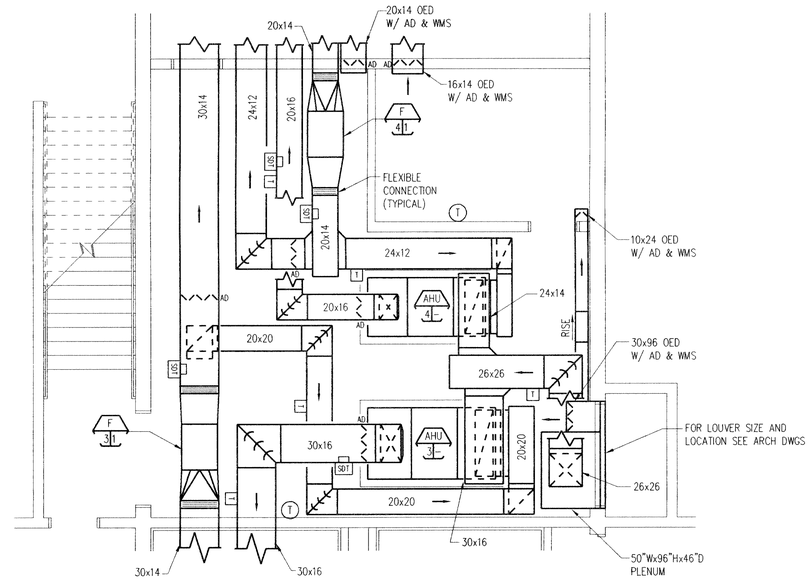
No.	Date	Issue or Revision

Drawing Title: UPPER LEVEL DUCTWORK PLAN

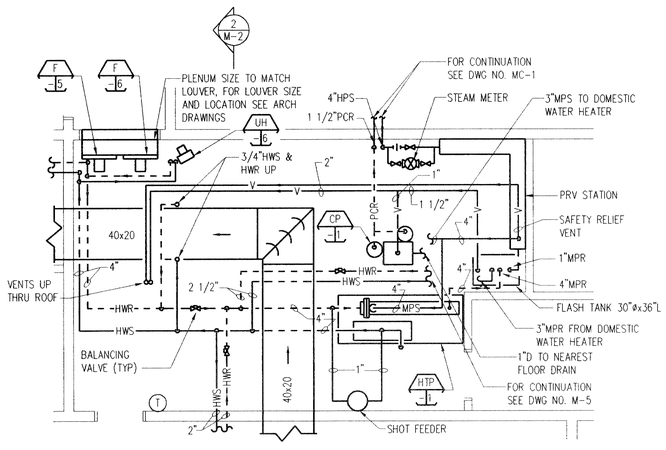
Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg. Date: 8-13-93	Drawing No.: M-3
Drawn By: SCOOPER	
Chkd. By: B.KLINE	Sheet No. 39 of 65



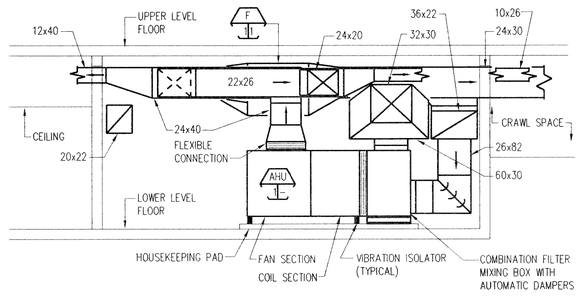
ENLARGED MECHANICAL ROOM – 120
SCALE: 1/4"=1'-0"



ENLARGED MECHANICAL ROOM – 125
SCALE: 1/4"=1'-0"



ENLARGED MECHANICAL ROOM – 121
SCALE: 1/4"=1'-0"



SECTION
SCALE: 1/4"=1'-0"
1 M-4

NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.
2. SUPPLY AND RETURN DUCTWORK SHALL BE INTERNALLY LINED FOR 20 FEET ON EACH SIDE OF THE AHU. DUCT DIMENSIONS INDICATE NET INSIDE DIMENTION REQUIRED FOR AIRFLOW. INCREASE DUCTWORK TO ALLOW FOR LINER THICKNESS.
3. FOR LOUVER SIZES AND LOCATIONS SEE ARCHITECTURAL DRAWINGS.
4. AUTOMATIC DAMPERS (AD) SHALL BE PROVIDED WITH ACCESS DOORS.
5. FOR HEATING WATER & REFRIGERANT PIPING SEE DWG NO. M-5.

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

GRAPHIC SCALE:
1/4"=1'-0"
0 1' 2' 3' 4' 5' 6' 7' 8' 9' 10'

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876
ARNALDO UNTORIA, A.I.A.
PAUL R. SWARTZ, A.I.A.
Signature & License No.
STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA
Jackson, NJ
Huntingdon Valley, PA

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

REVISED FOR ADDENDUM #2.

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

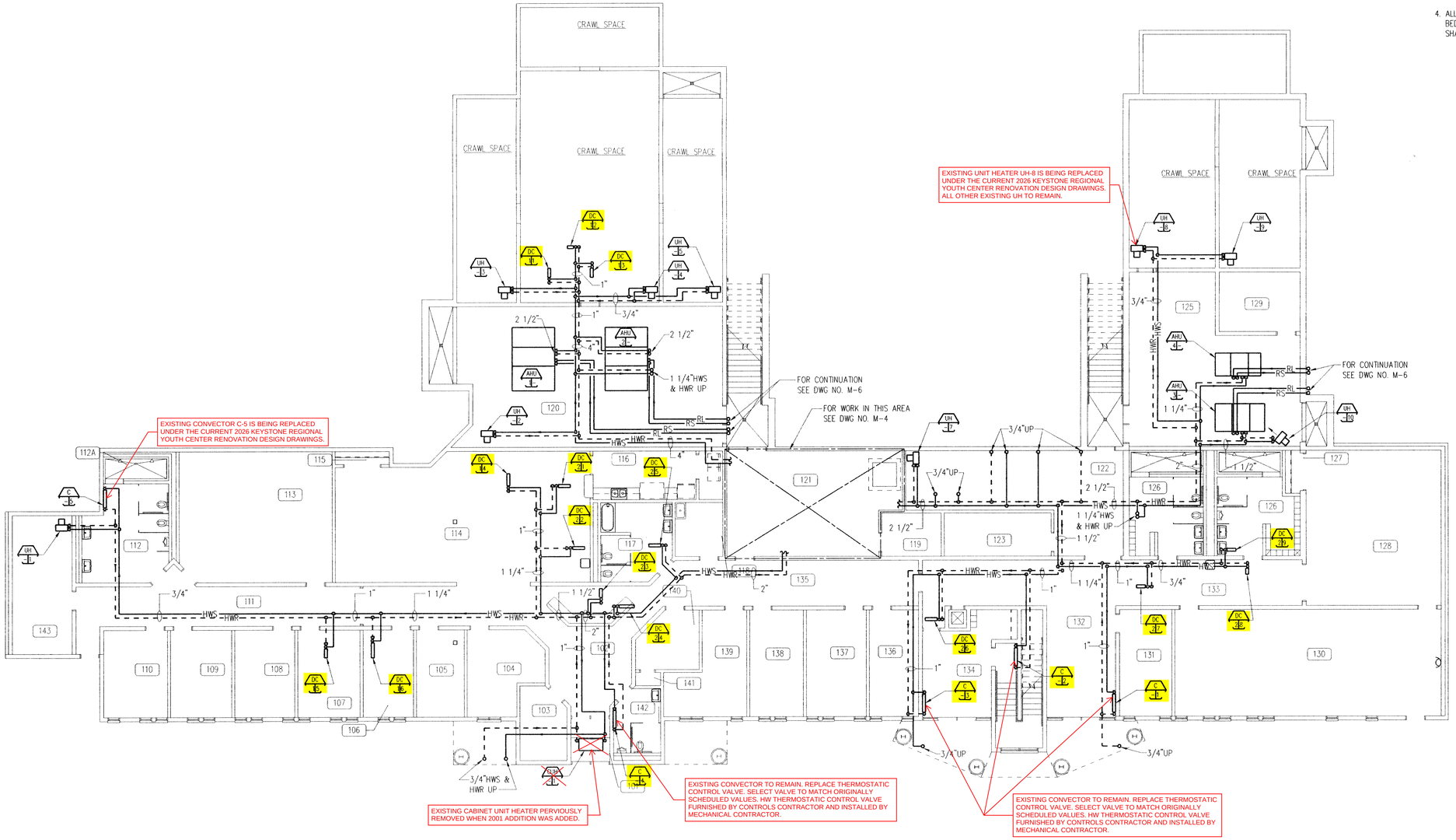
No.	Date	Issue or Revision

Drawing Title: ENLARGED MECHANICAL ROOMS AND SECTION

Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg Date: 8-13-93	Drawing No.: M-4
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No. 40 of 65

NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.
2. FOR DUCT COIL ARRANGEMENT DETAIL SEE DWG NO. M-7.
3. ALL BRANCH PIPING TO INDIVIDUAL EQUIPMENT SHALL BE 3/4" UNLESS OTHERWISE NOTED.
4. ALL EXPOSED PIPING IN YOUTH HOUSING, ACTIVITY AREAS, BATHROOMS, BEDROOMS, DAYROOMS, CLASSROOMS, RECREATION ROOMS AND CORRIDORS SHALL BE PROVIDED WITH A COVER. SEE DETAIL ON DWG NO. M-8.



LOWER LEVEL PIPING PLAN

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

CONTROLS NOTES:
1. NRG CONTROLS IS THE COUNTY'S PREFERRED CONTROLS CONTRACTOR.
2. TEMPERATURE SENSORS SERVING DUCT REHEAT COILS ARE INDICATED ON THE DUCTWORK DRAWINGS.
3. WHERE TEMPERATURE SENSORS ARE REQUIRED IN AREAS ACCESSIBLE TO RESIDENTS, CONTROLS CONTRACTOR SHALL PROVIDE FLAT PLATE NO ACCESS TEMPERATURE SENSORS WHICH CAN HAVE SETPOINTS ADJUSTED FROM A CENTRAL CONTROL LOCATION. TEMPERATURE SENSORS WILL BE INSTALLED IN THE SAME LOCATIONS AS EXISTING T-STATS TO UTILIZE EXISTING IN WALL WIRE PATHWAYS. EXPOSED CONDUIT WILL BE AVOIDED.
4. IF EXPOSED CONDUIT OR SENSORS ARE NECESSARY, THEY WILL BE INSTALLED IN TAMPER PROOF ENCLOSURES.
5. IF NEW SENSORS ARE REQUIRED, THEY CAN BE INSTALLED ADJACENT TO THE DOORS IN ORDER TO UTILIZE THE CHASE IN THE DOOR FRAME TO LIMIT THE AMOUNT OF WALL THAT IS CHANNELED.

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

GRAPHIC SCALE:

1/8"=1'-0" 0 5' 10' 15' 20'

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

No.	Date	Issue or Revision

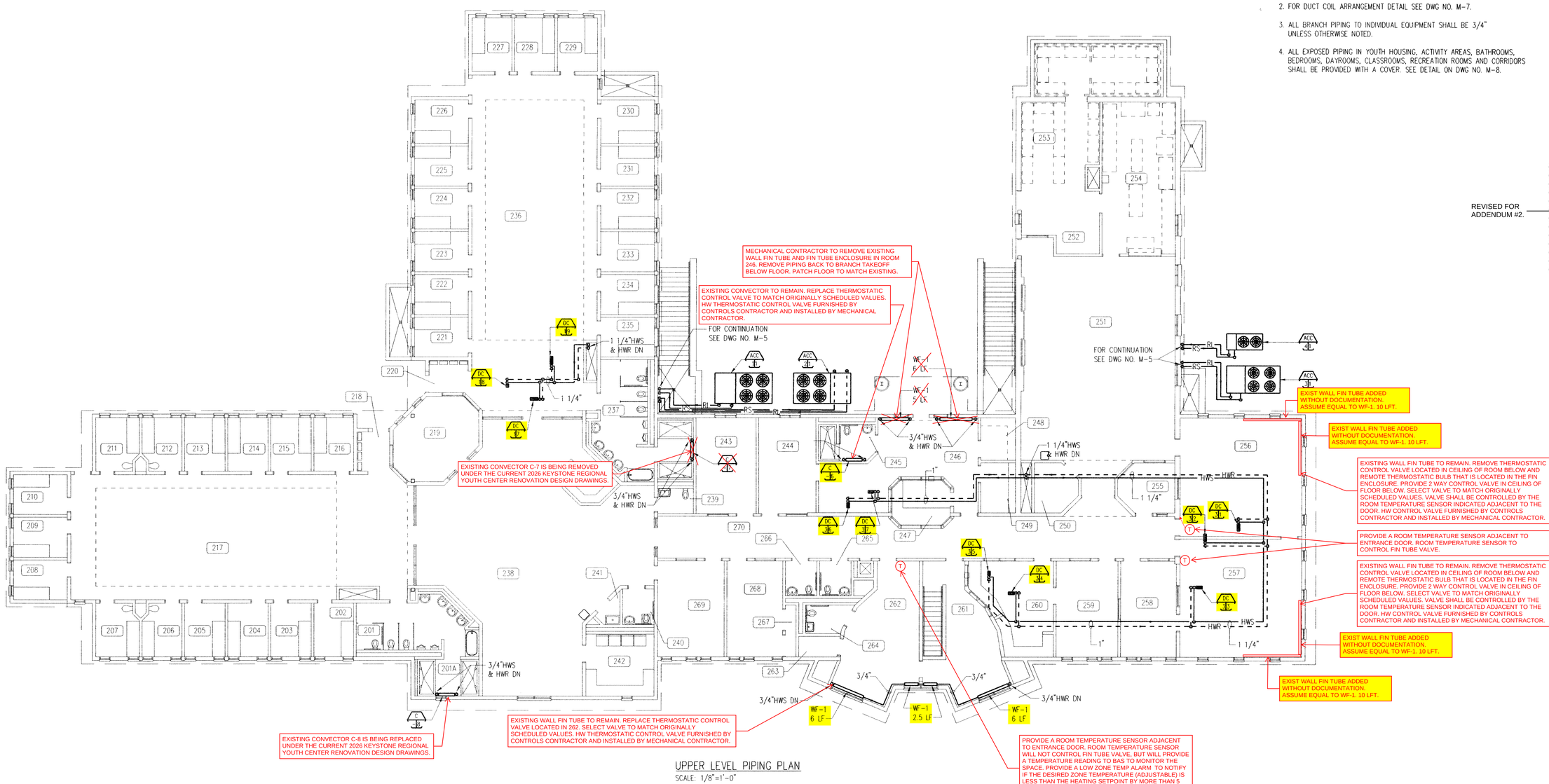
Drawing Title: LOWER LEVEL PIPING PLAN

Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg. Date: 8-15-93	Drawing No.: M-5
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No.: 41 of 65

6791 H:\PROJECTS\6791\M-05 GIC NO1 08/05/93 14:25

NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.
2. FOR DUCT COIL ARRANGEMENT DETAIL SEE DWG NO. M-7.
3. ALL BRANCH PIPING TO INDIVIDUAL EQUIPMENT SHALL BE 3/4" UNLESS OTHERWISE NOTED.
4. ALL EXPOSED PIPING IN YOUTH HOUSING, ACTIVITY AREAS, BATHROOMS, BEDROOMS, DAYROOMS, CLASSROOMS, RECREATION ROOMS AND CORRIDORS SHALL BE PROVIDED WITH A COVER. SEE DETAIL ON DWG NO. M-8.



UPPER LEVEL PIPING PLAN
SCALE: 1/8"=1'-0"

CONTROLS NOTES:
1. NRG CONTROLS IS THE COUNTY'S PREFERRED CONTROLS CONTRACTOR.
2. TEMPERATURE SENSORS SERVING DUCT REHEAT COILS ARE INDICATED ON THE DUCTWORK DRAWINGS.
3. WHERE TEMPERATURE SENSORS ARE REQUIRED IN AREAS ACCESSIBLE TO RESIDENTS, CONTROLS CONTRACTOR SHALL PROVIDE FLAT PLATE NO ACCESS TEMPERATURE SENSORS WHICH CAN HAVE SETPOINTS ADJUSTED FROM A CENTRAL CONTROL LOCATION. TEMPERATURE SENSORS WILL BE INSTALLED IN THE SAME LOCATIONS AS EXISTING T-STATS TO UTILIZE EXISTING IN WALL WIRE PATHWAYS. EXPOSED CONDUIT WILL BE AVOIDED.
4. IF EXPOSED CONDUIT OR SENSORS ARE NECESSARY, THEY WILL BE INSTALLED IN TAMPER PROOF ENCLOSURES.
5. IF NEW SENSORS ARE REQUIRED, THEY CAN BE INSTALLED ADJACENT TO THE DOORS IN ORDER TO UTILIZE THE CHASE IN THE DOOR FRAME TO LIMIT THE AMOUNT OF WALL THAT IS CHANNELED.

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

GRAPHIC SCALE:
1/8"=1'-0" 0 5' 10' 15' 20'

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

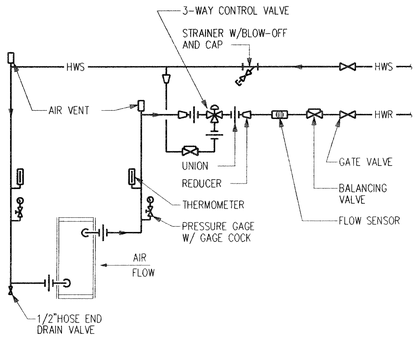
STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

No.	Date	Issue or Revision

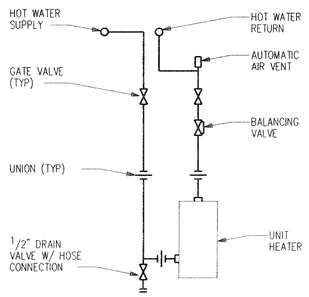
Drawing Title: UPPER LEVEL PIPING PLAN

Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg. Date: 8-13-93	Drawing No.: M-6
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No.: 42 of 65



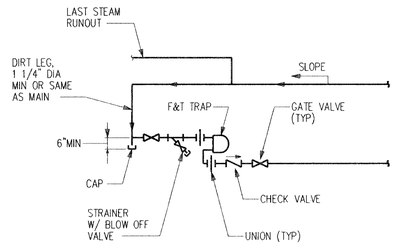
HEATING COIL PIPING DIAGRAM

NO SCALE



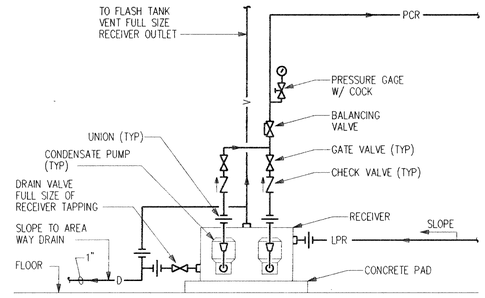
UNIT HEATER PIPING DIAGRAM

NO SCALE



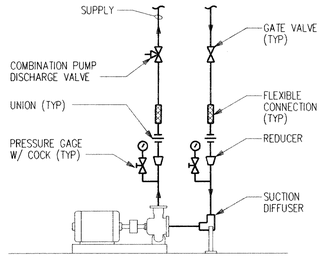
END OF STEAM MAIN DRIP PIPING DIAGRAM

NO SCALE



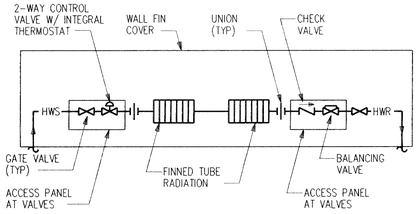
CONDENSATE PUMP PIPING DIAGRAM

NO SCALE



BASE MOUNTED PUMP PIPING DIAGRAM

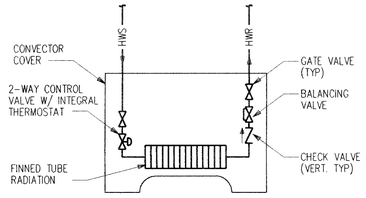
NO SCALE



NOTE: HOT WATER PIPING FROM BELOW FLOOR SLAB

HOT WATER
WALL FIN RADIATION PIPING DIAGRAM

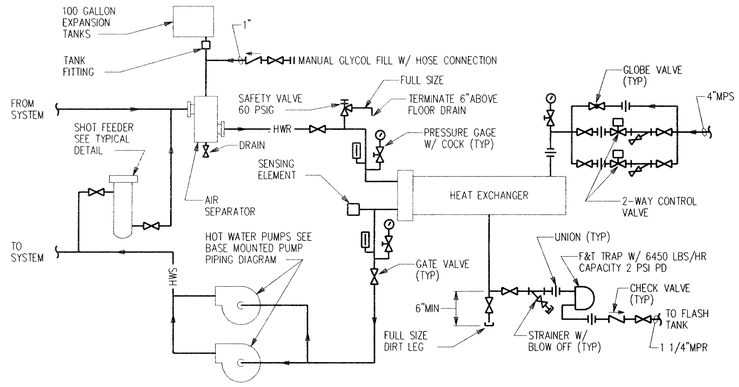
NO SCALE



NOTE: SUPPLY & RETURN PIPING FROM ABOVE OR BELOW, SEE PIPING PLANS FOR LOCATION.

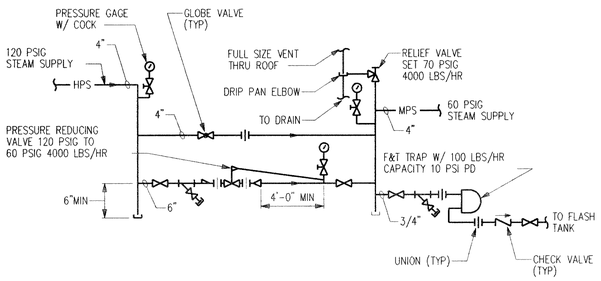
CONVECTOR PIPING

NO SCALE



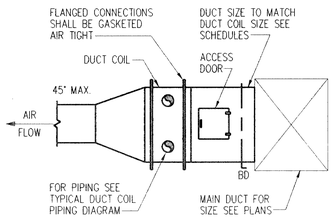
HEAT EXCHANGER PIPING DIAGRAM

NO SCALE



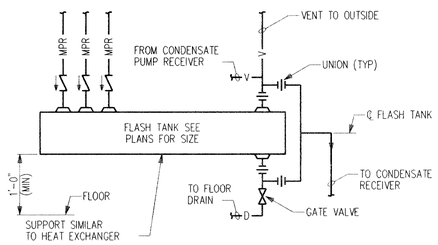
PRESSURE REDUCING STATION PIPING DIAGRAM

NO SCALE



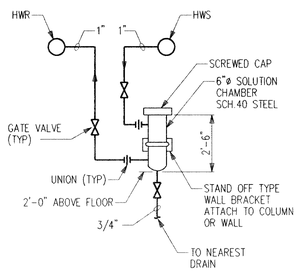
DUCT COIL ARRANGEMENT DETAIL

NO SCALE



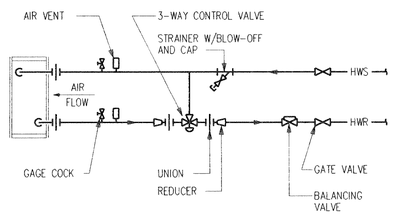
FLASH TANK PIPING DIAGRAM

NO SCALE



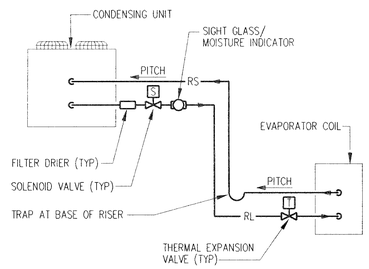
SHOT FEEDER DETAIL

NO SCALE



DUCT COIL PIPING DIAGRAM

NO SCALE



REFRIGERANT PIPING DETAIL

NO SCALE

NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

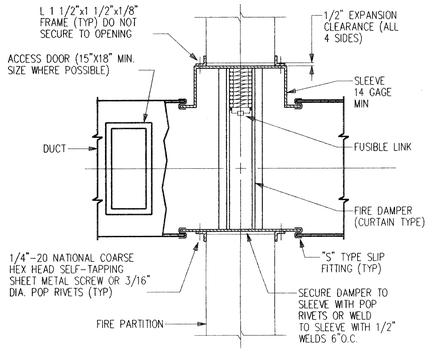
STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

No.	Date	Issue or Revision

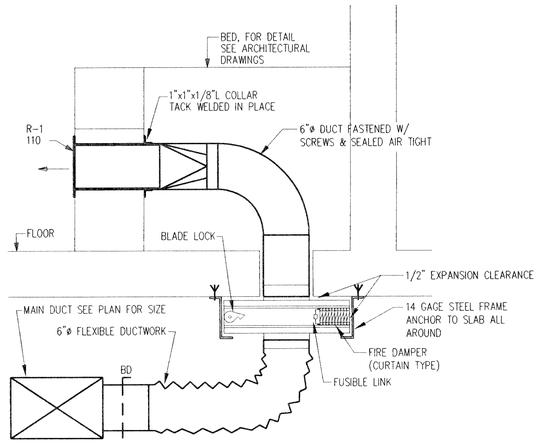
Drawing Title: DIAGRAMS AND DETAILS

Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg. Date: 8-13-93	Drawing No.: M-7
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No.: 43 of 65



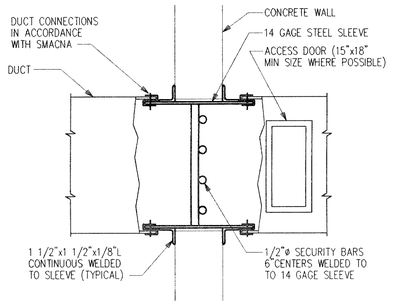
VERTICAL FIRE DAMPER DETAIL

NO SCALE



BEDROOM SUPPLY REGISTER DETAIL

NO SCALE

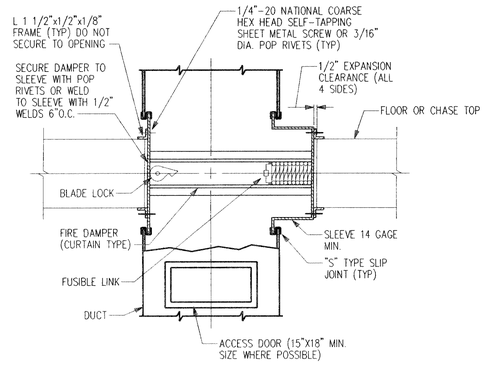


SECURITY BARRIER DETAIL

NO SCALE

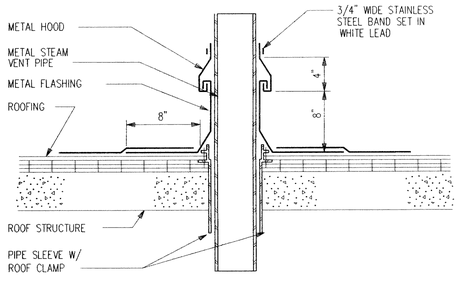
NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.



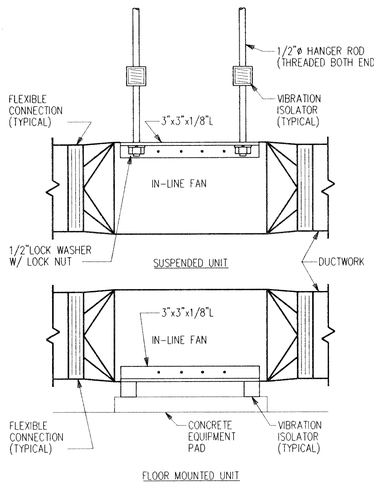
HORIZONTAL FIRE DAMPER DETAIL

NO SCALE



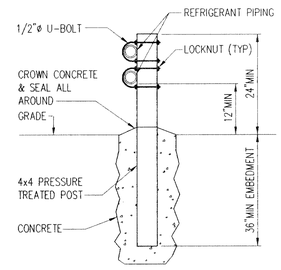
VENT THRU ROOF DETAIL

NO SCALE



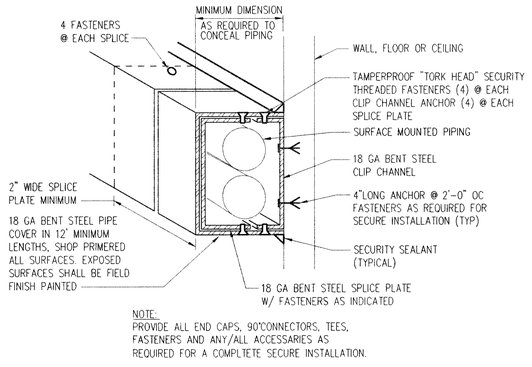
IN-LINE FAN SUPPORT DETAIL

NO SCALE



EXTERIOR REFRIGERANT PIPE SUPPORT DETAIL

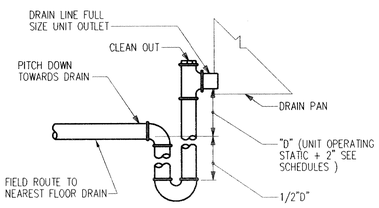
NO SCALE



NOTE:
PROVIDE ALL END CAPS, 90°CONNECTORS, TEES, FASTENERS AND ANY/ALL ACCESSARIES AS REQUIRED FOR A COMPLTETE SECURE INSTALLATION.

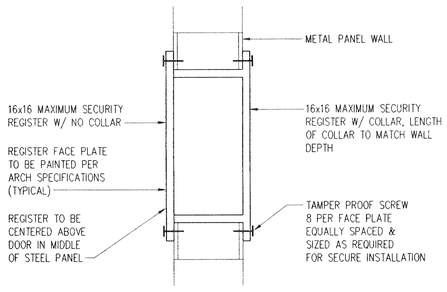
SURFACE MOUNTED PIPE COVER DETAIL

NO SCALE



DRAW THRU CONDENSATE DRAIN DETAIL

NO SCALE



SECURE AIR TRANSFER DETAIL

NO SCALE

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization

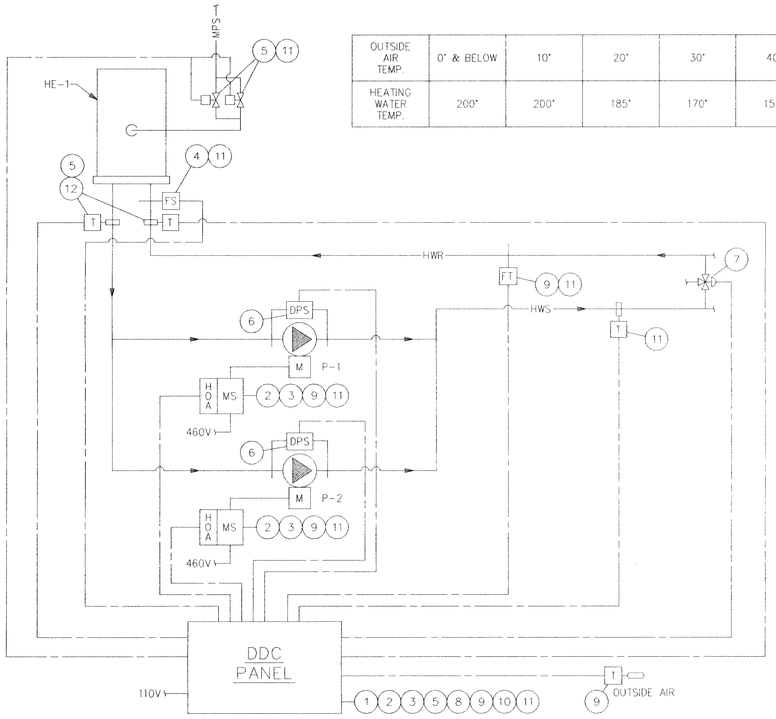
STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

No.	Date	Issue or Revision

Drawing Title: DETAILS

Scale: AS NOTED	Project No.: 93003
Datum Elev.:	
Dwg. Date: 8-13-93	Drawing No.: M-8
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No. 44 of 65



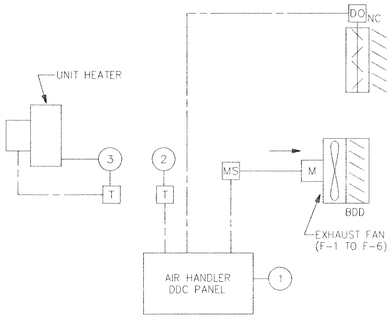
OUTSIDE AIR TEMP.	0° & BELOW	10°	20°	30°	40°	50°
HEATING WATER TEMP.	200°	200°	185°	170°	155°	140°

HEATING SYSTEM CONTROL DIAGRAM

HEATING WATER SYSTEM

SEQUENCE OF OPERATION:

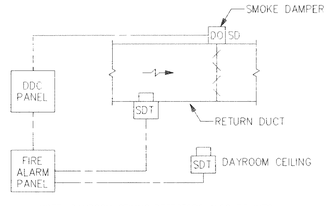
1. DDC SYSTEM SHALL CONTROL THE HEAT EXCHANGER SYSTEM. NORMAL OPERATION IS FOR THE HOT WATER SYSTEM TO RUN ONE PUMP AND HEAT EXCHANGER.
2. "HAND-OFF-AUTO" SELECTOR, IN "AUTO" POSITION THE PUMP IS CONTROLLED BY DDC CONTROLS. IN "HAND" POSITION THE PUMP SHALL RUN. THE DDC SYSTEM SHALL MONITOR THE "HAND" POSITION VIA A RELAY IN THE "HAND" CIRCUIT.
3. DDC CONTORLS SELECT "OPERATING" AND "STAND-BY" PUMP FOR OPERATION. "OPERATING" AND "STAND-BY" PUMPS SHALL BE ALTERNATED BY DDC CONTROLS BASED ON RUN TIME (ADJUSTABLE).
4. FLOW SWITCH SIGNALS CONTROL VALVE TO CONTROL WHEN FLOW IS PROVEN. ON LOSS OF FLOW CONTROL VALVE SHALL CLOSE.
5. DDC CONTROLS MODULATE PARALLEL STEAM CONTROL VALVES IN SERIES TO MAINTAIN SUPPLY WATER TEMPERATURE AT SETPOINT OF 200°F (ADJUSTABLE).
6. DIFFERENTIAL PRESSURE SWITCH PROVES PUMP OPERATION. UPON LOSS OF FLOW THE "STAND-BY" PUMP STARTS AFTER A 30 SECOND TIME DELAY AND AN ALARM SIGNAL IS SENT TO THE DDC SYSTEM, AND THE FAILED PUMP IS DISCONNECTED.
7. HOT WATER SYSTEM SHALL HAVE THREE-WAY VALVES AT EACH AIR HANDLING UNIT.
8. UPON A LOSS OF COMMERCIAL POWER THE DDC SYTEM SHALL SHUT DOWN THE "OPERATING" PUMP. UPON THE TRANSFER TO EMERGENCY POWER THE DDC SYSTEM SHALL RE-START THE "OPERATING" PUMP. UPON RESUMPTION OF COMMERCIAL POWER THE DDC SYSTEM SHALL RETURN THE SYSTEM TO OPERATION, AFTER AN ADJUSTABLE TIME DELAY.
9. THE DDC SYSTEM SHALL RESET THE SUPPLY WATER TEMPERATURE BASED ON THE OUTSIDE AIR TEMPERATURE (SEE BELOW). THE DDC GRAPHIC DISPLAY OF THE SYSTEM SHALL INCLUDE THE DESIGN SETPOINT, THE CURRENT RESET SETPOINT AND THE ACTUAL SUPPLY WATER TEMPERATURE.
10. THE HOT WATER SYSTEM PUMP SHALL BE ON WHEN EVER THE OUTSIDE AIR TEMPERATURE IS BELOW 40°F (ADJUSTABLE) OR A DEMAND FOR HEAT FROM ANY AHU SHALL ENERGIZE THE SYSTEM.
11. THE DDC SYSTEM SHALL MONITOR THE PUMP STATUS, THE SYSTEM FLOW, THE SUPPLY AND RETURN TEMPERATURES, AND THE STEAM VALVE POSITION.
12. THE DDC SYSTEM SHALL MONITOR HEAT EXCHANGER LEAVING TEMPERATURE. DDC SYSTEM SHALL ALARM IF LEAVING WATER (GLYCOL) TEMPERATURE EXCEEDS 220°F AND SHALL MODULATE THE STEAM VALVES CLOSED.



MECHANICAL ROOM VENTILATION CONTROL DIAGRAM

SEQUENCE OF OPERATION:

1. THE DDC SYSTEM SHALL CONTROL THE MECHANICAL ROOM VENTILATION.
2. UPON A RISE IN TEMPERATURE ABOVE 75°F (ADJUSTABLE) THE SUPPLY AND EXHAUST DAMPERS SHALL OPEN. ABOVE 85°F (ADJUSTABLE) THE EXHAUST FAN SHALL BE ACTIVATED. THE EXHAUST FAN SHALL BE DEACTIVATED AFTER A 10°F DROP IN ROOM TEMPERATURE TO 75°F. BELOW 70°F ALL DAMPERS SHALL CLOSE.
3. UPON A CALL FOR HEATING INDIVIDUAL UNIT HEATERS SHALL CYCLE ON THEIR INTEGRAL THERMOSTATS.

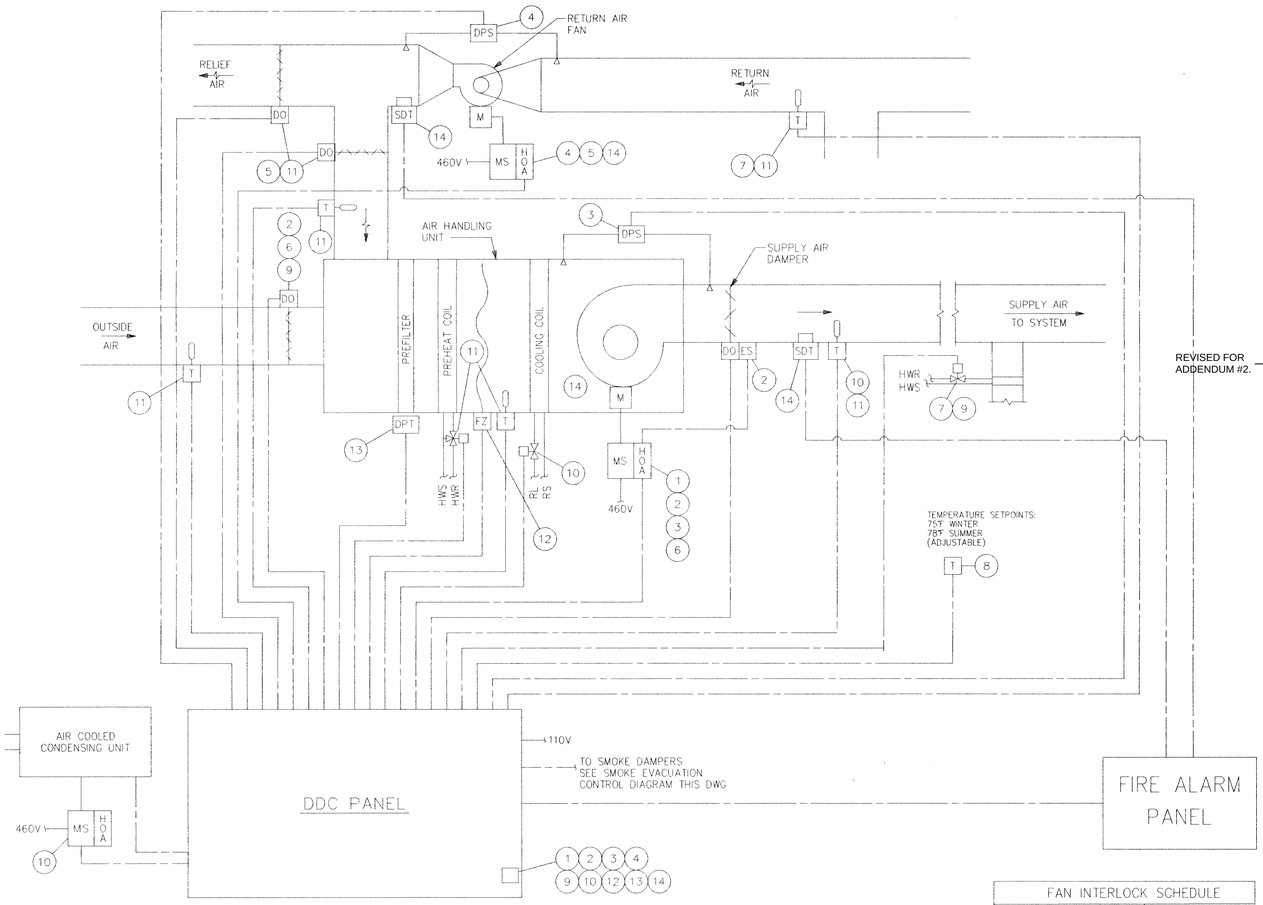


NOTE: DAYROOM CEILING DETECTORS ALSO TIE INTO DAYROOM DUCT ZONE DETECTORS.

SMOKE EVACUATION CONTROL DIAGRAM

SEQUENCE OF OPERATION:

1. SMOKE DAMPERS ARE NORMALLY OPEN EXCEPT UPON A SIGNAL FROM THE FIRE ALARM PANEL THE APPROPRIATE DAMPER SHALL CLOSE.
2. AHU-2,3,4 HAVE ONLY ONE SMOKE ZONE. AHU-1 HAS TWO SETS OF THREE SMOKE ZONES. IN EACH SET OF SMOKE ZONES WHEN A SMOKE DETECTOR IS ACTIVATED, ITS ASSOCIATED SMOKE DAMPER(S) REMAINS OPEN AND THE OTHERS CLOSE. THE SUPPLY FAN DEACTIVATES WHILE THE RETURN FAN REMAINS ACTIVE. THE DDC PANEL RECEIVES THE SMOKE DETECTOR SIGNAL THRU THE FIRE ALARM PANEL.

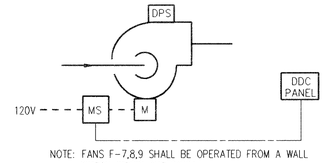


FAN INTERLOCK SCHEDULE	
AIR HANDLING UNIT	RETURN FAN
AHU-1	F-1-1
AHU-2	F-2-1
AHU-3	F-3-1
AHU-4	F-4-1

AHU-1 THRU AHU-4 ASSOCIATED RETURN FAN CONTROL DIAGRAM

SEQUENCE OF OPERATION:

1. A COMMAND FROM THE DDC SYSTEM SHALL START THE SUPPLY FAN.
2. WHEN THE "HOA" SWITCH FOR THE SUPPLY AIR HANDLING UNIT IS IN THE "HAND" POSITION, THE AHU RETURN AIR AND SUPPLY DAMPERS SHALL OPEN AND THE FAN SHALL START AFTER THE SUPPLY DAMPER END SWITCH IS PROVEN. THE DDC SYSTEM SHALL MONITOR THE POSITION OF THE "HOA" SWITCH. WHEN THE SWITCH IS IN THE "AUTO" POSITION THE SYSTEM SHALL BE ENERGIZED BY THE DDC PANEL MOUNTED CCS-OFF-LOCAL SWITCH.
3. NORMAL OPERATION SHALL HAVE THE FANS OPERATING CONTINUOUSLY. IF THE FAN SHALL FAIL AS SENSED BY THE DIFFERENTIAL PRESSURE SWITCH (DPS), THE FAN SHALL BE DISCONNECTED AND AN ALARM SHALL BE SENT TO THE DDC SYSTEM.
4. WHEN THE "HOA" SWITCH FOR THE RETURN AIR FAN IS IN THE "HAND" POSITION, THE FAN RETURN AIR DAMPER SHALL BE FULLY OPEN AND THE RELIEF DAMPER SHALL BE OPEN TO THE MINIMUM OUTSIDE AIR POSITION. THE DDC SYSTEM SHALL MONITOR THE POSITION OF THE "HOA" SWITCH. WHEN THE SWITCH IS IN THE "AUTO" POSITION THE SYSTEM SHALL BE ENERGIZED BY THE DDC SYSTEM.
5. THE RETURN FAN SHALL BE INTERLOCKED WITH THE SUPPLY FAN TO BE ON WHEN THE SUPPLY FAN IS ON AND OFF WHEN THE SUPPLY FAN IS OFF, EXCEPT UPON ACTIVATION OF A SMOKE DETECTOR (SEE 14). IF THE SUPPLY FAN FAILS THE RETURN FAN SHALL BE SHUT DOWN. IF THE RETURN FAN FAILS AS SENSED BY A DPS AN ALARM SHALL BE SENT TO THE DDC SYSTEM.
6. PREHEAT COIL CONTROL VALVE MODULATES TO MAINTAIN SUPPLY AIR SETPOINT DOWNSTREAM OF THE PREHEAT COIL AS SENSED BY A TEMPERATURE SENSOR (55°F MINIMUM). THE CONTROL VALVE SHALL BEGIN ACTUATION ONLY AFTER THE OUTSIDE AIR DAMPER IS AT THE MINIMUM SETTING OR 40°F OA TEMPERATURE IS SENSED. THE CONTROL VALVE IS ACTIVE DURING FAN SHUTDOWN. THE PREHEAT COIL SHALL MODULATE TO HOLD THE ROOM SETPOINT (75°F ADJUSTABLE) IN CASES WHERE NO REHEAT COILS ARE PROVIDED (AHU-4).
7. TEMPERATURE SENSOR OF THE TYPICAL JUVENILE BEDROOM AND ACTIVITY AREA IS LOCATED IN THE RETURN DUCT. IT SHALL MODULATE THE COOLING COIL AND PREHEAT COIL CONTROL VALVES TO HOLD SPACE TEMPERATURE (AHU-1). COOLING COIL SHALL MODULATE UNTIL ALL SPACE SETPOINTS ARE MAINTAINED.
8. ROOM TEMPERATURE SENSOR SHALL MODULATE COOLING COIL AND PREHEAT COIL CONTROL VALVE TO HOLD SPACE TEMPERATURE (AHU-4).
9. THE DDC SYSTEM SHALL HAVE THE INSTALLED CAPABILITY TO RESET THE DISCHARGE SUPPLY AIR TEMPERATURE BASED ON THE POSITION OF THE DUCT COIL CONTROL VALVES. WHEN ALL COILS ARE ACTIVE, SUPPLY AIR TEMPERATURE SHALL BE RESET WARMER UNTIL ATLEAST ONE DUCT COIL IS INACTIVE. HOT WATER CONTROL VALVE MODULATES TO MAINTAIN ROOM SETPOINT (AHU-1,2,3).
10. ON A CALL FOR COOLING BASED ON ROOM TEMPERATURE SENSOR, THE DDC SHALL START THE AIR COOLED CONDENSING UNIT. AFTER UNIT START UP IS INITIATED THE COIL SOLENOID VALVE SHALL OPEN AND THE COIL THERMAL EXPANSION VALVE SHALL CONTROL FLOW OF REFRIGERANT. THE CONDENSING UNIT INTERNAL CONTROLS SHALL CONTROL COMPRESSOR STAGING, CONDENSER FAN CYCLING AND ALL SAFETIES. FAILURE OF THE CONDENSING UNIT SHALL INDICATE ALARM TO DDC PANEL.
11. IN THE COOLING MODE, WHEN THE TEMPERATURE OF THE OUTSIDE AIR IS LESS THAN THE TEMPERATURE OF THE RETURN AIR (UP TO 75°F ADJUSTABLE) THE FREE COOLING ECONOMIZER CYCLE SHALL BE ACTIVATED. IN THE ECONOMIZER MODE THE OUTSIDE AIR AND RETURN AIR DAMPERS MODULATE FROM 100% OUTSIDE AIR TO MINIMUM OUTSIDE AIR IN ORDER TO MAINTAIN THE COOLING SETPOINT.
12. DDC SYSTEM SHALL ALARM ON EXCESSIVE LOW TEMPERATURE TO THE COOLING COIL.
13. DIFFERENTIAL PRESSURE SWITCH (DPS) PROVIDES INDICATION OF HIGH PRESSURE DROP ACROSS FILTERS TO THE DDC SYSTEM.
14. SMOKE DETECTOR SHALL SEND A SIGNAL TO THE FIRE ALARM PANEL. THE FIRE ALARM PANEL THRU THE DDC PANEL SHUTS DOWN THE SUPPLY AIR FAN UPON DETECTION OF THE PRODUCTS OF COMBUSTION. THE RETURN FAN SHALL REMAIN ACTIVATED. AHU RETURN DAMPER SHALL CLOSE AND EXHAUST DAMPER SHALL GO TO FULL OPEN. BY MANUAL COMMAND FROM THE DDC SYSTEM THE SUPPLY FAN SHALL BE RESTARTED AFTER A SHUTDOWN VIA THE FIRE ALARM PANEL. (FOR AHU-1 THRU AHU-4 SEE SMOKE DAMPER CONTROL DIAGRAM ON THIS SHEET).



NOTE: FANS F-7,8,9 SHALL BE OPERATED FROM A WALL SWITCH WITHIN THE ROOM.

EXHAUST FAN CONTROL DIAGRAM

(F-1-2,F-1-3,F-2-2,F-3-2)

SEQUENCE OF OPERATION:

1. NORMAL OPERATION SHALL HAVE THE FANS OPERATING CONTINUOUSLY. IF THE FAN SHALL FAIL AS SENSED BY THE DIFFERENTIAL PRESSURE SWITCH (DPS) THE FAN SHALL BE SHUT DOWN AND AN ALARM SHALL BE SENT TO THE DDC SYSTEM.

NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

No.	Date	Issue or Revision

Drawing Title: CONTROL DIAGRAMS

Scale	Project No.
AS NOTED	93003
Datum Elev.	
Dwg. Date: 8-13-03	Drawing No.: M-9
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No. 45 of 65

AIR HANDLING UNIT SCHEDULE

	REF. NO.		AHU-1	AHU-2	AHU-3	AHU-4
SUPPLY FAN	CFM		9200	9500	5120	2400
	RPM		871	872	112.3	1390
	TSP		3.0	3.0	3.0	2.5
	ESP		1.9	1.9	1.8	1.2
	HP		10	10	7.5	3
	VOLTS/PHASE/Hz		460/3/60	460/3/60	460/3/60	460/3/60
* PREHEAT COIL	EAT °F		55	55	55	55
	LAT °F		96.2	95.5	95.3	106.5
	MBH		414.7	420.3	225.9	135.3
	FACE VEL FPM		424	438	451	478
	EWT °F		180	180	180	180
	LWT °F		157.2	156.9	157.4	160.2
	GPM		40	40	22	15
	PD IN WG		0.10	0.11	0.11	0.25
	PD FT HD		15.5	15.5	23.1	4.9
COOLING COIL	EAT °F	DB	80	80	80	80
		WB	66	67	67	67
	LAT °F	DB	54.4	54.5	55.2	56.2
		WB	53.3	53.5	54.1	55.1
	MBH		356.2	395.0	204.6	89.6
	FACE VEL FPM		424	438	451	478
	REFRIGERANT SUCTION TEMP °F		45	45	45	45
	REFRIGERANT TYPE		R-22	R-22	R-22	R-22
	APD IN WG		0.50	0.52	0.55	0.60
OA QTY	MIN		1665	1640	1025	550
	MAX		9200	9500	5120	2400

* INDICATES 40% GLYCOL SOLUTION BY VOLUME.

GLYCOL HAS BEEN ELIMINATED FROM THE HEATING WATER SYSTEM.

DUCT COIL SCHEDULE

	REF. NO.	DC-1	DC-2	DC-3	DC-4	DC-5	DC-6	DC-7	DC-8	DC-9	DC-10	DC-11	DC-12	DC-13	DC-14	DC-15	DC-16	DC-17	DC-18	DC-19	DC-20	DC-21	DC-22	DC-23	DC-24	DC-25	DC-26	DC-27	DC-28	DC-29	DC-30	DC-31	DC-32	DC-33	DC-34	DC-35	DC-36	DC-37
	CFM	660	330	660	990	660	1980	1770	170	1980	1100	1275	650	1580	1070	1150	1430	600	640	1080	995	730	790	500	515	510
SIZE	HEIGHT	9	9	9	12	9	18	18	6	18	12	12	9	12	12	12	18	12	9	12	12	12	12	12	12	12
SIZE	WIDTH	18	9	18	24	18	30	24	9	30	24	24	18	30	24	24	18	12	18	24	18	18	18	12	12	12
	EAT °F	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55	55
	LAT °F	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80	80
	MBH	17.9	9.0	17.9	26.8	17.9	53.5	48	4.6	53.5	30.0	34.5	17.6	43.0	29.0	31.1	39.0	16.5	17.5	30.0	30.0	20.0	25.0	15.0	15.0	14.0
	FACE VEL FPM	586	600	586	495	586	528	590	450	528	550	640	580	632	535	575	635	600	571	540	665	490	530	500	515	510
	EWT °F	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180	180
	LWT °F	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160	160
	GPM *	2.0	1.0	2.0	3.0	2.0	5.5	5.0	0.5	5.5	3.0	3.5	2.0	4.5	3.0	3.5	4.0	2.0	2.0	3.0	3.0	2.0	2.5	1.5	1.5	1.5
	MAX PD IN. WG	0.25	0.15	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25
	MAX PD FT HD	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0	5.0

* INDICATES 40% GLYCOL SOLUTION BY VOLUME. GLYCOL HAS BEEN ELIMINATED FROM THE HEATING WATER SYSTEM.

REPLACE DUCT COIL HW CONTROL VALVE. SELECT VALVE TO MATCH ORIGINALLY SCHEDULED VALUES. HW CONTROL VALVE FURNISHED BY CONTROLS CONTRACTOR AND INSTALLED BY MECHANICAL CONTRACTOR. CONTROLS CONTRACTOR SHALL FURNISH AND INSTALL CONTROLLER, DAT SENSOR, WALL MOUNTED TEMPERATURE SENSOR, AND ALL CONTROL WIRING. HIGHLIGHTED DUCT COIL CONTROL VALVES TO BE REPLACED. CROSSED OUT DUCT COILS ARE BEING REPLACED UNDER THE PROPOSED DESIGN DRAWINGS.

FAN SCHEDULE

	REF. NO.	F-1	F-2	F-3	F-4	F-5	F-6	F-7	F-8	F-9	F-10	F-11	F-12	F-13	F-14	F-15,16	F-17,18,19
	CFM	7535	1270	560	7860	300	3875	2090	1920	2000	950	1900	1600	1525	85		
	MAX O.V. FPM	980	700	895	1035	935	990	785	560	-	-	695	880	-	-		
	RPM	725	1030	1150	740	1000	1040	905	1300	1140	1140	880	1125	1140	1200		
	MIN WHEEL DIA	36	12	12	36	10	24	9	24	20	16	9	8	20	6		
	TSP	1.0	0.60	0.50	1.0	0.375	1.0	0.5	1.0	0.425	0.25	0.50	0.50	0.50	-		
MOTOR	HP	5	1/2	1/2	3	1/4	3	1	1 1/2	1/3	1/8	1	1/2	1/3	1/15		
MOTOR	RPM	1750	1030	1150	1750	1000	1750	1750	1750	1140	1140	1750	1750	1140	1200		
MOTOR	VOLTS	460	115	115	460	115	460	460	460	115	115	460	115	115	115		
MOTOR	PHASE	3	1	1	3	1	3	3	3	1	1	3	1	1	1		
MOTOR	Hz	60	60	60	60	60	60	60	60	60	60	60	60	60	60		
	DRIVE	V-BELT	DIRECT	DIRECT	V-BELT	DIRECT	V-BELT	V-BELT	V-BELT	V-BELT	DIRECT	V-BELT	V-BELT	DIRECT	DIRECT		
	BASIS OF DESIGN	PENN VENTILATOR CENTREX	PENN VENTILATOR ZEPHYR	PENN VENTILATOR ZEPHYR	PENN VENTILATOR CENTREX	PENN VENTILATOR CENTREX	PENN VENTILATOR CENTREX	PENN VENTILATOR ZEPHYR	PENN VENTILATOR CENTREX	PENN VENTILATOR ZEPHYR	PENN VENTILATOR BREEZEWAY	PENN VENTILATOR ZEPHYR	PENN VENTILATOR ZEPHYR	PENN VENTILATOR BREEZEWAY	PENN VENTILATOR ZEPHYRETTE		

* INDICATES 40% GLYCOL SOLUTION BY VOLUME. GLYCOL HAS BEEN ELIMINATED FROM THE HEATING WATER SYSTEM.

REGISTER SCHEDULE

BASIS OF DESIGN: TUTTLE & BAILEY

REF. NO.	R-1	R-2	R-3	R-4	R-5	R-6	R-7	R-8	R-9	R-10	R-11	R-12	SR-1	SR-2	SR-3
SIZE	6x6	24x12	12x6	12x8	16x8	12x8	8x4	30x8	18x12	12x12	18x16	18x18	24x12	24x12	12x6
TYPE	MAXIMUM SECURITY	MINIMUM SECURITY		MINIMUM SECURITY	MINIMUM SECURITY			MINIMUM SECURITY					MINIMUM SECURITY		

DIFFUSER SCHEDULE

BASIS OF DESIGN: TUTTLE & BAILEY, TYPE M

REF. NO.	D-1	D-2	D-3	D-4	D-5	D-6	D-7	D-8	D-9	D-10	D-11	D-12	D-13
SIZE	12x9	12x9	12x6	9x9	6x6	12x6	15x12	12x9	15x12	12x12	9x9	12x9	6x6
BLOW	4-WAY	3-WAY	4-WAY	4-WAY	4-WAY	2-WAY	4-WAY	2-WAY	3-WAY	4-WAY	2-WAY	2-WAY	2-WAY
STYLE	4	3S	4	4	4	2S	4	2CL	3S	4	2C	2S	2C

AIR COOLED CONDENSING UNIT SCHEDULE

	REF. NO.	ACC-1	ACC-2	ACC-3	ACC-4
	MBH	388	388	270	132
	AMB TEMP °F	95	95	95	95
	REFRIGERANT	R-22	R-22	R-22	R-22
CONDENSER FAN	CFM	22000	22000	17100	8000
CONDENSER FAN	NO.	3	3	3	2
CONDENSER FAN	FLA	9.4	9.4	7.1	4.0
CONDENSER FAN	RPM	1075	1075	1075	1075
CONDENSER FAN	HP	3/4	3/4	3/4	1/2
COMPRESSOR	NO	1	1	1	1
COMPRESSOR	KW	40.4	40.4	26.7	13.3
COMPRESSOR	FLA	60.5	60.5	40	21
	VOLTS	460	460	460	460
	PHASE	3	3	3	3
	Hz	60	60	60	60

CONDENSATE PUMP SCHEDULE

	REF. NO.	CP-1
	GPM	30
	CAP. EDR	20000
	DISCHARGE PSIG	45
	REC CAP. GAL	36
MOTOR	NO.	2
MOTOR	HP	2
MOTOR	RPM	3500
MOTOR	VOLTS	460
MOTOR	PHASE	3
MOTOR	Hz	60
	BASIS OF DESIGN	BELL & GOSSETT

HEAT TRANSFER PACKAGE SCHEDULE

	REF. NO.	HTP-1
HEAT EXCHANGER TUBE BUNDLE	GPM *	200
HEAT EXCHANGER TUBE BUNDLE	EWT °F	160
HEAT EXCHANGER TUBE BUNDLE	LWT °F	180
HEAT EXCHANGER TUBE BUNDLE	PD FT HD	1.8
HEAT EXCHANGER SHELL	STEAM PSIG	30
HEAT EXCHANGER SHELL	CAP. LBS/HR	2150
HEAT EXCHANGER SHELL TRAP	CAP. LBS/HR	6400
HEAT EXCHANGER SHELL TRAP	PD PSIG	2.0
PUMP	GPM	200
PUMP	PD FT HD	80.0
PUMP	OPERATING	1
PUMP	STANDBY	1
PUMP MOTOR	HP	7.5
PUMP MOTOR	RPM	1750
PUMP MOTOR	VOLTS	460
PUMP MOTOR	PHASE	3
PUMP MOTOR	Hz	60
	BASIS OF DESIGN	BELL & GOSSETT

* INDICATES 40% GLYCOL SOLUTION BY VOLUME.

EXISTING UNIT HEATERS SHALL REMAIN WITH EXISTING LOCAL THERMOSTATS.

UNIT HEATER SCHEDULE

	REF. NO.	UH-1 thru UH-10
	MBH	16.2
	CFM	860
	EAT °F	65
	GPM *	1.3
	PD FT HD	0.17
	EWT °F	180
	LWT °F	160
MOTOR	HP	1/30
MOTOR	RPM	1750
MOTOR	VOLTS	115
MOTOR	PHASE	1
MOTOR	Hz	60
	THROW FT	30
	MOUNT HGT	8'
	BASIS OF DESIGN	TRANE

* INDICATES 40% GLYCOL SOLUTION BY VOLUME. GLYCOL HAS BEEN ELIMINATED FROM THE HEATING WATER SYSTEM.

NOTE FOR REFERENCE EXISTING UNIT HEATER UH-9 IS BEING REPLACED UNDER THE CURRENT 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS. ALL OTHER EXISTING UH TO REMAIN.

CABINET UNIT HEATER SCHEDULE

	REF. NO.	CUH-1
	MBH	4.8
	CFM	200
	EAT °F	60
	GPM *	0.5
	PD FT HD	0.07
	EWT °F	180
	LWT °F	160
MOTOR	HP	1/60
MOTOR	RPM	1750
MOTOR	VOLTS	115
MOTOR	PHASE	1
MOTOR	Hz	60
	THROW FT	8'
	MOUNT HGT	CEILING
	BASIS OF DESIGN	TRANE

* INDICATES 40% GLYCOL SOLUTION BY VOLUME.

CONVECTOR SCHEDULE

	REF. NO.	C-1 thru C-8
	MBH	7.0
	EAT °F	72
SIZE IN	HEIGHT	32
SIZE IN	WIDTH	40
SIZE IN	DEPTH	8
	RECESS DEPTH IN	0
	GPM *	1.0
	WATER TEMP DROP °F	20
	PD FT HD	0.32

* INDICATES 40% GLYCOL SOLUTION BY VOLUME. GLYCOL HAS BEEN ELIMINATED FROM THE HEATING WATER SYSTEM.

EXISTING CONVECTORS 1, 2, 3, 4, & 6 TO REMAIN. REPLACE THERMOSTATIC CONTROL VALVE. SELECT VALVE TO MATCH ORIGINALLY SCHEDULED VALUES. HW THERMOSTATIC CONTROL VALVE FURNISHED BY CONTROLS CONTRACTOR AND INSTALLED BY MECHANICAL CONTRACTOR.
EXISTING CONVECTORS 5 & 8 ARE BEING REPLACED UNDER THE CURRENT 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS.
EXISTING CONVECTOR 7 IS BEING REMOVED UNDER THE CURRENT 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS.

WALL FIN RADIATION SCHEDULE

REF. NO.	WF-1
EAT °F	72
BTU/LF *	750
EWT °F	180
LWT °F	160
NO OF ROWS	1
MOUNT HGT	16"

* INDICATES 40% GLYCOL SOLUTION BY VOLUME. GLYCOL HAS BEEN ELIMINATED FROM THE HEATING WATER SYSTEM.

EXISTING WALL FIN TUBE TO REMAIN WHERE INDICATED ON PLANS. REPLACE THERMOSTATIC CONTROL VALVE. SELECT VALVE TO MATCH ORIGINALLY SCHEDULED VALUES. HW THERMOSTATIC CONTROL VALVE FURNISHED BY CONTROLS CONTRACTOR AND INSTALLED BY MECHANICAL CONTRACTOR.

THESE ORIGINAL CONSTRUCTION DOCUMENTS FROM THE 1993 BUILDING CONSTRUCTION AND 2001 ADDITION ARE BEING PROVIDED AS A SUPPLEMENT TO THE 2026 KEYSTONE REGIONAL YOUTH CENTER RENOVATION DESIGN DRAWINGS AS A REFERENCE FOR EXISTING CONDITIONS THAT ARE NOT SHOWN ON THE PROPOSED DESIGN DRAWINGS. REFER TO THE NOTES INDICATED IN RED ON THESE DRAWINGS FOR SCOPE NOT INDICATED ON THE PROPOSED DESIGN DRAWINGS.

NOTES:

1. FOR LEGEND AND ABBREVIATIONS SEE DWG NO. M-1.
2. FANS F-7,8,9 SHALL BE PROVIDED WITH REMOVABLE DELUXE FACE GRILLE, WALL CAP WC-10, DAMPER AND ADJUSTABLE MOUNTING FLANGES, BY PENN VENTILATOR OR APPROVED EQUAL.

USA ARCHITECTS, PLANNERS, & INTERIOR DESIGNERS, P.A.
20 N. Doughty Ave., Somerville, N.J. 08876

ARNALDO UNTORIA, A.I.A
PAUL R. SWARTZ, A.I.A
ARMAND T. CHRISTOPHER JR., A.I.A
WILLIAM R. MILLER III, A.I.A.
MARK A. COAN, A.I.A.

REVISED FOR ADDENDUM #2.

Signature & License No.

This document is the property & copyright of the Architect for the specified project & shall not be used or reproduced without authorization.

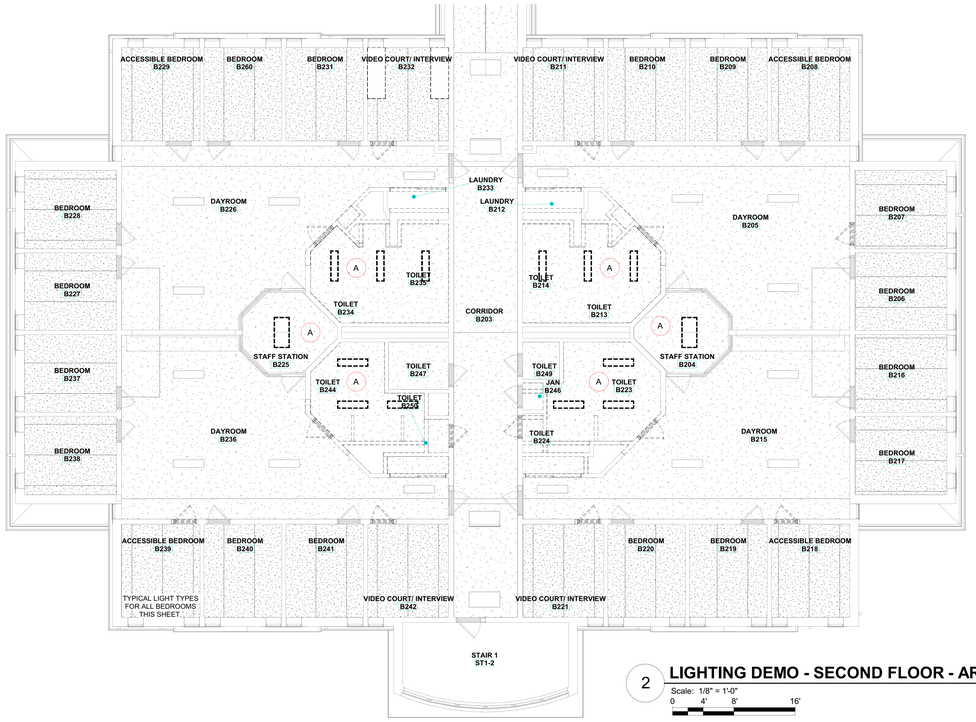
STV Group
engineers/architects/planners
scientists/construction managers
Pottstown, PA Jackson, NJ
Huntingdon Valley, PA

BERKS YOUTH CENTER
TOWNSHIP OF BERN
COUNTY OF BERKS, PENNSYLVANIA

No.	Date	Issue or Revision

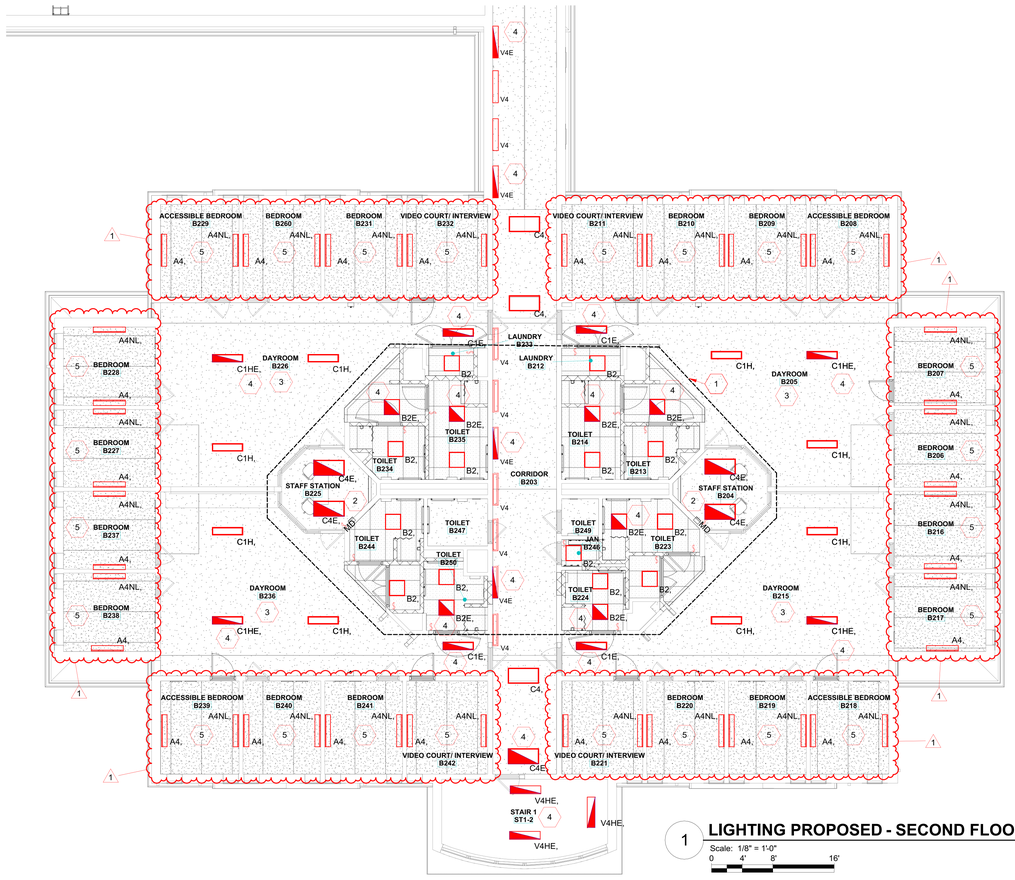
Drawing Title: SCHEDULES

Scale: AS NOTED	Project No.: 93003
Datum Elev.	
Dwg. Date: 8-13-93	Drawing No.: M-10
Drawn By: G.COOPER	
Chkd. By: B.KLINE	Sheet No.: 46 of 65



2 **LIGHTING DEMO - SECOND FLOOR - AREA B**

Scale: 1/8" = 1'-0"
0 4' 8' 16'



1 **LIGHTING PROPOSED - SECOND FLOOR - AREA B**

Scale: 1/8" = 1'-0"
0 4' 8' 16'

GENERAL SHEET NOTES

1. LUMINAIRES SHOWN ARE REPLACES ON A ONE-FOR ONE BASIS WITH TYPE SHOWN. CONNECT TO EXISTING BRANCH CIRCUIT WIRING AND CONTROL; UNLESS OTHERWISE NOTED.

DEMOLITION KEYNOTES

A. REMOVE ALL EXISTING LUMINAIRES IN ROOM TO ACCOMMODATE NEW CONSTRUCTION. EXISTING BRANCH CIRCUIT WIRING TO REMAIN FOR CONNECTION TO NEW LIGHTING LAYOUT.

SHEET KEYNOTES

1. MODIFY EXISTING LIGHTING CIRCUIT TO ACCOMMODATE NEW LIGHTING LAYOUT AND SWITCHING.
2. PROVIDE EMERGENCY LIGHTING RELAY W/ LOW VOLTAGE BY PASS AND CONNECT TO 0-10V DIMMING SWITCH AND LED LUMINAIRES. PROVIDE 0-10V DIMMING WIRES FROM DIMMER SWITCH TO LED LUMINAIRES. UTILIZE EXISTING NORMAL AND LIFE SAFETY LIGHTING CIRCUIT FOR POWER TO ALL LED LUMINAIRES IN ROOM. REFER TO DRAWING E-701 FOR MORE INFORMATION. LUMINAIRE SHALL ENERGIZE ON/OFF, DIM WITH ROOM SWITCH WITH NORMAL POWER. UPON LOSS OF POWER LUMINAIRE SHALL ENERGIZE TO FULL BRIGHTNESS REGARDLESS OF SWITCH POSITION.
3. EXISTING LUMINAIRES ARE PENDANT MOUNTED. NEW LUMINAIRES SHALL BE SURFACE MOUNTED TO CEILING IN ROOM. PROVIDE MOUNTING AS RECOMMENDED BY MANUFACTURER.
4. LUMINAIRE SHALL BE WIRED DIRECT TO EXISTING LIFE SAFETY CIRCUIT AND ENERGIZED 24/7.
5. REPLACE EXISTING LUMINAIRES IN ROOM WITH TYPE SHOWN. VERIFY EXISTING LUMINAIRE WITH NIGHT LIGHT AND REPLACE WITH NEW LUMINAIRE CONTAINING NIGHT LIGHT AND CONNECT TO NIGHT LIGHT CIRCUIT.

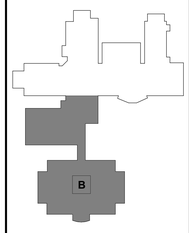
USA Architects

1 S. 3rd Street
Alpha Building, 7th Fl.
Easton, PA 18042
t 610.559.6000
f 610.559.2174

usaarchitects.com

Paul R. Swartz, AIA
Armand T. Christopher Jr., AIA
Peter C. Campisano, AIA
Daniel A. Hopkins, AIA
Susan M. DeHart, AIA
James McAuliffe, AIA
Eric DeLong, AIA

ENTECH ENGINEERING 1.800.825.1372 www.entecheng.com
Entech Project No. 7163.002



BUILDING KEY PLAN

USA Architects, Planners and Interior Designers, LTD.
NJ: 21AC00116100 PA: AX001602L DE: SX0000564 MD: 17644
This Document is the property and copyright of USA Architects for the specified project and shall not be used or reproduced without authorization.

RENOVATIONS AND ADDITION

TO THE

KEYSTONE REGIONAL YOUTH CENTER

FOR

THE COUNTY OF BERKS

1261 COUNTY WELFARE ROAD
LEESPORT, PA 19533

No.	Date	Issue or Revision
1	11.10.26	ADDENDUM #2
	10.05.26	ISSUED FOR BID

Drawing Title

LIGHTING - SECOND FLOOR - AREA B

Scale	USA Project No.
1/8" = 1'-0"	R2024.0111.01
Drawing Date: 10.05.26	Drawing No.: EL-104
Drawn By: CJD	Checked By: DEM

11/5/2026 8:46:38 AM