CITY OF HAYSVILLE, KANSAS

200 W. GRAND AVENUE - P.O. BOX 404 - HAYSVILLE, KS 67060
(316) 529-5900 - FAX (316) 529-5925 - WWW.HAYSVILLE-KS.COM

MAYOR

BRUCE ARMSTRONG

CITY COUNCIL

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DANIEL BENNER
JEREMY RARDIN

WARD III

PAT EWERT
BOB RARDIN

WARD IV

MIKE KANAGA
RUSS KESSLER

December 1, 2016

Attn: Dr. Clint Schutte, Assistant Superintendent of Business and Finance
Haysville USD 261 Administration Building
1745 West Grand Avenue
Haysville, KS 67060

Re: Natatorium Parking Lot North of Sarah Lane

Dear Dr. Schutte:

During the November 28th Council Meeting, you represented the USD 261 Board of Education in asking clarification of the City of Haysville's original intent regarding the land transfer agreement. Was the City's original intent to transfer land for the Natatorium and land for all required parking? In response to the request, the City of Haysville's intent, as stated in the agreement jointly approved by the School Board and City Council, is to transfer the land the Natatorium is to be built on and the parking area adjacent to the building. As can be ascertained from the motion made by Council, the parking area north of Sarah Lane was not to be included in the transfer.

With the City's continued commitment to locating the Natatorium in the same complex as the Dewey Gunzelman Memorial Swimming Pool and the new Haysville Activity Center, the City is interested in a compromise allowing both the USD and the City to have joint ownership of the property north of Sarah Lane between Clinton and Slade. The City of Haysville requests that USD 261 have its counsel confer with the City of Haysville's Attorney, Alison McKenney-Brown, to discuss any and all options of joint ownership that will satisfy the District's requirements.

Regarding the required parking for the Natatorium, the City of Haysville has classified the facility as a Commercial Recreational Facility. This designation requires one parking stall per 150 square feet after allowed exceptions. Howard & Helmer Architects indicated the Natatorium is 17,524 square feet after the reduction based on allowed exceptions. Using that square footage, the required number of parking stalls is 117. However, the City of Haysville is electing to utilize the Haysville Municipal Planning and Zoning Code, Article 5, Section 500 B(2)(h) allowing for a 25 percent reduction in the number of required parking stalls bringing the number of required stalls to 88. This reduction eliminates the need for an additional parking lot west of Slade.

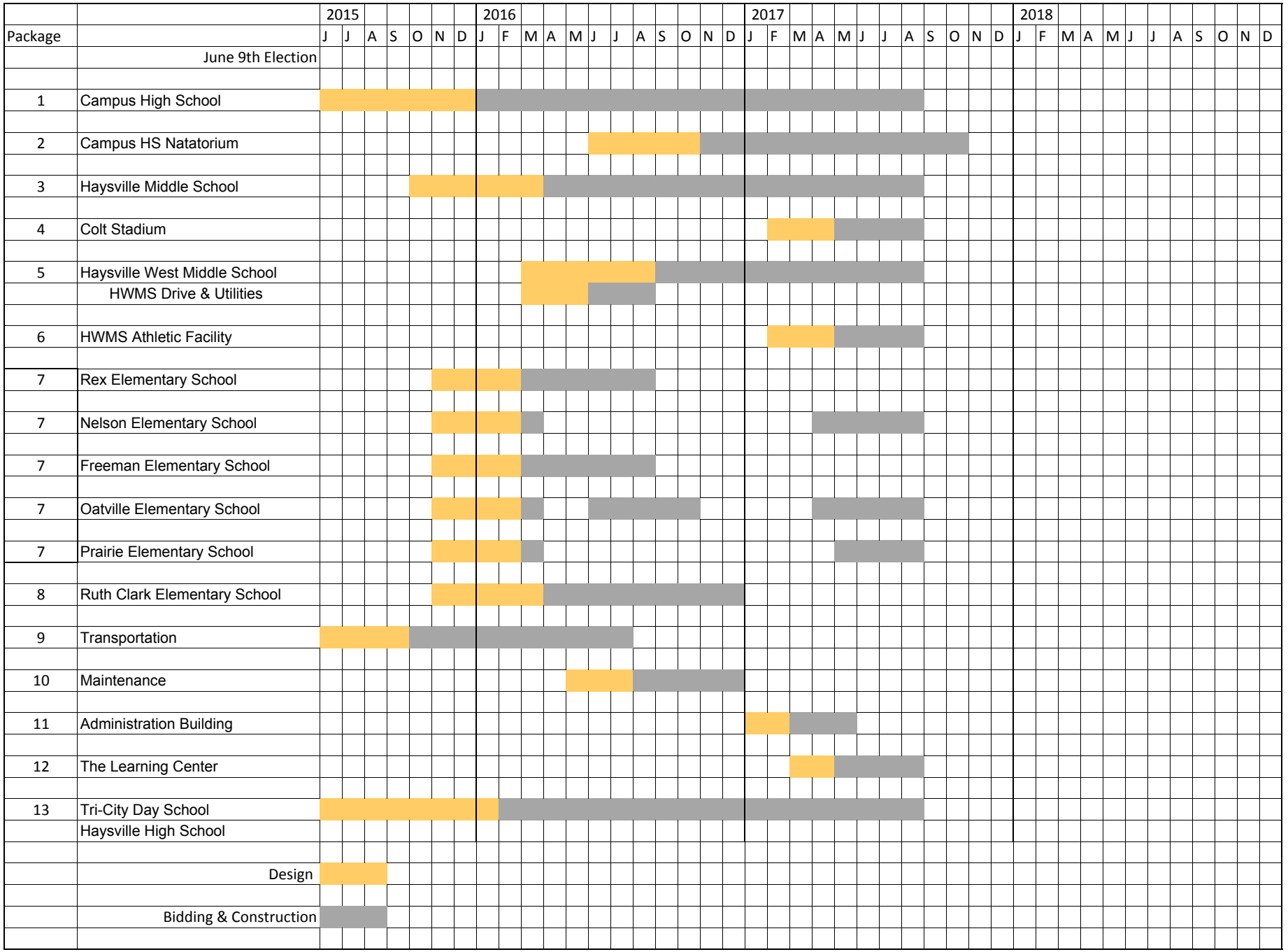
If you have any questions, please contact me at (316) 529-5900.

Sincerely,

Mayor Bruce Armstrong

HAYSVILLE USD 261

Updated Project Timeline **5.04.16**



HAYSVILLE USD 261

BOND PROJECTS

- CAMPUS HIGH SCHOOL
- HHS / TRI-CITY SCHOOL
- HAYSVILLE MIDDLE SCHOOL
- RUTH CLARK ELEMENTARY
- REX, NELSON, FREEMAN, OATVILLE, AND PRAIRE ELEMENTARY SCHOOLS
- HAYSVILLE WEST MIDDLE SCHOOL
- NATATORIUM

THE ARCHITECT HAS REVIEWED THE FOLLOWING INFORMATION WITH THE USD 261 FACILITY REVIEW COMMITTEE

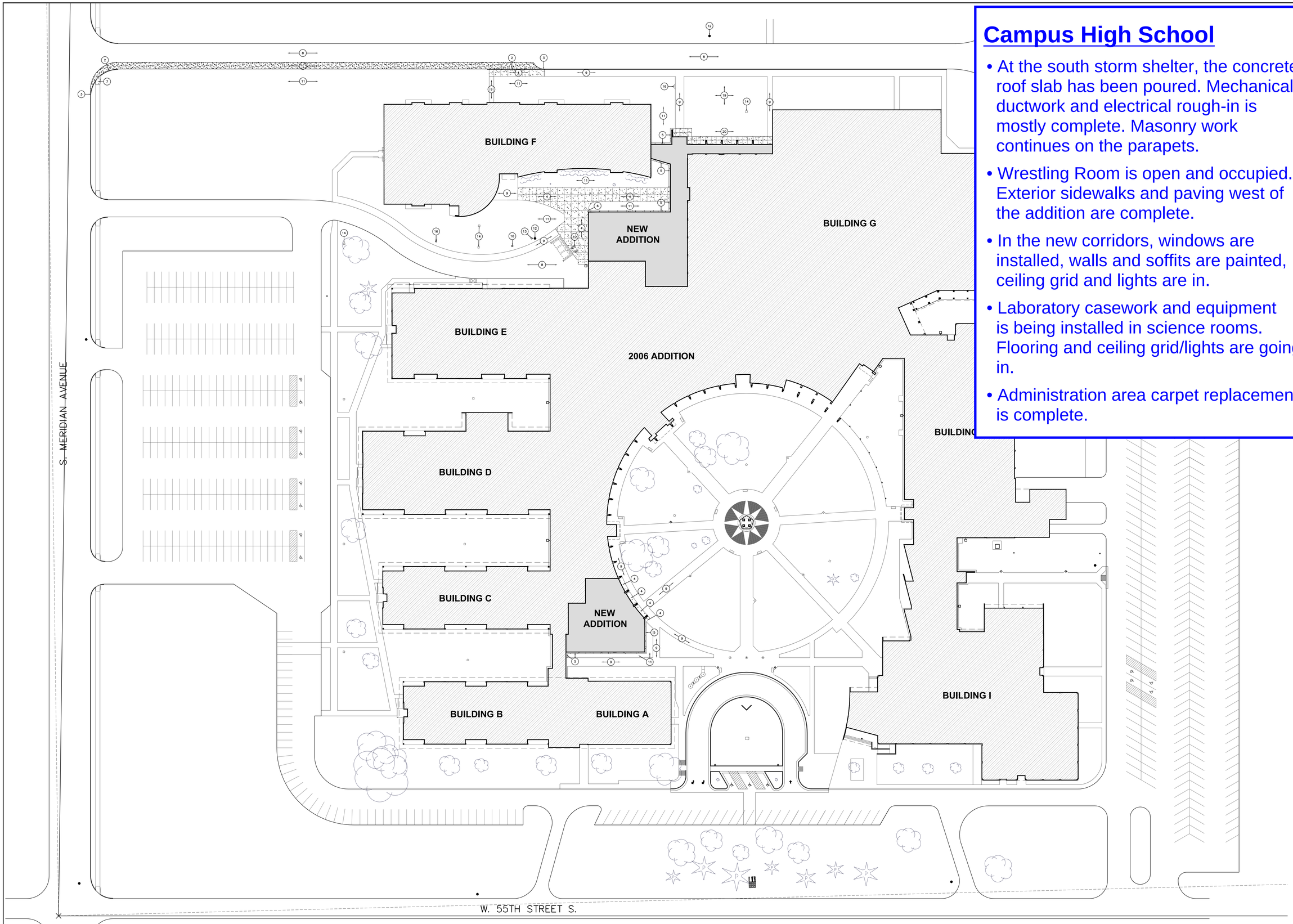
USD 261 HAYSVILLE SCHOOLS

DECEMBER 19, 2016

HOWARD+HELMER architecture

Campus High School

- At the south storm shelter, the concrete roof slab has been poured. Mechanical ductwork and electrical rough-in is mostly complete. Masonry work continues on the parapets.
- Wrestling Room is open and occupied. Exterior sidewalks and paving west of the addition are complete.
- In the new corridors, windows are installed, walls and soffits are painted, ceiling grid and lights are in.
- Laboratory casework and equipment is being installed in science rooms. Flooring and ceiling grid/lights are going in.
- Administration area carpet replacement is complete.



NORTH

1 ARCHITECTURAL SITE PLAN

1" = 30'-0"

DATE
12/15/2015
90% CONSTRUCTION DOCUMENTS

HOWARD+HELMER architecture
www.howardandhelmer.com
3500 north rock road
bldg. 500 wichita, ks 67226
316.634.1111 (p) 316.634.1016 (f)

project no.
15184.00

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USD 261 HAYSVILLE SCHOOLS
HAYSVILLE USD 261
CAMPUS HIGH SCHOOL
2100 W. 55th STREET S.
HAYSVILLE, KANSAS

sheet ONE

SITE

ONE

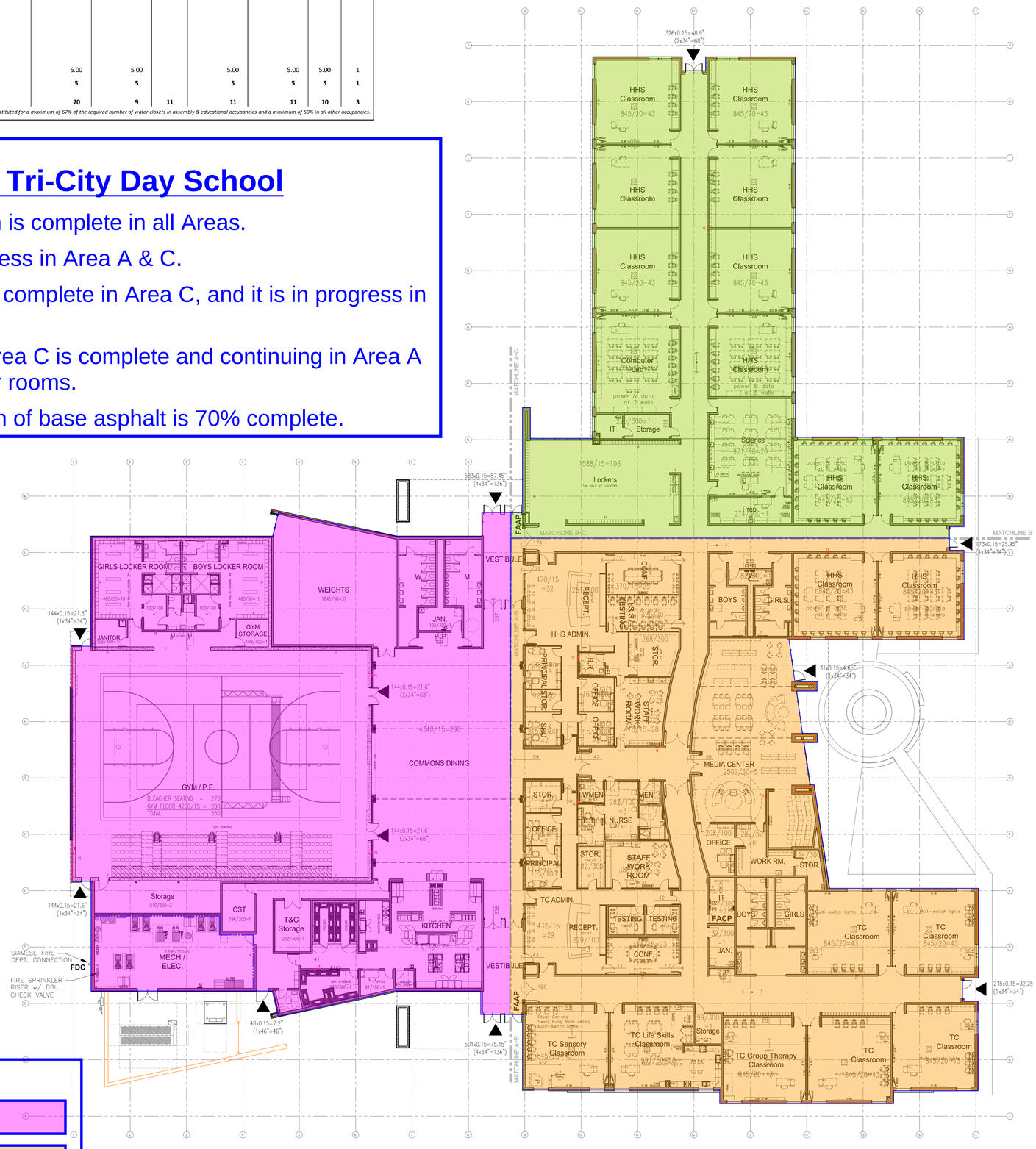
PLUMBING FIXTURE REQUIREMENTS

Occupancy	Occupant Load	Water Closets				Urinals	Lavatories				Drinking Fountains	Service Sinks
		Ratio	Women	Ratio	Men		Ratio	Women	Ratio	Men		
E	500	1:50	5.00	1:50	5.00	See note 1	1:50	5.00	1:50	5.00	5.00	1
Sub-Total			5.00		5.00			5.00		5.00	5.00	1
Total Required			**5**		**5**			**5**		**5**	**5**	**1**
Total Provided			**20**		**9**	**11**		**11**		**11**	**10**	**3**

Note 1: Urinals may be substituted for a maximum of 67% of the required number of water closets in assembly & educational occupancies and a maximum of 50% in all other occupancies.

Haysville High / Tri-City Day School

- Floor slab installation is complete in all Areas.
- Brick work is in progress in Area A & C.
- Masonry wall work is complete in Area C, and it is in progress in A & B.
- Roof installation in Area C is complete and continuing in Area A at the gym and locker rooms.
- Parking lot installation of base asphalt is 70% complete.



Area Legend:

- Area A
- Area B
- Area C

NORTH PLAN NORTH

CODE REVIEW FLOOR PLAN

1/16" = 1'-0"

PROJECT INFORMATION

PROJECT OWNER:	UNIFIED SCHOOL DISTRICT #261
OWNER ADDRESS:	1745 W. GRAND, HAYSVILLE, KANSAS 67060
PHONE:	316-554-2200
FAX:	316-554-2230
PROJECT NAME:	USD 261 HAYSVILLE HIGH / TRI-CITY SCHOOL
FACILITY ADDRESS:	_____ WEST GRAND AVE., HAYSVILLE, KANSAS 67060
CITY:	HAYSVILLE
COUNTY:	SEDGWICK
FIRE DEPARTMENT:	SEDGWICK COUNTY FIRE DEPARTMENT
WATER SUPPLY:	CITY OF HAYSVILLE
BUILDING CODE/INSPECT.	CITY OF HAYSVILLE
ZONING CODE:	THE HAYSVILLE ZONING & PLANNING CODE, MAY 2015
PARKING ZONING CODE:	1 PER STAFF + 5 VISITOR SPACES (TRI-CITY)
	1 PER STAFF + 1 PER 4 STUDENTS (HHS)
MINIMUM STALLS REQ'D:	STAFF: 40
	VISITORS: 5
	HHS STUDENTS (312 / 4): 78
	TOTAL 123
STALLS PROVIDED (SHOWN)	174 (SEE SITE PLAN)

CIVIL DATA

TOTAL SITE AREA:	_____ SQ. FT. (____ ACRES)
DISTURBED AREA:	_____ SQ. FT. (____ ACRES)
EXISTING IMPERVIOUS AREA:	_____ SQ. FT. (____ ACRES)
PROPOSED IMPERVIOUS AREA:	_____ SQ. FT. (____ ACRES)
FINAL PERVIOUS AREA:	_____ SQ. FT. (____ ACRES)
FINAL IMPERVIOUS AREA:	_____ SQ. FT. (____ ACRES)

ARCHITECT:	HOWARD + HELMER architecture p.a.
ARCHITECT ADDRESS:	3500 N. ROCK ROAD WICHITA, KS 67226
PROJECT ARCHITECT:	BOB FAIRES
PHONE:	316-634-1111

APPROVED CODES UTILIZED FOR THE DESIGN OF BUILDING
2006 INTERNATIONAL BUILDING CODE LOCAL AMENDMENTS
2006 INTERNATIONAL MECHANICAL CODE
2006 UNIFORM PLUMBING CODE
2011 NATIONAL ELECTRIC CODE
2006 INTERNATIONAL FIRE CODE
2010 STANDARDS FOR ACCESSIBLE DESIGN

NOTE: PURSUANT TO KANSAS ADMINISTRATIVE REGULATION (K.A.R.) 22-1-7, THE BUILDING OWNER SHALL MAINTAIN THIS CODE FOOTPRINT ON SITE AND BE MADE AVAILABLE TO FIRE AUTHORITIES.

CODE FOOTPRINT LEGEND

- CONSTRUCTION CAPABLE OF RESISTING THE PASSAGE OF SMOKE PER 2006 IBC SECTION 508.2.2.1.
- 845/20=43 AREA OF ROOM/ LOAD FACTOR = OCCUPANT LOAD
- ▼ DESIGNATED EXIT
- 140x0.15=21" NO. OF PERSONS EXITING x 0.15 = REQD EXIT WIDTH
- (2x34"=68") EXIT WIDTH PROVIDED
- 30x48 ACCESSIBLE SEATING SPACE DESIGNATION
- FE FIRE EXTINGUISHER
- 134' TRAVEL DISTANCE TRAVEL DISTANCE
- FAAP FIRE ALARM ANNUNCIATOR PANEL
- FACP FIRE ALARM CONTROL PANEL
- FDC FIRE DEPARTMENT CONNECTION

FLOOR AREA — New Construction

Construction Type II B
Section 506 Area Modifications
Occupancy: E
Basic Allowable Area: 14,500 s.f.

$$I_f = 100\left[\frac{F}{P} - 0.25\right]\frac{W}{30}$$

$$75.00 = 100\left[\frac{1600}{1600} - 0.25\right]\frac{30}{30}$$

$$A_a = A_t + \left[\frac{A_1 \times I_f}{100}\right] + \left[\frac{A_2 \times I_f}{100}\right]$$

$$A_a = 14{,}500 + \left[\frac{14{,}500 \times 75.00}{100}\right] + \left[\frac{14{,}500 \times 300}{100}\right]$$

$$A_a = 68{,}875$$

Allowable Area per floor: 68,875 s.f.
Actual First Floor Area: 67,752 s.f.

Allowable Stories:	3	See Section 504.2 for Automatic Sprinkler System Increase
Actual Stories:	1	
Allowable Height:	75'	See Section 504.2 for Automatic Sprinkler System Increase
Actual Height:	32'	

FIRE SAFETY

FIRE ALARM SYSTEM:	BATTERY BACKUP
EXIT LIGHTS:	BATTERY BACKUP
EMERGENCY LIGHTING:	BATTERY BACKUP
FIRE EXTINGUISHERS	
AUTOMATIC FIRE SPRINKLER SYSTEM	
AUTOMATIC AIR HANDLING EQUIPMENT SHUTDOWN	

STRUCTURAL FIRE PROTECTION

TABLE 601	Required	Provided
Structural Frame	0 hr.	0 hr.
Exterior Bearing Walls	0 hr.	0 hr.
Interior Bearing Walls	0 hr.	0 hr.
Exterior Non-Bearing Walls	1 hr.< 10'	1 hr.< 10'
Interior Non-Bearing Walls	0 hr.	0 hr.
Floor Construction	0 hr.	0 hr.
Roof Construction	0 hr.	0 hr.
Stairway Enclosures	1 or 2 hr.	1 or 2 hr. Sec. 1020.1

See exceptions 4 & 8

DATE
1/26/2016
BID SET

HOWARD+HELMER architecture
www.howardandhelmer.com
3500 north rock road
bldg. 500 wichita, ks 67226
316.634.1111 (p) 316.634.1076 (f)

ROBERT A. FAIRES LICENSED 3291 PROFESSIONAL ARCHITECT 1-26-16

project no.
15182.00

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USD 261 HAYSVILLE SCHOOLS
NEW HAYSVILLE HIGH / TRI-CITY SCHOOL
WEST GRAND AVE
HAYSVILLE, KANSAS

sheet
A-1.2

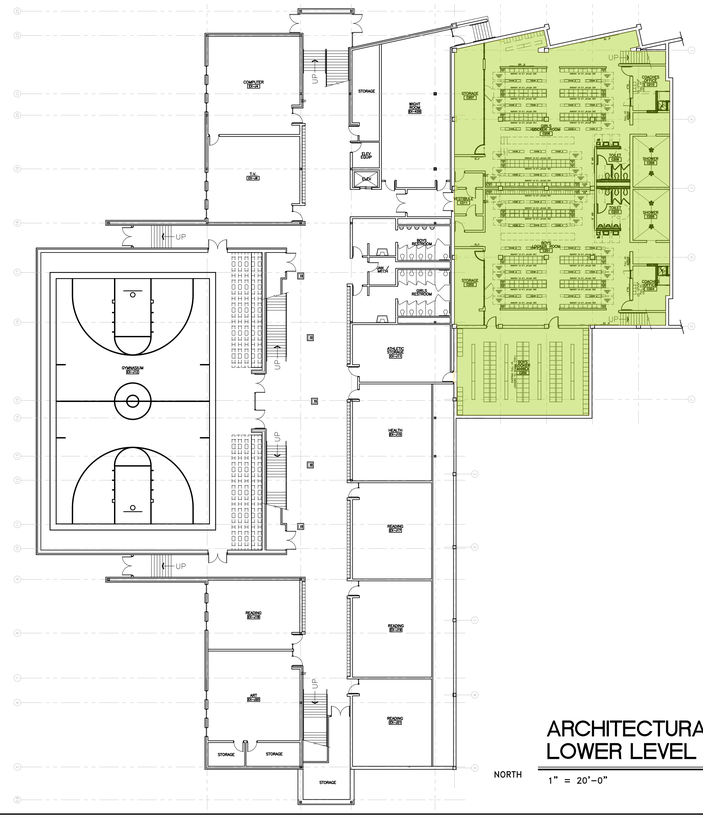


Area Legend:

- Area A
- Area C (Main Level)
- Area C (Lower Level)

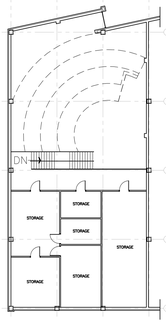
ARCHITECTURAL FLOOR PLAN
MAIN LEVEL - OVERALL

NORTH 1" = 20'-0" 0 20 40



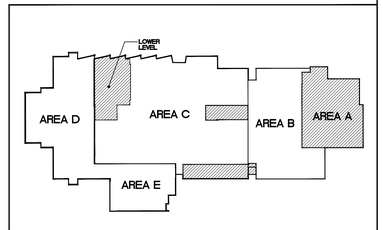
ARCHITECTURAL FLOOR PLAN
LOWER LEVEL

NORTH 1" = 20'-0" 0 20 40



ARCHITECTURAL FLOOR PLAN
MEZZANINE

NORTH 1" = 20'-0" 0 20 40



KEY PLAN

NORTH

Haysville Middle School

- Re-roofing at barrel vault roof is ongoing, and is progressing at all areas of the roof.
- Area A: Slab has been placed at the gymnasium and installation of precast panels is ongoing.
- Area C (Main Level): Masonry work at the (4) new exterior window openings, is complete. Installation of metal stud framing and gyp. bd. is ongoing at the new corridor wall and the interior walls in the Admin. Area.
- Area C (Lower Level): No Work at this time.

DATE
04/05/2016
BID SET

HOWARD+HELMER architecture
www.howardandhelmer.com
3500 north rock road
bldg. 500 wichita, ks 67226
316.634.1111(p) 316.634.1076 (f)

ROBERT A. FAIRES LICENSED 3201 PROFESSIONAL ARCHITECT

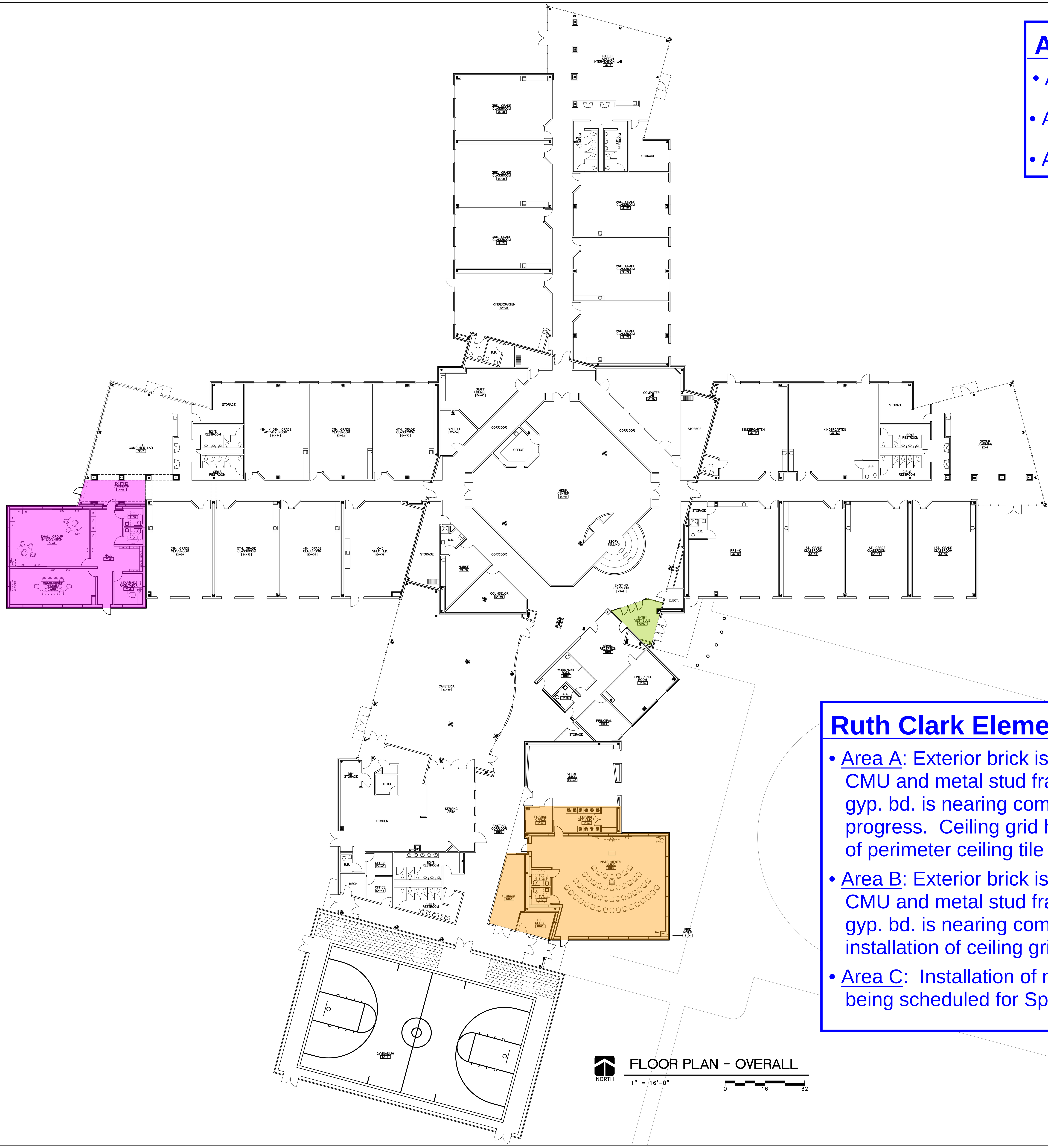
project no.
15215.00

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USD 261 HAYSVILLE SCHOOLS
HAYSVILLE MIDDLE SCHOOL - ADDITION & RENOVATION
900 W. GRAND AVENUE
HAYSVILLE, KS 67060

sheet
A-2.1



Area Legend:

- Area A
- Area B
- Area C

Ruth Clark Elementary

- Area A: Exterior brick is nearing completion. Interior CMU and metal stud framing is complete and finishing of gyp. bd. is nearing completion. Interior painting is in progress. Ceiling grid has been installed and installation of perimeter ceiling tile has begun.
- Area B: Exterior brick is nearing completion. Interior CMU and metal stud framing is complete and finishing of gyp. bd. is nearing completion. Interior painting and installation of ceiling grid to begin next week.
- Area C: Installation of new carpet in the Admin. Area is being scheduled for Spring Break.

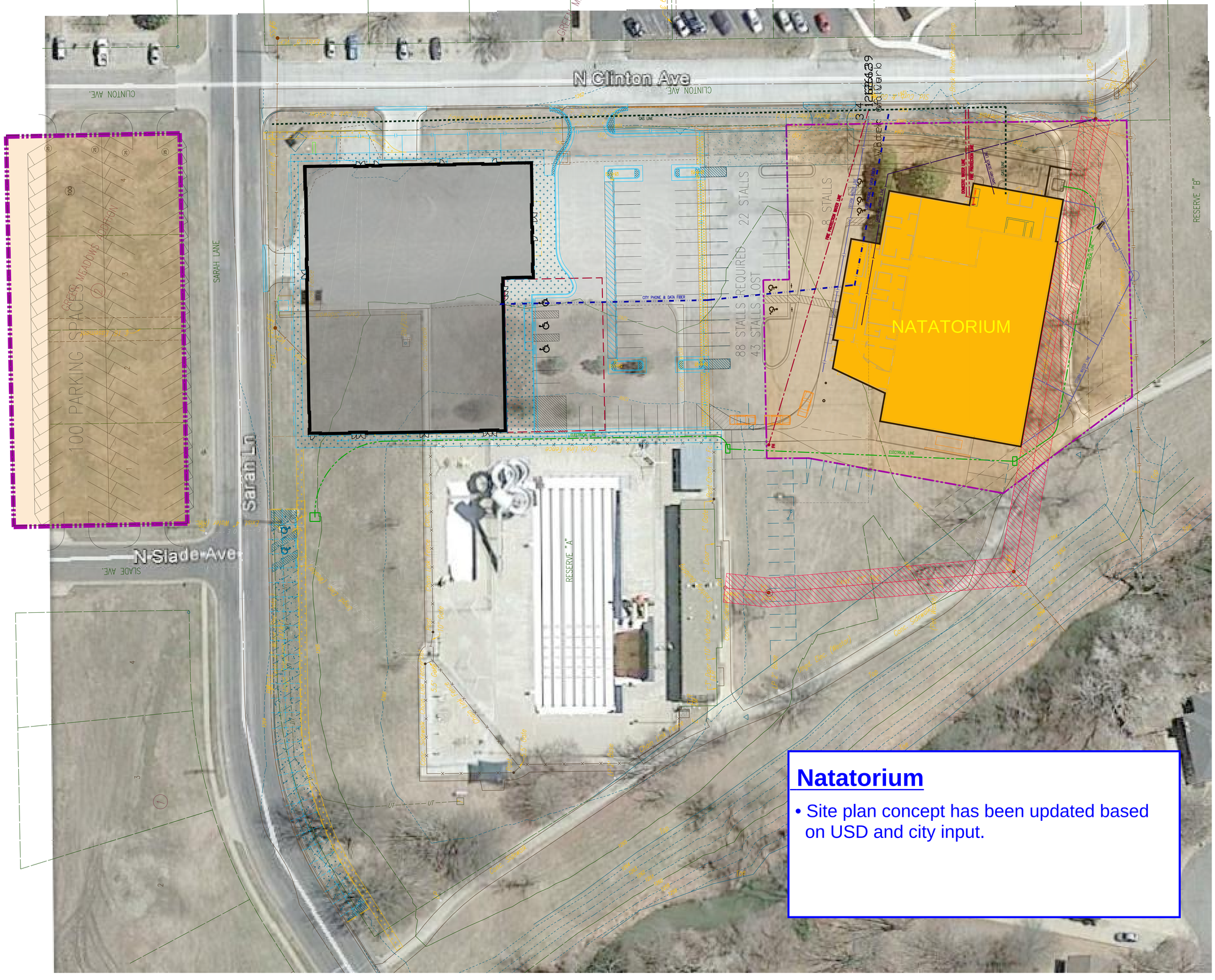
DATE
05/03/2016
BID SET

HOWARD+HELMER
architecture
www.howardandhelmer.com
3500 north rock road
bldg. 500 wichita, ks 67226
316.634.1111 (p) 316.634.1016 (f)

project no.
15217.00

USD 261
HAYSVILLE SCHOOLS
RUTH CLARK ELEMENTARY SCHOOL - ADDITIONS & RENOVATIONS
1900 W. 55TH STREET
WICHITA, KS 67217

sheet
A-2.1



NORTH

SITE PLAN

1" = 25'-0"

0 12.5' 25' 50'

SCALE: 1" = 25'-0"

DATE
11.30.2016
DESIGN DEVELOPMENT

HOWARD+HELMER
architecture

3500 north rock road
bldg. 500 wichita, ks 672
316.634.1111 (p) 316.634.1016

project no.
16137

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USD 261 HAYSVILLE SCHOOLS

NEW USD 261 NATATORIUM

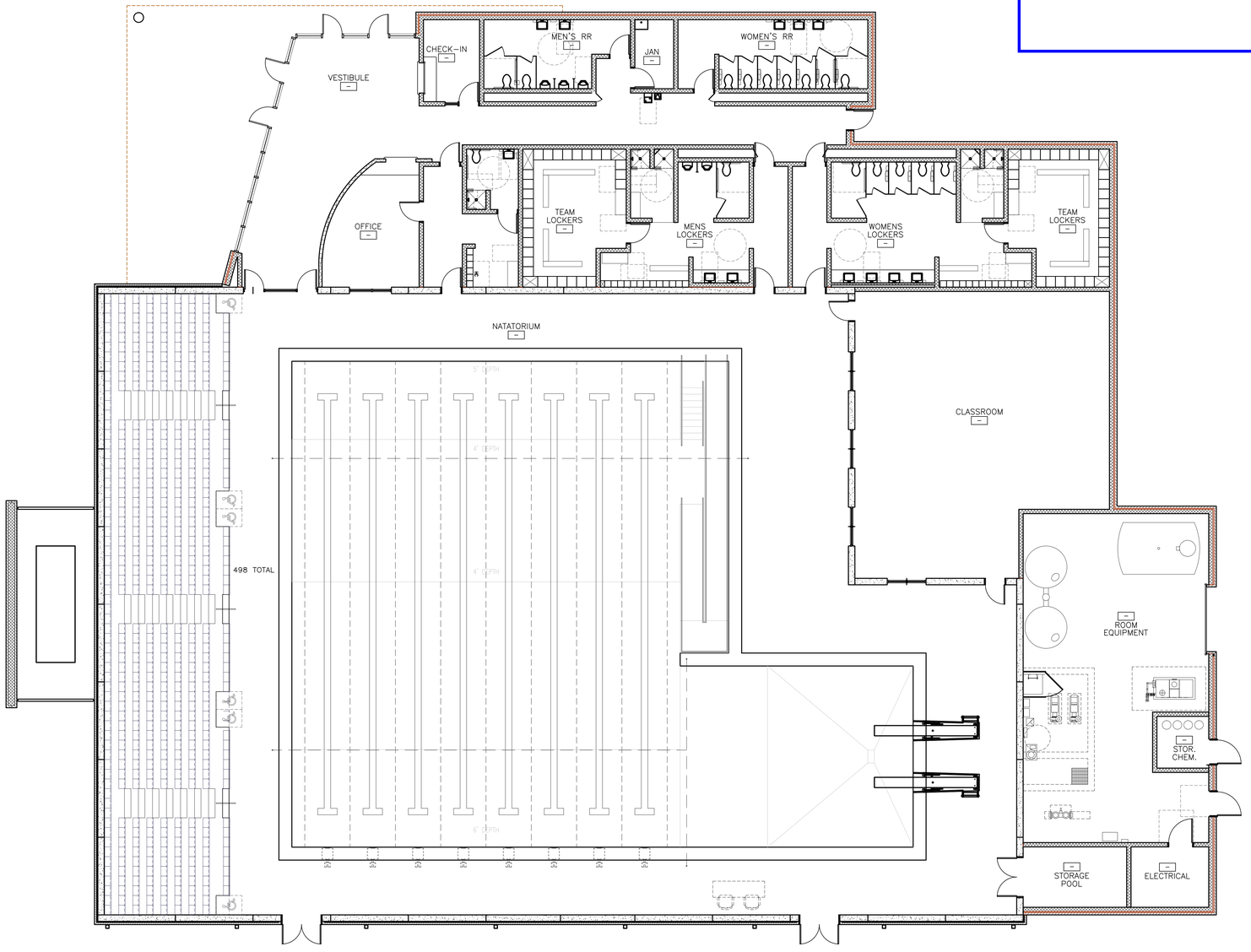
HAYSVILLE, KANSAS

sheet

SITE

Natatorium

- Floor plan concept has been updated based on USD and city input.
- Design development is complete.



PLAN NORTH

ARCHITECTURAL PLAN

1" = 30'-0"

HOWARD+HELMER architecture
www.howardandhelmer.com
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316.634.1111 (p) 316.634.1096 (f)

DATE
10/11/2016
SCHEMATIC DESIGN

project no.
16137

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USD 261 HAYSVILLE SCHOOLS
NEW NATATORIUM
HAYSVILLE, KANSAS

sheet

PLAN



VIEW FROM NORTH TO NATATORIUM



VIEW FROM EAST TO NATATORIUM



VIEW FROM NORTHWEST TO NATATORIUM ENTRY



VIEW FROM SOUTH TO NATATORIUM