Access Control for Borda/Venson

# REQUEST FOR QUOTE

QUOTE#: CI 23 Q 00666
DATE: 04/26/2023
DUE DATE: 05/10/2023

Please provide a competitive price quote for the listed services below. Contact Senior Project Manager, Kevin Pilate at 901-544-1882 or by email: kpilate@memphisha.org

Deadline for submitting a price quote is May 10, 2023, by 3:00 pm. Fax or email your quote to Kevin Pilate, Senior Project manager, Capital Improvements at 901-544-1805 or kpilate@memphisha.org

The Memphis Housing Authority is requesting a quote to Install an Access Control System to limit at Paul Borda Tower and Dr. R.Q. Venson Center. The contractor is responsible for all demo and repairs in order to complete the Installation of the Access Control System and Hardware. The contractor shall be responsible for any subcontractors needed to complete said work. The contractor shall follow the construction drawings and specification for a turnkey project. MHA requires, that all potential bidders visit the job site to assess the existing condition and provide a cost for a complete job. MHA reserves the right to award this project in its entirety, partial, or not at all.

## General Requirements:

- Active licenses and surety bonds.
- The Contractor shall provide all the necessary permits, insurance, materials, supplies, labor, equipment, and supervision for a turnkey project. The selected contractor performing the scope of work listed below shall be licensed as required by the State of Tennessee. Scheduled work hours shall be from 8am – 4:30pm, Monday through Friday. All bidders shall visit the site to gain familiarity and field verify all dimensions.
- The Contractor shall install wiring, doors, door hardware, and other components as specified in construction documents, to ensure the new system is completely functional.
- The contractor shall be responsible for removing all debris daily and ensuring a safe environment for the workers and the residents.

## Project Execution

1. No later than the first day following the Notice to Proceed, the Contractor shall submit a work schedule and product submittals on specified goods and materials for MHA approval. Allow MHA at least one day to review and provide a response.

2. Goods and services applied prior to MHA approval will be performed at the Contractor's risk. The cost to remove and apply the specified item(s) or approved substitute(s) shall not result in an additional cost to MHA.
3. The Contractor is required to submit a notification of service interruption, seventy-two (72) hours prior to disabling any utility service that will affect the residents.

## Wage Rates

Wage rates paid to employees shall be based on and not less than the latest Non-Routine Maintenance wage rates.

## Insurance

The Contractor shall provide and maintain adequate worker's compensation and comprehensive general liability insurance coverage for the complete period of the contract. The minimum Comprehensive General Liability coverage for this project is One Million Dollars and Zero Cents [$1,000,000.00]

## Allowances

The bid form includes an allowance which will be used for unforeseen conditions not specified in the contract documents. Any work the contractor considers a change to the contract shall be approved by MHA prior to providing goods and services. Unused allowance remains the property of MHA and shall be deducted from the contract value via a deductive change order prior to project-close out.

## Payment

Upon approval of work, the Contractor shall submit one payment application for this work.

## Site Visits

Site visits can be scheduled with Kevin Pilate.

## Questions

Any prospective bidder desiring an explanation or interpretation of the solicitation, scope of work, etc. must request it in writing to Kevin Pilate, Senior Project Manager, Capital Improvements via email to kpilate@memphisha.org no later than 4:00 p.m. CST Tuesday, May 2, 2023.

## Quotes

A firm fixed price must be provided. The bidder is asked to provide a quote relating to the requirements outlined in this document. Quotes can be emailed to Kevin Pilate at kpilate@memphisha.org or delivered via mail, email or hand delivered. Hand deliveries and mail should be addressed to:

Kevin Pilate, Senior Project Manager
Capital Improvements Department
Memphis Housing Authority
700 Adams Avenue, Room 107
Memphis, TN 38105

All quotes shall be submitted on the Bid Form no later than 3:00 p.m. CST, Tuesday, May 2, 2023. Reference Exhibit A for the Quote Form. All work is to be completed within thirty (60) business days from the date of the Notice to Proceed.

## Addenda Items

All changes to the work scope will be posted on the MHA website: memphisha.org and sent to all plan's holders. Search under the RFP/RFQ link.

# Exhibit A

| Memphis Housing Authority | | | | | |
|---|---|---|---|---|---|
| QUOTE | | | | | |
| | | | | | |
| ***Paul Borda /DR.R.Q.VENSON CENTER*** | | | | | |
| **Item** | **Task Description** | **Unit** | **Quantity** | **Unit Cost** | **Total Cost** |
| 1 | Mobilization | LS | 1 | | |
| 2 | Access Controls | LS | 1 | | |
| 3 | Low voltage installation | LS | 1 | | |
| 4 | Doors And Hardware | LS | 1 | | |
| 5 | Elevator Controls | LS | 1 | | |
| 6 | Laundry room door access control | LS | 1 | | |
| 7 | One year Monitoring | LS | 1 | | |
| 8 | Maintenance agreement | Ls | 1 | | |
| 9 | ALLOWANCE | LS | 1 | $ 10000 | $10000 |
| **TOTAL:** | | | | | |

Bid Guarantee in the sum of _____ dollars

($_____ )

in the form of _____

is submitted herewith in accordance with the Instructions to Bidders.

The undersigned acknowledges the receipt of the following Addenda and has included them in this bid.

_____

**NOTICE TO PROCEED**
The undersigned agrees to commence actual work on the site with an adequate force & equipment within seven [7] business days of the date of "Notice to Proceed."

**CONSTRUCTION TIME**
The undersigned agrees to complete all of the work described by the aforementioned "Contract Documents" by **the time as listed below**.

**BASE BID: Sixty [60] consecutive business days (Monday – Friday) 8 a.m. to 4:30 p.m** from the Notice to Proceed.

**LIQUIDATED DAMAGES**
The undersigned agrees to pay, as liquidated damages, the sum of **One hundred Fifty dollars and zero cents ($150.00)** per day for work per day per uncompleted contracting beginning day one after completion date.

**PERFORMANCE & PAYMENT BOND**
For bids greater than $25,000.00, upon receipt of a written acceptance of this bid, Bidder shall deliver performance & payment bond in accordance to HUD 5369 [10/02], "Instructions to Bidders for Contracts, Public & Indian Housing Programs, page 3, clause 10.

**BID BOND**
For bids greater than $25,000.00, the bid bond or security attached in the sum of _____dollars [$_____] is to become the property of the Owner in the event of the Contract and bond are not executed with the time set forth, as liquidated damages for the delay and additional expense to the Owner, who is entitled to the difference between the amount of this bid and the amount for which a contract for the work is subsequently executed. The check shall be made payable to the Memphis Housing Authority.

**PAYMENT**
Payment at the lump sum price bid herein shall include replacement of any items included herewith as appurtenant and incidental to these work items are all ancillary items associated with said work.

SUBMITTED BY: _____ DATE: _____
[Signature]

NAME & TITLE: _____
[Please print]

MEMPHIS HOUSING AUTHORITY
"Striving For Excellence and Nothing Less"

DEXTER D. WASHINGTON, MHA CEO

MHA BOARD OF COMMISSIONERS

JUSTIN BAILEY
MARY W. SHARP
MICHAEL A. BOYD
KATHY MOORE COWAN
SHAWNA ENGEL
SHEILA TERRELL
DOROTHY L. CLEAVES

CITY OF MEMPHIS, TN
JIM STRICKLAND, MAYOR
CHANDELL RYAN, COO

# ACCESS CONTROL AT ELEVATORS & STAIRS - BORDA/VENSON

## MEMPHIS HOUSING AUTHORITY

Borda Tower - 21 Neely
R.Q. Venson - 439 Beale
Memphis, TN

63257
4.20.2023
CONSTRUCTION DOCUMENTS

Allen&Hoshall
Engineers-Architects-Surveyors

Allen & Hoshall
1661 International Drive Memphis, TN 38120
901 820 0820 fax 901 683 1001

## ABBREVIATIONS

| | |
|---|---|
| ABV | ABOVE |
| ACT | ACOUSTICAL CEILING TILE |
| A/C | AIR CONDITIONING |
| ACC | ACCESSIBLE, ACCESSORIES |
| ADD | ADDITIONAL |
| ADJ | ADJUSTABLE |
| AFF | ABOVE FINISH FLOOR |
| AFG | ABOVE FINISH GRADE |
| ALT | ALTERNATE (IVE) |
| AL, ALUM | ALUMINUM |
| APPROX | APPROXIMATE |
| APT | APARTMENT |
| ARCH | ARCHITECTURAL |
| BD | BOARD |
| BITUM | BITUMINOUS |
| BLDG | BUILDING |
| BLKG | BLOCKING |
| BM | BEAM |
| BO | BOTTOM OF |
| BOT | BOTTOM |
| B/N | BETWEEN |
| BR | BRICK |
| BSMT | BASEMENT |
| BTU | BRITISH THERMAL UNIT |
| CAB | CABINET |
| CFLG | COUNTERFLASH (ING) |
| CFOI | CONTRACTOR FURNISHED ; OWNER INSTALLED |
| CJ | CONTROL JOINT |
| CLG | CEILING |
| CL | CENTERLINE |
| CLO | CLOSET |
| CLR | CLEAR (ANCE) |
| CMU | CONCRETE MASONRY UNIT |
| CNTR | COUNTER |
| CO | CLEAN OUT |
| COL | COLUMN |
| CONC | CONCRETE |
| CONSTR | CONSTRUCTION |
| CONT | CONTINUOUS |
| CONTR | CONTRACT(OR) |
| COORD | COORDINATE |
| CPT | CARPET(ED) |
| CR | CARD READER |
| CRS. | COURSES |
| CSMT | CASEMENT |
| CT | CERAMIC TILE |
| CU FT | CUBIC FOOT (OR FEET) |
| D | DRYER |
| DBL | DOUBLE |
| DEMO | DEMOLISH; DEMOLITION |
| DEPT | DEPARTMENT |
| DET | DETAIL |
| DIA | DIAMETER |
| DIAG | DIAGONAL |
| DIM | DIMENSION |
| DISP | DISPENSER |
| DIST | DISTRIBUTION |
| DN | DOWN |
| DS | DOWNSPOUT |
| DSPL | DISPOSAL |
| DTLS. | DETAILS |
| DW | DISHWASHER |
| DWR | DRAWER |
| DWGS | DRAWINGS |
| EA | EACH |
| EF | EXHAUST FAN |
| EJ | EXPANSION JOINT |
| ELEC | ELECTRIC (AL) |
| ELEV | ELEVATOR, ELEVATION |
| EP | EPOXY PAINT |
| EQ | EQUAL |
| EQUIP | EQUIPMENT |
| EOS | EMERGENCY OVERFLOW SCUPPER |
| EST | ESTIMATE(D) |
| EWS | EYE WASH STATION |
| EX/EXIST | EXISTING |
| EXP | EXPANSION |
| EXT | EXTERIOR |
| EXTR | EXTRUDED |
| FD | FLOOR DRAIN |
| FDN | FOUNDATION |
| FEC | FIRE EXTINGUISHER CABINET |
| FE | FIRE EXTINGUISHER ON WALL BRACKET |
| FFE | FINISH FLOOR ELEVATION |
| FHC | FIRE HOSE CABINET |
| FIN | FINISH(ED) |
| FIN FL/FF | FINISHED FLOOR |
| FL | FLASHING |
| FLR | FLOOR |
| FOC | FACE OF CONCRETE |
| FOF | FACE OF FINISH |
| FOM | FACE OF MASONRY |
| FOS | FACE OF STUDS |
| FOW | FACE OF WALL |
| FP | FIRE PROOF (ING) |
| FR | FIRE RATED |
| FRMG | FRAMING |
| FRP | FIBERGLASS REINFORCED PLASTIC |
| FT | FOOT, FEET |
| FTG | FOOTING |
| FURN | FURNITURE |
| FUT | FUTURE |
| FWC | FABRIC WALL COVERING |
| GA | GAGE, GAUGE |
| GALV | GALVANIZED, GALVANIC |
| GB | GYPSUM BOARD |
| GC | GENERAL CONTRACTOR |
| GEN | GENERAL |
| GL | GLASS |
| GLU LAM | GLUE LAMINATED WOOD |
| GLZ CMU | GLAZED MASONRY UNIT |
| GOVT | GOVERNMENT |
| GWB | GYPSUM WALL BOARD |
| GYP | GYPSUM |
| H | HIGH |
| HD HT | HEAD HEIGHT |
| HDR | HEADER |
| HDW | HARDWARE |
| HDWD | HARWOOD |
| HM | HOLLOW METAL |
| HORIZ | HORIZONTAL |
| HT | HEIGHT |
| HVAC | HEATING, VENTILATION, AND AIR CONDITIONING |
| HWF | HARDWOOD FLOORING |
| IBC | INTERNATIONAL BUILDING CODE |
| ID | INSIDE DIAMETER |
| IN | INCHES |
| INCL | INCLUDING(ED) |
| INFO | INFORMATION |
| INSUL | INSULATION |
| INT | INTERIOR |
| INV | INVERT |
| JST | JOIST |
| JT | JOINT |
| KIT | KITCHEN |
| LAM. | LAMINATE(D) |
| LAV | LAVATORY |
| LB | POUND |
| L | LONG, LENGTH |
| LF | LINEAR FEET |
| LH | LEFT HAND |
| LNDSCP | LANDSCAPE |
| LOC | LOCATION |
| LTG | LIGHTING |
| LVR | LOUVER |
| LVT | LUXURY VINYL TILE |
| MAS | MASONRY |
| MATL | MATERIAL |
| MAX | MAXIMUM |
| MB | MARKER BOARD |
| MC | MINUMUM CLEAR |
| MECH | MECHANICAL |
| MEMB | MEMBRANE |
| MEZZ | MEZZANINE |
| MFR | MANUFACTURER |
| MIN | MINIMUM, MINUTE |
| MIRR | MIRROR |
| MISC | MISCELLANEOUS |
| MO | MASONRY OPENING |
| MR | MOISTURE RESISTANT |
| MRBL | MARBLE |
| MTB | MARKER/TACK BOARD |
| MTD | MOUNTED |
| MTG HT | MOUNTING HEIGHT |
| MTG | MOUNTING |
| MTL | METAL |
| MULL | MULLION |
| MULT | MULTIPLE |
| NA | NOT APPLICABLE |
| NC | NON COMBUSTIBLE |
| NIC | NOT IN CONTRACT |
| NO | NUMBER |
| NOM | NOMINAL |
| NR | NOT RATED |
| NTS | NOT TO SCALE |
| O/ | OVER |
| OA | OVERALL |
| OC | ON CENTER |
| OCH | ON CENTER HORIZONTALLY |
| OCV | ON CENTER VERTICALLY |
| OD | OUTSIDE DIAMETER |
| OF | OUTSIDE FACE |
| OFCI | OWNER FURNISHED CONTRACTOR INSTALLED |
| OFOI | OWNER FURNISHED OWNER INSTALLED |
| OH | OVERHEAD |
| OPH | OPPOSITE HAND |
| OPNG | OPENING |
| OPP | OPPOSITE |
| ORD | OVERFLOW ROOF DRAIN |
| OVHD | OVERHEAD |
| OSB | ORIENTED STRAND BOARD |
| PAT | PATTERN |
| PBD | PARTICLE BOARD |
| PLYWD | PLYWOOD |
| POLYETH | POLYETHYLENE |
| PCP | PORTLAND CEMENT PLASTER |
| PED | PEDISTAL |
| PERF | PERFORATED |
| PERIM | PERIMETER |
| PERM | PERMINENT |
| PERP | PERPENDICULAR |
| PH | PHASE |
| PL | PROPERTY LINE |
| PLAM | PLASTIC LAMINATE |
| PLAS | PLASTER |
| PLBG | PLUMBING |
| PLWD | PLYWOOD |
| PNL | PANEL |
| PNT | PAINT(ED) |
| POR | PORCELAIN |
| PR | PAIR |
| PRCST | PRECAST |
| PREFAB | PREFABRICATED |
| PRELIM | PRELIMINARY |
| PRKG | PARKING |
| PROJ | PROJECT |
| PROP | PROPERTY |
| PT | POST TENSION, PRESSURE TREATED |
| PTN | PARTITION |
| PVG | PAVING |
| PWR | POWER |
| QT | QUARRY TILE |
| R | RADIUS , RISER |
| RAD | RADIUS |
| RB | RUBBER BASE |
| RC | REINFORCED CONCRETE |
| RCP | REFLECTED CEILING PLAN |
| RD | ROOF DRAIN, ROAD |
| REC | RECESSED |
| REF | REFER (ENCE) , REFRIGERATOR |
| REINF | REINFORCE (D), (ING) |
| REQD | REQUIRED |
| RES | RESIDENTIAL, RESILIENT |
| RET | RETAINING |
| REV | REVISION (S), REVISED |
| RF | ROOF |
| RFG | ROOFING |
| RH | ROOF HATCH, RIGHT HAND |
| RL | ROOF LEADER |
| RM | ROOM |
| RO | ROUGH OPENING |
| ROW | RIGHT OF WAY |
| RST | RUBBER STAIR TREAD |
| RT | RIGHT |
| RTU | ROOF TOP UNIT |
| S&R | SHELF AND ROD |
| SB | SPLASH BLOCK |
| SC | SEALED CONCRETE, SOLID CORE (DOOR) |
| SCR | SHOWER CURTAIN ROD |
| SCHED | SCHEDULE |
| SD | STORM DRAIN |
| SEC | SECURITY |
| SECT | SECTION |
| SF | SQUARE FOOT (FEET) |
| SHTG | SHEATHING |
| SHV | SHELF, SHELVING |
| SIM | SIMILAR |
| SL | SLOPE |
| SOG | SLAB ON GRADE |
| SP | SOUNDPROOF |
| SPEC | SPECIFICATION |
| SPKLR | SPRINKLER |
| SQ | SQUARE |
| SQ IN | SQUARE INCH |
| SS | STANDING SEAM, SANITARY SEWER |
| SSM | SOLID SURFACE MATERIAL |
| SST | STAINLESS STEEL |
| ST | STAIR, STREET, STONE |
| STC | SOUND TRANSMISSION COEFFICIENT |
| STD | STANDARD |
| STER | STERILIZER |
| STL | STEEL |
| STN | STAINED |
| STOR | STORAGE |
| STRUCT | STRUCTURE (AL) |
| SUSP | SUSPENDED |
| T | TREAD |
| T&G | TONGUE AND GROOVE |
| TEL | TELEPHONE |
| TEMP | TEMPORARY, TEMPERED |
| TER | TERAZZO |
| TFF | TOP OF FINISH FLOOR |
| THK | THICK (NESS) |
| THRES | THRESHOLD |
| THRU | THROUGH |
| TLT | TOILET |
| TN | TRUE NORTH |
| TOB | TOP OF BEAM |
| TOC | TOP OF CURB |
| TOS | TOP OF SLAB |
| TOW | TOP OF WALL |
| TPD | TOILET PAPER DISPENSER |
| TPTN | TOILET PARTITION |
| TRTD | TREATED |
| TV | TELEVISION |
| TYP | TYPICAL |
| UL | UNDERWRITER'S LABORATORIES |
| UNFIN | UNFINISH(ED) |
| UNO | UNLESS NOTED OTHERWISE |
| UR | URINAL |
| UTIL | UTILITY |
| VCT | VINYL COMPOSITE TILE |
| VEND | VENDING |
| VERT | VERTICAL |
| VIF | VERIFY IN FIELD |
| VIN | VINYL |
| VR | VAPOR RETARDER |
| VTR | VENT THROUGH ROOF |
| W | WASHER, WIDE |
| W/ | WITH |
| W/O | WITHOUT |
| WC | WALL COVERING, WATERCLOSET |
| WCJ | WALL CONTROL JOINT |
| WCO | WALL CLEAN OUT |
| WD | WOOD |
| W/D | WASHER/DRYER |
| WG | WIRED GLASS |
| WIND | WINDOW |
| WO | WINDOW OPENING |
| WOM | WALK OFF MAT |
| WP | WATER PROOFING |
| WR | WATER RESISTANT |
| VFCI | VENDOR FURNISHED, CONTRACTOR INSTALLED |
| VFOI | VENDOR FURNISHED, OWNER INSTALLED |

## ACCESS CONTROL SYSTEM DESCRIPTION / USE CASES

**Issue to resolve:** Non-residents are gaining access to the building in spite of having card access on exterior doors. Once in the building they are traversing to other floors and camping out in any available space. Tenants do not feel safe with these trespassers on premise. We need to limit the ability of these trespassers to move around the building or stay in the building
**Requirement:** Stop trespassers from accessing stairwells, propping open doors and in general trying to live in the stairwells.
**Request:** Implement card access to elevators and stairwells.
**Stairwells:** Venson

- Doors V110, V111, V114, & V115 will be emergency exit doors to the outside of the building.
  - Door will have door position sensor that will be tied into the camera system so that if the door is opened, it will trigger the camera and notify monitoring center, and building management.
- Door V212 & V213 will be delayed egress doors
  - Delayed egress from hallways to stairwells.
    - Bar should chirp when it arms.
    - Panic bar with alarm and electronic escutcheon trim
  - This will also need to be tied into the fire alarm system. When the fire alarm is activated, the escutcheon trim will fail safe and the door will remain latched.
  - Access control on both sides of the door so that a tenant can swipe to go through the door without setting off the alarm.
    - Need one reader for entering and one for exiting
  - Egress bar & Trim will be connected to camera monitoring system to trigger an unauthorized door activation.
  - Examples of how the system will work (Use cases):
  - Tenant uses access card to enter building and proceeds to stairs where they will see a delayed egress exit device with signage that says something to the effect of "PUSH TO OPEN" and "PUSH UNTIL ALARM SOUNDS - DOOR CAN BE OPENED IN XX SECONDS" Additionally, there will be a card reader next to the door.
    - If tenant or trespasser ignores signage and presses the bar, the bar will sound for 15/30 seconds and then release thereby allowing person to enter the stairwell without use of access card. (This is a life safety issue required by code.) In this scenario, the:
      - Camera above the door will capture the person that activated the door.
      - Monitoring company will capture the event and call building security.
      - Exit device will silence and reset when door is closed. It will make a chirp to know it is rearmed.
    - Tenant uses the card reader and presents access card:
      - The door will unlock and allow tenant to enter the stairwell without alarm.
        - This is a normal activity and no other action will take place.
  - Tenant comes down the stairs and tries to enter the first floor. They will not be able to go through the door until a card is presented.
    - If they do not have a card:
      - They can go back up the stairs to their floor.
      - They can exit out the emergency exit to the outside.
  - Trespasser is on the stairs side:
    - They can only go back up the stairs and down the elevator to leave or exit through the emergency door.

**Stairwells:** Borda

- Door B210 & B214 will be emergency exit doors to the outside of the building.
  - Door will have door position sensor that will be tied into the camera system so that if the door is opened, it will trigger the camera and notify monitoring center, and building management.
- Door B211 & B212 will be delayed egress doors
  - Delayed egress from hallways to stairwells.
    - Bar should chirp when it arms.
    - Panic bar with alarm and electronic escutcheon trim
  - This will also need to be tied into the fire alarm system. When the fire alarm is activated, the escutcheon trim will fail safe and the door will remain latched.
  - Access control on both sides of the door so that a tenant can swipe to go through the door without setting off the alarm.
    - Need one reader for entering and one for exiting
  - Egress bar & Trim will be connected to camera monitoring system to trigger an unauthorized door activation.
  - Examples of how the system will work (Use cases):
  - Tenant uses access card to enter building and proceeds to stairs where they will see a delayed egress exit device with signage that says something to the effect of "PUSH TO OPEN" and "PUSH UNTIL ALARM SOUNDS - DOOR CAN BE OPENED IN XX SECONDS" Additionally, there will be a card reader next to the door.
    - If tenant or trespasser ignores signage and presses the bar, the bar will sound for 15/30 seconds and then release thereby allowing person to enter the stairwell without use of access card. (This is a life safety issue required by code.) In this scenario, the:
      - Camera above the door will capture the person that activated the door.
      - Monitoring company will capture the event and call building security.
      - Exit device will silence and reset when door is closed. It will make a chirp to know it is rearmed.
    - Tenant uses the card reader and presents access card:
      - The door will unlock and allow tenant to enter the stairwell without alarm.
        - This is a normal activity and no other action will take place.
  - Tenant comes down the stairs and tries to enter the first floor. They will not be able to go through the door until a card is presented.
    - If they do not have a card:
      - They can go back up the stairs to their floor.
      - They can exit out the emergency exit to the outside.
  - Trespasser is on the stairs side:
    - They can only go back up the stairs and down the elevator to leave or exit through the emergency door.

**Elevators:** Venson

- Each elevator will have a card reader/keypad in the elevator.

**Camera system:**

- Replace current cameras and NVR with one that can be connected to a CHeKT Bridge for connection to a CHeKT monitoring center. Similar equivalent solution can be implemented such as ARCEYE.
  - Cameras positioned per map and activated by door position sensors and/or loitering or line cross.
    - Must be NDAA (National Defense Authorization Act) compliant and have ONVIF
    - Camera must have loitering, microphone, speaker, and light
      - When activated via loitering or alarm trigger central station will be notified and then we have options:
        - Prerecorded messages
        - Live talk down
        - Ability to notify building personnel
    - If door position sensor is activated, feed will be sent to monitoring center and building personnel. They will decide if it is a threat or not and the appropriate action.
    - It needs to be able to identify anyone loitering in the stairwell for more than 15 seconds

**Examples of how the system will work (Use cases):**

1. A tenant gains access to building using their access card. They want to use elevator:
   a. Once they enter the elevator, they push their floor. The elevator will not move.
   b. If they enter the elevator and present access card, when they push the button, it will take them to their floor.
   c. When tenant is on a floor and presses the call button for elevator, it will show up. When they enter and push a button, it will take them to that floor. If they go to the first floor, they will not be able to go back up again until an access card is presented.
2. Tenant has visitor
   a. They will be able to let visitor through the front door using the intercom system. Visitor will only be able to get into the lobby. Resident will have to escort visitor from lobby to their residence.
3. Trespasser tailgates into the building (It is the responsibility of the tenants to verify that people following them through the building are actually residents):
   a. Trespasser will not have an access card to enter the elevator or stairwell. So, they will be prevented from accessing other areas. They can always leave the way they entered the building or through the fire exits at each end of the building.
   b. If trespasser is able to enter the floors or the stairs by tailgating:
      1. They will be able to take the elevator back to the first floor and leave normally.
      2. They will be able to take the stairs to the first floor
         1. If they take the stairs down, they will be able enter the egress hallway, but they will not be able to reenter the first floor or the stairwell, as they do not have an access card to reenter the main floor. They will only be able to exit through the alarmed exterior doors.
4. Forced entry through exterior doors into stairwell.
   a. If anyone opens the door from the outside, an alarm will sound and the monitoring company will use cameras to visually verify. They will then notify building personnel or police and send video footage depending on the protocol provided to the monitoring center.
5. Stairwells will have intelligent cameras with monitoring:
   a. Residents or Trespasser that end up on the first floor of the stairwell will be monitored.
      1. Motion sensors will detect a loiterer after 15 seconds, at which point the alarm monitoring company will be alerted.
         1. Monitoring company will evaluate the situation and determine a course of action. They will then play an appropriate prerecorded message. Then contact MHA security with video footage and send report to MHA person responsible for the environment. Examples of recordings:
            a. Loitering: "You are not authorized to be in this area. Please leave this area now."
            b. Urinating: "This is not a bathroom. Your actions have been recorded and appropriate actions are now being taken."
            c. Violation of delayed egress: "You have not entered the stairwell with a credential. This activity has been recorded and appropriate action is being taken. "
6. Fire in the building
   a. Doors with access control will stay actively latched but become unlocked at the point in time that a fire alarm is activated.

### ARCHITECTURAL



## LIFE SAFETY INFORMATION

**Applicable Codes:**

- 2021 International Building Code (IBC) with Local Amendments
- 2021 International Existing Building Code (IEBC) with Local Amendments
- 2021 International Residential Code with Local Amendments
- 2021 International Fuel Gas Code (IFGC) with Local Amendments
- 2021 International Mechanical Code (IMC) with Local Amendments
- 2021 International Plumbing Code (IPC) with Local Amendments
- 2021 International Fire Code (IFC) Local Amendments (City of Memphis)
- 2021 International Fire Code (IFC) Local Amendments (Shelby County)
- 2021 International Energy Conservation Code (IECC)
- 2020 International Electric Code (IEC) with Local Amendments
- Accessibility: CABO/ANSI A117.1

**Building Official- Memphis Shelby County Code Enforcement :**

Bobby Decker
6465 Mullins Station Road
Memphis, TN 37134
(901) 222-8300
Bobby.Decker@shelbycountytn.gov

**Borda:**

IEBC Alternation Level: Alteration Level 1 (Removal and replacement or covering of existing materials, elements, equipment or fixtures using new material, elements, equipment or fixtures that serve the same purpose.

Buildng Classfication: Group R2, Apartment

Construction Type: Unknown

Fire Protection: Building is equipped throughout with an automatic sprinkler system

Total Building Square Footage: Approximately 140,000

Building is considered high rise construction. Height is approximately 145'-0" (13 Floors)

**Venson:**

IEBC Alternation Level: Alteration Level 1 (Removal and replacement or covering of existing materials, elements, equipment or fixtures using new material, elements, equipment or fixtures that serve the same purpose.

Buildng Classfication: Group R2, Apartment

Construction Type: Unknown

Fire Protection: Building is equipped throughout with an automatic sprinkler system

Total Building Square Footage: Approximately 130,000

Building is considered high rise construction. Height is approximately 120'-0" (11 Floors)

**Deactivation of Delayed Egress: The delay electronics of the delayed egress locking system shall deactivate upon actuation of the automatic sprinkler system or automatic fire detection system, allowing immediate free egress. Additionally, it should have the capability of being deactivated at the fire command center, located in the lobbies of both buildings.**

Provide one of the following signs on the delayed egress door, above and within 12" of the door exit hardware. Signage to comply with all requirements in ICC A117.1:

| PUSH UNTIL ALARM SOUNDS. DOOR CAN BE OPENED IN 15 SECONDS. | PULL UNTIL ALARM SOUNDS. DOOR CAN BE OPENED IN 15 SECONDS. |
|---|---|
| BRAILLE | BRAILLE |

### SYMBOL LEGEND

| | |
|---|---|
| NORTH ARROW | |
| 1 / A101 SIM | ENLARGED PLAN OR PLAN DETAIL |
| Room name / 101 | ROOM NAME & NUMBER |
| 1 Ref / Ref A101 Ref / 1 Ref | ELEVATION |
| 1 / A101 SIM | SECTION |
| 0 | COLUMN GRID |
| 101 | DOOR NUMBER |
| 1t | WINDOW / STOREFRONT TYPE |
| 1i | WALL TYPE |
| | CENTERLINE |
| | SPOT ELEVATION |
| FD | FLOOR DRAIN |
| FIRST FLOOR 10'-0" | LEVEL NAME / ELEVATION |
| | EXISTING SPACE - NO WORK |
| 1 | DEMO TAG |
| 1 | REVISION TAG |
| SE-1 | SPECIALTY EQUIPMENT TAG |
| T1 | TOILET ACCESSORIES TAG |


Allen&Hoshall
engineers • architects • surveyors

Allen & Hoshall
1661 International Drive, Suite 100
Memphis, TN 38120
901 820 0820 fax 901 683 1001




ACCESS CONTROL AT ELEVATORS & STAIRS - BORDA/VENSON

Borda Tower - 21 Neely
R.Q. Venson - 439 Beale
Memphis, TN

MEMPHIS HOUSING AUTHORITY

| No. | Description | Date |
|---|---|---|
| | | |

SHEET INDEX, ABBREVIATIONS AND SYMBOLS

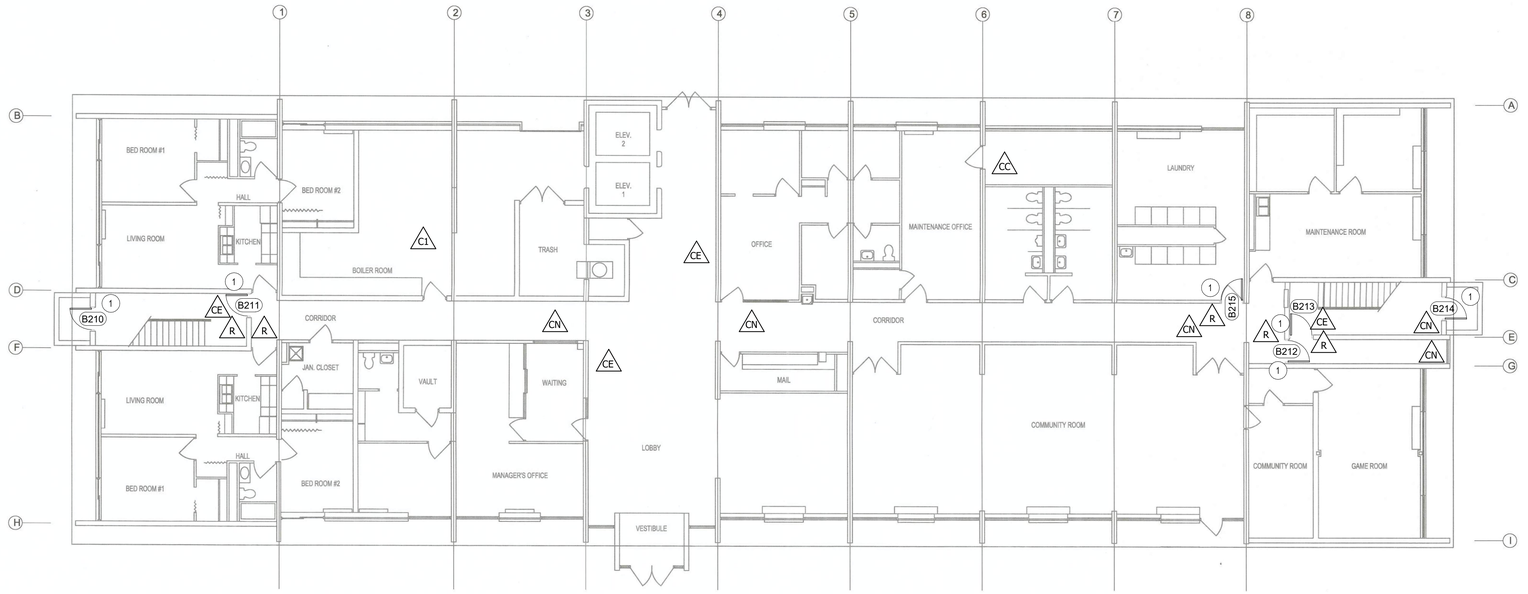
JOB NO: 63257
DATE: 4.20.2023
DRAWN: WCL
CHECKED: WCL

WILLIAM CORYL LOWERY — REGISTERED ARCHITECT — STATE OF TENNESSEE — No. 105559 — 4/20/2023

CONSTRUCTION DOCUMENTS

A0.1

M:\63257-MHA - High Rise Stair Access Control Feasability Study\Revit\63257 MHA ACCESS CONTROL ARCH 2023 (BORDA AND VENSON).rvt
4/20/2023 10:47:34 AM




## 1 BORDA FIRST FLOOR PLAN

1" = 10'-0"

### FLOOR PLAN LEGEND

(1) REFERENCE DOOR HARDWARE SCHEDULE FOR WORK ASSOCIATED WITH THIS DOOR.

### INTERIOR GENERAL NOTES

1. ALL SURFACES / FINISHES THAT ARE ALTERED AS PART OF THIS PROJECT SHALL BE REPAIRED TO APPEAR SEAMLESS WITH ADJACENT FINISHES. ANY DISTURBED, PAINTED AREAS SHALL BE REPAINTED TO THE CLOSEST HARD EDGE TO APPEAR SEAMLESS.

2. ANY COMPONENTS THAT ARE DAMAGED DURING CONSTRUCTION SHALL BE REPLACED WITH MATERIALS EQUAL TO THOSE THAT WERE DAMAGED.

### ACCESS CONTROL DEVICES

PRODUCTS AND MANUFACTURERS LISTED BELOW ARE BASIS OF DESIGN, HOWEVER THEY HAVE BEEN SELECTED BECAUSE OF COMPATIBILITY WITH EXISTING DEVICES. ANY "OR EQUAL" PRODUCTS MUST BE SUBMITTED DURING BIDDING PHASE AND MUST BE COMPATIBLE WITH ALL EXISTING SYSTEMS OPERATED BY THE OWNER.

C1 **EXISTING ACCESS COMMANDER BOX LOCATION**
01672-001 2N ACCESS COMMANDER BOX
QTY (2) 01372-001-2N ACCESS COMMANDER - EXISTING TO REMAIN. NEW CONTROLS TO TIE INTO THIS EXISTING CONTROL BOX.

R **ACCESS UNIT / CARD READER**
MANUF: 2N
MODEL: 2N-01852-001 ACCESS UNIT 2.0 TOUCH KEYPAD AND RFID (OR)
2N-02396-001 ACCESS UNIT M TOUCH KEYPAD AND RFID
(REFERENCE DOOR SCHEDULE FOR MODEL LOCATIONS)
OPTIONS: PROVIDE HOUSING AND COVER AS REQ'D

EC **ACCESS CONTROLS AT ELEVATORS**
REFERENCE ELEVATOR CONTROL DIAGRAMS FOR PART NUMBERS AND CONFIGURATIONS.

CN **NETWORK CAMERA: CAM-IP3158W-PV-28-AI (NEW LOCATION)**
MANUF: AIBASE
MODEL: CAM-IP3158W-PV-28-AI ACTIVE DETERRENCE IP TURRET CAMERA
OPTIONS: NDAA COMPLIANT

CE **NETWORK CAMERA: CAM-IP3158W-PV-28-AI (REPLACE EXISTING CAMERA)**
MANUF: AIBASE
MODEL: CAM-IP3158W-PV-28-AI ACTIVE DETERRENCE IP TURRET CAMERA
OPTIONS: NDAA COMPLIANT

CC **CAMERA BRIDGE AND NETWORK RECORDER**
BRIDGE: OPTEX VISUAL VERIFICATION BRIDGE, CKB-312
NETWORK VIDEO RECORDER: AIBASE NVR-3216-16P-AI

PROVIDE ONE OF EACH UNITS ABOVE AT EACH LOCATION SHOWN

**CAMERA MONITORING**
ALL CAMERAS TO BE CONNECTED TO AND MONITORED BY A MONITORING COMPANY THAT DOES VIDEO VERIFICATION THROUGH TRIGGERS ASSOCIATED WITH LOITERING OR OTHER NEGATIVE BEHAVIORS.

### LOW VOLTAGE GENERAL NOTES

1. IT IS THE INTENT OF THIS PROJECT TO EXTEND THE EXISTING ACCESS CONTROL SYSTEM TO THE DEVICES SHOWN AT EACH PROJECT LOCATION. ANY COMPONENTS THAT ARE NOT SHOWN ON THESE DRAWINGS BUT ARE NEEDED FOR THIS SYSTEM TO FUNCTION AND BE CODE COMPLIANT ARE TO BE INCLUDED AS PART OF THIS BID. IF THERE IS A QUESTION REGARDING SYSTEM FUNCTIONS OR COMPONENTS, IT MUST BE SENT IN WRITING TO THE ARCHITECT DURING THE BIDDING PHASE.

2. EXISTING CONDUIT CAN BE REUSED, WHERE POSSIBLE. RUN NEW CONDUIT WHERE NECESSARY. IF POSSIBLE, ALWAYS RUN NEW LOW VOLTAGE WIRING IN CONCEALED SPACES. PAINT ALL CONDUIT (EXISTING AND NEW) WHEN COMPLETED.

Allen&Hoshall
engineers • architects • surveyors

Allen & Hoshall
1661 International Drive, Suite 100
Memphis, TN 38120
901 820 0820 fax 901 683 1001



ACCESS CONTROL AT ELEVATORS & STAIRS - BORDA/VENSON

Borda Tower - 21 Neely
R.Q. Venson - 439 Beale
Memphis, TN

MEMPHIS HOUSING AUTHORITY

| No. | Description | Date |
|---|---|---|
| | | |
| | | |
| | | |
| | | |
| | | |

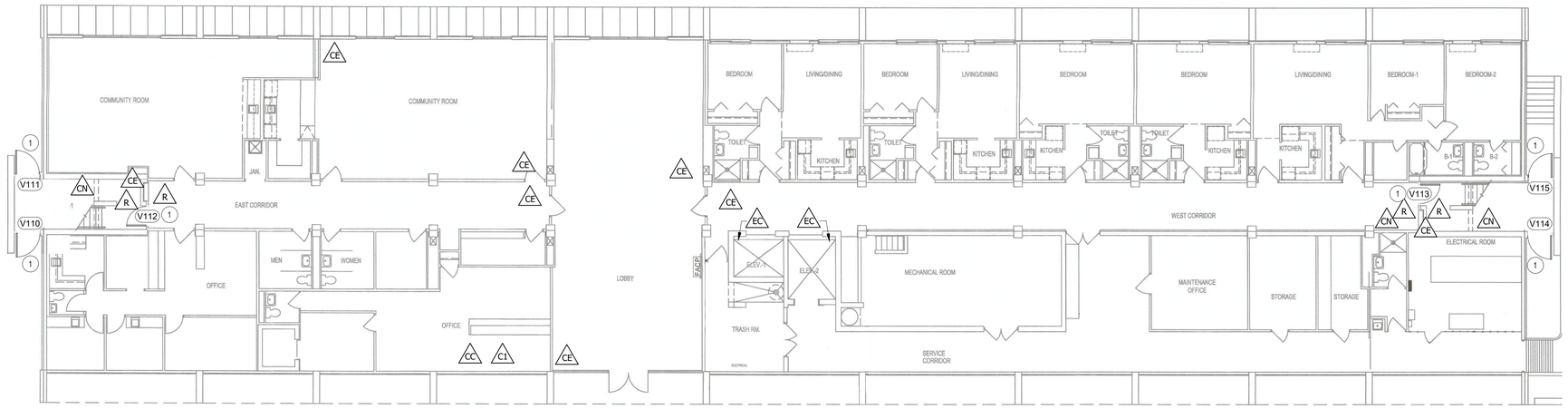
PAUL BORDA TOWER

JOB NO: 63257
DATE: 4.20.2023
DRAWN: WCL
CHECKED: WCL

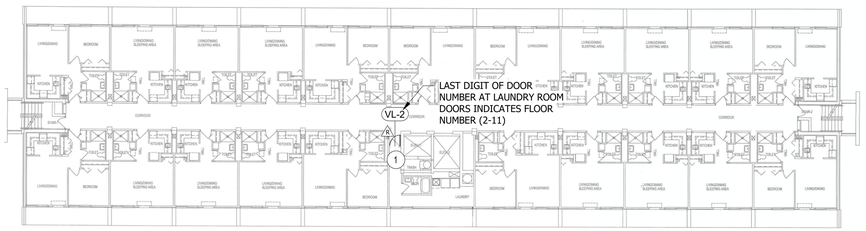
WILLIAM CORY LOWERY
REGISTERED ARCHITECT
STATE OF TENNESSEE
AGRICULTURE
OWNER
NO. 105559
4.20.23

CONSTRUCTION DOCUMENTS

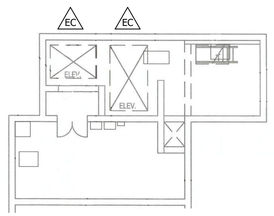
A1.1




## 1 VENSON FIRST FLOOR PLAN
1" = 10'-0"




## 2 VENSON 2ND - 11TH FLOOR PLAN
1" = 20'-0"




## 3 VENSON ELEVATOR PIT PLAN
1" = 10'-0"

### FLOOR PLAN LEGEND

(1) REFERENCE DOOR HARDWARE SCHEDULE FOR WORK ASSOCIATED WITH THIS DOOR.

### INTERIOR GENERAL NOTES

1. ALL SURFACES / FINISHES THAT ARE ALTERED AS PART OF THIS PROJECT SHALL BE REPAIRED TO APPEAR SEAMLESS WITH ADJACENT FINISHES. ANY DISTURBED, PAINTED AREAS SHALL BE REPAINTED TO THE CLOSEST HARD EDGE TO APPEAR SEAMLESS.

2. ANY COMPONENTS THAT ARE DAMAGED DURING CONSTRUCTION SHALL BE REPLACED WITH MATERIALS EQUAL TO THOSE THAT WERE DAMAGED.

### ACCESS CONTROL DEVICES

PRODUCTS AND MANUFACTURERS LISTED BELOW ARE BASIS OF DESIGN, HOWEVER THEY HAVE BEEN SELECTED BECAUSE OF COMPATIBLILTY WITH EXISTING DEVICES. ANY "OR EQUAL" PRODUCTS MUST BE SUBMITTED DURING BIDDING PHASE AND MUST BE COMPATIBLE WITH ALL EXISTING SYSTEMS OPERATED BY THE OWNER.

C1 **EXISTING ACCESS COMMANDER BOX LOCATION**
01672-001 2N ACCESS COMMANDER BOX
QTY (2) 01372-001-2N ACCESS COMMANDER - EXISTING TO REMAIN. NEW CONTROLS TO TIE INTO THIS EXISTING CONTROL BOX.

R **ACCESS UNIT / CARD READER**
MANUF: 2N
MODEL: 2N-01852-001 ACCESS UNIT 2.0 TOUCH KEYPAD AND RFID (OR)
2N-02396-001 ACCESS UNIT M TOUCH KEYPAD AND RFID
(REFERENCE DOOR SCHEDULE FOR MODEL LOCATIONS)
OPTIONS: PROVIDE HOUSING AND COVER AS REQ'D

EC **ACCESS CONTROLS AT ELEVATORS**
REFERENCE ELEVATOR CONTROL DIAGRAMS FOR PART NUMBERS AND CONFIGURATIONS.

CN **NETWORK CAMERA: CAM-IP3158W-PV-28-AI (NEW LOCATION)**
MANUF: AIBASE
MODEL: CAM-IP3158W-PV-28-AI ACTIVE DETERRENCE IP TURRET CAMERA
OPTIONS: NDAA COMPLIANT

CE **NETWORK CAMERA: CAM-IP3158W-PV-28-AI (REPLACE EXISTING CAMERA)**
MANUF: AIBASE
MODEL: CAM-IP3158W-PV-28-AI ACTIVE DETERRENCE IP TURRET CAMERA
OPTIONS: NDAA COMPLIANT

CC **CAMERA BRIDGE AND NETWORK RECORDER**
BRIDGE: OPTEX VISUAL VERIFICATION BRIDGE, CKB-312
NETWORK VIDEO RECORDER: AIBASE NVR-3216-16P-AI

PROVIDE ONE OF EACH UNITS ABOVE AT EACH LOCATION SHOWN

**CAMERA MONITORING**
ALL CAMERAS TO BE CONNECTED TO AND MONITORED BY A MONITORING COMPANY THAT DOES VIDEO VERIFICATION THROUGH TRIGGERS ASSOCIATED WITH LOITERING OR OTHER NEGATIVE BEHAVIORS.

### LOW VOLTAGE GENERAL NOTES

1. IT IS THE INTENT OF THIS PROJECT TO EXTEND THE EXISTING ACCESS CONTROL SYSTEM TO THE DEVICES SHOWN AT EACH PROJECT LOCATION. ANY COMPONENTS THAT ARE NOT SHOWN ON THESE DRAWINGS BUT ARE NEEDED FOR THIS SYSTEM TO FUNCTION AND BE CODE COMPLIANT ARE TO BE INCLUDED AS PART OF THIS BID. IF THERE IS A QUESTION REGARDING SYSTEM FUNCTIONS OR COMPONENTS, IT MUST BE SENT IN WRITING TO THE ARCHITECT DURING THE BIDDING PHASE.

2. EXISTING CONDUIT CAN BE REUSED, WHERE POSSIBLE. RUN NEW CONDUIT WHERE NECESSARY. IF POSSIBLE, ALWAYS RUN NEW LOW VOLTAGE WIRING IN CONCEALED SPACES. PAINT ALL CONDUIT (EXISTING AND NEW) WHEN COMPLETED.

Allen&Hoshall
engineers • architects • surveyors

Allen & Hoshall
1661 International Drive, Suite 100
Memphis, TN 38120
901 820 0820 fax 901 683 1001



ACCESS CONTROL AT ELEVATORS & STAIRS - BORDA/VENSON

Borda Tower - 21 Neely
R.Q. Venson - 439 Beale
Memphis, TN

MEMPHIS HOUSING AUTHORITY

| No. | Description | Date |
|---|---|---|
| | | |
| | | |
| | | |
| | | |
| | | |

R.Q. VENSON CENTER

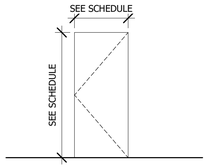
JOB NO: 63257
DATE: 4.20.2023
DRAWN: WCL
CHECKED: WCL


CONSTRUCTION DOCUMENTS

A1.2

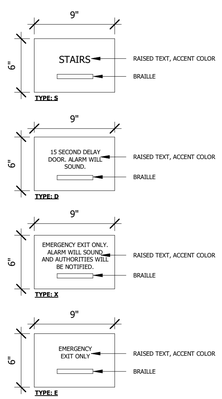
# DOOR AND HARDWARE SCHEDULE

| Mark | Width | Height | Door Type | Door Material | Frame Type | Fire Rating | Lever Set | Exit Device | Hinges | Closer | Eschutcheon | Fire Alarm Integration | Power Supply | Card Reader | Monitor | Signage Type | Kick Plate | Remodel Plate | Comments |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| B210 | 3' - 0" | 7' - 0" | A - NEW | HM | HM - EXIST. TO REMAIN | - | - | S6103FU36L | 3 | DH-416-AL | - | - | - | - | GRI-184-12-W | X | - | - | VERIFY DOOR SIZE IN FIELD. |
| B211 | 3' - 0" | 7' - 0" | A - NEW | HM | HM - EXIST. TO REMAIN | 90 MIN. | - | S6103FU36101ND | PTH-10Q | DH-416-AL | EKE03U | Y | 602RF | (2X) SE-01852001 | - | S, D | - | - | VERIFY DOOR SIZE IN FIELD. |
| B212 | 3' - 0" | 7' - 0" | A - NEW | HM | HM - EXIST. TO REMAIN | 90 MIN. | - | S6103FU36101ND | PTH-10Q | DH-416-AL | EKE03U | Y | 602RF | (2X) SE-01852001 | - | S, D | - | - | VERIFY DOOR SIZE IN FIELD. |
| B213 | 3' - 0" | 7' - 0" | A - NEW | HM | HM - EXIST. TO REMAIN | 90 MIN. | DH-X-75 | S6103FU36L | 3 | DH-416-AL | - | - | - | - | - | S | - | - | VERIFY DOOR SIZE IN FIELD. |
| B214 | 3' - 0" | 7' - 0" | A - NEW | HM | HM - EXIST. TO REMAIN | - | - | S6103FU36L | 3 | DH-416-AL | - | - | - | - | GRI-184-12-W | X | - | - | VERIFY DOOR SIZE IN FIELD. |
| B215 | 3' - 0" | 7' - 0" | A - NEW | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | SL-57 | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-628 | - | VERIFY DOOR SIZE IN FIELD. |
| V110 | 3' - 8" | 7' - 0" | A - NEW | HM | HM - NEW | - | - | S6103FU36L | 3 | DH-416-AL | - | - | - | - | GRI-184-12-W | X | | - | VERIFY DOOR SIZE IN FIELD. |
| V111 | 3' - 8" | 7' - 0" | A - NEW | HM | HM - NEW | - | - | S6103FU36L | 3 | DH-416-AL | - | - | - | - | GRI-184-12-W | X | | - | VERIFY DOOR SIZE IN FIELD. |
| V112 | 3' - 0" | 7' - 0" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 90 MIN. | - | S6103FU36101ND | PTH-10Q | DH-416-AL | EKE03U | Y | 602RF | (2X) SE-01852001 | - | D | | - | RE-USE EXISTING DOOR AND FRAME. |
| V113 | 3' - 0" | 7' - 0" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 90 MIN. | - | S6103FU36101ND | PTH-10Q | DH-416-AL | EKE03U | Y | 602RF | (2X) SE-01852001 | - | D | | - | RE-USE EXISTING DOOR AND FRAME. |
| V114 | 3' - 8" | 7' - 0" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | - | - | - | EXIST. TO REMAIN | DH-416-AL | - | - | - | - | GRI-184-12-W | X | | - | RE-USE EXISTING DOOR AND FRAME. |
| V115 | 3' - 8" | 7' - 0" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | - | - | - | EXIST. TO REMAIN | DH-416-AL | - | - | - | - | GRI-184-12-W | X | | - | RE-USE EXISTING DOOR AND FRAME. |
| VL-2 | 3' - 0" | 6' - 8" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | EXIST. TO REMAIN | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-626 | DB-161 | 2ND FLOOR. RE-USE EXISTING DOOR AND FRAME. |
| VL-3 | 3' - 0" | 6' - 8" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | EXIST. TO REMAIN | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-627 | DB-161 | 3RD FLOOR. RE-USE EXISTING DOOR AND FRAME. |
| VL-4 | 3' - 0" | 6' - 8" | A - NEW | HM | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | SL-57 | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-628 | - | 4TH FLOOR. VERIFY DOOR SIZE IN FIELD. |
| VL-5 | 3' - 0" | 6' - 8" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | EXIST. TO REMAIN | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-628 | DB-161 | 5TH FLOOR. RE-USE EXISTING DOOR AND FRAME. |
| VL-6 | 3' - 0" | 6' - 8" | A - NEW | HM | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | SL-57 | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-628 | - | 6TH FLOOR. VERIFY DOOR SIZE IN FIELD. |
| VL-7 | 3' - 0" | 6' - 8" | A - NEW | HM | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | SL-57 | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-628 | - | 7TH FLOOR. VERIFY DOOR SIZE IN FIELD. |
| VL-8 | 3' - 0" | 6' - 8" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | EXIST. TO REMAIN | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-629 | DB-161 | 8TH FLOOR. RE-USE EXISTING DOOR AND FRAME. |
| VL-9 | 3' - 0" | 6' - 8" | A - EXIST. | HM - EXIST. TO REMAIN | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | EXIST. TO REMAIN | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-627 | DB-161 | 9TH FLOOR. RE-USE EXISTING DOOR AND FRAME. |
| VL-10 | 3' - 0" | 6' - 8" | A - NEW | HM | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | SL-57 | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-628 | - | 10TH FLOOR. VERIFY DOOR SIZE IN FIELD. |
| VL-11 | 3' - 0" | 6' - 8" | A - NEW | HM | HM - EXIST. TO REMAIN | 60 MIN. | CLN-96-B-26D | - | SL-57 | REMOUNT | - | - | - | 2N-02396-001 | - | - | 90-10x30-628 | - | 11TH FLOOR. VERIFY DOOR SIZE IN FIELD. |




**TYPE A**
SINGLE DOOR

## DOOR TYPES
1/4" = 1'-0"




## 2 SIGNAGE TYPES
1 1/2" = 1'-0"

## LOW VOLTAGE GENERAL NOTES

1. IT IS THE INTENT OF THIS PROJECT TO EXTEND THE EXISTING ACCESS CONTROL SYSTEM TO THE DEVICES SHOWN AT EACH PROJECT LOCATION. ANY COMPONENTS THAT ARE NOT SHOWN ON THESE DRAWINGS BUT ARE NEEDED FOR THIS SYSTEM TO FUNCTION AND BE CODE COMPLIANT ARE TO BE INCLUDED AS PART OF THIS BID. IF THERE IS A QUESTION REGARDING SYSTEM FUNCTIONS OR COMPONENTS, IT MUST BE SENT IN WRITING TO THE ARCHITECT DURING THE BIDDING PHASE.

2. EXISTING CONDUIT CAN BE REUSED, WHERE POSSIBLE. RUN NEW CONDUIT WHERE NECESSARY. IF POSSIBLE, ALWAYS RUN NEW LOW VOLTAGE WIRING IN CONCEALED SPACES. PAINT ALL CONDUIT (EXISTING AND NEW) WHEN COMPLETED.

## DOOR HARDWARE

PRODUCTS AND MANUFACTURERS LISTED BELOW ARE BASIS OF DESIGN. "OR EQUAL" PRODUCTS ARE TO BE SUBMITTED DURING BIDDING PHASE FOR APPROVAL OR THEY MAY BE REJECTED.

**DOOR CLOSER: DH-416-AL**
Manuf: Design Hardware
Model: 416 Series Heavy Duty Closer
Options: AL Finish

**EXIT DEVICE: S6103FU36L**
Manuf: SDC
Model: Spectra Series - S6000 - A/B
Options: Fire rated where indicated on schedule

**EXIT DEVICE: S6103FU36101ND**
Manuf: SDC
Model: Exit Check S6000-101 Delayed Egress
Options: 15 Second Delay Panic Bar
Fire rated where indicated on schedule

Presentation of valid credentials at the adjacent card reader bypasses 15 second delay. Activation of the fire alarm system also bypasses 15 second delay.

**PASSAGE LEVER SET: DX-H-75**
Manuf: Design Hardware
Model: Heavy Duty Grade 1 Lock

**ELECTRIFIED ESCHUTCHEON: EKE03U**
Manuf: SDC
Model: EKE03U

**ESCHUTCHEON: EK03U**
Manuf: SDC
Model: EK03U

**POWER SUPPLY: 602RF**
Manuf: SDC
Model: 602RF
Options: PROVIDE BACKUP BATTERIES AS REQ'D.

**DOOR POSITION SENSOR: GRI-184-12-W**
Manuf: GRI

**ELECTRIFIED HINGE: PTH-10Q**
Manuf: SDC
Model: PTH-10Q

**CARD READER**
Manuf: 2N
Model: 2N-01852-001 ACCESS UNIT 2.0 TOUCH KEYPAD AND RFID (OR)
2N-02396-001 ACCESS UNIT M TOUCH KEYPAD AND RFID
(REFERENCE DOOR SCHEDULE FOR MODEL LOCATIONS)
Options: PROVIDE HOUSING AND COVER AS REQ'D

**ELECTRIFIED LEVER SET: CLN-96-B-26D**
Manuf: COMMAND ACCESS TECHNOLOGIES
Model: CLN-96-B-26D

**CONTINUOUS GEARED HINGE: SL-57**
Manuf: SELECT PRODUCTS, SELECT HINGES
Model: SL-57

**KICK PLATE: 90-10X30-6XX**
Manuf: DON-JO MANUF.
Model: 90-10X30-(FINISHES VARY)

**REMODEL PLATE: DB-161**
Manuf: DON-JO MANUF.
Model: DB-161

## DOOR & WINDOW GENERAL NOTES

1. HOLLOW METAL FRAMES TO HAVE SILENCERS.
2. VERIFY KEYING REQUIREMENTS WITH OWNER.
3. HOLLOW METAL FRAMES TO BE PAINTED.
4. SEE DOOR SCHEDULE FOR DOOR FINISHES.
5. PROVIDE ASTRAGALS AND COORDINATORS AT RATED INTERIOR PAIR DOORS.
6. PROVIDE SMOKE SEALS AT ALL SMOKE AND FIRE RATED INTERIOR DOORS.
7. COORDINATE LATCHING FOR ALL DOORS WITH HOLD OPENS.
8. CONTRACTOR SHALL COORDINATE FRAME THROAT DIMENSIONS WITH WALL TYPE LEGEND.
9. ALL DOOR SURFACES SHALL BE FINISHED INCLUDING TOP AND BOTTOM EDGES.
10. ALL EXTERIOR HOLLOW METAL DOORS ARE TO BE INSULATED.
11. FIRE-RESISTANCE RATED DOORS MUST HAVE FIRE RATED FRAMES, HARDWARE, CLOSERS, AND OTHER RATED ACCESSORIES. [1999 NFPA 80 1-4 DEFINITION OF "FIRE DOOR," 1-6.1, 2-4.7, AND IBC 715.4]
12. CLOSERS AND POSITIVE LATCHING HARDWARE ARE REQUIRED ON FIRE RATED DOORS AND DOORS IN SMOKE PARTITIONS OR BARRIERS. [NFPA 101 7.2.1.8, 8.3.3.3., 8.4.3.5, 1999 NFPA 80 3-4, AND IBC 715.4.7]
13. ALL INTERIOR GLAZING TO BE TEMPERED, TYP.
14. HOLLOW METAL FRAMES IN STUD & GYP. BD. WALLS SHALL WRAP THE WALL ENDS, TYP.

**TEMPERED GLASS IS REQUIRED IN THE FOLLOWING LOCATIONS BY CODE:**

1. GLAZING IN AN INDIVIDUAL FIXED OR OPERABLE PANEL ADJACENT TO A DOOR WHERE THE NEAREST EXPOSED EDGE OF THE GLAZING IS WITHIN A 24" ARC OF EITHER VERTICAL EDGE OF A DOOR IN CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60" ABOVE THE WALKING SURFACE. GLAZING IN PERPENDICULAR PLANE TO DOORS WHEN CLOSED ARE EXEMPT ON THE LATCH SIDE OF THE DOOR IN GROUP R-2 [IBC 2406.3.6]
2. GLAZING IN AN INDIVIDUAL FIXED OR OPERABLE PANEL IN WHICH THE EXPOSED AREA OF AND INDIVIDUAL PANE IS GREATER THAN 9 SF., THE BOTTOM EDGE IS LESS THAN 18" ABOVE THE FLOOR, THE EXPOSED TOP EDGE IS GREATER THAN 36" ABOVE THE FLOOR, AND ONE OR MORE WALKING SURFACES ARE WITHIN 36" HORIZONTALLY OF THE PLANE OF THE GLAZING [IBC 2406.3.7]
3. GLAZING ADJACENT TO STAIRWAYS, LANDINGS AND RAMPS WITHIN 36" HORIZONTALLY OF A WALKING SURFACE, WITHIN 60" HORIZONTALLY OF THE BOTTOM TREAD OF A STAIRWAY IN ANY DIRECTION, AND THE BOTTOM EDGE IS LESS THAN 60" ABOVE THE PLANE OR THE ADJACENT WALKING SURFACE. [IBC 2406.3.10 & 2406.3.11]


Allen&Hoshall
engineers • architects • surveyors

Allen & Hoshall
1661 International Drive, Suite 100
Memphis, TN 38120
901 820 0820 fax 901 683 1001




ACCESS CONTROL AT ELEVATORS & STAIRS - BORDA/VENSON

Borda Tower - 21 Neely
R.Q. Venson - 439 Beale
Memphis, TN

MEMPHIS HOUSING AUTHORITY

| No. | Description | Date |
|---|---|---|
| | | |
| | | |
| | | |
| | | |
| | | |

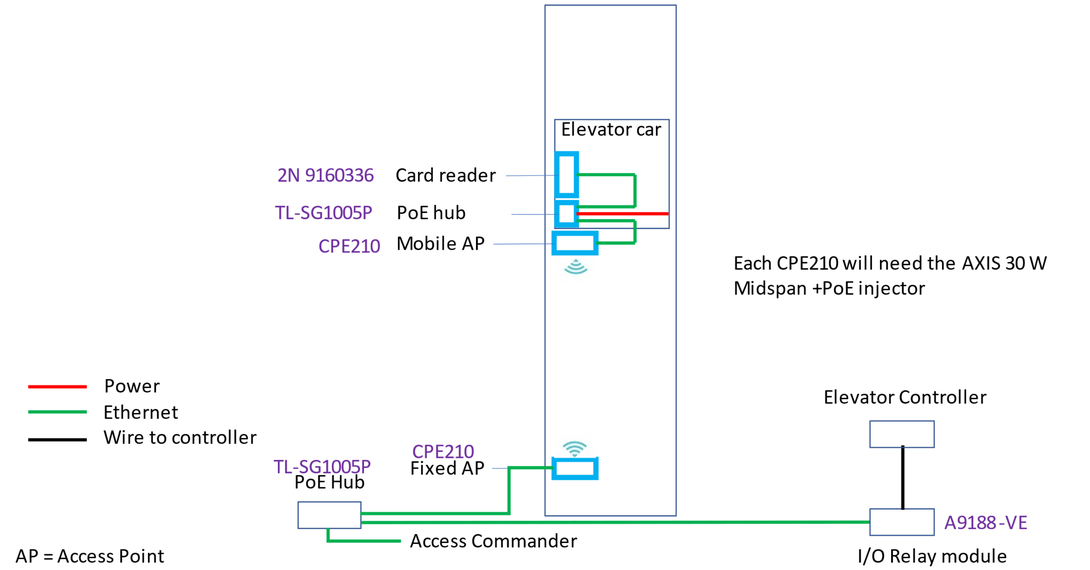
DOORS AND HARDWARE

JOB NO: 63257
DATE: 4.20.2023
DRAWN: WCL
CHECKED: WCL

WILLIAM CORY LOWERY
REGISTERED ARCHITECT
AGRICULTURE
COMMERCE
LIC. NO. 105559
STATE OF TENNESSEE
4/20/2023

CONSTRUCTION DOCUMENTS

A2.1




**2** **ELEVATOR CONTROL DIAGRAM - ELV. RM. AT BASEMENT (VENSON)**
12" = 1'-0"

**ELEVATOR CONTROL LEGEND**

PRODUCTS AND MANUFACTURERS LISTED BELOW ARE BASIS OF DESIGN, HOWEVER THEY HAVE BEEN SELECTED BECAUSE OF COMPATIBLILTY WITH EXISTING DEVICES. ANY "OR EQUAL" PRODUCTS MUST BE SUBMITTED DURING BIDDING PHASE AND MUST BE COMPATIBLE WITH ALL EXISTING SYSTEMS OPERATED BY THE OWNER.

**ACCESS COMMANDER - EXISTING**
01672-001 2N ACCESS COMMANDER BOX AND 01372-001-2N ACCESS COMMANDER - EXISTING TO REMAIN. NEW CONTROLS TO TIE INTO THIS EXISTING CONTROL BOX.

**CARD READER**
MANUF: 2N
MODEL: 2N 9160336
TOUCH KEYPAD & RFID READER, PROFIDE ONE CARD READER PER ELEVATOR CAB. HOUSING,TRIM AND MOUNTING HARDWARE TO BE INCLUDED.

**POE HUB**
MANUF: TP-LINK
MODEL: TP-SG1005P
5 PORT GIGABIT DESKTOP SWITCH

**MOBILE ACCESS POINT**
MANUF: TP-LINK
MODEL: CPE-210
2.4 GHZ, 300 MBPS, 9DBI OUTDOOR CPE

**POE INJECTOR**
MANUF: AXIS
MODEL: AXIS 30 W
1 PORT MIDSPAN, 30W POWER OVER ETHERNET INJECTOR. PROVIDE 1 UNIT PER ACCESS POINT

**IO RELAY MODULE**
MANUF: AXIS
MODEL: A9188-VE
NETWORK I/O RELAY MODULE. CONNECT TO EXISTING ELEVATOR CONTROLLER. PROVDE 2 UNITS PER ELEVATOR

Allen&Hoshall
engineers • architects • surveyors

Allen & Hoshall
1661 International Drive, Suite 100
Memphis, TN 38120
901 820 0820 fax 901 683 1001



ACCESS CONTROL AT ELEVATORS & STAIRS - BORDA/VENSON

Borda Tower - 21 Neely
R.Q. Venson - 439 Beale
Memphis, TN

MEMPHIS HOUSING AUTHORITY

| No. | Description | Date |
|---|---|---|
| | | |
| | | |
| | | |
| | | |
| | | |

ELEVATOR CONTROL DIAGRAMS

JOB NO: 63257
DATE: 4.20.2023
DRAWN: WCL
CHECKED: WCL

WILLIAM CORY LOWERY
REGISTERED ARCHITECT
STATE OF TENNESSEE
No. 105559
4/20/2023

CONSTRUCTION DOCUMENTS

A2.2