MEETING NOTICE

LOVELAND DOWNTOWN DEVELOPMENT AUTHORITY (4:00 P.M.)

August 31, 2021

Cleveland Room at Desk Chair 201 East 4th Street in Downtown

Join Zoom Meeting, Audio Only https://us02web.zoom.us/j/83142042345?pwd=Y0FDUDR tMHdiMEdiRIRCajF4dnMrdz09

Meeting ID: 831 4204 2345

Passcode: 756783 One tap mobile

+12532158782,,83142042345#,,,,*756783# US (Tacoma)

+13462487799,,83142042345#,,,,*756783# US (Houston)

The Loveland Downtown Partnership and Downtown Development Authority are committed to providing an equal opportunity for citizens and does not discriminate on the basis of disability, race, color, national origin, religion, sexual orientation, or gender. The LDP-DDA will make reasonable accommodations for citizens in accordance with the Americans with Disabilities Act.

For more information, please call our offices at 970.699.2856.

Agenda Loveland Downtown Development Authority (DDA) Regular Meeting Monday, August 31, 2021 4:00 pm

Cleveland Room at Desk Chair 201 East 4th Street

4:00 pm

- 1. Call to Order
- 2. Roll Call

4:05 pm

3. **Public Comment** (individual introductions / comments are limited to 3 minutes)

4:10 pm

4. Approval of Minutes

Regular Meetings - June 14, 2021

"I move to approve (deny) the minutes of the Regular Meeting of June 14, 2021."

4:15 pm

5. Discussion / Action Items

Board Chair

"I move to approve the appointment of Ray Steele Jr as chair of the Loveland DDA board until June 30, 2023 and the appointment of Cheri Waneka as vice-chair of the Loveland DDA Board until June 30, 2024"

- Façade Agreement 501 N. Cleveland Avenue
- "I move to approve (deny) the Façade Improvement Agreement with 501 Cleveland,
 LLC and authorize the Board Chair to execute the agreement"
- The Draper Project
- Community Revitalization Grant Program

5:15 pm

6. Project Update

- Cleveland Station Financing and Project Update
- Elks Project

- 7. City Council Report
 - Fogle, City Council

5:30 pm

7. Adjourn

Meeting Minutes Loveland Downtown Development Authority (DDA) Regular Meeting Monday, June 14, 2021 4:00 pm

Cleveland Room at Desk Chair 201 East 4th Street

4:00 pm

- 1. Call to Order Meeting called to order at 4:00 p.m. by Chair Caldwell
- 2. Roll Call All board members present. Guests included Scott Schorling, Steve Olson

(Counsel Alternate) Debbie Davis and Wilbert (name?)

4:05 pm

3. **Public Comment** (individual introductions / comments are limited to 3 minutes)

There were no public comments presented

4:10 pm

4. Approval of Minutes

Regular Meetings - May 10, 2021

Bernhardt moved to approve the minutes of the Regular Meeting of May 10, 2021. Waneka seconded and the motion passed unanimously.

4:15 pm

5. Discussion / Action Items

• Elks TIF Analysis / Introduction of Anderson Analytics

Hawkins introduced Graham Andersson via a zoom presentation to review the TIF analysis for the Elks project. Andersson's firm had been hired to perform tax increment analysis for both the Heartland Corner project and the Elks project. The tax increment analysis reported to the board included a property and sales tax increment amount of \$6,234,371 over the remaining life of the DDA. A possible request of \$2,000,000 from Howard Perko could be made with this amount of tax increment and fit the DDA policy. The board requested Hawkins ask Andersson run a more conversative scenario that included a higher vacancy rate and lower rent rates. Hawkins would share that with the board upon completion.

DDA Board Seats

Hawkins reported to the board that three board members had been interviewed by Fogle, Waneka and himself to remain in the open seats. The interviews were held on June 8th. Hawkins reported that he was happy to have the continuity of the three board members. After this recommendation, the City Council would consider these applicants at their first meeting in July.

McFetridge moved recommend to the Loveland City Council the appointment of Jon-Mark Patterson, Jacob Fellure and Ray Steele, JR to four-year terms beginning on July 1, 2021. Berhardt seconded the motion which passed unanimously.

4:50 pm

6. Project Update

- LURA / DDA Agreement Update No update was provided
- 4th and Garfield, LLC Project Hawkins reported that this project agreement would expire on June 30.
- Heartland Corner Project Hawkins reported that a presentation would be made to the board at their August meeting.
- Cleveland Station Financing and Project Update The façade is transforming before our eyes on a daily basis. Hawkins was made aware by City Finance of some complications to fund the project through First National Bank. He was awaiting to learn more in a meeting the following week.

7. City Council Report

• Fogle, City Council – due to time consideration, no Council report was presented.

5:00 pm

8. Adjourn

Steele Jr made a motion to adjourn the meeting at 5:30 p.m. Waneka seconded the motion which passed unanimously.

Project Commitment Terms

The Downtown Development Authority (DDA) Board of Directors makes this preliminary commitment to participate in the _______ 501 N. Cleveland Avenue _ project based upon the following terms:

1. The commitment by the DDA is for a period of twelve (12) months commencing on the date the Board of Directors votes in favor of participation. Construction on this project must commence within twelve (12) months. If this project is being funded from administrative resources, it is contingent upon re-appropriation of funds to the Loveland Downtown Partnership by the Loveland City Council if the twelve (12) month period extends into the next budget year.

- 2. The project owner must provide the DDA with periodic updates, the frequency to be determined on a case-by-case basis.
- 3. DDA legal fees will be deducted from the gross DDA commitment to the project at the lesser of either the actual cost of the legal services or 5% of the total DDA commitment to the project.
- 4. The project owner or authorized representative may request from the Board of Directors one twelve (12) month extension of the commitment. The extension request submitted to the DDA Executive Director, describing the reason for the delay, must be submitted in time to be considered by the Board at a regular monthly meeting held prior to the expiration of the commitment term, which at the latest would be ten (10) business days prior to the date of the regular monthly meeting scheduled to occur in the final month of the commitment. If granted, construction on the project must commence within the twelve (12) month extension period or the DDA commitment will expire. If the project owner or authorized representative fails to make an extension request prior to the expiration of the commitment term or is unable to commence construction on the project after being granted a twelve (12) month extension, a new project proposal will need to be presented to the Board for consideration. This new proposal may be the same as the original or modified.
- 5. If there is a change in project ownership, the continuation of this commitment requires notice to the DDA, and the Board may, at its sole discretion, require reconsideration of the DDA commitment.

- 6. If the funding is for a TIF project, a reduction in the private investment for taxable improvements as identified on the Larimer County Assessor tax increment worksheet, here declared at \$\frac{\mathbb{N}}{\text{NA}}\quad \text{of more than ten percent (10%)} requires reconsideration of the Authority's commitment by the Board of Directors.
- 7. For projects requiring execution of a façade agreement and grant of façade easement, the DDA requires the project owner or authorized representative to pay the costs of a simple title search or title insurance policy, as may be determined by the DDA, including mechanics lien coverage, and the Clerk and Recorder's fees for recording of the facade agreement and grant of facade easement, unless otherwise agreed. The DDA may select the preferred title company, and shall advise the applicant. Upon completion of the project, the property owner will be required to submit certain financial information to the DDA and if required to the title company, including, but not necessarily limited to, those items used in the evaluation in connection with the request for mechanic's lien coverage
- 8. This commitment is contingent upon the completed project being consistent in scope, use, and design with that presented to the Board at the time this commitment was made. If there is a change to the scope, use, and design from what was presented to the Board, the owners(s) must present such changes to the DDA staff before making changes to what was approved by the DDA Board. Failure to notify the DDA Executive Director may jeopardize funds. The Executive Director is authorized to make decisions regarding minor changes. Significant changes, as determined by the Executive Director, may require Board action.
- 9. This commitment is expressly contingent upon the fulfillment of all the terms of, acceptance of, and execution of an agreement between the Downtown Development Authority and the project owner(s).
- 10. For projects with off-site public improvements, constructed in whole or in part with DDA funds, this commitment is subject to provisions in the agreement that will be executed between the project owner and the DDA, which allow the DDA to receive third-party reimbursements for the public improvements it has funded in accordance with the reimbursement policies established by the City of Loveland.

DDA Commitment

\$	20	,956.75	

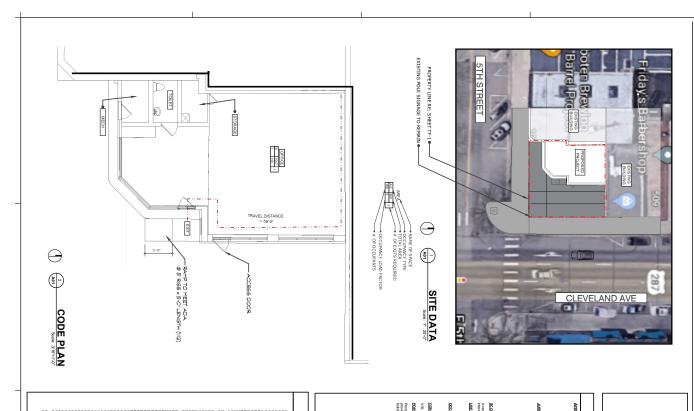
Release of Funds

Release of funds is contingent upon owner submission of all DDA requirements for project reimbursement, including actual cost accounting of eligible materials with documentation; if appropriate – the evidence of certificate of completion or certificate of occupancy issued by City of Loveland; acceptance of public improvements within the rights-of-way by the City of Loveland, certificate of liability insurance and grant of façade easements by the owner, and where applicable, contractor documentation of deconstruction as a method for minimizing construction and demolition waste from entering the landfill.

The date of this commitment is: $08/30/2$	1	
Project Address: 501 N. Cleveland Avenu	ue Loveland, Colorado, 80537_	
Authorized Applicant Signature	 Date	
Authorized Applicant Signature	Date	
Printed Name	Date	
Loveland Downtown Development Au	thority (DDA)	
Executive Director	Date	
Sean Hawkins		
Printed Name		

IV NO.	DESCRIPTION	FAÇADE	REMAINING	TOTAL
01	GENERAL CONDITIONS	4,849.00	4,761.00	9,610.00
01	General Conditions Lump Sum	4,849.00	4,761.00	9,610.00
a	Jobsite Management	-	-	-
b	Insurance	-	-	-
c	Equipment Rentals	-	-	-
d	Small Tools & Consumables	-	-	-
e	Safety Equipment, Labor & Supplies	-	-	-
f	Temporary Project Signage		-	-
g h	Temporary Spritgry Facilities	- <u>-</u>	-	-
 i	Temporary Sanitary Facilities Temporary Fencing	<u> </u>	-	
i	Final Cleaning	-	-	
k	Dumpsters	-	_	
02	DEMOLITION	1,440.00	2,000.00	3,440.00
01	Façade Demolition	1,440.00	-	1,440.00
02	Concrete Demolition at Ramp		2,000.00	2,000.00
03	CONCRETE	3,000.00	5,250.00	8,250.0
03	Concrete Ramp	-	5,250.00	5,250.00
04	Concrete Curb / Step to Receive Storefront	3,000.00	-	3,000.0
05	4'x4' Concrete Sculpture Pad	-	-	-
06	Sidewalk/Curb Re-Work (Pending)	_	_	_
04	MASONRY	9,760.00		9,760.0
01	EIFS Subcontract	9,760.00	-	9,760.0
02	Adjacent Façade Prep (See Alternate)	-	-	-
05	METALS			-
06	WOODS, PLASTICS, COMPOSITES	2,480.00	1,110.00	3,590.0
01	Parapet Framing	2,480.00	-	2,480.0
02	Plywood Sheathing over Lower Roof	· -	-	-
03	Plywood Sheathing over Upper Roof (See Alternate)	-	-	-
04	Bathroom Wall Framing	-	360.00	360.0
05	Miscellaneous Framing Repairs	-	750.00	750.0
06	Casework (By Owner)	-	-	-
07	THERMAL & MOISTURE PROTECTION	6,230.00	19,000.00	25,230.0
01	New Roof	-	19,000.00	19,000.0
02	Parapet Cap and Flashing	6,230.00	-	6,230.0
08	Parapet Cap and Flashing OPENINGS	6,230.00 18,335.00	1,250.00	6,230.0
			- 1,250.00 1,250.00	
08	OPENINGS	18,335.00		6,230.0 19,585.0 1,875.0
08 01	OPENINGS Doors & Hardware	18,335.00 625.00		6,230.0 19,585.0 1,875.0 17,710.0
08 01 02	OPENINGS Doors & Hardware Storefront & Doors Subcontract	18,335.00 625.00 17,710.00	1,250.00	6,230.0 19,585.0
08 01 02 09	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES	18,335.00 625.00 17,710.00 3,600.00	1,250.00 - 12,210.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0
08 01 02 09 01	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract	18,335.00 625.00 17,710.00 3,600.00	1,250.00 - 12,210.00 8,550.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0
08 01 02 09 01 02	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep	18,335.00 625.00 17,710.00 3,600.00	1,250.00 - 12,210.00 8,550.00 540.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0
08 01 02 09 01 02 03	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT	18,335.00 625.00 17,710.00 3,600.00	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0
08 01 02 09 01 02 03 04 05	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting	18,335.00 625.00 17,710.00 3,600.00 - - -	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0
08 01 02 09 01 02 03 04 05 06	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown)	18,335.00 625.00 17,710.00 3,600.00 - - - - - -	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00 590.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0
08 01 02 09 01 02 03 04 05 06 07	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting	18,335.00 625.00 17,710.00 3,600.00 - - - - - -	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00 590.00 - 700.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0
08 01 02 09 01 02 03 04 05 06 07 08	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES	18,335.00 625.00 17,710.00 3,600.00 - - - - - -	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00 590.00 - 700.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 3,600.0 710.0
08 01 02 09 01 02 03 04 05 06 07 08 10	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars	18,335.00 625.00 17,710.00 3,600.00 - - - - - -	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00 590.00 - 700.00 - 710.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 - 3,600.0 710.0 230.0
08 01 02 09 01 02 03 04 05 06 07 08 10	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES	18,335.00 625.00 17,710.00 3,600.00 - - - - - - - - - 3,600.00	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00 590.00 - 700.00 - 710.00 230.00 40.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 - 3,600.0 710.0 230.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars	18,335.00 625.00 17,710.00 3,600.00 - - - - - 3,600.00	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00 590.00 - 700.00 - 710.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 230.0 40.0 70.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 710.00 230.00 40.00 70.00 50.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 700.0 230.0 40.0 70.0 50.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 710.00 230.00 40.00 70.00 50.00 90.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 700.0 230.0 40.0 70.0 50.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 710.00 230.00 40.00 70.00 50.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 700.0 230.0 40.0 70.0 50.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 06 07 08 10 01 07 08 10 01 07 08 09 09 00 00 00 00 00 00 00 00	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner)	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 710.00 230.00 40.00 70.00 50.00 90.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 700.0 230.0 40.0 70.0 50.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 10 01 02 03 04 05 06 07 11	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 710.00 230.00 40.00 70.00 50.00 90.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 230.0 40.0 70.0 50.0 90.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 10 11 01	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT Undercounter Refrigerator (By Owner)	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 - 12,210.00 8,550.00 540.00 1,830.00 590.00 - 700.00 230.00 40.00 70.00 50.00 90.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 230.0 40.0 50.0 90.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 06 10 01 02 03 04 05 06 07 11 01	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT Undercounter Refrigerator (By Owner) Coffee Maker (By Owner)	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 230.00 40.00 70.00 50.00 90.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 230.0 40.0 90.0 230.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 06 10 01 02 03 04 05 06 07 11 01 02 03	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT Undercounter Refrigerator (By Owner) Coffee Maker (By Owner)	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 230.00 40.00 70.00 50.00 90.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 230.0 40.0 50.0 90.0 230.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 06 10 01 02 03 11 01 02 03	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT Undercounter Refrigerator (By Owner) Coffee Maker (By Owner) FURNISHINGS	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 230.00 40.00 70.00 50.00 90.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 700.0 230.0 40.0 70.0 50.0 90.0 230.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 06 07 11 01 02 03 12	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT Undercounter Refrigerator (By Owner) Coffee Maker (By Owner) FURNISHINGS Furniture (By Owner)	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 230.00 40.00 70.00 50.00 90.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 700.0 230.0 40.0 70.0 230.0 230.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 06 10 01 02 03 11 01 02 03 12 01 13	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT Undercounter Refrigerator (By Owner) Coffee Maker (By Owner) FURNISHINGS Furniture (By Owner) SPECIAL CONSTRUCTION	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 230.00 40.00 70.00 50.00 90.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 700.0 230.0 40.0 70.0 230.0 230.0
08 01 02 09 01 02 03 04 05 06 07 08 10 01 02 03 04 05 06 07 11 01 02 03 12	OPENINGS Doors & Hardware Storefront & Doors Subcontract FINISHES Drywall Subcontract Floor Prep LVT Rubber Baseboards Carpet (None Shown) Interior Painting Paint Existing Concrete Floor Exterior Painting SPECIALTIES Grab Bars Toilet Paper Dispenser Paper Towel Dispenser Soap Dispenser Mirror Fire Extinguishers & Brackets Signage (By Owner) EQUIPMENT Undercounter Refrigerator (By Owner) Coffee Maker (By Owner) FURNISHINGS Furniture (By Owner)	18,335.00 625.00 17,710.00 3,600.00 3,600.00	1,250.00 12,210.00 8,550.00 540.00 1,830.00 590.00 700.00 230.00 40.00 70.00 50.00 90.00 230.00	6,230.0 19,585.0 1,875.0 17,710.0 15,810.0 8,550.0 540.0 1,830.0 590.0 - 700.0 230.0 40.0 70.0 50.0 90.0

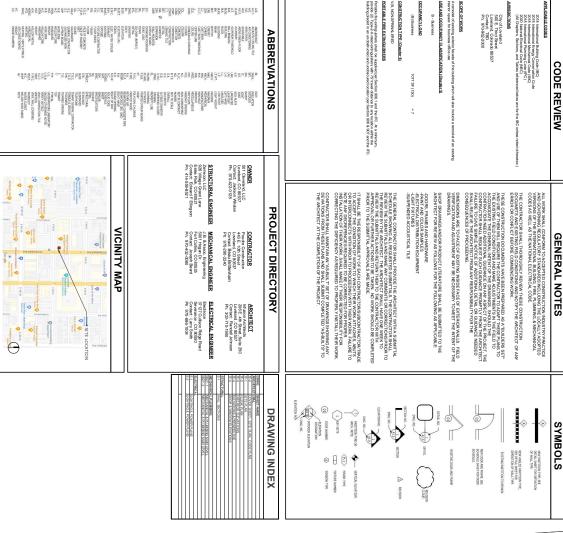
DIV NO.	DESCRIPTION	FAÇADE	REMAINING	TOTAL
22	PLUMBING	-	2,500.00	2,500.00
01	Plumbing Subcontract	-	2,500.00	2,500.00
23	HVAC	-	-	-
01	HVAC Subcontract (By Owner)	-	-	-
26	ELECTRICAL	-	-	-
01	Electrical Subcontract (By Owner)	-	-	-
27	COMMUNICATIONS	-	-	-
01	Data (By Owner)	-	-	-
28	ELECTRONIC SAFETY & SECURITY	-	-	-
01	Fire Alarm (Not Included)	-	-	-
31	EARTHWORK	-	-	-
32	EXTERIOR IMPROVEMENTS	-	-	-
01	Fencing (See Allowance)	-	-	-
02	Railing (See Allowance)	-	-	-
03	Planter Boxes (See Allowance)	-	-	-
33	UTILITIES	-	-	-
01	Utility Work (Not Included)	-	-	-
	SUBTOTAL	49,694.00	48,791.00	98,485.0
	CONTINGENCY	-	-	-
	SUBTOTAL	49,694.00	48,791.00	98,485.0
	OVERHEAD & PROFIT	4,713.00	4,627.00	9,340.0
	GRAND TOTAL	\$54,407.00	\$53,418.00	\$107,825.0
	INFUSION	¢2,000,00		
		\$3,800.00		
	ENGINEER	\$500.00		
	Total Facade Costs	\$58,707.00		
	Less 1st \$25k	\$33,707.00		
	25% Over \$25k	\$8,426.75		
	50% of 1st \$25k	\$12,500.00		
	Total Facade Grant	\$20,926.75		
	Small Grant	\$2,500.00		





TENANT REMODEL

501 CLEVELAND AVENUE, LOVELAND, COLORADO 80537



ARCHITECTS infusion

TF-0

COVER SHEET

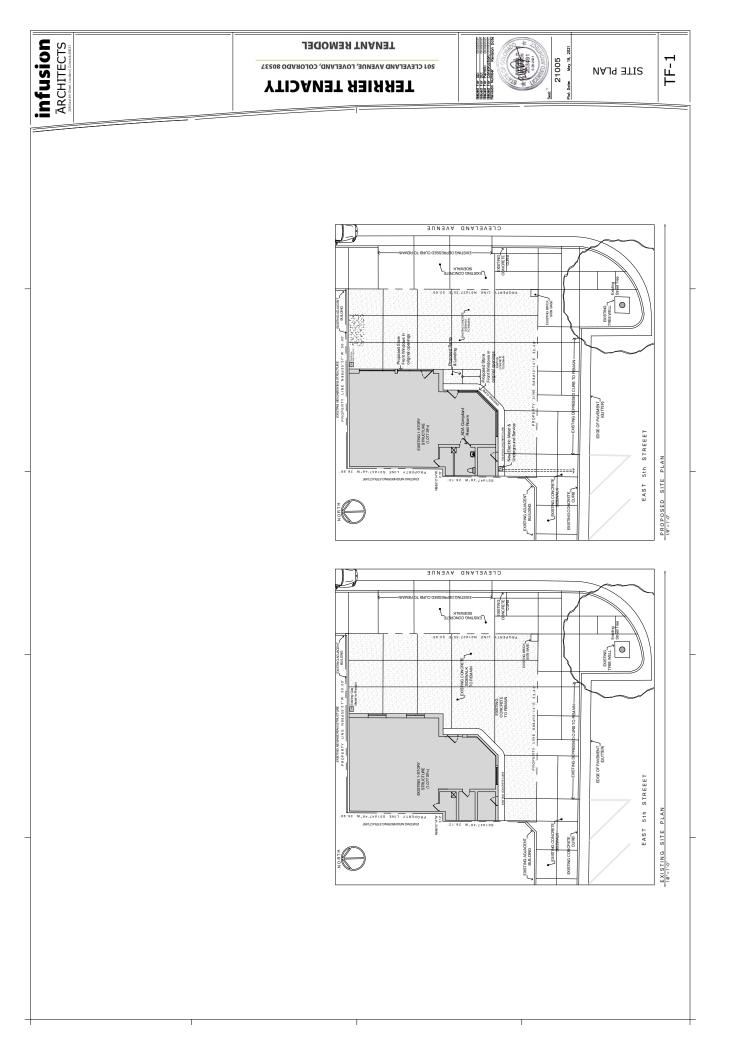


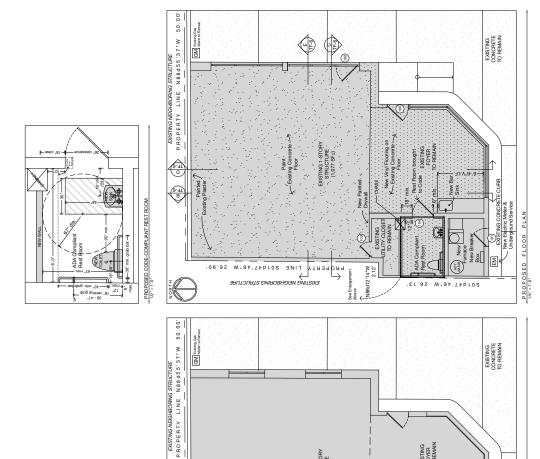
PERMIT SET

501 CLEVELAND AVENUE, LOVELAND, COLORADO 80537

TERRIER TENACITY

TENANT REMODEL





EXISTING EXISTING 1-STORY OFFICE SPACE STRUCTURE (1,077 SF±)

N88d12

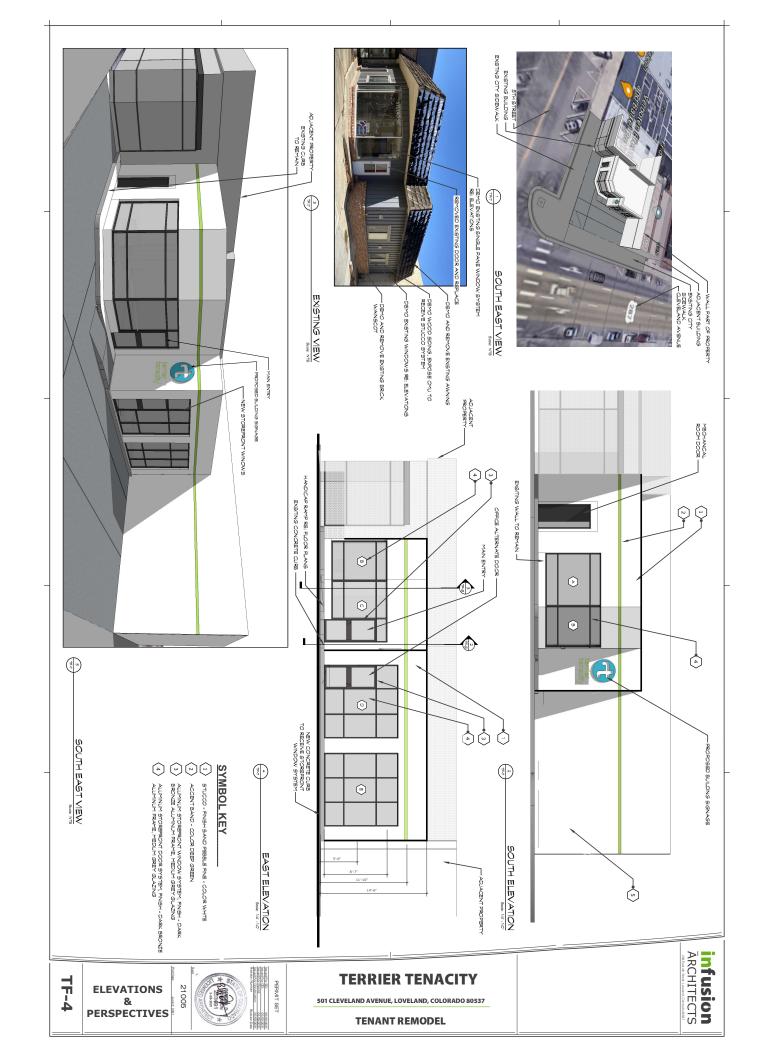
PROPERTY LINE S01447'46"W 26.90'

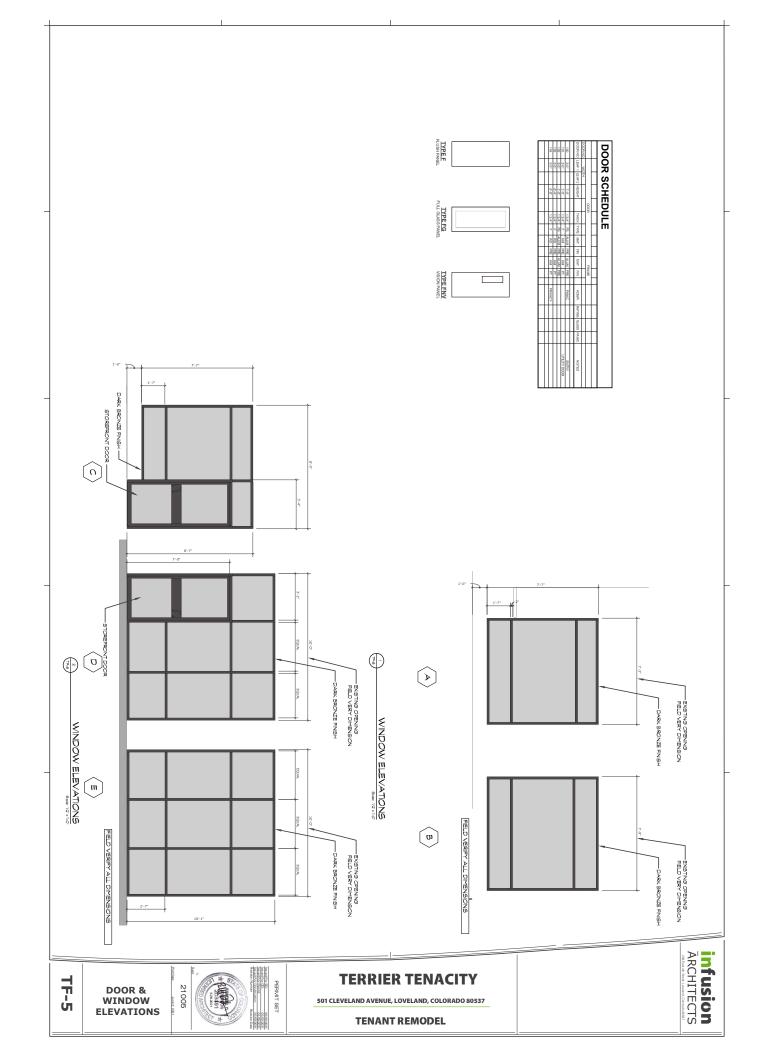
EXISTING CONCRETE CURB

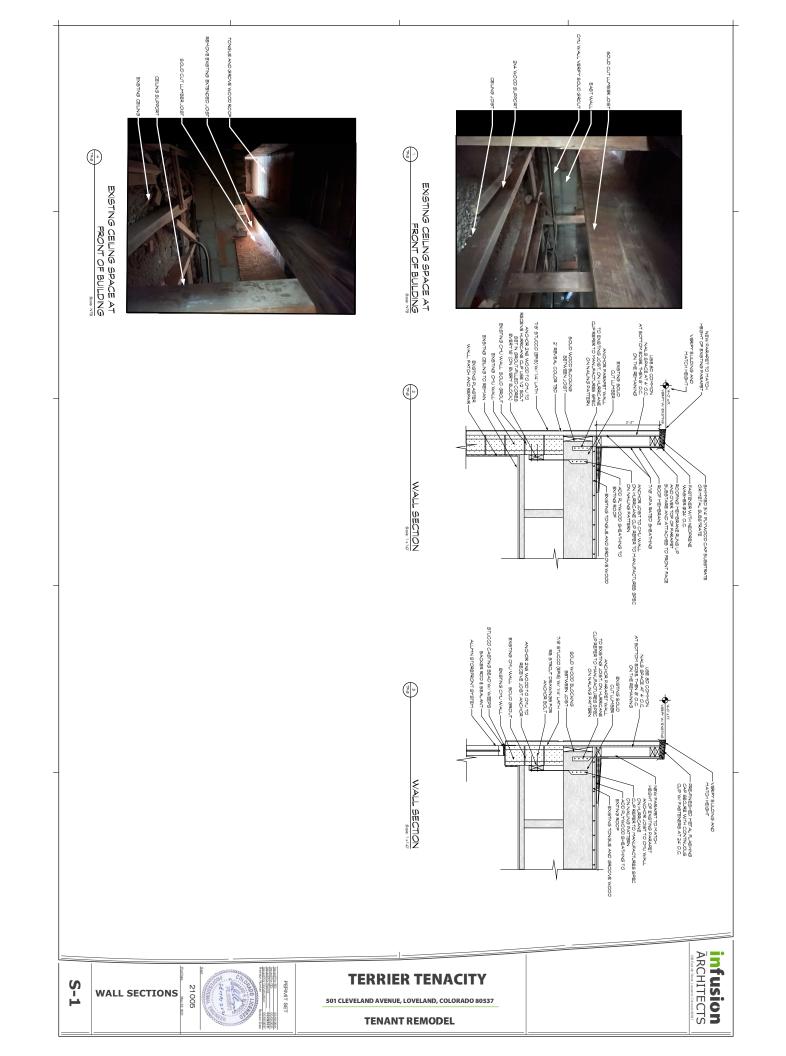
S01447'46"W 26.13'

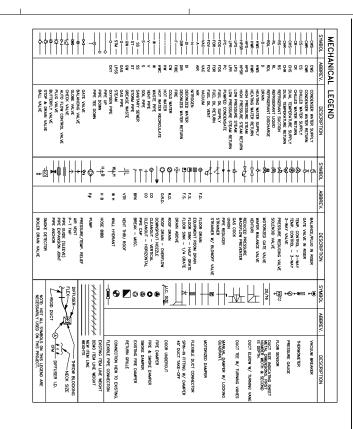
EXISTING FLOOR PLAN

GM Existing Gas Meter to Rema









	WINTER DESIGN TEMPERATURES:	RATURES	S.	OUTSIDE: 1	OUTSIDE: 1 DEG. F DB. INSIDE: 72 DEG. F INSIDE	INSIDE: 72 D	EG. F INSIDE			
	SUMMER DESIGN TEMPERATURES	ERATURE	15	OUTSIDE: 9	N DEG. F DB 5	9 DEG F WB	OUTSIDE: 91 DEG. F DB 59 DEG F WB, INSIDE: 75 DEG F AT 35% RH	F AT 35% RH		
				AVITS (Ob	WALLS (OPAQUE, AVG):	0.16 BTU/HR-DEG F	R-DEG F			
				ROOF: 0.	0.05 BTU/HR-DEG F	EG F				
	ENVELOPE CONSTRUCTION U-VALUES:	ON U-V	ALUES:	GLAZING, EXISTING:	XISTING: 0.85	0.85 (BTU/HR-DEG F)	:G F)			
				GLAZING, N	EW, OPERABLE:	U = 0.3 (GLAZING, NEW, OPERABLE: U = 0.3 (BTU/HR-DEG F), SHGC = 0.4	HGC = 0.4		
	CODES: 2018 IBC, 2018 IMC, 2018 IPC, 2018 IFGC, 2018 IECC	2018 #	PC, 2018 IFGC, 20)18 IECC						
										_
				2018 IM	2018 IMC VENTILATION RATES	RATES				
SPACE	OCCUPANCY CLASSIFICATION	AREA (ft)	OCCUPANT OUTDOOR AIRFLOW RATE (CFM/PERSON)	AREA OUTDOOR AIRFLOW RATE (CFM/ft²)	OCCUPANT DENSITY (PEOPLE PER 1000 ft ²)	OCCUPANT	BREATHING ZONE OUTDOOR AIRFLOW RATE, V _N (CFM)	TABLE 403.3.1.2 ZONE AIR DISTRIBUTION EFFECTIVENESS, E	ZONE OUTDOOR AIR FLOW, V _{oc} (CFM)	SYSTEM OUTDOOR AIR INTAKE FLOW RATE, V _{ex} (CFM)
Foyer	Offices - Main entry lobbies	225	On	0.08	10	2	25	0.8	31	
Open Office	Offices - Office spaces	676	ch	0.06	5	3	57	0.8	72	
Closet	Retail - storage rooms	27	0	0.12	0	0	3	0.8	4	117
Mechanical	Retail - storage rooms	45	0	0.12	0	0	5	0.8	7	
Restroom	Public Spaces - toilet rooms	46	0	0.06	5	0	w	0.8	ω	

PROJECT SITE WEATHER DATA:

Fort Collins, CO

J.B. & ASSOC.

5001 Hogon Dr.
5001 Hogon Dr.
Fort Collins, CO 80525
TEL: 970/402-0060
joseph@AGB-Engineering.com

infusion **ARCHITECTS**

DESIGN CRITERIA:

* 4 2 7 E	Ľ	Ä		
NOTES. 1. HEATING CLEACITY SHOWN IS FOR SEA LEVEL DEPAIR I. 2. PROVIDE AND INSTALL CONCENTRIC VENT KIT RXXY-EXZA. 3 4	F-1 RUUD R95TC-0701317MSA UP-FLOW, FORCED DRAFT	AND MODEL	MANUFACTURER	
NOTES. 16 - Mahine Capacity Semil 5 for 524 Leigh. Espais Quiput for Lorgland colondo is 53.2 Meh. 2 - Manuse and Nestall concentrate with all Rest-Essa. 4	UP-FLOW, FORCED DRAFT	ž	i	FORCE
OK LOVELAND O)-AIR
COLLORA	1200	G.		FUR
8 8	0.48	ESP	BLOWER	NAC
12 MBH	0.5	OFM ESP HP	WER.	H
	1200 0.48 0.5 115V/IPH 7 AMP	ELECTRICAL		FORCED-AIR FURNACE SCHEDULE
	70	NPUT	l	
	66.5	OUPUT MBH	Æ	
	GAS	JAKE Jake	HEATING DATA	
	2"	VENT	*	
	86.5 GAS 2" 2"	MBH TYPE VENT INTAKE		
	1, 2	no Lo		

9390	CHEEC OPER		TOTAL ELECTRICAL	
	JULE	SCHE	AIR COOLED CONDENSING UNIT SCHEDULE	
				Ì

	GOOD LOCATION OF	MASTER	MIOI				ELEC	ELECTRICAL						OPER	
TAG	AND MODEL	SYSTEM	MBH CLG CAP	SEER	REFRIG	VOLTS/PHASE MCA	MCA	RLA	LRA	MFS	COMP	CAPACITY	CONTROL	(LBS)	NOTES
CU-1	CU-1 GUARDIAN GAW14L36C21S	F-1	96	14	R-407C	14 R-407C 208-230/1	18.9			-	1	-	-	195	1
NOTES:	NOTES: 1. THIS IS AN EXISTING CONDENSER														

		ELECTRIC HEATER SCHEDULE	Ή	ATER	SCHEDU	H		
TAG	MANUFACTURER AND MODEL	TYPE		WATTS	DIMENSION (in.)	WEIGHT ≬bs.)	BLECTRICAL	NOTES
RCP-1	QMARK CP821F	RADIANT CEILING PANEL		625	24×48	28	120V/60HZ/1PH/5.2A 1	1
NOTES: 1. PROV 2. –	NDE FREEZE PROTECTION TO	<u>noies.</u> 1. Provide freeze protection thermostat. See miscellaneous equipment. 2. —	Eous	EQUIPME	NT.			

			FAN SCHEDULE	HEDUL	P					ı
;					FAN			UNIT ELECTRICAL)GW	¥
TAG	MANUFACTURER MODEL NUMBER	MODEL NUMBER	AREA SERVED	СРМ, ЕХН	RPM	EŞ#	₹	V/HZ/PH/A	(APPROX.)	Š
EF-1	GREENHECK	SP-870	RESTROOM	71	675	0.125	FRAC.	0.125 FRAC. 115/60/1/0.16	6	
										Ц
NOTES: 1. PROVIDE WITH	NOTES: 1. PROVIDE WITH BACKDRAFT DAMPER	~								

П	П		П	П	П	_	_	П	1
TES: A	m	٥	c	8	>	CODE	ž		
MUMICAM	GREENHECK	SUTIT	ากบร	TITUS	ทาบร	MFK.	į		
S.P. DROP =	EDJ-401	MCD	301RS	350RL	S300FS	***************************************	1005	NR DIFF	
0.15" W.C. U	ALUMINUM	STEEL	STEEL	STEEL	ALUMINUM	MATERIAL		USER/	
NOTES: A. MAXIMUM S.P. DROP = 0.15" W.C. UNLESS OTHERWISE NOTED.	12x12	SAME AS NECK	SAME AS NECK	SAME AS NECK	SAME AS NECK	FACE SIZE	GRILLES	AIR DIFFUSER/GRILLE SCHEDULE	
NOTED.	0.A.	SUPPLY	SUPPLY	RETURN	RETURN	SERVICE		HEDU	
	12x12	6x6	SEE PLAN	12x24	18x3	NECK SIZE		E	
	ے	A, C, H	A, C, H	A. C	A. C	110120	NOTE:		

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FIRE	PURN	TYPE	PURN	GRAV	E. SEE SHEET NOTES FOR ASD-AIR SCOOP DAMPER/EXTRACTOR REQUIREMENT.	æ	BORD	BORD
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			EQUALS 6
NAT'L DRAFT	TAPE	DOME	EQUALS BY METAL-AIRE, ANEMOSTAT, KRUEGER, AH PRIOE, TUTTLE & BAILEY, J&J, DOWCO, RUSKIN, ARROW, LOUVERS & DAMPERS INC.
4982	OPER. ELEV.	STIC	NEMOST,
ŧ	CAPACITY GAL.	WATER	V. LOUVERS
¥	HBM	Æ/	AH PRIC
0.8	THERMAL EFFICIENCY	TER S	E, TUTTLE &
120V/1#/5A	ELECTRICAL CIRCUIT REQUIREMENT	DOMESTIC WATER HEATER SCHEDULE	BAILEY, Jay,
37	RECOVERY GPH @ 90F		

MISCELLANEOUS EQUIPMENT

NOTES:

1. THIS IS AN EXISTING WATER HEATER BRADFORD WHITE RG140T6N MANUFACTURER AND MODEL

WEIGHT LBS. NOTES

** PREZE PROTECTION HERMOSTAT IN EQUIPMENT ROOM

LINK YOU MAKE 2831 9 277MG, 15 AMP -30 TO 100 % HEATING ONLY,

ANDM NO-1S CONDOSATE NOTIFIALIZER

ANTROL ST-5 THERMAL EXPANSION TANK

AGOR - AIR GAP & CONDENSATE RECEPTACLE
TRU-GAP AIR GAP FIXTURE, PVC, 4.825" DIAMETER, 2"W CONNECTION

PLUMBING FIXTURE LIST

LEW - LAWTORY

LEWY - TAMORO DECORAL 21-X'-21" WAL HANG SIK

MERCHAS STANDARD DECORAL 21-X'-21" WAL HANG SIK

MORED REMORECUTO MYANCET HALS ON 4" CONTRESS

FAUCT, 10.0 DW COCOMMANT BINST ON HALLS. 4" CRYDISED DIRROW

TRANSPORT DOWN COCOMMANT BINST DIRROW

TRANSPORT DOWN DIRROW

MOANT SIKK WITH RIM NO MORE THAN 14" A.F.F.

ID: HITS CASE!

AUTEN OF STANDAN OF SHALL HICK BETTICENCY ROUT HEIGHT ELONGATED

TIGET MORE, 2584-104-0020

TIGET SEAT MOR. 5054-85.000

HE SEAT MOR. 5054-85.000

MY BAIN HOR. 505007-RBS

FREZE RESISTANT WITH TAMEER PROOF LOOKAG DIGLOSINE AND

VACUUM BEELAND. TMY - THERMOSTATIC MIXING VALVE.
WATTS MOD. 1 LFLM490 WITH %" SWEAT CONNNECTIONS E-1 - SIK, KITO'EK, SINGE BASH, PROPI-IN STANLESS STEEL
AMERICAN STANAND OLOWY 25-22-26 MOD. 2008.823228-2075
INCLUDES COLONY PRO STANLESS FAUGET MOD. 7074000.075 AND DRAIN
MOD. 9226000.075
PROVIDE & INSTALL TALIFECE WITH %" HARD SDE CONNECTION.

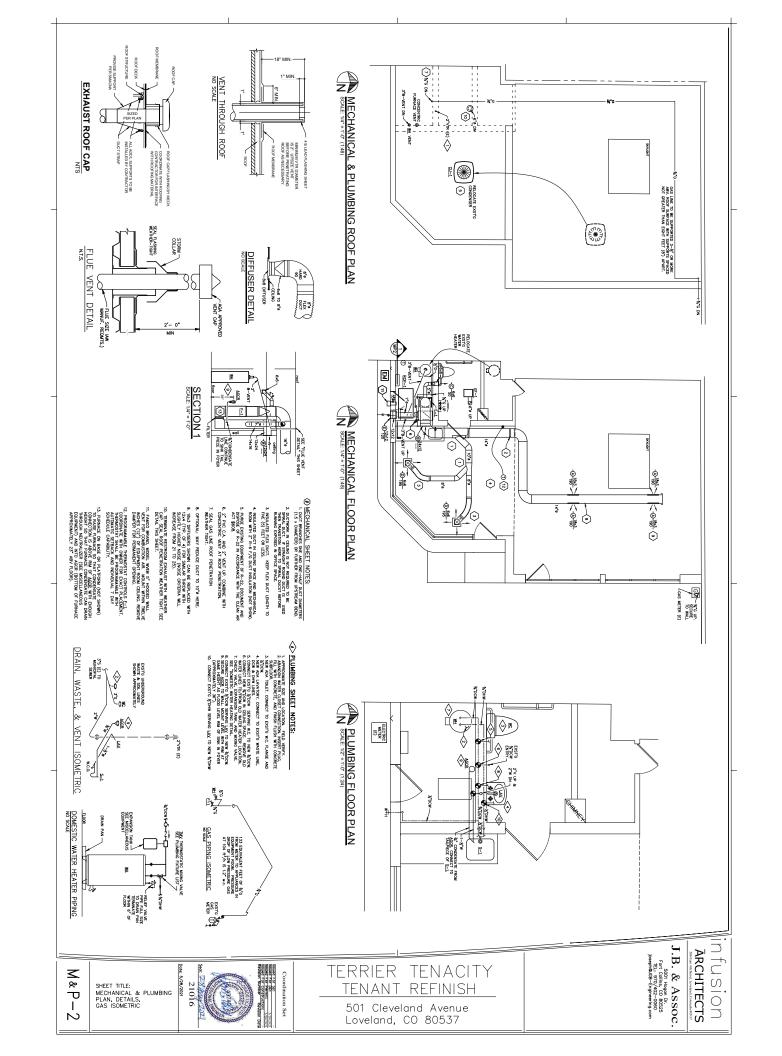
TENACITY TERRIER REFINISH TENANT

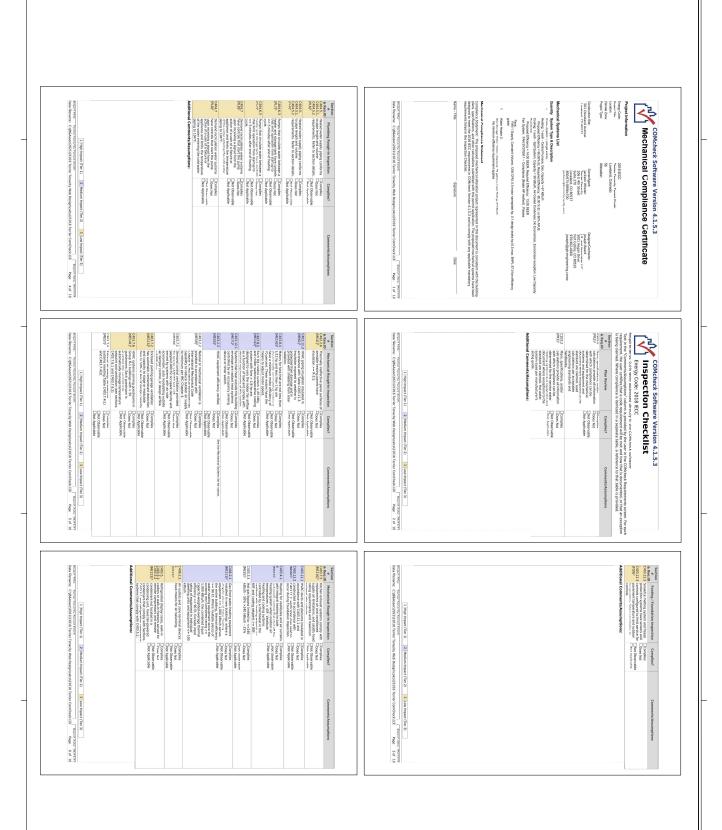
501 Cleveland Avenue

Date: 5/28/2021

21016

Coordination Set





M&P-3.

SHEET TITLE: MECHANICAL COMCHECK



TERRIER TENACITY
TENANT REFINISH

501 Cleveland Avenue Loveland, CO 80537 ARCHITECTS

JEBURAN COMMUNICATION

J.B. & ASSOC.

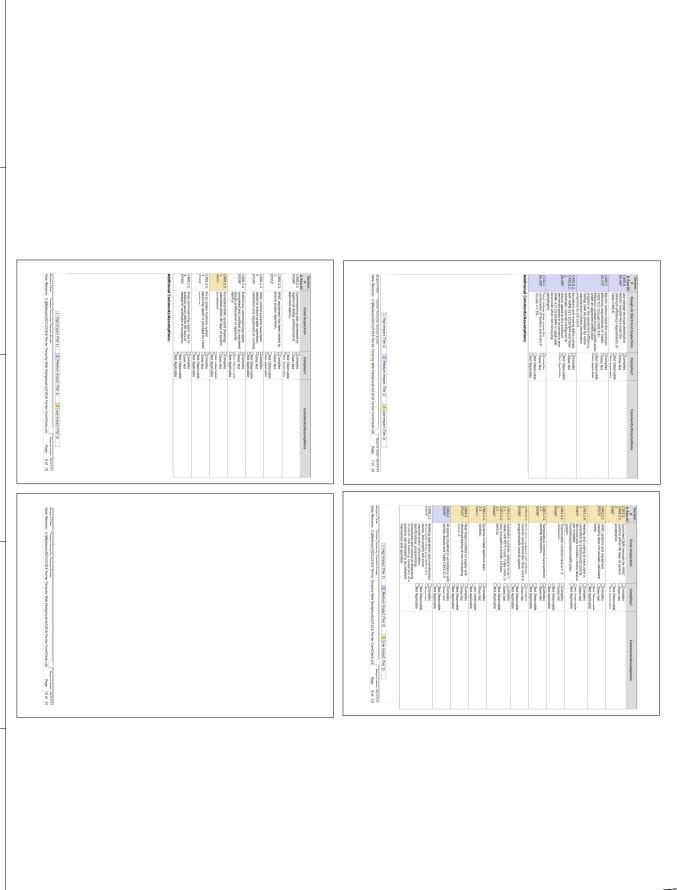
Fort Collins, 00 86025

Fort Collins, 00 86025

JEBURAN COLLINS COMMUNICATION

SERVING COLLINS COLLINS COMMUNICATION

SERVING COLLINS COLLINS



M&P-3.2

SHEET TITLE: MECHANICAL COMCHECK CONTINUED



TERRIER TENACITY
TENANT REFINISH

501 Cleveland Avenue Loveland, CO 80537 ARCHITECTS

Described Length Consister

J.B. & Assoc.
Fort Collins, con 80022

 $\overline{\mathrm{E}}$

PERMIT SET



FEEDER SCHEDULE

Loveland, CO 80537 501 Cleveland Avenue TENANT FINISH

TERRIER TENACITY

DRAWING SET INNING SET AMMING SET AMMING SET AMMING SET AMMING SET SEC) SCO.	2/58/51 bermit 381 2/54/51 benem 381	•	•	
DOAWNG TILE NOTES, SOPEDLUES & ORE-LINE DA NOTES, SOPEDLUES & ORE-LINE DA SOPEDLUES & ORE-LIN		NOTES, SCHEDULES & ONE-LINE DIAGRAM	LIGHTING & POWER PLANS	N: 5/06/21 – ARCHTECTURAL DRAWING SET 5/27/21 – BECHANICAL DRAWING SET 5/27/27 – BECHANICAL DRAWING SET 2020 NATIONAL, ELECTRICAL, CODE (NEC) 2018 INTERNATIONAL ENERGY CONSERVATION CODE (ECC)

ONLY)	
THIS SHEET ONLY)	Ę
(THIS	U HTM
	METER
	AND
	COORDINATE ROUGH-IN AT UTILITY TRANSFORMER AND METER WITH UTILITY COMPANY.
	TUTTY
	4
	ROUGH-II
2	COORDINATE COMPANY.
-	88

LOMIN	AIRE	LUMINAIRE SCHEDULE				
Tog	Lamps	Description	Manufacturer Part No.		Voltage	Notes
A 201	20W LED	Screw-in Keyless	Lewton	9883	120	l
B 20v	W LED	14" Square LED Surface Mount, 1800 Lumens	ounc	JSFSQ 14IN 18LM 35K 90CRI MVOLT ZT WH	ANO	
C 411	W LED	4' LED Surface Wraparound, 4800 Lumens	Lithonia	LBL4-4800LM-80CRI-35K-GZT-MVOLT	Ş.	
15t	15W LED	12" Square LED Surface Mount, 1300 Lumens	ounc	JSFSQ 12IN 13LM 35K 90CRI MVOLT ZT WH	ANO	
% 6 ∃	9W LED	9" Decorative LED Wall Mount	Kichler	59028BKTLED	120	
₩6 J	G3T M6	11.5" Decorative LED Wall Mount	Kichler	59029BKTLED	120	
Notes:	vide fix	Provide fixture with emergency battery back-up.				

		MEC	HANIC	AL I	QUIP	MEN	જ	MOTO	MECHANICAL EQUIPMENT & MOTOR SCHEDULE	HEDU	T.E.	
KEY	EQUIPMENT	CHAR	CHARACTERISTICS	93		CIRCUIT			PROTECTION	NO		NOTES
		ď	RA/FLA EFFC.	EFFC.	Wotts	PH Votts	Ϋ́	dOOM	Breaker Sa	Noh Fus	Breaker Switch Fuse Disconnect at unit	
F-1	Furnace	1/2	7.0			120	8.8	50	50		Snap Switch	
(R)CU-1	Relocated Condensing Unit		15.1			1 240	18.9	20	20	L	y.	-
RCP-1	Radiant Ceiling Panel		9.5		625	120	9.0	50	20	L	Snap Smitch	2
(R)WH	Relocated Water Heater		1.0			120	1.3	50	50		Snap Smitch	
EF-1	Exhaust Fan		5.0			120	2.5	20	50	Н	Snap Smitch	3
NOTES		L										
-	Existing water heater and condensing unit to be relocated.	densing	unit to	be relo	cated.							
2	Radiant ceiling panel controlled by live voltage T-Stat supplied by MC and wired by EC.	d by liv	e voltage	T-Sta	t supplier	d by M	and v	rired by				
3	EF-1 controlled by room occupancy sensor	upancy	sensor.									
				l		l						

Š	Г	TAGNOTION	JYGYNJ	SULDIGITURGENO	9		TILIDALO	Į.		POTTOTOGG	OTION			STON	
	T		9	A/FIA	FFC	Worth	ž	ш	MOCO	Bresiden		- Lune	Disconnect of unit		Ţ
j	Į.	- Contract	1/2	1				a	ç	ç		Ī	Spor Carton		Ī
- I	100	Pelocoted Condensing Unit		14.1	l	Ī	1 240	_	2	30	İ	T	JN	-	Ī
9	162	Rodiont Ceiling Panel	İ	50	ľ	625	-	L	ş	ģ	İ	T	Snon Smitch	6	
HW(8	å	Relocated Water Heater	İ	9			-	L	2	20	İ	T	Snon Switch		Ī
į	1	Foboust Fon		000	l	I	-	L	۰	ç	İ	Ī	Snon Saitch	-	
NOTES	t		1		l	1	1	4	1	4	1	1	ione deno		Γ
-	ž	Existing water heater and condensing unit to be relocated.	densing	to to	be reloca	ted.									
7	18	Radiant ceiling panel controlled by live voltage T-Stat supplied by MC and wired by EC.	d by live	voltage	T-Stat	supplie	à	MC and	wired b	v EC					
m	150	EF-1 controlled by room occupancy sensor.	upancy s	ensor.											
1						l	l			١	١	l			1
ļ						١	١								ĺ
PANE	ri.	P (New)		Job #	Job # 21074										
Ş	VOLTAGE	120/240		AIC	AIC AMPS			10,000	0	BUSSING	9				٨
			Ц							NEUTR	NEUTRAL BUS				YES
æ	RATED AMPS	S 200		MAI	MAIN LUG ONLY	٨.		200		GROUN	CROUND BUS				YES
á	PHASE * HERTZ	ERTZ 1 • 60	Н	CEED.	0			BOTTOM	MC	L					
*	OF CIRCUITS	CUITS 24	L	MOL	MOUNTING			SURFACE	33	FEED 1	FEED THROUGH LUGS	SONT			Q۷
Ż	WUFACTU	RER SQ D	L	8	COVER TYPE			STANDARD	ARD	FED FE	NON			Main Disc	
å	PANEL TYPE		L	10SI	ISOLATED GND			ON		NOTE;	T. BR	EAKERS	NOTE: L' BREAKERS TO BE LOCK ON		
Ц	ш				П				Ш	l					
CIR	BKR	CIRCUIT DESCRIPTION		Cat.	WATTS	Т	וור	L2 WATTS	S Cat.					BKR	¢⊌o
ŀ	20A-1P	Lohts		ŀ	461	f	13	1.812	0	-B	l			20A-2P	2
ľ	20A-1P	Receps - Bothroom, Mech		~	006	Γ	_	1.812	t	ŀ	l	l			4
s	20A-1P	Receps		~	360	f	3	840	٥	<u>-</u> -1				20A-1P	9
٢	20A-1P	Receps - Fover		œ	1,260	Γ	-	12 625	Ξ	RCP-1		l		20A-1P	80
თ	20A-1P	Receps		~	1,260	ľ	3	L	H	Spare		l		20A-1P	10
=	20A-1P	Receps - Open Area South		×	1,080	Γ		2	H	Spare				20A-1P	12
13	20A-1P	Receps		×	1,080	ľ	п	L	H	Spare				20A-1P	14
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NUMBER	DRAWING TITLE	/s	į
E-1	NOTES, SCHEDULES & ONE—LINE DIAGRAM ●	•	Electricon
E-2	LIGHTING & POWER PLANS	•	Electrical Engineering
			37127 Cullis on Ridge Road
COORDINATION:	ON: 5/06/21 – ARCHTECTURAL DRAWNG SET 5/27/21 – PLUMBING DRAWNG SET 5/27/21 – MECHANICAL DRAWNG SET		Severation, CO 30 90 90 90 90 90 90 90 90 90 90 90 90 90
CODES:	2020 NATIONAL ELECTRICAL CODE (NEC)		

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MOUNTING HEIGHTS NOTES:	HEIGHT KEY HEIGHT 1. CENTERLINE DIMENSIONS ARE TO CENTER OF DEVICE WITH TRIM. ADJUST BACKBOX	80" G 3" LOCATION AS REQUIRED.	46" MAX H 8"A.C. 2. ALL MOUNTING HEIGHTS SHALL CONFORM TO	46" MAX DISABILITES ACT, (ADA).	46" MAX X 3. DIMENSIONS APPLY UNLESS OTHERWISE NOTED	18" MIN L 80"=92" ON DRAWING.	3" MIN M 4" MIN 4. ELECTRICAL PANELS IN ACCESSIBLE UNITS SHALL BE MOUNTED SO THAT TOD BREAKER IS	N 6" MIN MOUNTED AT 48" AFF MAX.	-		-		Daniel Panel		\$ \$ \tilde{\ti}}}}}}}}}}}}}}}}}}}}}}}}}}}}}}}}}}}}	=]·		DEVICE MOUNTING HEIGHT DETAIL	NO SCALE
LNOOW	KEY HEIGH	A 80°	B 46" M	C 46" M	D 46" M	E 18" N	F 3* M			l			9 0	-	 -	- 00 -	 - - -	-ω-			
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(i) (3-250kCML AI) 2-1/2°C (ii) (3-250kCML AI, #46 CU) 2-1/2°C (iii) #46 TO CWP, BLDG STL & CWP (iii) (3-250kCML AI, #66 CU) 2-1/2°C

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2-1/2 C	'Ĭ	
SUKCML AL, #6G CU) Z−1/2 C	240/720V 1PH 3W SGKWA ASSUMED IECC=11,770A	
SOKCML /		

ONE-LINE DIAGRAM SCALE: NONE

8 SMCE-POLE SWICH OUTLETS OUTL EGEND

scope of the work covered herein consists of furnishing all labor, materials, incessory equipment and selection to complete the Earlichal Work and related works in full accordance as indicated on the drawing appeciated herein on both and audject to the terms and conditions of the Contract.

ELECTRICAL SPECIFICATIONS

rical Contractor is generally responsible to insure all work, both old and new, compiles with the NEC any applicable local and state codes and ordinances. Codes, Rules, Permits, Fees

ings are diagrammatic and inflacte the general arrangement of systems and work included in the oct. Devaning are not to be acade. The Architectural drawings and details shall be examined for Location of factures and equipment. Any conflict shall be immediately brought to the attention of triblact or Engineer before proceeding with the work.

laterials or products specified herein and/or indicated on drawings by trade name, manufacturer's name r catalog number shall be provided as specified. Subcontractor shall give full cooperation to other trades and shall furnish in witing to the confraction to the confraction to the confraction to the confraction of the confraction of whit the work of the lovests to be installed and other confractions and with the isost possible interference or delay. Coordinate all coolids runs and explanes for trades, which manaplate electrical data of outland equipment furnished by others before ming installability. Cooperation With Other Trade

Electrical Contractor shall do all outling, drilling, etc. required for work under this section of the fiscations, inside the building. Cutting, Patching, And Finishing Excavation and Backfilling subcontractor shall do all trench and pit excavating and backfilling required for work under this service in sepacitications, inside and outside the building, all required shoring, bracking, pumping and refam for any of persons and property. aterials and apparatus required for the work shall be new unless indicated otherwise on the plans.

ectrical Contractor shall provide and install all electrical as shown, verifying all mounting heights and act locations of all wall-mounted electrical devices with architect prior to rough-in. ctions and junction boxes to equipment are diagrammatic. Verify exact location of connection is equipment and devices.

is shall be as manufactured by Square-D. C.E., Semens or equivolent of sizes, ratings, and the forms. Panets shall be be found construction. All bussing shall be as fifted on prime stretchies. pole breakers shall have a single handle to trip all poles at once.

mininded block ploatic with white lettering ploatic normeplates with the identification number as shown the porm is related as the mounted on the outside of the door with sheet metal screes. Nameplate as soft be 3° wide $x_1 - 1/2^{\circ}$ bigh with $1/2^{\circ}$ bigh wayroning. Frevide a completed circuit directory, not and mounted in a chear ploatic steems, on the interior of the panel door. vide a complete grounding network for the entire electrical system to comply with NEC requirements, conduits shall have a ground wire handled. A conduit ground shall not be used. And the electrical system and service electrodes, etc.

ment decorrect selectes shall be Square-D, G.E., Semens or equivalent general dely, or heavy of of the type and ratings shawn on the plans. Fuses shall be provided of the appropriate type and

has – All general use lighting (SPST laggies with or without pilot) switches to be rated 20As, $\lambda_{\rm cont}$, as manufactured by Leviton, P & S, or equivalent. Coordinate color with $\lambda_{\rm cont}$ and $\lambda_{\rm cont}$

phodes – All general use duplex receptodes to be rated 20A, 120V as manufactured by Levilon on, P & S, or equivalent. Coordinate color with Owner/Architect.

onductors – All conductors shall be rated 600V, copper, type THRN, XHHR/THRN. Where indicated furnium conductors not jet AMC and large furnity furties. Conductors of jet AMC and large full be strongle. fixtures - Lighting fixtures shall be as indicated on the fixture schedule or approved equals abel be used it exposed exterior to PKC, SOH, 80 PKC, liquid tight metal feeable, or metal flexible, abell be used at exposed exterior foodlorus. For shall be used for connection to all fixed explanent, to fair onty or with cholorus, where slightly metal feeble shall be used. But shall be used at all expeditions. It renderly scholar may use PKC. insulating bushings with double lock-ruts shall be used for entrans of 1-1/4" or larger into enclosur. Stee indicated ore minimums, larger sizes may be used to facilitate wire pulls, etc.

conduit shall be routed from all the telephone outlets to the celling space. Terminate conduit in space with a 90 degree and and bushing at end of conduit. Extend conduit to neverat coosesible space if no access to the celling space above the outlet is present. Provide a conduit path all obstructions to the backboard. Provide a 4" x 8" x 3/4" plywood backboard for telephone distribution. A driven ground rod shall be the backboard algorent to the backboard install empty conduit(s) as indicated on the plans with pullwire natided for the kelphone service entrance.

of introduce shall provide conduit, wire and disconnect astliches indicated on drawings, to connect as equipment templeted by the supplied by developer witch shall be include both new and relocation of existing equipment and existing equipment on the order of the by electrical contractors.

The Contractor shall keep occurate records of actual construction including device locations and conduitures if different from the plans.

The Controctor shall provide the owner with a reproducible set of plans of the complete electrical and first oldern sparers as installed. The scale on these drowings shall be no smaller than the scale used on the olderlight plans. Final tests shall be made only after the Engineer is satisfied that all work has been completes

After testing, a final inspection shall be made by the Engineer and other authorized persons with the Electrical Contractor. acceptance of the project shall not prejudice the Owner's right to require replacement and/or defective work or materials.

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501 Cleveland Avenue Loveland, CO 80537 TENANT FINISH

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nfusion ARCHITECTS

SEXISTING WATER HEATER AND CONDENSING UNIT TO BE RELOCATED TO NEW LOCATIONS SHOWN. CIRCUIT TO NEW PANEL 'P'.

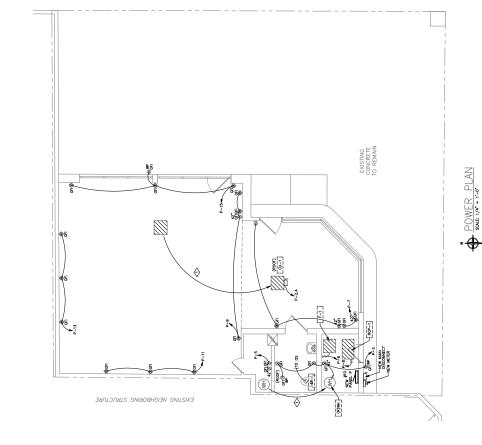
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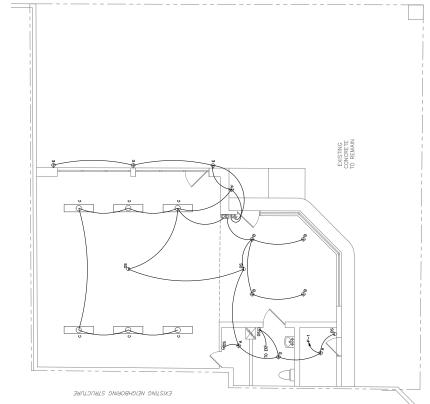
10. COPIES OF ALL INSTALLATION, OPERATIONAL AND MAINTENANCE MATERIALS ARE TO BE SAVED AND PROVIDED TO THE PROJECT WANAGER FOR ASSEMBLY AND DELIVERY TO THE CONTRACTOR AND OMER. LABEL ALL JUNCTION BOXES WITH CIRCUIT NUMBERING DURING ROUGH—IN OF CONDUIT SYSTEM. PROVIDE POWER FOR VVT'S AS REQUIRED BY M.C.. (REFER TO MECHANICAL PLANS)

GENERAL NOTES:
1. CONNECT ALL DET AND EN LORIST STORM AFED OF LOCAL SWITCHING.
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5. ALL COMOUTIONS SHALL BE COPPER AND #2 UNLESS OTHERWISE NOTED.

- 6. ALL SWITCHES, CONVENIENCE RECEPTACLES, AND PLATES SHALL BE WHITE NOWAETALLIC UNLESS NOTED. COMPINA COLOR WITH ARCHITECT PROR TO ORDERING DEVICES.
- 11. THE CENTER, CANDERGOE ARE TRANSPORT WAS ARLAND ACCURATE, LANDSCRIPTION OF THE FEEDER AS WILL AS ANY DRAWINGS TO THE CONSTRUCTION DOLUMENTS ON THE FEED OR DRAWINGS. SHOW DURISHOON CON WIETH ACCURATE, CAN BE A LASAR ENCIRCULATION OF THE ALARM ENCIRCE ARE NOT SHOWN ON DRAWINGS AT THES THE FEE ALARM SHOULD BY A LOCKED TO THE ALARM SHOW AND SHOULD BY A LOCKED TO THE ALARM SHOULD BY A LOCKED BY A LOCKED TO THE ALARM SHOULD AND SHOULD BY A LOCKED THE ALARM CONTRACTOR AND SHEED

7. INSTALL, WHERE REQUIRED BY JURISDICTION, MANUFACTURE APPROVED SEALING KITS ON ALL RECESSED CANS INSTALLED IN INSULATED CAMITIES.







Community Revitalization Grant Program

The Colorado Community Revitalization Grant provides gap funding for projects in creative districts, historic districts, main streets or neighborhood commercial centers. This grant will support creative projects that combine creative industry workforce housing, commercial spaces, performance space, community gathering spaces, child care centers, and retail partnerships for the purpose of economic recovery and diversification by supporting creative sector entrepreneurs, artisans, and community non-profit organizations.

For grant requests over \$100,000, the awarded funding amount will not exceed more than 50% of the total costs of the project. Grants will be capped at a maximum of \$5 million per project in order to distribute the funds broadly. Projects that are specifically designed for artist live/workspace may be eligible for grants higher than \$5 million, not to exceed more than 50% of the total project cost.

Eligible projects

Successful projects serve as a catalyst for a community's commercial center and should meet your area's goals, strategies, and plans for development. Projects can be created through new construction or renovation of existing buildings and should celebrate the artistic or historic character of the community, provide infill development and/or elimination of blight, and increase property values. Projects that include the following may be prioritized:

- be a creative mixed-use space that includes workforce housing units
- have a high level of community engagement in response to community needs
- show strong evidence of being able to attract additional sources of funding and broad support from local governments and surrounding communities or neighborhoods
- stimulate economic recovery and economic diversification
- · demonstrate an ability to commence work within a reasonable amount of time
- meet basic energy efficiency standards

The project can also include other types of uses such as:

- mixed-use commercial
- co-working
- cooperative/shared work studios
- community space
- space for nonprofit organizations
- education
- child care
- health care

Priority will be given to projects:

- that have the highest degree of project readiness for immediate construction or renovation of buildings
- with significant leverage of other funds
- that address economic challenges such as economically disadvantaged communities, economically challenged groups, economic diversification of the local economy, business and/or resident attraction or retention considerations
- that are located in creative districts, historic districts, main streets and commercial centers
- that include a mix of uses and align with community goals and priorities
- that include energy efficiency measures

Eligible costs

Grant funds cannot be used for general operating expenses or developer's fees.