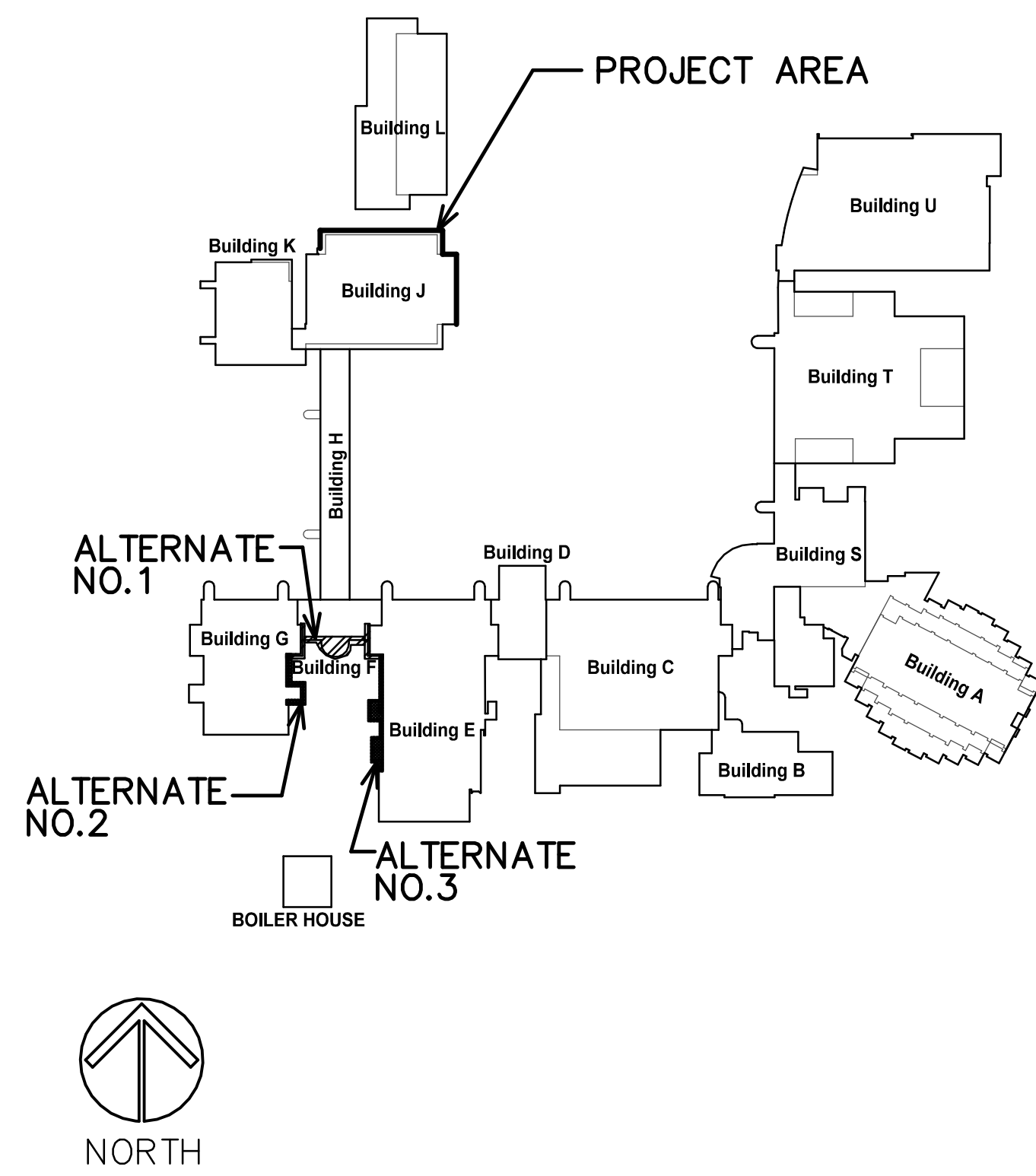
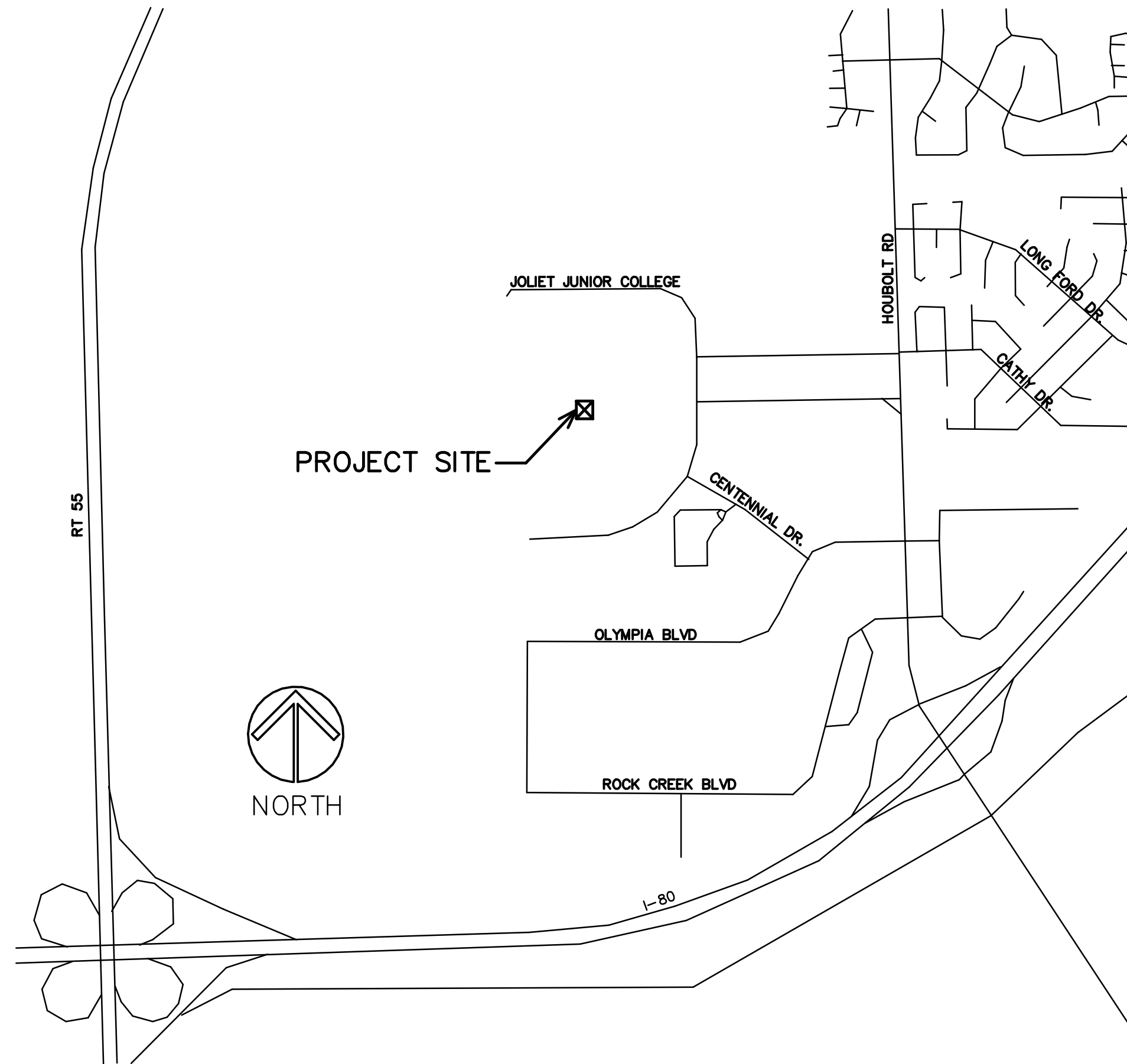


CAMPUS MAP



LOCATION MAP



INDEX OF SHEETS

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- A2 PARTIAL FLOOR PLANS– BUILDING J  
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- A3 PARTIAL FLOOR PLANS – BUILDING J  
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- A4 PARTIAL FIRST LEVEL FLOOR PLAN – BUILDING F  
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- A5 PARTIAL FIRST LEVEL FLOOR PLAN – BUILDING G  
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- A6 PARTIAL FIRST LEVEL FLOOR PLAN – BUILDING E  
ELEVATIONS AND GENERAL NOTES (ALTERNATE NO. 03)

# EXTERIOR PAINTING AND REPAIR – 2025

JOLIET JUNIOR COLLEGE  
 BUILDINGS J,G,F,E  
 1215 HOUBOLT ROAD  
 JOLIET, ILLINOIS

STROMSLAND + DE YOUNG + PRYBYS  
 ARCHITECTURE GROUP

280 VETERANS PARKWAY  
 NEW LENOX, IL 60451  
 PHONE: 815-727-1311

REGISTRATION

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 ARCHITECTURE GROUP  
 20620 Burl Court - 102  
 Joliet, Illinois 60433  
 www.sdpagroup.com  
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NUMBER

SET

EXTERIOR PAINTING AND REPAIR – 2025  
 JOLIET JUNIOR COLLEGE  
 1215 HOUBOLT ROAD  
 JOLIET, ILLINOIS

DATE: 10/21/2024  
 REVISED:

PROJECT NO.  
 2409-02

SHEET NUMBER

T1

OF 1 SHEETS

\\192.168.1.137\CURRENT PROJECTS\JJC- EXTERIOR BUILDING PAINTING PHASE TWO 2025\DRAWINGS\ARCH\T1AEC

### EXTERIOR RENOVATION NOTES

NOTE: DAMAGED AREAS NOTED AND AREAS FOUND AFTER CLEANING THAT REQUIRE REPAIR SEE REPAIR NOTES FOR WORK PRIOR TO RENOVATION.

#### CLEANING:

CONTRACTOR TO POWER WASH STUCCO FINISH, PAINT FINISH ON CMU OR SOFT WASH E.I.F.S. FOR ENTIRE WORK AREA WALL PLANE (CORNER TO CORNER UNLESS INDICATED TO REVEAL FULL DAMAGE EXTENT, ALSO TO ENSURE A CLEAN SURFACE AND PROVIDE BEST BOND FOR NEW MATERIALS.

SOFT WASH (E.I.F.S.):

- EIFS CLEAN N PREP BY ENVIRO KLEAN.
- 2600 EIFS SCRUB BY SHORE.

#### FINISH PAINTING:

STUCCO FINISH (PANELS AND OVER CMU) AND PAINT FINISH ON CMU:

- PROVIDE TWO COATS OF MASTER PROTECT "HB 200" BY MASTER BUILDERS SOLUTIONS. SPRAY APPLIED WITH BACK ROLLING FOR CONSISTENCY. COLOR TO MATCH OWNERS SAMPLE - SENERGY #330 MAXI WHITE COLOR COAT (COORDINATE WITH OWNER) - PROVIDE VERIFICATION SAMPLE FOR REVIEW WITH OWNER

E.I.F.S.:

- PROVIDE TWO COATS OF "COLOR COAT" BY SENERGY. SPRAY APPLIED WITH BACK ROLLING FOR CONSISTENCY. COLOR TO MATCH OWNERS SAMPLE - SENERGY #330 MAXI WHITE COLOR COAT (COORDINATE WITH OWNER) - PROVIDE VERIFICATION SAMPLE FOR REVIEW WITH OWNER

### EXTERIOR REPAIR NOTES

#### WORK AREA WALL PREPARATION:

CRACKS, DAMAGED AREAS AND MISSING STUCCO SUBSTRATE:

- SCRAPE AND REMOVE DAMAGED PORTIONS OF DAMAGED STUCCO, FLAKING PAINT, ETC. BACK TO SOUND MATERIAL.
- GRIND OUT FULL LENGTH OF CRACK TO 3/8" DIAMETER.
- TREAT AND PREP DAMAGED AREAS WITH MURIATIC ACID FOR EFFLORESCENCE NEUTRALIZATION.
- APPLY BONDING AGENT (LARSON "WELD-CRETE") TO EXISTING STRUCTURALLY SOUND STUCCO MATERIAL.

CRACKS OR DAMAGE IN E.I.F.S.:

- DAMAGED E.I.F.S. AREAS TO BE CUT OUT SQUARED.
- CRACKS TO BE CUT OUT 1/2" DIAMETER.

CRACKS, DAMAGED AREAS AND MISSING PAINT FINISH ON CMU BLOCK SUBSTRATE:

- SCRAPE AND REMOVE DAMAGED PORTIONS OF DAMAGED, FLAKING PAINT, ETC. ON CMU WALLS BACK TO SOUND MATERIAL.
- CRACKS IN MORTAR JOINTS TO BE GRIND OUT TO REACH SOUND MATERIAL. (3/4" MIN.)
- TREAT AND PREP DAMAGED AREAS WITH MURIATIC ACID FOR EFFLORESCENCE NEUTRALIZATION IF REQUIRED.

#### WORK AREA WALL PATCHING OF STUCCO FINISH AND E.I.F.S.:

E.I.F.S. SUBSTRATE DAMAGE REPAIR:

- 1 1/2" EPS FOAM MECHANICALLY ATTACHED.

CRACKS (3/8" MAX DIAMETER IN STUCCO FINISH) (CRACKS/DAMAGE IN E.I.F.S.):

- RESURFACE ENTIRE WALL SURFACE AT STUCCO WALL LOCATION AND E.I.F.S. TO BE RESURFACED EDGE TO EDGE OF DAMAGED PANELS FOR UNIFORM FINISH WITH SENERGY BRAND ALPHA BASE COAT WITH EMBEDDED MESH (STANDARD PLUS GAGE (6 OZ./YD2) AND PANZER 15 (15OZ/YD2) AT GROUND LEVEL UP TO 8'. (E.I.F.S. TO BE RESURFACED EDGE TO EDGE OF DAMAGED PANELS FOR UNIFORM FINISH)

LARGER CRACKS (OVER 3/8"), DAMAGED AREAS MISSING STUCCO:

- PROVIDE CONTINUOUS EXPANDED METAL LATH WITH POLYMER MODIFIED BASE COAT (SPEC MIX SU-05 OVER PREPPED AND WELDED SURFACE.
- IN DEEPER HEAVY AREAS ON CONTINUOUS METAL LATH PROVIDE TWO COATS

#### WORK AREA WALL PATCHING OF PAINT FINISH ON CMU:

- GROUND OUT JOINTS TO BE TUCKPOINTED WITH MORTAR FOR POINTING MASONRY (ASTM C210- TYPE N).
- TREAT CRACKS GREATER THAN 1/32" AND LESS THAN 1/4" WITH MASTERPROTECT "FL 146" OR "FL148"
- AREAS OF MISSING PAINT SAND EDGES TO SMOOTH ROUGH AREAS AND PROVIDE TRANSITION TO EXISTING PAINT AREAS TO REMAIN

#### FINISH MATERIAL:

STUCCO AND E.I.F.S. PATCHING AREAS NOTED ABOVE:

- PROVIDE ACRYLIC BASED (ACRYLIC COPOLYMERS, AGGREGATE LIQUID PIGMENTS) BY ACRYLIC 300 COARSE FINISH BY SIKA OR SENERGY TEXTURE FINISH BY BASF.
- PROVIDE "FREESTYLE FINISH" TO MATCH OR REPLICATE EXISTING STUCCO FINISH OR E.I.F.S.

REMOVED PAINT FINISH AREAS ON CMU:

- PROVIDE SINGLE COAT OF BLOCK FILLER MASTER PROTECT "FL 149"

PAINTABLE SEALANT:

- MASTERSEAL "NP 150" HYBRID SEALANT BY MASTER BUILDERS SOLUTIONS.
- DOWSIL 191 SILICONE SEALANT/ 1200 FOR PRIME COAT BY DOW.

#### NOTE:

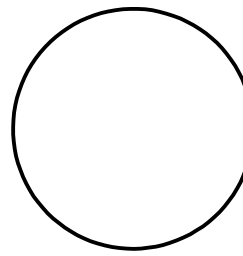
STUCCO CONTRACTOR TO PROVIDE A \$5,000 ALLOWANCE IN HIS/HER BID FOR UNFORESEEN/MISCELLANEOUS CONDITIONS. WHEN FIGURING THIS ALLOWANCE IN THE BID, THE CONTRACTOR IS TO INCLUDE ALL NECESSARY OVERHEAD AND PROFIT TO CARRY THIS DOLLAR VOLUME. THIS ALLOWANCE IS NOT FOR THE CONTRACTOR'S BENEFIT, AND IS ONLY AUTHORIZED TO CHARGE AGAINST THIS ALLOWANCE WHEN DIRECTED AND APPROVED BY JOLIET JUNIOR COLLEGE. THE CONTRACTOR WILL BE ALLOWED TO INVOICE FOR DIRECT MATERIAL AND RAW LABOR COSTS ONLY.

REGISTRATION

SEAL

stromsland + de young + prybys  
 ARCHITECTURE GROUP  
 20620 Burl Court - 102  
 Joliet, Illinois 60433  
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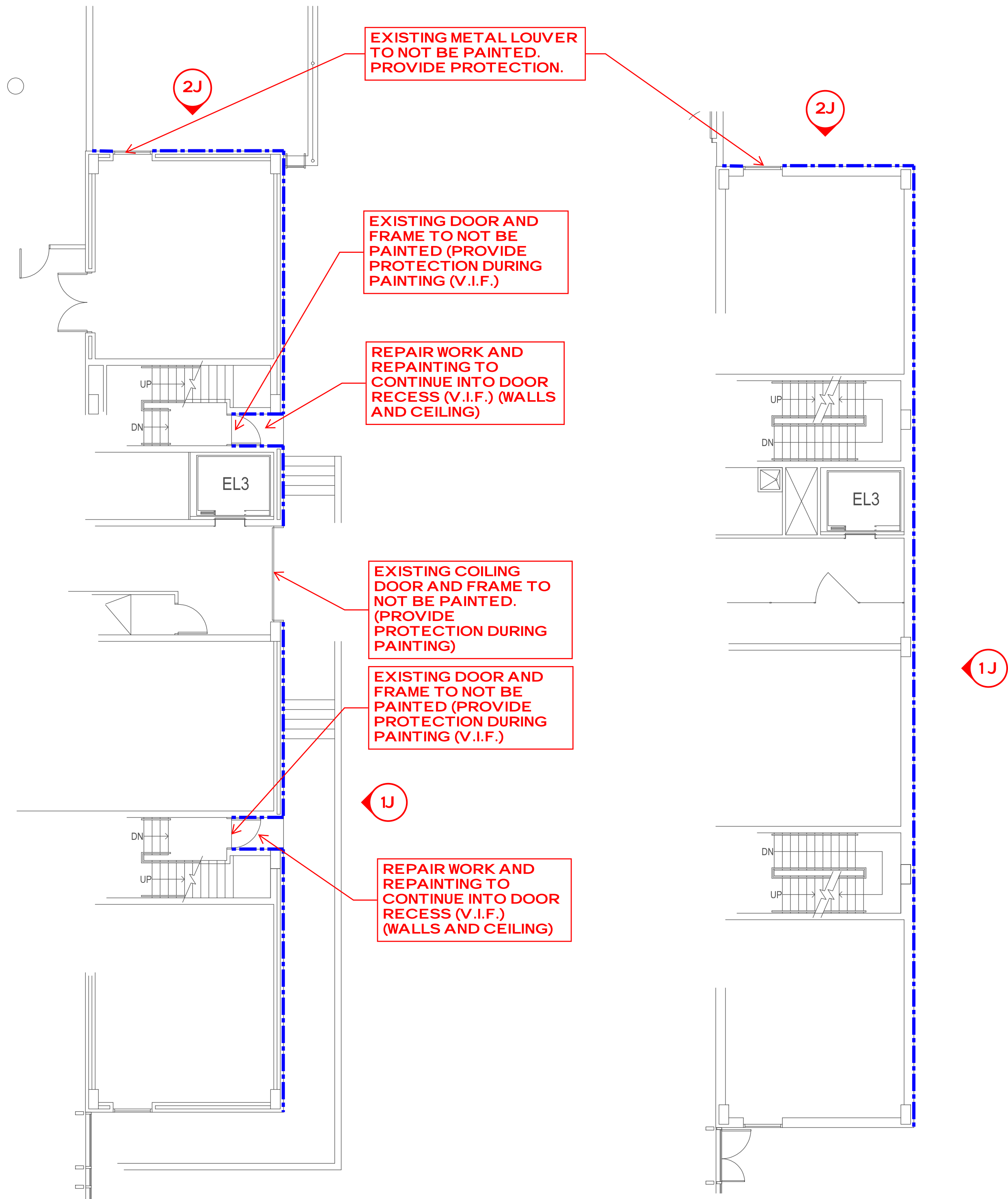
PROJECT NO. 2409-02

SHEET NUMBER

A0

OF 7 SHEETS

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**PARTIAL BUILDING J PLAN LOWER LEVEL PLAN**  
SCALE: 1/8" = 1'-0"

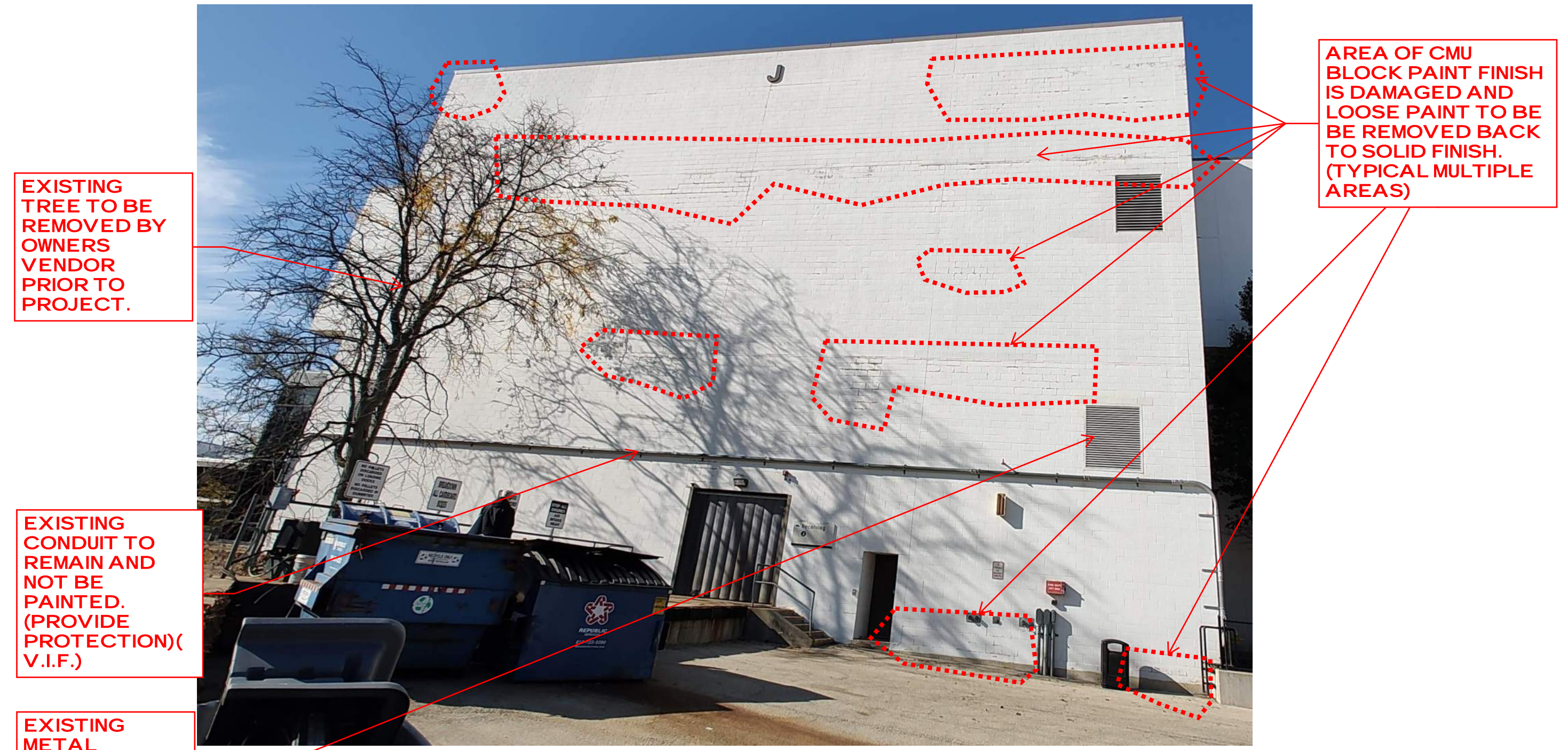
**PARTIAL BUILDING J LEVELS 1-4 FLOOR PLAN (SIM.)**  
SCALE: 1/8" = 1'-0"

**GENERAL NOTES**

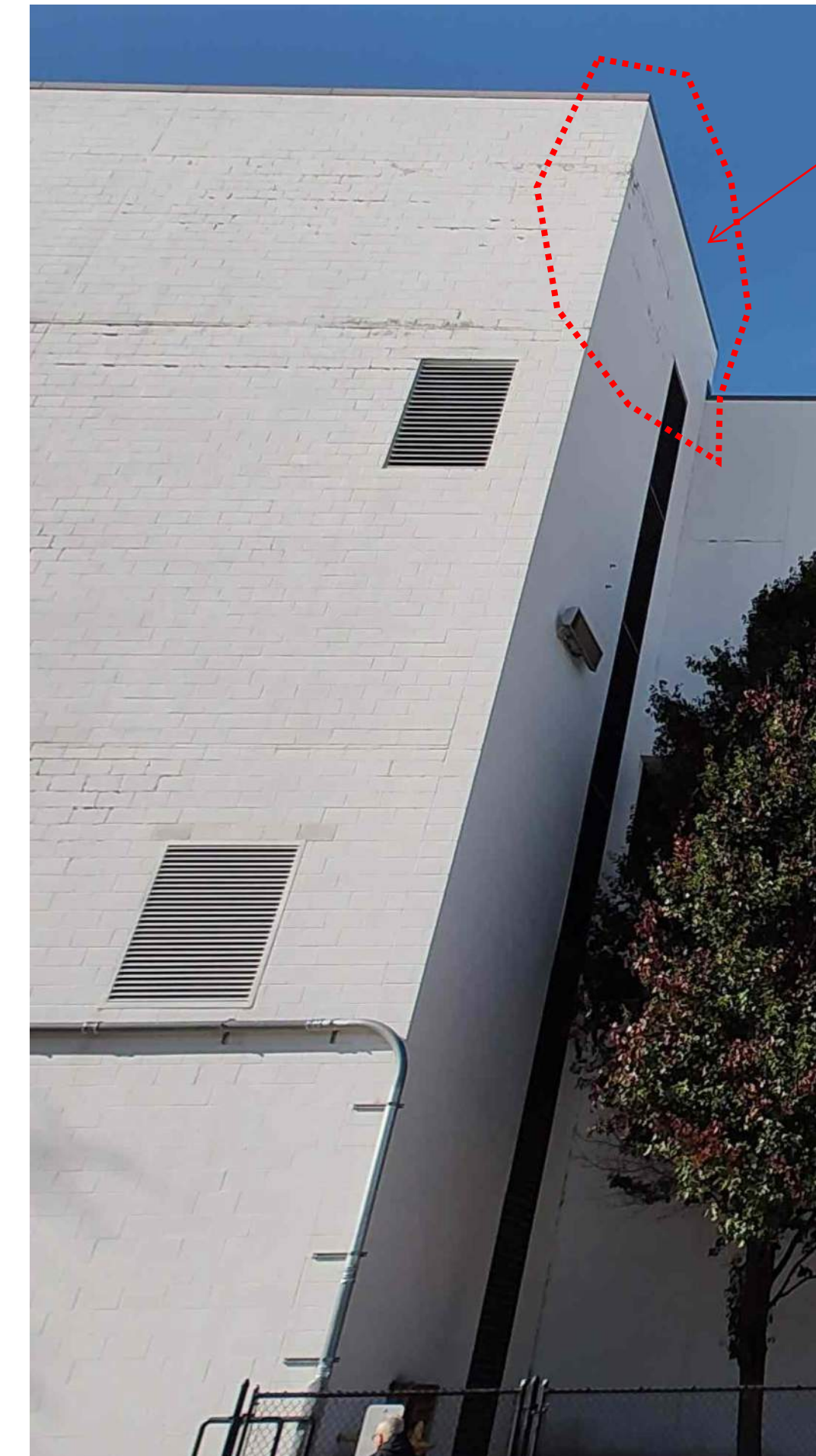
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- H. CONTRACTOR TO VERIFY IN FIELD IF WALLS IN PROJECT AREA IS PAINTED CMU, STUCCO ON CMU, STUCCO ON METAL LATH, OF EIFS, AND REPAIR AND RETEXTURE/PAINT ACCORDINGLY. SEE AO FOR REPAIR NOTES.

**LEGEND**

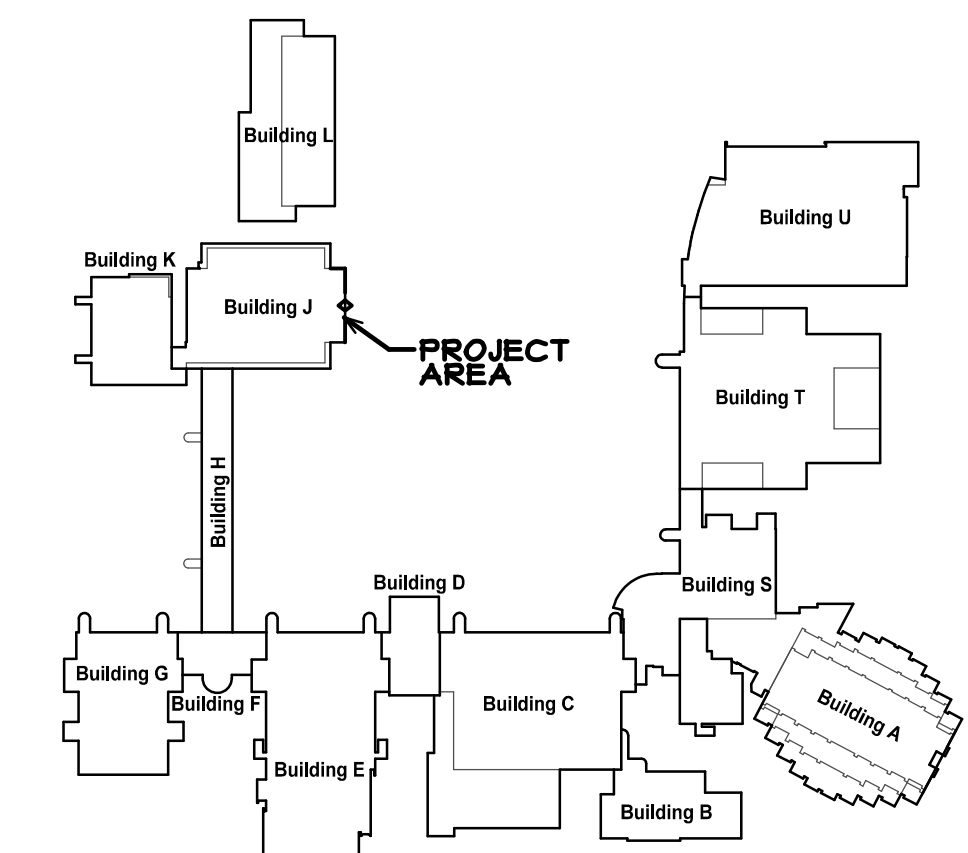
--- LINE INDICATES WALL AREA TO BE CLEANED AND RE-PAINTED. SEE PICTURE ELEVATIONS AND NOTES FOR AREAS OF REPAIR. SEE GENERAL NOTES ON SHEET AO.



**PICTURE "1J"**

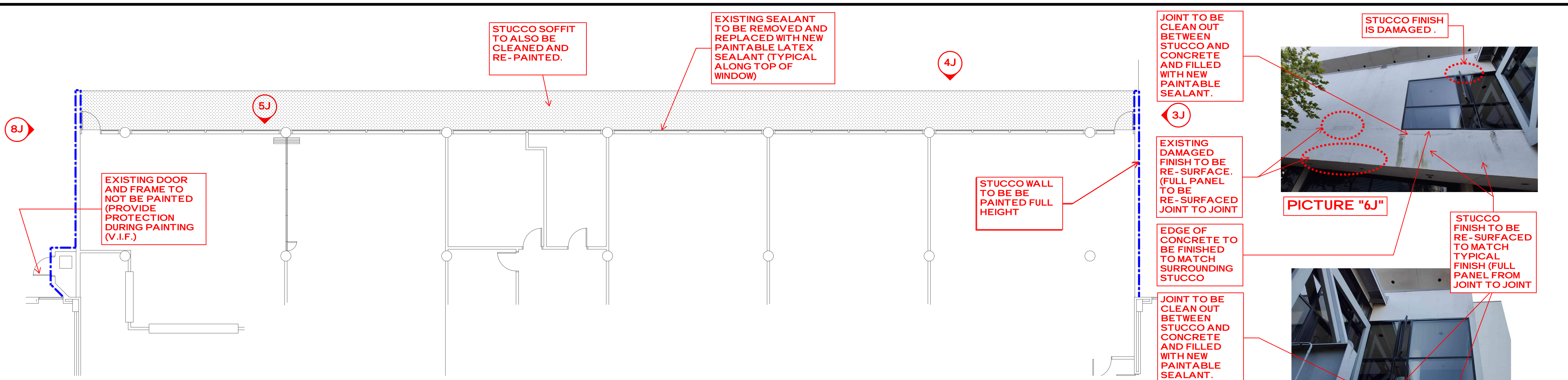


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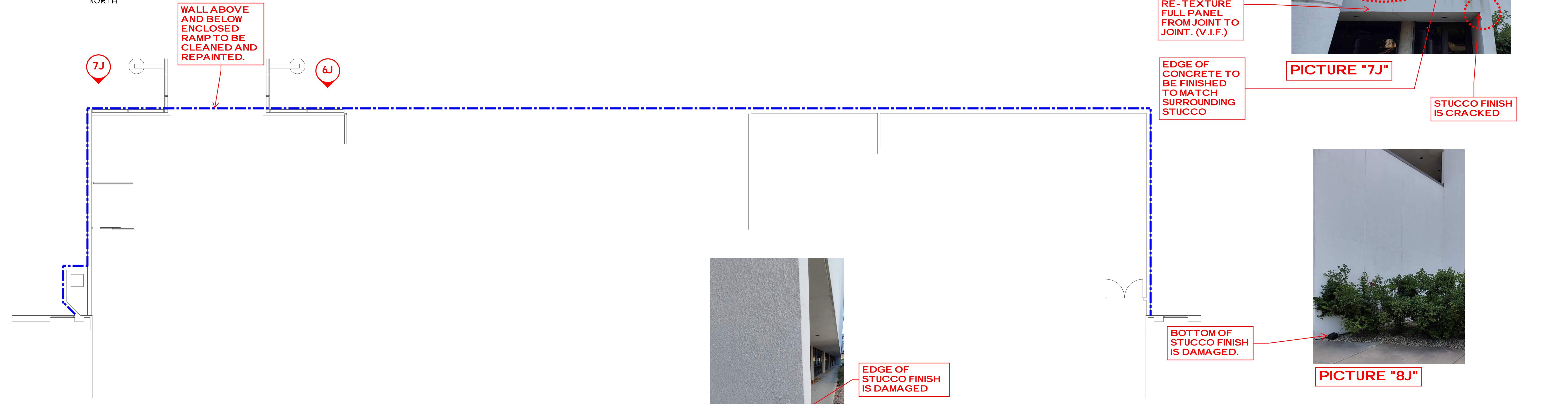


**SITE KEY PLAN**  
SCALE: N.T.S.  
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<p><b>EXTERIOR PAINTING AND REPAIR - 2025</b>  <b>JOLIET JUNIOR COLLEGE</b>          1215 HOUBOLT ROAD          JOLIET, ILLINOIS</p>		
<p>DATE: 10/21/2024          REVISED:</p>		
<p>PROJECT NO.          2409-02</p>		
<p>SHEET NUMBER  <b>A1</b></p>		
<p>OF 7 SHEETS</p>		



**PARTIAL BUILDING J LOWER LEVEL FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



**PARTIAL BUILDING J FIRST FLOOR PLAN**  
SCALE: 1/8" = 1'-0"

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**LEGEND**

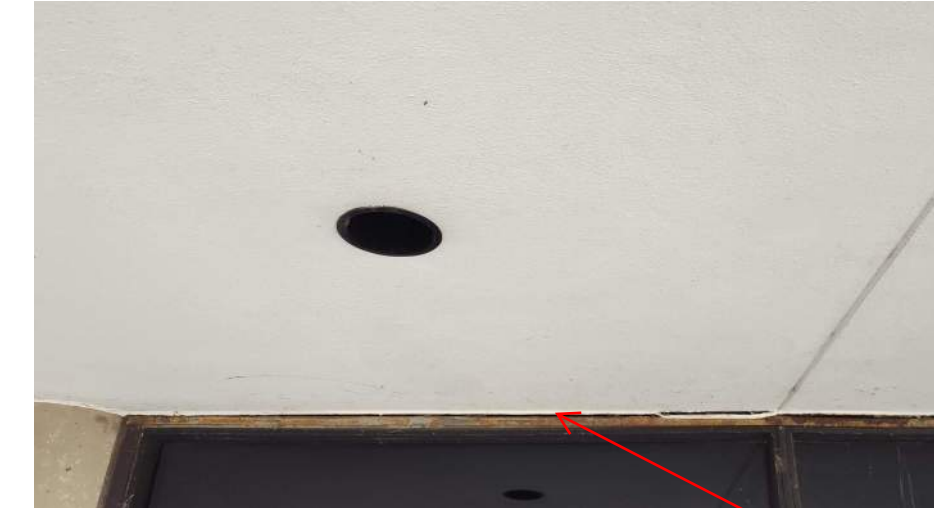
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PICTURE "3J"



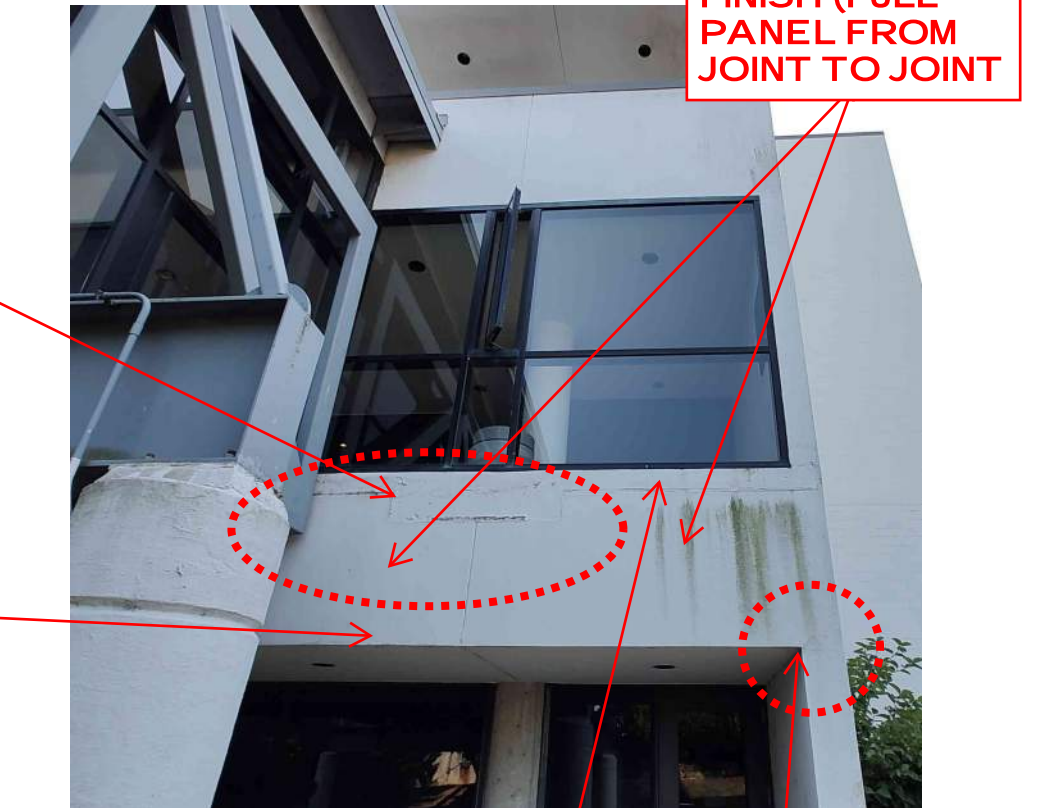
PICTURE "4J"



PICTURE "5J"



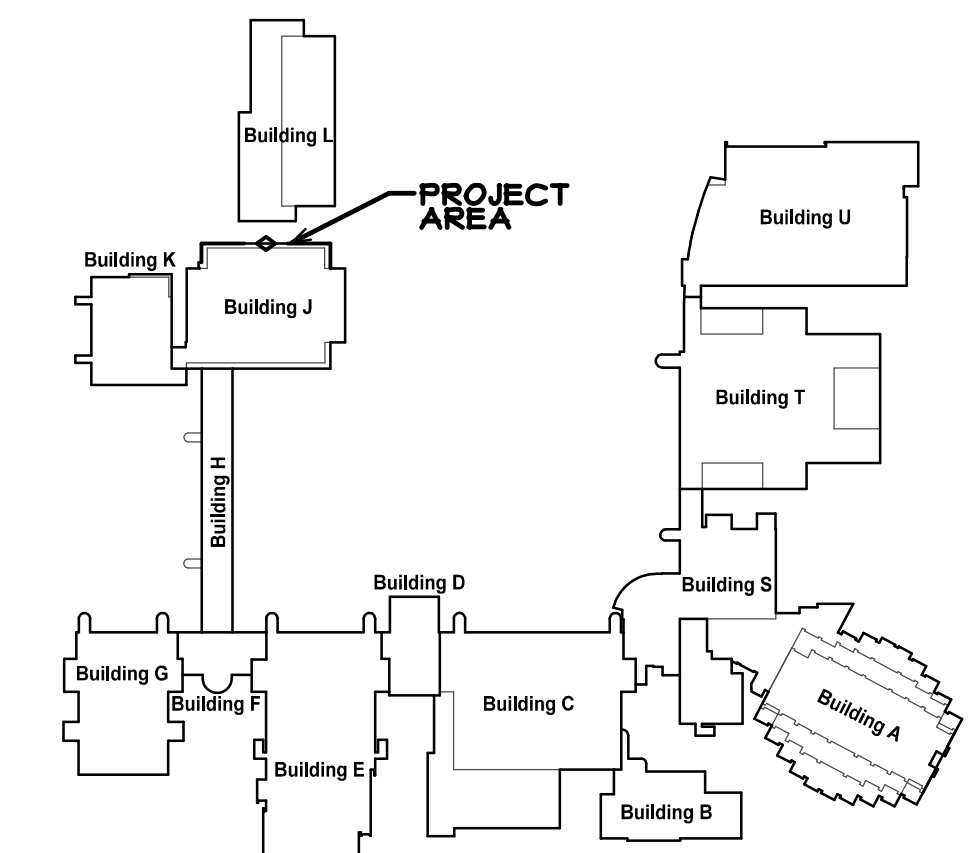
PICTURE "6J"



PICTURE "7J"



PICTURE "8J"



**SITE KEY PLAN**  
SCALE: N.T.S.

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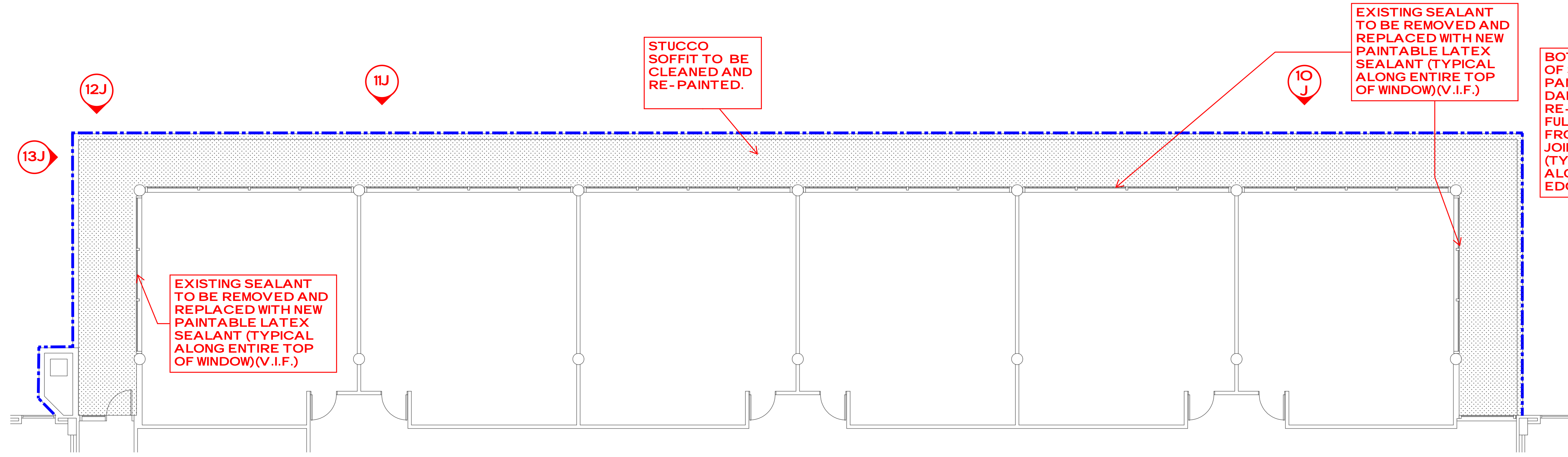
SHEET NUMBER

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OF 7 SHEETS

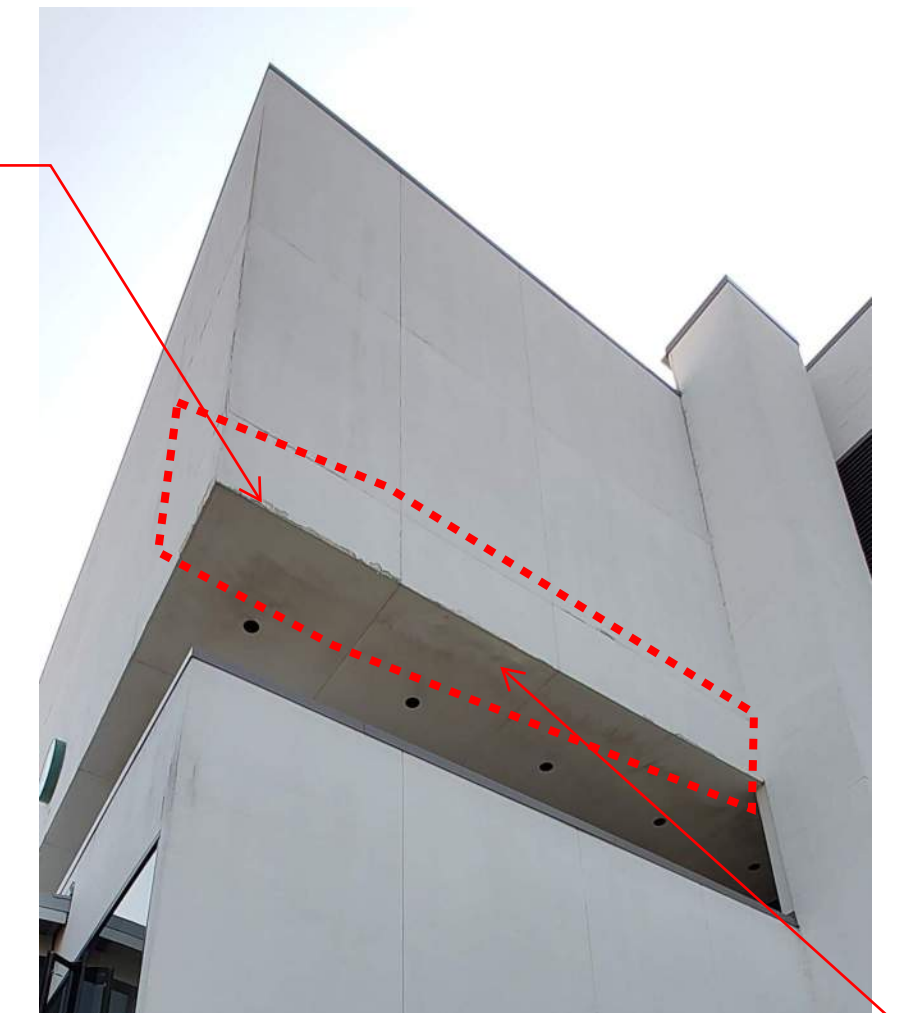
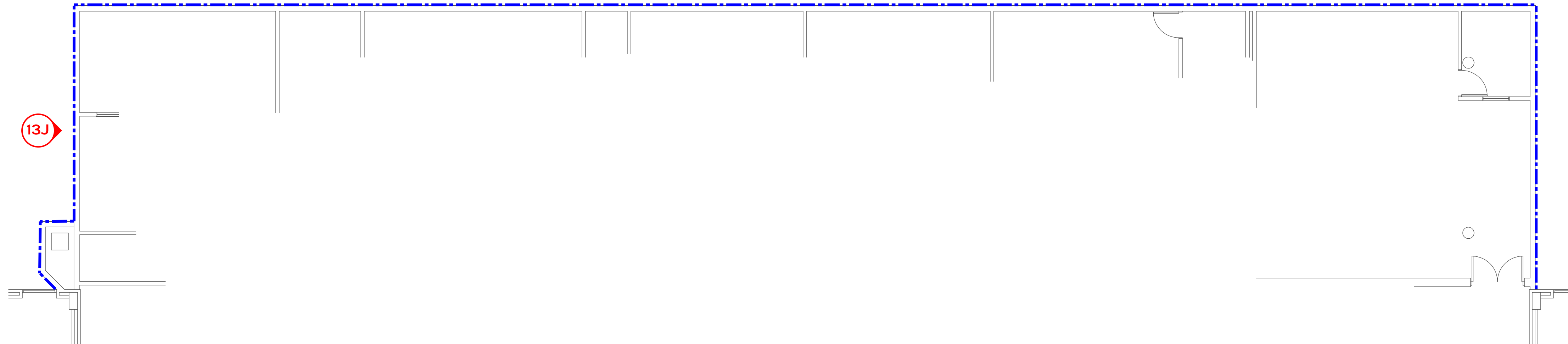
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\\192.168.137\CURRENT PROJECTS\JJC- EXTERIOR BUILDING PAINTING PHASE TWO 2025\DRAWINGS\ARCH\A3AEC



PICTURE "12J"

**PARTIAL BUILDING J SECOND FLOOR PLAN**  
SCALE: 1/8" = 1'-0"  
NORTH



PICTURE "13J"

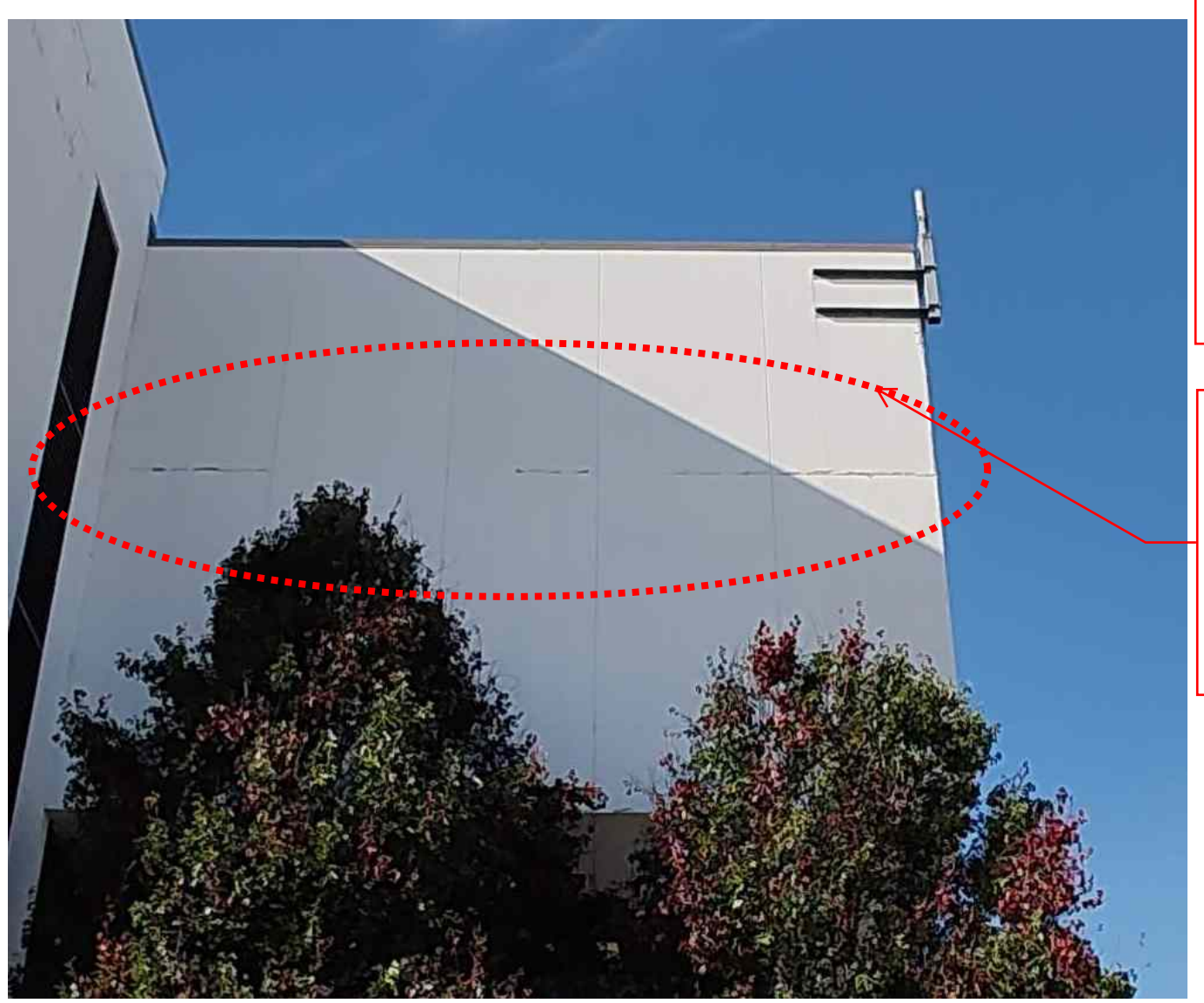
**PARTIAL BUILDING J THIRD AND FOURTH FLOOR PLAN**  
SCALE: 1/8" = 1'-0"  
NORTH

**GENERAL NOTES**

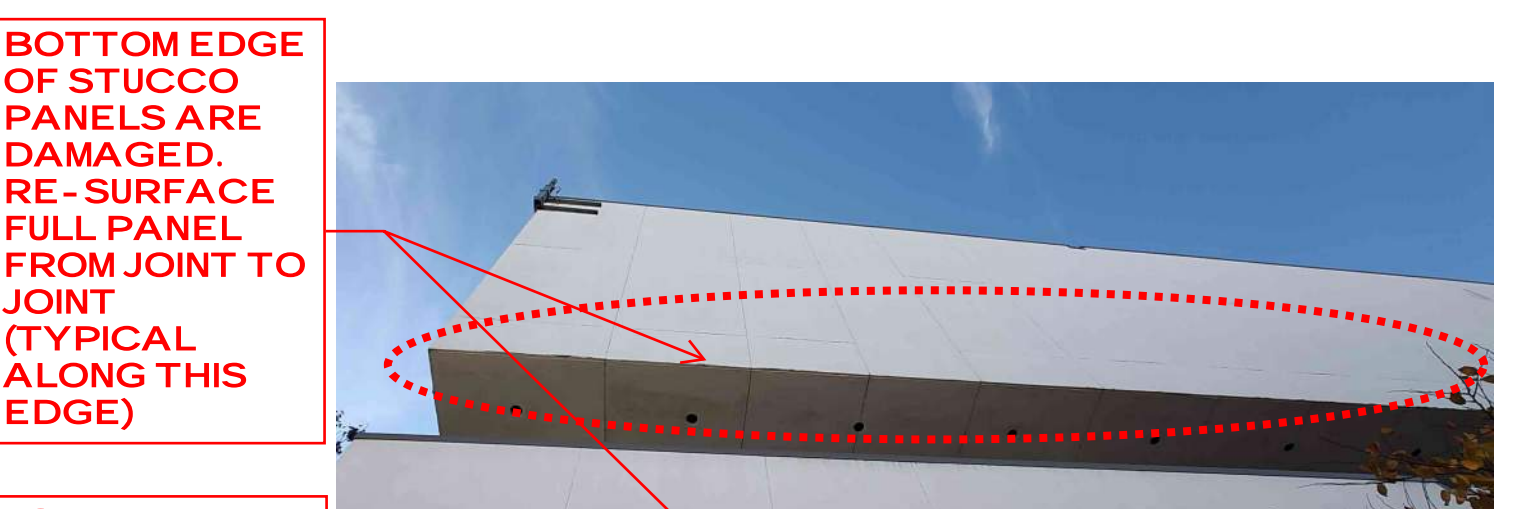
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**LEGEND**

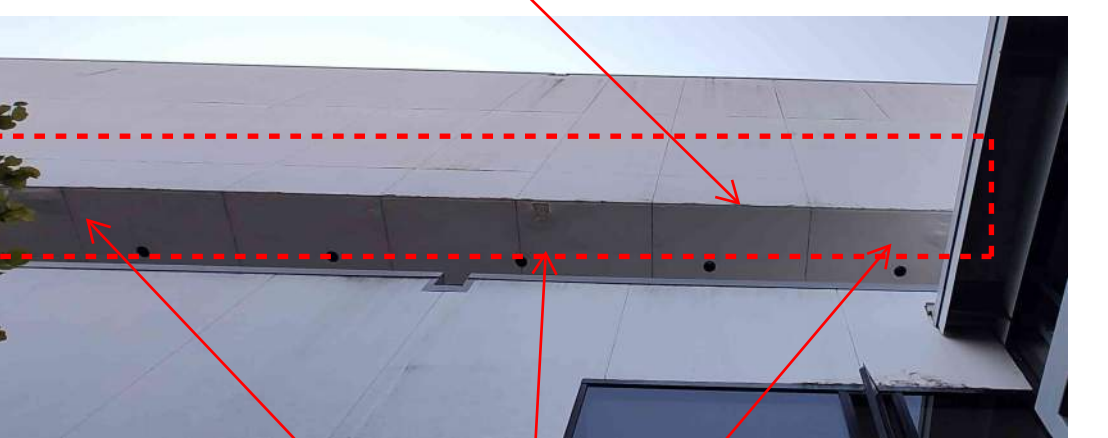
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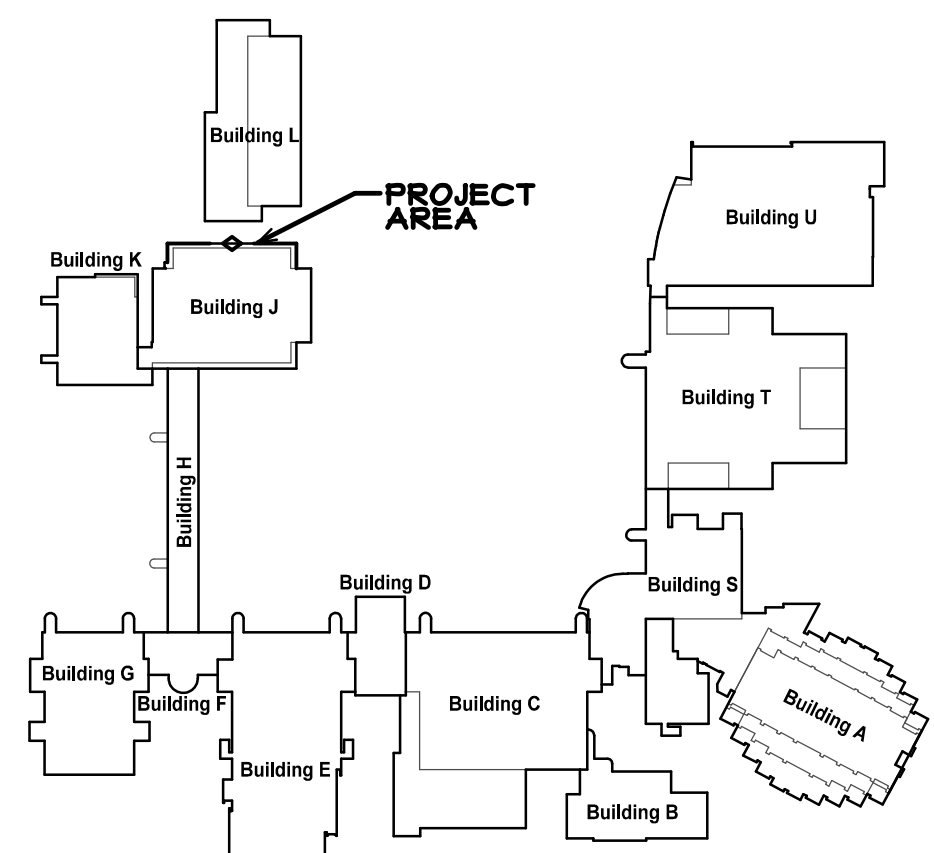
PICTURE "9J"



PICTURE "10J"



PICTURE "11J"



**SITE KEY PLAN**  
SCALE: N.T.S.  
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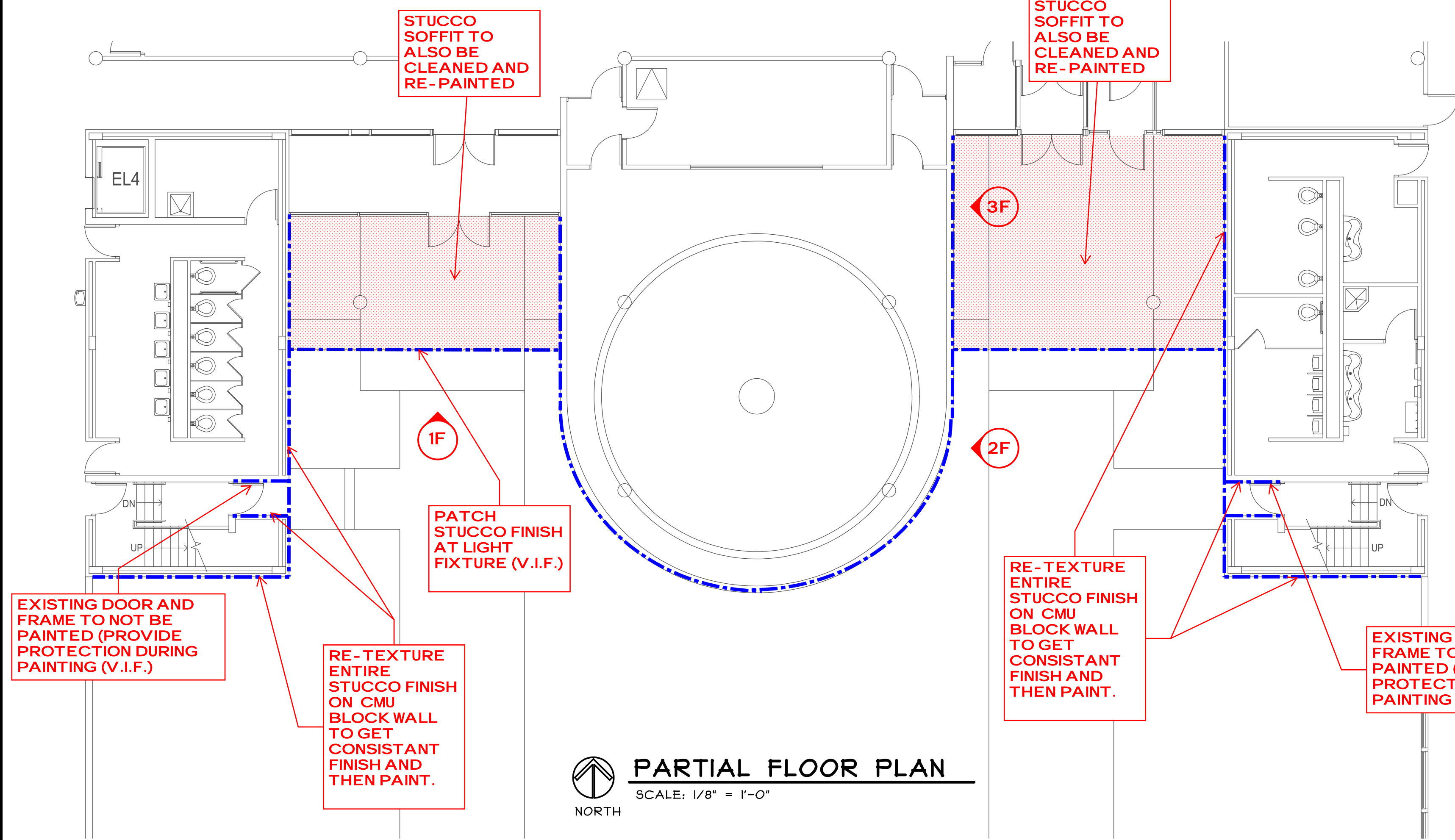
PROJECT NO.  
2409-02

SHEET NUMBER

**A3**

OF 7 SHEETS

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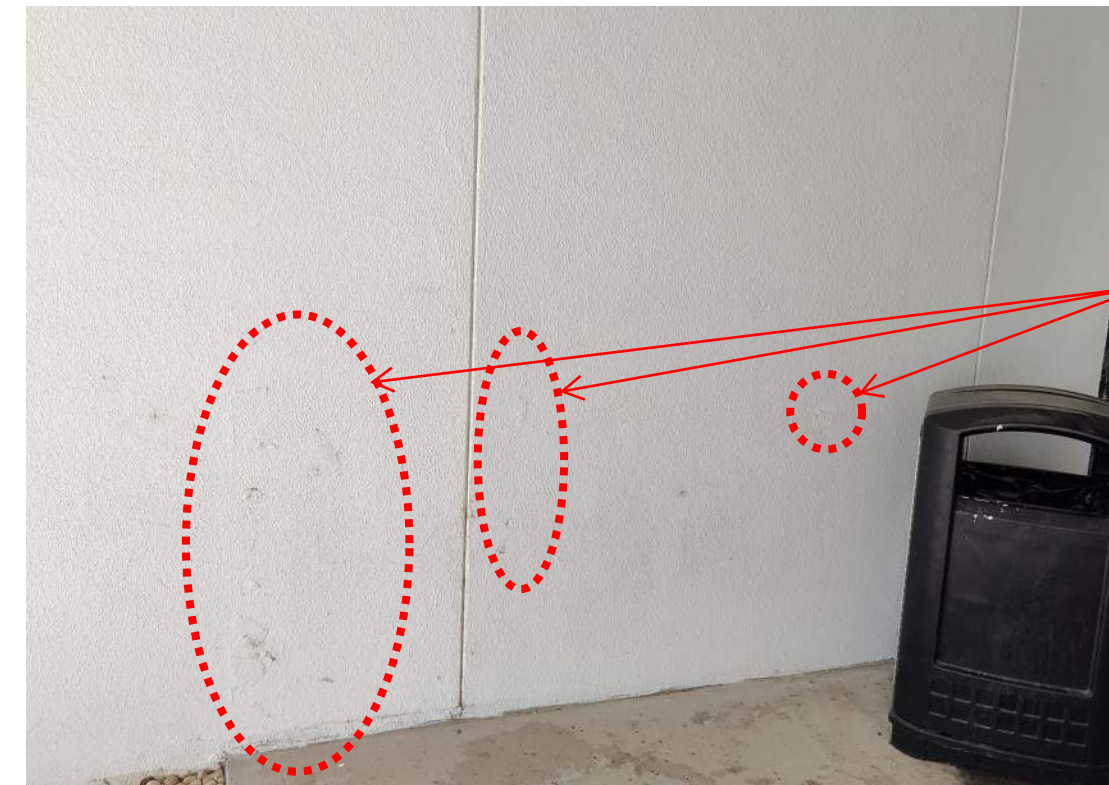


**PARTIAL FLOOR PLAN**  
SCALE: 1/8" = 1'-0"  
NORTH



PICTURE "2F"

BOTTOM EDGE OF STUCCO IS DAMAGED. RE- SURFACE FULL PANEL JOINT TO JOINT. (V.I.F.)



PICTURE "3F"

FIX WALL PATCHES AND RE- TEXTURE WALL PANEL JOINT TO JOINT (V.I.F.)

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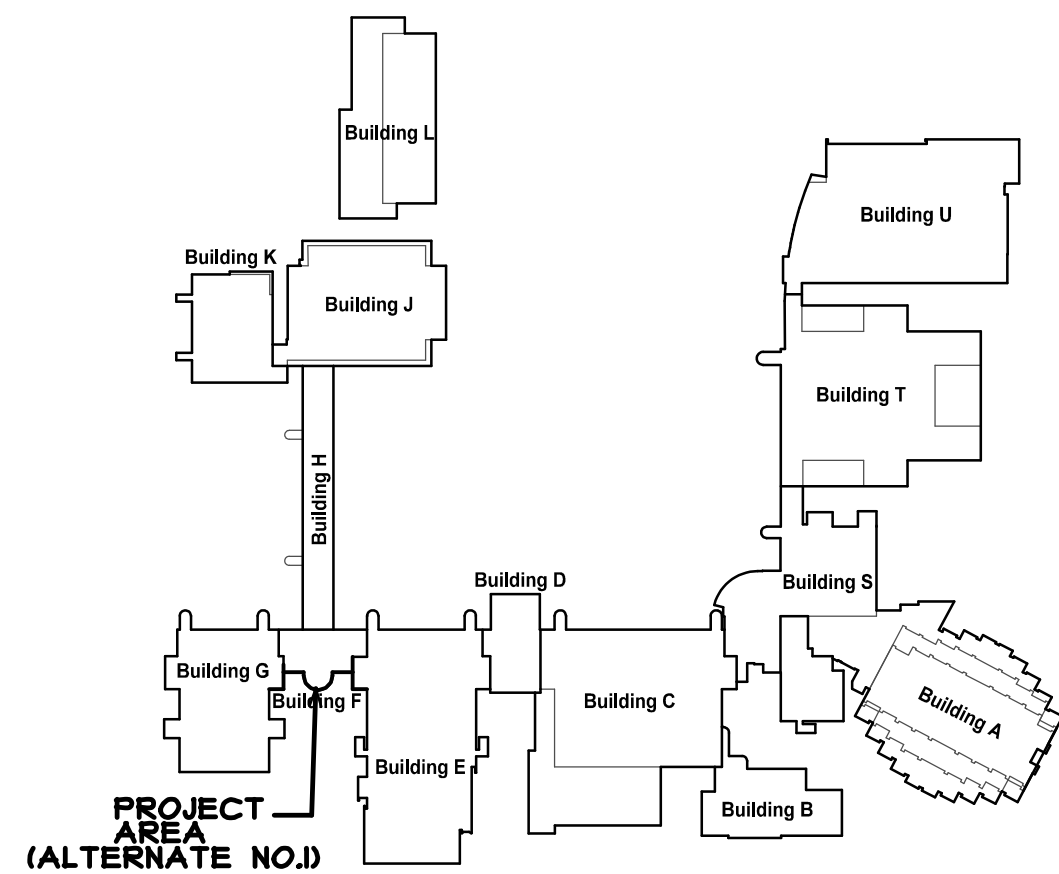
**LEGEND**

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PICTURE "1F"

OLD LIGHT FIXTURE SCREW HOLES TO BE PATCH AND PANEL TO BE RE- SURFACED FROM JOINT TO JOINT. (V.I.F.)



**SITE KEY PLAN**  
SCALE: N.T.S.  
NORTH

THIS SHEET IS ALTERNATE NO. 01

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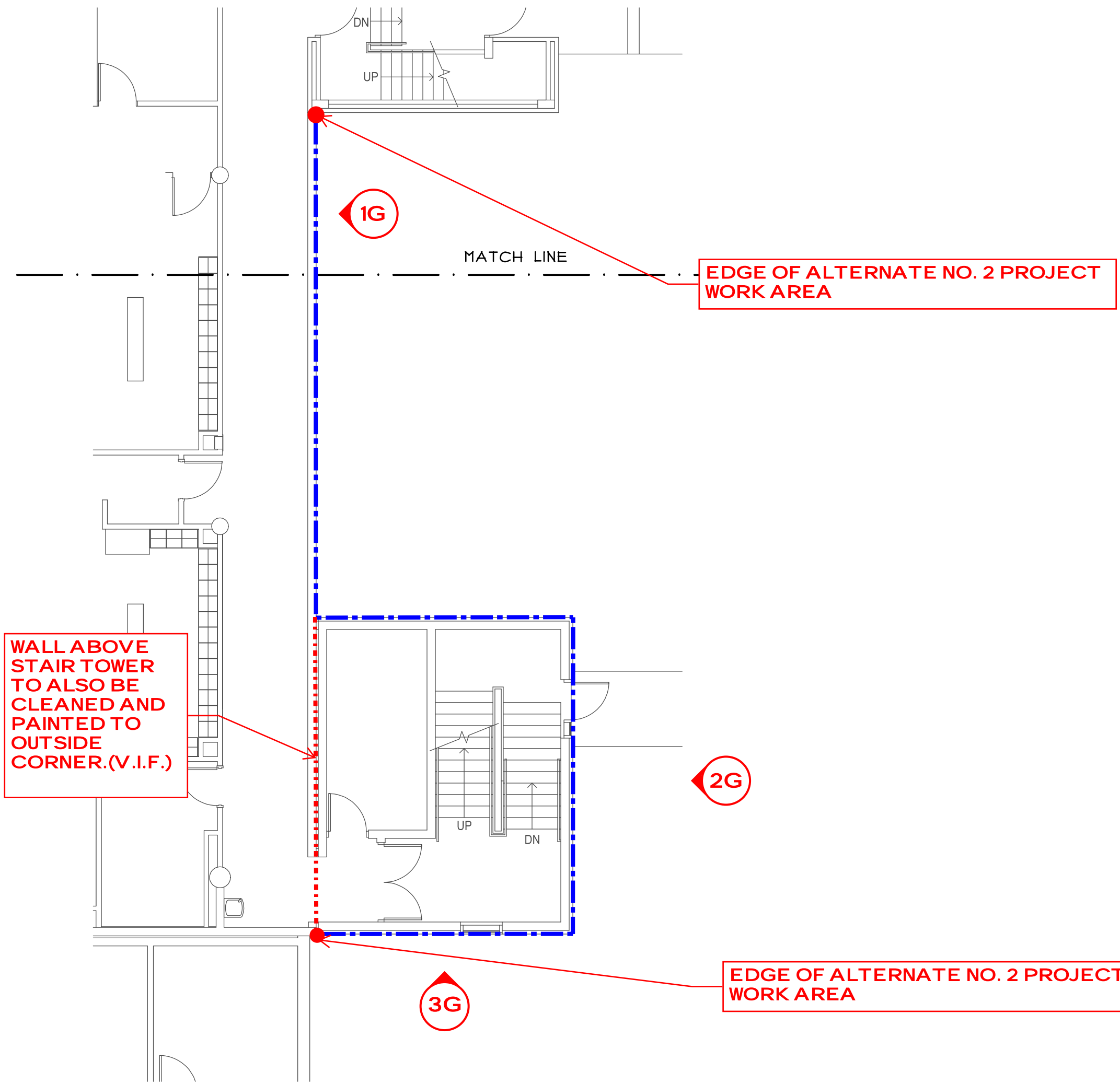
DATE: 10/21/2024  
REVISED:

PROJECT NO.  
2409-02

SHEET NUMBER

A4

OF 7 SHEETS



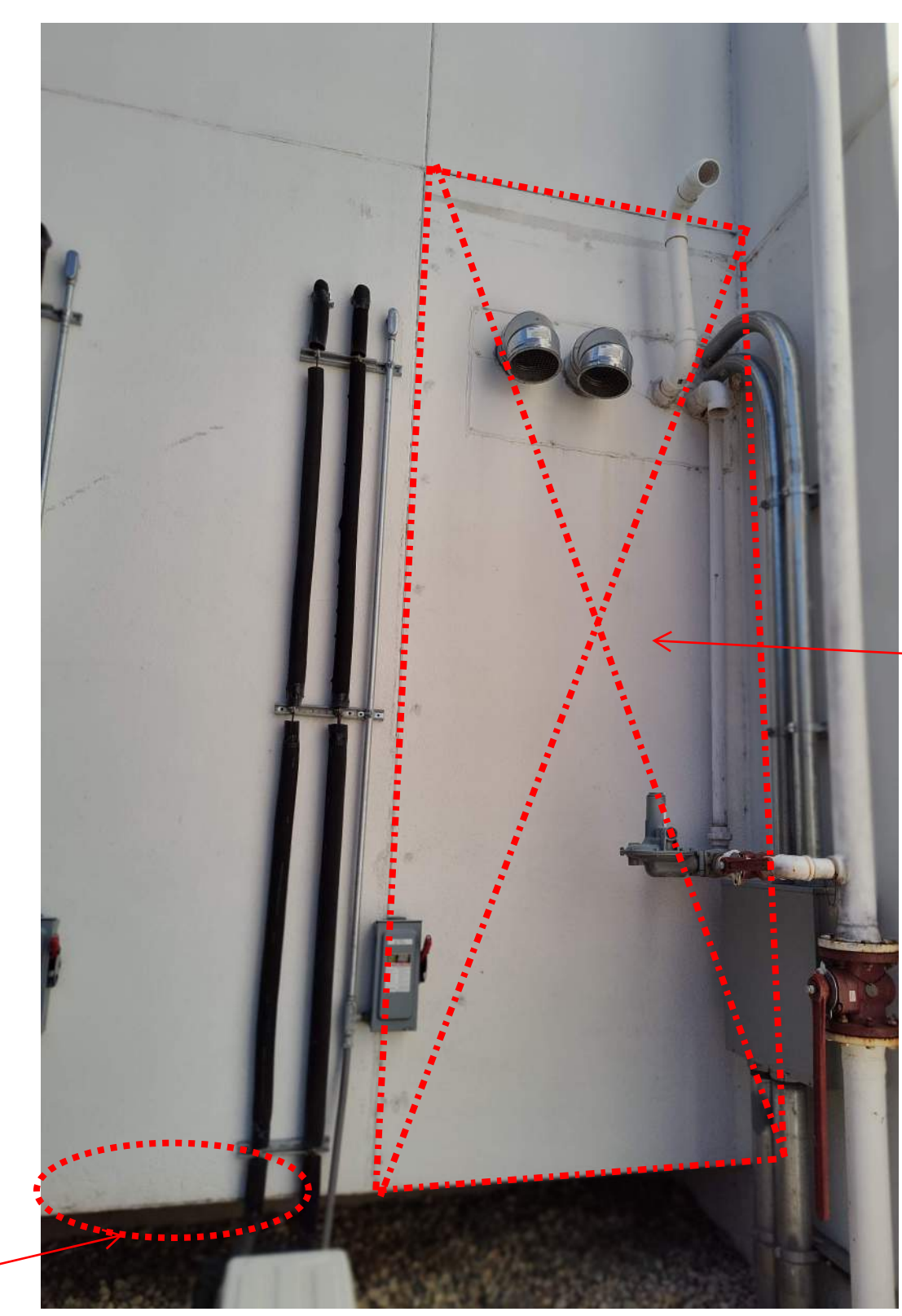
**PARTIAL FLOOR PLAN**  
SCALE: 1/8" = 1'-0"  
NORTH

**GENERAL NOTES**

- A. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID TO VERIFY EXISTING CONDITIONS AND EXTENT OF THE WORK. ANY ITEMS NOT SPECIFICALLY INDICATED THAT ARE IN CONFLICT WITH CONTRACT WORK SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER PRIOR TO BID FOR CLARIFICATION.
- B. ALL ITEMS REMOVED AND NOT SALVAGED SHALL BE PROPERLY DISPOSED OF OFF SITE BY THE CONTRACTOR.
- C. PATCH OR REPAIR DAMAGED SURFACES CAUSED TO ADJACENT AREAS DURING CONSTRUCTION OPERATIONS.
- D. KEEP WALKWAYS AND ENTRANCES SERVING BUILDING CLEAR AND AVAILABLE TO OWNER AND PUBLIC AT ALL TIMES. PROVIDE REQUIRED PROTECTION FOR THESE AREAS WHEN WORKING OVERHEAD. AT END OF EACH DAY'S WORK, PROVIDE WALKWAY BARRIERS INDICATING WALKWAY CLOSURE WHEN WORKING IN THE AREA.
- E. PROVIDE TEMPORARY PROTECTION FOR LANDSCAPING AROUND BUILDING. RESTORE LANDSCAPING AT END OF CONSTRUCTION TO MATCH EXISTING CONDITIONS. DOCUMENT EXISTING DAMAGE PRIOR TO BEGINNING CONSTRUCTION.
- F. WALL MOUNTED DEVICES NOT NOTED ARE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION. (V.I.F.)
- G. ANY ADDITIONAL AREA NOT ALREADY IDENTIFIED AFTER WALL CLEANING SHALL BE REPAIRED ACCORDING TO EXTERIOR RENOVATION NOTES.
- H. CONTRACTOR TO VERIFY IN FIELD IF WALLS IN PROJECT AREA IS PAINTED CHU, STUCCO ON CHU, STUCCO ON METAL LATH, OF E.I.F.S. AND REPAIR AND RETEXTURE/PAINT ACCORDINGLY. SEE AO FOR REPAIR NOTES.

**LEGEND**

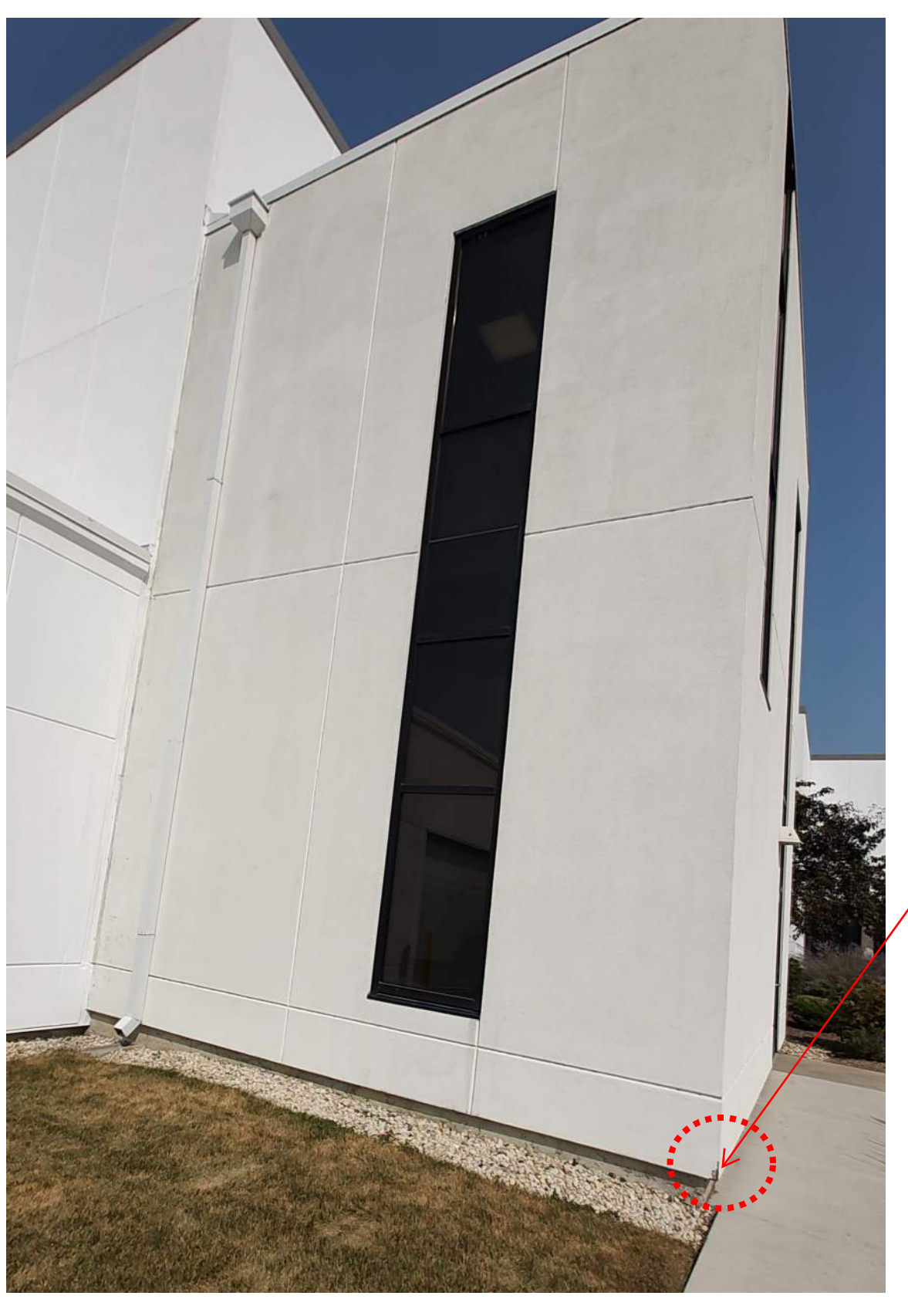
--- LINE INDICATES WALL AREA TO BE CLEANED AND RE-PAINTED. SEE PICTURE ELEVATIONS AND NOTES FOR AREAS OF REPAIR. SEE GENERAL NOTES ON SHEET AO.



PICTURE "1G"

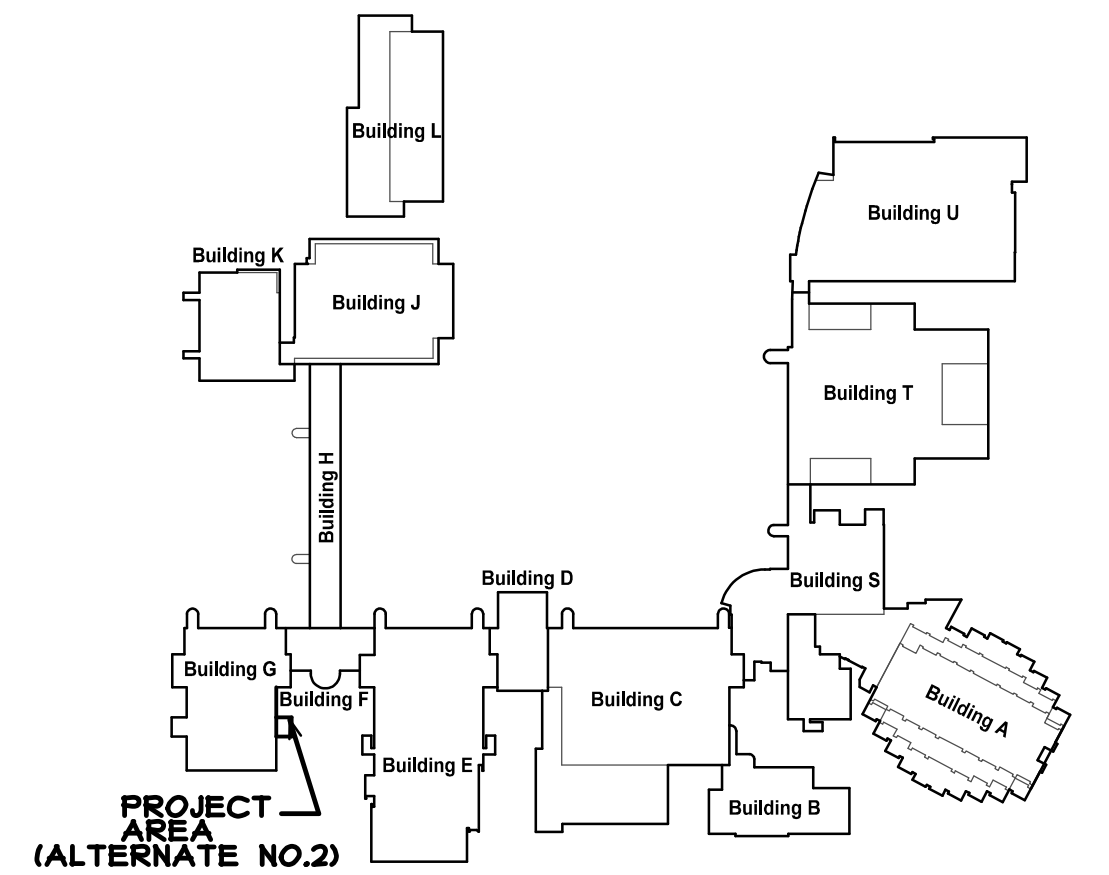


PICTURE "2G"



PICTURE "3G"

THIS SHEET IS ALTERNATE NO. 02



**SITE KEY PLAN**  
SCALE: N.T.S.  
NORTH

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REGISTRATION  
SEAL

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815-727-1311

NUMBER  
SET

**EXTERIOR PAINTING AND REPAIR - 2025**  
JOLIET JUNIOR COLLEGE  
1215 HOUBOLT ROAD  
JOLIET, ILLINOIS

DATE: 10/21/2024  
REVISED:

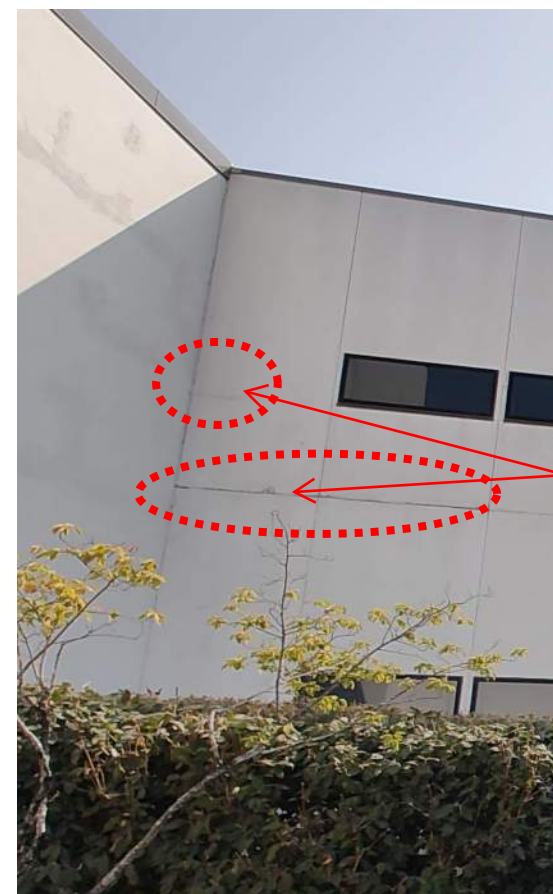
PROJECT NO.  
2409-02

SHEET NUMBER

**A5**

OF 7 SHEETS

\\192.168.1137\CURRENT PROJECTS\JJC- EXTERIOR BUILDING PAINTING PHASE TWO 2025\DRAWINGS\ARCH\A5AEC



CRACK IN STUCCO FINISH MID WALL

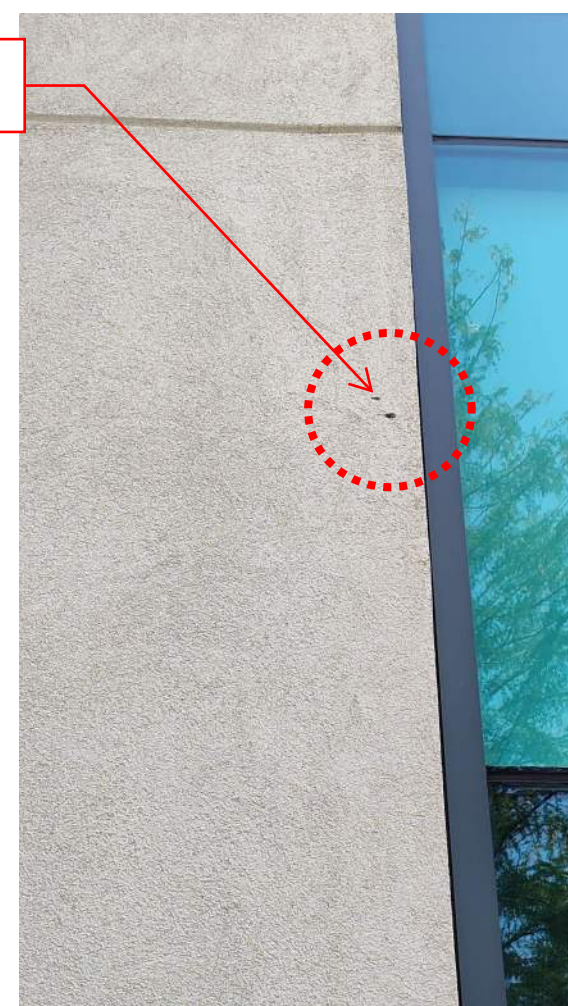
PICTURE "1E"

EDGE OF E.I.F.S. IS DAMAGED. RE-TEXTURE ENTIRE PANEL JOINT TO JOINT.



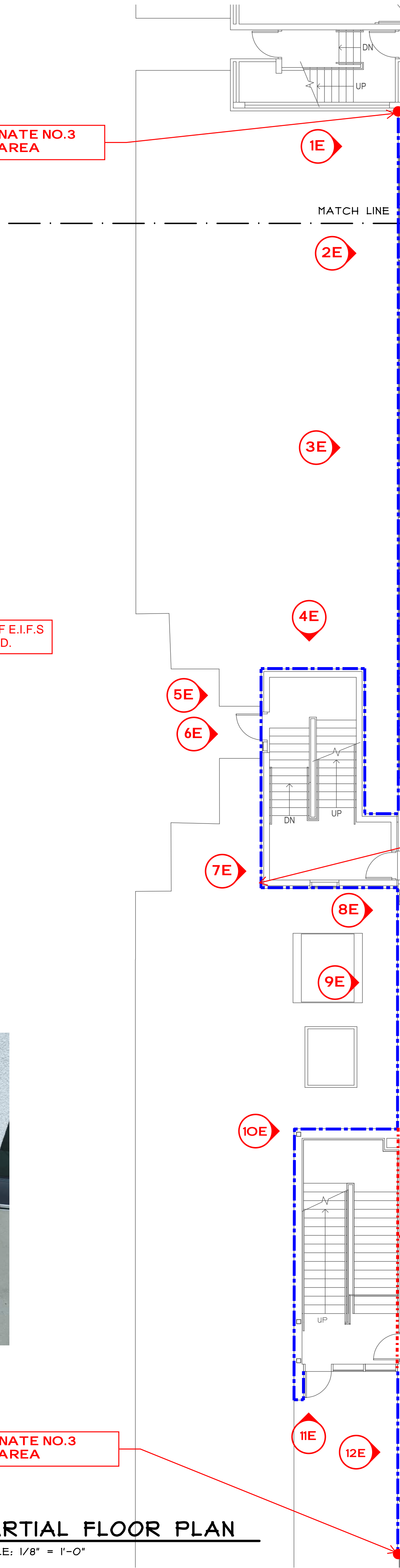
PICTURE "6E"

CHIP IN E.I.F.S FINISH



PICTURE "9E"

EDGE OF ALTERNATE NO.3 PROJECT WORK AREA



**GENERAL NOTES**

- A. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID TO VERIFY EXISTING CONDITIONS AND EXTENT OF THE WORK. ANY ITEMS NOT SPECIFICALLY INDICATED THAT ARE IN CONFLICT WITH CONTRACT WORK SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER PRIOR TO BID FOR CLARIFICATION.
- B. ALL ITEMS REMOVED AND NOT SALVAGED SHALL BE PROPERLY DISPOSED OF OFF SITE BY THE CONTRACTOR.
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- F. WALL MOUNTED DEVICES NOT NOTED ARE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION. (V.I.F.)
- G. ANY ADDITIONAL AREA NOT ALREADY IDENTIFIED AFTER WALL CLEANING SHALL BE REPAIRED ACCORDING TO EXTERIOR RENOVATION NOTES.
- H. CONTRACTOR TO VERIFY IN FIELD IF WALLS IN PROJECT AREA IS PAINTED CMU, STUCCO ON CMU, STUCCO ON METAL LATH, OF E.I.F.S. AND REPAIR AND RETEXTURE/PAINT ACCORDINGLY. SEE AO FOR REPAIR NOTES.

**LEGEND**

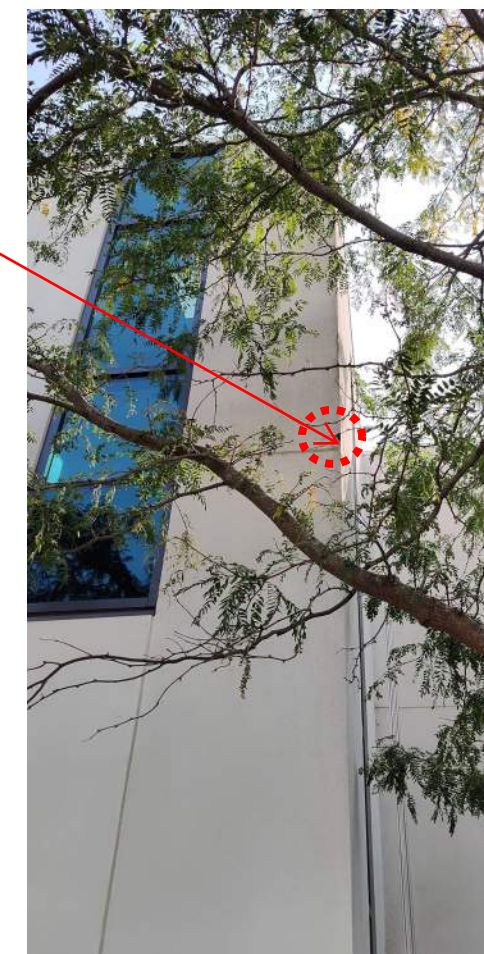
--- LINE INDICATES WALL AREA TO BE CLEANED AND RE-PAINTED. SEE PICTURE ELEVATIONS AND NOTES FOR AREAS OF REPAIR. SEE GENERAL NOTES ON SHEET AO.



PICTURE "2E"

E.I.F.S FINISH IS DAMAGD WITH +/- 3" HOLE.

BOTTOM EDGE OF STUCCO IS DAMAGED. RE-TEXTURE ENTIRE PANEL JOINT TO JOINT



PICTURE "7E"



PICTURE "3E"

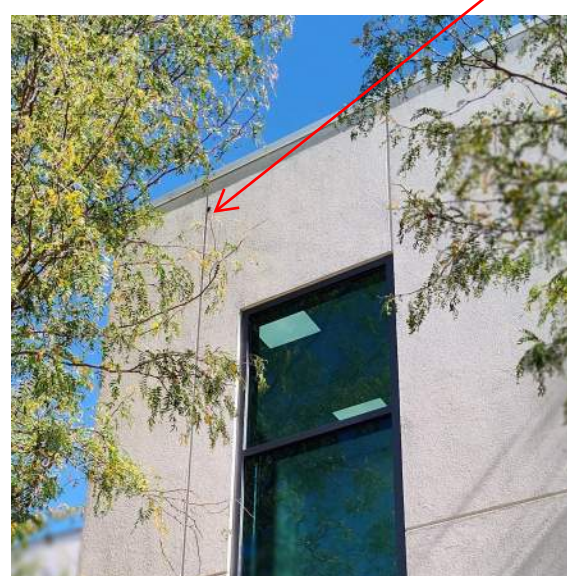
BOTTOM EDGE OF STUCCO IS DAMAGED. RE-TEXTURE ENTIRE PANEL JOINT TO JOINT



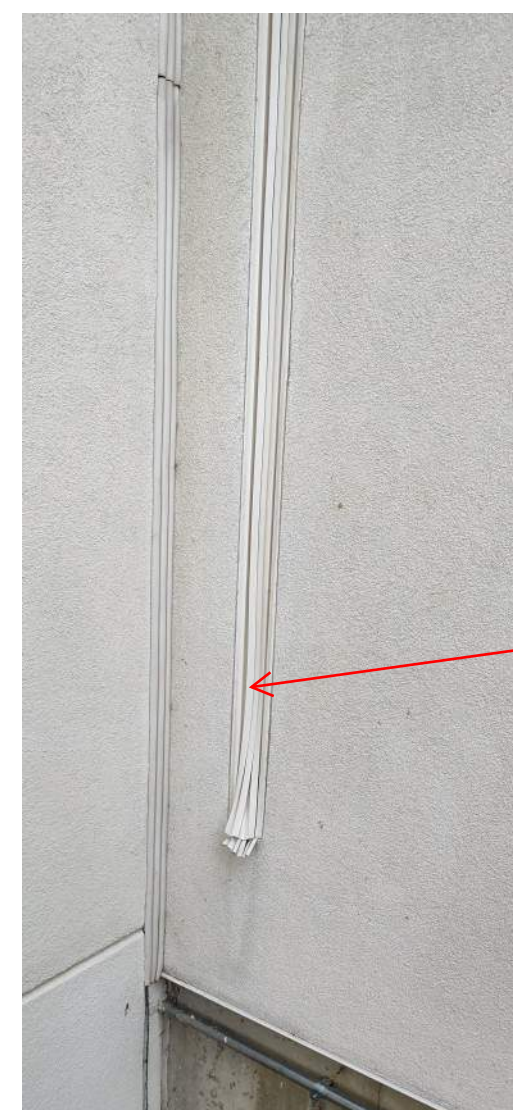
PICTURE "4E"

CHIP IN E.I.F.S. FINISH

E.I.F.S. FINISH IS DAMAGD WITH +/- 3" HOLE.



PICTURE "5E"



PICTURE "8E"

EXISTING EXPANSION JOINT SEAL HAD SETTLED AND NEEDS TO BE REINSTALLED PROPERLY.(V.I.F.)

EDGE OF E.I.F.S FINISH IS DAMAGED.



PICTURE "11E"

EDGE OF ALTERNATE NO.3 PROJECT WORK AREA

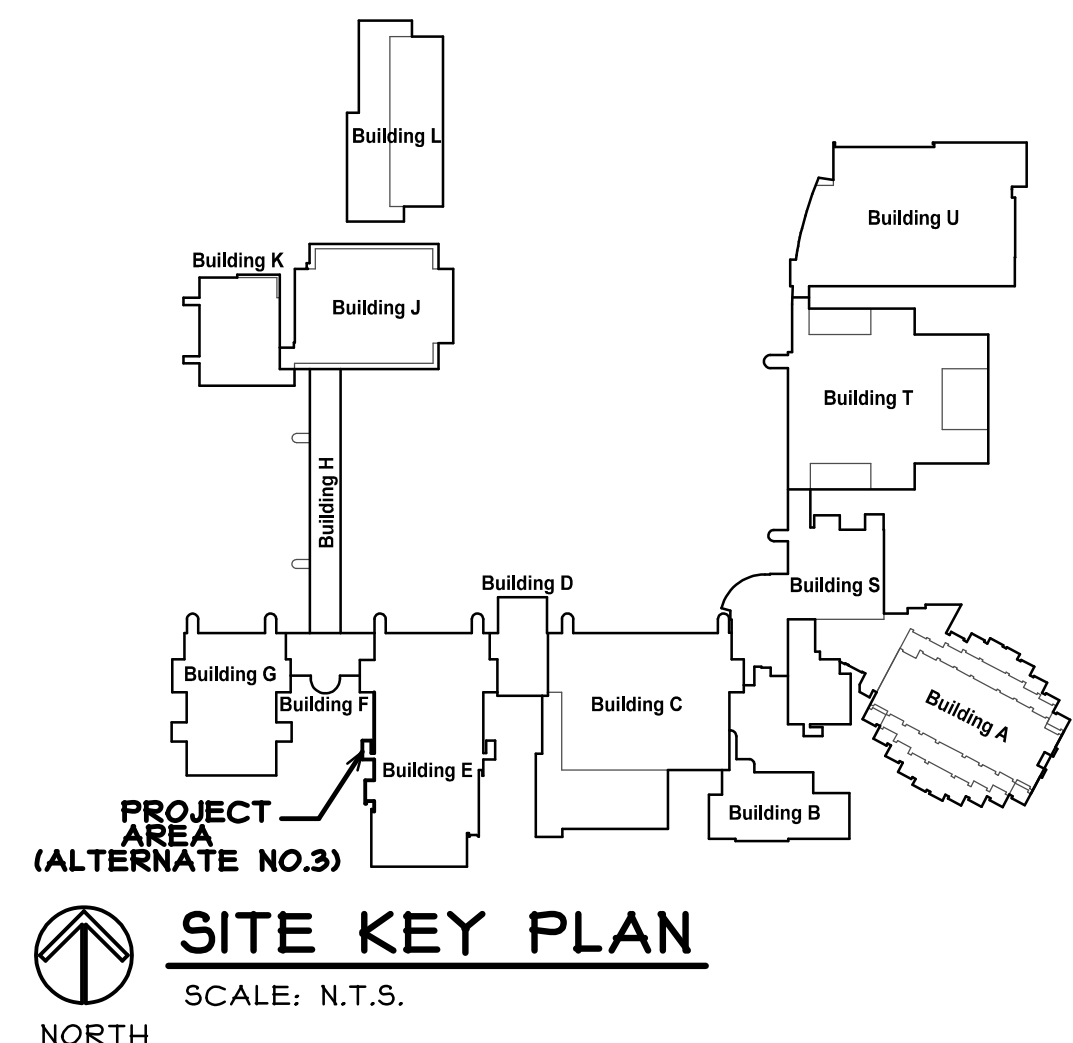


PICTURE "12E"

BOTTOM EDGE OF E.I.F.S IS DAMAGED. RE-TEXTURE ENTIRE PANEL JOINT TO JOINT

MULCH AND PLANTINGS THAT COVER WALL SHOULD BE PULL AWAY AT THIS CORNER. (V.I.F)

WALL ABOVE STAIR TOWER TO ALSO BE CLEANED AND PAINTED.(V.I.F.)



**PARTIAL FLOOR PLAN**

SCALE: 1/8" = 1'-0"



**SITE KEY PLAN**

SCALE: N.T.S.

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THIS SHEET IS ALTERNATE NO. 03

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2409-02

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