

Project Narrative

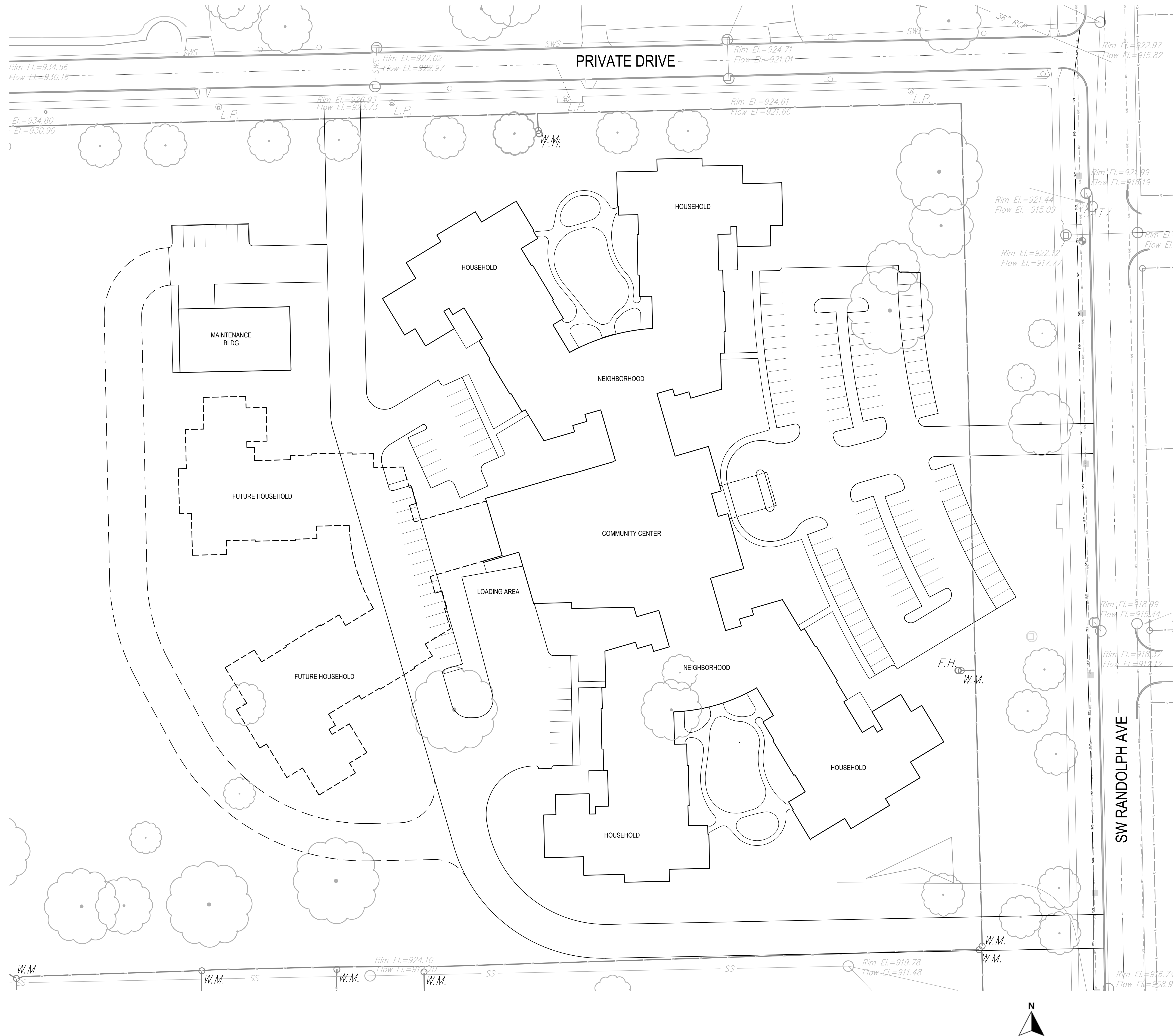
Project Name: Kansas Veterans Home
State Project Number: A-014296
HFG Project Number: H KS KSV A 21100
Date: January 3, 2024

Project Narrative

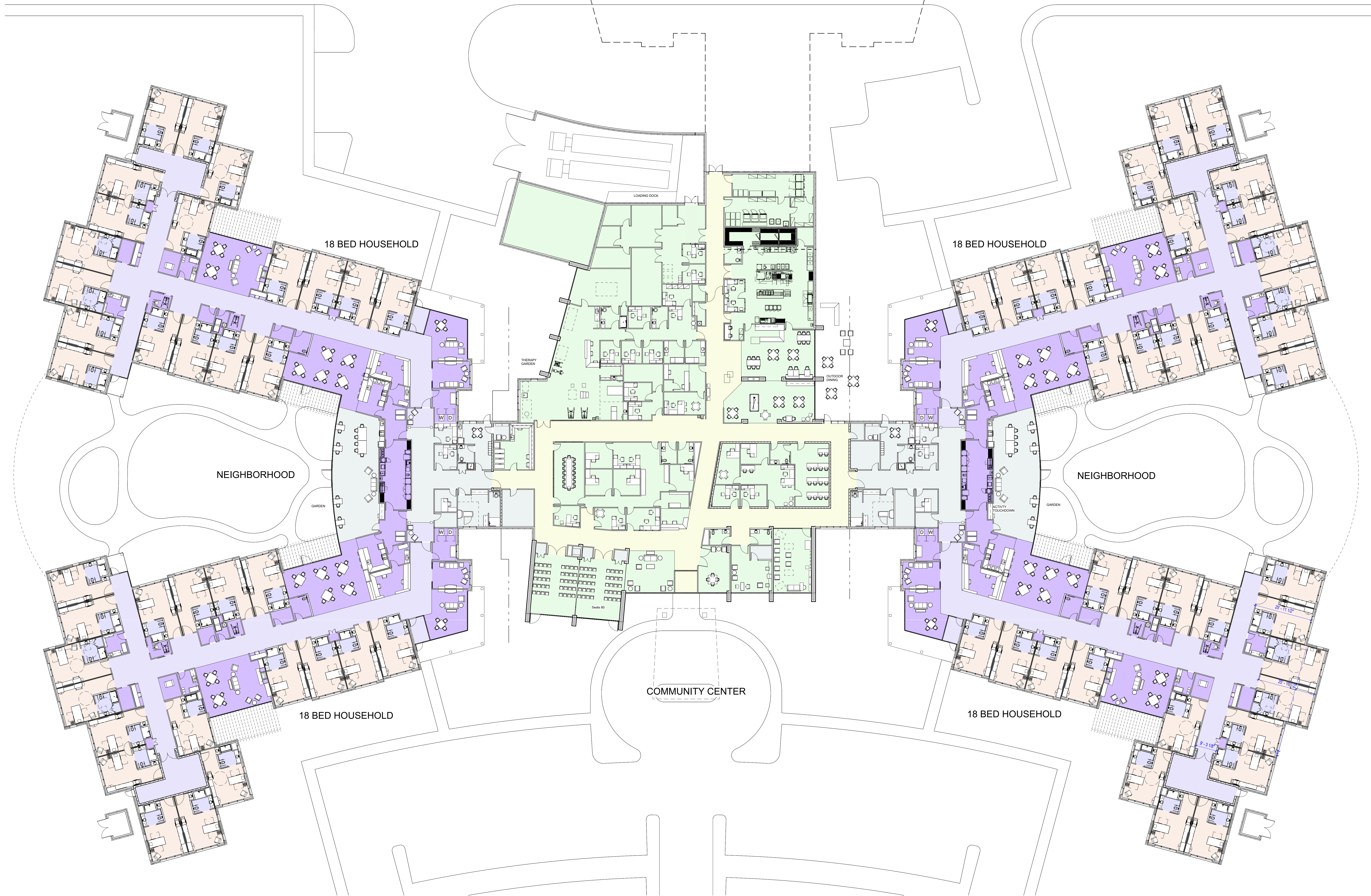
The Kansas Veterans Home will be constructed on a site near SW 21st Street and SW Randolph Avenue in Topeka, Kansas. This site is east of the Topeka Veterans Affairs Medical Center. The site is currently open field. It has been vacant for many years. During the 1940s it was the location of barracks.

The building will be a 72 bed Long Term Care Home. It will be built using the VA small house design. This incorporates four households with 18 beds each, two neighborhoods, and one community center. One household will be a memory care unit. Each household will have a hardened area that will serve as a safe space during a storm. Each resident room will have a large window and a bathroom. Each neighborhood will include activity space, dining, and kitchen spaces. The community Center will house administrative offices, activity space, and physical therapy. The physical therapy area will have an aqua therapy pool with underground equipment.

It will be all new construction. The structure will be a metal framed construction with primarily load bearing metal stud and metal trusses. There will be some areas of column and beam. It will be slab on grade. The design aesthetic for most of the construction will have a residential look with shingled, pitched roofs. There will be one main entry and parking area at the community center. Each household will have a dedicated parking area and entry.

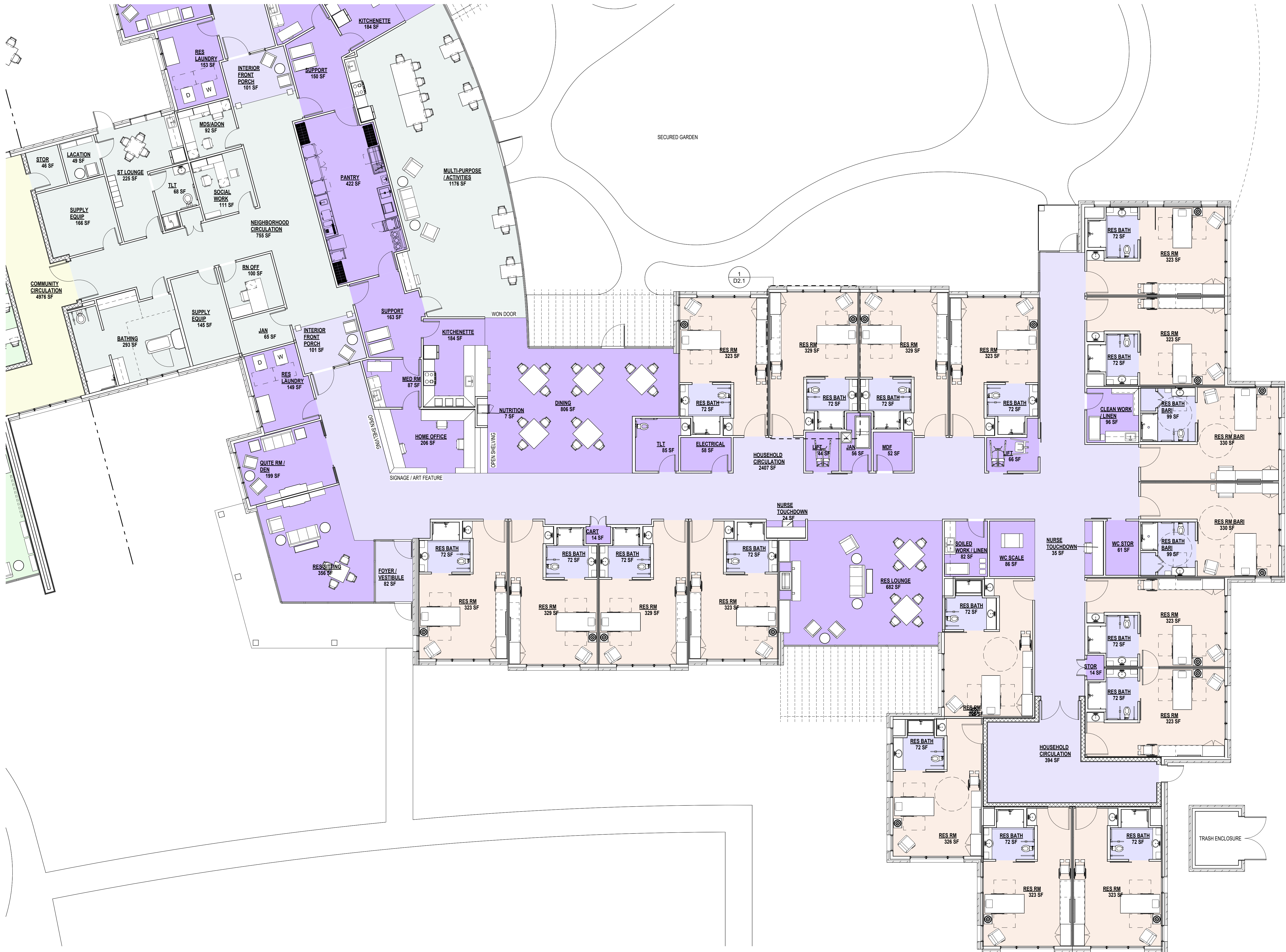


SITE PLAN



| NORTHEAST KANSAS VETERANS HOME PROGRAM | |
|--|--------------|
| NAME | CURRENT AREA |
| 1. COMMUNITY CENTER | |
| 1. User Group: General | |
| VESTIBULE | 100 |
| LOBBY | 397 |
| COMMUNITY CIRCULATION | 4976 |
| M | 134 |
| W | 129 |
| 1. User Group: General | 5736 |
| 2. User Group: General Administration | |
| RECEPT | 113 |
| MAIL, PRINT | 88 |
| SUPER ADMIN ASSISTANT | 0 |
| SUPER | 142 |
| ADMIN COR | 133 |
| CLIN DIR | 140 |
| DON | 142 |
| COO | 128 |
| WORK | 564 |
| CONFERENCE | 381 |
| CONFERENCE / LIBRARY | 284 |
| REGIONAL POSITION | 0 |
| SECURITY | 149 |
| 2. User Group: General Administration | 2262 |
| 3. User Group: Clerical Suite | |
| BUS. MGR | 186 |
| ACCOUNTS | 138 |
| BUS SUITE | 87 |
| 3. User Group: Clerical Suite | 411 |
| 4. User Group Human Resources Suite | |
| PAYROLL | 119 |
| HR MANAGE | 172 |
| HR SUITE | 331 |
| TRAINING | 446 |
| MED RECORDS | 0 |
| VSR | 227 |
| UNI | 82 |
| 4. User Group Human Resources Suite | 1376 |
| 5. User Group: IT Suite | |
| IT MGR | 102 |
| IT AST | 135 |
| IT DATA CENTER | 159 |
| 5. User Group: IT Suite | 396 |
| 6. User Group: Culinary | |
| KITCHEN | 1232 |
| K OFF | 127 |
| ASSISTANT DIETARY MANAGER | 0 |
| DIETARY WORK STATIONS | 0 |
| DRY STORAGE | 128 |
| REF | 69 |
| FREEZER | 65 |
| CHEM STOR | 59 |
| BISTRO / CANTEEN | 760 |
| STAFF TLT | 58 |
| 6. User Group: Culinary | 2497 |
| 7. User Group: Clinic | |
| CLINIC | 273 |
| TRANSPORT | 91 |
| MED PHY | 91 |
| MED RECORDS | 126 |
| EXAM | 91 |
| TELE MED | 69 |
| TLT | 631 |
| 7. User Group: Clinic | 831 |
| 8. User Group: Pharmacy | |
| PHARMACY | 315 |
| 8. User Group: Pharmacy | 315 |
| 9. User Group: Physical Therapy | |
| PT/OT | 1541 |
| OPEN PT WORKSPACE | 0 |
| RESTORE THERAPY | 91 |
| SPEECH | 98 |
| PT/OT STOR | 60 |
| TLT | 98 |
| AQUA THERAPY | 432 |
| ST | 12 |
| 9. User Group: Physical Therapy | 2330 |
| 10. User Group Activities/Recreation | |
| THEATER | 493 |
| HALL OF HONORS | 0 |
| CANTEEN | 0 |
| CANTEEN STORAGE | 0 |
| BARBER | 319 |
| MULTI-PURPOSE | 549 |
| STOR | 143 |
| CHAP OFF | 105 |
| CHAPEL / MEDITATION | 538 |
| GAME / MULTIPURPOSE | 712 |
| OUTDOOR DINING | 0 |
| OUTDOOR THERAPY | 0 |
| 10. User Group Activities/Recreation | 2858 |
| 12. User Group: Service | |
| LOADING DOCK | 0 |
| RECEIVING | 419 |
| SHORT / WASH | 384 |
| DRY / FOLD | 367 |
| STOR | 134 |
| SOILED LINEN | 0 |
| HSKP SUPER | 87 |
| CLEAN LINEN | 0 |
| GENERAL STORAGE | 350 |
| O2 STOR | 44 |
| TRASH - BIO | 59 |
| RESIDENT STORAGE | 0 |
| MECH | 295 |
| MAIN ELEC | 152 |
| MAIN TELECOM | 89 |
| FIRE PUMP / WATER SERVICE | 106 |
| JAN | 51 |
| MAINT OFF | 87 |
| 12. User Group: Service | 2623 |
| 1. COMMUNITY CENTER | 21637 |

| NORTHEAST KANSAS VETERANS HOME PROGRAM | |
|---|--------------|
| NAME | CURRENT AREA |
| 2. Maintenance Building | |
| 1. User Group: Physical Plant Building | |
| PHY PLNT SUPER | 88 |
| FAC MAIN SUPER | 102 |
| GMRT O | 86 |
| M | 54 |
| W | 52 |
| SHOWERS | 163 |
| LOCKERS | 128 |
| SUPPLIES | 322 |
| STOR | 478 |
| VEHICLE BAY | 2098 |
| BREAK | 661 |
| CORR | 143 |
| MECH ROOM | 133 |
| 1. User Group: Physical Plant Building | 4507 |
| 2. Maintenance Building | |
| 4507 | 4507 |
| 3. NEIGHBORHOOD CENTER | |
| 1. User Group: Nursing / Clinical | |
| SOCIAL WORK | 222 |
| MDS/ADON | 183 |
| ACTIVITIES OFFICE | 0 |
| BATHING | 581 |
| SUPPLY EQUIP | 311 |
| MULTI-PURPOSE / ACTIVITIES | 2352 |
| ST LOUNGE | 449 |
| TLT | 137 |
| LACATION | 102 |
| STOR | 281 |
| TRASH | 0 |
| JAN | 131 |
| NEIGHBORHOOD CIRCULATION | 1424 |
| RN OFF | 199 |
| MECH | 21 |
| 1. User Group: Nursing / Clinical | 6393 |
| 3. NEIGHBORHOOD CENTER | |
| 6393 | 6393 |
| 4. HOUSEHOLD - BASED ON 4 HH OF 18 | |
| 1. Resident Room | 20801 |
| RES RM | 2638 |
| 1. Resident Room | 23439 |
| 2. Resident Bath | |
| RES BATH | 4615 |
| RES BATH BARI | 789 |
| 2. Resident Bath | 5404 |
| 3. User Group: Dietary/Food Service | |
| DINING | 3224 |
| KITCHENETTE | 734 |
| PANTRY | 843 |
| SUPPORT | 627 |
| NUTRITION | 29 |
| 3. User Group: Dietary/Food Service | 5457 |
| 4. User Group: Nursing | |
| HOME OFFICE | 824 |
| NURSE TOUCHDOWN | 95 |
| NURSE TOUCHDOWN | 140 |
| MED RM | 348 |
| 4. User Group: Nursing | 1407 |
| 5. User Group: Activities/Recreation | |
| QUITE RM / DEN | 795 |
| RES SITTING | 1426 |
| RES LOUNGE | 2734 |
| RES LAUNDRY | 605 |
| OUTDOOR RECREATION | 0 |
| 5. User Group: Activities/Recreation | 5559 |
| 6. User Group: Other | |
| MDF | 207 |
| LIFT | 442 |
| CART | 58 |
| WC STOR | 244 |
| WC SCALE | 344 |
| CLEAN WORK / LINEN | 385 |
| SOILED WORK / LINEN | 328 |
| STOR | 58 |
| FOYER / VESTIBULE | 327 |
| INTERIOR FRONT PORCH | 404 |
| HOUSEHOLD CIRCULATION | 11195 |
| TLT | 341 |
| JAN | 224 |
| ELECTRICAL | 232 |
| 6. User Group: Other | 14789 |
| 4. HOUSEHOLD - BASED ON 4 HH OF 18 | |
| Grand total | 88592 |
| WALL THICKNESS | |
| 8290 | 8290 |
| GRAND TOTAL | |
| 96882 | 96882 |



HOUSEHOLD PLAN
0' 4' 8' 16'
SCALE: 1/8" = 1'-0"

