



## **MINUTES**

**SEPTEMBER 15, 2025**

### **BRAZOS COUNTY COMMISSIONERS COURT**

#### **WORKSHOP SESSION**

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1. Call to Order

A workshop session of the Commissioners' Court of Brazos County, Texas was held in the Brazos County Commissioners Courtroom in the Administration Building, 200 South Texas Avenue, in Bryan, Brazos County, Texas, beginning at 10:04 a.m. on Wednesday, September 10, 2025 with the following members of the Court present:

Kyle Kacal, Acting County Judge, Presiding;  
Bentley Nettles, Commissioner of Precinct 1;  
Chuck Konderla, Commissioner of Precinct 2;  
Fred Brown, Commissioner of Precinct 3;  
Wanda J. Watson, Commissioner of Precinct 4;  
Karen McQueen, County Clerk.

The attached sheets contain the names of the citizens and officials that we

2. Presentation and discussion on the Camera System in the Roy Kelly Parking Garage Project.

Risk Management Coordinator Leslie Contreras, presented her recommendation to the Court on the Parking Garage Camera Systems. She recommended that the Court pause this project until more information can be provided regarding the plan for camera systems in the 101 North Project, as we will want all the parking garages and County buildings to be a cohesive consistent system.

Ms. Contreras, Budget Officer Nina Payne and Chief Deputy Paul Martinez then engaged in conversation with the Court regarding the camera system.

A copy of the handout is attached.

3. Presentation and discussion on space utilization in the Brazos County Administration Building.

Judge Kacal announced the Court would recess to do a quick tour of the Sanctuary space that is set to be remodeled.

Recessed at 10:23 a.m.

The meeting was reconvened at 10:34 a.m.

Project Manager Trevor Lansdown presented Phase One of the project to the Court with an overview on background information, drawings and designs photos.

Mr. Lansdown engaged in conversation with Court.

A copy of the presentation is attached.

#### 4. Adjourn

The Court thanked Ms. Contreras and Mr. Lansdown for all their efforts in preparing the presentations.

The Meeting was adjourned at 11:12 a.m.



**BRAZOS COUNTY  
BRYAN, TEXAS**

**FILED FOR RECORD**  
DATE September 5, 2025  
AT 2:15 O'CLOCK P M  
**KAREN MCQUEEN**  
**BRAZOS COUNTY CLERK**  
*[Signature]*

**NOTICE OF MEETING AND AGENDA**

**WORKSHOP SESSION**

**BRAZOS COUNTY COMMISSIONERS COURT**

BRAZOS COUNTY COMMISSIONERS WILL MEET IN A WORKSHOP SESSION AS FOLLOWS:

MEETING DATE: September 15, 2025  
MEETING TIME: 10:00 AM  
MEETING PLACE: Commissioners Courtroom of the Brazos County Administration Building, 200 S. Texas Avenue, Suite 106, Bryan, TX 77803

- 
1. Call to Order
  2. Presentation and discussion on the Camera System in the Roy Kelly Parking Garage Project.
  3. Presentation and discussion on space utilization in the Brazos County Administration Building.
  4. Adjourn

The Commissioners Courtroom of the Brazos County Administration Building, 200 S. Texas Avenue, Suite 106, Bryan, TX 77803 is wheelchair accessible. Handicap parking spaces are available. Any request for sign interpretive services must be made two working days before the meeting. To make arrangements, please call (979) 361-4102.

# BRAZOS COUNTY COMMISSIONER'S COURT

15 DAY OF September, 2025  
10:00 (AM)/PM, Work Shop

Name

(PLEASE PRINT)

Sheryl Lowe  
Aubrey Loggett  
Karen McQueen  
Ashlie Peters-Bowman  
TREVOR LAUSDON  
NINA DAYNE  
Ignacio Contreras Jr  
Monica Felix  
ERIC CALDWELL  
Billy Melzow  
BRANDON THEIS  
David Villarreal  
Leslie Contreras  
Bob Lankin  
Joseph Tracy

Organization

(PLEASE PRINT)

Comm Court  
Comm Court  
Co. Clerk  
Co Clerks Off.  
PROJECT MANAGEMENT  
BUDGET  
BCSO  
BCSO  
BCIT  
BCIT  
BCIT  
Brazos County S.O.  
Risk  
Project Management  
Risk



# BRAZOS COUNTY COMMISSIONER'S COURT

15<sup>th</sup> DAY OF September, 20 25  
10:00 (AM/PM, Workshop

Name

(PLEASE PRINT)

Kathryn Battus

Doreen Anderson

Chris MC

Paul Martin

B. EBBERT

Lianna Cunningham

D. Lango

Marc Turner

Stephanie Wendt

Cristina Villarreal

Jennifer Salazar

Organization

(PLEASE PRINT)

Purchasing

Co. Judge

Constable Pct. 2

Brazos Co. So.

BCJ

Project Management

Bcc Pct 2

agm

Const. 2

Trees

HR



**BRAZOS COUNTY  
BRYAN, TEXAS**

DEPARTMENT:

NUMBER:

DATE OF COURT MEETING: 9/15/2025

ITEM: Presentation and discussion on the Camera System in the Roy Kelly Parking Garage Project.

TO: Commissioners Court

DATE: 09/03/2025

FISCAL IMPACT: False

BUDGETED: False

DOLLAR AMOUNT: \$0.00

**ATTACHMENTS:**

**File Name**

**Description**

**Type**

[Parking Garage Workshop Presentation final rec. 09.11.25 \(002\).pdf](#)

Garage Presentation final 09.11.25

Cover Memo

## **Camera System Capital Project – Request to Table**

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### **Project Update**

- The previously planned presentation on the proposed camera system will not be delivered as initially intended.
- 

### **Reason for Change**

After reviewing submitted materials and holding discussions with:

- Information Technology
- Project Management

We've determined that more time is needed to fully evaluate the County's options for both:

- The Parking Garage, and
  - The upcoming 101 Building (Court Annex)
- 

### **Recommendation to the Court**

- Table the camera system item until further notice
- 

### **Rationale for Tabling**

This pause will allow key departments to:

- Gather more detailed technical and operational information
  - Obtain updated and competitive vendor quotes
  - Clearly define expectations from the Court
  - Ensure a cohesive and consistent system across both facilities
- 

**Ongoing Support** - "I remain fully supportive of the need for a camera system. However, moving forward without gathering more information would not be a responsible use of taxpayer dollars."

Option	County VMS	Implementation Cost	5 Year Cost
Original 1: Encoders	Yes	\$49,040.00	\$4,000.00
Original 2: Wired Replacement Avinext	Yes	\$280,660.00	\$11,900.00
Wireless 1: Avinext	Yes	\$328,980.77	\$11,900.00
Wireless 2: Axon	Maybe	\$1,092,900.00	Renewal Cost Unknown
Wireless 3: Eco Parking Tech	Unknown	\$320,250.00	\$91,480.00
Wired 4: Ring Business Cameras	No	\$119,858.24	\$1,000.00

**Notes:**

The quotes are disparaging in price. One is over a million and another is only a little over \$120,000

Quotes are not apples to apples.

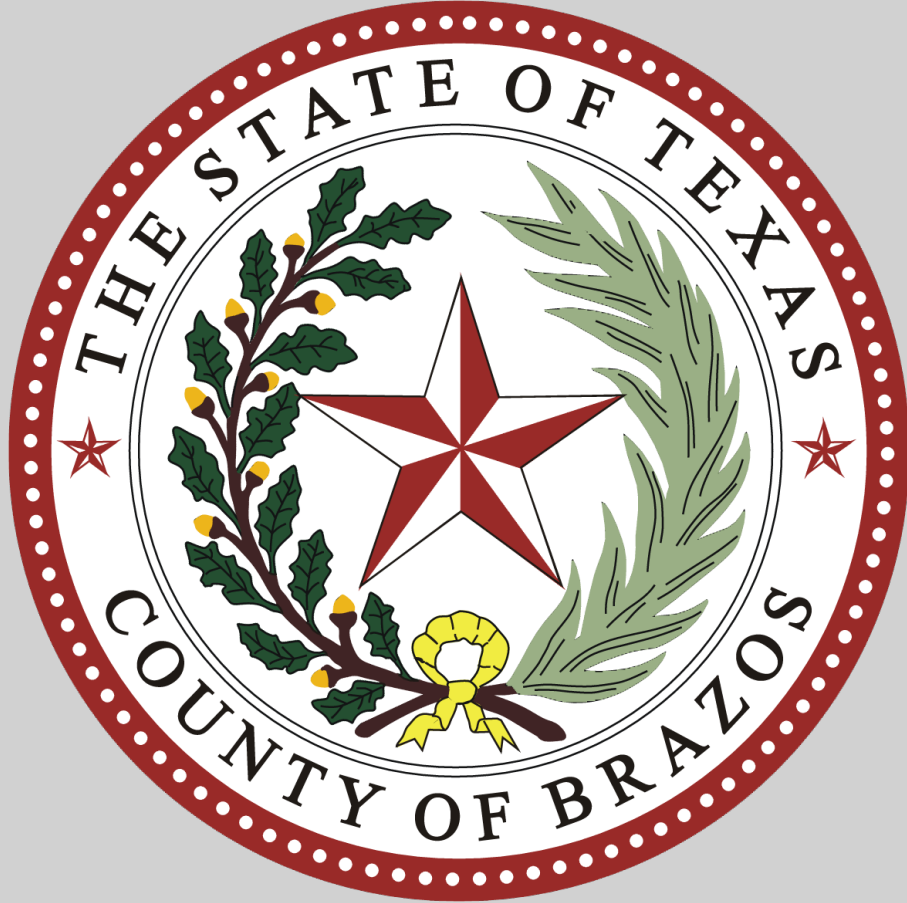




**BRAZOS COUNTY  
BRYAN, TEXAS**

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DEPARTMENT:	NUMBER:
DATE OF COURT MEETING:	9/15/2025
ITEM:	Presentation and discussion on space utilization in the Brazos County Administration Building.
TO:	Commissioners Court
DATE:	09/03/2025
FISCAL IMPACT:	False
BUDGETED:	False
DOLLAR AMOUNT:	\$0.00



# **Brazos County Admin Building**

## Remodel Refresher



# Project Background

- Property acquired then remodeled in 2007
- 2023 Feasibility Study, then Design with PlanNorth
- Envelope investigation in January 2024, report to Commissioner's Court in March 2024 – recommending full envelope replacement.
- As the design developed, scope was added to include:
  - 2<sup>nd</sup> Floor Sanctuary Buildout and Chiller Replacement
  - Envelope Replacement
  - Chiller Pipe Replacement
  - Additional Elevator
  - Additional Windows
- Commissioning Peer Review & Subsequent Design Changes – December 2024
- Final Design Permitted in April 2025
- Solicitation for General Contractor – Negotiations Underway



# Project Background

- The following departments are moving to new locations in the building:
  - Human Resources – 2<sup>nd</sup> Floor North Wing
  - Budget Office – 2<sup>nd</sup> Floor Sanctuary
  - Auditor's Office – 2<sup>nd</sup> Floor Sanctuary
  - Project Management Office – 2<sup>nd</sup> Floor Sanctuary
- Modifications to other office areas affecting:
  - Records Management
  - Risk Management
  - Other Departments Gaining Additional Windows





# Project Background

- Temporary department relocations will be required to complete the work, but Project Management will maintain constant contact with all building occupants throughout construction.
  - Potential Relocation Destinations
    - IT Training Room
    - Courthouse
- Safety of our employees and our visiting members of the public will be priority number one. No one will be allowed into active construction zones without an escort from project management and proper PPE.
- It will be noisy at times, but we will do all we can to perform the most disruptive work outside of regular business hours, as allowed by the City of Bryan.
- Parking will be mostly relocated to the Roy Kelly Parking Garage.

EAST 27TH STREET

- ALL EGRESS STAIRS WITHIN OCCUPIED AREA SHALL REMAIN ACCESSIBLE THROUGHOUT PROJECT DURATION.

- **TEMPORARY SEPARATION PARTITIONS** PROPOSED LOCATIONS, SUBJECT TO OWNER APPROVAL & MAY CHANGE AS PROJECT PROGRESSES THROUGHOUT CONSTRUCTION. ALL EGRESS PARTITIONS SHALL BE COORDINATED WITH ARCHITECT AND REQUIRED DOORWAYS BE PLACED IN TEMPORARY PARTITIONS.

PHASE 1A : TEMPORARY ACCESS FOR PUBLIC ENTRY

**1A - SANCTUARY (AREA "A")**  
- DEMO & RENOVATION  
- INTERIOR & EXTERIOR  
- RE-ROOF WORK @ AREA A

PHASE 1B :

- AREA C 2ND FLOOR HR
- ELEVATOR WORK
- RISK MANAGEMENT LEVEL 2 AREA B

PHASE 2 :

- 1ST FLOOR RESTROOMS
- EXTERIOR WORK
- RE-ROOFING AREA C

### PHASE 3 : AREA B 2ND FLOOR RECORDS

- EXTERIOR WINDOW/ ENVELOPE WORK
- CHILLER REPLACEMENT
- REMOVAL OF TEMP. PUBLIC ACCESS

REMOVE GATE ARMS ON  
EMPLOYEE LOT

PLAN FOR SIDEWALK TO  
CONNECT TO AREA C  
(LOSE 1 PARKING SPACE)

PHASE 1B —  
3 CONSTRUCTION

PHASE 2 CONSTRUCTION FENCING

PHASE 2

AREA NOT IN CONTRACT

N. WING  
AREA C  
10.973 SF

## PHASE 2

BUILDING AREA  
42.817 GSF

AREA NOT IN CONTRACT

S. WING  
AREA B  
16.046 SF

LEVEL 2 WORK  
PHASE 1B

PHASE 1B

ADDITIONAL CONSTRUCTION  
LAYDOWN AREA,  
CONSTRUCTION PARKING

SANCTUARY  
AREA A  
13,500 SF

PHASE 1 CONSTRUCTION FENCING

### PHASE 3 CONSTRUCTION FENCING

— PHASE 1

### — PHASE 3

EAST 28TH STREET

EAST 28TH STREET

# BRAZOS COUNTY ADMIN. BUILDING RENOVATIONS CONSTRUCTION PHASING PLAN

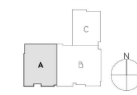
NOT FOR REGULATORY APPROVAL, PERMITTING OR CONSTRUCTION  
KEN BURCH - TX #28755  
10/18/2024

PLAN**NORTH**  
ARCHITECTURAL CO.

FDC FIRE EXTINGUISHER/CABINET  
 FE SURFACE MOUNTED FIRE EXTINGUISHER  
 A REFER SHEET A901 FOR WINDOW/TRAPEZOIDAL ELEVATIONS  
 A901 REFER SHEET A901 FOR DOOR SCHEDULE  
 D REFER SHEET A301 FOR PARTITION TYPES

[illegible]

- 1 DRYWALL EXPANSION JOINT: RE: DETAILS ON SHEET A302.
- 2 EXISTING FLOOR DRAIN: RELOCATE, REFER TO PLUMBING DRAWINGS.
- 3 INDUSTRIAL METAL SHELVING C.F.O.
- 4 TV MONITOR C.F.O. GC: PROVIDE AN SUPPORT BRACKET & BLOODING. APPLY ACoustICAL PUTTY TO BACKBOX PENTRATION.
- 5 TV SHELF: RE INTERIOR ELEVATIONS.
- 6 POWER/DATA FOR OTHERS: RE ELECTRICAL DRAWINGS.
- 7 CONCRETE INFILL @ EXISTING FLOOR RE/EXPLODED FLOOR: RE: STRUCTURAL DRAWINGS.
- 8 SADDLE THRESHOLD.
- 9 GROUT PLUMB @ RECESSED FLOOR.
- 10 FIRE EXTINGUISHER CABINET: P.F.A.
- 11 RECESSED FLOOR MOUNTED TRACK WITH GUIDE RAIL FOR OPERABLE FOLDING PANEL PARTITION: RE: SPECS. GENERAL CONTRACTOR TO COORDINATE WITH STRUCTURAL AND ELECTRICAL DRAWINGS.
- 12 NEW LAYER OF GYP BOARD AND INSULATION AT BUILDING PERIMETER.
- 13 LECTERN C.F.O. RE: AV DRAWINGS.
- 14 ST/STAND DESK: V.F.C. GENERAL CONTRACTOR TO COORDINATE WITH OWNERS FURNITURE VENDOR.
- 15 SLIDING DOORS TO THE BACK TO ACCESS CONTROLS: RE: SECURITY DRAWINGS. CONFIRM CONFIGURATION WITH OWNER.
- 16 DOOR TO HAVE CARD READER ACCESS: REFER TO DOOR SCHEDULE AND SECURITY DRAWINGS.
- 17 DOOR RELEASE, REFER TO DOOR SCHEDULE.
- 18 EXTERIOR WALL, ALTERATIONS (TYP) NEW ENVELOPE: AIR & VAPOR BARRIER, RIGID INSULATION AND MASSORY VENEER PATCH EXTERIOR (GYPSUM SHEATHING AS REQUIRED).
- 19 PROVIDE CARD READER ACCESS TO ELEVATOR CALL BUTTONS.
- 20 KNOCK BOX, COORDINATE W/ FIRE MARSHAL.



200 S. TEXAS AVE.  
BRYAN, TEXAS 77803



04/15/2025

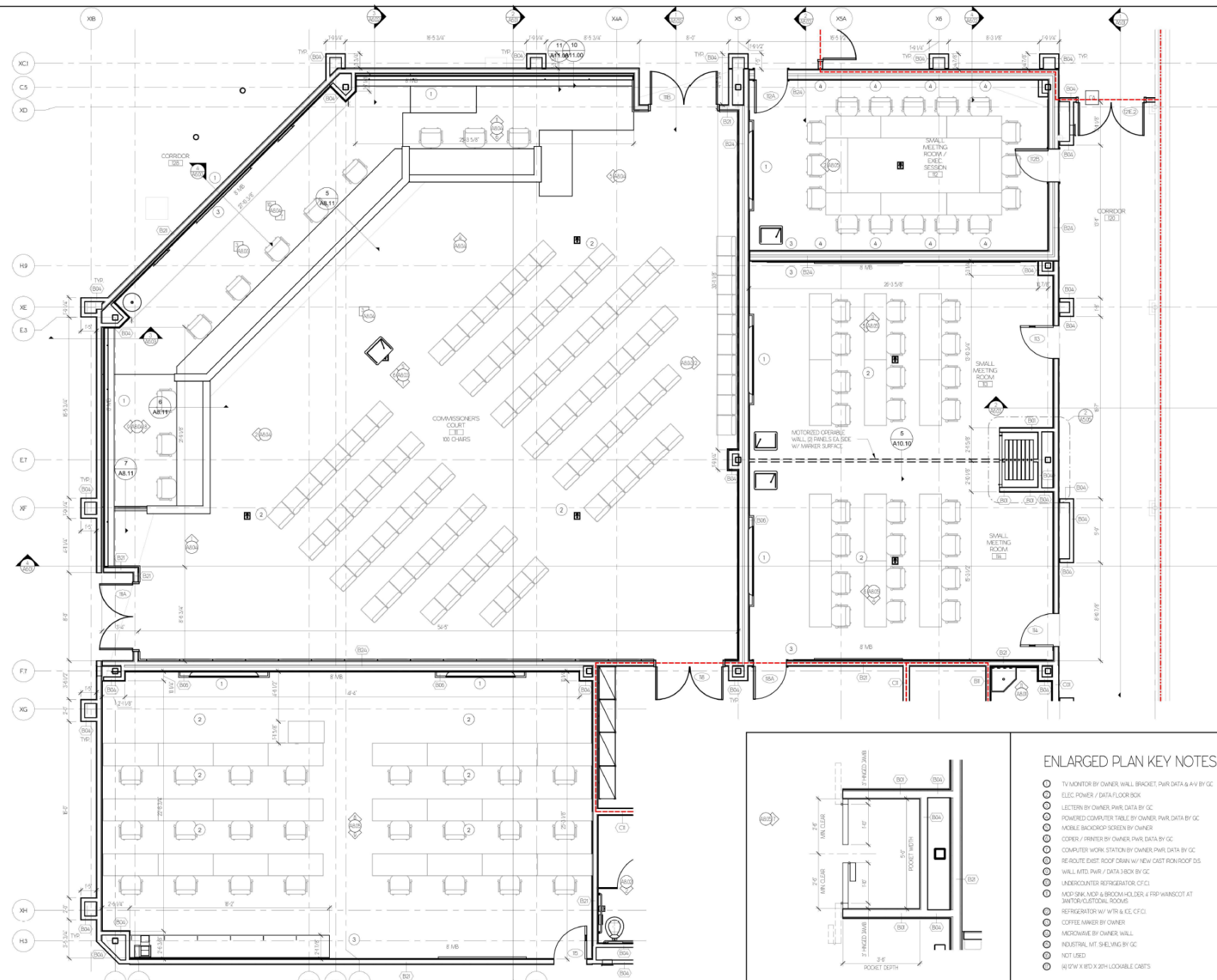
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PLANNORTH  
ARCHITECTURAL CO.  
FOR CONSTRUCTION

BID AND CONSTRUCTION	04/16/2022
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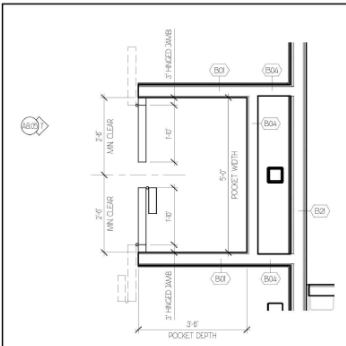
LEVEL 1 FLOOR PLAN - AREA A





1 ENLARGED PLAN - AREA A  
1/4" = 1'-0"

2 PANEL CLOSET  
1/2" = 1'-0"



ENLARGED PLAN KEY NOTES

- TV MONITOR BY OWNER, WALL BRACKET, PWR DATA & A/V BY GC
- ELECT. POWER / DATA FLOOR BOX
- ELECTRON BY OWNER, PWR DATA BY GC
- POWERED COUPLER TABLE BY OWNER, PWR DATA BY GC
- MOBILE BACKDROP SCREEN BY OWNER
- COPPER / PRINTER BY OWNER, PWR DATA BY GC
- COMPUTER WORK STATION BY OWNER, PWR DATA BY GC
- RE-ROUTE EXIST. ROOF DRAIN W/ NEW CAST IRON ROOF D/S
- WALL, MTD. PWR / DATA BOX BY GC
- UNDERCOUNTER REFRIGERATOR, CFCI
- MOP SINK, MOP & BROOM HOLDER, 4 FRP WANSKOT AT JANITOR/CUSTODIAL ROOMS
- REFRIGERATOR W/ WTR & ICE, CFCI
- COFFEE MAKER BY OWNER
- MICROWAVE BY OWNER, WALL
- INDUSTRIAL MT. SHELVE BY GC
- NOT USED
- 16" W X 16" D X 20" H LOCKABLE CABINETS



BRAZOS COUNTY ADMIN.  
BUILDING RENOVATIONS

200 S. TEXAS AVE.  
BRYAN, TEXAS 77803



04/16/2025

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FOR CONSTRUCTION

RECORD OF DRAWINGS

BD AND CONSTRUCTION 04/16/2025



PROJECT NO.	2025-2220PH
ISSUE	BD AND CONSTRUCTION
DRAWN BY	CEC/BRP
CHECKED BY	KEV/CC
SHEET NO.	A5.05





















- 1 DRYWALL EXPANSION JOINT: RE: DETAILS ON SHEET A002
- 2 EXISTING ROOF DRAIN: RELOCATE. REFER TO PLUMBING DRAWINGS.
- 3 INDUSTRIAL METAL SHELVING CFC.
- 4 TV MONITOR CFC. GC PROVIDE A/V SUPPORT BRACKET & BLOORING. APPLY ACOUSTICAL PUTTY TO BACKBOX PENETRATION
- 5 TV SHELF. RE INTERIOR ELEVATIONS
- 6 POWER/DATA FOR OTHERS RE: ELECTRICAL DRAWINGS
- 7 CONCRETE FILL. @ EXISTING FLOOR FINISHED FLOOR. RE: STRUCTURAL DRAWINGS
- 8 SADDLE THRESHOLD
- 9 GROUT PLUM @ RECESSED FLOOR
- 10 FIRE EXTINGUISHER CABINET. PFA
- 11 RECESSED FLOOR MOUNTED TRACK WITH GLIDE RAIL FOR OPENABLE FOLDING PANEL PARTITION. RE: SPECS. GENERAL. COORDINATOR TO COORDINATE WITH STRUCTURAL AND ELECTRIC DRAWINGS.
- 12 NEW LAYER OF GYP BOARD AND INSULATION AT BUILDING PERIMETER
- 13 LECTERN CFC. RE: A/V DRAWINGS
- 14 SIT/STAND DESK TOP. GENERAL COORDINATOR TO COORDINATE WITH OWNERS FURNITURE VENDOR.
- 15 SLIDING DOORS TO THE BACK TO ACCESS CONTROLS. RE: SECURITY DRAWINGS. CONFIRM CONFIGURATION WITH OWNER.
- 16 DOOR TO HAVE CARD READER ACCESS. REFER TO DOOR SCHEDULE AND SECURITY DRAWINGS.
- 17 DOOR RELEASE. REFER TO DOOR SCHEDULE.
- 18 EXTERIOR WALL ALTERNATIONS (TYP) NEW ENVELOPE, AIR & VAPOR BARRIER ROOF INSULATION AND MASONRY VENTING PATHS TO EXTERIOR GYPSUM SHEATHING AS REQUIRED
- 19 PROMOTE CARD READER ACCESS TO ELEVATOR CALL BUTTONS
- 20 KNOCK BOX COORDINATE W/ FIRE MARSHAL



# FLOOR PLAN LEGEND

	FIRE EXTINGUISHER CABINET		REFER SHEET A08 FOR INTERIOR ELEVATIONS/DETAILS REFER SHEET A10 FOR EXTERIOR ELEVATIONS
	SURFACE MOUNTED FIRE EXTINGUISHER		REFER SHEET A08 FOR WINDOW/DOOR ELEVATIONS REFER SHEET A08 FOR ENLARGED PLANS
	REFER SHEET A08 FOR DOOR SCHEDULE		REFER SHEET A08 FOR BUILDING & WALL SECTIONS
	REFER SHEET A08 FOR PARTITION TYPES		FLOOR DRAIN WITH TRAP PRIMER, RE PLUMBING
			FLOOR SINK, RE PLUMBING
			AREA NOT IN CONTRACT
			1-HOUR RATED FIRE-SMOKE PARTITION
			2-HOUR RATED FIRE-SMOKE PARTITION

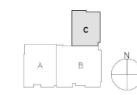
# FLOOR PLAN GENERAL NOTES

- CONTRACTOR IS TO VERIFY ALL DIMENSIONS AT JOIST PRIOR TO PROCEEDING WITH THE WORK. ANY DISCREPANCIES FOUND THE CONTRACTOR SHALL NOTIFY THE ARCHITECT FOR EVALUATION AND REVIEW PRIOR TO PROCEEDING WITH WORK.
- SYMBOLS: REFER TO SHEET G00 FOR LEGEND OF REFERENCE SYMBOLS AND OTHER GRAPHIC INDICATORS/SYMBOLS.
- DIMENSIONS:
  - DIMENSIONS ARE TO FACE OF STUD AT INTERIOR PARTITIONS, UNO
  - DIMENSIONS ARE TO FINISH FACE OF EXTERIOR WALLS FOUNDATION, MASONRY OR TO CENTER LINE OF COLUMN, UNO
  - CLEAR DIMENSIONS SHALL NOT VARY AND ARE MEASURED AT THE FLOOR LINE
  - DIMENSIONS TIED TO COLUMN CENTERLINE SHALL SET FINISHED CLEAR DIMENSIONS
  - CONTRACTOR SHALL MAINTAIN ALL DOOR CLEARANCES PER ADA/AS OUTLINED ON THE SHEET G00
  - CONTRACTOR SHALL MAINTAIN ALL ADA/AS CLEARANCE REQUIREMENTS AS OUTLINED ON SHEET G00
- DOOR: THREE SIDE OF DOORS TO BE LOCATED IF FROM FACE OF FINISH ON NEAREST PERPENDICULAR WALL, OR CENTER OF ROOM, UNO. ALL FLOOR MATERIAL CHANGES SHALL OCCUR AT CENTERLINE OF DOOR, UNO. REFER TO FLOOR FINISH PLAN, SHEET A0-SERIES.
- ALL EXTERIOR DOORS SHALL RECEIVE A THRESHOLD. THRESHOLD TO BE OF SUFFICIENT WIDTH TO COVER SIDEWALK TO FOUNDATION EXPANSION JOINT TO MAINTAIN ONLY 1/2" RISE & STAY ADA COMPLIANT.
- CONTROL JOINTS: CONTROL JOINTS IN WALLS SHOULD ALIGN WITH COLUMN LINE. LOCATE CONTROL JOINTS IN GYP BOARD WALLS AND CEILINGS AS NOTED IN SPECIFICATIONS.
- REFER TO G00 FOR ALL ADA/AS CLEARANCES.
- REFER TO SHEET G00 FOR ACCESSIBLE MOUNTING HEIGHTS.
- EXCEPT WHERE REQUIRED BY CODE, MANUFACTURER'S NAME, TRADEMARK LOGOS, ETC. SHALL NOT BE VISIBLE.
- FINISH FLOOR ELEVATION AT EXTERIOR DOORS SHALL BE EQUAL IN ELEVATION OUTSIDE THE DOOR. ALL EXTERIOR DOORS TO RECEIVE A THRESHOLD.
- REFER TO FIRE PLAN FOR ALL PROPOSED EQUIPMENT AND APPLIANCE LOCATIONS PROVIDED BY THE OWNER. CONTRACTOR SHALL VERIFY ALL EQUIPMENT SPECIFICATIONS WITH OWNER PRIOR TO ELECTRICAL/PLUMBING ROUGH-IN & FABRICATION OF MILLWORK.
- REFER TO A0-SERIES SHEETS FOR PARTITION TYPES AND DETAILS.
  - ALL INTERIOR STUD PARTITIONS ARE TYPE B0, UNO
  - ALL INTERIOR FLOOR PARTITIONS ARE TYPE B0, UNO
  - ALL INT. STUD COLUMN FLUORITS ARE TO BE 8" OFF COLUMN CENTER LINE, ALL CMU COLUMN FLUORITS ARE TO BE 1/2" OFF COLUMN CENTER LINE, UNLESS NOTED OTHERWISE.
- REFER TO A0-SERIES SHEETS FOR DOOR AND FRAME SCHEDULES AND TYPES, ELEVATIONS AND DETAILS.
- REFER TO A0-SERIES SHEETS FOR MATERIAL AND COLOR SELECTIONS IN FINISH LEGEND.
- REFER TO A0-SERIES SHEETS FOR OWNER FURNITURE AND EQUIPMENT PLAN, OFO OR CPO. PLANS ARE FOR REFERENCE ONLY. OWNER FURNISHED OWNER INSTALLED ITEMS NOTED ON THE PLANS ARE PROVIDED UNDER SEPARATE CONTRACT AND ARE SHOWN FOR GENERAL INFORMATION ONLY. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR ALL REQUIRED ROUGH-IN AND FINAL CONNECTIONS AT WALLS, FLOORS AND CEILING AS INDICATED ON THE CONSTRUCTION DOCUMENTS.
- ALL INTERIOR WALLS EXTEND TO CROCK IN ROOMS WITHOUT CEILINGS.
- ALL EXTERIOR WALLS EXTEND TO BOTTOM OF ROOF DECK.
- ALL ROOMS/SPACES WITH FLOOR DRAINING SHALL HAVE FINISHED FLOOR SLOPE TO DRAIN. SLOPE AT 1/4" PER FOOT. VERIFY LOCATION WITH OWNER AND ARCHITECT IN FIELD. RE PLUMBING DRAWINGS.
- ALL EQUIPMENT HOUSEKEEPING RACKS SHALL BE AS PER STRUCTURAL DRAWINGS. COORDINATE SIZE, THICKNESS AND LOCATION WITH MECHANICAL CHAMFER EDGES. RE STRUCTURAL.
- GENERAL CONTRACTOR TO PROVIDE FIRE TREATED WOOD STUD BLOOMING OR EQUIVALENT TO SUPPORT ANY WALL ATTACHMENT AND/OR SINGING.
- INSTALL MOISTURE RESISTANT CEMENT WALL BOARD PER PROJECT MANUAL AT ALL WALL TILE LOCATIONS.
- MASONRY DIMENSIONS ARE NOMINAL.
- PROVIDE EXPANSION JOINT COVERS ON INTERIOR WALLS @ BUILDING EXPANSION JOINTS.
- PROVIDE CONTROL JOINTS IN GYP BOARD WALLS AND CEILINGS AT INTERVALS AS NOTED IN THE SPECIFICATIONS.
- PROVIDE RESILIENT REDUCER AT ALL FLOOR FINISH TRANSITIONS UNLESS NOTED OTHERWISE.
- EXISTING CONDITIONS: ONLY THE AREAS DESCRIBED IN THE PROJECT SCOPE HAVE BEEN FIELD VERIFIED. FIELD VERIFIED MEANS THAT EXISTING PARTITIONS HAVE BEEN INITIALLY LOCATED, MOST OF THE WALL ITEMS HAVE BEEN LOCATED AND MOST OF THE ARCHITECTURAL ELEMENTS LOCATED. AREAS THAT ARE CONCEALED OR OTHERWISE NOT ACCESSIBLE HAVE NOT BEEN VERIFIED. OTHER AREAS THAT ARE CONCEALED OR OTHERWISE NOT ACCESSIBLE HAVE NOT BEEN VERIFIED. OTHER AREAS IN THE BUILDING NOT IN THE PROJECT SCOPE HAVE NOT BEEN FIELD VERIFIED. THE PARTITIONS SHOWN IN THE RENOVATED AREAS ARE DERIVED FROM OWNER PROVIDED DOCUMENTS.
- THE NOTE "AREA NOT IN CONTRACT" IS A GENERAL STATEMENT. SOME MECH. WORK AND ARCHITECTURAL WORK MAY BE REQUIRED IN THESE AREAS TO COMPLETE A SYSTEM TO OPERATIONAL STATUS. THESE AREAS MAY REQUIRE MINOR RENOVATION, TOUCH-UP WORK OR REPAIRS DUE TO VERIFICATION OF EXISTING CONDITIONS (E. PREVIOUSLY INACCESSIBLE AREAS) PERTINENT TO THE SCOPE OF WORK.
- EXISTING BUILDING OPERATIONS MUST BE MAINTAINED WITH MINIMAL DISRUPTION. PROVIDE ALL REQUIRED TEMPORARY PROTECTION TO MAINTAIN EXISTING OCCUPIED AREAS WATER/LEAK FREE.
- TEMPORARY CONSTRUCTION PARTITIONS ARE TO FOLLOW OWNER STANDARDS FOR RISK ASSESSMENT, FILTRATION, AND INTERM. LIFE SAFETY MEASURES. PROVIDE TEMPORARY EXIT SIGNS AS REQUIRED. MODIFY TEMPORARY SPRINKLER COVERAGE AS REQUIRED.
- WHERE INVEIGLED ITEMS ARE TO BE INSTALLED WITHIN AN EXISTING WALL, OR FLOOR, PATCH THE EXISTING CONSTRUCTION AS REQUIRED TO REINSTATE THE SCHEDULED FINISH MAINTAIN THE STRUCTURAL AND/OR FIRE PROTECTION INTEGRITY OF THE PATCHED WALL OR FLOOR.

# KEY NOTES FLOOR PLAN - AREA C

- DRYWALL EXPANSION JOINT
- FIRE EXTINGUISHER CABINET, PTH
- LECTERN, OFO, RE AV DRAWINGS
- TV MONITOR, GC PROVIDE AV SUPPORT BRACKET & BLOOMING, RE ELECTRICAL & AV DRAWINGS
- TV SHELF, RE INTERIOR ELEVATIONS
- REMOVE AND REPLACE 1 LAYER OF GYP BOARD AND INSULATION AT BUILDING PERIMETER
- EXTERIOR WALL ALTERATIONS (TYP) PATCH AND REPLACE PLW/WOOD AS NEEDED. REPLACE CONTINUOUS INSULATION BOARD (IPS). REPLACE ALL EXTERIOR BRICK AND CMU.

PLANNORTH  
ARCHITECTURAL CO.



**BRAZOS COUNTY ADMIN.  
BUILDING RENOVATIONS**

200 S. TEXAS AVE.  
BRYAN, TEXAS 77803



04/16/2025

DRAWING PREPARED BY:  
PLANNORTH  
ARCHITECTURAL CO.  
FOR CONSTRUCTION

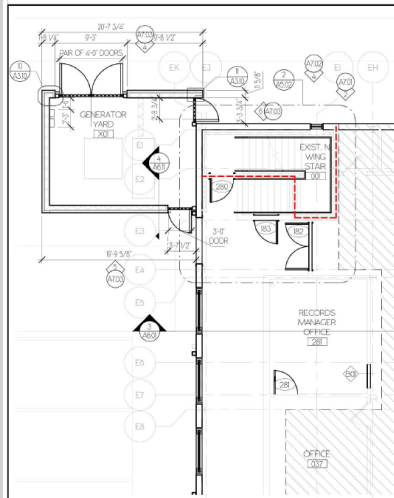
# RECORD OF DRAWINGS

BD AND CONSTRUCTION 04/16/2025

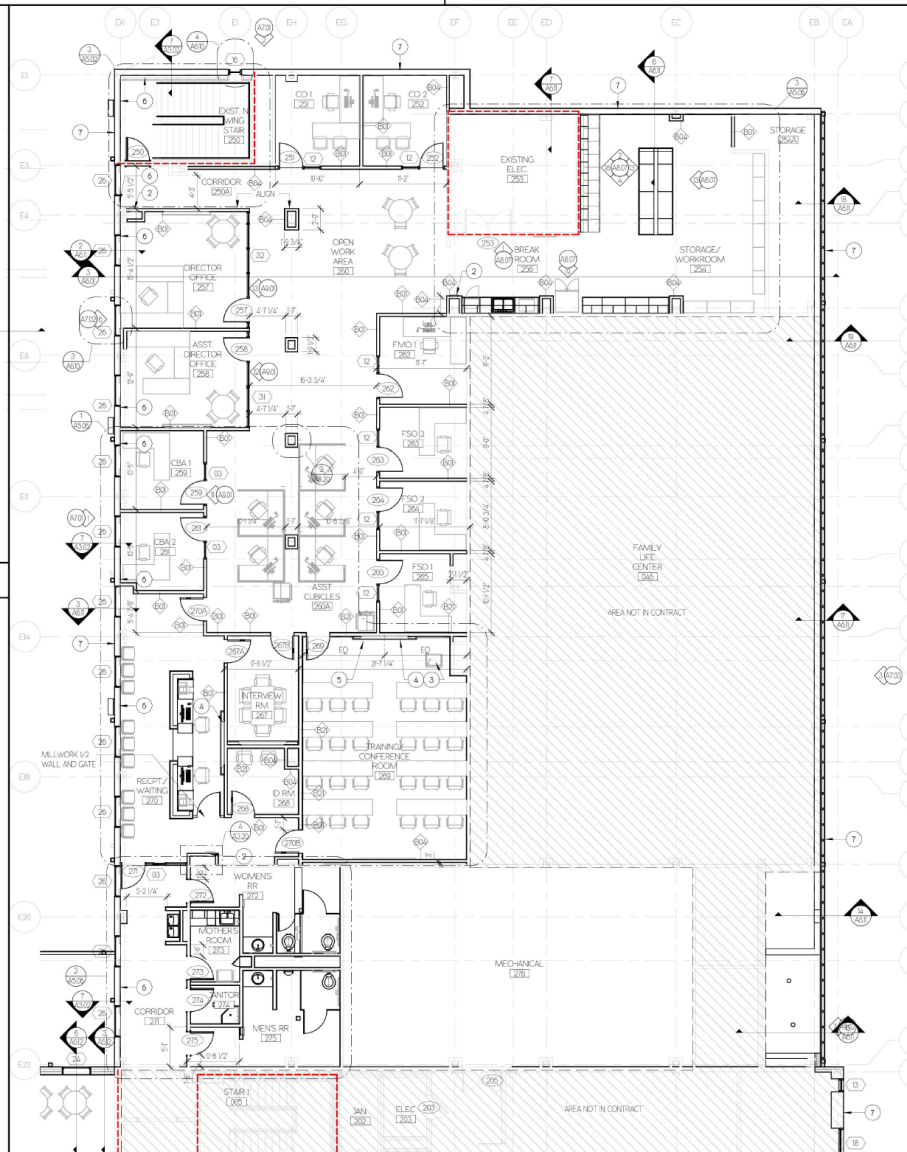


PROJECT NO.	2207-2228-01
ISSUE	BD AND CONSTRUCTION
DRAWN BY	CT/PCBP
CHECKED BY	KB/CC
SHEET NO.	A2.05

LEVEL 2 FLOOR PLAN - AREA C



3 LEVEL 1 PARTIAL PLAN - AREA C  
1/8" = 1'-0"



1 LEVEL 2 FLOOR PLAN - AREA C  
1/8" = 1'-0"

















BRAZOS COUNTY  
ADMINISTRATION  
BUILDING

ONLY





PLANNORTH  
ARCHITECTURAL CO.





HOUSTON COUNTY  
ADMINISTRATION  
BUILDING





BRAZOS  
COUNTY  
ADMINISTRATION  
200 S. TEXAS AVE.



PLANNORTH  
ARCHITECTURAL CO.









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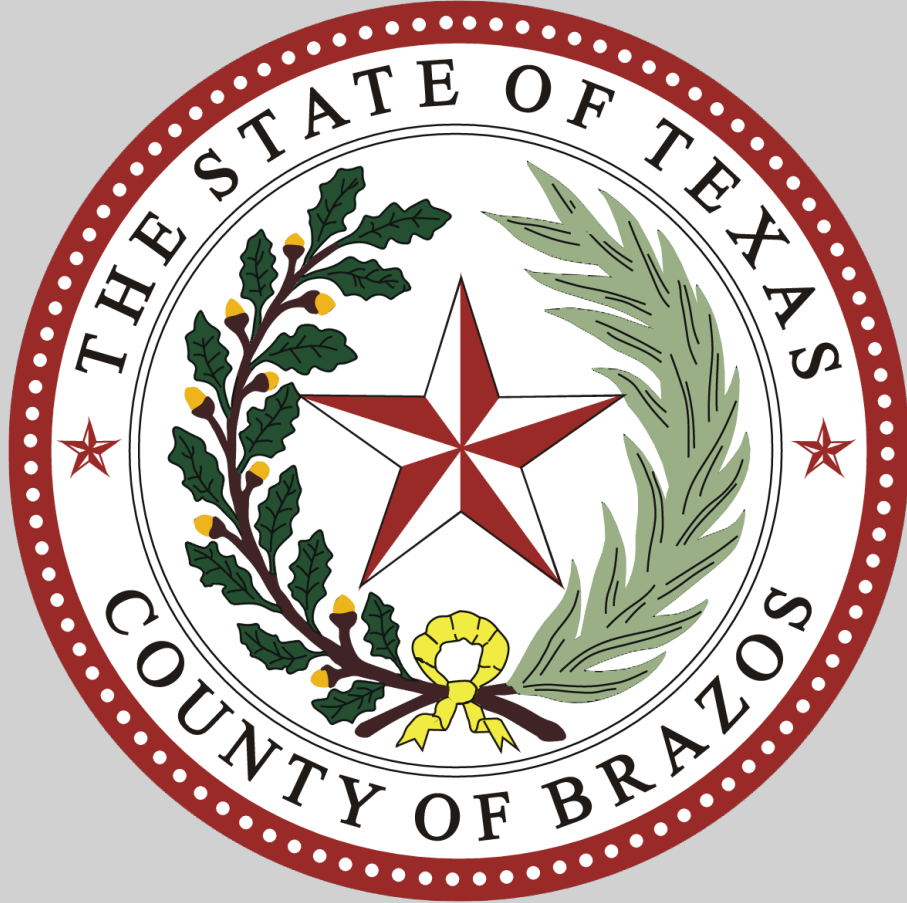
BRAZOS  
COUNTY  
ADMINISTRATION

BRAZOS  
COUNTY  
ADMINISTRATION



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# Comments & Questions