

Indiana University East

EA802 Whitewater Hall

Replace Operable Windows and Interior Renovation
IU#20240646

ADDENDUM NO. 2

2325 Chester Blvd.
Richmond, IN 47374

24 October 2025



Artekna Design · A Professional Corporation
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SECTION 000105
CERTIFICATIONS PAGE

STRUCTURAL CERTIFIED BY:



ARCHITECTURAL CERTIFIED BY:



MECHANICAL, ELECTRICAL, PLUMBING, FIRE PROTECTION CERTIFIED BY:



END OF SECTION

24 October 2025

This addendum forms a part of the Contract Documents and modifies the Project Manual and/or Drawings dated 3 October 2025 on the Cover Sheet.

GENERAL NOTES:

1. Pre-Bid Questions and Answers:
 - Q. Is unit heater painting to remain in the Base Bid and Alt 5 to be an add for electrostatic painting?
 - A. Refer to revised 012300 Alternates and 012200 Unit Prices sections. Alternate 5 is to be deleted, and unit prices are to be provided for electrostatic painting.
 - Q. Is Alternate 5 intended for Base Bid Unit Heaters only? How will Unit Heaters in Alt. 1 and 2 be handled?
 - A. Refer to revised 012300 Alternates and 012200 Unit Prices sections. Alternate 5 is to be deleted, and unit prices are to be provided for electrostatic painting.

CHANGES TO THE PROJECT MANUAL:

1. Section 004113 – Bid Form
 - a. Delete Alternate No. 5 in its entirety. Refer to updated Unit Prices 3 and 4.
2. Section 012200 – Unit Prices
 - a. Revise Unit Price #3 to read as follows:
“Unit price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces. Exact size of windows to be field verified. Unit price is to include a separate line item for deletion of brush painting of the unit heaters and the addition of electrostatic painting of the unit heaters.”
 - b. Revise Unit Price #4 to read as follows:
“Unit price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces. Exact size of windows to be field verified. Unit price is to include a separate line item for deletion of brush painting of the unit heaters and the addition of electrostatic painting of the unit heaters.”
3. Section 012300 – Alternates
 - a. Delete Alternate No. 5 in its entirety. Refer to updated Unit Prices #3 and #4.

CHANGES TO DRAWINGS:

1. Sheet A221 – Second Floor Plan - Southwest
 - a. Revise General Plan Note 16 as shown on attached revised sheet.
 - b. Revise Specific Floor Plan Notes 2, 3, 4, 5, and 8 as shown on attached revised sheet.
2. Sheet A222 – Second Floor Plan – Northeast
 - a. Revise General Plan Note 16 as shown on attached revised sheet.

24 October 2025

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- b. Revise Specific Floor Plan Notes 2, 3, 4, 5, and 8 as shown on attached revised sheet.
 - 3. Sheet A231 – Third Floor Plan – Southwest
 - a. Revise General Plan Note 16 as shown on attached revised sheet.
 - b. Revise Specific Floor Plan Notes 2, 3, 4, 5, and 8 as shown on attached revised sheet.
 - 4. Sheet A232 – Third Floor Plan – Northeast
 - a. Revise General Plan Note 16 as shown on attached revised sheet.
 - b. Revise Specific Floor Plan Notes 2, 3, 4, 5, and 8 as shown on attached revised sheet.

Attachments:

- 1. Revised Bid Form
- 2. Section 012200
- 3. Section 012300
- 4. Sheet A221
- 5. Sheet A222
- 6. Sheet A231
- 7. Sheet A232

END

BID FORM

for

EA802 Whitewater Hall – Replace Operable Windows and Interior Renovation
Indiana University East
Richmond, Indiana
IU 20240646

TO: The Trustees of Indiana University
Bloomington, Indiana

****Submit bid online via www.iuplanroom.com****

FROM:

Bidder's Name _____

Address _____

City, State, Zip Code _____

Phone Number _____ FAX Number _____

CONTACTS:

Bid / Contract Information: Name: _____

Phone: _____ E-mail: _____

Proposed Project Manager: Name: _____

Phone: _____ E-mail: _____

Indicate if your firm is a certified minority-, women-, or veteran-owned business ____ Yes ____ No
If “Yes”, please attach a copy of certification

FOR: **Unified Bid** to include General, Mechanical, and Electrical Construction Work

Bidders:

LUMP SUM BASE BID

The undersigned Bidder, with a complete understanding of existing conditions at the Project Site and a complete understanding of the Bidding Documents, including any Addenda acknowledged hereinafter, for EA802 Whitewater Hall – Replace Operable Windows and Interior Renovation on the Indiana University East campus, as prepared by ARTEKNA Design – A Professional Corporation, hereby proposes to complete the project, in full and complete accordance with the requirements of the Bidding documents, for the LUMP SUM BASE BID PRICE of:

_____ Dollars \$ _____
(written amount) (numerals)

MAJOR SUBCONTRACTORS

Subcontractors and other persons and organizations proposed by the Bidder and accepted by the Owner and the Owner's Representative must be used on the work for which they were proposed and accepted and shall not be changed except with the written approval of the Owner and the Owner's Representative.

If requested, the supplemental Subcontractors and Products List will be submitted by email to the Owner, bidtab@iu.edu, and ARTEKNA, khull@artekna.com within 48 hours of the bid opening. The understanding of the Owner and the design team is that these same Major Subcontractors will be the same subcontractors listed below.

The Contractor proposes to utilize the following primary subcontractors for the work indicated.

List one major subcontractor per trade. Any deviation could result in the Owner removing the bid from consideration.

Indicate which are certified by the State of Indiana as an MBE, WBE, or VBE company by circling the M/W/VBE after the name.

HVAC Contractor: _____ M/W/VBE

Plumbing Contractor: _____ M/W/VBE

Electrical Contractor: _____ M/W/VBE

ALTERNATE PROPOSALS

1. Alternate proposals are requested under Alternates of the Bidding Documents. (See Specification Index)
2. The alternate proposal shall indicate the amount to be added to or deducted from the Lump Sum Base Bid if the alternate proposal is accepted by the Owner.
3. The alternate proposal shall include all costs necessary for the complete installation of the materials or items indicated for the alternate proposal, including materials, labor, equipment, operations, administration, overhead, profit, and taxes (as applicable).
4. The alternate proposal shall also include all costs for changes in the work (including work of other Separate Contracts) that will be made necessary by acceptance of the alternate proposal.
5. The Bidder shall submit prices for all the alternates listed below in the manner indicated. Cross out (Add) or (Deduct) as applicable. If there is no change in price to the Lump Sum Base Bid, write in "No Change".

Alternate No. 1: *Addition of 13 aluminum framed curtainwall windows as noted in the Drawings. Price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces.*

(Add) (Deduct) _____ Dollars \$ _____
(written amount) (numerals)

Alternate No. 2: *Addition of 1 aluminum framed curtainwall window as noted in the Drawings. Price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces.*

(Add) (Deduct) _____ Dollars \$ _____
(written amount) (numerals)

Alternate No. 3: *Addition of auto flush valves at toilets/urinals as indicated in the Drawings.*

(Add) (Deduct) _____ Dollars \$ _____
(written amount) (numerals)

Alternate No. 4: *All work indicated for new handrail and raised support wall on the main stair as called out in the Documents.*

(Add) (Deduct) _____ Dollars \$ _____
(written amount) (numerals)

UNIT PRICES

1. The following Unit Prices shall include all costs necessary for the complete installation of the materials or items indicated, including materials, labor, equipment, operations, administration, overhead, profit and taxes (if applicable).
2. These Unit Prices shall be used to determine the costs for changes in the work during the construction period, when agreed upon by the Owner.
3. These Unit Prices are submitted as a price per unit of measurement for materials or services added to or deducted from the Contract Sum by appropriate modification, if estimated quantities of Work required by the Contract Documents are increased or decreased.
4. The Bidder shall submit one Unit Price for each of the following items, plus any other Unit Prices requested in the Bidding Documents, in the manner indicated.

<u>Item</u>	<u>Unit</u>	<u>Price</u>
1. Telecommunications Outlet per 012200.	<u>\$/outlet</u>	\$ _____
2. Electrical Outlet per 012200.	<u>\$/outlet</u>	\$ _____
3. Addition (or Deletion) of one aluminum framed window per Section 085113 Aluminum Windows. Unit price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces. Exact size of windows to be field verified. Unit price is to include a separate line item for deletion of brush painting of the unit heaters and the addition of electrostatic painting of the unit heaters.		

Window (Approximate size):		Unit Heater Painting:	
<u>\$/19.44 sf window</u>	\$ _____	<u>\$/unit</u>	\$ _____
<u>\$/21.33 sf window</u>	\$ _____	<u>\$/unit</u>	\$ _____
<u>\$/42.22 sf window</u>	\$ _____	<u>\$/unit</u>	\$ _____
<u>\$/95.56sf window</u>	\$ _____	<u>\$/unit</u>	\$ _____
<u>\$/103.11 sf window</u>	\$ _____	<u>\$/unit</u>	\$ _____

4. Addition (or Deletion) of one aluminum framed window per Section 084413 Glazed Aluminum Curtain Walls. Unit price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces. Exact size of windows to be field verified. Unit price is to include a separate line item for deletion of brush painting of the unit heaters and the addition of electrostatic painting of the unit heaters.

Window (Approximate size):		Unit Heater Painting:	
<u>\$/73.89sf window</u>	\$ _____	<u>\$/unit</u>	\$ _____
<u>\$/80.78sf window</u>	\$ _____	<u>\$/unit</u>	\$ _____

TAX EXEMPTIONS

The undersigned Bidder has informed himself and all his prospective sub-contractors and suppliers of the tax exempt status of the Owner, as set forth in the General Conditions, and therefore, has not included these taxes in his Lump Sum Base Bid price.

SUBSTITUTIONS

The undersigned Bidder has based his bid upon the materials, products, articles, equipment, brands, manufacturers and processes described in the Bidding Documents or upon approved equivalents. Proof of equivalency of substitutions is the responsibility of the Bidder, but the Architect/Engineer shall be the sole judge of equivalency. Proposed equivalent substitutions shall be equal in all respects to the requirements of the Bidding Documents, including but not limited to the design, quality, physical size, performance characteristics, strength, previous history of use, and to the method of installation, attachment, or connection to related or adjoining work. Determination of equivalency of proposed substitutions shall be by the Architect/Engineer, before the bid opening date, as described in paragraph entitled "Substitutions" in the Instructions to Bidders.

COMPLETION DATE

The Undersigned Bidder agrees to coordinate and expedite his work and shall take into consideration any lead time and schedule parameters with all contractors, and that this Work will be completed within _____ Calendar Days of Notice to Proceed.

ASSIGNMENT OF COORDINATION

The undersigned Bidder agrees to the assignment of Mechanical and Electrical work to the successful General Contractor for the responsibility of complete coordination of the work as stated in the Instructions to Bidders.

PERFORMANCE AND PAYMENT BOND

The undersigned Bidder agrees, if awarded the Contract, to deliver to the Owner a satisfactory Performance Bond, in the full amount (100%) of the total Contract price, not later than the date of execution of the contract. The cost of the Bond shall be included in the Lump Sum Base Bid contained in this Proposal.

SUPPLEMENTAL AND REQUIRED DOCUMENTS

Bid Security; State Form 96 (Revised 2013); Written Drug Testing Program, which must be in full compliance with IC 4-13-18; a completed Minority, Women's and Veteran's Business Enterprise Participation Plan; Contractor Asbestos Certification; Asbestos Protocol for Contractors.

ADDENDA

The following Addenda have been received by the undersigned Bidder; and all costs resulting from these Addenda have been included in the preparation of this Bid Form:

Addendum No. _____	Dated _____
Addendum No. _____	Dated _____
Addendum No. _____	Dated _____

SIGNATURES

1. **When a Bidder is an Individual:**

_____ Witness	_____ Bidder
Date: _____	Address: _____ _____

2. **When a Bidder is a Partnership:**

_____ Name of Partnership	
Date: _____	Address: _____ _____
_____ Partner	_____ Partner

3. **When Bidder is a Corporation:**

_____ Name of Corporation	
Date: _____	Address: _____ _____
By: _____ President	

Attest: _____
Secretary

CORPORATE SEAL

END

****Submit bid online via www.iuplanroom.com****

SECTION 012200
UNIT PRICES

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. List of unit prices, for use in preparing Bids.
- B. Measurement and payment criteria applicable to Work performed under a unit price payment method.
- C. Defect assessment and non-payment for rejected work.

1.02 RELATED REQUIREMENTS

- A. Document 002113 - Instructions to Bidders: Instructions for preparation of pricing for Unit Prices.
- B. Document 004322 - Unit Prices Form: List of Unit Prices as supplement to Bid Form
- C. Section 012000 - Price and Payment Procedures: Additional payment and modification procedures.

1.03 COSTS INCLUDED

- A. Unit Prices included on the Bid Form shall include full compensation for all required labor, products, tools, equipment, plant, transportation, services and incidentals; erection, application or installation of an item of the Work; overhead and profit, supervision, project management, etc. Unit price shall include all costs associated with scope of work and all costs associated with a fully functioning installation.
- B. Owner reserves the right to reject any and all Unit Pricing if the cost is considered excessive.

1.04 UNIT QUANTITIES SPECIFIED

- A. Quantities indicated in the Bid Form are for bidding and contract purposes only. Quantities and measurements of actual Work will determine the payment amount.

1.05 MEASUREMENT OF QUANTITIES

- A. Measurement methods delineated in the individual specification sections complement the criteria of this section. In the event of conflict, the requirements of the individual specification section govern.
- B. Take all measurements and compute quantities. Measurements and quantities will be verified by Architect.
- C. Assist by providing necessary equipment, workers, and survey personnel as required.
- D. Measurement Devices:

-
1. Weigh Scales: Inspected, tested and certified by the applicable state Weights and Measures department within the past year.
 2. Platform Scales: Of sufficient size and capacity to accommodate the conveying vehicle.
 3. Metering Devices: Inspected, tested and certified by the applicable state department within the past year.
 - E. Measurement by Weight: Concrete reinforcing steel, rolled or formed steel or other metal shapes will be measured by handbook weights. Welded assemblies will be measured by handbook or scale weight.
 - F. Measurement by Volume: Measured by cubic dimension using mean length, width and height or thickness.
 - G. Measurement by Area: Measured by square dimension using mean length and width or radius.
 - H. Linear Measurement: Measured by linear dimension, at the item centerline or mean chord.
 - I. Stipulated Price Measurement: Items measured by weight, volume, area, or linear means or combination, as appropriate, as a completed item or unit of the Work.
 - J. Perform surveys required to determine quantities, including control surveys to establish measurement reference lines. Notify Architect prior to starting work.
 - K. Contractor's Engineer Responsibilities: Sign surveyor's field notes or keep duplicate field notes , calculate and certify quantities for payment purposes.

1.06 PAYMENT

- A. Payment for Work governed by unit prices will be made on the basis of the actual measurements and quantities of Work that is incorporated in or made necessary by the Work and accepted by the Architect, multiplied by the unit price.
- B. Payment will not be made for any of the following:
 1. Products wasted or disposed of in a manner that is not acceptable.
 2. Products determined as unacceptable before or after placement.
 3. Products not completely unloaded from the transporting vehicle.
 4. Products placed beyond the lines and levels of the required Work.
 5. Products remaining on hand after completion of the Work.
 6. Loading, hauling, and disposing of rejected Products.

1.07 DEFECT ASSESSMENT

- A. Replace Work, or portions of the Work, not complying with specified requirements.
- B. The individual specification sections may modify these options or may identify a specific formula or percentage price reduction.

1.08 SCHEDULE OF UNIT PRICES

- A. Item: Unit Price #1; Section Various.

- 1. Telecommunication Outlet

- a. Provide a unit price for a Telecommunication Outlet. Unit price shall include the furnishing and installation of the outlet box, cover plate, and 15 feet of 3/4" conduit.

- B. Item: Unit Price #2; Section Various.

- 1. Electrical Outlet

- a. Provide a unit price for a Convenience Outlet. Unit price shall include the furnishing and installation of the outlet box, cover plate, duplex 20A, 125V commercial grade receptacle, 100 feet of 3/4" conduit, 330 feet of conductor, and all conductor terminations.

- C. Item: Unit Price #3; Section 085113

- 1. Addition (or Deletion) of one aluminum framed window per Section 085113 Aluminum Windows.

- a. Unit price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces. Exact size of windows to be field verified. Unit price is to include a separate line item for deletion of brush painting of the unit heaters and the addition of electrostatic painting of the unit heaters.

- D. Item: Unit Price #4; Section 084413

- 1. Addition (or Deletion) of one aluminum framed window per Section 084413 Glazed Aluminum Curtain Walls.

- a. Unit price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces. Exact size of windows to be field verified. Unit price is to include a separate line item for deletion of brush painting of the unit heaters and the addition of electrostatic painting of the unit heaters.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION

SECTION 012300
ALTERNATES

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Description of Alternates.
- B. Procedures for pricing Alternates.
- C. Documentation of changes to Contract Sum and Contract Time.

1.02 RELATED REQUIREMENTS

- A. Document 002113 - Instructions to Bidders: Instructions for preparation of pricing for Alternates.
- B. Document 004323 - Alternates Form: List of Alternates as supplement to Bid Form.
- C. Document 005200 - Agreement Form: Incorporating monetary value of accepted Alternates.

1.03 ACCEPTANCE OF ALTERNATES

- A. Alternates quoted on Bid Forms will be reviewed and accepted or rejected at Owner's option. Accepted Alternates will be identified in the Owner-Contractor Agreement.
- B. Coordinate related work and modify surrounding work to integrate the Work of each Alternate.

1.04 SCHEDULE OF ALTERNATES

- A. Alternate No. 1 - Addition of 13 aluminum framed curtainwall windows as noted in the Drawings. Price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces.:
 - 1. Refer to drawings and associated specifications for additional information and requirements
- B. Alternate No. 2 - Addition of 1 aluminum framed curtainwall window as noted in the Drawings. Price to include demolition of existing window framing and removal of materials, preparation of the opening, all materials (i.e. glazing, aluminum framing, sealants, blocking, flashing, and trim, etc.), roller shades per Section 122400 Window Shades, installation, and patching of adjacent surfaces.:
 - 1. Refer to drawings for and associated specifications for additional information and requirements
- C. Alternate No. 3 - Addition of auto flush valves at toilets/urinals as indicated in the Drawings.:

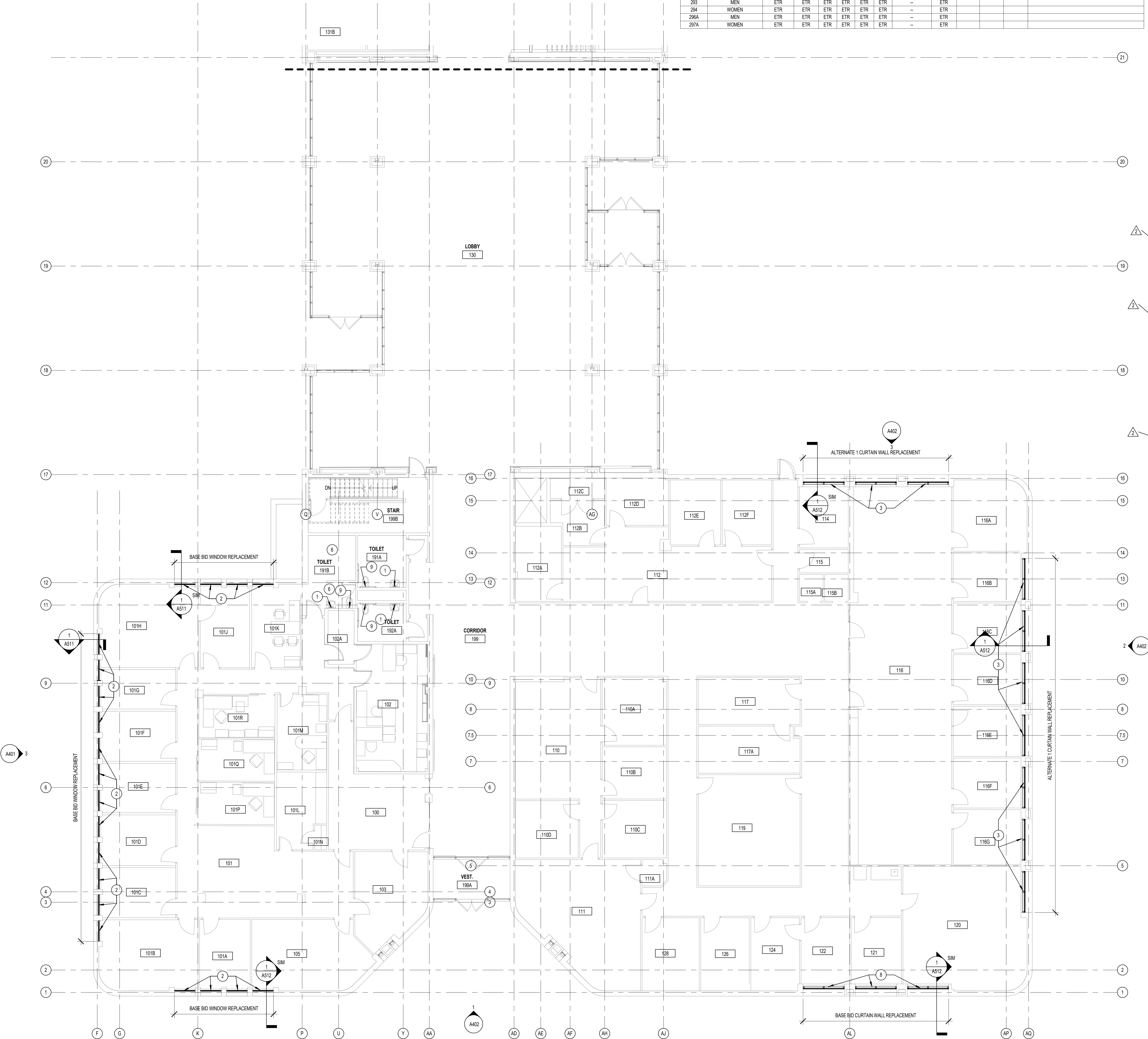
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- D. Alternate No. 4 - All work indicated for new handrail and raised support wall on the main stair as called out in the Documents.:

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION

ROOM FINISH SCHEDULE													
NUMBER	ROOM NAME	FLOOR	BASE	WALLS				WAINSCOT	CEILING	CASEWORK			NOTES
				N	S	E	W			VERT.	HORIZ.	TRANS.	
137	ART GALLERY	ETR	ETR	ETR	P-E	ETR	ETR	--	ETR				MATCH EXISTING WALL PAINT COLOR
191A	TOILET	ETR	ETR	ETR	P-1	ETR	ETR	--	ETR				
191B	TOILET	ETR	ETR	ETR	P-3	P-3	P-3	--	ETR				
192A	TOILET	ETR	ETR	ETR	ETR	ETR	ETR	--	ETR				
194	MEN	ETR	ETR	ETR	ETR	ETR	ETR	--	ETR				
195	WOMEN	ETR	ETR	ETR	ETR	ETR	ETR	--	ETR				
293	MEN	ETR	ETR	ETR	ETR	ETR	ETR	--	ETR				
294	WOMEN	ETR	ETR	ETR	ETR	ETR	ETR	--	ETR				
294A	MEN	ETR	ETR	ETR	ETR	ETR	ETR	--	ETR				
297A	WOMEN	ETR	ETR	ETR	ETR	ETR	ETR	--	ETR				



GENERAL PLAN NOTES

1. ALL DIMENSIONS ARE TO FACE OF FINISHED WALL, OR CENTERLINE OF COLUMNS, UNLESS OTHERWISE NOTED.
2. REFER TO SHEETS A001 FOR WALL TYPE DESIGNATIONS AND WALL RATINGS LEGENDS. ALL INTERIOR WALLS ARE TYPE "A2" UNLESS OTHERWISE NOTED OR INDICATED TO BE A SMOKE AND/OR FIRE ENCLOSURE. COORDINATE WITH WALL RATINGS LEGEND AND WALL TYPE INFORMATION.
3. REFER TO SHEETS A002 AND A003 FOR ACCESSIBILITY, MANEUVERING CLEARANCES, TYPICAL DIMENSIONS, ACCESSORY SCHEDULE ETC.
4. ALL DOORS MUST MEET REQUIREMENTS OF INDIANA ACCESSIBILITY CODE. REFER TO SHEET A611 FOR DOOR CLEARANCE REQUIREMENTS.
5. ALL EXTERIOR WINDOWS TO RECEIVE ROLLER SHADE. PROVIDE BLACKOUT SHADE AS INDICATED BY PLAN NOTE.
6. ALL CORRIDOR WALLS SHALL RESIST THE PASSAGE OF SMOKE FROM FINISH FLOOR UP TO AND INCLUDING DECK ABOVE. SEAL ALL PENETRATIONS, OPENINGS, GAPS, ETC.
7. INSTALL CONTROL JOINTS IN DRYWALL PER PROJECT MANUAL.
8. INSTALL "SLIP-TRACK" STUD CONNECTION AT ALL METAL STUDS THAT EXTEND TO DECK ABOVE.
9. COORDINATE WITH OWNER AND FACILITY STAFF. PROJECT PHASING TO MINIMIZE DISRUPTION OF EXISTING FACILITY SERVICES. PHASING TO INCLUDE ASSURANCE FOR CLEAN TO DIRTY AIR FLOW, EMERGENCY PROCEDURES, CRITERIA FOR INTERRUPTIONS, AND COMMUNICATION AUTHORITY. CONTRACTOR, OWNER, AND FACILITY STAFF TO PLAN FOR PROCEDURES ON THE EFFECTS OF NOISE AND VIBRATION ON HUMAN HEALTH AND SAFETY. THE RENOVATED AREAS SHALL BE ISOLATED FROM THE OCCUPIED AREAS DURING ALL PHASES OF CONSTRUCTION USING AIR TIGHT BARRIERS, AND EXHAUST AIR FLOW SHALL BE SUFFICIENT TO MAINTAIN NEGATIVE AIR PRESSURE IN THE CONSTRUCTION ZONE.
10. VERIFY ALL CRITICAL DIMENSIONS WITHIN AND/OR RELATED TO THE EXISTING BUILDING. DIMENSIONS AND CONDITIONS INDICATED WHERE DETERMINED BY VISUAL SURVEY AND/OR BY INFORMATION FROM EXISTING DRAWINGS. ANY DISCREPANCIES SHALL BE COORDINATED WITH ARCHITECT.
11. PROVIDE FIRE EXTINGUISHER CABINETS IN LOCATIONS INDICATED ON PLAN. ALL FIRE EXTINGUISHER CABINETS SHALL BE CENTERED WITHIN THE WALL IN WHICH THEY ARE LOCATED, UNLESS OTHERWISE INDICATED ON THE PLAN.
12. ALL REFERENCES TO "TREATED" WOOD SHALL MEAN FIRE-RETARDANT TREATED.
13. THE CONTRACTOR IS RESPONSIBLE FOR REVIEW OF ALL EQUIPMENT INFORMATION (OWNER FURNISHED, VENDOR FURNISHED AND CONTRACTOR FURNISHES) PERTAINING TO THESE CONTRACT DOCUMENTS. ADDITIONAL EQUIPMENT INFORMATION IS LOCATED IN THE PROJECT MANUAL, VENDOR INFORMATION, AND ONLINE VENDOR INSTALLATION MANUALS, ETC. THE PHRASE "BY OWNER OR CONTRACTOR" IN EQUIPMENT INFORMATION SHALL BE INTERPRETED TO MEAN "BY CONTRACTOR".
14. ALL FIRE RATED WALLS AND FLOOR PENETRATIONS SHALL COMPLY WITH ASTM E814. ALL PENETRATIONS THROUGH EXISTING WALLS SHALL MEET THE EXISTING WALL RATING. REFER TO PROJECT MANUAL SECTION 07400 FOR ADDITIONAL INFORMATION.

15. PROVIDE MOLD RESISTANT DRYWALL AT ALL LOCATIONS SPECIFIED IN THE PROJECT MANUAL.
16. ALL UNIT HEATERS TO BE REPAINTED AT EXTERIOR WINDOWS AS PART OF BASE BID/ALTERNATE. BRUSH PAINTING OF UNIT HEATERS SHALL BE INCLUDED IN EITHER BASE BID OR ASSOCIATED ALTERNATE WINDOW REPLACEMENT.

SPECIFIC FLOOR PLAN NOTES

1. BASE BID: EXISTING PORCELAIN FIXTURES TO REMAIN. CONTRACTOR TO REPLACE TRIM. REFER TO PLUMBING INFORMATION, TYP.
2. BASE BID: PROVIDE NEW ALUMINUM FRAMED WINDOW IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT WINDOW.
3. ALTERNATE 1: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT CURTAIN WALL LOCATION.
4. ALTERNATE 2: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED.
5. BASE BID: PROVIDE NEW ALUMINUM FRAMED WINDOW IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER, INTERIOR WALL FRAMING, AND VENTS TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PATCH AND REPAIR WALL AS REQUIRED TO RECOVER WINDOWS AND REINS ALL VENTS.
6. BASE BID: PATCH AND REPAINT EXISTING WALLS THIS SPACE.
7. BASE BID: PROVIDE NEWLY RESISTANCE FILM ON EXISTING WINDOW IN ART GALLERY.
8. BASE BID: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT CURTAIN WALL LOCATION.
9. ALTERNATE 3: EXISTING FIXTURES TO REMAIN. CONTRACTOR TO REPLACE TRIM. REFER TO PLUMBING INFORMATION, TYP.

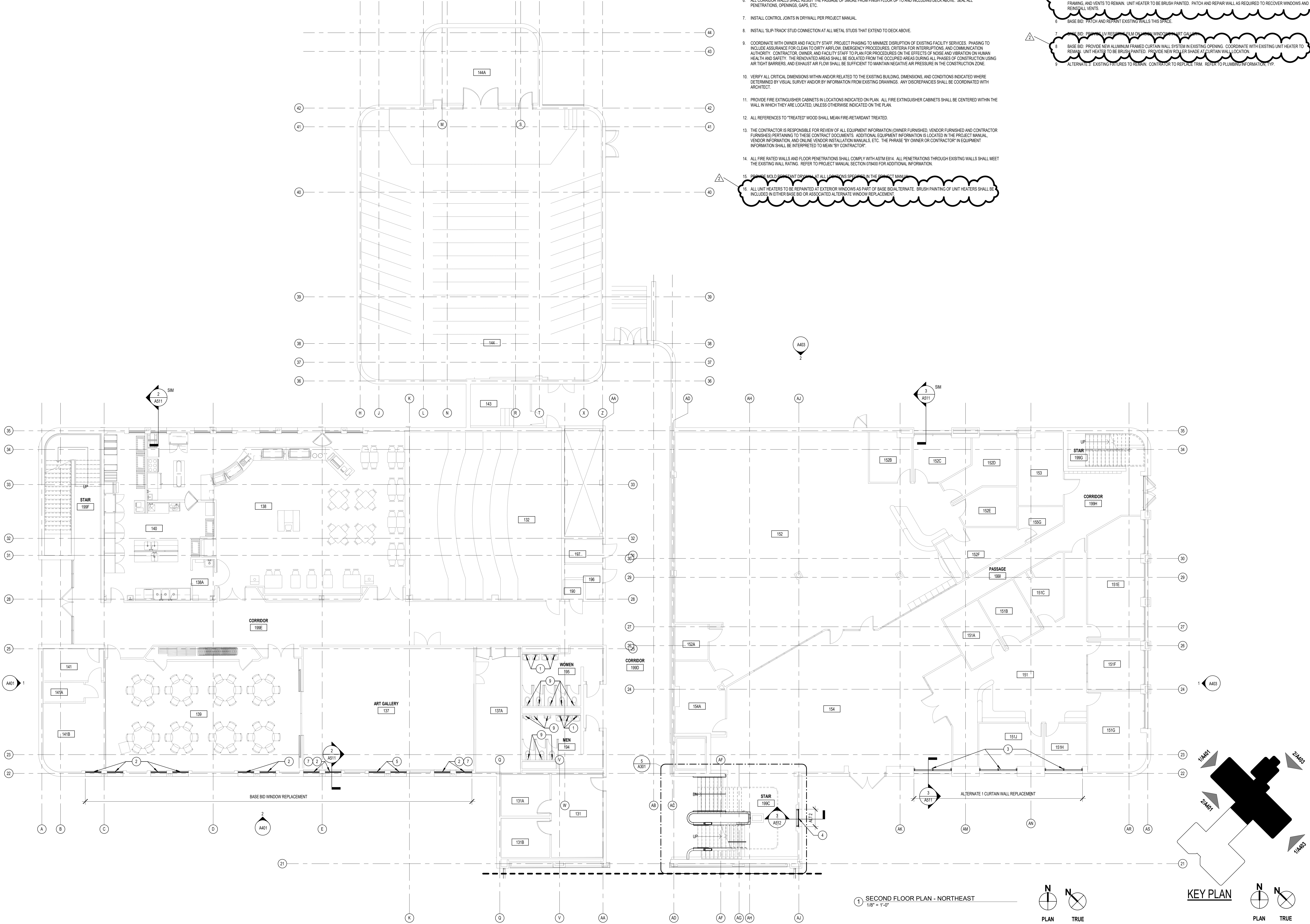
REVISIONS
2 ADD. NO. 2 24 OCT. 2025

20240646 - EA802 WHITEWATER HALL - REPLACE OPERABLE WINDOWS AND INTERIOR RENOVATION
INDIANA UNIVERSITY EAST
2225 CHESTER BLVD.
RICHMOND, IN 47374

CONSTRUCTION DOCUMENTS

ARTEKNA
Arkena Design - A Professional Corporation
321 East New York Street, Indianapolis, Indiana 46204
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SECOND FLOOR
PLAN -
NORTHEAST
A222

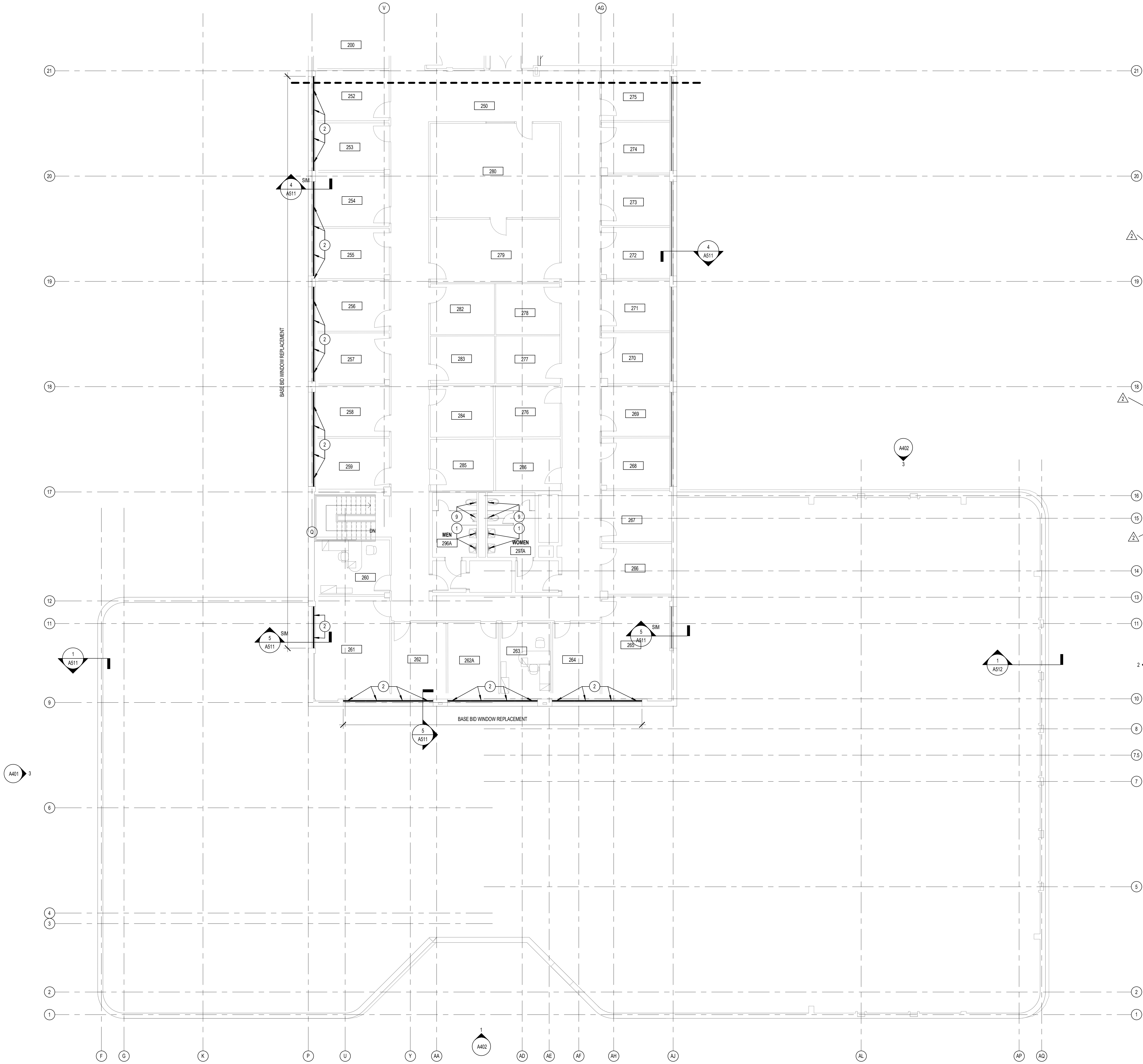


GENERAL PLAN NOTES

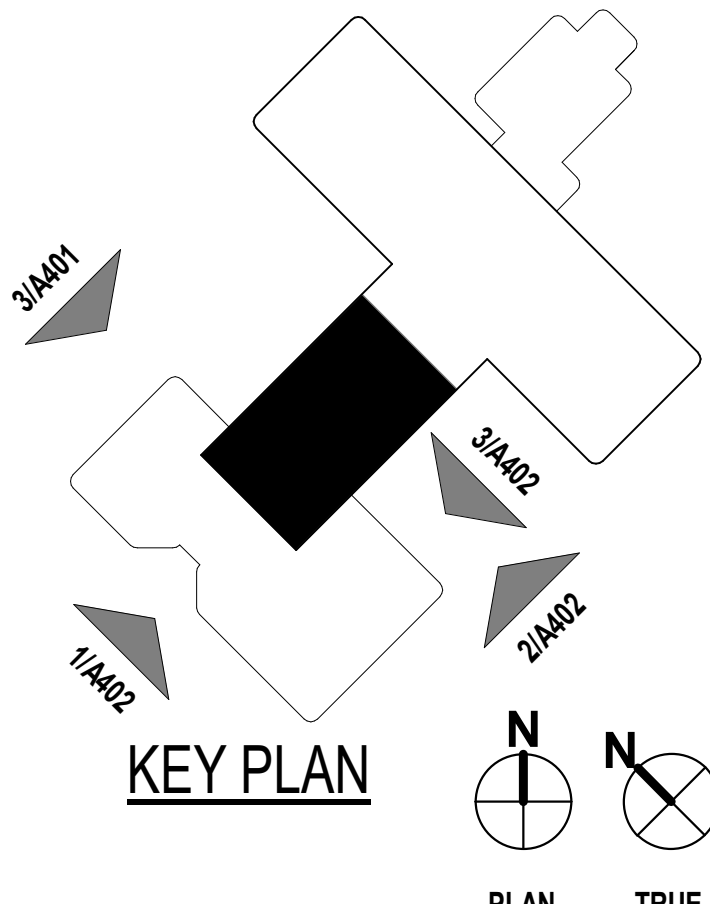
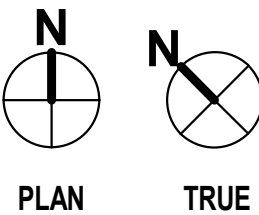
1. ALL DIMENSIONS ARE TO FACE OF FINISHED WALL, OR CENTERLINE OF COLUMNS, UNLESS OTHERWISE NOTED.
2. REFER TO SHEETS A001 FOR WALL TYPE DESIGNATIONS AND WALL RATINGS LEGENDS. ALL INTERIOR WALLS ARE TYPE 'A2' UNLESS OTHERWISE NOTED OR INDICATED TO BE A SMOKE AND/OR FIRE ENCLOSURE. COORDINATE WITH WALL RATINGS LEGEND AND WALL TYPE INFORMATION.
3. REFER TO SHEETS A002 AND A003 FOR ACCESSIBILITY, MANEUVERING CLEARANCES, TYPICAL DIMENSIONS, ACCESSORY SCHEDULE ETC.
4. ALL DOORS MUST MEET REQUIREMENTS OF INDIANA ACCESSIBILITY CODE. REFER TO SHEET A611 FOR DOOR CLEARANCE REQUIREMENTS.
5. ALL EXTERIOR WINDOWS TO RECEIVE ROLLER SHADE. PROVIDE BLACKOUT SHADE AS INDICATED BY PLAN NOTE.
6. ALL CORRIDOR WALLS SHALL RESIST THE PASSAGE OF SMOKE FROM FINISH FLOOR UP TO AND INCLUDING DECK ABOVE. SEAL ALL PENETRATIONS, OPENINGS, GAPS, ETC.
7. INSTALL CONTROL JOINTS IN DRYWALL PER PROJECT MANUAL.
8. INSTALL SLIP-TRACK STUD CONNECTION AT ALL METAL STUDS THAT EXTEND TO DECK ABOVE.
9. COORDINATE WITH OWNER AND FACILITY STAFF, PROJECT PHASING TO MINIMIZE DISRUPTION OF EXISTING FACILITY SERVICES. PHASING TO INCLUDE ASSURANCE FOR CLEAN TO DIRT AIRFLOW, EMERGENCY PROCEDURES, CRITERIA FOR INTERRUPTIONS, AND COMMUNICATION AUTHORITY. CONTRACTOR, OWNER, AND FACILITY STAFF TO PLAN FOR PROCEDURES ON THE EFFECTS OF NOISE AND VIBRATION ON HUMAN HEALTH AND SAFETY. THE RENOVATED AREAS SHALL BE ISOLATED FROM THE OCCUPIED AREAS DURING ALL PHASES OF CONSTRUCTION USING AIR TIGHT BARRIERS, AND EXHAUST AIR FLOW SHALL BE SUFFICIENT TO MAINTAIN NEGATIVE AIR PRESSURE IN THE CONSTRUCTION ZONE.
10. VERIFY ALL CRITICAL DIMENSIONS WITHIN AND/OR RELATED TO THE EXISTING BUILDING, DIMENSIONS, AND CONDITIONS INDICATED WHERE DETERMINED BY VISUAL SURVEY AND/OR BY INFORMATION FROM EXISTING DRAWINGS. ANY DISCREPANCIES SHALL BE COORDINATED WITH ARCHITECT.
11. PROVIDE FIRE EXTINGUISHER CABINETS IN LOCATIONS INDICATED ON PLAN. ALL FIRE EXTINGUISHER CABINETS SHALL BE CENTERED WITHIN THE WALL IN WHICH THEY ARE LOCATED, UNLESS OTHERWISE INDICATED ON THE PLAN.
12. ALL REFERENCES TO 'TREATED' WOOD SHALL MEAN FIRE-RETARDANT TREATED.
13. THE CONTRACTOR IS RESPONSIBLE FOR REVIEW OF ALL EQUIPMENT INFORMATION (OWNER FURNISHED, VENDOR FURNISHED AND CONTRACTOR FURNISHED) PERTAINING TO THESE CONTRACT DOCUMENTS. ADDITIONAL EQUIPMENT INFORMATION IS LOCATED IN THE PROJECT MANUAL, VENDOR INFORMATION, AND ONLINE VENDOR INSTALLATION MANUALS, ETC. THE PHRASE 'BY OWNER OR CONTRACTOR' IN EQUIPMENT INFORMATION SHALL BE INTERPRETED TO MEAN 'BY CONTRACTOR'.
14. ALL FIRE RATED WALLS AND FLOOR PENETRATIONS SHALL COMPLY WITH ASTM E814. ALL PENETRATIONS THROUGH EXISTING WALLS SHALL MEET THE EXISTING WALL RATING. REFER TO PROJECT MANUAL SECTION 07400 FOR ADDITIONAL INFORMATION.

SPECIFIC FLOOR PLAN NOTES

1. BASE BID: EXISTING PORCELAIN FIXTURES TO REMAIN. CONTRACTOR TO REPLACE TRIM. REFER TO PLUMBING INFORMATION, TYP.
2. BASE BID: PROVIDE NEW ALUMINUM FRAMED WINDOW IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT WINDOW.
3. ALTERNATE 1: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT CURTAIN WALL LOCATION.
4. ALTERNATE 2: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED.
5. BASE BID: PROVIDE NEW ALUMINUM FRAMED WINDOW IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER, INTERIOR WALL FRAMING, AND VENTS TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PATCH AND REPAIR WALL AS REQUIRED TO RECOVER WINDOWS AND REINS ALL VENTS.
6. BASE BID: PATCH AND REPAIR EXISTING WALLS THIS SHADE.
7. BASE BID: PROVIDE UV RESISTIVE FILM ON VISION WINDOWS IN ART GALLERY.
8. BASE BID: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT CURTAIN WALL LOCATION.
9. ALTERNATE 3: EXISTING FIXTURES TO REMAIN. CONTRACTOR TO REPLACE TRIM. REFER TO PLUMBING INFORMATION, TYP.



1 THIRD FLOOR PLAN - SOUTHWEST
1/8" = 1'-0"



20240646 - EA802 WHITEWATER HALL - REPLACE OPERABLE WINDOWS AND INTERIOR RENOVATION
INDIANA UNIVERSITY EAST
2225 CHESTER BLVD.
RICHMOND, IN 47374

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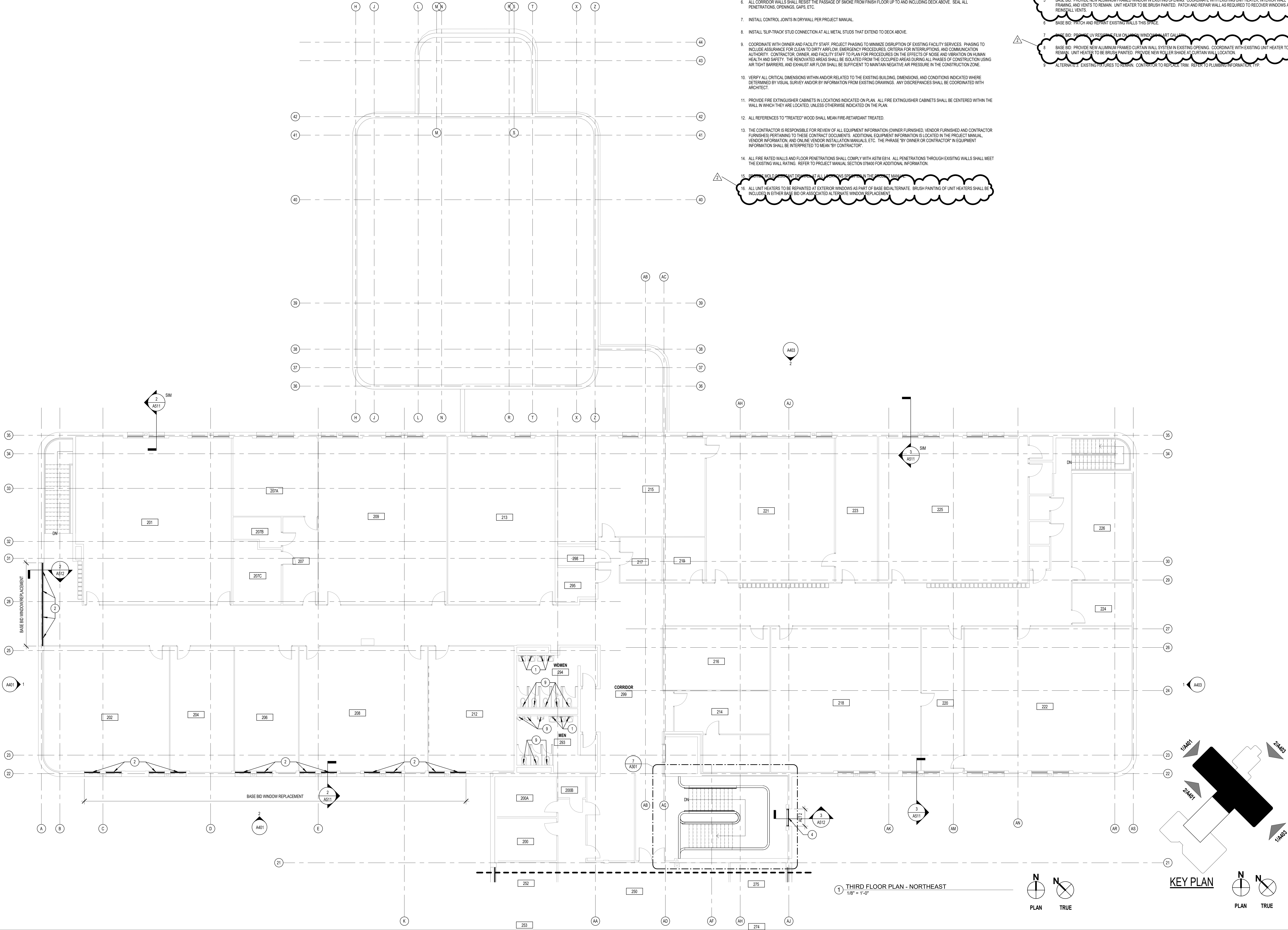
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THIRD FLOOR
PLAN -
SOUTHWEST
A231

DATE: 1 OCTOBER 2025
SCALE: As Shown
DRAWN BY: MHN
CHECKED BY: JAC
PROJECT: 20240646 - EA802 WHITEWATER HALL - REPLACE OPERABLE WINDOWS AND INTERIOR RENOVATION
SHEET: 14214

REGISTERED PROFESSIONAL ARCHITECT
No. AR1200027
STATE OF INDIANA
JACOB A. RYAN, ARCHITECT

REVISIONS
2 ADD. NO. 2 24 OCT. 2025



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- ALL EXTERIOR WINDOWS TO RECEIVE ROLLER SHADE. PROVIDE BLACKOUT SHADE AS INDICATED BY PLAN NOTE.
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- INSTALL CONTROL JOINTS IN DRYWALL PER PROJECT MANUAL.
- INSTALL 'SLIP-TRACK' STUD CONNECTION AT ALL METAL STUDS THAT EXTEND TO DECK ABOVE.
- COORDINATE WITH OWNER AND FACILITY STAFF. PROJECT PHASING TO MINIMIZE DISRUPTION OF EXISTING FACILITY SERVICES. PHASING TO INCLUDE ASSURANCE FOR CLEAN TO DIRTY AIRFLOW, EMERGENCY PROCEDURES, CRITERIA FOR INTERRUPTIONS, AND COMMUNICATION AUTHORITY. CONTRACTOR, OWNER, AND FACILITY STAFF TO PLAN FOR PROCEDURES ON THE EFFECTS OF NOISE AND VIBRATION ON HUMAN HEALTH AND SAFETY. THE RENOVATED AREAS SHALL BE ISOLATED FROM THE OCCUPIED AREAS DURING ALL PHASES OF CONSTRUCTION USING AIR TIGHT BARRIERS, AND EXHAUST AIR FLOW SHALL BE SUFFICIENT TO MAINTAIN NEGATIVE AIR PRESSURE IN THE CONSTRUCTION ZONE.
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- ALL FIRE RATED WALLS AND FLOOR PENETRATIONS SHALL COMPLY WITH ASTM E814. ALL PENETRATIONS THROUGH EXISTING WALLS SHALL MEET THE EXISTING WALL RATING. REFER TO PROJECT MANUAL SECTION 078400 FOR ADDITIONAL INFORMATION.

- EXISTING MOLD PRESENT DRYWALL AT ALL LOCATIONS SPECIFIED IN THE PROJECT MANUAL.
- ALL UNIT HEATERS TO BE REPAINTED AT EXTERIOR WINDOWS AS PART OF BASE BID/ALTERNATE. BRUSH PAINTING OF UNIT HEATERS SHALL BE INCLUDED IN EITHER BASE BID OR ASSOCIATE ALTERNATE WINDOW REPLACEMENT.

SPECIFIC FLOOR PLAN NOTES

- BASE BID: EXISTING PORCELAIN FIXTURES TO REMAIN. CONTRACTOR TO REPLACE TRIM. REFER TO PLUMBING INFORMATION, TYP.
- BASE BID: PROVIDE NEW ALUMINUM FRAMED WINDOW IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT WINDOW.
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- ALTERNATE 2: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED.
- BASE BID: PROVIDE NEW ALUMINUM FRAMED WINDOW IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER, INTERIOR WALL FRAMING AND VENTS TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PATCH AND REPAIR WALL AS REQUIRED TO RECOVER WINDOWS AND REINSTALL VENTS.
- BASE BID: PATCH AND REPAINT EXISTING WALLS THIS SPACE.
- BASE BID: PROVIDE UV RESISTANT FILM ON WINDOW WINDOW PART GALLERY.
- BASE BID: PROVIDE NEW ALUMINUM FRAMED CURTAIN WALL SYSTEM IN EXISTING OPENING. COORDINATE WITH EXISTING UNIT HEATER TO REMAIN. UNIT HEATER TO BE BRUSH PAINTED. PROVIDE NEW ROLLER SHADE AT CURTAIN WALL LOCATION.
- ALTERNATE 1: EXISTING FIXTURES TO REMAIN. CONTRACTOR TO REPLACE TRIM. REFER TO PLUMBING INFORMATION, TYP.