

Addendum D1

re: **SB849 – Schurz Library – 4th & 5th Floor Restroom Remodel**
Indiana University South Bend
 IU Project #20240679

issue date: **April 1, 2026**

This Addendum forms a part of the Contract Documents for the above-referenced project and is issued in accordance with the Instructions to Bidders. Acknowledge receipt of this addendum by inserting its number in the space provided in the bid form.

ITEM	LOCATION	DESCRIPTION
A1.01	GENERAL Pre-Bid Meeting Memorandum	<u>ADD:</u> The attached Pre-Bid Meeting Memorandum dated March 26, 2026 shall be included as an integral part of the Construction Documents.
A1.02	GENERAL Pre-Bid Sign-In	<u>ADD:</u> The attached Pre-Bid Sign-In dated March 26, 2026 shall be included as an integral part of the Construction Documents.
A1.03	GENERAL	<u>CLARIFICATION:</u> Construction will begin May 11, 2026. For construction hours, see specification section 011000 – General Requirements, Article 011400 – Work Restrictions. Ensure to coordinate shut-off valve operation with IU prior to starting.
A1.04	GENERAL	<u>CLARIFICATION:</u> A substitution request of USG tile as an equal to specified standard of Armstrong will be accepted.
A1.05	SPECIFICATIONS Section 004113 Bid Form (Issued Specification)	<u>ADD:</u> Specification Section 004113 – Bid Form issued.
A1.06	SPECIFICATIONS Section 083113 Access Doors and Frames (Reissued Specification)	<u>CHANGE:</u> Specification Section 083113 – Access Doors and Frames reissued to include paintable access doors.
A1.07	DRAWINGS A2.1 (Drawing Reissued)	<u>ADD:</u> Sheet A2.1 reissued to include coat hook tags on the fourth floor; ADA signage on the fourth and fifth floor; and updates to the accessory schedule to indicate access panel sizes and paintable access doors.



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A1.08	DRAWINGS A3.1 (Drawing Reissued)	<u>ADD:</u> Sheet A3.1 reissued to clarify restroom counter support mounting in Detail 13.
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Submitted by:
The Moake Park Group, Inc.



Kevin L. Runkel, RA
Architect

attachments: Pre-Bid Meeting Memorandum
Pre-Bid Sign-In
Specification Section 004113
Specification Section 083113
Drawing A2.1
Drawing A3.1

copies: All Plan Holders
425030.02/670

Pre-Bid Meeting Memorandum

date: March 26, 2026

re: **Indiana University South Bend**
SB849 – Schurz Library – 4th & 5th Floor Restroom Remodel
IU Project #20240679

purpose: **Pre-Bid Meeting**

Owner: **Indiana University**

- Kelly Reed – Senior Interior Designer
- Brian Klaum – Project Manager, Construction

Architect: **Moake Park Group, Inc.**

- Kevin L. Runkel – Architect of Record
- Alexa Snyder – Project Architect

Mechanical / Electrical **SCO Engineering LLC**

- Thomas P. Offerle

1. The project consists of a complete renovation of the fourth floor Women’s Restroom 497 and Men’s Restroom 498. These restrooms currently do not meet ADA compliance. The scope of work includes installing new finishes and fixtures throughout both restrooms, with a focus on addressing all accessibility requirements. Additionally, the project includes installing new shut-off valves on floors one through five.
 - a. Alternate #1 consists of a complete renovation of the fifth floor Women’s Restroom 597 and Men’s Restroom 598. Currently, these restrooms currently do not meet ADA compliance. The scope of work includes installing new finishes and fixtures throughout both restrooms, with a focus on addressing all accessibility requirements.
2. Bids will be received (via electronic bid submission ONLY) on www.iuplanroom.com until 2:00 P.M. (local time) on Thursday, April 9, 2026. Bidders must be registered on the plan room, and signed in to the plan room, in order to submit a bid.
3. Bids received after that time will not be accepted. Bid results will be published on www.iuplanroom.com.
4. A Unified Bid is requested for all work in this project and will include all General, Mechanical, and Electrical Construction work.
5. See project specifications for electronic bid submission instructions.



Pre-Bid Meeting Agenda
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6. All bid proposals shall be in full accord with the Bidding Documents, which are on file with the Owner and may be examined by prospective Bidders:

VPCPF Support Services – Construction Procurement
Indiana University
bidtab@indiana.edu
812-855-5294

7. Bidding documents have been available since Monday, March 23, 2026. Please contact the Eastern Engineering Distribution Department, 9901 Allisonville Road, Fishers, Indiana 46038, Ph. 317-598-0661, www.iuplanroom.com for deposit and purchase information.
8. Each bid must be accompanied by the following:
- a. A completed Minority, Women’s and Veteran’s Business Enterprise Participation Plan detailing the good faith efforts of the contractor to include minority, women and veteran owned enterprises as subcontractors or material suppliers on the Project.
 - b. A bid security for 5% of the total bid.
 - c. The contractor’s written drug testing program, which must be in full compliance with IC 4-13-18.
9. The Owner reserves the right to accept or reject any bid and to waive any irregularities in bidding. The Owner may consider a bid to be incomplete if it does not provide the required documentation as described in this Notice to Bidders, including but not limited to the Minority, Women’s and Veteran’s Business Enterprise Participation Plan. The Base Bid may be held for a period no to exceed sixty days before awarding Contracts. All Alternate Bids may be held for a period not to exceed ninety days before award and incorporation into the contract by proper Change Directive.
10. Should a successful Bidder withdraw their bid, or fail to execute a satisfactory Contract within ten days after notice of acceptance of bid, the Owner may declare the Bid Security forfeited as liquidated damages, not as penalty.
11. An addendum is anticipated to be released on Wednesday, April 1, 2026 which will address all questions from today’s pre-bid meeting and other questions received to date.
12. The information included in the meeting notes shall be included as part of the contract documents.
13. Questions during the bidding process are to be submitted in writing / email preferred, to the Project Architect, Alexa Snyder. asnyder@moakepark.com Questions are to include “SB849 – Schurz Library – 4th & 5th Floor Restroom Remodel” in the heading or subject line.
14. All questions from contractors are due no later than 12:00 p.m. on Monday, March 30, 2026.
15. Questions/Answers:

Question: Where should dumpster be located?

Answer: Dumpsters shall be located on the west side of the building. Provide red fabric screening at fencing around dumpsters. Please see specification 015529 – Staging Areas for more information.

Pre-Bid Meeting Agenda

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Question: Where should contractors park?

Answer: Contractor parking will be designated in the red striped parking lines.

Question: Is a bond required?

Answer: Yes, include a bid bond. If Alternate #1 is accepted, a bond will be required in case the project exceeds \$200,000.

Question: Can contractors use the elevators?

Answer: Yes, refer to the project manual for protection requirements.

Question: Can contractors use restrooms inside the building.

Answer: Contractors are permitted to use the restrooms if they are kept properly maintained.

Question: Is asbestos expected to be present?

Answer: Asbestos presence in the chase walls is unknown. If discovered, notify the Architect and Project Manager immediately.

Question: Is a project sign required?

Answer: No.

Clarification: USG tile is an acceptable substitution request in place of Armstong.

SB849 – Schurz Library – Renovate Restrooms on 4th and 5th Floors
Indiana University South Bend
IU Project #20240679

March 26, 2026

PRE-BID SIGN IN SHEET

Name:	Bryan Doenges	Company:	Majority Builders
Address:	62900 US 31 South	Email:	ryand@majoritybuilders.com
City/State/Zip:	South Bend IN	Phone:	574-309-2403
		Fax:	
Name:	Luke Romina	Company:	Brown + Brown
Address:	124 S Elkhart St	Email:	Bids@bbge.us
City/State/Zip:	Wakarusa IN 46573	Phone:	574-340-1127
		Fax:	
Name:	Michelle Wilburn	Company:	Wilburn Const Co., LLC
Address:	Po Box 1412	Email:	m.wilburn@att.net
City/State/Zip:	Mishawaka, IN 46546	Phone:	574-315-8288
		Fax:	866-929-2137
Name:	Brandon Kelly	Company:	F.A. Wilhelm
Address:	603 E Bronson St Suite 2	Email:	brandon.kelly@fawilhelm.com
City/State/Zip:	South Bend IN	Phone:	765-432-7447
		Fax:	
Name:	Tim Marcinko	Company:	TRG Services
Address:	16700 Cleveland Rd.	Email:	tim@therientksgroup.com
City/State/Zip:	Granger, IN	Phone:	
		Fax:	
Name:	Josh Matthews	Company:	TRG Services
Address:	16700 Cleveland Rd	Email:	Josh@therientksgroup.com
City/State/Zip:	Granger IN 46530	Phone:	269-209-9879
		Fax:	
Name:		Company:	
Address:		Email:	
City/State/Zip:		Phone:	
		Fax:	



BID FORM
Small Project – Under \$200,000

for

SB849 - SCHURZ LIBRARY - Renovate restrooms on 4th and 5th floors
Indiana University South Bend
South Bend, Indiana
IU 20240679

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 20240679 – SB849 – SCHURZ LIBRARY - Renovate restrooms on 4th and 5th floors on the Indiana University South Bend campus, as prepared by The Moake Park Group, Inc. 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.

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.

If trade is self-performed, please state so.

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.

Mechanical: _____ M/W/VBE

Electrical: _____ M/W/VBE

Plumbing: _____ M/W/VBE

ALTERNATE PROPOSALS

1. 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.
2. 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).
3. 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.
4. 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: *State the cost to provide all work associated with the 5th floor: Women’s R.R.597 and Men’s R.R. 598.*

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

Alternate No. 2: *Adjustment to this Bid if Contractor is awarded projects IU 20240679 and IU 20250140.*

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

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 no later than **August 7, 2026**.

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.

SUPPLEMENTAL AND REQUIRED DOCUMENTS

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 _____

(Representative's Signature)

(Name)

(Title)

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

1 SECTION 083113 - ACCESS DOORS AND FRAMES

2 PART 1 - GENERAL

3 1.1 RELATED DOCUMENTS

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

6 1.2 SUMMARY

- 7 A. Section Includes:

- 8 1. Access doors and frames for walls.

9 1.3 ACTION SUBMITTALS

- 10 A. Product Data: For each type of product.

- 11 1. Include construction details, fire ratings, materials, individual components and profiles,
12 and finishes.

13 PART 2 - PRODUCTS

14 2.1 PERFORMANCE REQUIREMENTS

- 15 A. Fire-Rated Access Doors and Frames: Units complying with NFPA 80 that are identical to
16 access door and frame assemblies tested for fire-test-response characteristics according to the
17 following test method and that are listed and labeled by UL or another testing and inspecting
18 agency acceptable to authorities having jurisdiction:

- 19 1. NFPA 252 or UL 10B for fire-rated access door assemblies installed vertically.
20 2. NFPA 288 for fire-rated access door assemblies installed horizontally.

21 2.2 ACCESS DOORS AND FRAMES FOR WALLS AND CEILINGS

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

- 24 1. Babcock-Davis.
25 2. Jensen Industries; Div. of Broan-Nutone, LLC.
26 3. J. L. Industries, Inc.; Div. of Activar Construction Products Group.
27 4. Larsen's Manufacturing Company.
28 5. Nystrom, Inc.

- 1 B. Source Limitations: Obtain each type of access door and frame from single source from single
2 manufacturer.
- 3 C. Fire-Rated, Flush Access Doors with Concealed Flanges:
- 4 1. Assembly Description: Fabricate door to fit flush to frame, with a core of mineral-fiber
5 insulation enclosed in sheet metal. Provide self-latching door with automatic closer and
6 interior latch release.
- 7 2. Locations: Wall.
- 8 3. Fire-Resistance Rating: Not less than 2 hours.
- 9 4. Uncoated Steel Sheet for Door: Nominal 0.075 inch, 14 gage.
- 10 a. Finish : Factory Prime, Field Painted.
- 11
- 12 5. Stainless-Steel Sheet for Door: Nominal 0.038 inch, 20 gage.
- 13
- 14 a. Finish: Satin.
- 15 6. Frame Material: Same material, thickness, and finish as door.
- 16 7. Hinges: Manufacturer's standard.
- 17 8. Hardware: Lock.
- 18 D. Hardware:
- 19 1. Latch: Cam latch operated by flush key.
- 20 2. Lock: Cylinder.
- 21 a. Lock Preparation: Prepare door panel to accept Best, Interchangeable Core, 7 pin
22 lock cylinder keyed into a key system as instructed by Owner.
- 23 3. Provide and install Best, Interchangeable Core, 7 pin lock cylinder.

24 2.3 MATERIALS

- 25 A. Steel Plates, Shapes, and Bars: ASTM A 36/A 36M.
- 26 B. Stainless-Steel Sheet, Strip, Plate, and Flat Bars: ASTM A 666, Type 304. Remove tool and
27 die marks and stretch lines or blend into finish.
- 28 C. Frame Anchors: Same type as door face.
- 29 D. Inserts, Bolts, and Anchor Fasteners: Hot-dip galvanized steel according to
30 ASTM A 153/A 153M or ASTM F 2329.

31 2.4 FABRICATION

- 32 A. General: Provide access door and frame assemblies manufactured as integral units ready for
33 installation.

- 1 B. Metal Surfaces: For metal surfaces exposed to view in the completed Work, provide materials
2 with smooth, flat surfaces without blemishes. Do not use materials with exposed pitting, seam
3 marks, roller marks, rolled trade names, or roughness.
- 4 C. Doors and Frames: Grind exposed welds smooth and flush with adjacent surfaces. Furnish
5 attachment devices and fasteners of type required to secure access doors to types of supports
6 indicated.
- 7 1. For concealed flanges with plaster bead for full-bed plaster applications, provide zinc-
8 coated expanded metal lath and exposed casing bead welded to perimeter of frames.
9 2. Provide mounting holes in frame for attachment of masonry anchors.
- 10 2.5 FINISHES
- 11 A. Comply with NAAMM's "Metal Finishes Manual for Architectural and Metal Products" for
12 recommendations for applying and designating finishes.
- 13 B. Protect mechanical finishes on exposed surfaces from damage by applying a strippable,
14 temporary protective covering before shipping.
- 15 C. Appearance of Finished Work: Noticeable variations in same piece are not acceptable.
16 Variations in appearance of adjoining components are acceptable if they are within the range of
17 approved Samples and are assembled or installed to minimize contrast.
- 18 D. Steel and Metallic-Coated-Steel Finishes:
- 19 1. Factory Prime: Apply manufacturer's standard, fast-curing, lead- and chromate-free,
20 universal primer immediately after surface preparation and pretreatment.
21 2. Factory Finish: Immediately after cleaning and pretreating, apply manufacturer's standard
22 two-coat, baked-on finish consisting of prime coat and thermosetting topcoat, with a
23 minimum dry-film thickness of 1 mil for topcoat.
- 24 E. Stainless-Steel Finishes:
- 25 1. Surface Preparation: Remove tool and die marks and stretch lines, or blend into finish.
26 2. Polished Finishes: Grind and polish surfaces to produce uniform finish, free of cross
27 scratches.
- 28 a. Run grain of directional finishes with long dimension of each piece.
29 b. When polishing is completed, passivate and rinse surfaces. Remove embedded
30 foreign matter and leave surfaces chemically clean.
31 c. Directional Satin Finish: No. 4.

32
33
34

1 PART 3 - EXECUTION

2 3.1 EXAMINATION

3 A. Examine substrates for compliance with requirements for installation tolerances and other
4 conditions affecting performance of the Work.

5 B. Proceed with installation only after unsatisfactory conditions have been corrected.

6 3.2 INSTALLATION

7 A. Comply with manufacturer's written instructions for installing access doors and frames.

8 B. Install doors flush with adjacent finish surfaces or recessed to receive finish material.

9 3.3 ADJUSTING

10 A. Adjust doors and hardware, after installation, for proper operation.

11 B. Remove and replace doors and frames that are warped, bowed, or otherwise damaged.

12 END OF SECTION 083113

ACCESSORY SCHEDULE						
Type Mark	Description	Manufacturer	Model	Supplier	Installer	Comments
T-0	GRAB BAR - 18" MOUNT VERTICAL	BOBRICK	B-5806 X 18"	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-1	GRAB BAR - 36"	BOBRICK	B-5806 X 36"	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-2	GRAB BAR - 42"	BOBRICK	B-5806 X 42"	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-3	TOILET PAPER DISPENSER - SURFACE MOUNT	OWNER PROVIDED	TBD	OWNER	GENERAL CONTRACTOR	PER 12-A3.1
T-4	PAPER TOWEL DISPENSOR	OWNER PROVIDED	TBD	OWNER	GENERAL CONTRACTOR	PER 12-A3.1
T-5	SOAP DISPENSER	OWNER PROVIDED	TBD	OWNER	GENERAL CONTRACTOR	PER 12-A3.1
T-6	MIRROR - 18"W x 36"H	BOBRICK	B 165 1836	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-7	SANITARY NAPKIN DISPOSAL - SURFACE MOUNT	BOBRICK	B-270	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-8	BABY CHANGING STATION - SURFACE MOUNTED	KOALA KARE	KB110-SSWM	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-9	STAINLESS STEEL ACCESS DOOR	NYSTROM	SEE SPECS.	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-9a	PAINTABLE ACCESS DOOR	NYSTROM	SEE SPECS.	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1
T-10	COAT HOOK	BOBRICK	B-76717	GENERAL CONTRACTOR	GENERAL CONTRACTOR	PER 12-A3.1

Ceiling Plan General Notes

CEILING HEIGHTS: ALL CEILING HEIGHTS ARE 9'-0" A.F.F. UNLESS OTHERWISE NOTED.

CEILING PLAN LEGEND

- RECESSED LIGHT FIXTURE
- ▬ RECESSED LINEAR WALL WASH LIGHT
- SUSPENDED ACOUSTICAL CEILING PANEL SYSTEM. SEE FINISH SCHEDULE FOR CEILING TYPES.
- GYPSUM BOARD CEILING OR BULKHEAD. PROVIDE 3-5/8" 20 GA. GALV. STEEL STUDS AT 16" O.C. WITH 5/8" GYPSUM BOARD PRIMED AND PAINTED U.N.O.

FLOOR PLAN GENERAL NOTES

- CONTRACTOR TO PROVIDE ALL NECESSARY PERMITS & FEES REQUIRED TO COMPLETE THE PROJECT.
- CONSTRUCTION & INSTALLATION SHALL CONFORM TO ALL APPLICABLE LOCAL, STATE, & NATIONAL BUILDING CODES AND THE AMERICANS WITH DISABILITY ACT.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS RELATIVE TO THE PROJECT AS ILLUSTRATED AND CONFLICTS OR DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT / ENGINEER IMMEDIATELY FOR RESOLUTION.
- ANY PENETRATIONS IN DESIGNATED FIRE WALLS SHALL MAINTAIN THE REQUIRED FIRE SEPARATIONS BETWEEN AREAS. SEE THE CODE STUDY SHEETS FOR ADDITIONAL FIRESTOPPING REQUIREMENTS.
- CONTRACTOR SHALL COORDINATE ALL WORK WITH THE EQUIPMENT MANUFACTURER TO ENSURE APPROPRIATE ROUGH IN CLEARANCE FOR EQUIPMENT INSTALLATION AND USE.
- DO NOT SCALE THE DRAWINGS.
- ALL DIMENSIONS ARE FROM THE FINISHED FACE OF BLOCK OR STEEL STUDS, UNLESS NOTED OTHERWISE.
- CONTRACTOR SHALL LAYOUT & MARK ALL WALLS & OPENINGS PRIOR TO CONSTRUCTION. ANY DISCREPANCY SHALL BE REPORTED TO THE ARCHITECT IMMEDIATELY FOR RESOLUTION.
- REFERENCE RELATED ELECTRICAL, STRUCTURAL, MECHANICAL, & PLUMBING DOCUMENTS FOR NEW CONSTRUCTION.
- CONTRACTOR SHALL PROVIDE F.R. WOOD BLOCKING OR STEEL STUD BAKER BAR FOR ALL ACCESSORIES MOUNTED ON STEEL STUD WALL CONSTRUCTION.

FLOOR PLAN LEGEND

— STEEL STUD WALL PARTITION. REFER TO SHEET A2.1 FOR MORE INFORMATION

SPECIFIC FLOOR AND CEILING PLAN NOTES

- CONTRACTOR TO PROVIDE NEW FLOOR DRAIN COVER ON EXISTING DRAIN. EXTEND EXISTING DRAIN TO ACCOMMODATE NEW FLOOR TILE IF NECESSARY. SEE PLUMBING DRAWINGS FOR MORE INFO.
- EXISTING DOOR SHALL BE REFINISHED AND RECEIVE NEW HARDWARE AND KICKPLATE TO MATCH EXISTING. CONTRACTOR TO F.V. SEE SPECS FOR MORE INFO.
- ALL ACCESS PANELS (24" x 24") SHALL BE INCLUDED IN THE BASE BID. CONTRACTOR TO COORDINATE FINAL ACCESS PANEL LOCATION WITH MEP DWGS AND F.V. PRIOR TO INSTALLATION.
- EXISTING GYPSUM BOARD CEILING TO REMAIN.
- CONTRACTOR TO PROVIDE ADA-COMPLIANT RESTROOM SIGNAGE. SEE SPECIFICATIONS FOR MORE INFO.

EXISTING TO REMAIN NOTES

- E-1 EXISTING DOOR ASSEMBLY TO REMAIN.
- E-2 EXISTING WALL ASSEMBLY TO REMAIN. EXISTING WALLS WITHIN RENOVATION AREA SPECIFIED TO RECEIVE NEW FINISHES PER THE FINISH PLANS SHALL BE PREPPED IN ACCORDANCE WITH THE FINISH MATERIAL SPECIFICATION. CONTRACTOR TO FIELD VERIFY SCOPE OF WORK.
- E-3 EXISTING COLUMN TO REMAIN.

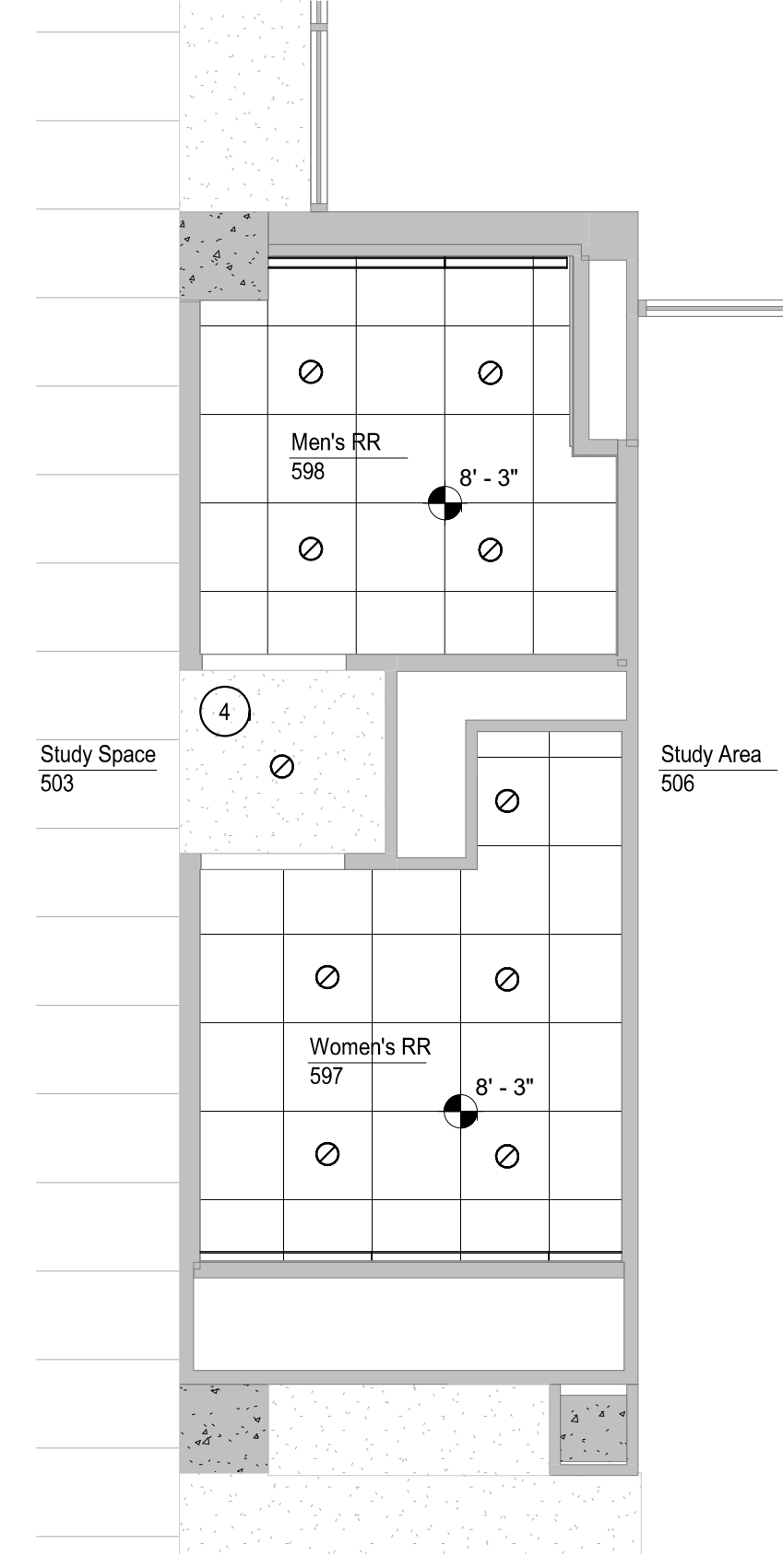
SPECIFIC DEMOLITION PLAN NOTES

- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING FLOORING MATERIAL AND PREP EXISTING CONCRETE FLOOR SLAB FOR NEW FINISHES. SEE FINISH PLANS FOR MORE INFO. CONTRACTOR TO F.V. SCOPE OF WORK.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING WALL TILE AND PATCH / REPAIR / PREP EXISTING WALL FOR NEW FINISHES. SEE FINISH PLANS FOR MORE INFO. CONTRACTOR TO F.V. SCOPE OF WORK.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING PLUMBING FIXTURE IN ITS ENTIRETY. CONTRACTOR TO F.V. SCOPE OF WORK.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING LIGHTS, DIFFUSERS AND ALL MOUNTING HARDWARE. CONTRACTOR TO F.V. SCOPE OF WORK.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING TOILET PARTITIONS AND ALL MOUNTING HARDWARE IN ITS ENTIRETY. CONTRACTOR TO F.V. SCOPE OF WORK.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING TOILET ACCESSORIES INCLUDING BUT NOT LIMITED TO TRASH RECEPTACLES, PAPER TOWEL DISPENSERS, TOILET PAPER DISPENSERS, GRAB BARS, MIRRORS AND SOAP DISPENSERS. CONTRACTOR TO F.V. SCOPE OF WORK.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING FLOOR DRAIN COVER. EXTEND EXISTING DRAIN TO ACCOMMODATE NEW FLOOR TILE IF NECESSARY. CONTRACTOR TO F.V. SCOPE OF WORK AND COORD. WITH PLUMBING DRAWINGS.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING GYPSUM CEILING.
- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING WALL IN ITS ENTIRETY, INCLUDING BUT NOT LIMITED TO ELECTRICAL DEVICES AND APPLIED FINISHES. PATCH FLOOR/REMAINING WALLS AS NECESSARY FOR NEW CONSTRUCTION AND FINISHES. CONTRACTOR SHALL F.V. SCOPE OF WORK.
- ALL OPENINGS SHALL BE INCLUDED IN BASE BID. CONTRACTOR TO PARTIALLY REMOVE EXISTING WALL AS NECESSARY TO ALLOW FOR NEW SHUT-OFF VALVE OPENING. CONTRACTOR SHALL F.V. SCOPE OF WORK. SEE MEP DRAWINGS FOR MORE INFO. CONTRACTOR TO COORDINATE FINAL ACCESS PANEL LOCATION WITH MEP DWGS AND F.V. PRIOR TO INSTALLATION.

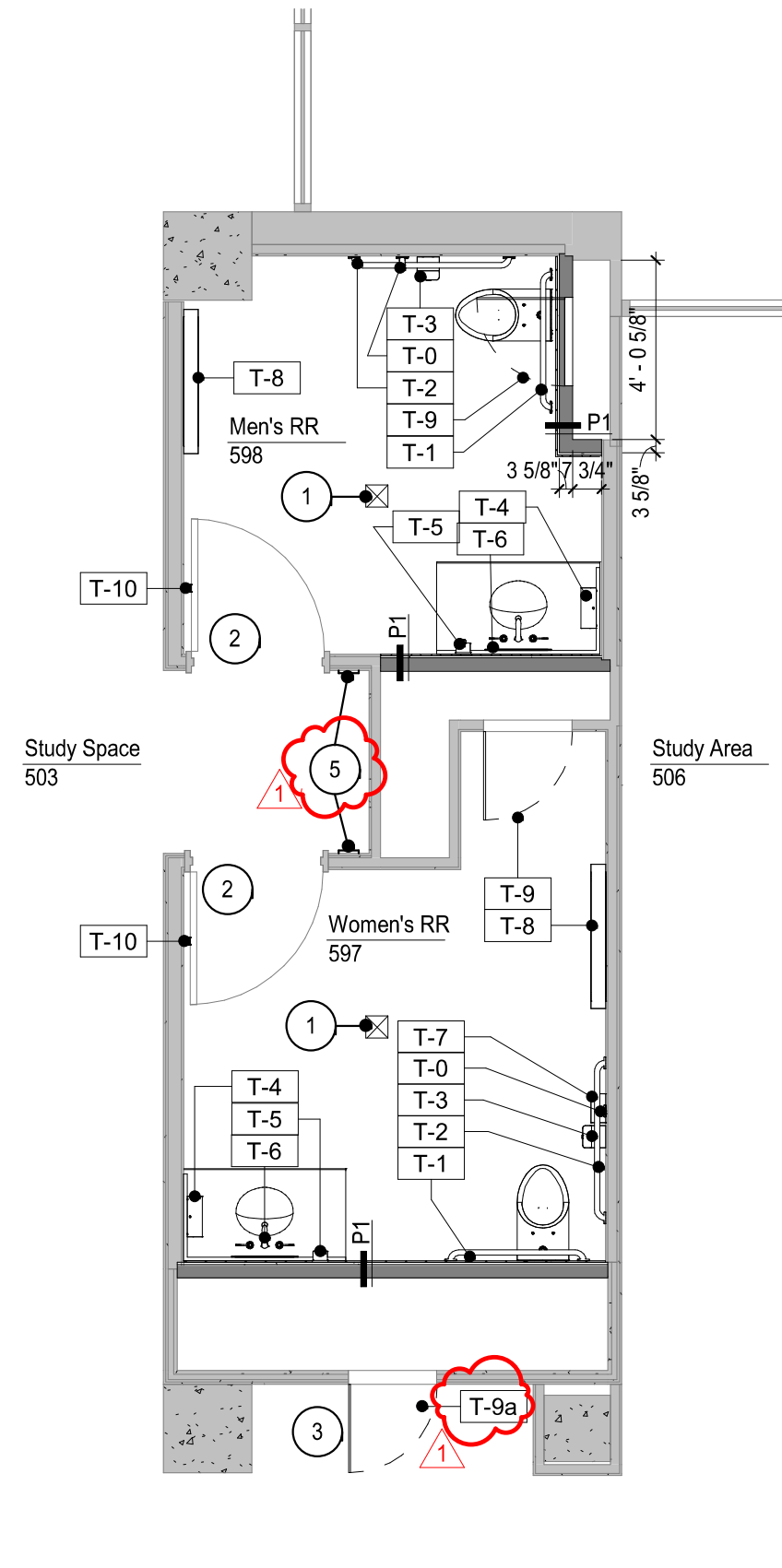


GENERAL TOILET ACCESSORY NOTES:

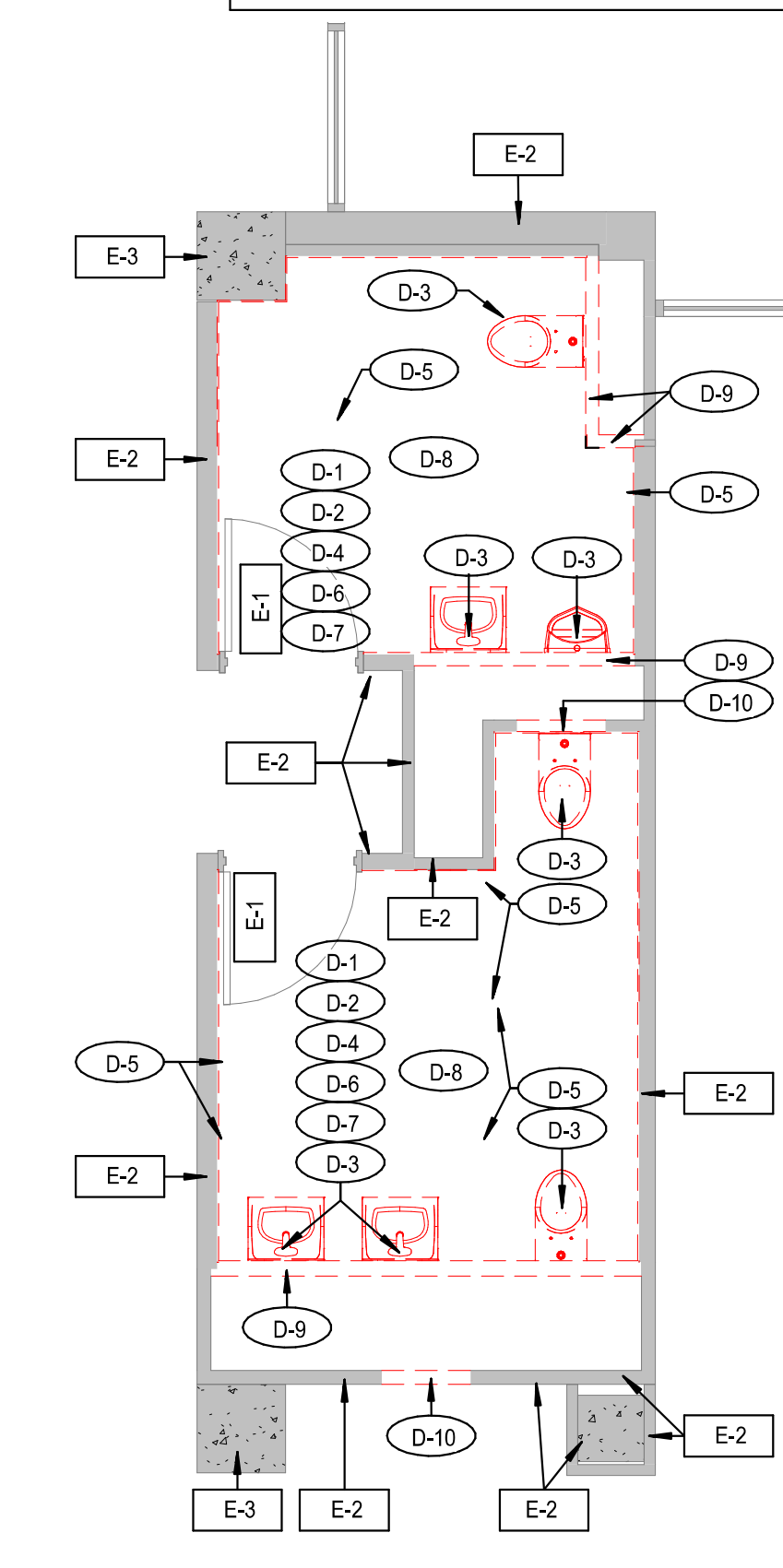
- MANUFACTURERS AND MODEL NUMBERS ARE USED FOR QUALITY CONTROL ONLY. THEY ARE NOT INTENDED TO LIMIT TO ONE MANUFACTURER. SUBMIT ALTERNATE PRODUCT INFORMATION AS PER THE PROVISIONS OF THE BID DOCUMENTS.
- PROVIDE BLOCKING FOR ALL GRAB BARS, TOWEL BARS, AND ALL ACCESSORIES.
- SEE FLOOR PLANS, ENLARGED PLANS, AND FINISH PLANS FOR ADDITIONAL TOILET ACCESSORY NOTATION.
- CONTRACTOR TO LOCATE CHASE ACCESS DOORS IN HANDICAP TOILET STALLS ABOVE THE GRAB BARS UNLESS NOTED OTHERWISE.
- CONTRACTOR TO COORDINATE & ADJUST HORIZONTAL MOUNTING LOCATIONS WITH ADJACENT ACCESSORIES TO MAINTAIN CLEARANCE WITHIN THE STALL & TO COMPLY WITH ADA ACCESSIBILITY REQUIREMENTS.
- CONTRACTOR TO VERIFY AND INSTALL ACCESSORIES TO COMPLY WITH CURRENT ADA CODE. SEE SHEET A3.1 FOR MOUNTING HEIGHT DIAGRAMS.
- FOR ALL ACCESSORIES OWNER PROVIDED AND GENERAL CONTRACTOR INSTALLED, COORDINATE EXACT MOUNTING LOCATION W/ OWNER PRIOR TO INSTALLATION. LOCATIONS MUST COMPLY WITH ADA REQUIREMENTS
- VERIFY MANUFACTURERS HEIGHT INSTALLATION REQUIREMENTS.
- SEE SPECS. FOR MORE INFO.



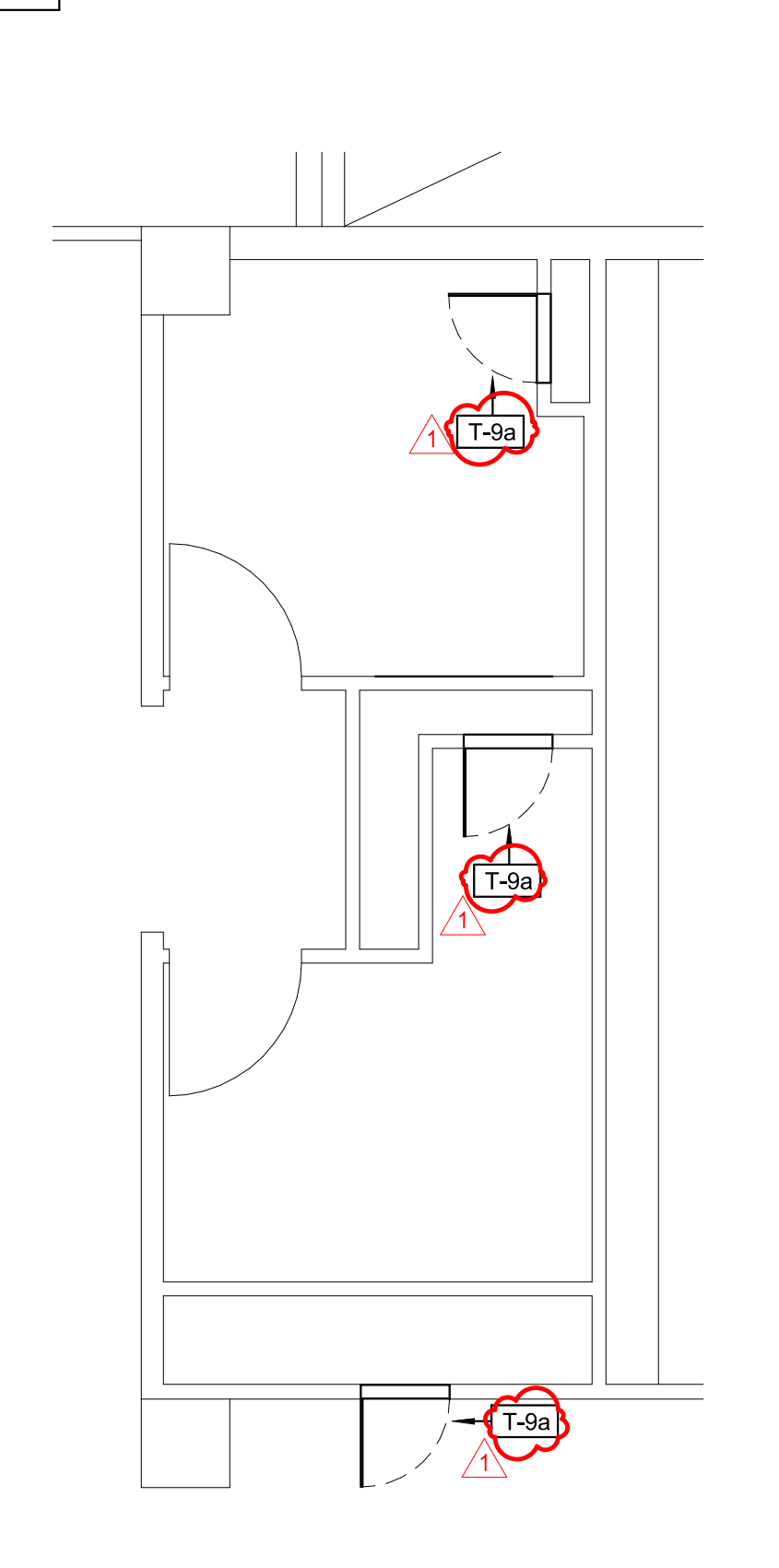
8 Fifth Floor Restroom RCP - Alt. #1
1/4" = 1'-0"



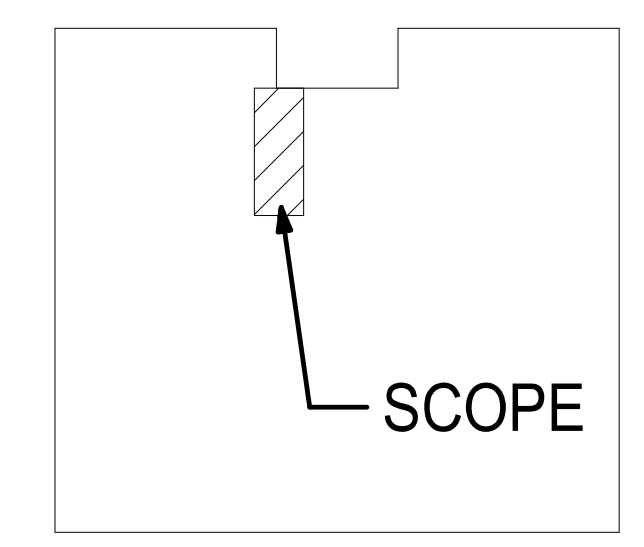
6 Fifth Floor Restroom Plan - Alt. #1
1/4" = 1'-0"



4 Fifth Floor Restroom Demo Plan - Alt. #1
1/4" = 1'-0"



2 Second & Third Floor Plan - Base Bid
1/4" = 1'-0"



4th & 5th Floor Key Plan

A PROJECT FOR:

INDIANA UNIVERSITY SOUTH BEND

SB849
Schurz Library - 4th & 5th Floor Restroom Remodel

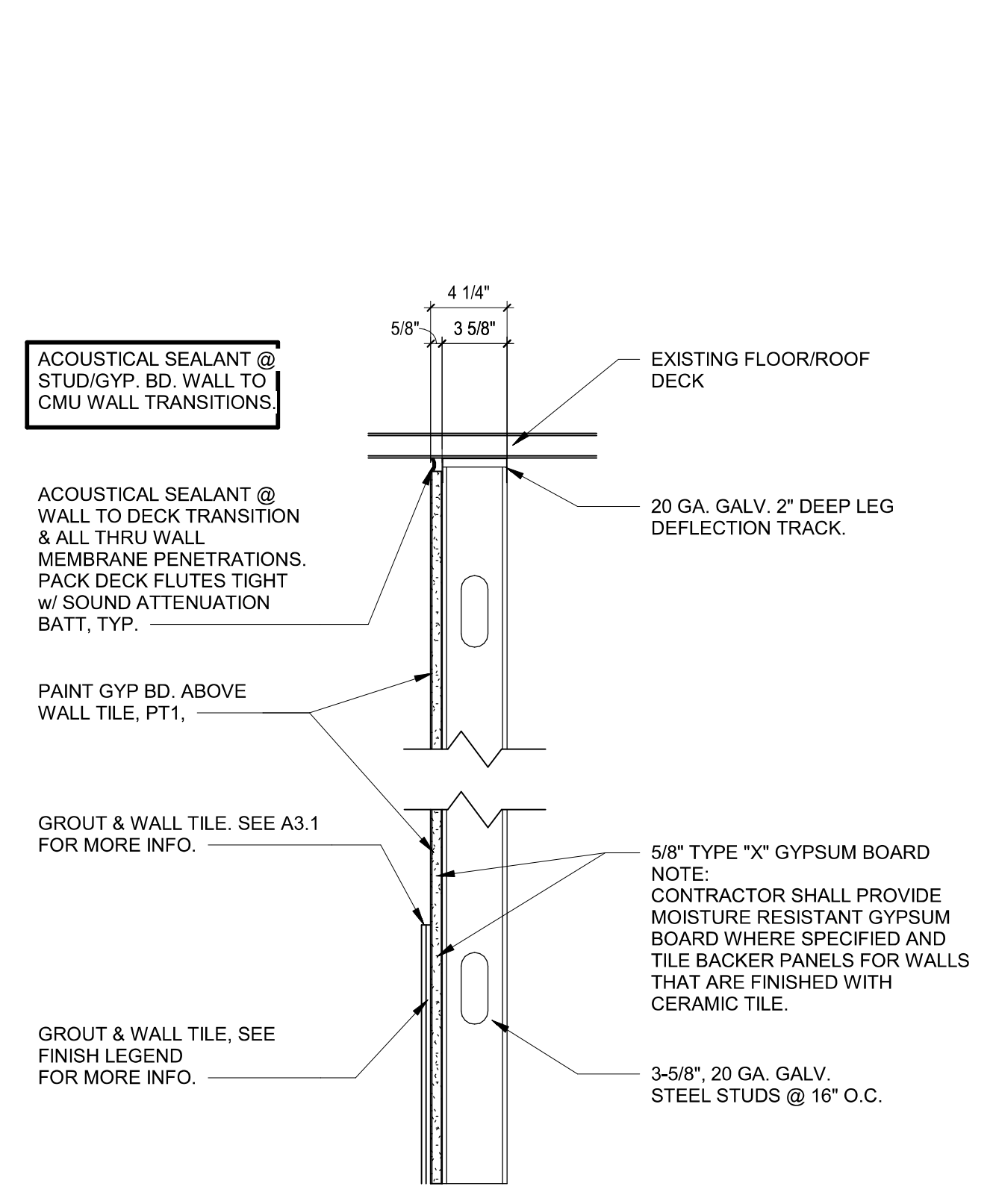
Indiana University South Bend
IU Project #20240679

mark	date	description
1	4/1/26	Addendum 1

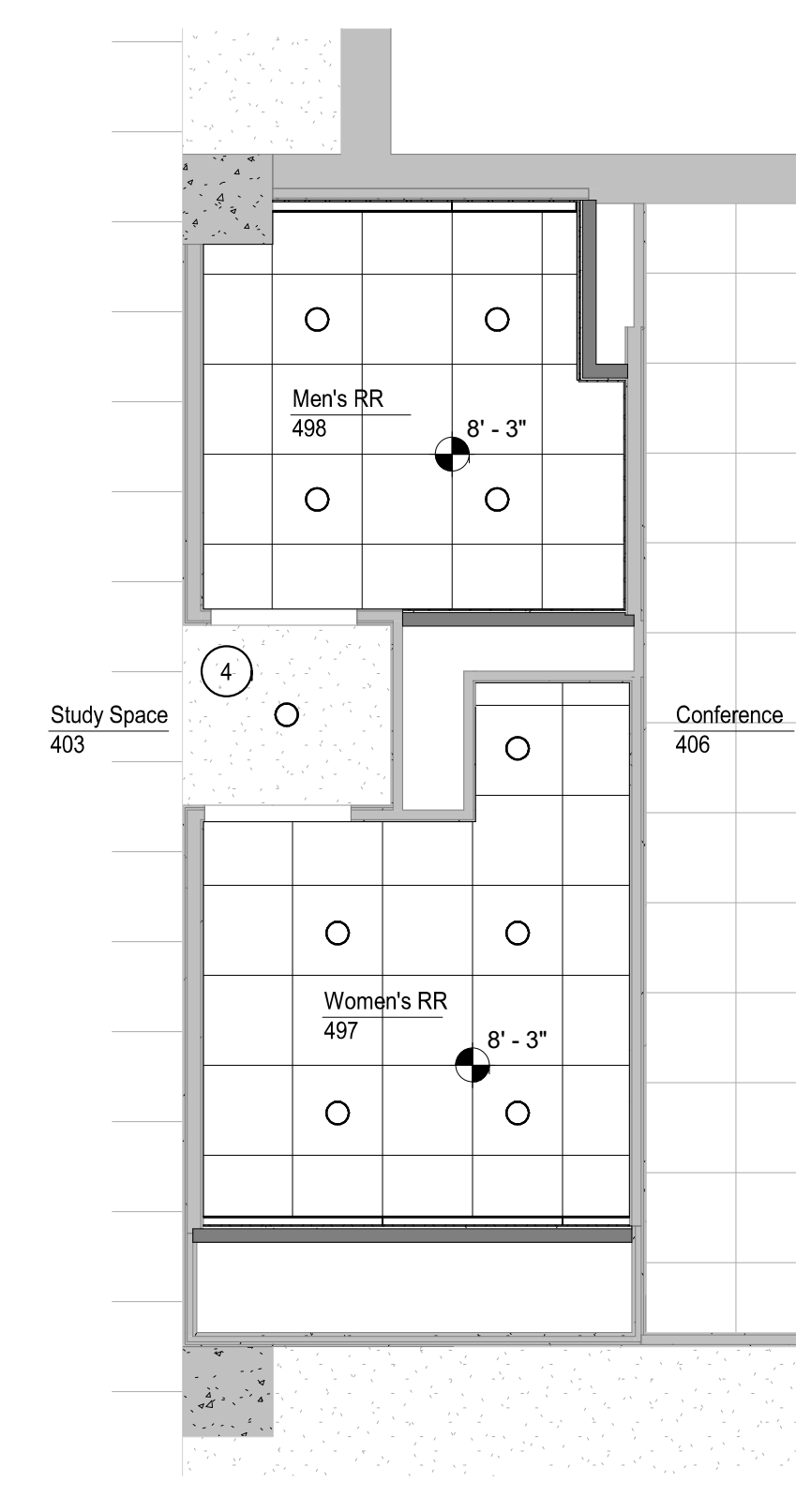
Demolition Plan, Floor Plan, & Ceiling Plan - Base Bid and Alternate #1

date: February 11, 2026
project: 425030.02
coordinator: KLR/AJS
drawn: AJS
checked: KLS

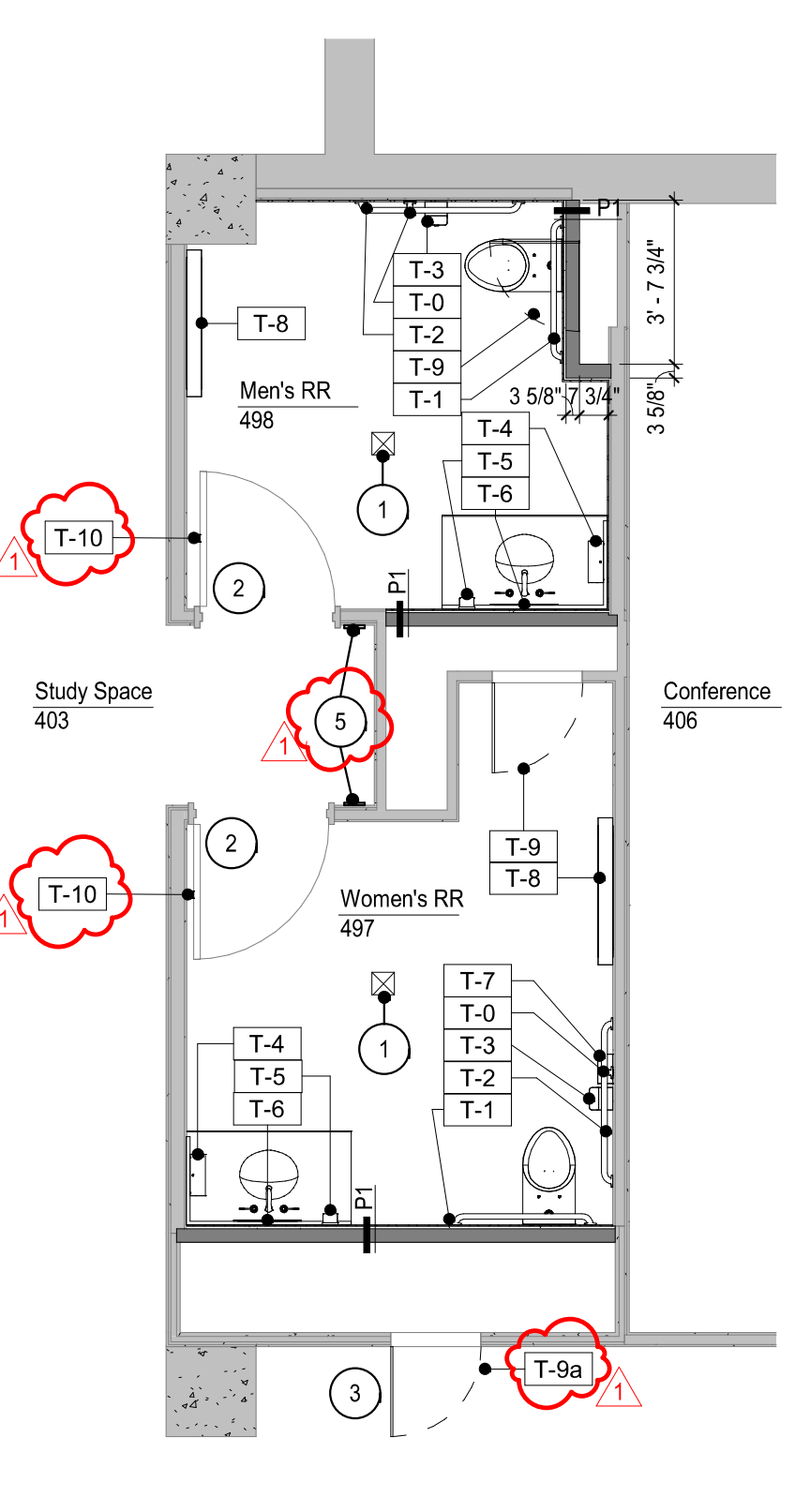
A2.1



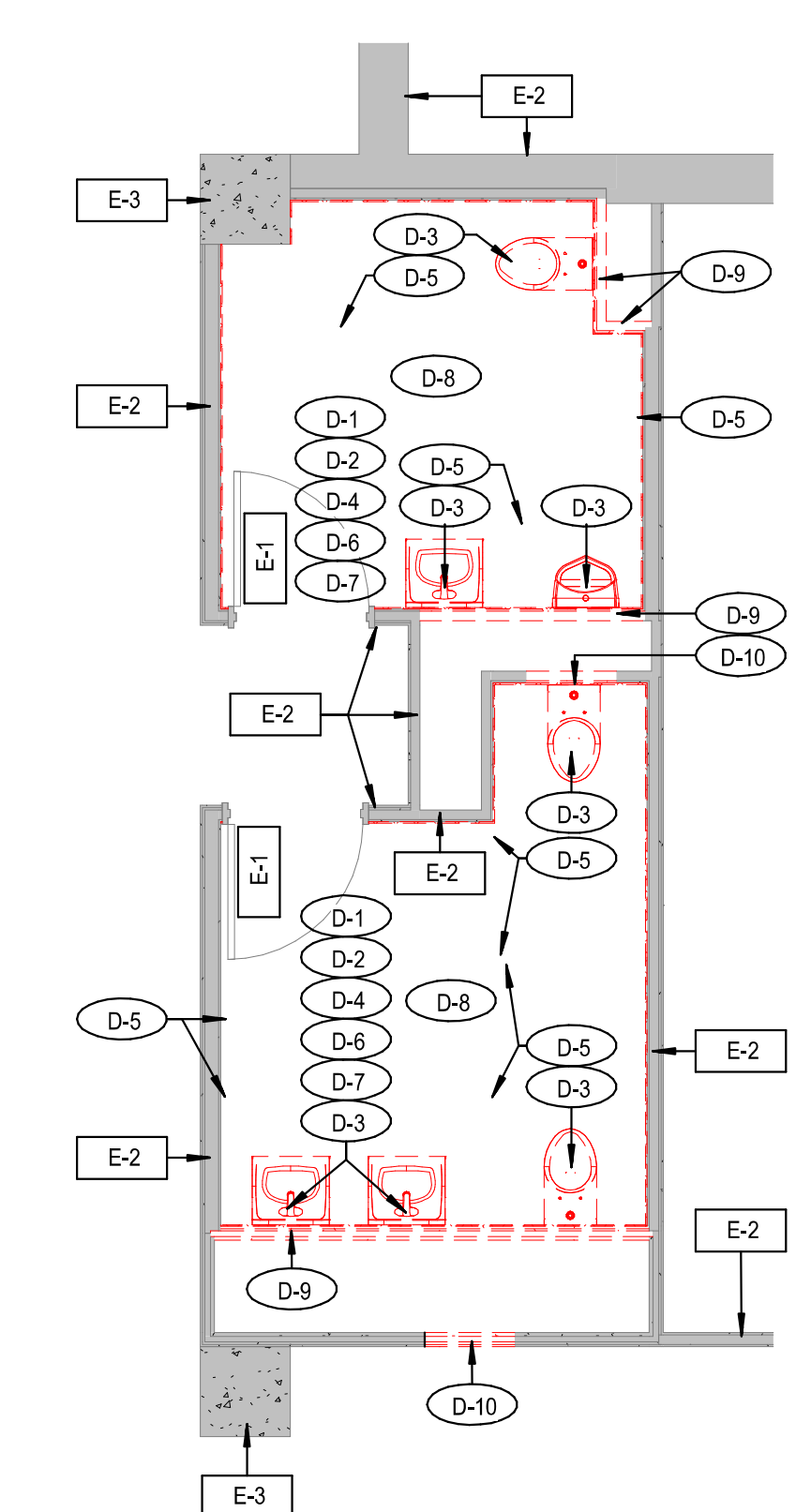
9 P1 - Partition Type
1 1/2" = 1'-0"



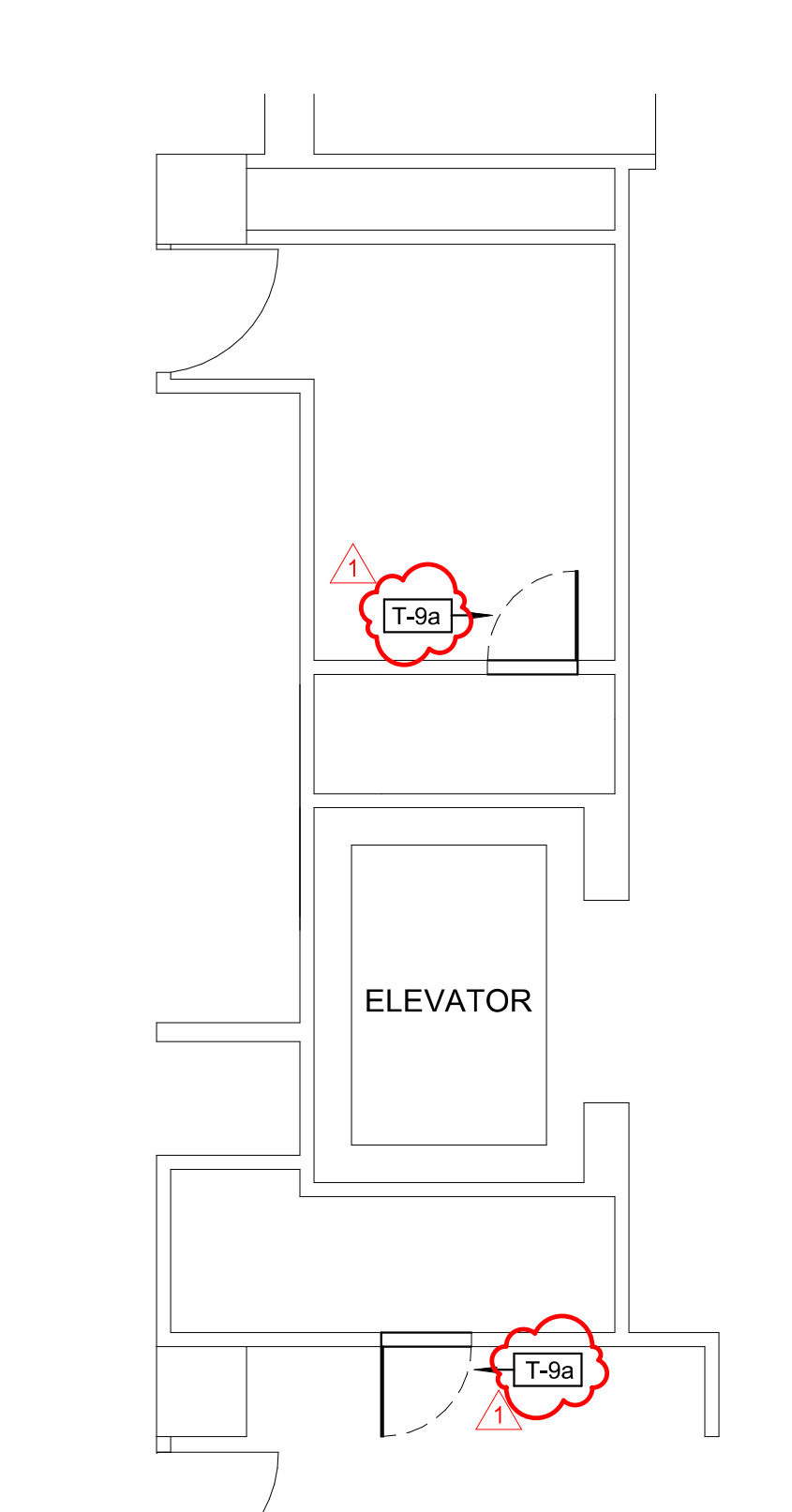
7 Fourth Floor Restroom RCP - Base Bid
1/4" = 1'-0"



5 Fourth Floor Restroom Plan - Base Bid
1/4" = 1'-0"



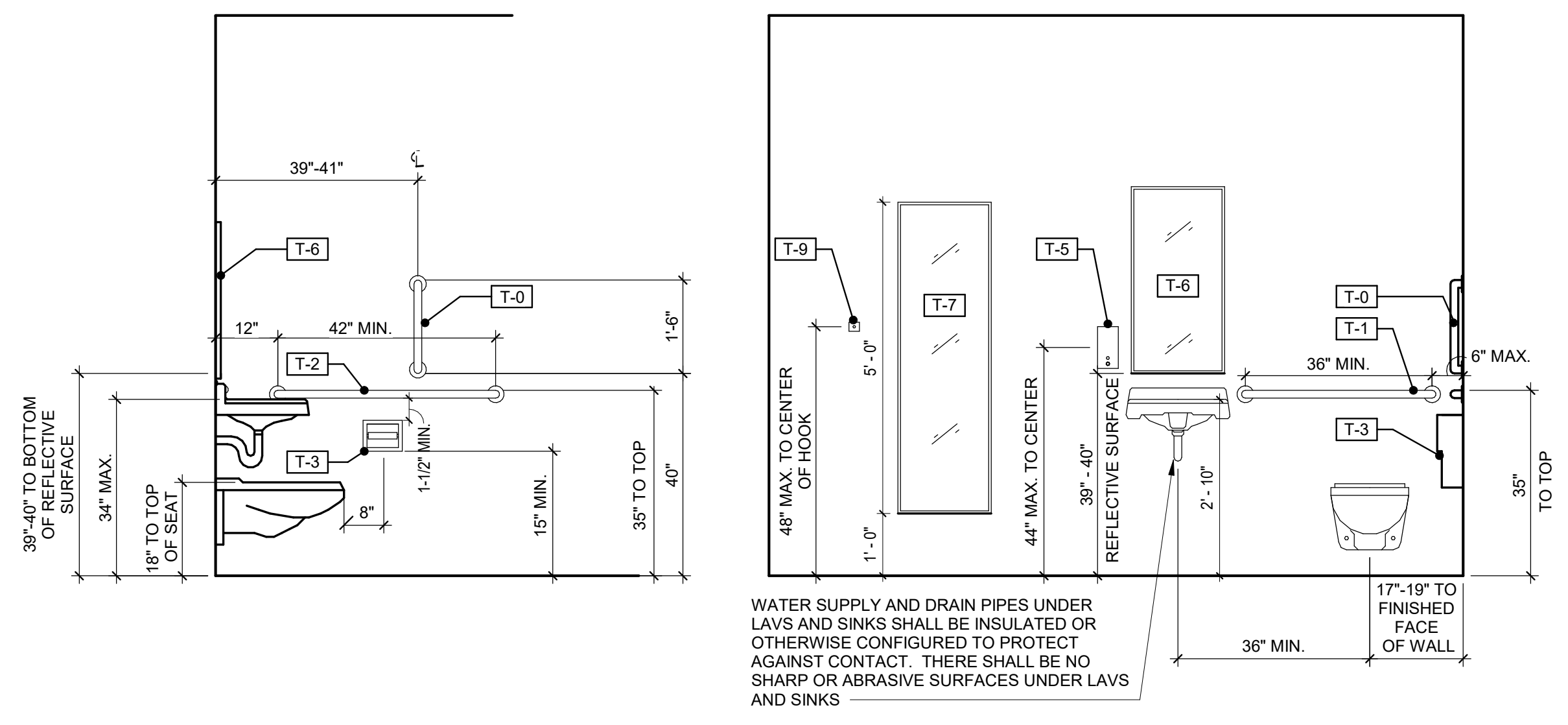
3 Fourth Floor Restroom Demo Plan - Base Bid
1/4" = 1'-0"



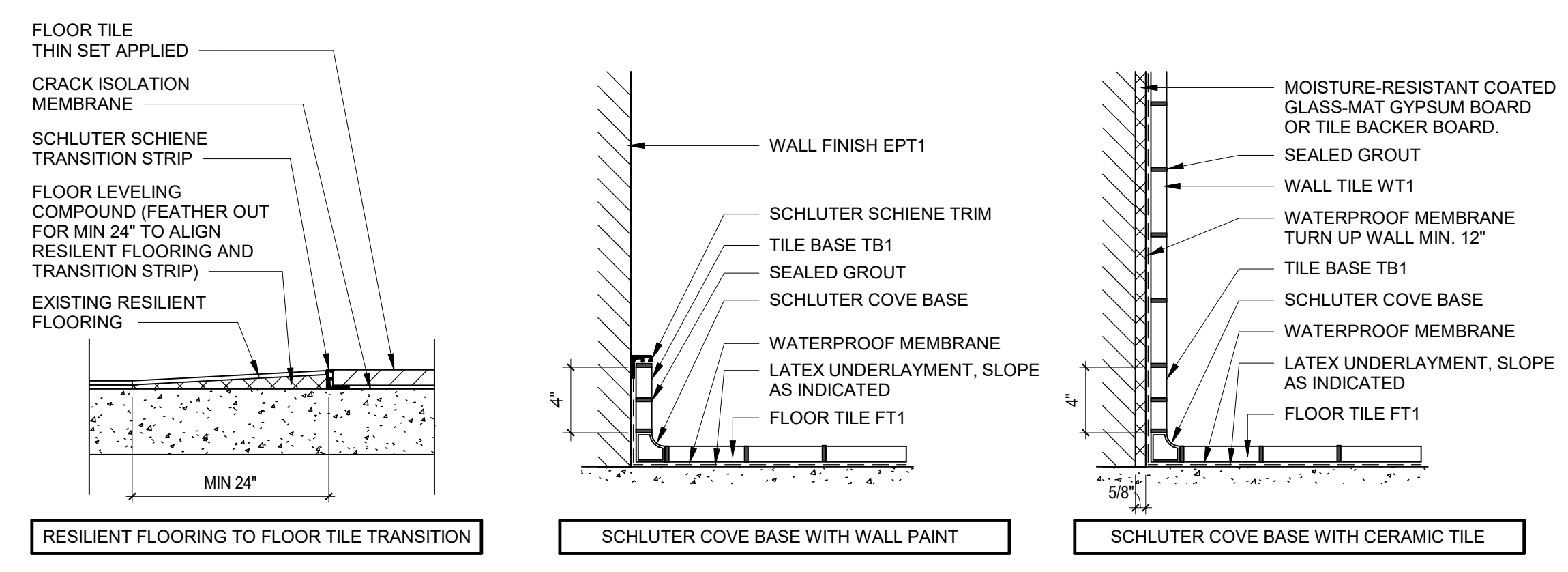
1 First Floor Plan - Base Bid
1/4" = 1'-0"

C:\Users\azell\Documents\Revit\Projects\ARCH - Schurz Library 4th & 5th Restroom Renovation_LOCAL_R25_axelr\FST3.rvt

3/28/2026 9:31:43 PM

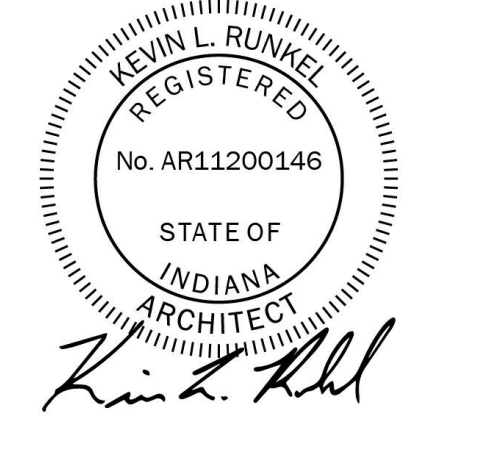


12 ADA Elevations
1/2" = 1'-0"



11 Floor Transition Details
1 1/2" = 1'-0"

FINISH LEGEND		
FLOOR	WALL	CEILING
FT1 = FLOOR TILE FT1 - DALL TILE STYLE: KEYSTONES 2 INCH HEX HALF COLOR: URBAN PUTTY NUMBER: D181 SIZE: 2' X 2'	WT1 = WALL TILE WT1 - DALL TILE SERIES: COLOR WHEEL LINEAR COLOR: MATTE BISCUIT NUMBER: K75 SIZE: 4' X 16" FINISH: MATTE INSTALL: HORIZONTAL STACKED	ACP = ACOUSTICAL CEILING PANEL ACP - ARMSTRONG STYLE: ULTIMA-HEALTHZONE LAY IN QUALITIES: 0.70 NRC MINERAL FIBERBOARD 38 CAC NUMBER: 1935 SIZE: 2' X 2' COLOR: WHITE EDGE: SQUARE GRID: 15/16" PIRELUX XL GRID
LVT = LUXURY VINYL TILE LVT1 - J+J FLOORING STYLE: TATAMI COLOR: MRA NUMBER: V5003 1017 SIZE: 18" X 36" INSTALL: MATCH & ALIGN TO CORRIDOR INSTALL PATTERN	EPT1 = EPOXY PAINT EPT1 - SHERWIN WILLIAMS COLOR: REPOSE GRAY NUMBER: SW7015 FINISH: SEMI-GLOSS	PL = PLASTIC LAMINATE PL1 - WILSONART COLOR/PATTERN: NATURAL RECON NUMBER: 7996-28 FINISH: FINE VELVET FINISH
EXT = EXISTING TO REMAIN EXT1 - EXISTING INTERIOR FINISH TO REMAIN		SS = SOLID SURFACE SS1 - FORMICA COLOR/PATTERN: LUNA SAND NUMBER: 757
BASE		
TB = TILE BASE TB1 - DALL TILE STYLE: KEYSTONE 2X2 SQUARE COLOR: URBAN PUTTY NUMBER: D181 SIZE: 2' X 2' METAL TRIM: SCHLUTER SCHIENE INSTALLED AT TOP OF TB1 WHEN TRANSITIONING TO EPT1 (BRUSHED STAINLESS STEEL)		



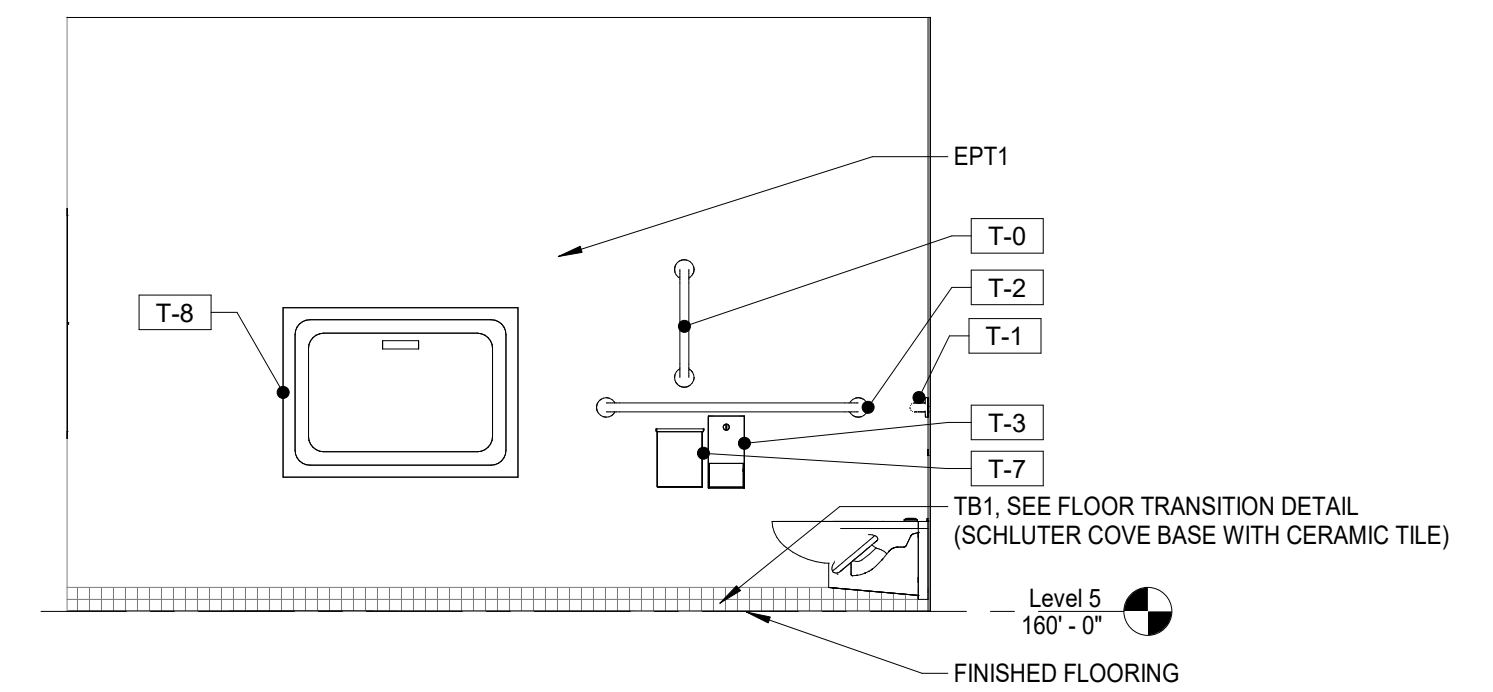
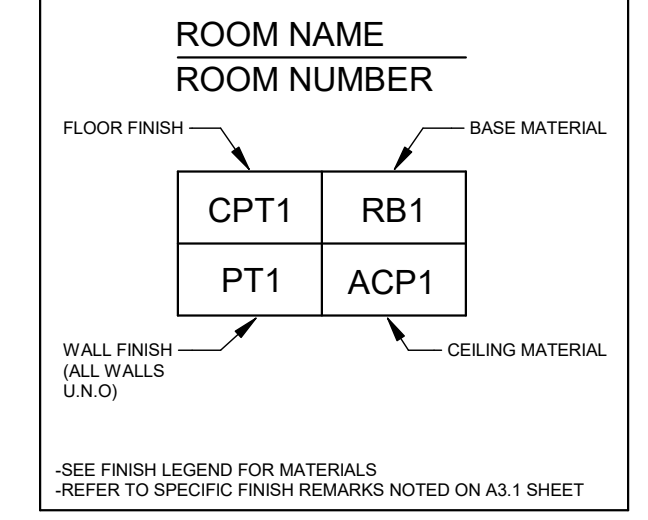
INTERIOR FINISH GENERAL NOTES

- PAINT FACE AND UNDERSIDE OF GYP. BD. BULKHEADS TO MATCH ADJ. WALL UNO.
- WALL FINISHES FOR ANY GIVEN WALL SHALL CONTINUE INTO MAJOR AND MINOR OFFSETS.
- DOOR TRANSITIONS BETWEEN ROOMS TO OCCUR AT FINISH FACE OF DOOR SLAB IF PRESENT OR CENTERLINE OF OPENING UNLESS OTHERWISE NOTED. SEE FLOOR TRANSITION DETAIL.
- ONLY A STRAIGHT EDGE METAL SCHLUTER STRIP SCHIENE SHALL BE USED BETWEEN TWO DIFFERENT MATERIALS TO PROTECT THE EDGES. A SLOPE PROFILE METAL SCHLUTER IS NOT ACCEPTABLE U.N.O. (BRUSHED STAINLESS STEEL).
- ALL EXTERIOR OR CORNERS WALL TILE SHALL RECEIVE SCHLUTER RONDEC ROUNDED REVEAL (BRUSHED STAINLESS STEEL).
- ALL INTERIOR CORNERS OF CERAMIC WALL TILE SHALL RECEIVE SCHLUTER DILEX-EHK COVERED SHAPED PROFILE (BRUSHED STAINLESS STEEL).
- ALL CERAMIC FLOOR TILE TO CERAMIC BASE TILE TRANSITIONS SHALL RECEIVE SCHLUTER DILEX-AHK COVERED SHAPED PROFILE (BRUSHED STAINLESS STEEL).

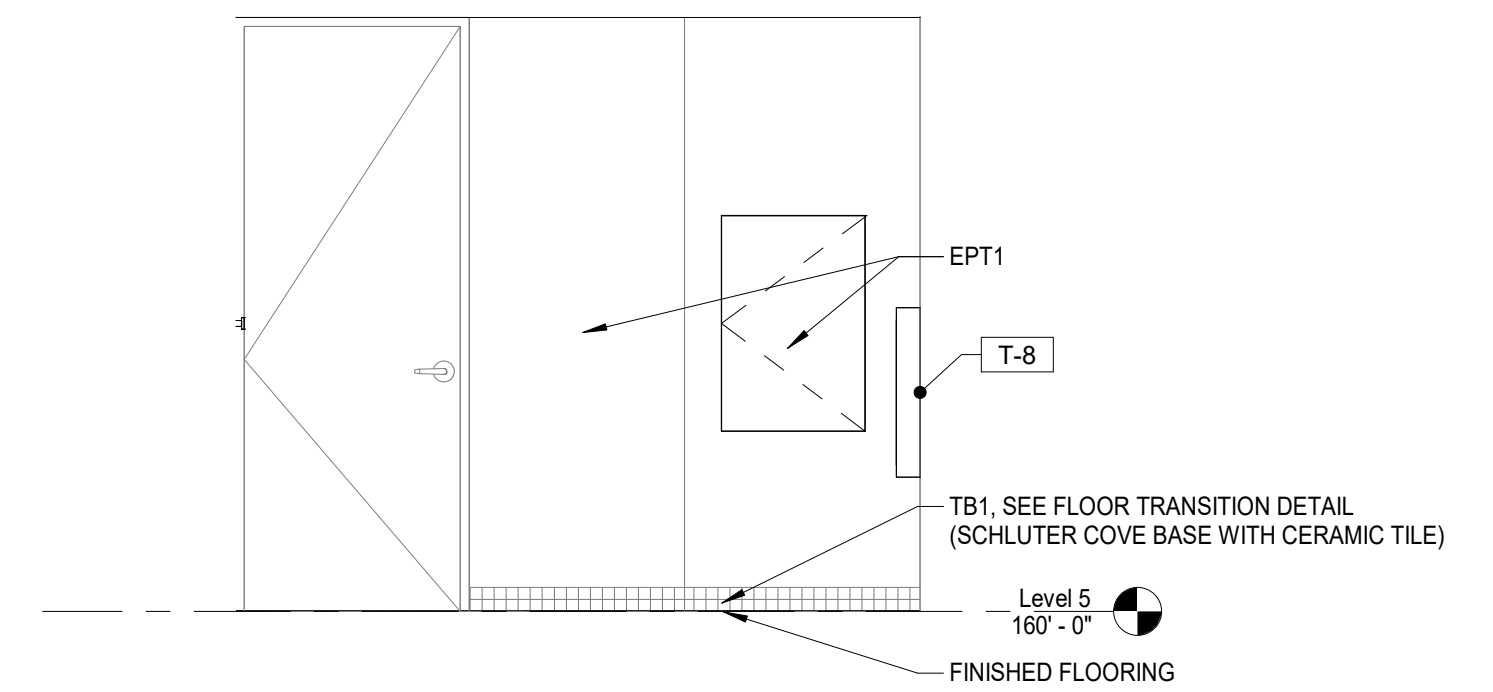
SPECIFIC FINISH REMARKS

- INSTALL FULL HEIGHT WALL TILE WT1. TERMINATE ALL OUTSIDE CORNERS WITH SCHLUTER RONDEC TRIM. INSIDE CORNERS WITH SCHLUTER DILEX-EHK COVERED, AND BASE TRANSITION WITH SCHLUTER DILEX-AHK COVERED (BRUSHED STAINLESS STEEL).
- INSTALL SCHLUTER SCHIENE AT FLOOR MATERIAL TRANSITION FOR FT1 TO LVT1. UTILIZING FLOOR LEVELING COMPOUND LIFT UP EXISTING FLOORING WITHOUT DAMAGING AND ALIGN TO TRANSITION STRIP. (BRUSHED STAINLESS STEEL)

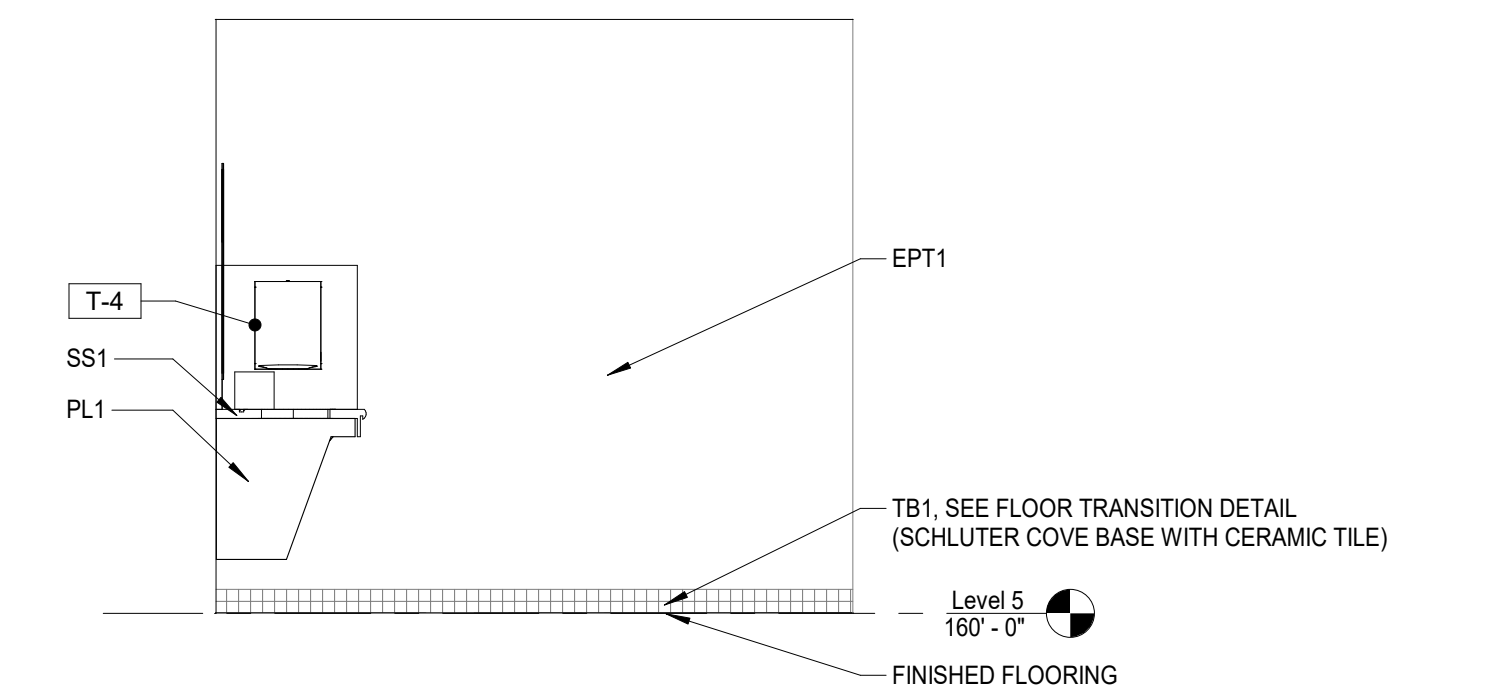
FINISH LEGEND



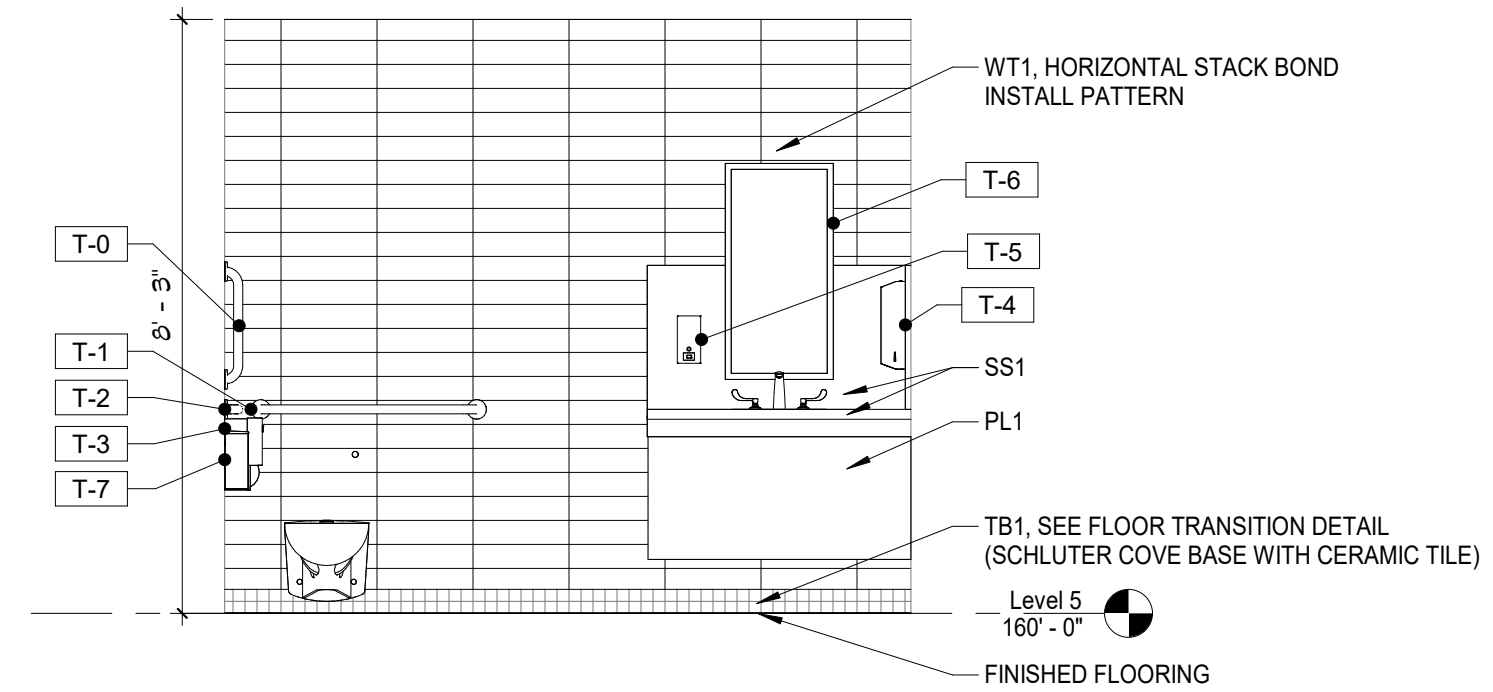
10 Women's R.R. 497/597
3/8" = 1'-0"



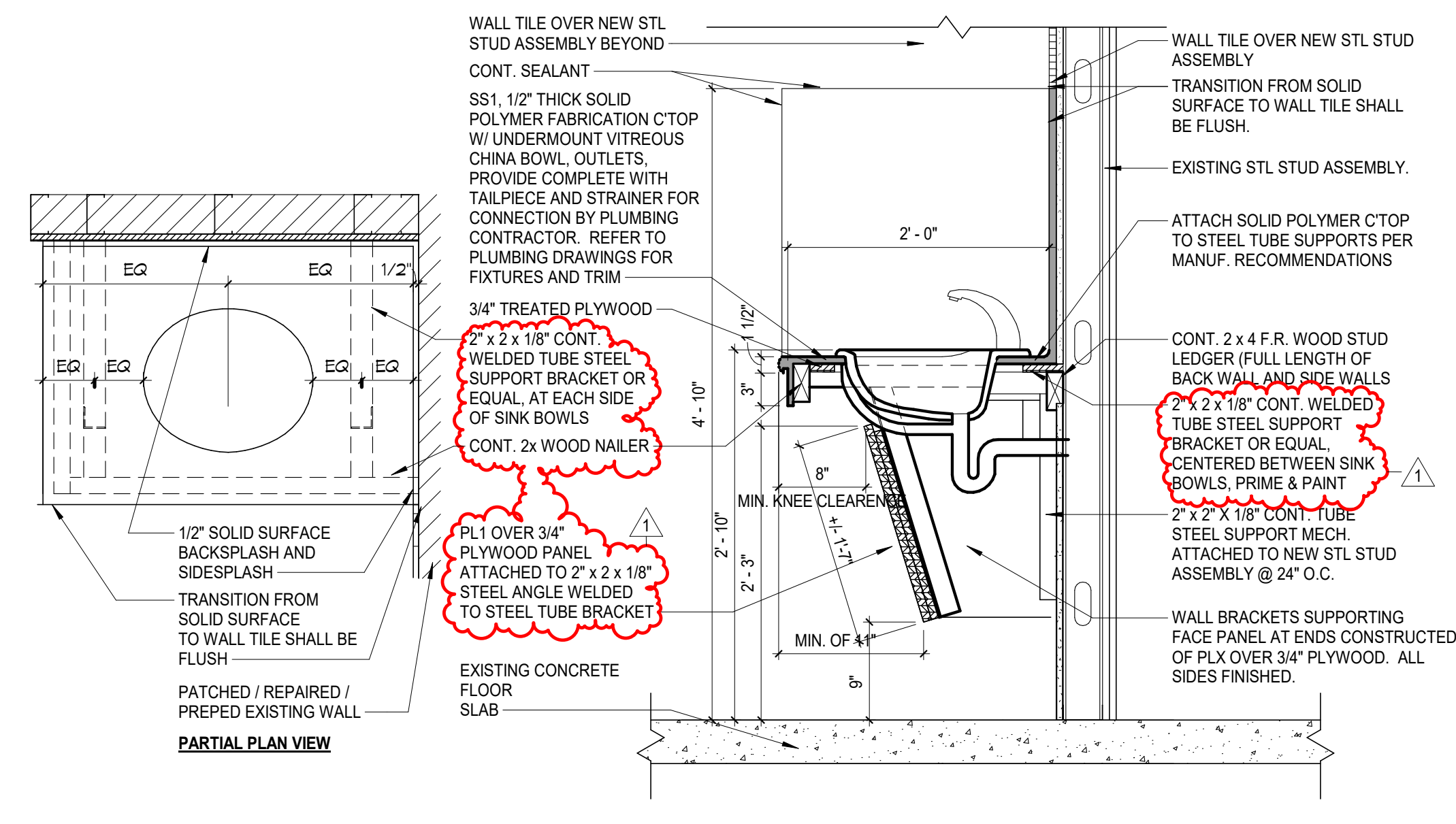
9 Women's R.R. 497/597
3/8" = 1'-0"



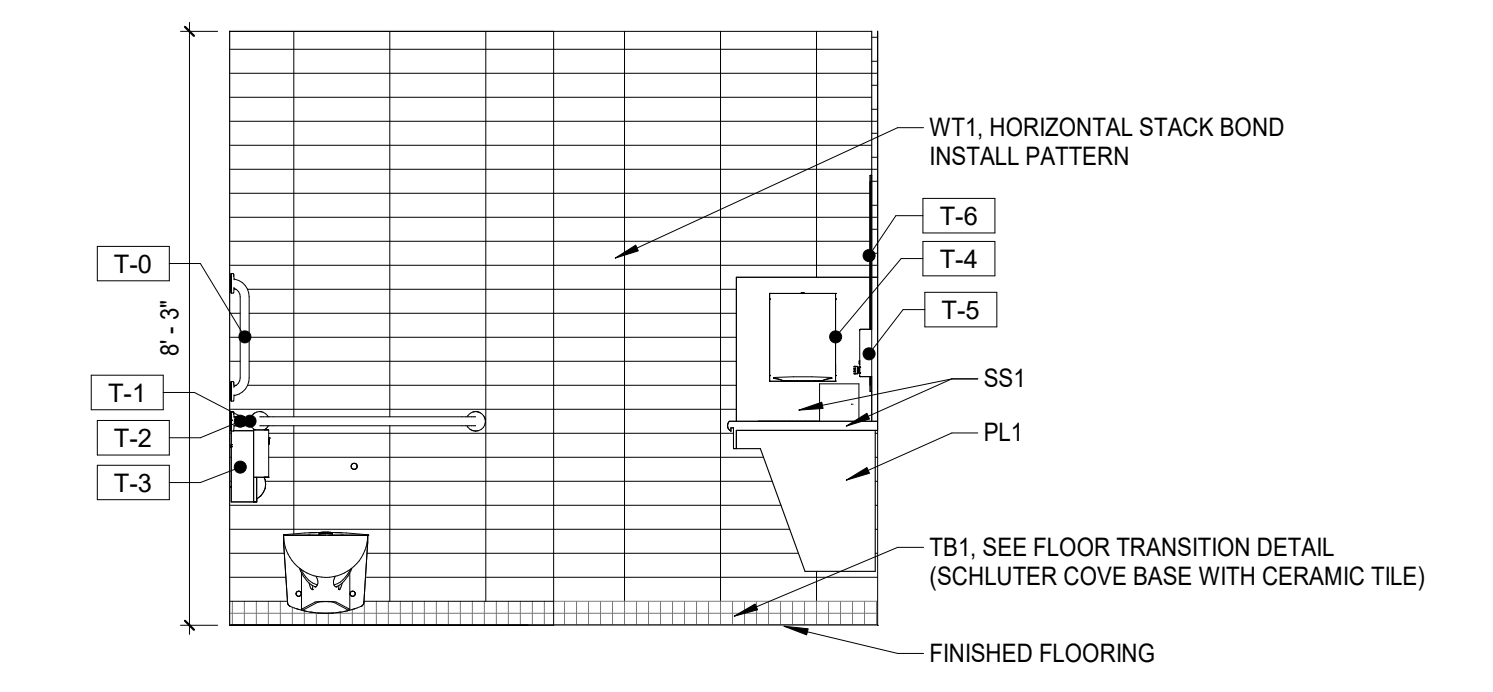
8 Women's R.R. 497/597
3/8" = 1'-0"



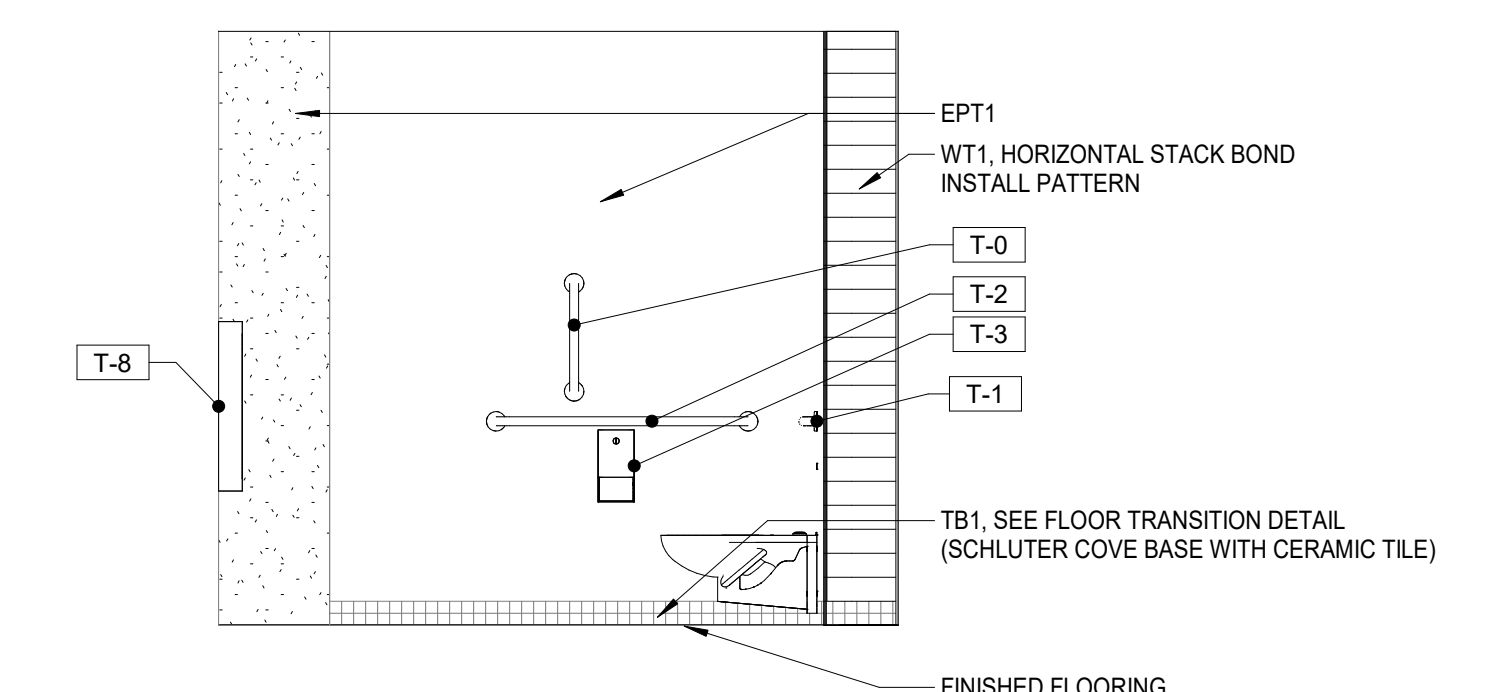
7 Women's R.R. 497/597
3/8" = 1'-0"



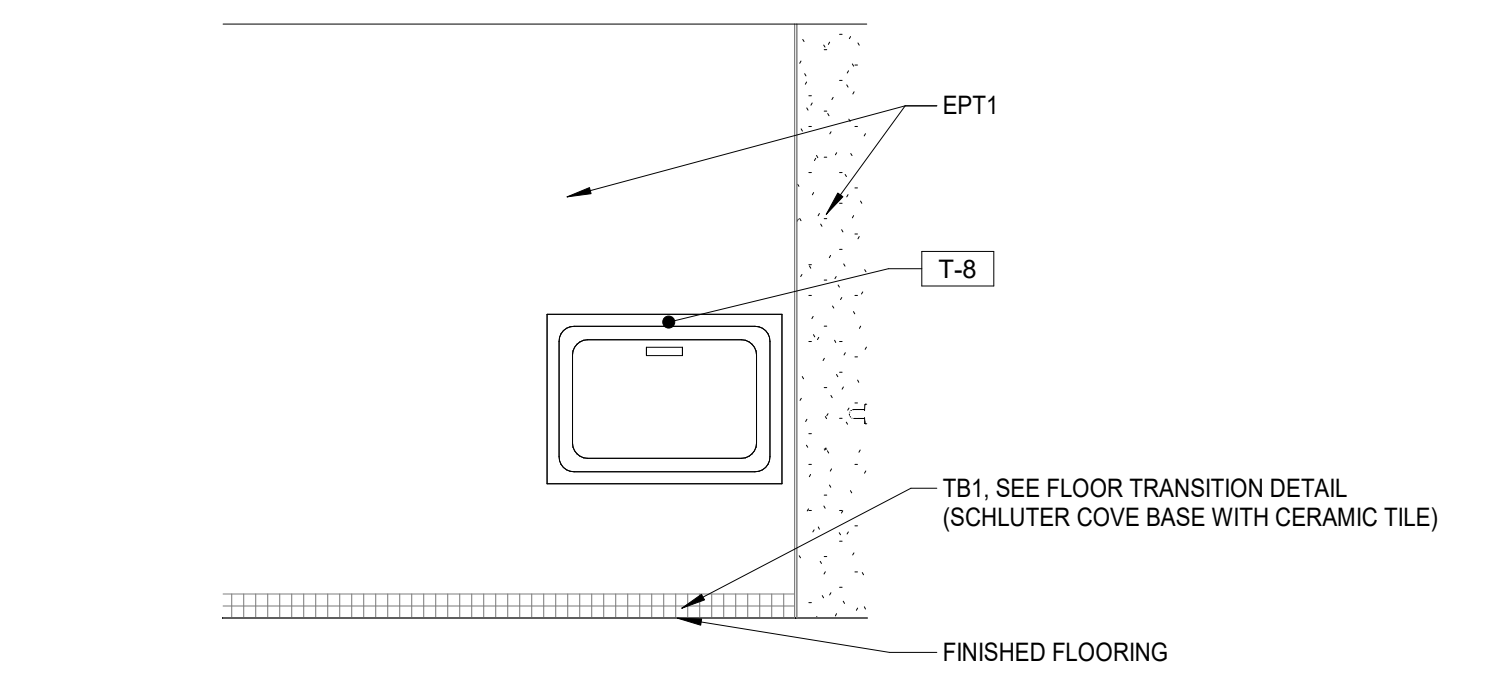
13 Typ. Restroom Counter Section
1" = 1'-0"



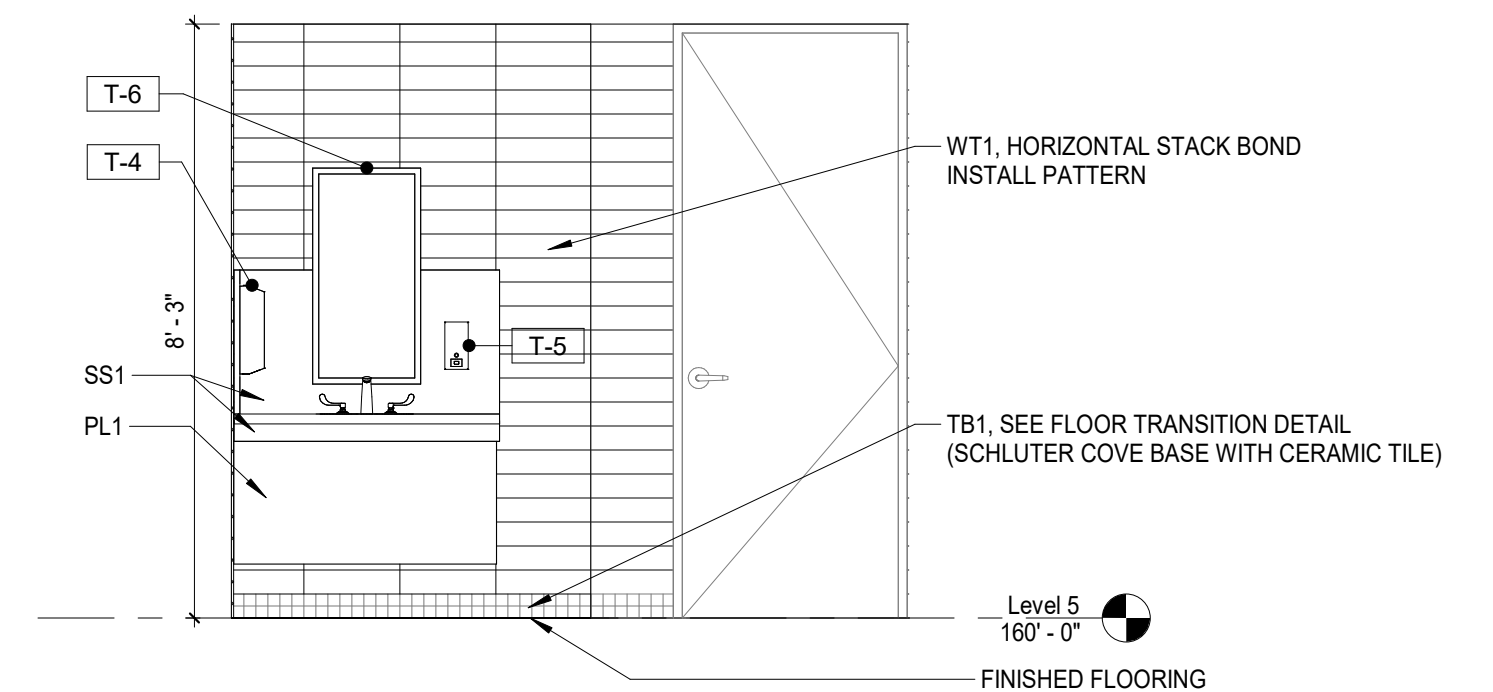
6 Men's R.R. 498/598
3/8" = 1'-0"



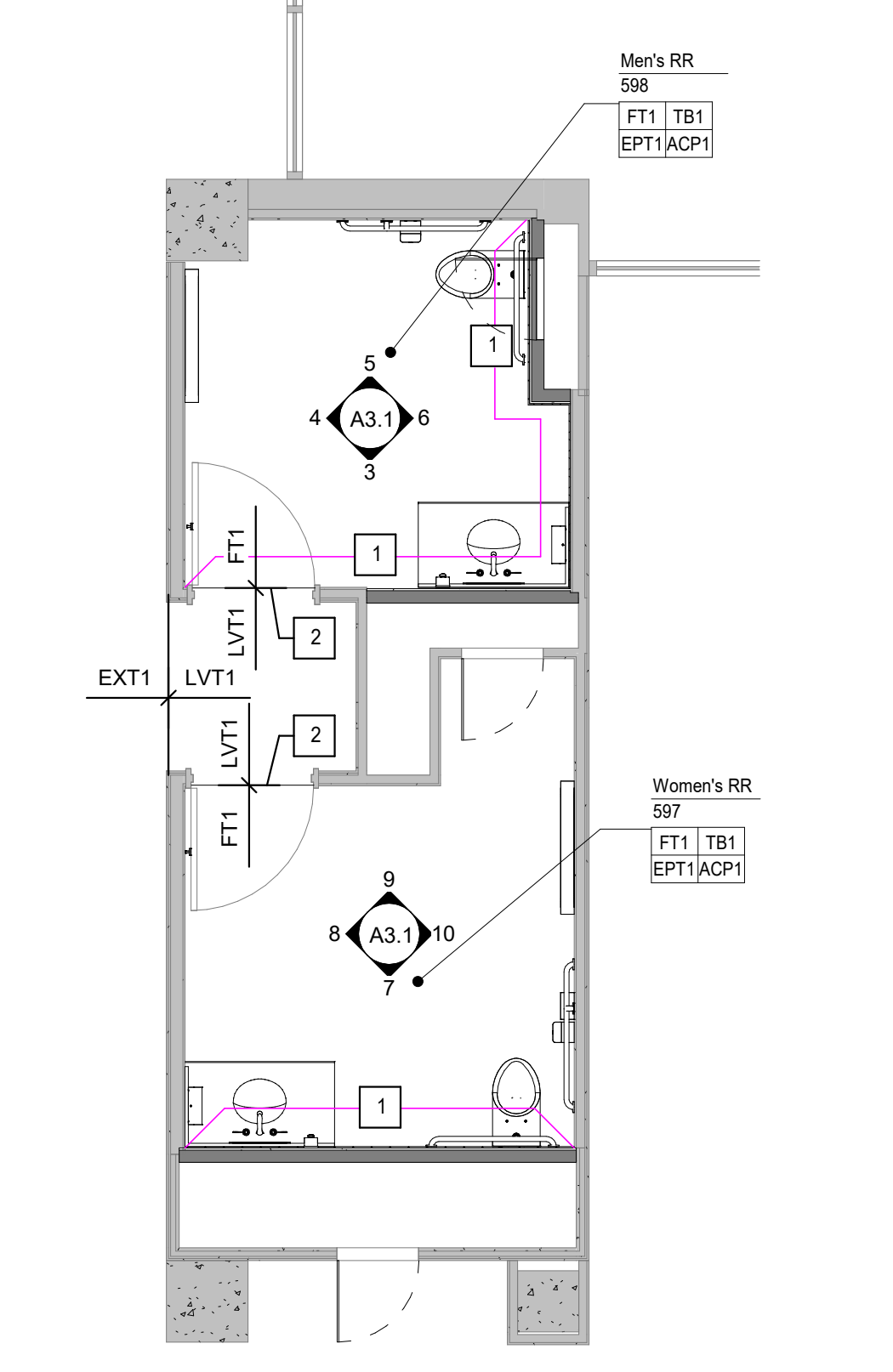
5 Men's R.R. 498/598
3/8" = 1'-0"



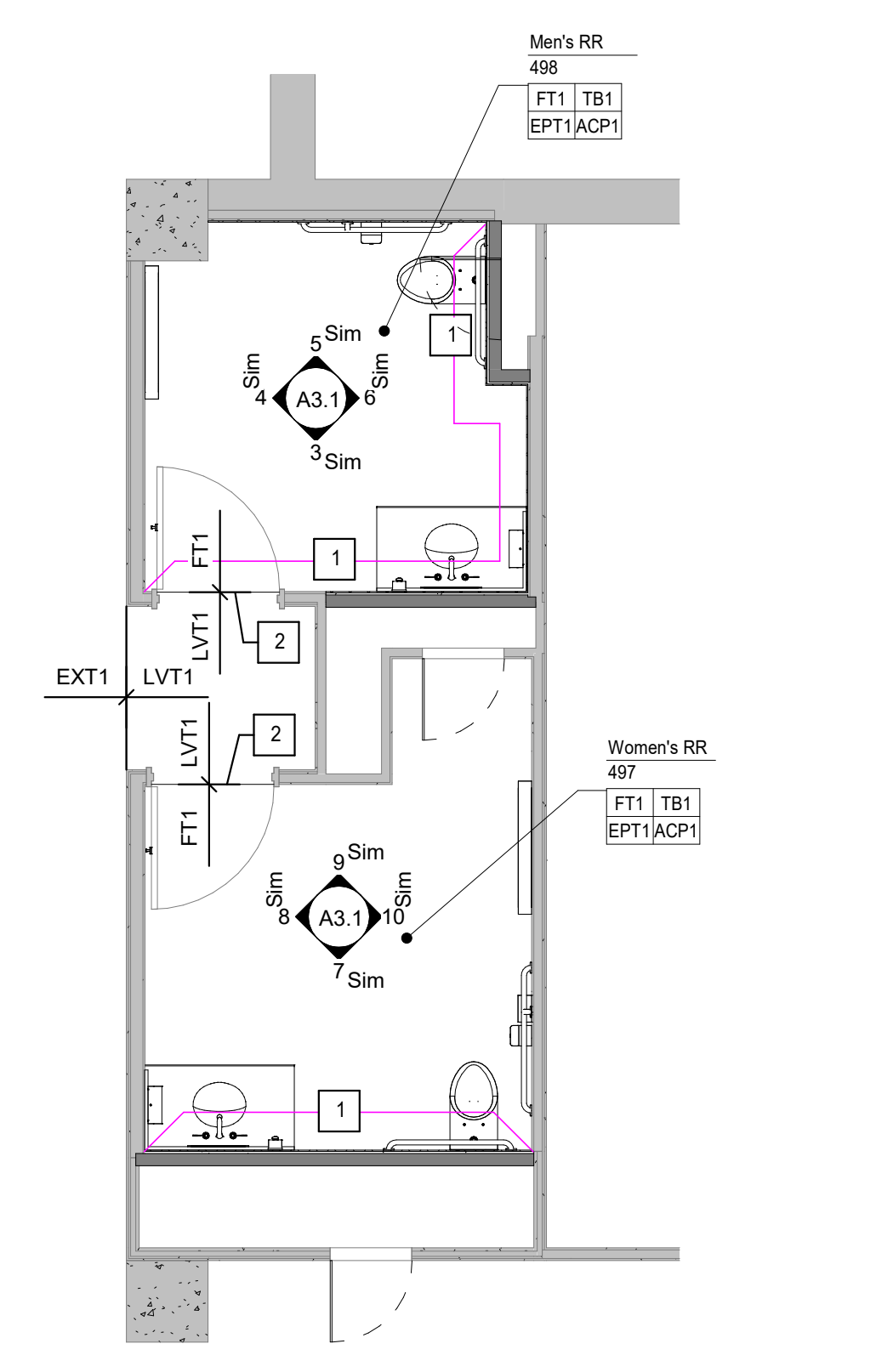
4 Men's R.R. 498/598
3/8" = 1'-0"



3 Men's R.R. 498/598
3/8" = 1'-0"



2 Fifth Floor Restroom Finish Plan - Alt. #1
1/4" = 1'-0"



1 Fourth Floor Restroom Finish Plan - Base Bid
1/4" = 1'-0"

A PROJECT FOR:



INDIANA UNIVERSITY SOUTH BEND
SB849
Schurz Library - 4th & 5th Floor Restroom Remodel
Indiana University South Bend
IU Project #20240679

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mark	date	description
1	4/1/26	Addendum 1

Finish Plan, Finish Legend, Elevation and Notes

date: February 11, 2026
project: 425030.02
coordinator: KLR/AJS
drawn: AJS
checked: KLS
A3.1