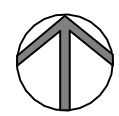
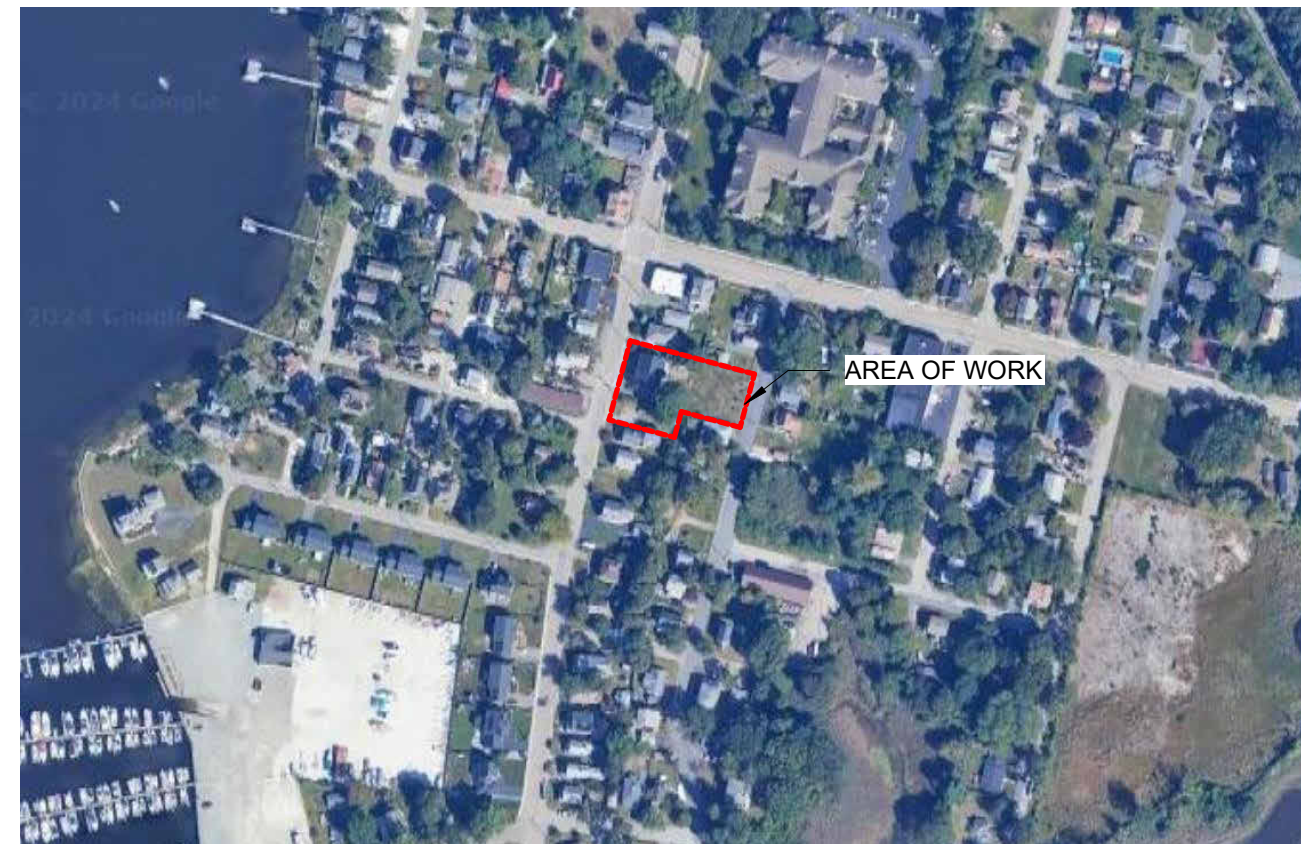


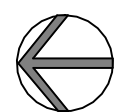
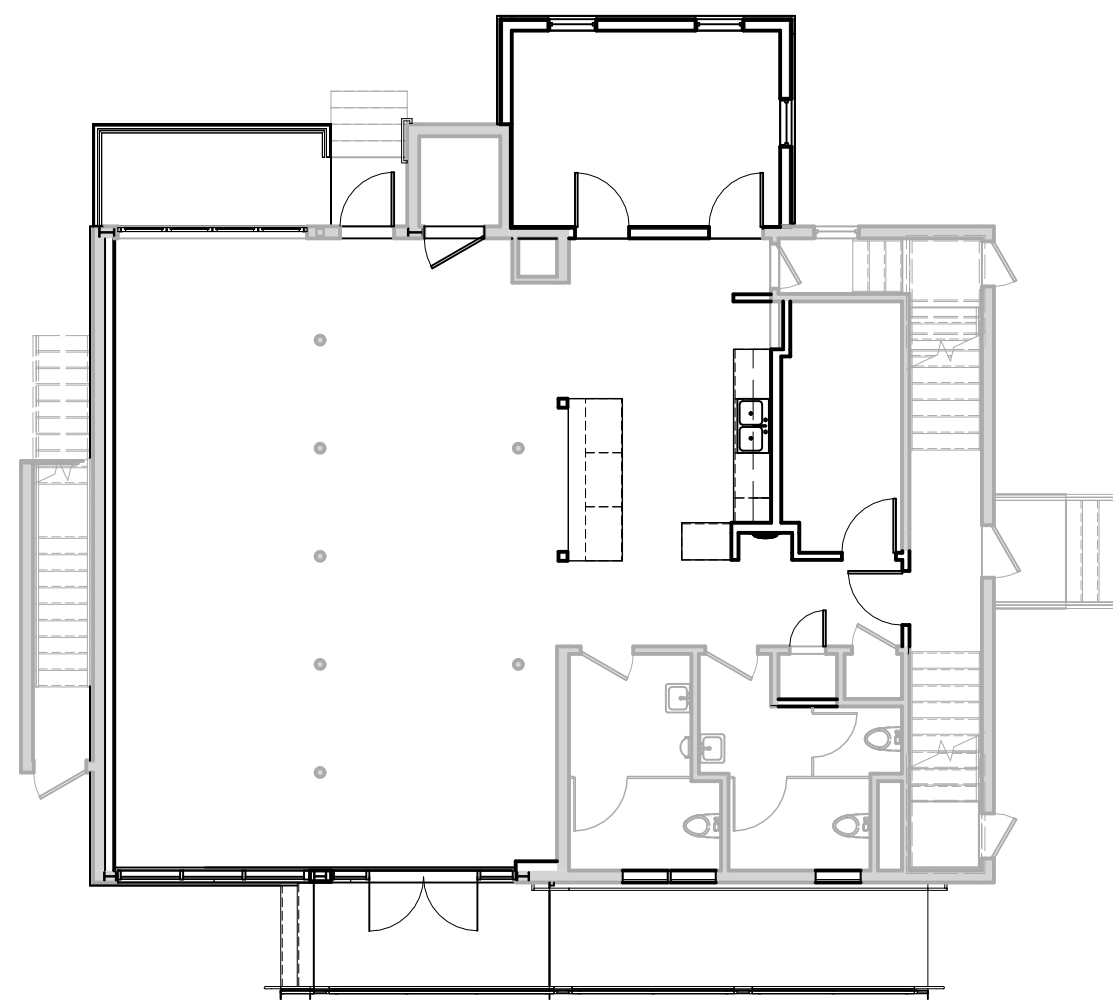


RENOVATION OF BAY SPRING COMMUNITY CENTER

170 NARRAGANSETT AVE, BARRINGTON, RI 02806



LOCUS MAP : NTS



BUILDING KEY PLAN : NTS



ARCHITECT

**BREWSTER THORNTON
GROUP ARCHITECTS LLP**

317 IRON HORSE WAY
SUITE 202
PROVIDENCE, RI 02908
401 . 861 . 1600
BREWSTERTHORNTON.COM

CLIENT

TOWN OF BARRINGTON

283 COUNTRY ROAD
BARRINGTON, RI 02806
401 . 246 . 0007

MP/FP

**WILKINSON ASSOCIATES INC
CONSULTING ENGINEERS**

615 JEFFERSON BOULEVARD
WARWICK, RI 02886
401 . 737 . 6382

ELECTRICAL/FA

STERLING ENGINEERS, INC

79 MAIN STREET
STURBRIDGE, MA 01566
508 . 347 . 9101

STRUCTURAL

**STRUCTURES NORTH CONSULTING
ENGINEERS**

60 WASHINGTON ST. , SUITE 401
SALEM, MA 01970-3517
978 . 754 . 6817

COST ESTIMATOR

**KEOUGH CONSTRUCTION
MANAGEMENT**

312 WATERMAN AVENUE
EAST PROVIDENCE, RI 02914
401 . 383 . 8266

PROJECT NAME
BAY SPRING COMMUNITY CENTER

PROJECT ISSUE
**BID SET
02/07/2025**

PROJECT NUMBER
BTGA #2402



PHOTO 1



PHOTO 2



PHOTO 3



PHOTO 4



PHOTO 5



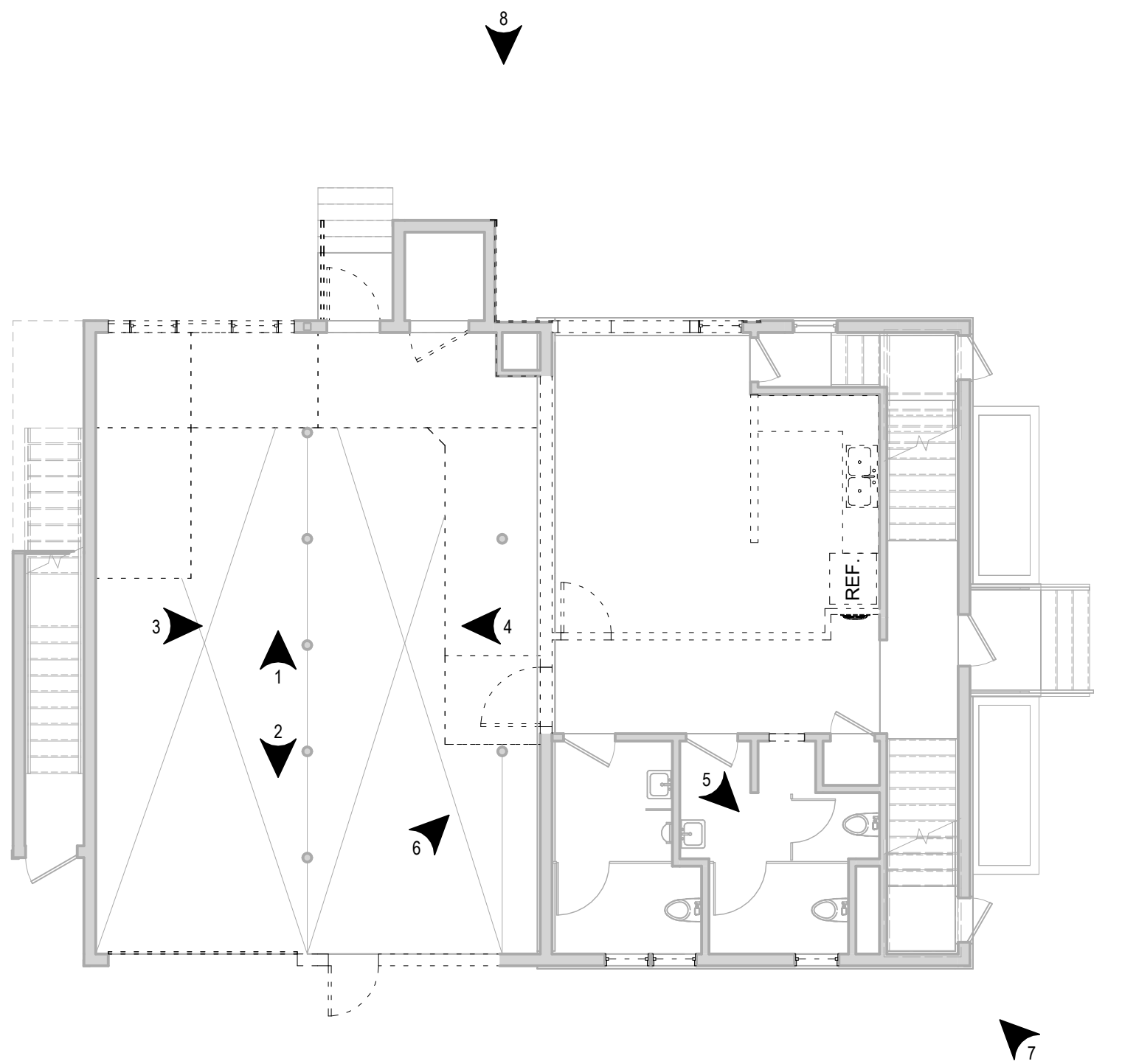
PHOTO 6



PHOTO 7



PHOTO 8



DEMO KEY FLOOR PLAN
1/8" = 1'-0"

RENOVATIONS OF
BAY SPRING COMMUNITY CENTER

170 NARRAGANSETT AVE, BARRINGTON, RI 02806

BREWSTER
THORNTON
GROUP
ARCHITECTS
LLP

317 Iron Horse Way,
Suite 202
Providence, RI 02908

401.861.1600
brewsterthornton.com

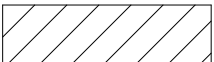
JOB NO. 2402	DATE 02/07/2025
ISSUE : BID SET	
NO.	REVISION DESCRIPTION

SHEET TITLE
DEMOLITION
PHOTOS

SHEET
D1.2

EQUIPMENT SCHEDULE		
MARK	NAME	COUNT
AA	DECIBEL XL POD	2
BB	DECIBEL CONFERENCE POD	1
CC	REFRIGERATOR	1
DD	MICROWAVE	1

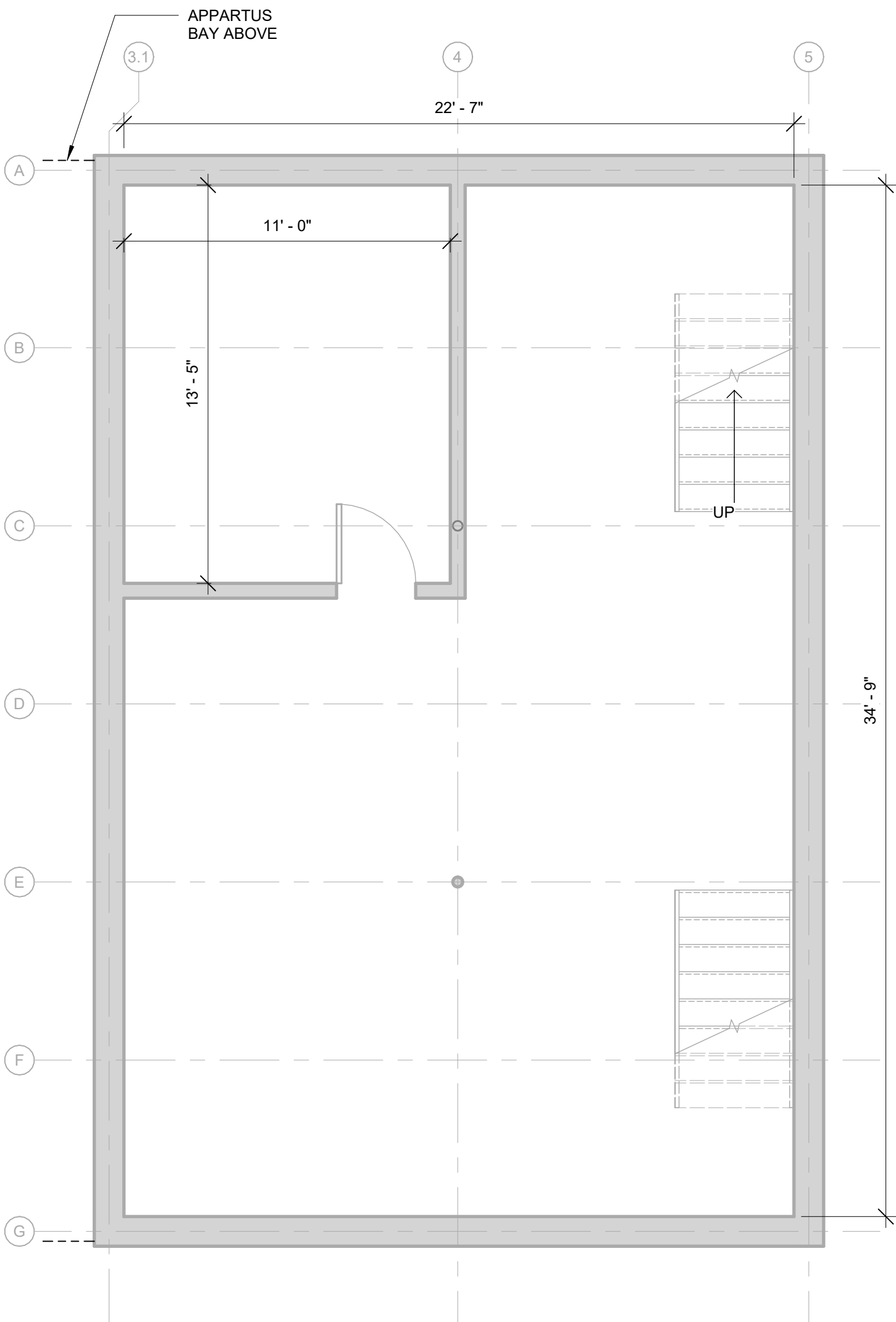
PLAN GENERAL NOTES	
ALL NEW INTERIOR PARTITIONS TO BE TYPE "A" UNLESS OTHERWISE NOTED.	



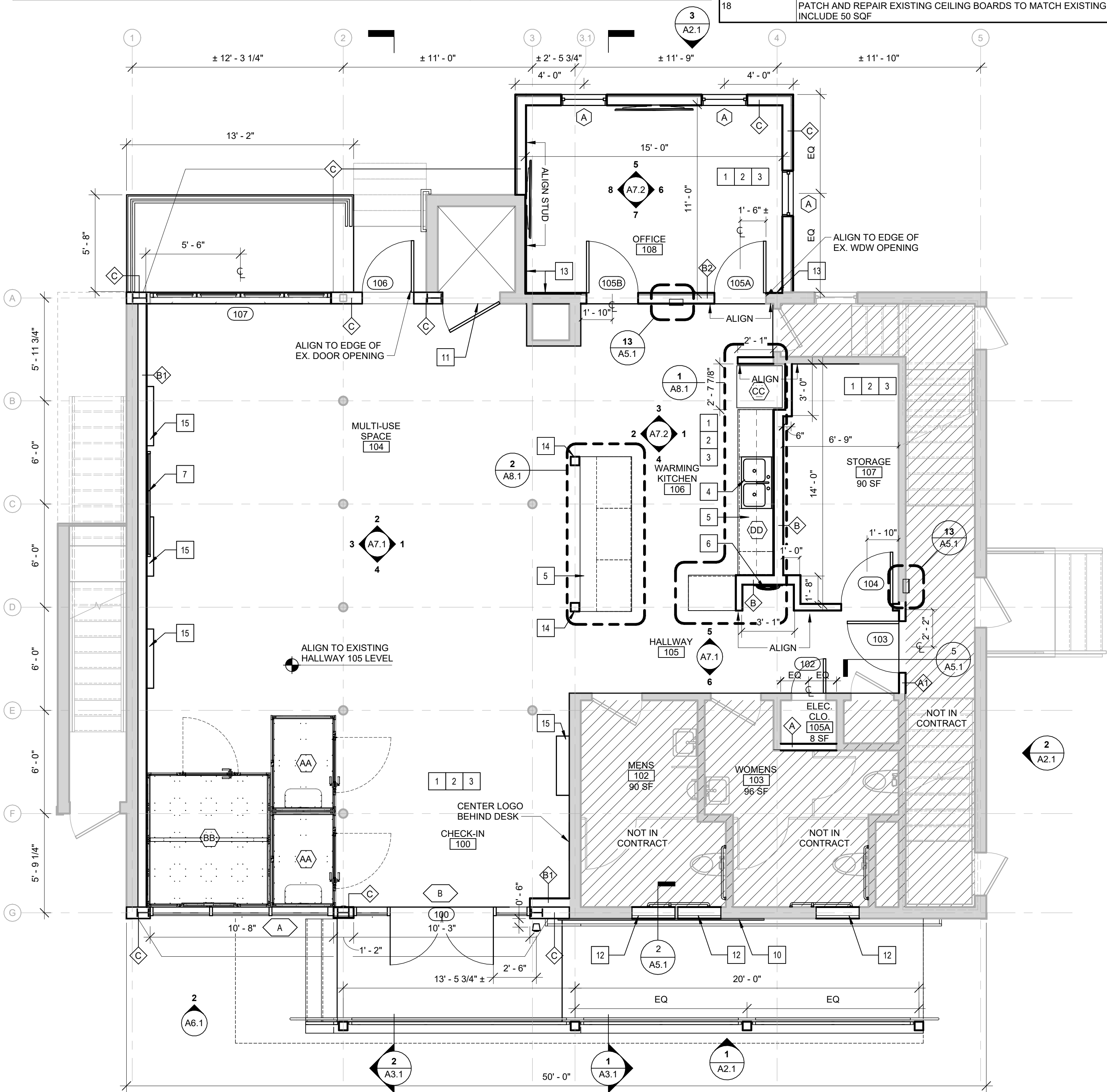
NOT IN CONTRACT

ALTERNATES	
1: OFFICE ADDITION: ALTERNATE: 15'-0" X 11'-0" OFFICE LOCATED ON EAST SIDE OF BUILDING. DRAWINGS INCLUDED WITHIN SET.	BASE BID: NO WORK
2: NANA WALL: ALTERNATE: 7'-4" HIGH X 10'-6" LONG NANA WALL LOCATED ON WEST EXTERIOR WALL. SEE PROJECT SPECIFICATIONS.	BASE BID: ALUMINUM STOREFRONT #07 AS PER DRAWING INCLUDED.
3: UNDER STAGE STRUCTURE: ALTERNATE: REFER TO STRUCTURAL	BASE BID: NO WORK
4: BACK PATIO: ALTERNATE: 13'-2" X 5'-8" CONCRETE PAD LOCATED ON EAST SIDE OF BUILDING. DRAWINGS INCLUDED WITHIN SET.	BASE BID: NO WORK
5: CONCRETE RAMP: ALTERNATE: CONCRETE PAD, STAIRS AND LANDING LOCATED ON WEST SIDE OF BUILDING. DRAWINGS INCLUDED WITHIN SET.	BASE BID: NO WORK
6: METAL CANOPY: ALTERNATE: METAL CANOPY AND STRUCTURAL COLUMNS LOCATED ON WEST SIDE OF BUILDING. DRAWINGS INCLUDED WITHIN SET.	BASE BID: NO WORK
7: IT/AV EQUIPMENT: ALTERNATE: REFER TO ELECTRICAL AND MECHANICAL	BASE BID: NO WORK
8: KITCHEN CASEWORK: ALTERNATE: CASEWORK, COUNTERTOP, APPLIANCES LOCATED WITHIN WARMING KITCHEN. DRAWINGS INCLUDED WITHIN THE SET.	BASE BID: NO WORK

FLOOR PLAN KEYNOTES	
KEYNOTE NUMBER	KEYNOTE
1	PROVIDE AND INSTAL FLOORING AS SCHEDULED
2	INSTALL DRYWALL AS SHOWN
3	PRIME AND PAINT WALLS AS SCHEDULED
4	INSTALL SINK AND COUNTERTOP AS SCHEDULED
5	INSTALL CASEWORK AS SCHEDULED
6	REINSTALL EXISTING BOTTLE FILLER. REFER TO PLUMBING FOR PIPING.
7	LED DISPLAY SCREEN BY OWNER. INSTALLED BY CONTRACTOR. PROVIDE BLOCKING AS REQUIRED
8	INSTALL LIGHT FIXTURE. SEE ELECTRICAL DRAWINGS FOR MORE INFORMATION
9	REINSTALL EXISTING LIGHT FIXTURE PROVIDED BY OWNER. SEE ELECTRICAL DRAWINGS FOR MORE INFORMATION
10	REINSTALL EXISTING SIGNAGE. INSTALLED BY CONTRACTOR. PROVIDE BLOCKING AS REQUIRED
11	ADJUST EXISTING ENTRANCE DOOR AND LIFT STOP TO MATCH ELEVATION OF PROPOSED FIRST FLOOR
12	INFILL OPENING AND MATCH TO EXISTING EXTERIOR WALL
13	INSTALL GYPSUM BOARD OVER EXISTING STRUCTURE
14	COLUMNS. SEE STRUCTURAL
15	RADIATORS. SEE MECHANICAL
16	SECURITY CAMERA. REFER TO ELECTRICAL
17	WIRELESS ACCESS POINT. REFER TO ELECTRICAL
18	PATCH AND REPAIR EXISTING CEILING BOARDS TO MATCH EXISTING. INCLUDE 50 SQF



1 BASEMENT FLOOR PLAN (INCLUDED FOR REFERENCE ONLY)
A1.1 Scale: 1/4" = 1'-0"



2 FIRST FLOOR PLAN
A1.1 Scale: 1/4" = 1'-0"

RENOVATIONS OF BAY SPRING COMMUNITY CENTER

170 NARRAGANSETT AVE. BARRINGTON, RI 02806

BREWSTER
THORNTON
GROUP
ARCHITECTS
LLP

317 Iron Horse Way,
Suite 202
Providence, RI 02908

401.861.1600
brewsterthornton.com

JOB NO. 2402	DATE 02/07/2025
ISSUE : BID SET	
NO.	REVISION DESCRIPTION

SHEET TITLE
FLOOR PLANS

SHEET
A1.1

2/7/2025 9:54:04 AM



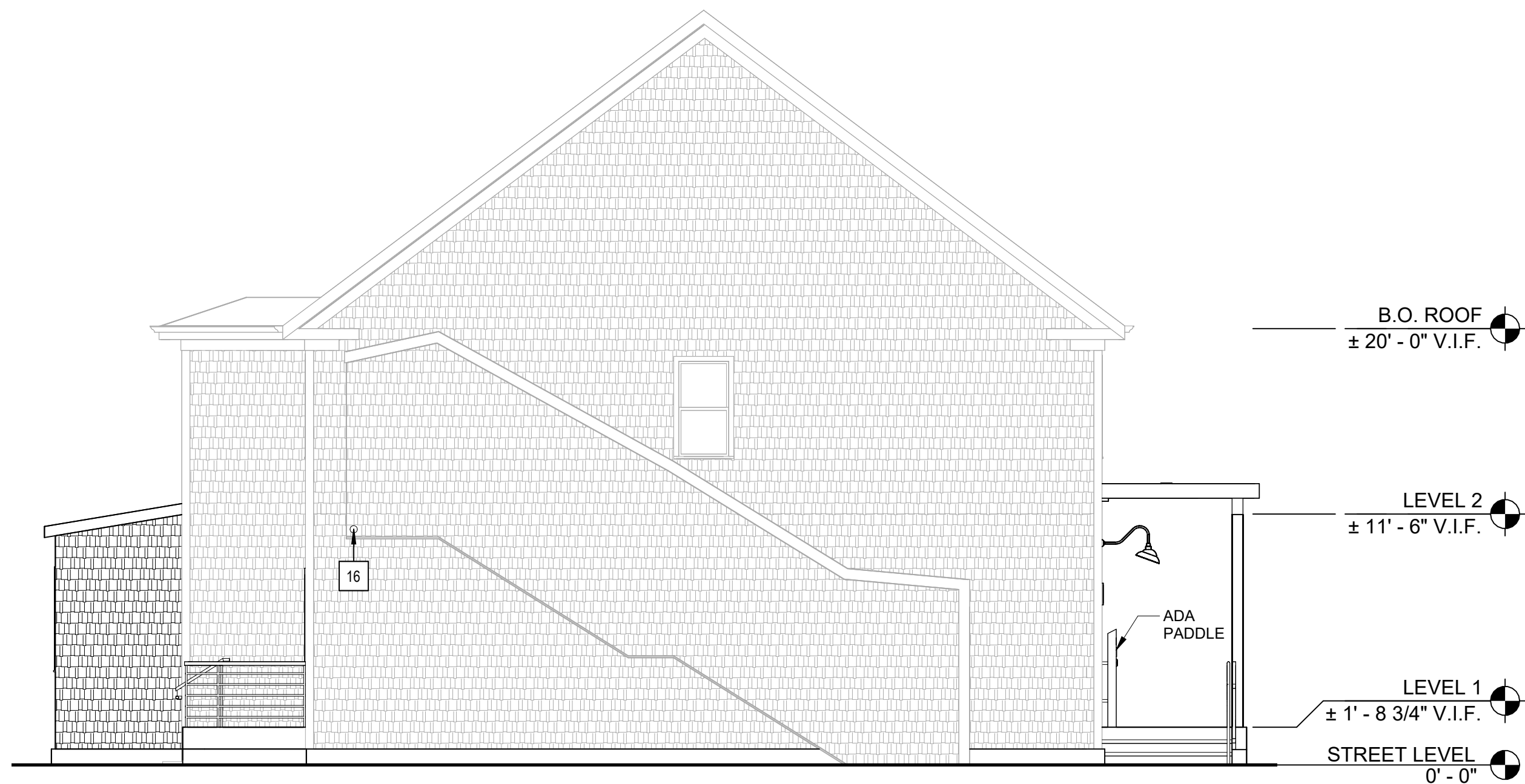
1 EAST ELEVATION
Scale: 3/16" = 1'-0"



2 NORTH ELEVATION
Scale: 3/16" = 1'-0"



3 WEST ELEVATION
Scale: 3/16" = 1'-0"



4 SOUTH ELEVATION
Scale: 3/16" = 1'-0"

FLOOR PLAN KEYNOTES

KEYNOTE NUMBER	KEYNOTE
1	PROVIDE AND INSTAL FLOORING AS SCHEDULED
2	INSTALL DRYWALL AS SHOWN
3	PRIME AND PAINT WALLS AS SCHEDULED
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14	COLUMNS, SEE STRUCTURAL
15	RADIATORS, SEE MECHANICAL
16	SECURITY CAMERA, REFER TO ELECTRICAL
17	WIRELESS ACCESS POINT, REFER TO ELECTRICAL
18	PATCH AND REPAIR EXISTING CEILING BOARDS TO MATCH EXISTING. INCLUDE 50 SQF

RENOVATIONS OF BAY SPRING COMMUNITY CENTER

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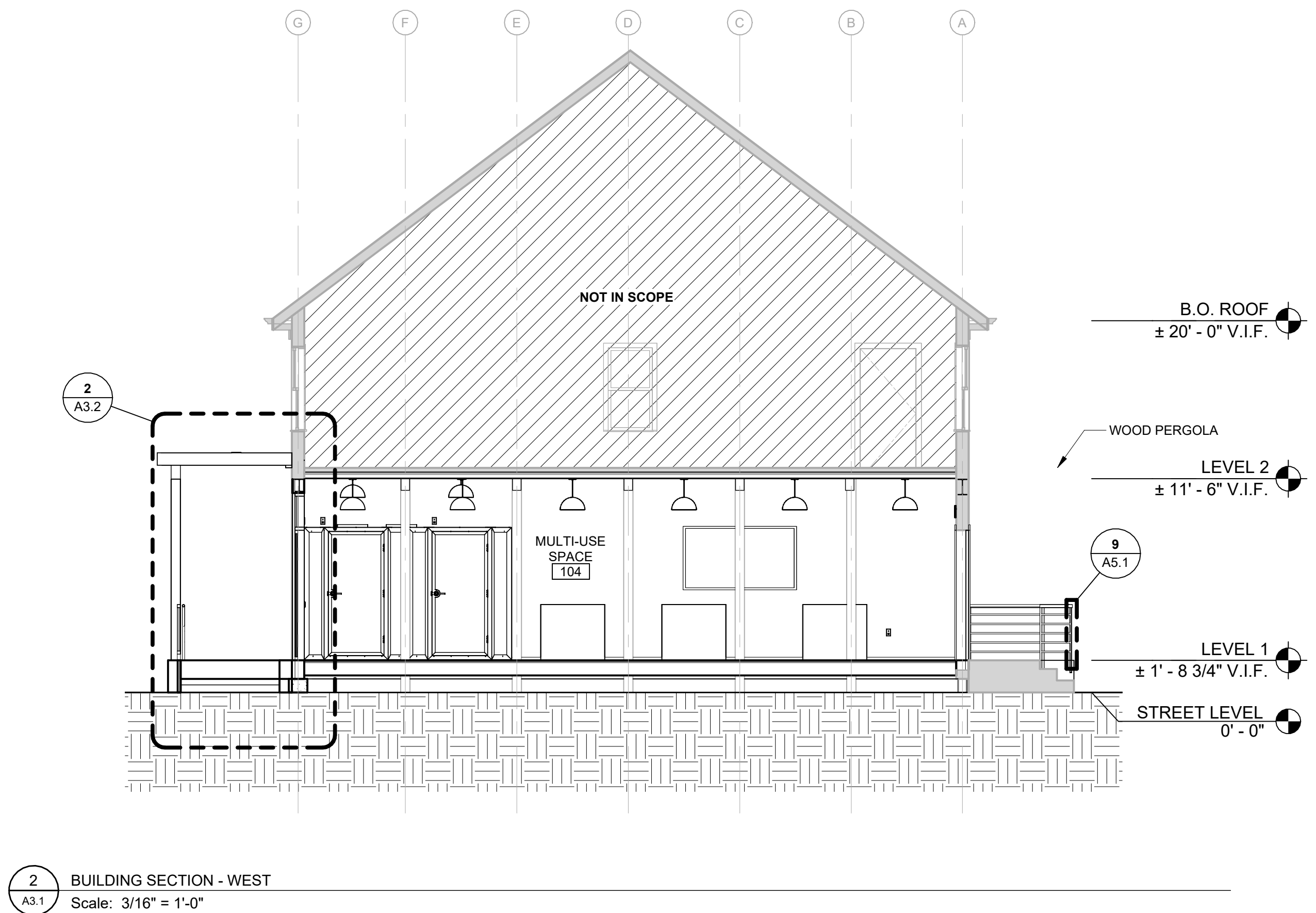
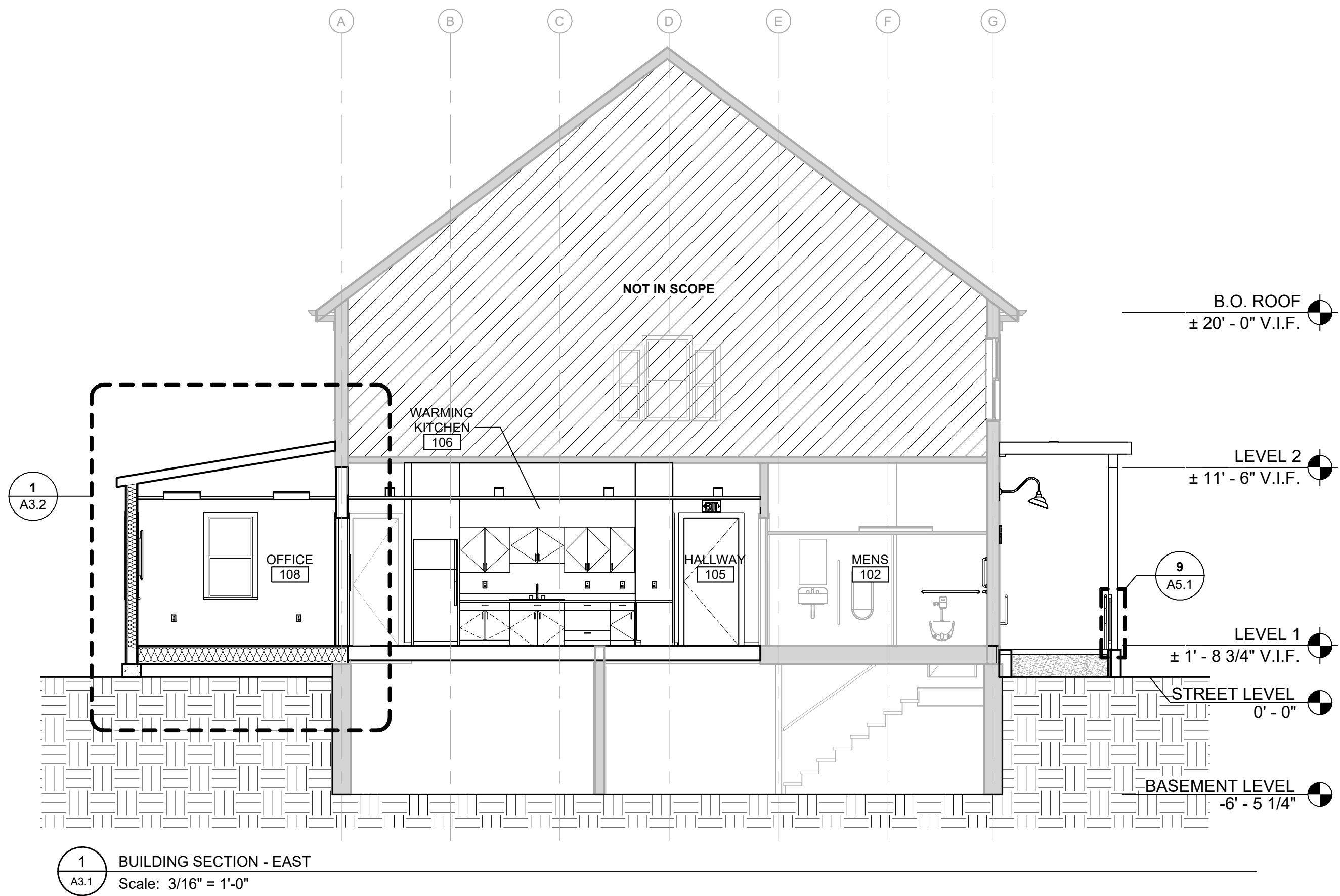
317 Iron Horse Way,
Suite 202
Providence, RI 02908

401.861.1600
brewsterthornton.com

JOB NO. 2402	DATE 02/07/2025
ISSUE : BID SET	
NO.	REVISION DESCRIPTION

SHEET TITLE
**EXTERIOR
ELEVATIONS**

SHEET
A2.1



RENOVATIONS OF
BAY SPRING COMMUNITY CENTER

170 NARRAGANSETT AVE. BARRINGTON, RI 02806

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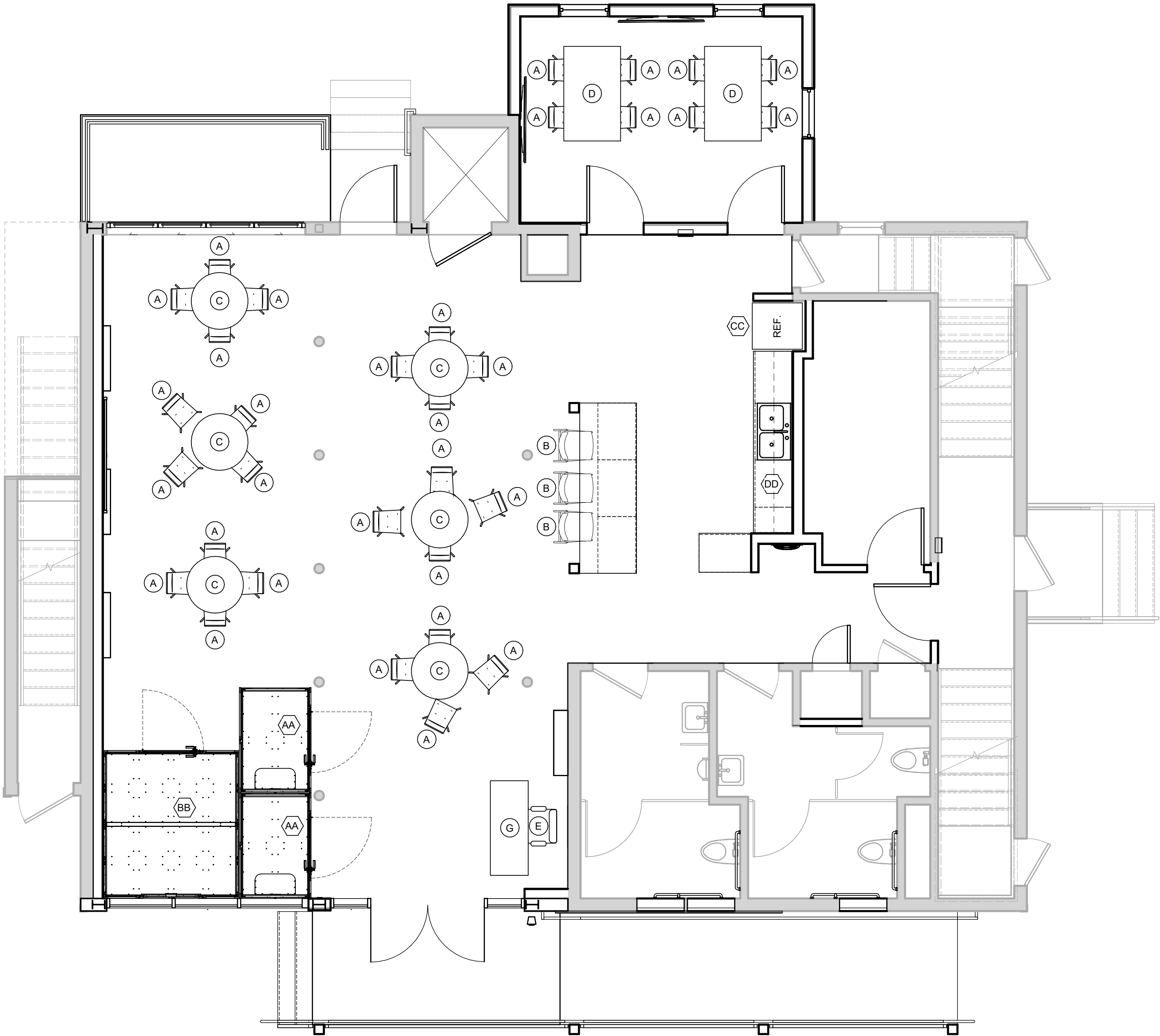
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JOB NO. 2402		DATE 02/07/2025
ISSUE : BID SET		
NO.	REVISION DESCRIPTION	DATE

SHEET TITLE
BUILDING
SECTIONS

SHEET
A3.1

1 NEW WORK FURNITURE FLOOR PLAN
A4.2 Scale: 1/4" = 1'-0"



FURNITURE SCHEDULE		
MARK	NAME	COUNT
A	LIMELITE FOUR-LEG ARMLESS CHAIR WITH GLIDES	32
B	SAPPLY FOUR-LEG ARMLESS CAFE STOOL	3
C	PORTICO FLIP-TOP, ROUND, LX BASE	6
D	PORTICO FLIP-TOP, RECTANGLE T BASE	2
E	FRONT DESK CHAIR	1
G	FRONT DESK	1

EQUIPMENT SCHEDULE		
MARK	NAME	COUNT
AA	DECIBEL XL POD	2
BB	DECIBEL CONFERENCE POD	1
CC	REFRIGERATOR	1
DD	MICROWAVE	1



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SHEET TITLE
FURNITURE
PLAN

SHEET
A4.2