



**Jones Gillam Renz Architects**

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**ARCHITECT'S SUPPLEMENTAL INSTRUCTIONS**

JONES GILLAM RENZ DOCUMENT JGR 710

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<b>PROJECT:</b>	<b>Lee Lofts II, Building 2</b> Historic Bldg Rehabilitation Salina, KS	<b>Report No.</b>	<b>Eleven (11)</b>
<b>OWNER:</b>	<b>OPG Lee Lofts II Partners, LLC</b> Dan Maximuk 254 N. Santa Fe Ave, Suite A Salina, KS 67401	<b>Date</b>	<b>April 8, 2024</b>
<b>CONTRACTOR:</b>	<b>MCP Group</b> 3501 SW Fairlawn Rd. Topeka, KS 66614	<b>Architect's Proj No.</b>	<b>21-3120</b>
		<b>Contract For:</b>	General Construction Mechanical, Electrical

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The work shall be carried out in accordance with the following supplemental instructions issued in accordance with the Contract Documents without change in Contract Sum or Contract Time. Prior to proceeding in accordance with these instructions, indicate your acceptance of these instructions for minor change to the Work as consistent with the Contract Documents and return a copy to the Architect.

**DESCRIPTION:**

On the first floor, North Courtyard Façade - Because the light weight leveling concrete was poured higher in some place than anticipated in the drawings, we will need to add stairs and ramps at most door and entry locations to the North Courtyard.

1. At Doors 101 & 102
  - a. Raised Planter and bench between Doors 102 & 105 has been eliminated to allow space for new ramp and stair.
  - b. Install new 2 riser stair system and 1:12 ramp with handrails as shown in the attached revised sheet A1.3.
  - c. Glass Canopy above has been shift to the East by 1 truss, to cover more entry space.
2. At Doors 105, 110 and 120 (Overhead Doors)
  - a. Extend raised floor out 6" past the interior building face. Install 1 new riser on top of the existing steel sill below. Retain small area of steel lintel at exterior of opening to meet grade. Reference the attached revised Sheet A1.3.
3. At Door 107
  - a. Install new 2 riser stair system, with wall-mounted handrails on both sides of the door.
4. At Door 109
  - a. Install 1:10 ramp with handrails and 1 riser stair.
5. At Door 112
  - a. Install new 2 riser stair system, with wall-mounted handrails on both sides of the door.

Note: Attached is the original sketch from the contractor's superintendent, which depicts the elevation differences at each door. Elevations should be field verified again after final gypcrete floor is poured and final engineering flooring is installed. Elevations may need to be adjusted at each stair/ramp location. Notify Architect of any major changes.

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**Attachments:**

Revised Sheet A1.3  
Contractor's Elevation Sketch

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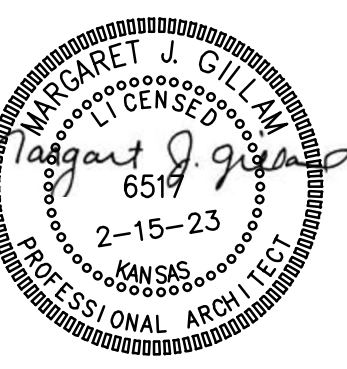
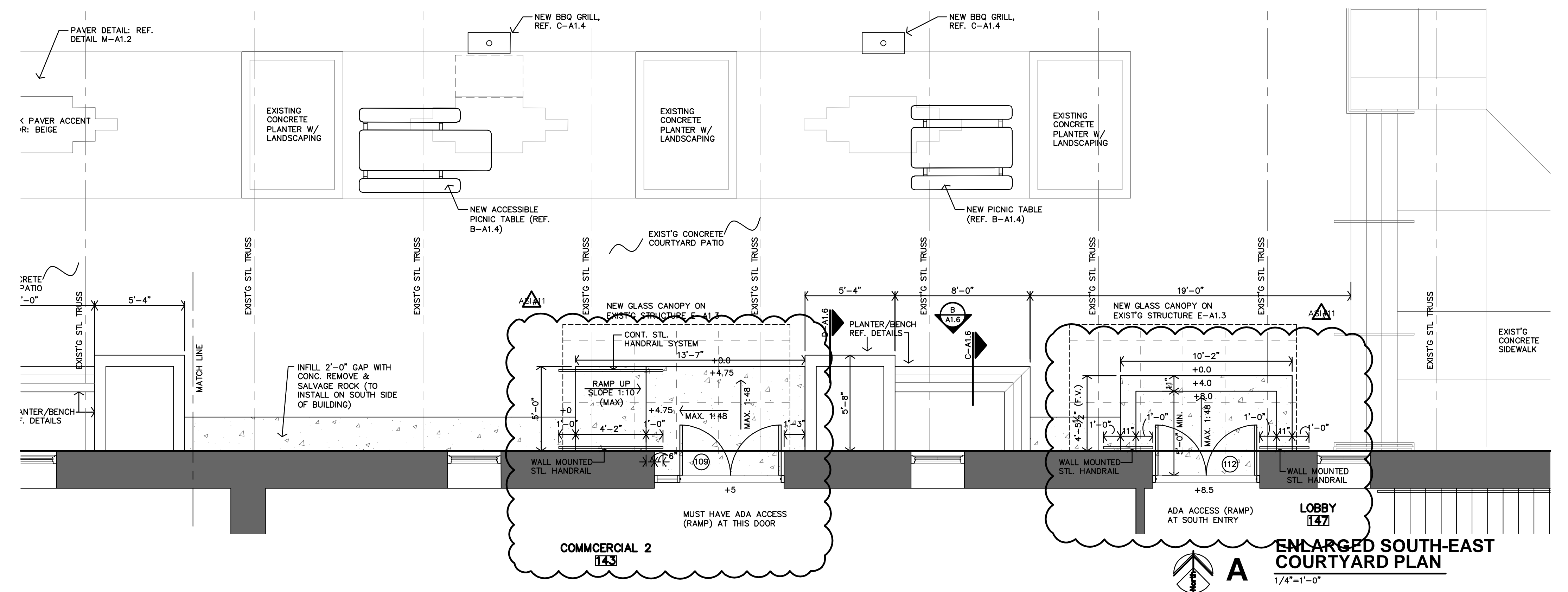
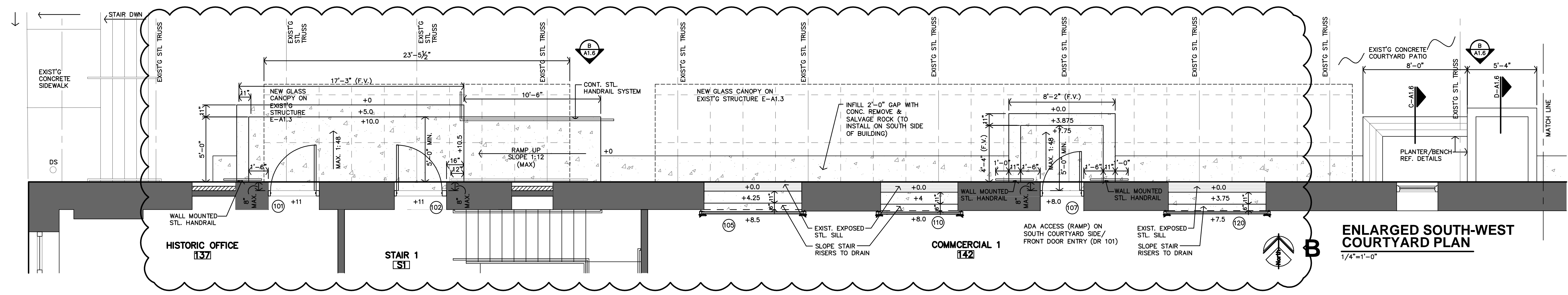
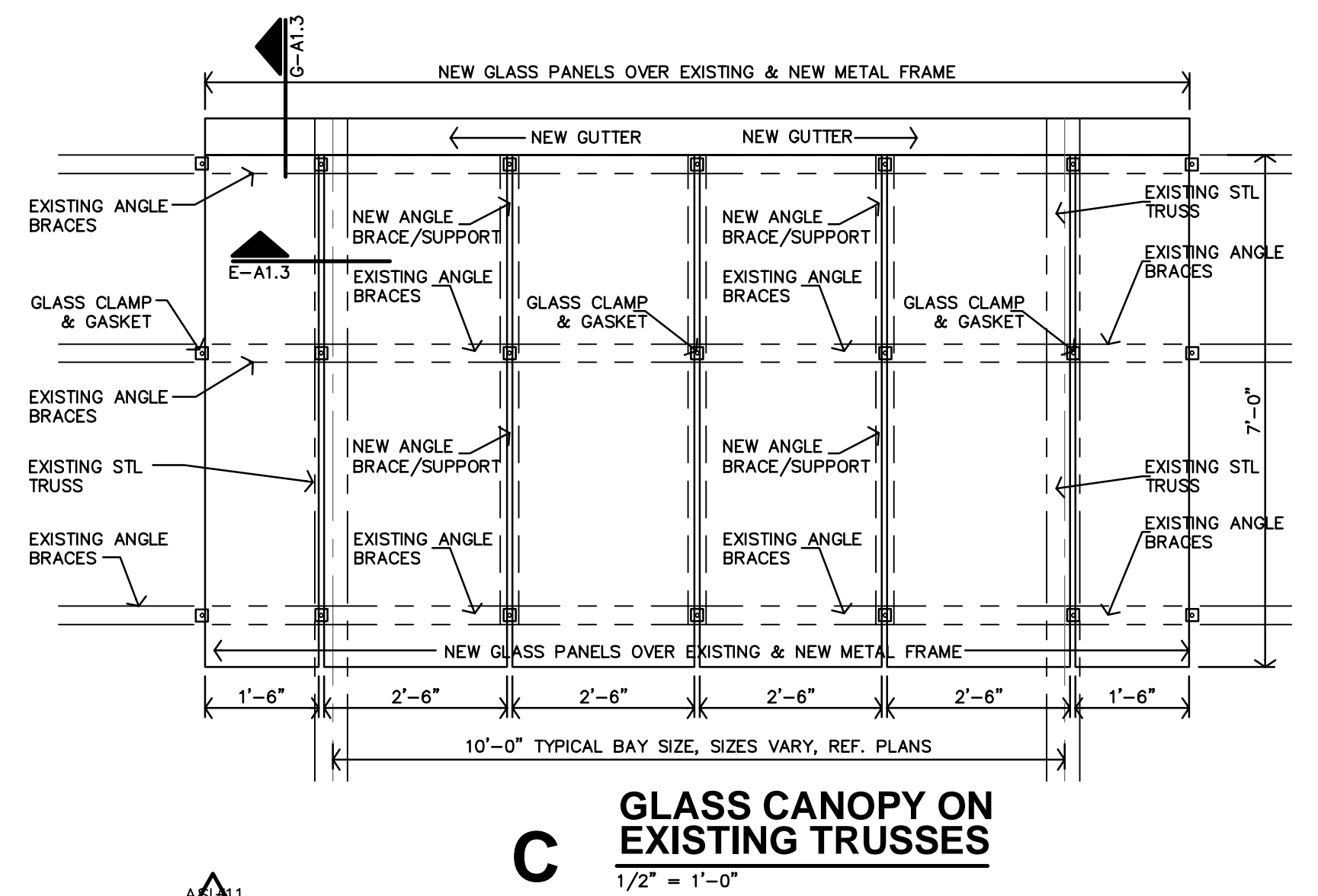
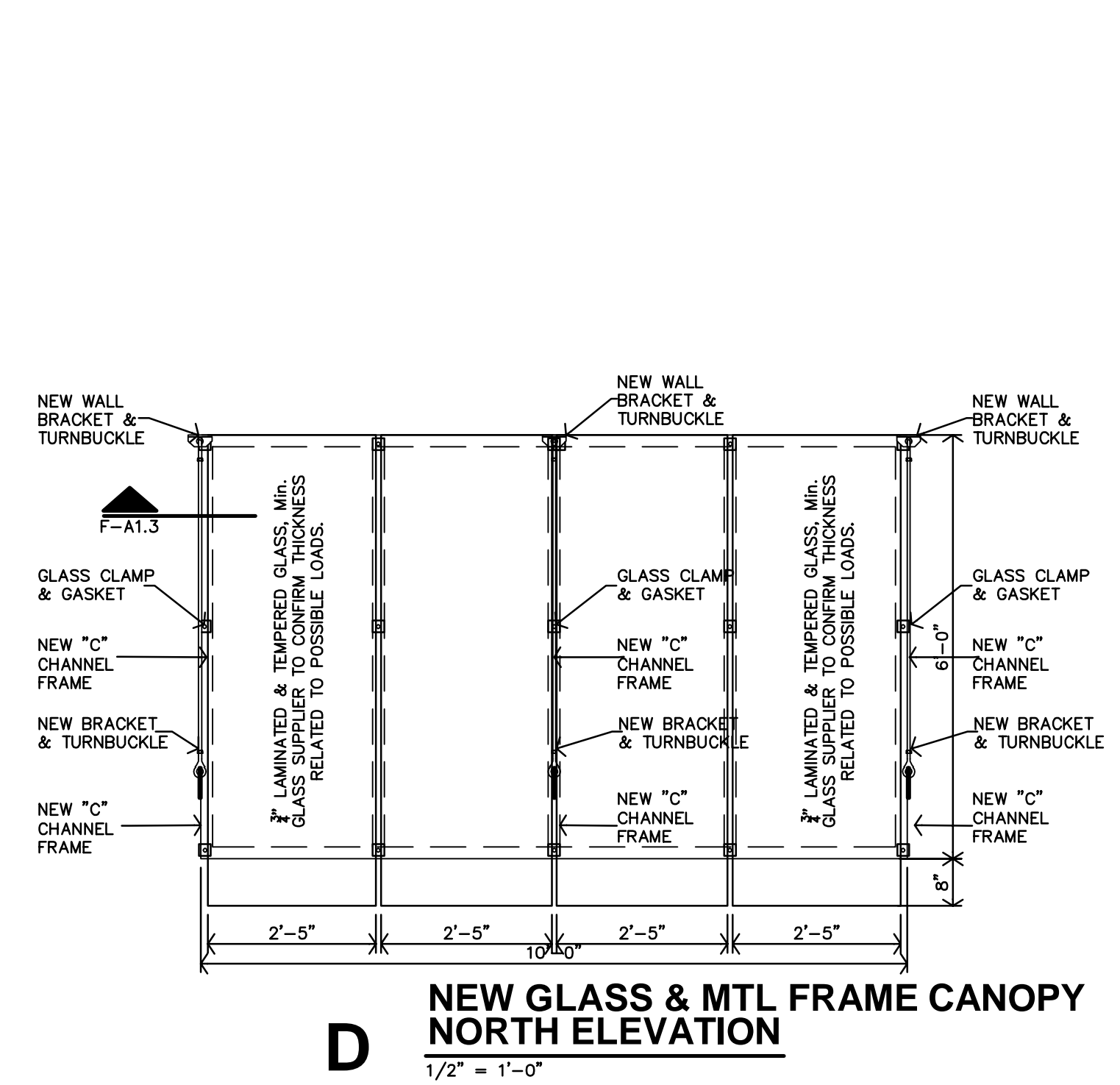
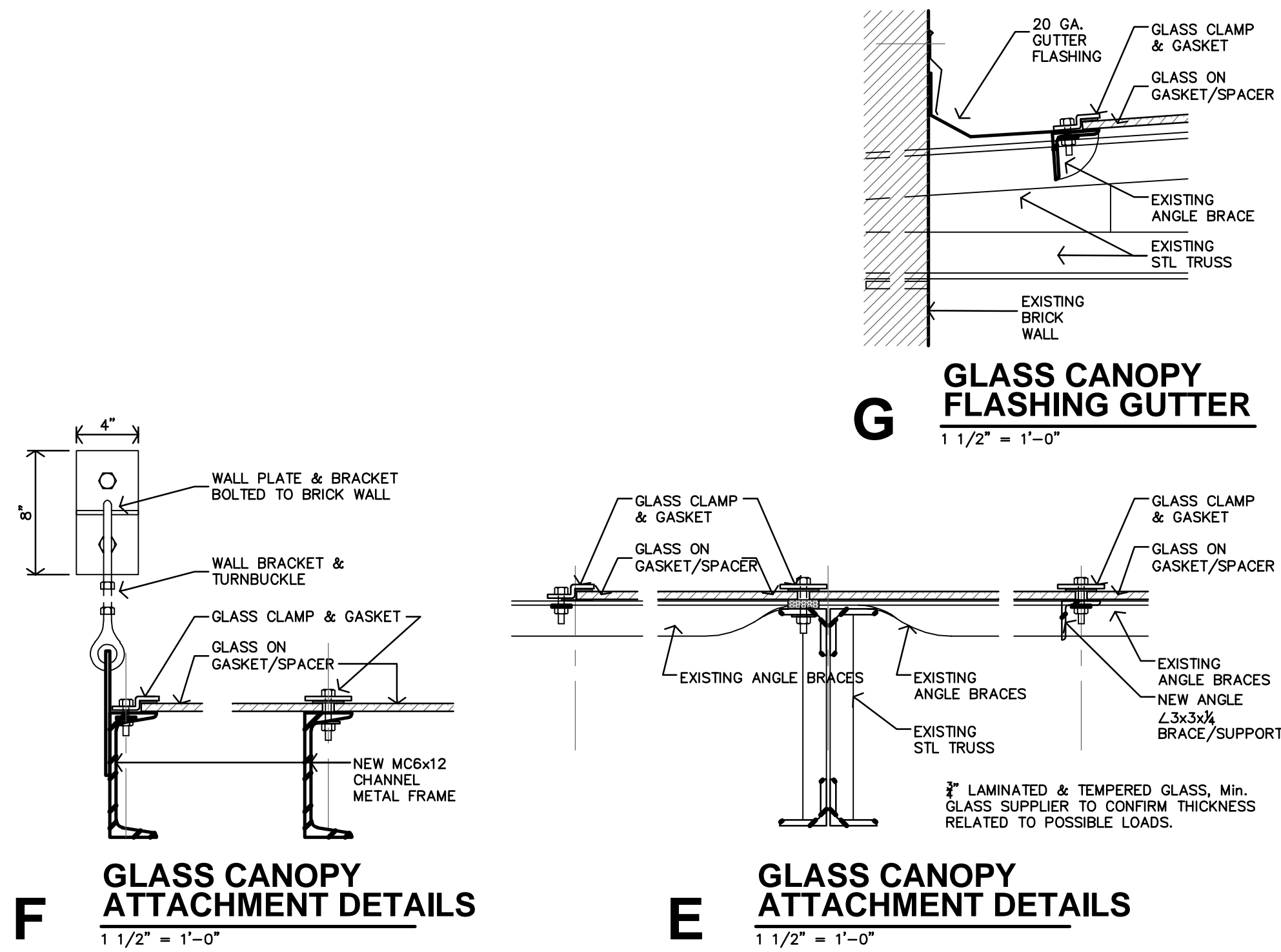
**Issued by:**

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**Copies to:**

MCP Group - Eric Hubener  
OPG - Dan Maximuk, Austin Kack  
JGR Architects - Maggie Gillam  
LST - John Lewis-Smith, Brian Ochs and Tim Tredway  
Eng Cons - Brett Engelland



REVISION:

A1.1	4-8-2024
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DATE: 2-15-2023  
JOB: 20-3120  
SHEET NO.:

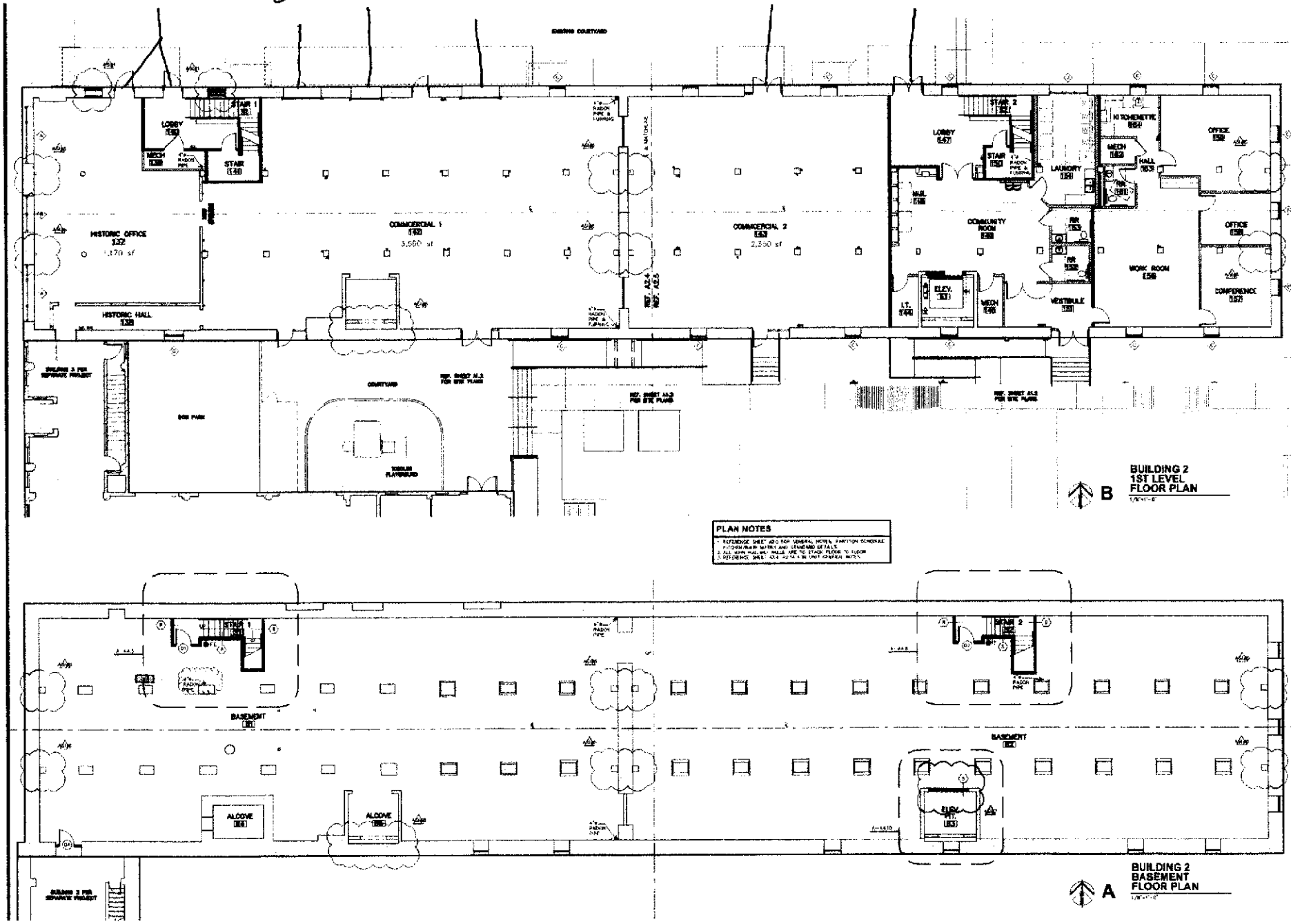
# DISTANCE FROM EXISTING SIDEWALK TO TOP OF NEW FLOOR

11"

8 1/2" 8" 7 1/2"

5"

8 1/2"



**PLAN NOTES**  
 1. REFER TO SHEET 200 FOR GENERAL NOTES, SECTION SCHEDULES  
 2. REFER TO SHEET 201 FOR GENERAL NOTES, SECTION SCHEDULES  
 3. ALL DIMENSIONS UNLESS NOTED OTHERWISE ARE IN FEET AND INCHES  
 4. REFER TO SHEET 204 FOR GENERAL NOTES

**B**  
 BUILDING 2  
 1ST LEVEL FLOOR PLAN  
 1/2011-12

**A**  
 BUILDING 2  
 BASEMENT FLOOR PLAN  
 1/2011-12

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**LEE LOFTS, PHASE II, BUILDING 2**  
 HISTORIC REHAB. (APARTMENTS, COMMERCIAL)  
 KANSAS  
 SALINA,



REVISION:	
DATE:	6-14-2023
BY:	11-15-2023
DATE:	11-15-2023
DATE:	2-18-2024
DATE:	10-21-2020
SHEET NO.:	

**A2.1**