RHODE ISLAND COLLEGE

PROJECT MANUAL

PSCE Facility

Central Falls, Rhode Island

Brewster Thornton Group Architects, LLP

Issue Date: November 16, 2018

00 01 01 – TITLE PAGE

Owner:
State of Rhode Island Board of Education, Rhode Island College, and State of Rhode Island

In care of:
Capital Projects Administration
Rhode Island College
Physical Plant
600 Mount Pleasant Avenue
Providence, RI 02908
Phone: (401) 456-9885

Design Agent:
Brewster Thornton Group Architects, LLP
150 Chestnut Street
Providence, RI 02903
Contact: Nathaniel J. Ginsburg
Email: Nateg@BrewsterThornton.com
Phone: (401) 861-1600

Structural:
C.A. Pretzer Associates, Inc.
50 Freeway Drive
Cranston, RI 02920
Contact: Peter Grafe
Email: Peter@capretzer.com
Phone: (401) 785-2690

MEP/FP:
Creative Environment Corp.
195 Frances Avenue, Building #2
Cranston, RI 02910
Contact: Michael Peterson
Email: mpeterson@cec-engineering.com
Phone: (401) 438-7733

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END OF SECTION

00 01 15 – LIST OF DRAWINGS

GENERAL

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G0.0	Cover/Title Sheet	11/16/18
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G0.2	CODE SUMMARY AND EGRESS PLAN	11/16/18

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S1.1	RTU SUPPORT FRAMING PLAN	10/11/18

DEMOLITION

Dwg. No	Drawing Title	Date
D1.0	BASEMENT FLOOR PLAN - DEMOLITION & GENERAL DEMOLITION NOTES	11/16/18
D1.1	FIRST FLOOR PLAN - DEMOLITION	11/16/18
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ARCHITECTURAL

Dwg. No	Drawing Title	Date
A1.0	BASEMENT FLOOR PLAN & CONSTRUCTION NOTES	11/16/18
A1.1	FIRST FLOOR PLAN	11/16/18
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A8.0	BASEMENT FLOOR PLAN - FINISHES & FURNITURE	11/16/18
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PLUMBING

Dwg. No	Drawing Title	Date
PD1.0	DEMOLITION - GROUND FLOOR	11/16/18
P0.0	LEGEND AND NOTES	11/16/18
P0.1	SCHEDULES AND DETAILS	11/16/18
P1.0	HW & CW AND GAS PIPING PLAN BASEMENT	11/16/18
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P1.2	HW & CW AND GAS PIPING PLAN SECOND FLOOR	11/16/18
P2.0	WASTE & VENT PLAN BASEMENT	11/16/18
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P2.2	WASTE & VENT PLAN - SECOND FLOOR	11/16/18
P3.0	SPECIFICATIONS	11/16/18

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Dwg. No	Drawing Title	Date
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E2.0	GROUND FLOOR PLAN - POWER & SYSTEMS	11/16/18
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E4.0	SCHEDULES	11/16/18
E5.0	DETAILS AND SCHEDULES	11/16/18
E6.0	SPECIFICATIONS	11/16/18

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00 11 53 – REQUEST FOR QUALIFICATIONS AIA A305-1986

Prepare and submit AIA A305 with the Bid.

END OF SECTION

00 30 00 – BID BOND AIA A310-2010

See AIA Document A310-2010, attached as the following page.

END OF SECTION

00 31 00 – AVAILABLE INFORMATION

PART 1 - GENERAL

1.1 EXISTING CONDITIONS

A. Certain information relating to existing surface and subsurface conditions and structures is available to bidders but will not be part of the Contract Documents, as follows:

B. Hazardous Material Asbestos Report dated 11/8/18.

1. A copy of this document is found in Section 00 31 02.
2. This plan identifies areas of observed and tested asbestos at the interior building materials. The report was limited to areas that were able to be observed without destructive investigation.

PART 2 - PRODUCTS (NOT USED)

PART 3 - EXECUTION (NOT USED)

END OF SECTION

00 31 02 – HAZARDOUS MATERIALS INSPECTION REPORT

END OF SECTION

November 8, 2018

Brewster Thornton Group Architects
Attn: Ms. Liz Feliciano
150 Chestnut Street
Providence, RI 02903

Re: ECM Project #180841 – 934 Dexter Street, Central Falls, RI – Limited Asbestos Bulk Sample Results

Dear Ms. Feliciano:

Enclosed are the analytical results, observations, and recommendations associated with the limited asbestos inspection performed by Environmental Consulting & Management Inc. of the former bank located at 934 Dexter Street in Central Falls, RI.

Methodology and Scope

On November 1st, 2018 a limited asbestos inspection was conducted by Mr. Andrew Perreault (Lic. #AAC-0914) of Environmental Consulting & Management Inc. (ECM). During the course of the inspection ECM collected samples of readily accessible suspect asbestos containing building materials (ACBM) on the first floor and are anticipated to be impacted by upcoming renovations. Only interior materials on the first floor and are anticipated to be impacted by the upcoming renovations were surveyed as part of this inspection. The building renovations were determined by drawings prepared by Brewster Thornton Group Architects, Drawing number D1.1, job number 1817 and dated 08/31/18. The building was not occupied at the time of the inspection. No other areas of the building or materials were inspected other than those described above.

Asbestos

The survey consisted of collecting suspect ACBM within the building. These materials are then analyzed utilizing Polarized Light Microscopy (PLM) in accordance with Environmental Protection Agency (EPA) method 600/R-93/116. The materials collected, results, location and quantity of ACBM has also been denoted within this report. Please refer to **Attachment 1** for the asbestos analytical results and **Attachment 2** for building drawings. On the following page is a chart of the samples collected.

934 Dexter St, Central Falls, RI – Asbestos Sample Results ID# 18051194

Sample #	Material	Location	Asbestos %	Quantity
01A	2'x4' Square Pattern Ceiling Tile	Teller Area	None Detected	NA
02A-C	Drywall	Teller Area, ATM Room, Chase Area (Demo Area 2)	None Detected	NA
03A-C	Joint Compound	Teller Area, ATM Room, Chase Area (Demo Area 2)	None Detected	NA
04A-B	1'x1' Ceiling Tiles	Teller Area Above Drop Ceiling, ATM Room Above Drop Ceiling and Fixed Ceiling.	None Detected	NA
05A-B	Glue Dab to 1'x1' Ceiling Tile	Teller Area Above Drop Ceiling, ATM Room Above Drop Ceiling and Fixed Ceiling.	None Detected	NA
06A	Tan 3" Cove Base	Teller Area, ATM Room	None Detected	NA
07A	Adhesive to Tan 3" Cove Base	Teller Area, ATM Room	None Detected	NA
08A-B	9"x9" Floor Tile	Teller Area under Carpet, ATM Room	None Detected	NA
09A-B	Black Mastic to 9"x9" Floor Tile	Teller Area under Carpet, ATM Room	None Detected	NA
10A-B	2'x2' Solid Ceiling Tile	Chase Area (Demo Area 2), Ramp Hallway, Office 129, Office 130, Dexter Credit Union Entry Way, Office 123, Office 122, Office 121, Bathroom 118, Bathroom 119, Office 118, Office 117, Office 116	None Detected	NA
11A-C	Drywall	Ramp Hallway, Office 129, Office 130, Dexter Credit Union Entry Way, Office 123, Office 122, Office 121, Bathroom 118, Bathroom 119, Office 118, Office 117, Office 116	None Detected	NA
12A-C	Joint Compound	Ramp Hallway, Office 129, Office 130, Dexter Credit Union Entry Way, Office 123, Office 122, Office 121, Bathroom 118, Bathroom 119, Office 118, Office 117, Office 116	None Detected	NA
13A	Wall Paper	Office 123	None Detected	NA
14A	Carpet Glue	Ramp Hallway, Dexter Credit Union Entry Way, Office 122, Office 121, Bathroom 118, Bathroom 119, Office 118, Office 117, Office 116	None Detected	NA
16A	Wood Plank Style Flooring	Office 129, Office 130	None Detected	NA
17A-B	Tar Paper under 9"x9" Floor Tile	Teller Area, ATM Room	None Detected	NA

Sample #	Material	Location	Asbestos %	Quantity
18A	Blue 12”x12” Floor Tile	Teller Area	None Detected	NA
19A	Mastic to Blue 12”x12” Floor Tile	Teller Area	None Detected	NA
20A-B	White Concrete under Tar Paper	Teller Area, ATM Room	None Detected	NA
21A	Water Proofing on CMU Block	Chase Area (Demo Area 2)	None Detected	NA
--	**Insulation to Fire Proof Filing Cabinet**	**Teller Area**	**Assumed Asbestos**	**2 Cabinets**
--	**Safe Insulation**	**Teller Area, ATM Room**	**Assumed Asbestos**	**1 Safe Door 1 Safe**

LF- Linear Foot **SF** – Square Foot **NA** – Not Applicable

Asbestos Conclusion:

Asbestos was not detected in any of the samples collected during this inspection.

The internal components to the fire proof filing cabinets and safe are assumed to be asbestos containing. These materials were not sampled at the time of inspection. Sampling of the internal components of these material is destructive in nature and would void the fire rating of the filing cabinets/safes. These materials should be assumed to be asbestos containing unless future sampling determines otherwise.

No attempt was made to survey the building in its entirety. Should the planned scope of work change, additional sampling may be required.

Any suspect materials not sampled within this report should be tested before being impacted.

Regulatory Compliance

If the amount of the identified asbestos containing materials to be remove greater than 25 square feet/10 linear feet, an asbestos abatement plan will need to be created and submitted to the RIDOH. Removal of the asbestos containing material will need to be conducted by a RI licensed asbestos abatement contractor.

After the abatement plan is submitted to the RIDOH, the approval process takes approximately 2 to 3 weeks. Once the abatement plan is approved, a letter will be sent out to the building owner with an identification number designated to the project. The approval number is then utilized by the abatement contractor to submit the 10-day notification to the RIDOH, where activities cannot begin until 10 calendar days after the notification is submitted.

Limitations

Components that could affect building operation and endanger the safety of the inspector such as active mechanical or electrical systems were not scrutinized during this inspection unless otherwise noted. Any suspect materials not sampled and tested for the presence of asbestos must be handled and disposed of as if it were unless analytical data can prove otherwise.

Sampling was performed for a specific scope of work. Should the planned scope of work change, additional sampling may be required

This report was prepared under the request of the Brewster Thornton Group. This report should not be represented, reproduced, or disseminated without the written approval of Environmental Consulting and Management or the Brewster Thornton Group. No warranties other than those expressed in the contract for this project are expressed or implied.

A hard copy of this report can be provided for your records via mail upon request. If you have any further questions feel free to contact myself at 401-304-6615.

Sincerely,
Environmental Consulting & Management

Andrew Perreault
Project Manager
RI Asbestos Inspector # AAC-0914

Attachment 1
Asbestos Bulk Sample Results

SanAir Technologies Laboratory

The Identification Specialists

Analysis Report
prepared for
Environmental Consulting & Management Inc

Report Date: 11/12/2018

Project Name: 934 Dexter Street

Project #: 180841

SanAir ID#: 18051194

NVLAP TESTING

NVLAP LAB CODE 200870-0

1551 Oakbridge Dr. Suite B | Powhatan, Virginia 23139-8061
888.895.1177 | 804.897.1177 | fax: 804.897.0070 | IAQ@SanAir.com | SanAir.com

SanAir ID Number
18051194
FINAL REPORT
11/12/2018 11:15:01 AM

Name: Environmental Consulting & Management Inc
Address: 50 Kickemuit Ave
Bristol, RI 02809
Phone: 401-438-1360

Project Number: 180841
P.O. Number:
Project Name: 934 Dexter Street
Collected Date: 11/1/2018
Received Date: 11/5/2018 8:55:00 AM

Dear Andrew Perreault,

We at SanAir would like to thank you for the work you recently submitted. The 35 sample(s) were received on Monday, November 05, 2018 via FedEx. The final report(s) is enclosed for the following sample(s): 01A, 02A, 02B, 02C, 03A, 03B, 03C, 04A, 04B, 05A, 05B, 06A, 07A, 08A, 08B, 09A, 09B, 10A, 10B, 11A, 11B, 11C, 12A, 12B, 12C, 13A, 14A, 16A, 17A, 17B, 18A, 19A, 20A, 20B, 21A.

These results only pertain to this job and should not be used in the interpretation of any other job. This report is only complete in its entirety. Refer to the listing below of the pages included in a complete final report.

Sincerely,

Sandra Sobrino

Sandra Sobrino
Asbestos & Materials Laboratory Manager
SanAir Technologies Laboratory

Final Report Includes:
- Cover Letter
- Analysis Pages
- Disclaimers and Additional Information

Sample conditions:
- 35 samples in Good condition.

SanAir Technologies Laboratory

SanAir ID Number
18051194
FINAL REPORT
11/12/2018 11:15:01 AM

Name: Environmental Consulting & Management Inc
Address: 50 Kickemuit Ave
Bristol, RI 02809
Phone: 401-438-1360

Project Number: 180841
P.O. Number:
Project Name: 934 Dexter Street
Collected Date: 11/1/2018
Received Date: 11/5/2018 8:55:00 AM

Analyst: Vaughan, Nathaniel

Asbestos Bulk PLM EPA 600/R-93/116

	Stereoscopic	Components		
SanAir ID / Description	Appearance	% Fibrous	% Non-fibrous	Asbestos Fibers
01A / 18051194-001 2'x4' Square Pattern Ceiling Tile/Teller Area	White Fibrous Heterogeneous	55% Cellulose 30% Glass 10% Min. Wool	5% Other	None Detected
02A / 18051194-002 Drywall/Teller Area	White Non-Fibrous Heterogeneous	10% Cellulose	90% Other	None Detected
02B / 18051194-003 Drywall/ATM Room	White Non-Fibrous Heterogeneous	10% Cellulose	90% Other	None Detected
02C / 18051194-004 Drywall/Chase Area (Demo Area 2)	White Non-Fibrous Heterogeneous	10% Cellulose	90% Other	None Detected
03A / 18051194-005 Joint Compound/Teller Area	White Non-Fibrous Heterogeneous		100% Other	None Detected
03B / 18051194-006 Joint Compound/ATM Room	White Non-Fibrous Heterogeneous		100% Other	None Detected
03C / 18051194-007 Joint Compound/Chase Area (Demo Area 2)	White Non-Fibrous Heterogeneous		100% Other	None Detected
04A / 18051194-008 1'x1' Ceiling Tile/ Teller Area	White Fibrous Heterogeneous	30% Cellulose 45% Glass 20% Min. Wool	5% Other	None Detected
04B / 18051194-009 1'x1' Ceiling Tile/ Teller Area	White Fibrous Heterogeneous	30% Cellulose 45% Glass 20% Min. Wool	5% Other	None Detected
05A / 18051194-010 Glue Dab To 04A	Brown Non-Fibrous Heterogeneous		100% Other	None Detected

Analyst: Nathan Vaughan Approved Signatory:

Analysis Date: 11/10/2018 Date: 11/12/2018

SanAir Technologies Laboratory

SanAir ID Number
18051194
FINAL REPORT
11/12/2018 11:15:01 AM

Name: Environmental Consulting & Management Inc
Address: 50 Kickemuit Ave
Bristol, RI 02809
Phone: 401-438-1360

Project Number: 180841
P.O. Number:
Project Name: 934 Dexter Street
Collected Date: 11/1/2018
Received Date: 11/5/2018 8:55:00 AM

Analyst: Vaughan, Nathaniel

Asbestos Bulk PLM EPA 600/R-93/116

	Stereoscopic	Components		
SanAir ID / Description	Appearance	% Fibrous	% Non-fibrous	Asbestos Fibers
05B / 18051194-011 Glue Dab To 04B	Brown Non-Fibrous Heterogeneous		100% Other	None Detected
06A / 18051194-012 3" Cove Base/Teller Area	Tan Non-Fibrous Heterogeneous		100% Other	None Detected
07A / 18051194-013 Adhesive To 06A	Yellow Non-Fibrous Heterogeneous		100% Other	None Detected
08A / 18051194-014 9"x9" Floor Tile/ATM Room	Gray Non-Fibrous Heterogeneous		100% Other	None Detected
08B / 18051194-015 9"x9" Floor Tile/Teller Area	Gray Non-Fibrous Heterogeneous		100% Other	None Detected
09A / 18051194-016 Mastic To 08A	Black Non-Fibrous Heterogeneous		100% Other	None Detected
09B / 18051194-017 Mastic To 08B	Black Non-Fibrous Heterogeneous		100% Other	None Detected
10A / 18051194-018 2'x2' Ceiling Tile/Chase Area (Demo Area2)	White Fibrous Heterogeneous	55% Cellulose 30% Glass 10% Min. Wool	5% Other	None Detected
10B / 18051194-019 2'x2' Ceiling Tile/Office 123	White Fibrous Heterogeneous	55% Cellulose 30% Glass 10% Min. Wool	5% Other	None Detected
11A / 18051194-020 Drywall/Office 129	White Non-Fibrous Heterogeneous	8% Cellulose	92% Other	None Detected

Analyst: Nathan Vaughan Approved Signatory:

Analysis Date: 11/10/2018 Date: 11/12/2018

SanAir Technologies Laboratory

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Analyst: Vaughan, Nathaniel

Asbestos Bulk PLM EPA 600/R-93/116

	Stereoscopic	Components		
SanAir ID / Description	Appearance	% Fibrous	% Non-fibrous	Asbestos Fibers
11B / 18051194-021 Drywall/Office 123	White Non-Fibrous Heterogeneous	8% Cellulose	92% Other	None Detected
11C / 18051194-022 Drywall/Men's Bathroom	White Non-Fibrous Heterogeneous	8% Cellulose	92% Other	None Detected
12A / 18051194-023 Joint Compound/Office 129	White Non-Fibrous Heterogeneous		100% Other	None Detected
12B / 18051194-024 Joint Compound/Office 123	White Non-Fibrous Heterogeneous		100% Other	None Detected
12C / 18051194-025 Joint Compound/Men's Bathroom	White Non-Fibrous Heterogeneous		100% Other	None Detected
13A / 18051194-026 Wall Paper/Office 123	White Non-Fibrous Heterogeneous		100% Other	None Detected
14A / 18051194-027 Carpet Glue/Office 124	Yellow Non-Fibrous Heterogeneous		100% Other	None Detected
16A / 18051194-028 Wood Plank Style Flooring/Office 130	Black Non-Fibrous Heterogeneous		100% Other	None Detected
17A / 18051194-029 Tar Paper Under 08A	Black Fibrous Heterogeneous	85% Cellulose	15% Other	None Detected
17B / 18051194-030 Tar Paper Under 08B	Black Fibrous Heterogeneous	85% Cellulose	15% Other	None Detected

Analyst: Nathan Vaughn Approved Signatory:

Analysis Date: 11/10/2018 Date: 11/12/2018

SanAir Technologies Laboratory

SanAir ID Number
18051194
FINAL REPORT
11/12/2018 11:15:01 AM

Name: Environmental Consulting & Management Inc
Address: 50 Kickemuit Ave
Bristol, RI 02809
Phone: 401-438-1360

Project Number: 180841
P.O. Number:
Project Name: 934 Dexter Street
Collected Date: 11/1/2018
Received Date: 11/5/2018 8:55:00 AM

Analyst: Vaughan, Nathaniel

Asbestos Bulk PLM EPA 600/R-93/116

	Stereoscopic	Components		
SanAir ID / Description	Appearance	% Fibrous	% Non-fibrous	Asbestos Fibers
18A / 18051194-031 12"x12" Floor Tile/Teller Area	Blue Non-Fibrous Heterogeneous		100% Other	None Detected
19A / 18051194-032 Mastic To 18A	Yellow Non-Fibrous Heterogeneous		100% Other	None Detected
20A / 18051194-033 Concrete under 17A	White Non-Fibrous Heterogeneous		100% Other	None Detected
20B / 18051194-034 Concrete under 17B	White Non-Fibrous Heterogeneous		100% Other	None Detected
21A / 18051194-035 Water Proofing On CMU Wall/Chase Area (Demo Area 2)	Black Non-Fibrous Heterogeneous		100% Other	None Detected

Analyst: Nathan Vaughn Approved Signatory:

Analysis Date: 11/10/2018 Date: 11/12/2018

Disclaimer

The final report cannot be reproduced, except in full, without written authorization from SanAir. Fibers smaller than 5 microns cannot be seen with this method due to scope limitations. The accuracy of the results is dependent upon the client's sampling procedure and information provided to the laboratory by the client. SanAir assumes no responsibility for the sampling procedure and will provide evaluation reports based solely on the sample and information provided by the client. This report may not be used by the client to claim product endorsement by NVLAP or any other agency of the U.S. government. Samples are held for a period of 60 days.

For NY state samples, method EPA 600/M4-82-020 is performed.

Polarized- light microscopy is not consistently reliable in detecting asbestos in floor covering and similar non-friable organically bound materials. Quantitative transmission electron microscopy is currently the only method that can be used to determine if this material can be considered or treated as non-asbestos containing.

Asbestos Certifications
NVLAP lab code 200870
City of Philadelphia: ALL-460
PA Department of Environmental Protection Number: 68-05397
California License Number: 2915
Colorado License Number: AL-23143
Connecticut License Number: PH-0105
Massachusetts License Number: AA000222
Maine License Number: LB-0075
New York ELAP lab ID: 11983
Rhode Island License Number: AAL-126
Texas Department of State Health Services License Number: 300440
Commonwealth of Virginia 3333000323
Washington State License Number: C989
West Virginia License Number: LT000566
Vermont License: AL166318

Revision Date: 11/30/2017

SanAir Technologies Laboratory

1551 Oakbridge Dr. STE B
Powhatan, VA 23139
804.897.1177 / 888.895.1177
Fax 804.897.0070
sanair.com

Asbestos Chain of Custody
Form 140, Rev 1, 1/20/2017

SanAir ID Number: 18051194

Company: ECM Inc.	Project #: 180841	Collect by: Andrew Perreault
Address: 181 Amaral Street	Project Name: 934 Dexter Street	Phone #: 401-304-6615
City, St., Zip: Riverside, RI 02915	Date Collected: 11/01/18	Fax #:
State of Collection: RI Account#: 2667	P.O. Number:	Email: aperreault@ecmne.com

Bulk

ABB	PLM EPA 600/R-93/116	■
	Positive Stop ■	
ABEPA	PLM EPA 400 Point Count	☐
ABB1K	PLM EPA 1000 Point Count	☐
ABBEN	PLM EPA NOB**	☐
ABBCH	TEM Chatfield**	☐
ABBTM	TEM EPA NOB**	☐
ABQ	PLM Qualitative	☐

** Available on 24-hr. to 5-day TAT

Air

ABA	PCM NIOSH 7400	☐
ABA-2	OSHA w/ TWA*	☐
ABTEM	TEM AHERA	☐
ABATN	TEM NIOSH 7402	☐
ABT2	TEM Level II	☐
Other:		☐

New York ELAP

PLM NY	PLM EPA 600/M4-82-020	☐
ABEPA2	NY ELAP 198.1	☐
ABENY	NY ELAP 198.6 PLM NOB	☐
ABBNY	NY ELAP 198.4 TEM NOB	☐

Soil

ABSE	PLM EPA 600/R-93/116 (Qual.)	☐

Vermiculite & Soil

ABSP	PLM CARB 435 (LOD <1%)	☐
ABSP1	PLM CARB 435 (LOD 0.25%)	☐
ABSP2	PLM CARB 435 (LOD 0.1%)	☐

Dust

ABWA	TEM Wipe ASTM D-6480	☐
ABDMV	TEM Microvac ASTM D-5755	☐

Water

ABHE	EPA 100.2	☐

Other

Matrix		
		☐

Turn Around Times	3 HR (4 HR TEM) ☐	6 HR (8HR TEM) ☐	12 HR ☐	24 HR ☐
	☐ 2 Days	☐ 3 Days	☐ 4 Days	■ 5 Days

Special Instructions

Sample #	Sample Identification/Location	Volume or Area	Sample Date	Flow Rate*	Start – Stop Time*	
01A	2'x4' Square Pattern Ceiling Tile / Teller Area					
02A	Drywall / Teller Area					
02B	Drywall / ATM Room					
02C	Drywall / Chase Area (Demo Area 2)					
03A	Joint Compound / Teller Area					
03B	Joint Compound / ATM Room					
03C	Joint Compound / Chase Area (Demo Area 2)					
04A	1'x1' Ceiling Tile / Teller Area					
04B	1'x1' Ceiling Tile / Teller Area					
05A	Glue Dab to 04A					
05B	Glue Dab to 04B					
06A	Tan 3" Cove Base / Teller Area					

Relinquished by	Date	Time	Received by	Date	Time
[signature]	11/1/18	1300	[signature]	NOV 05 2018	855A

If no technician is provided, then the primary contact for your account will be selected. Unless scheduled, the turnaround time for all samples received after 3 pm EST Friday will begin at 8 am Monday morning. Weekend or holiday work must be scheduled ahead of time and is charged for rush turnaround time. SanAir covers Standard Overnight FedEx shipping. Shipments billed to SanAir with a faster shipping rate will result in additional charges.

Page 1 of 2

18051194

Form 140, Revision 1, 1/20/2017

Sample #	Sample Identification/Location	Volume or Area	Sample Date	Flow Rate*	Start – Stop Time*	
07A	Adhesive to 06A					
08A	Gray 9"x9" Floor Tile / ATM Room					
08B	Gray 9"x9" Floor Tile / Teller Area					
09A	Black Mastic to 08A					
09B	Black Mastic to 08B					
10A	2'x2' Ceiling Tile / Chase Area (Demo Area 2)					
10B	2'x2' Ceiling Tile / Office 123					
11A	Drywall / Office 129					
11B	Drywall / Office 123					
11C	Drywall / Men's Bathroom					
12A	Joint Compound / Office 129					
12B	Joint Compound / Office 123					
12C	Joint Compound / Men's Bathroom					
13A	Wall Paper / Office 123					
14A	Carpet Glue / Office 124					
16A	Wood Plank Style Flooring / Office 130					
17A	Tar Paper under 08A					
17B	Tar Paper under 08B					
18A	Blue 12"x12" Floor Tile / Teller Area					
19A	Mastic to 18A					
20A	White Concrete under 17A					
20B	White Concrete under 17B					
21A	Water Proofing on CMU Wall / Chase Area (Demo Area 2)					

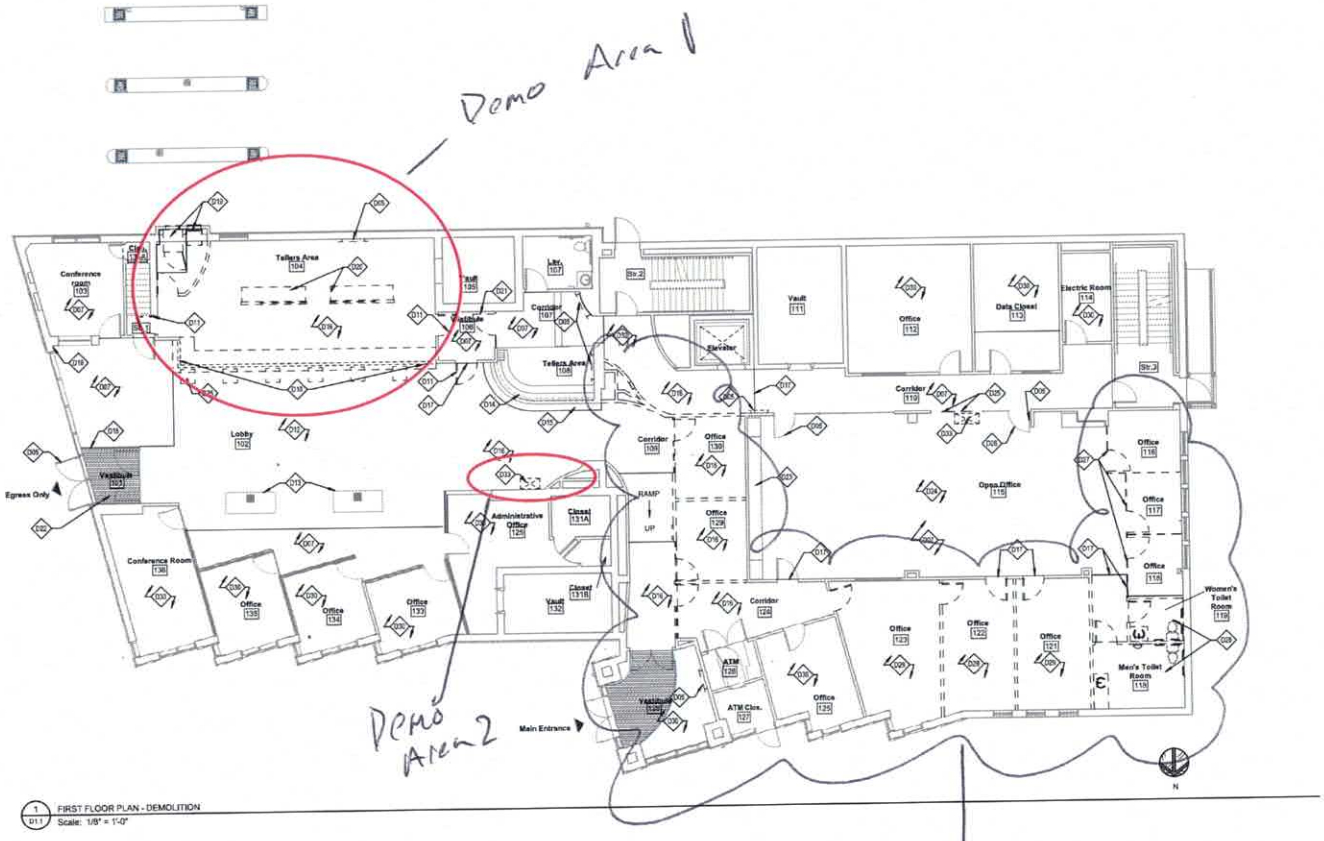
Special Instructions	

Relinquished by	Date	Time	Received by	Date	Time
	11/1/18	1300		NOV 05 2018	855A

If no technician is provided, then the primary contact for your account will be selected. Unless scheduled, the turnaround time for all samples received after 3 pm EST Friday will begin at 8 am Monday morning. Weekend or holiday work must be scheduled ahead of time and is charged for rush turnaround time. SanAir covers Standard Overnight FedEx shipping. Shipments billed to SanAir with a faster shipping rate will result in additional charges.

Page 2 **of** 2

Attachment 2
Building Drawing(s)



1 FIRST FLOOR PLAN - DEMOLITION
D1.1 Scale: 1/8" = 1'-0"

NOTE:
REFER TO SHEET D1.0 FOR GENERAL DEMOLITION NOTES

DEMOLITION KEYNOTES

NEYNOTE NUMBER	KEYNOTE
D01	REMOVE SECTION OF WALL - REFER TO SHEET A1.5.
D02	REMOVE A/V WIRES TO ABOVE FINISH CEILING.
D03	REMOVE A/V WIRES AND BRACKETS.
D04	EXISTING CASEWORK TO REMAIN.
D05	REMOVE SIGNAGE.
D06	EXISTING SINK & APPLIANCES TO REMAIN.
D07	EXISTING CARPET TO REMAIN.
D08	EXISTING EGRESS STAIRS TO REMAIN.
D09	EXISTING CASEWORK TO REMAIN.
D10	REMOVE TELLER COUNTER, LOWER WALL, CASEWORK, AND GLASS PANELS. SOFFIT TO REMAIN.
D11	REMOVE DOOR & FRAME.
D12	TILE FLOORING TO REMAIN - PROTECT EDGES DURING CONSTRUCTION.
D13	CHECK STANDS AND ALL ASSOCIATED CASEWORK TO REMAIN
D14	REMOVE GLASS PANELS, FRAME, & COUNTERTOP, WALL, & SOFFIT TO REMAIN.
D15	REMOVE TILE FLOORING & WALL BASE.
D16	REMOVE CARPET & WALL BASE.
D17	EXTENT OF CARPET TO REMAIN.

DEMOLITION KEYNOTES

NEYNOTE NUMBER	KEYNOTE
D18	REMOVE PLYWOOD & CAULKING.
D19	REMOVE ATM MACHINE/ SYSTEMS.
D20	REMOVE CASEWORK AND PNEUMATIC TUBE SYSTEM.
D21	REMOVE DOOR, SIDELIGHT, & FRAME.
D22	REMOVE TILE FLOORING, RETAIN WALK-OFF MAT FOR REUSE.
D23	EXISTING CASEWORK TO REMAIN.
D24	REMOVE EXISTING SUSPENDED LIGHTING FIXTURES - STORE FOR REUSE.
D25	REMOVE TWO PANELS OF GLASS WALL.
D26	RETAIN GLASS DOOR & ADJACENT PANEL - TRIM PANEL TRACKS.
D27	REMOVE GLASS WALLS & DOORS - PATCH BACK CARPET TO MATCH EXISTING.
D28	REMOVE EXISTING TOILET ROOMS. REFER TO PLUMBING DRAWINGS.
D29	REMOVE FLOORING & WALL BASE.
D30	FLOORING & FINISHES TO REMAIN.
D31	REMOVE SIGNAGE FROM GLASS - DOOR & HARDWARE TO REMAIN.
D32	WALL TILE TO REMAIN.
D33	PROVIDE OPENING FOR CHASE. REFER TO FIRST FLOOR PLAN A1.1
D34	PROVIDE OPENING IN FLOOR AND ROOF FOR CHASE. REFER TO SECOND FLOOR PLAN A1.2
D35	REMOVE LIGHTS ABOVE ABOVE. SAVE FOR REUSE.

DEMOLITION LEGEND

SEE DEMOLITION KEYNOTES FOR ADDITIONAL INFORMATION
NTS

- INDICATES ITEM OR AREA TO BE REMOVED
- WALL STRUCTURE TO REMAIN, WALL FINISH TO BE REMOVED
- WALL TO BE REMOVED IN ITS ENTIRETY
- EXISTING DOOR & FRAME TO BE REMOVED
- EXISTING WINDOW AND FRAME TO BE REMOVED
- DEMOLITION KEYNOTE, SEE KEYNOTE SCHEDULE

RENOVATIONS FOR THE RIC OPSCE FACILITY

540 DEXTER ST, CENTRAL FALLS, RI 02863

BREWSTER THORNTON GROUP ARCHITECTS LLP
150 Chestnut Street
Providence, RI
02903
Tel: 401.861.1500
Fax: 401.861.5585

JOB NO: 1817
DATE: 08/31/18
ISSUE: CONSTRUCTION DRAWINGS

NO.	ISSUES DESCRIPTION	DATE

SHEET TITLE
FIRST FLOOR PLAN - DEMOLITION

SHEET
D1.1

8/22/2018 8:05:07 AM

00 50 00 – CONTRACTING FORMS

PART 1 - GENERAL

1.1 COPYRIGHT

A. Contractor is responsible for obtaining a valid license to use all copyrighted documents specified or included in the Project Manual.

1.2 AGREEMENT AND CONDITIONS OF THE CONTRACT

A. See Section 00 5200 for the Agreement form to be executed.

B. See Section 00 7200 for the General Conditions.

1.3 FORMS

A. Use the following forms for the specified purposes unless otherwise indicated elsewhere in the Contract Documents.

B. Bond Forms:

1. Performance Bond and Payment Bond Forms: AIA A312

C. Release of Lien:

1. Release of Liens Form: AIA G706A

D. Insurance certificate, supplementary attachment:

1. ACORD Certificate of Insurance Form: AIA G715

1.4 REFERENCE STANDARDS

A. AIA G706A – Release of Liens: 1994.

B. AIA A312 - Performance Bond: 2010 and Payment Bond: 2010.

C. AIA G715 – ACORD Certificate of Insurance: 1991.

PART 2 - PRODUCTS - NOT USED

PART 3 - EXECUTION - NOT USED

END OF SECTION

00 52 00 – AGREEMENT FORM

PART 1 - GENERAL

1.1 AGREEMENT FORM

A. The Agreement Form to be utilized on this project is AIA Document A101-2007 as amended, a copy of which follows this page.

B. Agreement made as of the date of issue of the Purchase Order for this Work.

C. This Agreement is entered into as of the date of the applicable Purchase Order and is assumed as executed once the Purchase Order is issued.

END OF SECTION

AIA® Document A101™ – 2007

Standard Form of Agreement Between Owner and Contractor where the basis of payment is a Stipulated Sum

***AGREEMENT** made as of _____. (Date of issuance of Owner's Purchase Order)*

BETWEEN the Owner:

The State of Rhode Island, acting by and through the Department of Administration
Division of Purchases, on behalf of the User Agency
One Capitol Hill, Second Floor
Providence, Rhode Island 02908-5855
(401) 574-8100 (telephone)
(401) 574-8387 (facsimile)
www.purchasing.ri.gov

and the Contractor:
(Name, legal status, address, telephone and facsimile numbers, and web address)

for the following Project: *(Name, location, and detailed description)*

Rhode Island College
600 Mt Pleasant Avenue
Providence, RI 02908
Tel: (401) 456-9885
Fax: (401) 456-8534

The User Agency:
(Name of user agency, address, telephone and facsimile numbers, and web address)

Rhode Island College
600 Mt Pleasant Avenue
Providence, RI 02908
Tel: (401) 456-9885
Fax: (401) 456-8534
www.ric.edu

The Design Agent:
(Name, legal status, address, telephone and facsimile numbers, and web address)

ADDITIONS AND DELETIONS:
The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

AIA Document A201™–2007, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.

Init.
/

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The Owner and Contractor agree as follows.

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(1987529542)

TABLE OF ARTICLES

1 THE CONTRACT DOCUMENTS

2 THE WORK OF THIS CONTRACT

3 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION

4 CONTRACT SUM

5 PAYMENTS

6 DISPUTE RESOLUTION

7 TERMINATION OR SUSPENSION

8 MISCELLANEOUS PROVISIONS

9 ENUMERATION OF CONTRACT DOCUMENTS

10 INSURANCE AND BONDS

11 BENEFITS OF AGREEMENT

ARTICLE 1 THE CONTRACT DOCUMENTS

The Contract Documents consist of this Agreement, Conditions of the Contract (General Conditions, Supplementary ,if any, and other Conditions), Drawings, Specifications, Addenda issued prior to execution of this Agreement, other documents listed in this Agreement and Modifications issued after execution of this Agreement, all of which form the Contract, and are as fully a part of the Contract as if attached to this Agreement or repeated herein. The Contract represents the entire and integrated agreement between the parties hereto and supersedes prior negotiations, representations or agreements, either written or oral. An enumeration of the Contract Documents, other than a Modification, appears in Article 9.

ARTICLE 2 THE WORK OF THIS CONTRACT

The Contractor shall fully execute the Work described in the Contract Documents, except as specifically indicated in the Contract Documents to be the responsibility of others. No part of the Work shall be performed by Subcontractors without the Owner's prior written consent.

ARTICLE 3 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION

§ 3.1 The date of commencement of the Work
(Paragraphs deleted)
will be stipulated by the User Agency. The Contractor shall be authorized to commence the Work *only* upon the issuance of the Purchase Order by the Owner *and* an authorization from the User Agency.

§ 3.2 The Contract Time shall be measured from the date of commencement.

§ 3.3 The Contractor shall achieve Substantial Completion of the entire Work not later than ( ) days from the date of commencement, or as follows:
(Insert number of calendar days. Alternatively, a calendar date may be used when coordinated with the date of commencement. If appropriate, insert requirements for earlier Substantial Completion of certain portions of the Work.)

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User Notes:

Portion of Work	Substantial Completion Date

, subject to adjustments of this Contract Time as provided in the Contract Documents.
(Paragraphs deleted)
§ 3.4 The Contractor and the Contractor's surety shall be liable for and shall pay the Owner the sums stipulated herein as liquidated damages, and not as penalty, for each calendar day of delay until the Work is substantially complete:).

§ 3.5 The Owner shall not be liable to the Contractor or any Subcontractor for claims or damages of any nature caused by or arising out of any delays. The sole remedy against the Owner for delays shall be the allowance of additional time for completion of the Work.

ARTICLE 4 CONTRACT SUM

§ 4.1 The Owner shall pay the Contractor the Contract Sum in current funds for the Contractor's performance of the Contract. The Contract Sum shall be Dollars ($), subject to additions and deductions as provided in the Contract Documents.

§ 4.2 The Contract Sum is based upon the following alternates, if any, which are described in the Contract Documents and are hereby accepted by the Owner:
(State the numbers or other identification of accepted alternates

§ 4.3 Unit
(Paragraphs deleted)
prices are specified in the Bid Form.
§ 4.4 Allowances
(Paragraphs deleted)
are specified in the Bid Form.

ARTICLE 5 PAYMENTS

§ 5.1 PROGRESS PAYMENTS

§ 5.1.1 Based upon Applications for Payment submitted to the Design Agent by the Contractor and Certificates for Payment issued by the Design Agent and approved by the Owner in writing, the Owner shall make progress payments on account of the Contract Sum to the Contractor as provided below and elsewhere in the Contract Documents, and in accordance with the provisions of "Prompt Payment by Department of Administration," R.I. Gen. Laws §§ 42-11.1-1 et seq..

§ 5.1.2 The period covered by each Application for Payment shall be one calendar month ending on the last day of the month.

§ 5.1.3 The Owner shall make payment of the certified amount to the Contractor not later than the 30th working day following written approval by the Owner.

§ 5.1.4 Each Application for Payment shall be based on the most recent schedule of values submitted by the Contractor in accordance with the Contract Documents. The schedule of values shall allocate the entire Contract Sum among the various portions of the Work. The schedule of values shall be prepared in such form and supported by such data to substantiate its accuracy as the Design Agent and Owner may require.

§ 5.1.5 Applications for Payment shall show the percentage of completion of each portion of the Work as of the end of the period covered by the Application for Payment.

§ 5.1.6 Subject to other provisions of the Contract Documents, the amount of each progress payment shall be computed as follows:

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.1 Take that portion of the Contract Sum properly allocable to completed Work as determined by multiplying the percentage completion of each portion of the Work by the share of the Contract Sum allocated to that portion of the Work in the schedule of values, less retainage of five percent (5 %). Pending final determination of cost to the Owner of changes in the Work, amounts not in dispute shall be included as provided in Section 7.3.9 of AIA Document A201™–2007, General Conditions of the Contract for Construction;

.2 Add that portion of the Contract Sum properly allocable to materials and equipment delivered and suitably stored at the site for subsequent incorporation in the completed construction (or, if approved in advance by the Owner, suitably stored off the site at a location agreed upon in writing), less retainage of five percent (5 %);

.3 Subtract the aggregate of previous payments made by the Owner; and

.4 Subtract amounts, if any, for which the Design Agent has withheld or nullified a Certificate for Payment as provided in Section 9.5 of AIA Document A201–2007.

§ 5.1.7 The progress payment amount determined in accordance with Section 5.1.6 shall be further modified under the following circumstances:

.1 Add, upon Substantial Completion of the Work, a sum sufficient to increase the total payments to the full amount of the Contract Sum, less such amounts as the Design Agent shall determine for incomplete Work, retainage applicable to such work and unsettled claims; and

.2 Add, if final completion of the Work is thereafter materially delayed through no fault of the Contractor, any additional amounts payable in accordance with Section 9.10.3 of AIA Document A201–2007.

§ 5.1.8
(Paragraphs deleted)
Intentionally omitted.

§ 5.1.9 Except with the Owner's prior written approval, the Contractor shall not make advance payments to suppliers for materials or equipment which have not been delivered and stored at the site.

§ 5.2 FINAL PAYMENT

§ 5.2.1 Final payment, constituting the entire unpaid balance of the Contract Sum, shall be made by the Owner to the Contractor when

.1 the Contractor has fully performed the Contract except for the Contractor's responsibility to correct Work as provided in Section 12.2.2 of AIA Document A201–2007, and to satisfy other requirements, if any, which extend beyond final payment;

.2 a final Certificate for Payment has been issued by the Design Agent and approved in writing by the Owner; and

.3 .the Contractor has submitted its final waiver of lien and final waivers of lien from all of its Subcontractors and suppliers in a form acceptable to the Owner; and

.4 the Contractor has submitted to the Owner all close-out documents, including without limitation, all as-built plans, warranties, manuals, and other materials set forth in the Contract Documents.

§ 5.2.2 The Owner's final payment to the Contractor shall be made no later than 30 working days after the issuance of the Design Agent's final Certificate for Payment and written approval by the Owner, and in accordance with the provisions of "Prompt Payment by Department of Administration," R.I. Gen. Laws §§ 42-11.1-1 et seq..

.

§ 5.3 OWNER'S RIGHTS

§ 5.3.1 The Owner shall have the right to deduct from any payments due to the Contractor the amount of any unpaid obligations owed to the State of Rhode Island by the Contractor, including without limitation, any and all unpaid taxes, and to pay the amount of such deductions to the Controller of the State of Rhode Island.

§ 5.3.2 The Owner shall have the right to deduct from any payments due to the Contractor the amount of any claim against the Contractor arising out of this Agreement or on account of any other reason.

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ARTICLE 6 DISPUTE RESOLUTION

§ 6.1 INITIAL DECISION MAKER

§ 6.1.1 The Purchasing Agent appointed pursuant to the provisions of the "State Purchases Act," R.I. Gen. Laws §§ 37-2-1 et seq., will serve as Initial Decision Maker in accordance with the provisions of the State Purchases Act, State of Rhode Island Procurement Regulations, and Section 15.2 of AIA Document A201–2007.
§ 6.1.2 For any Claim (as defined in Section 15.1.1 of AIA Document A201-2007) not resolved by the procedures set forth in § 6.1.1, the parties shall use their best efforts to resolve such Claim by mediation in Providence, Rhode Island. Any party may apply in writing to the Presiding Justice of the Providence County Superior Court, with a copy to the other parties, with a request for the court to appoint a mediator, and the costs of the mediator shall be borne equally by all of the parties. In the event that the parties are unable to resolve any and all Claims through mediation, then any party may pursue the legal remedies provided in § 6.2

§ 6.2 BINDING DISPUTE RESOLUTION

For any Claim not resolved by the Initial Decision Maker procedures set forth in § 6.1.1or the mediation procedures pursuant to § 6.1.2, the method of binding dispute resolution shall be
(Paragraphs deleted)
determined in accordance with the provisions of the State Purchases Act, R.I. Gen. Laws §§ 37-2-1 et seq., the "Public Works Arbitration Act," R.I. Gen. Laws §§ 37-16-1 et seq., the "Administrative Procedures Act," R.I. Gen. Laws §§ 45-35-1 et seq., and the State of Rhode Island Procurement Regulations.

ARTICLE 7 TERMINATION OR SUSPENSION

§ 7.1 The Contract may be terminated by the Owner or the Contractor as provided in Article 14 of AIA Document A201–2007. The Contract may also be terminated by the Owner: (i) in the event of the unavailability of appropriated funds; (ii) in the absence of a determination of continued need; or (iii) as otherwise provided in the State of Rhode Island Procurement Regulations General Conditions of Purchase or other applicable law.

§ 7.2 The Work may be suspended by the Owner as provided in the State of Rhode Island Procurement Regulations General Conditions of Purchase and/or Article 14 of AIA Document A201–2007.

ARTICLE 8 MISCELLANEOUS PROVISIONS

§ 8.1 Where reference is made in this Agreement to a provision of AIA Document A201–2007 or another Contract Document, the reference refers to that provision as amended or supplemented by other provisions of the Contract Documents.

§ 8.2
(Paragraphs deleted)
.No interest shall be due or payable on account of any payment due or unpaid except in accordance with the provisions of "Prompt Payment by Department of Administration," R.I. Gen. Laws §§ 42-11.1-1 et seq.

§ 8.3 State of Rhode Island Representatives.

§ 8.3.1 The Owner's representative:
(Name, title, address, and other information for the preferred methods of contact)

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§ 8.3.2 The User Agency's representative:
(Name, title, address, and other information for the preferred methods of contact)

Kevin Fitta, Director Capital Projects
Rhode Island College
600 Mt Pleasant Avenue
Providence, RI 02908
Tel: (401) 456-9885
kfitta@ric.edu

§ 8.4 The Contractor's representative.
(Name, title, address, and other information for the preferred methods of contact)

§ 8.5 The Design Agent's representative.
(Name, title, address, and other information for the preferred methods of contact)

§ 8.6 Neither the Owner's, nor the Contractor's, nor the Design Agent's representative shall be changed without ten days written notice to the other parties.

§ 8.7 Other provisions.

§8.6.1 The Contractor represents and warrants to the Owner, in addition to any other representations and warranties of the Contractor elsewhere in the Contract Documents:

.1 The Contractor and its Subcontractors are each financially solvent, able to pay their debts as they mature, and possessed of sufficient working capital to perform their obligations under the Contract Documents.

.2 The Contractor and its Subcontractors are each able to furnish the materials, equipment, and labor required to complete the Project as required under the Contract Documents.

.3 The Contractor has visited the site of the Project, familiarized itself with the local and special conditions under which the Work is to be performed, and correlated its observations with the requirements of the Contract Documents.

.4 The Contractor possesses the requisite level of experience and expertise in the business administration, construction, and superintendence of projects of the size, complexity, and nature of the Project, and it will perform the Work with the care, skill, and diligence of such a contractor.

§8.6.2 The representations and warranties of the Contractor in the Contract Documents will survive the execution and delivery of this Agreement, any termination of the Agreement, and the final completion of the Work.

§8.6.3 Any Change Orders or other Modifications must be approved in writing by the Owner.

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User Notes: (1987529542)

§8.6.4 The Owner is the State of Rhode Island, acting by and through its Department of Administration Division of Purchases, and therefore, pursuant to the provisions of R.I. Gen. Laws § 34-28-31, mechanics liens may not be placed against the Project.

ARTICLE 9 ENUMERATION OF CONTRACT DOCUMENTS

§ 9.1 The Contract Documents, except for Modifications issued after execution of this Agreement, are enumerated in the sections below.

§ 9.1.1 The Agreement is this executed AIA Document A101–2007, Standard Form of Agreement Between Owner and Contractor.

§ 9.1.2 The General Conditions are AIA Document A201–2007, General Conditions of the Contract for Construction.

§ 9.1.3 The Supplementary and other Conditions of the Contract:
(Row deleted)

Document
State of Rhode Island
Procurement
Regulations

§ 9.1.4 The Specifications:
(Paragraphs deleted)
The Specifications are included in the Solicitation and are available on the Division of Purchases website at www.purchasing.ri.gov.

§ 9.1.5 The Drawings:
(Paragraphs deleted)
The Drawings are included in the Solicitation and are available on the Division of Purchases website at www.purchasing.ri.gov.

§ 9.1.6 The
(Paragraphs deleted)
Addenda issued pursuant to the Solicitation are available on the Division of Purchases website at www.purchasing.ri.gov

§ 9.1.7 Additional documents, if any, forming part of the Contract Documents:

.1
(Paragraphs deleted)
The Solicitation issued by the Owner, including without limitation, the Invitation to Bid, the Instructions to Bidders, the Specifications and Drawings, any Addenda, and the Bid Checklist (with applicable forms)

.2 The Bid Proposal, including without limitation, the Bid Form and the Bidder Certification Cover Form

.3 The Purchase Order issued by the Owner.

§ 9.1.8 This Agreement and the Contract Documents are subject to, and governed by, the laws of the State of Rhode Island, including all procurement statutes and regulations (available at www.purchasing.ri.gov), and applicable federal

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and local law, all of which are incorporated into this Agreement by this reference.

§ 9.1.9 In the event of any conflict between the State of Rhode Island Procurement Regulations or any provision of the Rhode Island General Laws and the Supplementary and other Conditions of the Contract or other Contract Documents, the State of Rhode Island Procurement Regulations and the Rhode Island General Laws will control.

ARTICLE 10 INSURANCE AND BONDS

The Contractor shall purchase and maintain insurance and provide bonds as set forth in the Solicitation and Article 11 of AIA Document A201–2007.

ARTICLE 11 BENEFITS OF AGREEMENT

§ 11.1 Third-party Beneficiary. The User Agency is a disclosed third-party beneficiary of this Agreement and shall have all of the rights and benefits to which such a party is entitled hereunder.

§ 11.2 Assignment. This Agreement shall be binding on the Contractor and its successors and assigns; provided, however, that the Contractor may not assign its rights nor delegate its responsibilities under this Agreement without the Owner's prior written consent.
(Table deleted)

This Agreement is dated as of the day and year first written above; provided, however, that this Agreement shall not become a binding contract until the Owner has issued a Purchase Order pursuant to § 3.1. The person signing for the Contractor below represents that he or she has been duly authorized to execute this Agreement on behalf of the Contractor.

THE STATE OF RHODE ISLAND, acting
by and through its Department of Administration
Division of Purchases

OWNER *(Signature)*	**CONTRACTOR** *(Signature)*
Nancy McIntyre State Purchasing Agent	
(Printed name and title)	*(Printed name and title)*

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00 65 19 – WAIVER OF LIEN FORM

RIC Document Waiver of Lien Form is included, following this page, as an integral part of the Contract documents. A copy with completed information must be submitted with the second and each succeeding Application for Payment.

RHODE ISLAND COLLEGE

Capital Projects Administration
600 Mount Pleasant Ave, Physical Plant, Providence, RI 02908

WAIVER OF LIEN FORM MATERIAL OR LABOR

Construction Project Title: _____

General Contractor: _____

Subcontractor/Supplier: _____

DUNS No.: _____

Application /Certificate for Payment No.: _____

Paid Through Date: _____

Schedule of Values Line Item No.: _____

Description of Work Heading: _____

Total Payments Received, Including Current Payment: _____

The undersigned Representative of the above Subcontractor/Supplier has been contracted by the above General Contractor to furnish materials, or labor, or both, as included in the approved Schedule of Values under the Line Item No. and Description of Work Heading indicated above, for the Construction Project listed above.

The undersigned acknowledges receipt of payment, under this Line Item No. and Description of Work Heading, and hereby waives and releases any and all lien, or claim or right to lien, on the Construction Project listed above, and premises, under the statutes of the State of Rhode Island, relating to Mechanics Liens, on account of materials, or labor, or both, furnished, or which may be furnished, by the undersigned to, or on account of, the above numbered Application and Certificate for Payment.

Dated at this _____day of_____, 20____

Company: _____

Signature: _____

Printed Name: _____

Title: _____

END OF ATTACHMENT

00 72 00 – GENERAL CONDITIONS

PART 1 - GENERAL

1.1 GENERAL CONDITIONS

A. The General Conditions to be utilized on this project are AIA Document A201-2007 as amended, a copy of which follows this page.

END OF SECTION

AIA® Document A201™ – 2007

General Conditions of the Contract for Construction

for the following PROJECT:
(Name, location, and detailed description)

ADDITIONS AND DELETIONS:
The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

THE OWNER:

The State of Rhode Island, acting by and through the Department of Administration
Division of Purchases, on behalf of the User Agency
One Capitol Hill, Second Floor
Providence, Rhode Island 02908-5855
(401) 574-8100 (telephone)
(401 574-8387 (facsimile)
www.purchasing.ri.gov

THE USER AGENCY
(Name, legal status, address, telephone and facsimile numbers, and web address)

THE ARCHITECT:
(Name, legal status, address, telephone and facsimile numbers, and web address)

TABLE OF ARTICLES

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12 UNCOVERING AND CORRECTION OF WORK

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(Paragraphs deleted)

ARTICLE 1 GENERAL PROVISIONS

§ 1.1 BASIC DEFINITIONS

§ 1.1.1 THE CONTRACT DOCUMENTS

The Contract Documents are enumerated in the Agreement between the Owner and Contractor (the Agreement) and consist of the Agreement (and the documents enumerated therein), Conditions of the Contract (General, Supplementary, if any, and other Conditions), Drawings, Specifications, Addenda issued prior to execution of the Contract, other documents listed in the Agreement and Modifications issued after execution of the Contract. A Modification is (1) a written amendment to the Contract signed by both parties, (2) a Change Order, (3) a Construction Change Directive or (4) a written order for a minor change in the Work issued by the Design Agent.

§ 1.1.2 THE CONTRACT

The Contract Documents form the Contract for Construction. The Contract represents the entire and integrated agreement between the parties hereto and supersedes prior negotiations, representations or agreements, either written or oral. The Contract may be amended or modified only by a Modification. The Contract Documents shall not be construed to create a contractual relationship of any kind (1) between the Contractor and the Design Agent or the Design Agent's consultants, (2) between the Owner and a Subcontractor or a Sub-subcontractor, (3) between the Owner and the Design Agent or the Design Agent's consultants or (4) between any persons or entities other than the Owner and the Contractor. The Design Agent shall, however, be entitled to performance and enforcement of obligations under the Contract intended to facilitate performance of the Design Agent's duties.

§ 1.1.3 THE WORK

The term "Work" means the construction and services required by the Contract Documents, whether completed or partially completed, and includes all other labor, materials, equipment, and services provided or to be provided by the Contractor to fulfill all of the Contractor's obligations. The Work may constitute the whole or a part of the Project.

§ 1.1.4 THE PROJECT

The Project is the total construction of which the Work performed under the Contract Documents may be the whole or a part and which may include construction by the Owner and by separate contractors.

§ 1.1.5 THE DRAWINGS

The Drawings are the graphic and pictorial portions of the Contract Documents showing the design, location, and dimensions of the Work, generally including plans, elevations, sections, details, schedules, and diagrams.

§ 1.1.6 THE SPECIFICATIONS

The Specifications are that portion of the Contract Documents consisting of the written requirements for materials, equipment, systems, standards, and workmanship for the Work, and performance of related services.

§ 1.1.7 INSTRUMENTS OF SERVICE

Instruments of Service are representations, in any medium of expression now known or later developed, of the tangible and intangible creative work performed by the Design Agent and the Design Agent's consultants under their respective professional services agreements. Instruments of Service may include, without limitation, studies, surveys, models, sketches, drawings, specifications, and other similar materials.

§ 1.1.8 INITIAL DECISION MAKER

The Initial Decision Maker is the person identified in the Agreement to render initial decisions on Claims in accordance with Section 15.2 and certify termination of the Agreement under Section 14.2.2.

§ 1.2 CORRELATION AND INTENT OF THE CONTRACT DOCUMENTS

§ 1.2.1 The intent of the Contract Documents is to include all items and services necessary for the proper execution and completion of the Work by the Contractor. The Contract Documents are complementary, and what is required by one shall be as binding as if required by all; the Contractor shall perform all Work reasonably inferable from the Contract Documents as being necessary to produce the indicated results.

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§ 1.2.2 Organization of the Specifications into divisions, sections, and articles, and arrangement of Drawings shall not control the Contractor in dividing the Work among Subcontractors or in establishing the extent of Work to be performed by any trade.

§ 1.2.3 Unless otherwise stated in the Contract Documents, words that have well-known technical or construction industry meanings are used in the Contract Documents in accordance with such recognized meanings.

§ 1.2.4 In the event of any conflicts or discrepancies among the Contract Documents, the provisions of the Contract Documents will be interpreted in the following order of priority:

1. Modifications (if any).
2. The Purchase Order.
3. The Agreement.
4. The Solicitation., including any Addenda, and the Specifications and Drawings
5. The Supplementary Conditions (if any).
6. The General Conditions.
7. The Bid Proposal.

§ 1.2.5 In the event of any conflicts or discrepancies between the Contract Documents and the State of Rhode Island Procurement Regulations or any provision of the Rhode Island General Laws, the State of Rhode Island Procurement Regulations and the Rhode Island General Laws will control.

§ 1.2.6 In the event of any inconsistency between the Drawings and Specifications, the better quality or greater quantity of Work shall be provided.

§ 1.2.7 The Owner will be the final decision maker for any and all interpretations.

§ 1.3 CAPITALIZATION

Terms capitalized in these General Conditions include those that are (1) specifically defined, (2) the titles of numbered articles or (3) the titles of other documents published by the American Institute of Architects.

§ 1.4 INTERPRETATION

In the interest of brevity the Contract Documents frequently omit modifying words such as "all" and "any" and articles such as "the" and "an," but the fact that a modifier or an article is absent from one statement and appears in another is not intended to affect the interpretation of either statement.

§ 1.5 OWNERSHIP AND USE OF DRAWINGS, SPECIFICATIONS AND OTHER INSTRUMENTS OF SERVICE

§ 1.5.1 The Owner and the User Agency shall have a perpetual license to utilize the Drawings, Specifications, and other documents, including electronic or digital documents, prepared by the Design Agent and the Design Agent's consultants, for the execution of the Project and shall have and retain all rights to use them and reproduce them for the production and maintenance of the Work described therein. The Contractor, Subcontractors, Sub-subcontractors, and material or equipment suppliers shall not own or claim a copyright in the Instruments of Service. Submittal or distribution to meet official regulatory requirements or for other purposes in connection with this Project is not to be construed as publication in derogation of the Design Agent's or Design Agent's consultants' reserved rights.

§ 1.5.2 The Contractor, Subcontractors, Sub-subcontractors and material or equipment suppliers are authorized to use and reproduce the Instruments of Service provided to them solely and exclusively for execution of the Work. All copies made under this authorization shall bear the copyright notice, if any, shown on the Instruments of Service. The Contractor, Subcontractors, Sub-subcontractors, and material or equipment suppliers may not use the Instruments of Service on other projects or for additions to this Project outside the scope of the Work without the specific written consent of the Owner, Design Agent and the Design Agent's consultants.

§ 1.6 TRANSMISSION OF DATA IN DIGITAL FORM

If the parties intend to transmit Instruments of Service or any other information or documentation in digital form, they shall endeavor to establish necessary protocols governing such transmissions, unless otherwise already provided in the Agreement or the Contract Documents.

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ARTICLE 2 OWNER

§ 2.1 GENERAL

§ 2.1.1 The Owner is the entity identified as such in the Agreement and is referred to throughout the Contract Documents as if singular in number. The Owner shall designate in writing a representative who shall have express authority to bind the Owner with respect to all matters requiring the Owner's approval or authorization. Except as otherwise provided in Section 4.2.1, the Design Agent does not have such authority. The term "Owner" means the Owner or the Owner's authorized representative.

§ 2.1.2 Intentionally omitted.

§ 2.2 INFORMATION AND SERVICES REQUIRED OF THE OWNER

§ 2.2.1 Intentionally omitted.

§ 2.2.2 The Contractor shall secure and pay for permits and fees, necessary approvals, easements, assessments and charges required for construction, use or occupancy of permanent structures or for permanent changes in existing facilities.

§ 2.2.3 If required for the Work in the discretion of the Owner, the Owner shall furnish surveys describing physical characteristics, legal limitations and utility locations for the site of the Project, and a legal description of the site. The Contractor shall be entitled to rely on the accuracy of any information furnished by the Owner but shall exercise proper precautions relating to the safe performance of the Work.

§ 2.2.4 The Owner shall furnish information or services required of the Owner by the Contract Documents with reasonable promptness. The Owner shall also furnish any other information or services under the Owner's control and relevant to the Contractor's performance of the Work with reasonable promptness after receiving the Contractor's written request for such information or services.

§ 2.2.5 Intentionally Omitted

§ 2.3 OWNER'S RIGHT TO STOP THE WORK

If the Contractor fails to correct Work that is not in accordance with the requirements of the Contract Documents as required by Section 12.2 or repeatedly fails to carry out Work in accordance with the Contract Documents, the Owner may issue a written order to the Contractor to stop the Work, or any portion thereof, until the cause for such order has been eliminated; however, the right of the Owner to stop the Work shall not give rise to a duty on the part of the Owner to exercise this right for the benefit of the Contractor or any other person or entity, except to the extent required by Section 6.1.3.

§ 2.4 OWNER'S RIGHT TO CARRY OUT THE WORK

If the Contractor defaults or neglects to carry out the Work in accordance with the Contract Documents and fails within a ten-day period after receipt of written notice from the Owner to commence and continue correction of such default or neglect with diligence and promptness, the Owner may, without prejudice to other remedies the Owner may have, correct such deficiencies. In such case an appropriate Change Order shall be issued deducting from payments then or thereafter due the Contractor the reasonable cost of correcting such deficiencies, including Owner's expenses and compensation for the Design Agent's additional services made necessary by such default, neglect or failure. Such action by the Owner and amounts charged to the Contractor are both subject to prior approval of the Design Agent. If payments then or thereafter due the Contractor are not sufficient to cover such amounts, the Contractor shall pay the difference to the Owner.

ARTICLE 3 CONTRACTOR

§ 3.1 GENERAL

§ 3.1.1 The Contractor is the person or entity identified as such in the Agreement and is referred to throughout the Contract Documents as if singular in number. The Contractor shall be lawfully licensed, if required in the jurisdiction where the Project is located. The Contractor shall designate in writing a representative who shall have express authority to bind the Contractor with respect to all matters under this Contract. The term "Contractor" means the Contractor or the Contractor's authorized representative.

§ 3.1.2 The Contractor shall perform the Work in accordance with the Contract Documents.

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§ 3.1.3 The Contractor shall not be relieved of obligations to perform the Work in accordance with the Contract Documents either by activities or duties of the Design Agent in the Design Agent's administration of the Contract, or by tests, inspections or approvals required or performed by persons or entities other than the Contractor.

§ 3.2 REVIEW OF CONTRACT DOCUMENTS AND FIELD CONDITIONS BY CONTRACTOR

§ 3.2.1 Execution of the Contract by the Contractor is a representation that the Contractor has visited the site, become generally familiar with local conditions under which the Work is to be performed and correlated personal observations with requirements of the Contract Documents.

§ 3.2.2 Because the Contract Documents are complementary, the Contractor shall, before starting each portion of the Work, carefully study and compare the various Contract Documents relative to that portion of the Work, as well as the information furnished by the Owner pursuant to Section 2.2.3, shall take field measurements of any existing conditions related to that portion of the Work, and shall observe any conditions at the site affecting it. These obligations are for the purpose of facilitating coordination and construction by the Contractor and are not for the purpose of discovering errors, omissions, or inconsistencies in the Contract Documents; however, the Contractor shall promptly report to the Design Agent any errors, inconsistencies or omissions discovered by or made known to the Contractor or additional Drawings, Specifications, or instructions required to define the Work in greater detail to permit the proper progress of the Work as a request for information in such form as the Design Agent may require. It is recognized that the Contractor's review is made in the Contractor's capacity as a contractor and not as a licensed design professional, unless otherwise specifically provided in the Contract Documents.

§ 3.2.3 The Contractor is not required to ascertain that the Contract Documents are in accordance with applicable laws, statutes, ordinances, codes, rules and regulations, or lawful orders of public authorities, but the Contractor shall promptly report to the Design Agent and the Owner any nonconformity discovered by or made known to the Contractor as a request for information in such form as the Design Agent or Owner may require.

§ 3.2.3.1 Omissions from the Drawings and Specifications of items obviously needed to perform the Work properly, such as attachments, bolts, hangers, and other fastening devices, shall not relieve the Contractor from the obligation to furnish and install such items.

§ 3.2.4 If the Contractor believes that additional cost or time is involved because of clarifications or instructions the Design Agent issues in response to the Contractor's notices or requests for information pursuant to Sections 3.2.2 or 3.2.3, the Contractor shall make Claims as provided in Article 15. If the Contractor fails to perform the obligations of Sections 3.2.2 or 3.2.3 or 3.2.3.1, the Contractor shall pay such costs and damages to the Owner as would have been avoided if the Contractor had performed such obligations. If the Contractor performs those obligations, the Contractor shall not be liable to the Owner or Design Agent for damages resulting from errors, inconsistencies or omissions in the Contract Documents, for differences between field measurements or conditions and the Contract Documents, or for nonconformities of the Contract Documents to applicable laws, statutes, ordinances, codes, rules and regulations, and lawful orders of public authorities.

§ 3.2.4.1 The Contractor shall not make any changes without prior written authorization from the Design Agent and the Owner.

§ 3.2.5 The Owner is entitled to reimbursement from the Contractor for amounts paid to the Design Agent for evaluating and responding to the Contractor's requests for information that are not prepared in accordance with the Contract Documents or where the requested information is available to the Contractor from a careful study and comparison of the Contract Documents, field conditions, other Owner-provided information, Contractor-prepared coordination drawings, or prior Project correspondence or documentation.

§ 3.3 SUPERVISION AND CONSTRUCTION PROCEDURES

§ 3.3.1 The Contractor shall supervise and direct the Work, using the Contractor's best skill and attention. The Contractor shall be solely responsible for, and have control over, construction means, methods, techniques, sequences and procedures and for coordinating all portions of the Work under the Contract, unless the Contract Documents give other specific instructions concerning these matters. If the Contract Documents give specific instructions concerning construction means, methods, techniques, sequences or procedures, the Contractor shall evaluate the jobsite safety thereof and, except as stated below, shall be fully and solely responsible for the jobsite safety of such means, methods,

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techniques, sequences or procedures. If the Contractor determines that such means, methods, techniques, sequences or procedures may not be safe, the Contractor shall give timely written notice to the Owner and Design Agent and shall not proceed with that portion of the Work without further written instructions from the Design Agent. If the Contractor is then instructed to proceed with the required means, methods, techniques, sequences or procedures without acceptance of changes proposed by the Contractor, the Owner shall be solely responsible for any loss or damage arising solely from those Owner-required means, methods, techniques, sequences or procedures.

§ 3.3.2 The Contractor shall be responsible to the Owner for acts and omissions of the Contractor's employees, Subcontractors and their agents and employees, and other persons or entities performing portions of the Work for, or on behalf of, the Contractor or any of its Subcontractors.

§ 3.3.3 The Contractor shall be responsible for inspection of portions of Work already performed to determine that such portions are in proper condition to receive subsequent Work.

§ 3.4 LABOR AND MATERIALS

§ 3.4.1 Unless otherwise provided in the Contract Documents, the Contractor shall provide and pay for labor, materials, equipment, tools, construction equipment and machinery, water, heat, utilities, transportation, and other facilities and services necessary for proper execution and completion of the Work, whether temporary or permanent and whether or not incorporated or to be incorporated in the Work. Whenever the Contractor has an obligation to provide labor and materials under this Agreement, the Contractor, at a minimum, shall provide the labor for, and furnish and install and place in operation all items, including without limitation, all proper connections.

§ 3.4.2 Except in the case of minor changes in the Work authorized by the Design Agent in accordance with Sections 3.12.8 or 7.4, the Contractor may make substitutions only with the consent of the Owner, after evaluation by the Design Agent and in accordance with a Change Order or Construction Change Directive.

§ 3.4.3 The Contractor shall enforce strict discipline and good order among the Contractor's employees and other persons carrying out the Work. The Contractor shall not permit employment of unfit persons or persons not properly skilled in tasks assigned to them.

§ 3.5 WARRANTY

The Contractor warrants to the Owner and Design Agent that materials and equipment furnished under the Contract will be of first quality, prime manufacture, and new unless the Contract Documents require or permit otherwise. The Contractor further warrants that the Work will conform to the requirements of the Contract Documents and will be free from defects, except for those inherent in the quality of the Work the Contract Documents require or permit. Work, materials, or equipment not conforming to these requirements, including substitutions not properly authorized, may be considered defective and, unless a longer period is required elsewhere in the Contract Documents, will be repaired and/or replaced, at the option of the Owner, for a period of one year following Final Completion of the Work. The Contractor's warranty excludes remedy for damage or defect caused by abuse, alterations to the Work not executed by the Contractor or its Subcontractors, improper or insufficient maintenance, improper operation, or normal wear and tear and normal usage. If required by the Design Agent, the Contractor shall furnish satisfactory evidence as to the kind and quality of materials and equipment.

§ 3.6 TAXES

§ 3.6.1 The Contractor shall pay sales, consumer, use and similar taxes for the Work provided by the Contractor that are legally enacted when bids are received or negotiations concluded, whether or not yet effective or merely scheduled to go into effect.

§ 3.6.2 The State of Rhode Island is exempt from payment of any federal or state excise, transportation, or sales tax. The Rhode Island Department of Administration Division of Purchases will furnish Exemption Certificates upon request.

§ 3.6.3 Pursuant to R.I. Gen. Laws § 44-1-6, the Owner shall withhold payment from the Contractor if the Contractor does not maintain a regular place of business in Rhode Island in the amount of three (3%) percent of the Contract Sum until thirty (30) days after Final Completion and compliance by the Contractor with the requirements of such section.

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§ 3.7 PERMITS, FEES, NOTICES AND COMPLIANCE WITH LAWS

§ 3.7.1 Unless otherwise provided in the Contract Documents, the Contractor shall secure and pay for the building permit as well as for other permits, fees, licenses, and inspections required by the Rhode Island State Building Code necessary for proper execution and completion of the Work that are customarily secured after execution of the Contract and legally required at the time bids are received or negotiations concluded. The Contractor shall be responsible for obtaining the Certificate of Occupancy from the appropriate governmental authorities.

§ 3.7.2 The Contractor shall comply with and give notices required by applicable laws, statutes, ordinances, codes, rules and regulations, and lawful orders of public authorities applicable to performance of the Work.

§ 3.7.3 The Contractor shall promptly notify the Design Agent and the Owner if the Contractor becomes aware that the Contract Documents are not in accordance with applicable laws, statutes, ordinances, codes, rules and regulations, or lawful orders of public authorities. If the Contractor performs Work knowing it to be contrary to applicable laws, statutes, ordinances, codes, rules and regulations, or lawful orders of public authorities, the Contractor shall assume appropriate responsibility for such Work and shall bear the costs attributable to correction.

§ 3.7.4 Concealed or Unknown Conditions. If the Contractor encounters conditions at the site that are (1) subsurface or otherwise concealed physical conditions that differ materially from those indicated in the Contract Documents or (2) unknown physical conditions of an unusual nature, that differ materially from those ordinarily found to exist and generally recognized as inherent in construction activities of the character provided for in the Contract Documents, the Contractor shall promptly provide notice to the Owner and the Design Agent before conditions are disturbed and in no event later than 21 days after first observance of the conditions. The Design Agent will promptly investigate such conditions and, if the Design Agent determines that they differ materially and cause an increase or decrease in the Contractor's cost of, or time required for, performance of any part of the Work, will recommend an equitable adjustment in the Contract Sum or Contract Time, or both. If the Design Agent determines that the conditions at the site are not materially different from those indicated in the Contract Documents and that no change in the terms of the Contract is justified, the Design Agent shall promptly notify the Owner and Contractor in writing, stating the reasons. If either party disputes the Design Agent's determination or recommendation, that party may proceed as provided in Article 15.

§ 3.7.5 If, in the course of the Work, the Contractor encounters human remains or recognizes the existence of burial markers, archaeological sites or wetlands not indicated in the Contract Documents, the Contractor shall immediately suspend any operations that would affect them and shall notify the Owner and Design Agent. Upon receipt of such notice, the Owner shall promptly take any action necessary to obtain governmental authorization required to resume the operations. The Contractor shall continue to suspend such operations until otherwise instructed by the Owner but shall continue with all other operations that do not affect those remains or features. Requests for adjustments in the Contract Sum and Contract Time arising from the existence of such remains or features may be made as provided in Article 15.

§ 3.8 ALLOWANCES

§ 3.8.1 The Contractor shall include in the Contract Sum all allowances stated in the Contract Documents. Items covered by allowances shall be supplied for such amounts and by such persons or entities as the Owner may direct, but the Contractor shall not be required to employ persons or entities to whom the Contractor has reasonable objection.

§ 3.8.2 Unless otherwise provided in the Contract Documents,

- **.1** Allowances shall cover the cost to the Contractor of materials and equipment delivered at the site and all required taxes, less applicable trade discounts;
- **.2** Contractor's costs for unloading and handling at the site, labor, installation costs, overhead, profit and other expenses contemplated for stated allowance amounts shall be included in the Contract Sum but not in the allowances; and
- **.3** Whenever costs are more than or less than allowances, the Contract Sum shall be adjusted accordingly by Change Order. The amount of the Change Order shall reflect (1) the difference between actual costs and the allowances under Section 3.8.2.1 and (2) changes in Contractor's costs under Section 3.8.2.2.

§ 3.8.3 Materials and equipment under an allowance shall be selected by the Owner with reasonable promptness.

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§ 3.9 SUPERINTENDENT

§ 3.9.1 The Contractor shall employ a competent superintendent and necessary assistants who shall be in attendance at the Project site during performance of the Work. The superintendent shall represent the Contractor, and communications given to the superintendent shall be as binding as if given to the Contractor.

§ 3.9.2 The Contractor, as soon as practicable after award of the Contract, shall furnish in writing to the Owner through the Design Agent the name and qualifications of a proposed superintendent. The Design Agent may reply within 14 days to the Contractor in writing stating (1) whether the Owner or the Design Agent has reasonable objection to the proposed superintendent or (2) that the Design Agent requires additional time to review. Failure of the Design Agent to reply within the 14 day period shall constitute notice of no reasonable objection.

§ 3.9.3 The Contractor shall not employ a proposed superintendent to whom the Owner or Design Agent has made reasonable and timely objection. The Contractor shall not change the superintendent without the Owner's consent, which shall not unreasonably be withheld or delayed.

§ 3.10 CONTRACTOR'S CONSTRUCTION SCHEDULES

§ 3.10.1 The Contractor, within 20 days after the issuance of the Purchase Order, shall prepare and submit for the Owner's and Design Agent's information a Contractor's construction schedule for the Work. The schedule shall not exceed time limits current under the Contract Documents, shall be revised at appropriate intervals, not less frequently than monthly, as required by the conditions of the Work and Project, shall be related to the entire Project to the extent required by the Contract Documents, and shall provide for expeditious and practicable execution of the Work. The Contractor shall certify on the initial schedule and all revised schedules that they comply with the Contract Documents.

§ 3.10.2 The Contractor shall prepare a submittal schedule, within 20 days after the issuance of the Purchase Order, and thereafter as necessary to maintain a current submittal schedule, and shall submit the schedule(s) for the Design Agent's approval. The Design Agent's approval shall not unreasonably be delayed or withheld. The submittal schedule shall (1) be coordinated with the Contractor's construction schedule, and (2) allow the Design Agent reasonable time to review submittals. If the Contractor fails to submit a submittal schedule, the Contractor shall not be entitled to any increase in Contract Sum or extension of Contract Time based on the time required for review of submittals.

§ 3.10.3 The Contractor shall perform the Work in general accordance with the most recent schedules submitted to the Owner and Design Agent.

§ 3.11 DOCUMENTS AND SAMPLES AT THE SITE

The Contractor shall maintain at the site for the Owner one copy of the Drawings, Specifications, Addenda, Change Orders and other Modifications, in good order and marked currently to indicate field changes and selections made during construction, and one copy of approved Shop Drawings, Product Data, Samples and similar required submittals. These shall be available to the Design Agent and shall be delivered to the Design Agent for submittal to the Owner upon completion of the Work as a record of the Work as constructed.

§ 3.12 SHOP DRAWINGS, PRODUCT DATA AND SAMPLES

§ 3.12.1 Shop Drawings are drawings, diagrams, schedules and other data specially prepared for the Work by the Contractor or a Subcontractor, Sub-subcontractor, manufacturer, supplier or distributor to illustrate some portion of the Work.

§ 3.12.2 Product Data are illustrations, standard schedules, performance charts, instructions, brochures, diagrams and other information furnished by the Contractor to illustrate materials or equipment for some portion of the Work.

§ 3.12.3 Samples are physical examples that illustrate materials, equipment or workmanship and establish standards by which the Work will be judged.

§ 3.12.4 Shop Drawings, Product Data, Samples and similar submittals are not Contract Documents. Their purpose is to demonstrate the way by which the Contractor proposes to conform to the information given and the design concept expressed in the Contract Documents for those portions of the Work for which the Contract Documents require submittals. Review by the Design Agent is subject to the limitations of Section 4.2.7. Informational submittals upon

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which the Design Agent is not expected to take responsive action may be so identified in the Contract Documents. Submittals that are not required by the Contract Documents may be returned by the Design Agent without action.

§ 3.12.5 The Contractor shall review for compliance with the Contract Documents, approve and submit to the Design Agent Shop Drawings, Product Data, Samples and similar submittals required by the Contract Documents in accordance with the submittal schedule approved by the Design Agent or, in the absence of an approved submittal schedule, with reasonable promptness and in such sequence as to cause no delay in the Work or in the activities of the Owner or of separate contractors.

§ 3.12.6 By submitting Shop Drawings, Product Data, Samples and similar submittals, the Contractor represents to the Owner and Design Agent that the Contractor has (1) reviewed and approved them, (2) determined and verified materials, field measurements and field construction criteria related thereto, or will do so and (3) checked and coordinated the information contained within such submittals with the requirements of the Work and of the Contract Documents.

§ 3.12.7 The Contractor shall perform no portion of the Work for which the Contract Documents require submittal and review of Shop Drawings, Product Data, Samples or similar submittals until the respective submittal has been approved by the Design Agent.

§ 3.12.8 The Work shall be in accordance with approved submittals except that the Contractor shall not be relieved of responsibility for deviations from requirements of the Contract Documents by the Design Agent's approval of Shop Drawings, Product Data, Samples or similar submittals unless the Contractor has specifically informed the Design Agent in writing of such deviation at the time of submittal and (1) the Design Agent has given written approval to the specific deviation as a minor change in the Work, or (2) a Change Order or Construction Change Directive has been issued authorizing the deviation. The Contractor shall not be relieved of responsibility for errors or omissions in Shop Drawings, Product Data, Samples or similar submittals by the Design Agent's approval thereof.

§ 3.12.9 The Contractor shall direct specific attention, in writing or on resubmitted Shop Drawings, Product Data, Samples or similar submittals, to revisions other than those requested by the Design Agent on previous submittals. In the absence of such written notice, the Design Agent's approval of a resubmission shall not apply to such revisions.

§ 3.12.10 The Contractor shall not be required to provide professional services that constitute the practice of architecture or engineering unless such services are specifically required by the Contract Documents for a portion of the Work or unless the Contractor needs to provide such services in order to carry out the Contractor's responsibilities for construction means, methods, techniques, sequences and procedures. The Contractor shall not be required to provide professional services in violation of applicable law. If professional design services or certifications by a design professional related to systems, materials or equipment are specifically required of the Contractor by the Contract Documents, the Owner and the Design Agent will specify all performance and design criteria that such services must satisfy. The Contractor shall cause such services or certifications to be provided by a properly licensed design professional, whose signature and seal shall appear on all drawings, calculations, specifications, certifications, Shop Drawings and other submittals prepared by such professional. Shop Drawings and other submittals related to the Work designed or certified by such professional, if prepared by others, shall bear such professional's written approval when submitted to the Design Agent. The Owner and the Design Agent shall be entitled to rely upon the adequacy, accuracy and completeness of the services, certifications and approvals performed or provided by such design professionals, provided the Owner and Design Agent have specified to the Contractor all performance and design criteria that such services must satisfy. Pursuant to this Section 3.12.10, the Design Agent will review, approve or take other appropriate action on submittals only for the limited purpose of checking for conformance with information given and the design concept expressed in the Contract Documents. The Contractor shall not be responsible for the adequacy of the performance and design criteria specified in the Contract Documents.

§ 3.12.11 The Owner shall be entitled to reimbursement from the Contractor for amounts paid to the Design Agent for evaluation of resubmittals.

§ 3.13 USE OF SITE

The Contractor shall confine operations at the site to areas permitted by applicable laws, statutes, ordinances, codes, rules and regulations, lawful orders of public authorities, and any restrictions imposed by the User Agency or the Owner, and the Contract Documents and shall not unreasonably encumber the site with materials or equipment.

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§ 3.14 CUTTING AND PATCHING

§ 3.14.1 The Contractor shall be responsible for cutting, fitting or patching required to complete the Work or to make its parts fit together properly. All areas requiring cutting, fitting and patching shall be restored to the condition existing prior to the cutting, fitting and patching, unless otherwise required by the Contract Documents.

§ 3.14.2 The Contractor shall not damage or endanger a portion of the Work or fully or partially completed construction of the Owner or separate contractors by cutting, patching or otherwise altering such construction, or by excavation. The Contractor shall not cut or otherwise alter such construction by the Owner or a separate contractor except with written consent of the Owner and of such separate contractor; such consent shall not be unreasonably withheld. The Contractor shall not unreasonably withhold from the Owner or a separate contractor the Contractor's consent to cutting or otherwise altering the Work.

§ 3.15 CLEANING UP

§ 3.15.1 The Contractor shall keep the premises and surrounding area free from accumulation of waste materials or rubbish caused by operations under the Contract. At completion of the Work, the Contractor shall remove waste materials, rubbish, the Contractor's tools, construction equipment, machinery and surplus materials from and about the Project.

§ 3.15.2 If the Contractor fails to clean up as provided in the Contract Documents, the Owner may do so and Owner shall be entitled to reimbursement from the Contractor.

§ 3.16 ACCESS TO WORK

The Contractor shall provide the Owner and Design Agent access to the Work in preparation and progress wherever located.

§ 3.17 ROYALTIES, PATENTS AND COPYRIGHTS

The Contractor shall pay all royalties and license fees. The Contractor shall defend suits or claims for infringement of copyrights and patent rights and shall hold the Owner and Design Agent harmless from loss on account thereof, but shall not be responsible for such defense or loss when a particular design, process or product of a particular manufacturer or manufacturers is required by the Contract Documents, or where the copyright violations are contained in Drawings, Specifications or other documents prepared by the Owner or Design Agent. However, if the Contractor has reason to believe that the required design, process or product is an infringement of a copyright or a patent, the Contractor shall be responsible for such loss unless such information is promptly furnished to the Design Agent and the Owner.

§ 3.18 INDEMNIFICATION

§ 3.18.1 To the fullest extent permitted by law the Contractor shall indemnify and hold harmless the Owner, the State of Rhode Island,, and each executive, legislative, judicial, regulatory, or administrative body of the state, or any political subdivision thereof, including without limitation, any department, division, agency, commission, board, office, bureau, committee, authority, educational institution, school, water, or fire district, or other agency of Rhode Island state or local government that exercises governmental functions, any other governmental authority, and any quasi-public corporation and/or body corporate and politic, their elected or appointed officials, members, employees, and agents , Design Agent, Design Agent's consultants, and agents and employees of any of them from and against claims, damages, losses and expenses, including but not limited to attorneys' fees and costs of arbitration and/or litigation, arising out of or resulting from performance of the Work, and/or the obligations of the Contractor under the Contract Documents, but only to the extent caused by the acts or omissions of the Contractor, a Subcontractor, anyone directly or indirectly employed by them or anyone for whose acts they may be liable, regardless of whether or not such claim, damage, loss or expense is caused in part by a party indemnified hereunder. Such obligation shall not be construed to negate, abridge, or reduce other rights or obligations of indemnity that would otherwise exist as to a party or person described in this Section 3.18.

§ 3.18.2 In claims against any person or entity indemnified under this Section 3.18 by an employee of the Contractor, a Subcontractor, anyone directly or indirectly employed by them or anyone for whose acts they may be liable, the indemnification obligation under Section 3.18.1 shall not be limited by a limitation on amount or type of damages, compensation or benefits payable by or for the Contractor or a Subcontractor under workers' compensation acts, disability benefit acts or other employee benefit acts.

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ARTICLE 4 DESIGN AGENT

§ 4.1 GENERAL

§ 4.1.1 The Design Agent is the person lawfully licensed to practice his or her profession in the State of Rhode Island or an entity lawfully practicing its profession in the State of Rhode Island and identified in the Contract Documents as the Design Agent. The term "Design Agent" means the Design Agent or the Design Agent's authorized representative. .

§ 4.1.2 Duties, responsibilities and limitations of authority of the Design Agent as set forth in the Contract Documents shall not be restricted, modified or extended without written consent of the Owner, Contractor and Design Agent. Consent shall not be unreasonably withheld.

§ 4.1.3 If the employment of the Design Agent is terminated, the Owner shall employ a successor design agent as to whom the Contractor has no reasonable objection and whose status under the Contract Documents shall be that of the Design Agent.

§ 4.2 ADMINISTRATION OF THE CONTRACT

§ 4.2.1 The Design Agent will provide administration of the Contract as described in the Contract Documents and will be an Owner's representative during construction through the date the Design Agent issues the final Certificate for Payment and continuing until the expiration of the warranty period in § 3.5. The Design Agent will have authority to act on behalf of the Owner only to the extent provided in the Contract Documents.

§ 4.2.2 The Design Agent will visit the site at intervals appropriate to the stage of construction, or as otherwise agreed with the Owner, to become generally familiar with the progress and quality of the portion of the Work completed, and to determine in general if the Work observed is being performed in a manner indicating that the Work, when fully completed, will be in accordance with the Contract Documents. However, the Design Agent will not be required to make exhaustive or continuous on-site inspections to check the quality or quantity of the Work. The Design Agent will not have control over, charge of, or responsibility for, the construction means, methods, techniques, sequences or procedures, or for the safety precautions and programs in connection with the Work, since these are solely the Contractor's rights and responsibilities under the Contract Documents, except as provided in Section 3.3.1.

§ 4.2.2.1 The Owner is entitled to reimbursement from the Contractor for amounts paid to the Design Agent for site visits made necessary by the fault of the Contractor or by defects and deficiencies in the Work.

§ 4.2.3 On the basis of the site visits, the Design Agent will keep the Owner reasonably informed about the progress and quality of the portion of the Work completed, and report to the Owner (1) known deviations from the Contract Documents and from the most recent construction schedule submitted by the Contractor, and (2) defects and deficiencies observed in the Work. The Design Agent will not be responsible for the Contractor's failure to perform the Work in accordance with the requirements of the Contract Documents. The Design Agent will not have control over or charge of and will not be responsible for acts or omissions of the Contractor, Subcontractors, or their agents or employees, or any other persons or entities performing portions of the Work.

§ 4.2.4 COMMUNICATIONS FACILITATING CONTRACT ADMINISTRATION

Except as otherwise provided in the Contract Documents or when direct communications have been specially authorized, the Owner and Contractor shall endeavor to communicate with each other through the Design Agent about matters arising out of or relating to the Contract. Communications by and with the Design Agent's consultants shall be through the Design Agent. Communications by and with Subcontractors and material suppliers shall be through the Contractor. Communications by and with separate contractors shall be through the Owner.

§ 4.2.5 Based on the Design Agent's evaluations of the Contractor's Applications for Payment, the Design Agent will review and certify the amounts due the Contractor and will issue Certificates for Payment in such amounts.

§ 4.2.6 The Design Agent has authority to reject Work that does not conform to the Contract Documents. Whenever the Design Agent considers it necessary or advisable, the Design Agent will have authority to require inspection or testing of the Work in accordance with Sections 13.5.2 and 13.5.3, whether or not such Work is fabricated, installed or completed. However, neither this authority of the Design Agent nor a decision made in good faith either to exercise or not to exercise such authority shall give rise to a duty or responsibility of the Design Agent to the Contractor,

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Subcontractors, material and equipment suppliers, their agents or employees, or other persons or entities performing portions of the Work.

§ 4.2.7 The Design Agent will review and approve, or take other appropriate action upon, the Contractor's submittals such as Shop Drawings, Product Data and Samples, but only for the limited purpose of checking for conformance with information given and the design concept expressed in the Contract Documents. The Design Agent's action will be taken in accordance with the submittal schedule approved by the Design Agent or, in the absence of an approved submittal schedule, with reasonable promptness while allowing sufficient time in the Design Agent's professional judgment to permit adequate review. Review of such submittals is not conducted for the purpose of determining the accuracy and completeness of other details such as dimensions and quantities, or for substantiating instructions for installation or performance of equipment or systems, all of which remain the responsibility of the Contractor as required by the Contract Documents. The Design Agent's review of the Contractor's submittals shall not relieve the Contractor of the obligations under Sections 3.3, 3.5 and 3.12. The Design Agent's review shall not constitute approval of safety precautions or, unless otherwise specifically stated by the Design Agent, of any construction means, methods, techniques, sequences or procedures. The Design Agent's approval of a specific item shall not indicate approval of an assembly of which the item is a component.

§ 4.2.8 The Design Agent will prepare Change Orders and Construction Change Directives, and may authorize minor changes in the Work as provided in Section 7.4. The Design Agent will investigate and make determinations and recommendations regarding concealed and unknown conditions as provided in Section 3.7.4.

§ 4.2.9 The Design Agent will conduct inspections to determine the date or dates of Substantial Completion and the date of final completion; issue Certificates of Substantial Completion pursuant to Section 9.8; receive and forward to the Owner, for the Owner's review and records, written warranties and related documents required by the Contract and assembled by the Contractor pursuant to Section 9.10; and issue a final Certificate for Paymentpursuant to Section 9.10.

§ 4.2.10 If the Owner and Design Agent agree, the Design Agent will provide one or more project representatives to assist in carrying out the Design Agent's responsibilities at the site. The duties, responsibilities and limitations of authority of such project representatives shall be as set forth in an exhibit to be incorporated in the Contract Documents.

§ 4.2.11 The Design Agent will interpret and decide matters concerning performance under, and requirements of, the Contract Documents on written request of either the Owner or Contractor. The Design Agent's response to such requests will be made in writing within any time limits agreed upon or otherwise with reasonable promptness.

§ 4.2.12 Interpretations and decisions of the Design Agent will be consistent with the intent of, and reasonably inferable from, the Contract Documents and will be in writing or in the form of drawings. When making such interpretations and decisions, the Design Agent will endeavor to secure faithful performance by both Owner and Contractor, will not show partiality to either and will not be liable for results of interpretations or decisions rendered in good faith.

§ 4.2.13 The Design Agent's decisions on matters relating to aesthetic effect will be final if consistent with the intent expressed in the Contract Documents.

§ 4.2.14 The Design Agent will review and respond to requests for information about the Contract Documents. The Design Agent's response to such requests will be made in writing within any time limits agreed upon or otherwise with reasonable promptness. If appropriate, the Design Agent will prepare and issue supplemental Drawings and Specifications in response to the requests for information.

ARTICLE 5 SUBCONTRACTORS

§ 5.1 DEFINITIONS

§ 5.1.1 A Subcontractor is a person or entity who has a direct contract with the Contractor to perform a portion of the Work at the site. The term "Subcontractor" is referred to throughout the Contract Documents as if singular in number and means a Subcontractor or an authorized representative of the Subcontractor. The term "Subcontractor" does not include a separate contractor or subcontractors of a separate contractor.

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§ 5.1.2 A Sub-subcontractor is a person or entity who has a direct or indirect contract with a Subcontractor to perform a portion of the Work at the site. The term "Sub-subcontractor" is referred to throughout the Contract Documents as if singular in number and means a Sub-subcontractor or an authorized representative of the Sub-subcontractor.

§ 5.2 AWARD OF SUBCONTRACTS AND OTHER CONTRACTS FOR PORTIONS OF THE WORK

§ 5.2.1 Unless otherwise stated in the Contract Documents or the bidding requirements, the Contractor, as soon as practicable after award of the Contract, shall furnish in writing to the Owner through the Design Agent the names of persons or entities (including those who are to furnish materials or equipment fabricated to a special design) proposed for each principal portion of the Work. The Design Agent may reply within 14 days to the Contractor in writing stating (1) whether the Owner or the Design Agent has reasonable objection to any such proposed person or entity or (2) that the Design Agent requires additional time for review.Design Agent

§ 5.2.2 The Contractor shall not contract with a proposed person or entity to whom the Owner or Design Agent has made reasonable and timely objection. The Contractor shall not be required to contract with anyone to whom the Contractor has made reasonable objection.

§ 5.2.3 If the Owner or Design Agent has reasonable objection to a person or entity proposed by the Contractor, the Contractor shall propose another to whom the Owner or Design Agent has no reasonable objection. If the proposed but rejected Subcontractor was reasonably capable of performing the Work, the Contract Sum and Contract Time shall be increased or decreased by the difference, if any, occasioned by such change, and an appropriate Change Order shall be issued before commencement of the substitute Subcontractor's Work. However, no increase in the Contract Sum or Contract Time shall be allowed for such change unless the Contractor has acted promptly and responsively in submitting names as required.

§ 5.2.4 The Contractor shall not substitute a Subcontractor, person or entity previously selected if the Owner or Design Agent makes reasonable objection to such substitution.

§ 5.2.5 MANUFACTURERS AND FABRICATORS

§ 5.2.5.1 Not later than 10 days after the date of commencement of the Work, the Contractor shall furnish in writing to the Owner through the Design Agent the names of the manufacturers or fabricators for certain products, equipment, and systems identified in the Specifications and, where applicable, the name of the installing Subcontractor. The Design Agent may reply within 14 days to the Contractor in writing, stating: (i) whether the Owner or the Design Agent has reasonable objection to any such proposed person manufacturer or fabricator; or (ii) whether the Design Agent requires additional time to review.

§ 5.2.5.2 The Contractor shall not contract with a proposed manufacturer, fabricator, or Subcontractor to whom the Owner or Design Agent has made reasonable and timely objection. The Contractor shall not be required to contract with anyone to whom the Contractor has made reasonable objection.

§ 5.2.5.3 If the Owner or Design Agent has an objection to a manufacturer, fabricator, or Subcontractor proposed by the Contractor, the Contractor shall propose another to whom the Owner or Design Agent has no objection.

§ 5.2.5.4 The Contractor shall not substitute a manufacturer, fabricator, or Subcontractor previously selected if the Owner or Design Agent makes reasonable objection to such substitution.

§ 5.3 SUBCONTRACTUAL RELATIONS

By appropriate written agreement, the Contractor shall require each Subcontractor, to the extent of the Work to be performed by the Subcontractor, to be bound to the Contractor by terms of the Contract Documents, and to assume toward the Contractor all the obligations and responsibilities, including the responsibility for safety of the Subcontractor's Work, which the Contractor, by these Documents, assumes toward the Owner and Design Agent. Upon the request of the User Agency and/or the Owner, the Contractor shall provide the User Agency and /or the Owner with copies of each subcontract agreement. Each subcontract agreement shall preserve and protect the rights of the Owner and Design Agent under the Contract Documents with respect to the Work to be performed by the Subcontractor so that subcontracting thereof will not prejudice such rights, and shall allow to the Subcontractor, unless specifically provided otherwise in the subcontract agreement, the benefit of all rights, remedies and redress against the

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Contractor that the Contractor, by the Contract Documents, has against the Owner. Where appropriate, the Contractor shall require each Subcontractor to enter into similar agreements with Sub-subcontractors. The Contractor shall make available to each proposed Subcontractor, prior to the execution of the subcontract agreement, copies of the Contract Documents to which the Subcontractor will be bound, and, upon written request of the Subcontractor, identify to the Subcontractor terms and conditions of the proposed subcontract agreement that may be at variance with the Contract Documents. Subcontractors will similarly make copies of applicable portions of such documents available to their respective proposed Sub-subcontractors.

§ 5.4 CONTINGENT ASSIGNMENT OF SUBCONTRACTS

§ 5.4.1 Each subcontract agreement for a portion of the Work is assigned by the Contractor to the Owner, provided that

- **.1** assignment is effective only after termination of the Contract by the Owner for cause pursuant to Section 14.2 and only for those subcontract agreements that the Owner accepts by notifying the Subcontractor and Contractor in writing; and
- **.2** assignment is subject to the prior rights of the surety, if any, obligated under bond relating to the Contract.

(Paragraph deleted)

§ 5.4.2 Upon such assignment, if the Work has been suspended for more than 30 days, the Subcontractor's compensation shall be equitably adjusted for increases in cost resulting from the suspension.

§ 5.4.3 Upon such assignment to the Owner under this Section 5.4, the Owner may further assign the subcontract to a successor contractor or other entity.

ARTICLE 6 CONSTRUCTION BY OWNER OR BY SEPARATE CONTRACTORS

§ 6.1 OWNER'S RIGHT TO PERFORM CONSTRUCTION AND TO AWARD SEPARATE CONTRACTS

§ 6.1.1 The Owner reserves the right to perform construction or operations related to the Project with the Owner's own forces, and to award separate contracts in connection with other portions of the Project or other construction or operations on the site under Conditions of the Contract identical or substantially similar to these including those portions related to insurance and waiver of subrogation.

§ 6.1.2 When separate contracts are awarded for different portions of the Project or other construction or operations on the site, the term "Contractor" in the Contract Documents in each case shall mean the Contractor who executes each separate Owner-Contractor Agreement.

§ 6.1.3 The Owner shall provide for coordination of the activities of the Owner's own forces and of each separate contractor with the Work of the Contractor, who shall cooperate with them. The Contractor shall participate with other separate contractors and the Owner in reviewing their construction schedules. The Contractor shall make any revisions to the construction schedule deemed necessary after a joint review and mutual agreement. The construction schedules shall then constitute the schedules to be used by the Contractor, separate contractors and the Owner until subsequently revised.

§ 6.1.4 Unless otherwise provided in the Contract Documents, when the Owner performs construction or operations related to the Project with the Owner's own forces, the Owner shall be deemed to be subject to the same obligations and to have the same rights that apply to the Contractor under the Conditions of the Contract, including, without excluding others, those stated in Article 3, this Article 6 and Articles 10, 11 and 12.

§ 6.2 MUTUAL RESPONSIBILITY

§ 6.2.1 The Contractor shall afford the Owner and separate contractors reasonable opportunity for introduction and storage of their materials and equipment and performance of their activities, and shall connect and coordinate the Contractor's construction and operations with theirs as required by the Contract Documents.

§ 6.2.2 If part of the Contractor's Work depends for proper execution or results upon construction or operations by the Owner or a separate contractor, the Contractor shall, prior to proceeding with that portion of the Work, promptly report to the Design Agent apparent discrepancies or defects in such other construction that would render it unsuitable for such proper execution and results. Failure of the Contractor so to report shall constitute an acknowledgment that the Owner's or separate contractor's completed or partially completed construction is fit and proper to receive the Contractor's Work, except as to defects not then reasonably discoverable.

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§ 6.2.3 The Contractor shall reimburse the Owner for costs the Owner incurs that are payable to a separate contractor because of the Contractor's delays, improperly timed activities or defective construction. The Owner shall be responsible to the Contractor for costs the Contractor incurs because of a separate contractor's delays, improperly timed activities, damage to the Work or defective construction.

§ 6.2.4 The Contractor shall promptly remedy damage the Contractor wrongfully causes to completed or partially completed construction or to property of the Owner or separate contractors as provided in Section 10.2.5.

§ 6.2.5 The Owner and each separate contractor shall have the same responsibilities for cutting and patching as are described for the Contractor in Section 3.14.

§ 6.3 OWNER'S RIGHT TO CLEAN UP

If a dispute arises among the Contractor, separate contractors and the Owner as to the responsibility under their respective contracts for maintaining the premises and surrounding area free from waste materials and rubbish, the Owner may clean up and the Design Agent will allocate the cost among those responsible.

ARTICLE 7 CHANGES IN THE WORK

§ 7.1 GENERAL

§ 7.1.1 Changes in the Work may be accomplished after execution of the Contract, and without invalidating the Contract, by Change Order, Construction Change Directive or order for a minor change in the Work, subject to the limitations stated in this Article 7 and elsewhere in the Contract Documents.

§ 7.1.2 A Change Order shall be based upon agreement among the Owner, Contractor and Design Agent; a Construction Change Directive requires agreement by the Owner and Design Agent and may or may not be agreed to by the Contractor; an order for a minor change in the Work may be issued by the Design Agent alone.

§ 7.1.3 Changes in the Work shall be performed under applicable provisions of the Contract Documents, and the Contractor shall proceed promptly, unless otherwise provided in the Change Order, Construction Change Directive or order for a minor change in the Work.

§ 7.2 CHANGE ORDERS

§ 7.2.1 A Change Order is a written instrument prepared by the Design Agent and signed by the Owner, Contractor and Design Agent stating their agreement upon all of the following:

.1 The change in the Work;
.2 The amount of the adjustment, if any, in the Contract Sum; and
.3 The extent of the adjustment, if any, in the Contract Time.

§ 7.2.2 Subsequent to the approval of a Change Order as provided in § 7.1.2, whether such Change Order changes the Contract Sum or Contract Time or both, no additional claim related to such Change Order will be considered by the Owner. Any change, once incorporated into a Change Order, is all inclusive, and includes all factors that could have been considered at the time of the Change Order such as Project impact or schedule "ripple" effect..

§ 7.3 CONSTRUCTION CHANGE DIRECTIVES

§ 7.3.1 A Construction Change Directive is a written order prepared by the Design Agent and signed by the Owner and Design Agent, directing a change in the Work prior to agreement on adjustment, if any, in the Contract Sum or Contract Time, or both. The Owner may by Construction Change Directive, without invalidating the Contract, order changes in the Work within the general scope of the Contract consisting of additions, deletions or other revisions, the Contract Sum and Contract Time being adjusted accordingly.

§ 7.3.2 A Construction Change Directive shall be used in the absence of total agreement on the terms of a Change Order.

§ 7.3.3 If the Construction Change Directive provides for an adjustment to the Contract Sum, the adjustment shall be based on one of the following methods:

.1 Mutual acceptance of a lump sum properly itemized and supported by sufficient substantiating data to permit evaluation;

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.2 Unit prices stated in the Contract Documents or subsequently agreed upon;
.3 Cost to be determined in a manner agreed upon by the parties and a mutually acceptable fixed or percentage fee; or
.4 As provided in Section 7.3.7.

§ 7.3.4 Intentionally omitted.

§ 7.3.5 Upon receipt of a Construction Change Directive, the Contractor shall promptly proceed with the change in the Work involved and advise the Design Agent of the Contractor's agreement or disagreement with the method, if any, provided in the Construction Change Directive for determining the proposed adjustment in the Contract Sum or Contract Time.

§ 7.3.6 A Construction Change Directive signed by the Contractor indicates the Contractor's agreement therewith, including adjustment in Contract Sum and Contract Time or the method for determining them. Such agreement shall be effective immediately and shall be recorded as a Change Order.

§ 7.3.7 If the Contractor does not respond promptly or disagrees with the method for adjustment in the Contract Sum, the Design Agent shall determine the method and the adjustment on the basis of reasonable expenditures and savings of those performing the Work attributable to the change, including, in case of an increase in the Contract Sum, an amount for overhead and profit as set forth in the Agreement, or if no such amount is set forth in the Agreement, a reasonable amount. In such case, and also under Section 7.3.3.3, the Contractor shall keep and present, in such form as the Design Agent may prescribe, an itemized accounting together with appropriate supporting data. Unless otherwise provided in the Contract Documents, costs for the purposes of this Section 7.3.7 shall be limited to the following:

.1 Costs of labor, including social security, old age and unemployment insurance, fringe benefits required by agreement or custom, and workers' compensation insurance;
.2 Costs of materials, supplies and equipment, including cost of delivery;
.3 Rental costs of machinery and equipment;
.4 Costs of premiums for all bonds and insurance, permit fees related to the Work.

(Paragraph deleted)

§ 7.3.8 The amount of credit to be allowed by the Contractor to the Owner for a deletion or change that results in a net decrease in the Contract Sum shall be actual net cost as confirmed by the Design Agent. When both additions and credits covering related Work or substitutions are involved in a change, the allowance for overhead and profit shall be figured on the basis of net increase, if any, with respect to that change.

§ 7.3.9 Pending final determination of the total cost of a Construction Change Directive to the Owner, the Contractor may request payment for Work completed under the Construction Change Directive in Applications for Payment. The Design Agent will make an interim determination for purposes of monthly certification for payment for those costs and certify for payment the amount that the Design Agent determines, in the Design Agent's professional judgment, to be reasonably justified. The Design Agent's interim determination of cost shall adjust the Contract Sum on the same basis as a Change Order, subject to the right of either party to disagree and assert a Claim in accordance with Article 15.

§ 7.3.10 When the Owner and Contractor agree with a determination made by the Design Agent concerning the adjustments in the Contract Sum and Contract Time, or otherwise reach agreement upon the adjustments, such agreement shall be effective immediately and the Design Agent will prepare a Change Order. Change Orders may be issued for all or any part of a Construction Change Directive.

§ 7.4 MINOR CHANGES IN THE WORK

The Design Agent has authority to order minor changes in the Work not involving adjustment in the Contract Sum or extension of the Contract Time and not inconsistent with the intent of the Contract Documents. Such changes will be effected by written order signed by the Design Agent and shall be binding on the Owner and Contractor.

ARTICLE 8 TIME

§ 8.1 DEFINITIONS

§ 8.1.1 Unless otherwise provided, Contract Time is the period of time, including authorized adjustments, allotted in the Contract Documents for Substantial Completion of the Work.

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§ **8.1.2** The date of commencement of the Work is the date established pursuant to § 3.1 of the Agreement.

§ **8.1.3** The date of Substantial Completion is the date certified by the Design Agent in accordance with Section 9.8.

§ **8.1.4** The term "day" as used in the Contract Documents shall mean working day, excluding weekends and legal holidays.

§ 8.2 PROGRESS AND COMPLETION

§ **8.2.1** Time limits stated in the Contract Documents are of the essence of the Contract. By executing the Agreement the Contractor confirms that the Contract Time is a reasonable period for performing the Work.

§ **8.2.2** The Contractor shall not except by agreement or instruction of the Owner in writing, prematurely commence operations on the site or elsewhere prior to the effective date of insurance required by Article 11 to be furnished by the Contractor and Owner. The date of commencement of the Work shall not be changed by the effective date of such insurance.

§ **8.2.3** The Contractor shall proceed expeditiously with adequate forces and shall achieve Substantial Completion within the Contract Time.

§ 8.3 DELAYS AND EXTENSIONS OF TIME

§ **8.3.1** If the Contractor is delayed at any time in the commencement or progress of the Work by an act or neglect of the Owner or Design Agent, or of an employee of either, or of a separate contractor employed by the Owner; or by changes ordered in the Work; or by labor disputes, fire, unusual delay in deliveries, unavoidable casualties or other causes beyond the Contractor's control,, then the Contract Time shall be extended by Change Order for such reasonable time as the Design Agent may determine.

§ **8.3.2** Claims relating to time shall be made in accordance with applicable provisions of Article 15.

§ **8.3.3** This Section 8.3 does not preclude recovery of damages for delay by either party under other provisions of the Contract Documents.

ARTICLE 9 PAYMENTS AND COMPLETION

§ 9.1 CONTRACT SUM

The Contract Sum is stated in the Agreement and, including authorized adjustments, is the total amount payable by the Owner to the Contractor for performance of the Work under the Contract Documents.

§ 9.2 SCHEDULE OF VALUES

Within 20 days of the issuance of the Purchase Order, and promptly if revision is necessary from time to time as a result of a Change Order,, the Contractor shall submit to the Design Agent and the Owner, before the first Application for Payment, a schedule of values allocating the entire Contract Sum to the various portions of the Work and prepared in such form and supported by such data to substantiate its accuracy as the Design Agent and Owner may require. This schedule, if and when approved by the Design Agent and the Owner in writing, shall be used as a basis for reviewing the Contractor's Applications for Payment.

§ 9.3 APPLICATIONS FOR PAYMENT

§ **9.3.1** At least 10 days before the date established for each progress payment, the Contractor shall submit to the Design Agent and the Owner for approval an itemized Application for Payment prepared in accordance with the schedule of values for completed portions of the Work. Such application shall be notarized, if required, and supported by such data substantiating the Contractor's right to payment as the Owner or Design Agent may require, such as copies of requisitions from Subcontractors and material suppliers, and shall reflect retainage if provided for in the Contract Documents.

§ **9.3.1.1** All Applications for Payment for Change Orders must be accompanied by a Notice of Change in Purchase Order issued by the Owner, and if directed by the Owner, by the User Agency.

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§ 9.3.1.2 Applications for Payment shall not include requests for payment for portions of the Work for which the Contractor does not intend to pay a Subcontractor or material supplier, unless such Work has been performed by others whom the Contractor intends to pay.

§ 9.3.1.3 The form of Application for Payment shall be AIA Document G702, Application and Certification for Payment, supported by AIA Document G702A, Continuation Sheet.

§ 9.3.1.4 Until final payment, the Owner shall pay ninety-five (95%) percent of the amount due the Contract on account of progress payments.

§ 9.3.2 Unless otherwise provided in the Contract Documents, payments shall be made on account of materials and equipment delivered and suitably stored at the site for subsequent incorporation in the Work. If approved in advance by the Owner, payment may similarly be made for materials and equipment suitably stored off the site at a location agreed upon in writing. Payment for materials and equipment stored on or off the site shall be conditioned upon compliance by the Contractor with procedures satisfactory to the Owner to establish the Owner's title to such materials and equipment or otherwise protect the Owner's interest, and shall include the costs of applicable insurance, storage and transportation to the site for such materials and equipment stored off the site.

§ 9.3.3 The Contractor warrants that title to all Work covered by an Application for Payment will pass to the Owner no later than the time of payment. The Contractor further warrants that upon submittal of an Application for Payment all Work for which Certificates for Payment have been previously issued and payments received from the Owner shall be free and clear of liens, claims, security interests or encumbrances in favor of the Contractor, Subcontractors, material suppliers, or other persons or entities making a claim by reason of having provided labor, materials and equipment relating to the Work. The Contractor shall immediately satisfy any lien, claim, or encumbrance against the site where the Project is located and indemnify the Owner from and against all resulting costs and expenses, including without limitation, attorneys' fees

§ 9.4 CERTIFICATES FOR PAYMENT

§ 9.4.1 The Design Agent will, within 7 days after receipt of the Contractor's Application for Payment, either issue to the Owner a Certificate for Payment, with a copy to the Contractor, for such amount as the Design Agent determines is properly due, or notify the Contractor and Owner in writing of the Design Agent's reasons for withholding certification in whole or in part as provided in Section 9.5.1.

§ 9.4.2 The issuance of a Certificate for Payment will constitute a representation by the Design Agent to the Owner, based on the Design Agent's evaluation of the Work and the data comprising the Application for Payment, that, to the best of the Design Agent's knowledge, information and belief, the Work has progressed to the point indicated and that the quality of the Work is in accordance with the Contract Documents. The foregoing representations are subject to an evaluation of the Work for conformance with the Contract Documents upon Substantial Completion, to results of subsequent tests and inspections, to correction of minor deviations from the Contract Documents prior to completion and to specific qualifications expressed by the Design Agent. The issuance of a Certificate for Payment will further constitute a representation that the Contractor is entitled to payment in the amount certified. However, the issuance of a Certificate for Payment will not be a representation that the Design Agent has (1) made exhaustive or continuous on-site inspections to check the quality or quantity of the Work, (2) reviewed construction means, methods, techniques, sequences or procedures, (3) reviewed copies of requisitions received from Subcontractors and material suppliers and other data requested by the Owner to substantiate the Contractor's right to payment, or (4) made examination to ascertain how or for what purpose the Contractor has used money previously paid on account of the Contract Sum.

§ 9.4.3 The Contractor must submit all product literature, and material and color samples with each Application for Payment, or as otherwise required by the Owner.

§ 9.5 DECISIONS TO WITHHOLD CERTIFICATION

§ 9.5.1 The Design Agent will withhold a Certificate for Payment in whole or in part, to the extent reasonably necessary to protect the Owner, if in the Design Agent's opinion the representations to the Owner required by Section 9.4.2 cannot be made. If the Design Agent is unable to certify payment in the amount of the Application, the Design Agent will notify the Contractor and Owner as provided in Section 9.4.1. If the Contractor and Design Agent cannot agree on a revised amount, the Design Agent will promptly issue a Certificate for Payment for the amount for which

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the Design Agent is able to make such representations to the Owner. The Design Agent may also withhold a Certificate for Payment or, because of subsequently discovered evidence, may nullify the whole or a part of a Certificate for Payment previously issued, to such extent as may be necessary in the Design Agent's opinion to protect the Owner from loss for which the Contractor is responsible, including loss resulting from acts and omissions described in Section 3.3.2, because of:

- .1 defective Work not remedied;
- .2 third-party claims filed or reasonable evidence indicating probable filing of such claims unless security acceptable to the Owner is provided by the Contractor;
- .3 failure of the Contractor to make payments properly to Subcontractors or for labor, materials, or equipment;
- .4 reasonable evidence that the Work cannot be completed for the unpaid balance of the Contract Sum;
- .5 damage to the Owner or a separate contractor;
- .6 reasonable evidence that the Work will not be completed within the Contract Time, and that the unpaid balance would not be adequate to cover actual or liquidated damages for the anticipated delay;
- .7 failure to carry out the Work in accordance with the Contract Documents; or.
- .8 any other failure to comply with the obligations of the Contractor under the Contract Documents.

§ 9.5.2 When the above reasons for withholding certification are removed, certification will be made for amounts previously withheld.

§ 9.5.3 If the Design Agent withholds certification for payment under Section 9.5.1.3, the Owner may, at its sole option, issue joint checks to the Contractor and to any Subcontractor or material or equipment suppliers to whom the Contractor failed to make payment for Work properly performed or material or equipment suitably delivered. If the Owner makes payments by joint check, the Owner shall notify the Design Agent and the Design Agent will reflect such payment on the next Certificate for Payment .

§ 9.6 PROGRESS PAYMENTS

§ 9.6.1 After the Design Agent has issued a Certificate for Payment and the Owner has approved the Certificate for Payment in writing, the Owner shall make payment in the manner and within the time provided in the Contract Documents, and shall so notify the Design Agent.

§ 9.6.2 The Contractor shall pay each Subcontractor no later than 7 days after receipt of payment from the Owner the amount to which the Subcontractor is entitled, reflecting percentages actually retained from payments to the Contractor on account of the Subcontractor's portion of the Work. The Contractor shall, by appropriate agreement with each Subcontractor, require each Subcontractor to make payments to Sub-subcontractors in a similar manner.

§ 9.6.3 The Design Agent will, on request, furnish to a Subcontractor, if practicable, information regarding percentages of completion or amounts applied for by the Contractor and action taken thereon by the Design Agent and Owner on account of portions of the Work done by such Subcontractor.

§ 9.6.4 The Owner has the right to request written evidence from the Contractor that the Contractor has properly paid Subcontractors and material and equipment suppliers amounts paid by the Owner to the Contractor for subcontracted Work. If the Contractor fails to furnish such evidence within seven days, the Owner shall have the right to contact Subcontractors to ascertain whether they have been properly paid. The Owner shall have the right to withhold payment(s) to the Contractor in the event that any Subcontractors or material and equipment suppliers have not been properly paid. Neither the Owner nor Design Agent shall have an obligation to pay or to see to the payment of money to a Subcontractor, except as may otherwise be required by law.

§ 9.6.5 Contractor payments to material and equipment suppliers shall be treated in a manner similar to that provided in Sections 9.6.2, 9.6.3 and 9.6.4.

§ 9.6.6 A Certificate for Payment, a progress payment, or partial or entire use or occupancy of the Project by the Owner shall not constitute acceptance of Work not in accordance with the Contract Documents.

§ 9.6.7 Unless the Contractor provides the Owner with a payment bond in the full penal sum of the Contract Sum, payments received by the Contractor for Work properly performed by Subcontractors and suppliers shall be held by the Contractor for those Subcontractors or suppliers who performed Work or furnished materials, or both, under

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contract with the Contractor for which payment was made by the Owner. Nothing contained herein shall require money to be placed in a separate account and not commingled with money of the Contractor, shall create any fiduciary liability or tort liability on the part of the Contractor for breach of trust or shall entitle any person or entity to an award of punitive damages against the Contractor for breach of the requirements of this provision.

§ 9.7 FAILURE OF PAYMENT

If the Design Agent does not issue a Certificate for Payment, through no fault of the Contractor, within 7 days after receipt of the Contractor's Application for Payment, or if the Owner does not pay the Contractor within 7 days after the date established in the Contract Documents the amount certified by the Design Agent or awarded by binding dispute resolution, then the Contractor may, upon 7 additional days' written notice to the Owner and Design Agent, make a claim for payment as provided under the provisions of "Prompt Payment by Department of Administration," R.I. Gen. Laws §§ 42-11.1-1 et seq.

§ 9.8 SUBSTANTIAL COMPLETION

§ 9.8.1 Substantial Completion is the stage in the progress of the Work when the Work or designated portion thereof is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use.

§ 9.8.2 When the Contractor considers that the Work, or a portion thereof which the Owner agrees to accept separately, is substantially complete, the Contractor shall prepare and submit to the Design Agent a comprehensive list of items to be completed or corrected prior to final payment. Failure to include an item on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents.

§ 9.8.3 Upon receipt of the Contractor's list, the Design Agent will make an inspection to determine whether the Work or designated portion thereof is substantially complete. If the Design Agent's inspection discloses any item, whether or not included on the Contractor's list, which is not sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work or designated portion thereof for its intended use, the Contractor shall, before issuance of the Certificate of Substantial Completion, complete or correct such item upon notification by the Design Agent. In such case, the Contractor shall then submit a request for another inspection by the Design Agent to determine Substantial Completion. The Design Agent will perform no more than two (2) inspections to determine whether the Work or a designated portion thereof has attained Substantial Completion in accordance with the Contract Documents. The Owner is entitled to reimbursement from the Contractor for amounts paid to the Design Agent for any additional inspections.

§ 9.8.4 When the Work or designated portion thereof is substantially complete, the Design Agent will prepare a Certificate of Substantial Completion that shall establish the date of Substantial Completion, shall establish responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work and insurance, and shall fix the time within which the Contractor shall finish all items on the list accompanying the Certificate. Warranties required by the Contract Documents shall commence on the date of Substantial Completion of the Work or designated portion thereof unless otherwise provided in the Certificate of Substantial Completion.

§ 9.8.5 The Certificate of Substantial Completion shall be submitted to the Owner and Contractor for their written acceptance of responsibilities assigned to them in such Certificate. Upon such acceptance and consent of surety, if any, the Owner shall make payment of retainage applying to such Work or designated portion thereof. Such payment shall be adjusted for Work that is incomplete or not in accordance with the requirements of the Contract Documents.

§ 9.9 PARTIAL OCCUPANCY OR USE

§ 9.9.1 The Owner may occupy or use any completed or partially completed portion of the Work at any stage when such portion is designated by separate agreement with the Contractor, provided such occupancy or use is consented to by the insurer as required under Section 11.3.1.5 and authorized by public authorities having jurisdiction over the Project. Such partial occupancy or use may commence whether or not the portion is substantially complete, provided the Owner and Contractor have accepted in writing the responsibilities assigned to each of them for payments, retainage, if any, security, maintenance, heat, utilities, damage to the Work and insurance, and have agreed in writing concerning the period for correction of the Work and commencement of warranties required by the Contract Documents. When the Contractor considers a portion substantially complete, the Contractor shall prepare and submit a list to the Design Agent as provided under Section 9.8.2. Consent of the Contractor to partial occupancy or use shall

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not be unreasonably withheld. The stage of the progress of the Work shall be determined by written agreement between the Owner and Contractor or, if no agreement is reached, by decision of the Design Agent.

§ 9.9.2 Immediately prior to such partial occupancy or use, the Owner, Contractor and Design Agent shall jointly inspect the area to be occupied or portion of the Work to be used in order to determine and record the condition of the Work.

§ 9.9.3 Unless otherwise agreed upon, partial occupancy or use of a portion or portions of the Work shall not constitute acceptance of Work not complying with the requirements of the Contract Documents.

§ 9.10 FINAL COMPLETION AND FINAL PAYMENT

§ 9.10.1 Upon receipt of the Contractor's written notice that the Work is ready for final inspection and acceptance and upon receipt of a final Application for Payment, the Design Agent will promptly make such inspection and, when the Design Agent finds the Work acceptable under the Contract Documents and the Contract fully performed, the Design Agent will promptly issue a final Certificate for Payment stating that to the best of the Design Agent's knowledge, information and belief, and on the basis of the Design Agent's on-site visits and inspections, the Work has been completed in accordance with terms and conditions of the Contract Documents and that the entire balance found to be due the Contractor and noted in the final Certificate is due and payable. The Design Agent's final Certificate for Payment will constitute a further representation that conditions listed in Section 9.10.2 as precedent to the Contractor's being entitled to final payment have been fulfilled. The Design Agent will perform no more than two (2) inspections to determine whether the Work or a designated portion thereof has attained Final Completion in accordance with the Contract Documents. The Owner is entitled to reimbursement from the Contractor for amounts paid to the Design Agent for any additional inspections.

§ 9.10.2 Neither final payment nor any remaining retained percentage shall become due until the Contractor submits to the Design Agent (1) an affidavit that payrolls, bills for materials and equipment, and other indebtedness connected with the Work for which the Owner or the Owner's property might be responsible or encumbered (less amounts withheld by Owner) have been paid or otherwise satisfied, (2) a certificate evidencing that insurance required by the Contract Documents to remain in force after final payment is currently in effect and will not be canceled or allowed to expire until at least 30 days' prior written notice has been given to the Owner, (3) a written statement that the Contractor knows of no substantial reason that the insurance will not be renewable to cover the period required by the Contract Documents, (4) consent of surety, if any, to final payment and (5), if required by the Owner, other data establishing payment or satisfaction of obligations, such as receipts, releases and waivers of liens, claims, security interests or encumbrances arising out of the Contract, to the extent and in such form as may be designated by the Owner. If a Subcontractor refuses to furnish a release or waiver required by the Owner, the Contractor may furnish a bond satisfactory to the Owner to indemnify the Owner against such lien. If such lien remains unsatisfied after payments are made, the Contractor shall refund to the Owner all money that the Owner may be compelled to pay in discharging such lien, including all costs and reasonable attorneys' fees.

§ 9.10.3 If, after Substantial Completion of the Work, final completion thereof is materially delayed through no fault of the Contractor or by issuance of Change Orders affecting final completion, and the Design Agent so confirms, the Owner shall, upon application by the Contractor and certification by the Design Agent, and without terminating the Contract, make payment of the balance due for that portion of the Work fully completed and accepted. If the remaining balance for Work not fully completed or corrected is less than retainage stipulated in the Contract Documents, and if bonds have been furnished, the written consent of surety to payment of the balance due for that portion of the Work fully completed and accepted shall be submitted by the Contractor to the Design Agent prior to certification of such payment. Such payment shall be made under terms and conditions governing final payment, except that it shall not constitute a waiver of claims.

§ 9.10.4 The making of final payment shall constitute a waiver of Claims by the Owner except those arising from

- **.1** liens, Claims, security interests or encumbrances arising out of the Contract and unsettled;
- **.2** failure of the Work to comply with the requirements of the Contract Documents;
- **.3** terms of special warranties required by the Contract Documents; or
- **.4** claims permitted under the State of Rhode Island Department of Administration Division of Purchases General Conditions of Purchase.

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§ 9.10.5 Acceptance of final payment by the Contractor, a Subcontractor or material supplier shall constitute a waiver of claims by that payee except those previously made in writing and identified by that payee as unsettled at the time of final Application for Payment.

§ 9.11 The Contractor and the Contractor's surety shall be liable for and shall pay the Owner as liquidated damages the sums specified in the Solicitation and Bid Form.

ARTICLE 10 PROTECTION OF PERSONS AND PROPERTY

§ 10.1 SAFETY PRECAUTIONS AND PROGRAMS

The Contractor shall be responsible for initiating, maintaining and supervising all safety precautions and programs in connection with the performance of the Contract.

§ 10.2 SAFETY OF PERSONS AND PROPERTY

§ 10.2.1 The Contractor shall take reasonable precautions for safety of, and shall provide reasonable protection to prevent damage, injury or loss to

- .1 employees on the Work and other persons who may be affected thereby;
- .2 the Work and materials and equipment to be incorporated therein, whether in storage on or off the site, under care, custody or control of the Contractor or the Contractor's Subcontractors or Sub-subcontractors; and
- .3 other property at the site or adjacent thereto, such as trees, shrubs, lawns, walks, pavements, roadways, structures and utilities not designated for removal, relocation or replacement in the course of construction.

§ 10.2.2 The Contractor shall comply with and give notices required by applicable laws, statutes, ordinances, codes, rules and regulations, and lawful orders of public authorities bearing on safety of persons or property or their protection from damage, injury or loss.

§ 10.2.3 The Contractor shall erect and maintain, as required by existing conditions and performance of the Contract, reasonable safeguards for safety and protection, including posting danger signs and other warnings against hazards, promulgating safety regulations and notifying owners and users of adjacent sites and utilities.

§ 10.2.4 When use or storage of explosives or other hazardous materials or equipment or unusual methods are necessary for execution of the Work, the Contractor shall exercise utmost care and carry on such activities under supervision of properly qualified personnel and in consultation with the appropriate governmental authorities..

§ 10.2.4.1 When use or storage of explosives, or other hazardous materials, substances or equipment, or unusual methods are necessary for execution of the Work, the Contractor shall give the User Agency and the Owner reasonable advance notice.

§ 10.2.4.2 If the Contract Documents require the Contractor to handle materials or substances that under certain circumstances may be designated as hazardous, the Contractor shall handle such materials in an appropriate manner.

§ 10.2.5 The Contractor shall promptly remedy damage and loss (other than damage or loss insured under property insurance required by the Contract Documents) to property referred to in Sections 10.2.1.2 and 10.2.1.3 caused in whole or in part by the Contractor, a Subcontractor, a Sub-subcontractor, or anyone directly or indirectly employed by any of them, or by anyone for whose acts they may be liable and for which the Contractor is responsible under Sections 10.2.1.2 and 10.2.1.3, except damage or loss attributable to acts or omissions of the Owner or Design Agent or anyone directly or indirectly employed by either of them, or by anyone for whose acts either of them may be liable, and not attributable to the fault or negligence of the Contractor. The foregoing obligations of the Contractor are in addition to the Contractor's obligations under Section 3.18.

§ 10.2.6 The Contractor shall designate a responsible member of the Contractor's organization at the site whose duty shall be the prevention of accidents. This person shall be the Contractor's superintendent unless otherwise designated by the Contractor in writing to the Owner and Design Agent.

§ 10.2.7 The Contractor shall not permit any part of the construction or site to be loaded so as to cause damage or create an unsafe condition.

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§ 10.2.8 INJURY OR DAMAGE TO PERSON OR PROPERTY
If either party suffers injury or damage to person or property because of an act or omission of the other party, or of others for whose acts such party is legally responsible, written notice of such injury or damage, whether or not insured, shall be given to the other party within a reasonable time not exceeding 21 days after discovery. The notice shall provide sufficient detail to enable the other party to investigate the matter.

§ 10.3 HAZARDOUS MATERIALS
§ 10.3.1 The Contractor is responsible for compliance with any requirements included in the Contract Documents regarding hazardous materials. If the Contractor encounters a hazardous material or substance not addressed in the Contract Documents and if reasonable precautions will be inadequate to prevent foreseeable bodily injury or death to persons resulting from a material or substance, including but not limited to asbestos or polychlorinated biphenyl (PCB), encountered on the site by the Contractor, the Contractor shall, upon recognizing the condition, immediately stop Work in the affected area and report the condition to the Owner and Design Agent in writing.

§ 10.3.2 Upon receipt of the Contractor's written notice, the Owner shall obtain the services of a licensed laboratory to verify the presence or absence of the material or substance reported by the Contractor and, in the event such material or substance is found to be present, to cause it to be rendered harmless. Unless otherwise required by the Contract Documents, the Owner shall furnish in writing to the Contractor and Design Agent the names and qualifications of persons or entities who are to perform tests verifying the presence or absence of such material or substance or who are to perform the task of removal or safe containment of such material or substance. The Contractor and the Design Agent will promptly reply to the Owner in writing stating whether or not either has reasonable objection to the persons or entities proposed by the Owner. If either the Contractor or Design Agent has an objection to a person or entity proposed by the Owner, the Owner shall propose another to whom the Contractor and the Design Agent have no reasonable objection. When the material or substance has been rendered harmless, Work in the affected area shall resume upon written agreement of the Owner and Contractor. By Change Order, the Contract Time shall be extended appropriately and the Contract Sum shall be increased in the amount of the Contractor's reasonable additional costs of shut-down, delay and start-up.

§ 10.3.3 To the extent permitted by the provisions of R.I. Gen. Laws §§ 9-31-1 *et seq.*, the Owner shall indemnify and hold harmless the Contractor, Subcontractors, Design Agent, Design Agent's consultants and agents and employees of any of them from and against claims, damages, losses and expenses, including but not limited to attorneys' fees, arising out of or resulting from performance of the Work in the affected area if in fact the material or substance presents the risk of bodily injury or death as described in Section 10.3.1 and has not been rendered harmless, provided that such claim, damage, loss or expense is attributable to bodily injury, sickness, disease or death, or to injury to or destruction of tangible property (other than the Work itself), except to the extent that such damage, loss or expense is due to the fault or negligence of the party seeking indemnity.
§ 10.3.4 The Owner shall not be responsible under this Section 10.3 for materials or substances the Contractor brings to the site unless such materials or substances are required by the Contract Documents. The Owner shall be responsible for materials or substances required by the Contract Documents, except to the extent of the Contractor's fault or negligence in the use and handling of such materials or substances.

§ 10.3.5 The Contractor shall indemnify the Owner for the cost and expense the Owner incurs (1) for remediation of a material or substance the Contractor brings to the site and negligently handles, or (2) where the Contractor fails to perform its obligations under Section 10.3.1, except to the extent that the cost and expense are due to the Owner's fault or negligence.

§ 10.3.6 Intentionally omitted.

§ 10.4 EMERGENCIES
In an emergency affecting safety of persons or property, the Contractor shall act, at the Contractor's discretion, to prevent threatened damage, injury or loss. Additional compensation or extension of time claimed by the Contractor on account of an emergency shall be determined as provided in Article 15 and Article 7.

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ARTICLE 11 INSURANCE AND BONDS

§ 11.1 CONTRACTOR'S LIABILITY INSURANCE

§ 11.1.1 The Contractor shall purchase from and maintain in a company or companies lawfully authorized to do business in the jurisdiction in which the Project is located such insurance as is specified in the Solicitation and as will protect the Contractor from claims set forth below which may arise out of or result from the Contractor's operations and completed operations under the Contract and for which the Contractor may be legally liable, whether such operations be by the Contractor or by a Subcontractor or by anyone directly or indirectly employed by any of them, or by anyone for whose acts any of them may be liable:

- **.1** Claims under workers' compensation, disability benefit and other similar employee benefit acts that are applicable to the Work to be performed;
- **.2** Claims for damages because of bodily injury, occupational sickness or disease, or death of the Contractor's employees;
- **.3** Claims for damages because of bodily injury, sickness or disease, or death of any person other than the Contractor's employees;
- **.4** Claims for damages insured by usual personal injury liability coverage;
- **.5** Claims for damages, other than to the Work itself, because of injury to or destruction of tangible property, including loss of use resulting therefrom;
- **.6** Claims for damages because of bodily injury, death of a person or property damage arising out of ownership, maintenance or use of a motor vehicle;
- **.7** Claims for bodily injury or property damage arising out of completed operations; and
- **.8** Claims involving contractual liability insurance applicable to the Contractor's obligations under Section 3.18.

§ 11.1.1.2 The Contractor's liability insurance shall include all major coverages and be on a comprehensive general liability basis.

§ 11.1.2 The insurance required by Section 11.1.1 shall be written for not less than limits of liability specified in the Contract Documents or required by law, whichever coverage is greater. Coverages, whether written on an occurrence or claims-made basis, shall be maintained without interruption from the date of commencement of the Work until the date of final payment and termination of any coverage required to be maintained after final payment, and, with respect to the Contractor's completed operations coverage, until the expiration of the period for correction of Work or for such other period for maintenance of completed operations coverage as specified in the Contract Documents.

§ 11.1.3 Certificates of insurance as specified in the Solicitation and as otherwise acceptable to the Owner shall be filed with the Owner and the User Agency prior to commencement of the Work and thereafter upon renewal or replacement of each required policy of insurance. These certificates and the insurance policies required by this Section 11.1 shall contain a provision that coverages afforded under the policies will not be canceled or allowed to expire until at least 30 days' prior written notice has been given to the Owner and the User Agency. An additional certificate evidencing continuation of liability coverage, including coverage for completed operations, shall be submitted with the final Application for Payment as required by Section 9.10.2 and thereafter upon renewal or replacement of such coverage until the expiration of the time required by Section 11.1.2. Information concerning reduction of coverage on account of revised limits or claims paid under the General Aggregate, or both, shall be furnished by the Contractor with reasonable promptness.

§ 11.1.4 The Contractor shall cause the commercial liability coverage required by the Contract Documents to include (1) the Owner, the User Agency, and their elected and appointed officials, members, employees, and agents, the Design Agent and the Design Agent's consultants as additional insureds for claims caused in whole or in part by the Contractor's acts or omissions during the Contractor's operations; and (2) the Owner, the User Agency, and their elected and appointed officials, members, employees, and agents, as additional insureds for claims caused in whole or in part by the Contractor's acts or omissions during the Contractor's completed operations.

§ 11.1.5 The Contractor shall be responsible for the prompt payment to the Owner of any deductible amounts under any insurance policies required under the Contract Documents for claims made pursuant to such policies.

§ 11.2 OWNER'S LIABILITY INSURANCE The Contractor shall furnish the Owner and the User Agency, through the Design Agent, an insurance certificate providing Owner's Protective Liability extended to include the interests of the Design Agent, and to protect the Owner, User Agency, and Design Agent from any liability which might be

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incurred against any of them as a result of any operation of the Contractor or Subcontractors or their employees or anyone for whom either the Contractor or Subcontractors are responsible. Such insurance shall be written for the same limits as the Contractor's comprehensive general liability insurance and shall include the same coverage.

§ 11.3 PROPERTY INSURANCE

§ 11.3.1 The Contractor shall purchase and maintain, in a company or companies lawfully authorized to do business in the jurisdiction in which the Project is located, property insurance written on a builder's risk "all-risk" or equivalent policy form in the amount of the initial Contract Sum, plus value of subsequent Contract Modifications and cost of materials supplied or installed by others, comprising total value for the entire Project at the site on a replacement cost basis without optional deductibles. Such property insurance shall be maintained, unless otherwise provided in the Contract Documents or otherwise agreed in writing by all persons and entities who are beneficiaries of such insurance, until final payment has been made as provided in Section 9.10 or until no person or entity other than the Owner has an insurable interest in the property required by this Section 11.3 to be covered, whichever is later. This insurance shall include interests of the Owner, the User Agency, the Contractor, Subcontractors and Sub-subcontractors in the Project. If the Owner and/or the User Agency incur any damages by failure of the Contractor to maintain such insurance, then the Contractor shall bear all reasonable cost resulting from such failure.

§ 11.3.1.1 Property insurance shall be on an "all-risk" or equivalent policy form and shall include, without limitation, insurance against the perils of fire (with extended coverage) and physical loss or damage including, without duplication of coverage, theft, vandalism, malicious mischief, collapse, earthquake, flood, windstorm, falsework, testing and startup, temporary buildings and debris removal including demolition occasioned by enforcement of any applicable legal requirements, and shall cover reasonable compensation for Design Agent's and Contractor's services and expenses required as a result of such insured loss.

§ 11.3.1.2 Intentionally omitted.

§ 11.3.1.3 If the property insurance requires deductibles, the Owner shall pay costs not covered because of such deductibles.

§ 11.3.1.4 This property insurance shall cover portions of the Work stored off the site, and also portions of the Work in transit.

§ 11.3.1.5 Partial occupancy or use in accordance with Section 9.9 shall not commence until the insurance company or companies providing property insurance have consented to such partial occupancy or use by endorsement or otherwise. The Contractor shall take reasonable steps to obtain consent of the insurance company or companies and shall, without mutual written consent, take no action with respect to partial occupancy or use that would cause cancellation, lapse or reduction of insurance.

§ 11.3.2 Intentionally omitted.

(Paragraphs deleted)

§ 11.3.3Intentionally omitted.

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§ 11.3.4 Intentionally omitted.

§ 11.3.5 If during the Project construction period the Owner insures properties, real or personal or both, at or adjacent to the site by property insurance under policies separate from those insuring the Project, or if after final payment property insurance is to be provided on the completed Project through a policy or policies other than those insuring the Project during the construction period, the Owner shall waive all rights in accordance with the terms of Section 11.3.7 for damages caused by fire or other causes of loss covered by this separate property insurance. All separate policies shall provide this waiver of subrogation by endorsement or otherwise.

§ 11.3.6 Before an exposure to loss may occur, the Contractor shall file with the Owner a copy of each policy that includes insurance coverages required by this Section 11.3. Each policy shall contain all generally applicable conditions, definitions, exclusions and endorsements related to this Project. Each policy shall contain a provision that the policy will not be canceled or

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allowed to expire, and that its limits will not be reduced, until at least 30 days' prior written notice has been given to the Owner and the User Agency.

§ 11.3.7 WAIVERS OF SUBROGATION

The Contractor waives all rights against the Owner and the User Agency and any of their subcontractors, sub-subcontractors, agents and employees, and (2) the Architect, Architect's consultants, separate contractors described in Article 6, if any, and any of their subcontractors, sub-subcontractors, agents and employees, for damages caused by fire or other causes of loss to the extent covered by property insurance obtained pursuant to this Section 11.3 or other property insurance applicable to the Work, except such rights as they have to proceeds of such insurance held by the Owner as fiduciary. The Owner or Contractor, as appropriate, shall require of the Architect, Architect's consultants, separate contractors described in Article 6, if any, and the subcontractors, sub-subcontractors, agents and employees of any of them, by appropriate agreements, written where legally required for validity, similar waivers each in favor of other parties enumerated herein. The policies shall provide such waivers of subrogation by endorsement or otherwise. A waiver of subrogation shall be effective as to a person or entity even though that person or entity would otherwise have a duty of indemnification, contractual or otherwise, did not pay the insurance premium directly or indirectly, and whether or not the person or entity had an insurable interest in the property damaged. **§ 11.3.8** A loss insured under this property insurance shall be adjusted by the Contractor as fiduciary and made payable to the Owner as fiduciary for the insureds, as their interests may appear, subject to requirements of any applicable mortgagee clause and of Section 11.3.10. The Contractor shall pay Subcontractors their just shares of insurance proceeds received by the Contractor, and by appropriate agreements, written where legally required for validity, shall require Subcontractors to make payments to their Sub-subcontractors in similar manner.

§ 11.3.9 If required in writing by a party in interest, the Owner as fiduciary shall, upon occurrence of an insured loss, give bond for proper performance of the Contractor's duties. The cost of required bonds shall be charged against proceeds received as fiduciary. The Contractor shall deposit in a separate account proceeds so received, which the Contractor shall distribute in accordance with such agreement as the parties in interest may reach, or as determined in accordance with the method of binding dispute resolution selected in the Agreement between the Owner and Contractor. If after such loss no other special agreement is made and unless the Owner terminates the Contract for convenience, replacement of damaged property shall be performed by the Contractor after notification of a Change in the Work in accordance with Article 7.

§ 11.3.10 The Contractor as fiduciary shall have power to adjust and settle a loss with insurers unless one of the parties in interest shall object in writing within five days after occurrence of loss to the Contractor's exercise of this power; if such objection is made, the dispute shall be resolved in the manner selected by the Owner and Contractor as the method of binding dispute resolution in the Agreement. If the Owner and Contractor have selected arbitration as the method of binding dispute resolution, the Contractor as fiduciary shall make settlement with insurers or, in the case of a dispute over distribution of insurance proceeds, in accordance with the directions of the arbitrators.

§ 11.4 PERFORMANCE BOND AND PAYMENT BOND

§ 11.4.1 The Contractor shall furnish bonds covering faithful performance of the Contract and payment of obligations arising thereunder as stipulated in the Solicitation.

§ 11.4.2 Upon the request of any person or entity appearing to be a potential beneficiary of bonds covering payment of obligations arising under the Contract, the Contractor shall promptly furnish a copy of the bonds or shall authorize a copy to be furnished.

ARTICLE 12 UNCOVERING AND CORRECTION OF WORK

§ 12.1 UNCOVERING OF WORK

§ 12.1.1 If a portion of the Work is covered contrary to the Design Agent's request or to requirements specifically expressed in the Contract Documents, it must, if requested in writing by the Design Agent, be uncovered for the Design Agent's examination and be replaced at the Contractor's expense without change in the Contract Time.

§ 12.1.2 If a portion of the Work has been covered that the Design Agent has not specifically requested to examine prior to its being covered, the Design Agent may request to see such Work and it shall be uncovered by the Contractor. If such Work is in accordance with the Contract Documents, costs of uncovering and replacement shall, by appropriate Change Order, be at the Owner's expense. If such Work is not in accordance with the Contract Documents, such costs

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and the cost of correction shall be at the Contractor's expense unless the condition was caused by the Owner or a separate contractor in which event the Owner shall be responsible for payment of such costs.

§ 12.2 CORRECTION OF WORK

§ 12.2.1 BEFORE OR AFTER SUBSTANTIAL COMPLETION

The Contractor shall promptly correct Work rejected by the Design Agent or failing to conform to the requirements of the Contract Documents, whether discovered before or after Substantial Completion and whether or not fabricated, installed or completed. Costs of correcting such rejected Work, including additional testing and inspections, the cost of uncovering and replacement, and compensation for the Design Agent's services and expenses made necessary thereby, shall be at the Contractor's expense.

§ 12.2.2 AFTER SUBSTANTIAL COMPLETION

§ 12.2.2.1 In addition to the Contractor's obligations under Section 3.5, if, within one year after the date of Substantial Completion of the Work or designated portion thereof or after the date for commencement of warranties established under Section 9.9.1, or by terms of an applicable special warranty required by the Contract Documents, any of the Work is found to be not in accordance with the requirements of the Contract Documents, the Contractor shall correct it promptly after receipt of written notice from the Owner to do so unless the Owner has previously given the Contractor a written acceptance of such condition. The Owner shall give such notice promptly after discovery of the condition. During the one-year period for correction of Work, if the Owner fails to notify the Contractor and give the Contractor an opportunity to make the correction, the Owner waives the rights to require correction by the Contractor and to make a claim for breach of warranty. If the Contractor fails to correct nonconforming Work within a reasonable time during that period after receipt of notice from the Owner or Design Agent, the Owner may correct it in accordance with Section 2.4.

§ 12.2.2.2 The one-year period for correction of Work shall be extended with respect to portions of Work first performed after Substantial Completion by the period of time between Substantial Completion and the actual completion of that portion of the Work.

§ 12.2.2.3 The one-year period for correction of Work shall be extended by corrective Work performed by the Contractor pursuant to this Section 12.2.

§ 12.2.2.4 Upon request by the Owner and prior to the expiration of one year from the date of Substantial Completion, the Design Agent will conduct and the Contractor shall attend a meeting with the Owner to review the facility operations and performance.

§ 12.2.3 The Contractor shall remove from the site portions of the Work that are not in accordance with the requirements of the Contract Documents and are neither corrected by the Contractor nor accepted by the Owner.

§ 12.2.4 The Contractor shall bear the cost of correcting destroyed or damaged construction, whether completed or partially completed, of the Owner or separate contractors caused by the Contractor's correction or removal of Work that is not in accordance with the requirements of the Contract Documents.

§ 12.2.5 Nothing contained in this Section 12.2 shall be construed to establish a period of limitation with respect to other obligations the Contractor has under the Contract Documents. Establishment of the one-year period for correction of Work as described in Section 12.2.2 relates only to the specific obligation of the Contractor to correct the Work, and has no relationship to the time within which the obligation to comply with the Contract Documents may be sought to be enforced, nor to the time within which proceedings may be commenced to establish the Contractor's liability with respect to the Contractor's obligations other than specifically to correct the Work.

§ 12.3 ACCEPTANCE OF NONCONFORMING WORK

If the Owner prefers to accept Work that is not in accordance with the requirements of the Contract Documents, the Owner may do so instead of requiring its removal and correction, in which case the Contract Sum will be reduced as appropriate and equitable. Such adjustment shall be effected whether or not final payment has been made.

ARTICLE 13 MISCELLANEOUS PROVISIONS

§ 13.1 GOVERNING LAW

The Contract shall be governed by the law of the State of Rhode Island

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§ 13.2 SUCCESSORS AND ASSIGNS

§ 13.2.1 The Owner and Contractor respectively bind themselves, their successors, assigns and legal representatives to covenants, agreements and obligations contained in the Contract Documents. Except as provided in Section 13.2.2, neither party to the Contract shall assign the Contract as a whole without written consent of the other. If either party attempts to make such an assignment without such consent, that party shall nevertheless remain legally responsible for all obligations under the Contract.

§ 13.2.2 The Owner may, without consent of the Contractor, assign the Contract to any executive, legislative, judicial, regulatory, or administrative body of the state, or any political subdivision thereof, including without limitation, any department, division, agency, commission, board, office, bureau, authority, school, water, or fire district, or other agency of Rhode Island state or local government that exercises governmental functions, any other governmental authority, and any quasi-public corporation and/or body corporate and politic. The Contractor shall execute all consents reasonably required to facilitate such assignment.

§ 13.3 WRITTEN NOTICE

Written notice shall be deemed to have been duly served if delivered in person to the individual, to a member of the firm or entity, or to an officer of the corporation for which it was intended; or if delivered at, or sent by registered or certified mail or by courier service providing proof of delivery to, the last business address known to the party giving notice, or when received, if manually delivered or transmitted by electronic mail or facsimile to the last such address known to the party giving notice.

§ 13.4 RIGHTS AND REMEDIES

§ 13.4.1 Duties and obligations imposed by the Contract Documents and rights and remedies available thereunder shall be in addition to and not a limitation of duties, obligations, rights and remedies otherwise imposed or available by law.

§ 13.4.2 No action or failure to act by the Owner, Design Agent or Contractor shall constitute a waiver of a right or duty afforded them under the Contract, nor shall such action or failure to act constitute approval of or acquiescence in a breach there under, except as may be specifically agreed in writing.

§ 13.5 TESTS AND INSPECTIONS

§ 13.5.1 Tests, inspections and approvals of portions of the Work shall be made as required by the Contract Documents and by applicable laws, statutes, ordinances, codes, rules and regulations or lawful orders of public authorities. Unless otherwise provided, the Contractor shall make arrangements for such tests, inspections and approvals with an independent testing laboratory or entity acceptable to the Owner, or with the appropriate public authority, and shall bear all related costs of tests, inspections and approvals. The Contractor shall give the Design Agent timely notice of when and where tests and inspections are to be made so that the Design Agent may be present for such procedures. The Owner shall bear costs of (1) tests, inspections or approvals that do not become requirements until after bids are received or negotiations concluded, and (2) tests, inspections or approvals where building codes or applicable laws or regulations prohibit the Owner from delegating their cost to the Contractor.

§ 13.5.2 If the Design Agent, Owner or public authorities having jurisdiction determine that portions of the Work require additional testing, inspection or approval not included under Section 13.5.1, the Design Agent will, upon written authorization from the Owner, instruct the Contractor to make arrangements for such additional testing, inspection or approval by an entity acceptable to the Owner, and the Contractor shall give timely notice to the Design Agent of when and where tests and inspections are to be made so that the Design Agent may be present for such procedures. Such costs, except as provided in Section 13.5.3, shall be at the Owner's expense.

§ 13.5.3 If such procedures for testing, inspection or approval under Sections 13.5.1 and 13.5.2 reveal failure of the portions of the Work to comply with requirements established by the Contract Documents, all costs made necessary by such failure including those of repeated procedures and compensation for the Design Agent's services and expenses shall be at the Contractor's expense.

§ 13.5.4 Required certificates of testing, inspection or approval shall, unless otherwise required by the Contract Documents, be secured by the Contractor and promptly delivered to the Design Agent.

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§ 13.5.5 If the Design Agent is to observe tests, inspections or approvals required by the Contract Documents, the Design Agent will do so promptly and, where practicable, at the normal place of testing.

§ 13.5.6 Tests or inspections conducted pursuant to the Contract Documents shall be made promptly to avoid unreasonable delay in the Work.

§ 13.6 INTEREST

No interest shall be due or payable on account of any payment due or unpaid under the Contract Documents except in accordance with the provisions of "Prompt Payment by Department of Administration," R.I. Gen. Laws §§ 42-11.1-1 *et seq.*

§ 13.7 TIME LIMITS ON CLAIMS

The Owner and Contractor shall commence all claims and causes of action, whether in contract, tort, breach of warranty or otherwise, against the other arising out of or related to the Contract in accordance with the requirements of the final dispute resolution method selected in the Agreement within the time period specified by applicable law, but in any case not more than 10 years after the date of Substantial Completion of the Work. The Owner and Contractor waive all claims and causes of action not commenced in accordance with this Section 13.7.

ARTICLE 14 TERMINATION OR SUSPENSION OF THE CONTRACT

§ 14.1 TERMINATION BY THE CONTRACTOR

§ 14.1.1 The Contractor may terminate the Contract if the Work is stopped for a period of 30 consecutive days through no act or fault of the Contractor or a Subcontractor, Sub-subcontractor or their agents or employees or any other persons or entities performing portions of the Work under direct or indirect contract with the Contractor, for any of the following reasons:

- **.1** Issuance of an order of a court or other public authority having jurisdiction that requires all Work to be stopped;
- **.2** An act of government, such as a declaration of national emergency that requires all Work to be stopped; or
- **.3** Because the Design Agent has not issued a Certificate for Payment and has not notified the Contractor of the reason for withholding certification as provided in Section 9.4.1

(Paragraph deleted)

§ 14.1.Intentionally omitted.

§ 14.1.3 If one of the reasons described in Section 14.1.1 exists, the Contractor may, upon seven days' written notice to the Owner and Design Agent, terminate the Contract and recover from the Owner payment for Work executed.

§ 14.1.4 If the Work is stopped for a period of 60 consecutive days through no act or fault of the Contractor or a Subcontractor or their agents or employees or any other persons performing portions of the Work under contract with the Contractor because the Owner has repeatedly failed to fulfill the Owner's obligations under the Contract Documents with respect to matters important to the progress of the Work, the Contractor may, upon seven additional days' written notice to the Owner and the Design Agent, terminate the Contract and recover from the Owner as provided in Section 14.1.3.

§ 14.2 TERMINATION BY THE OWNER FOR CAUSE

§ 14.2.1 The Owner may terminate the Contract if the Contractor

- **.1** refuses or fails to supply enough properly skilled workers or proper materials;
- **.2** fails to make payment to Subcontractors for materials or labor in accordance with the respective agreements between the Contractor and the Subcontractors;
- **.3** disregards or fails to comply with applicable laws, statutes, ordinances, codes, rules and regulations, or lawful orders of a public authority; or
- **.4** otherwise is guilty of a breach of or fails to comply with a provision of the Contract Documents.

§ 14.2.2 When any of the above reasons exist, the Owner, upon certification by the Initial Decision Maker that sufficient cause exists to justify such action, may without prejudice to any other rights or remedies of the Owner and

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after giving the Contractor and the Contractor's surety, if any, seven days' written notice, terminate employment of the Contractor and may, subject to any prior rights of the surety:

.1 Exclude the Contractor from the site and take possession of all materials, equipment, tools, and construction equipment and machinery thereon owned by the Contractor;

.2 Accept assignment of subcontracts pursuant to Section 5.4; and

.3 Finish the Work by whatever reasonable method the Owner may deem expedient. Upon written request of the Contractor, the Owner shall furnish to the Contractor a detailed accounting of the costs incurred by the Owner in finishing the Work.

§ 14.2.3 When the Owner terminates the Contract for one of the reasons stated in Section 14.2.1, the Contractor shall not be entitled to receive further payment until the Work is finished.

§ 14.2.4 If the unpaid balance of the Contract Sum exceeds costs of finishing the Work, including compensation for the Design Agent's services and expenses made necessary thereby, and other damages incurred by the Owner and not expressly waived, such excess shall be paid to the Contractor. If such costs and damages exceed the unpaid balance, the Contractor shall pay the difference to the Owner. The amount to be paid to the Contractor or Owner, as the case may be, shall be certified by the Initial Decision Maker, upon application, and this obligation for payment shall survive termination of the Contract.

§ 14.3 SUSPENSION BY THE OWNER FOR CONVENIENCE

§ 14.3.1 The Owner may, without cause, order the Contractor in writing to suspend, delay or interrupt the Work in whole or in part for such period of time as the Owner may determine.

§ 14.3.2 Intentionally omitted. The Owner shall not be liable to the Contractor or any Subcontractor for claims or damages of any nature caused by or arising out of any delays. The sole remedy against the Owner for delays shall be the allowance of additional time for completion of the Work.

§ 14.4 TERMINATION BY THE OWNER FOR CONVENIENCE

§ 14.4.1 The Owner may, at any time, terminate the Contract for the Owner's convenience and without cause.

§ 14.4.2 Upon receipt of written notice from the Owner of such termination for the Owner's convenience, the Contractor shall

.1 cease operations as directed by the Owner in the notice;

.2 take actions necessary, or that the Owner may direct, for the protection and preservation of the Work; and

.3 except for Work directed to be performed prior to the effective date of termination stated in the notice, terminate all existing subcontracts and purchase orders and enter into no further subcontracts and purchase orders.

§ 14.4.3 In case of such termination for the Owner's convenience, the Contractor shall be entitled to receive payment for Work executed, and costs incurred by reason of such termination.

ARTICLE 15 CLAIMS AND DISPUTES

§ 15.1 CLAIMS

§ 15.1.1 DEFINITION

A Claim is a demand or assertion by one of the parties seeking, as a matter of right, payment of money, or other relief with respect to the terms of the Contract. The term "Claim" also includes other disputes and matters in question between the Owner and Contractor arising out of or relating to the Contract. The responsibility to substantiate Claims shall rest with the party making the Claim.

§ 15.1.2 NOTICE OF CLAIMS

Claims by either the Owner or Contractor must be initiated by written notice to the other party and to the Initial Decision Maker with a copy sent to the Design Agent. Claims by either party must be initiated within 21 days after occurrence of the event giving rise to such Claim or within 21 days after the claimant first recognizes the condition giving rise to the Claim, whichever is later.

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§ 15.1.3 CONTINUING CONTRACT PERFORMANCE
Pending final resolution of a Claim, except as otherwise agreed in writing or as provided in Section 9.7 and Article 14, the Contractor shall proceed diligently with performance of the Contract and the Owner shall continue to make payments in accordance with the Contract Documents. The Design Agent will prepare Change Orders and issue Certificates for Payment in accordance with the decisions of the Initial Decision Maker.

§ 15.1.4 CLAIMS FOR ADDITIONAL COST
If the Contractor wishes to make a Claim for an increase in the Contract Sum, written notice as provided herein shall be given before proceeding to execute the Work. Prior notice is not required for Claims relating to an emergency endangering life or property arising under Section 10.4.

§ 15.1.5 CLAIMS FOR ADDITIONAL TIME
§ 15.1.5.1 If the Contractor wishes to make a Claim for an increase in the Contract Time, written notice as provided herein shall be given. The Contractor's Claim shall include an estimate of cost and of probable effect of delay on progress of the Work. In the case of a continuing delay, only one Claim is necessary.

§ 15.1.5.2 If adverse weather conditions are the basis for a Claim for additional time, such Claim shall be documented by data substantiating that weather conditions were abnormal for the period of time, could not have been reasonably anticipated and had an adverse effect on the scheduled construction.

§ 15.1.5.3 Claims for increase in the Contract Time shall set forth in detail the circumstances that form the basis for the Claim, the date upon which each cause of delay began to affect the progress of the Work, the date upon which each cause of delay ceased to affect the progress of the Work and the number of days' increase in the Contract Time claimed as a consequence of each such cause of delay. The Contractor shall provide such supporting documentation as the Owner may require including, where appropriate, a revised construction schedule indicating all the activities affected by the circumstances forming the basis of the Claim.

§ 15.1.5.4 The Contractor shall not be entitled to a separate increase in the Contract Time for each one of the number of causes of delay which may have concurrent or interrelated effects on the progress of the Work, or for concurrent delays due to the fault of the Contractor.

§ 15.1.6 CLAIMS FOR CONSEQUENTIAL DAMAGES
The Contractor waives Claims against the Owner for consequential damages arising out of or relating to this Contract. This waiver includes
(Paragraphs deleted)
damages incurred by the Contractor for principal office expenses including the compensation of personnel stationed there, for losses of financing, business and reputation, and for loss of profit except anticipated profit arising directly from the Work. This wiver is applicable, without limitation, to all consequential damages due to the Owner's termination in accordance with Article 14. Nothing contained in this Section 15.1.6 shall be deemed to preclude an award of liquidated damages, when applicable, in accordance with the requirements of the Contract Documents.

§ 15.2 INITIAL DECISION
§ 15.2.1 Claims shall be referred to the Initial Decision Maker for initial decision. The Purchasing Agent appointed pursuant to the provisions of the "State Purchases Act," R.I. Gen. Laws § 37-2-1 et seq., will serve as the Initial Decision Maker in accordance with the provisions of the State Purchases Act, State of Rhode Island Procurement Regulations, and this Section 15.2.An initial decision shall be required as a condition precedent to mediation and binding dispute resolution of any Claim arising prior to the date final payment is due, unless 30 days have passed after the Claim has been referred to the Initial Decision Maker with no decision having been rendered.

§ 15.2.2 The Initial Decision Maker will review Claims and within ten days of the receipt of a Claim take one or more of the following actions: (1) request additional supporting data from the claimant or a response with supporting data from the other party, (2) reject the Claim in whole or in part, (3) approve the Claim, (4) suggest a compromise, or (5) advise the parties that the Initial Decision Maker is unable to resolve the Claim if the Initial Decision Maker lacks sufficient information to evaluate the merits of the Claim or if the Initial Decision Maker concludes that, in the Initial Decision Maker's sole discretion, it would be inappropriate for the Initial Decision Maker to resolve the Claim.

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§ 15.2.3 In evaluating Claims, the Initial Decision Maker may, but shall not be obligated to, consult with or seek information from either party or from persons with special knowledge or expertise who may assist the Initial Decision Maker in rendering a decision. The Initial Decision Maker may request the Owner to authorize retention of such persons at the Owner's expense.

§ 15.2.4 If the Initial Decision Maker requests a party to provide a response to a Claim or to furnish additional supporting data, such party shall respond, within ten days after receipt of such request, and shall either (1) provide a response on the requested supporting data, (2) advise the Initial Decision Maker when the response or supporting data will be furnished or (3) advise the Initial Decision Maker that no supporting data will be furnished. Upon receipt of the response or supporting data, if any, the Initial Decision Maker will either reject or approve the Claim in whole or in part.

§ 15.2.5 The Initial Decision Maker will render an initial decision approving or rejecting the Claim, or indicating that the Initial Decision Maker is unable to resolve the Claim. This initial decision shall (1) be in writing; (2) state the reasons therefor; and (3) notify the parties and the Design Agent of any change in the Contract Sum or Contract Time or both. The initial decision shall be final and binding on the parties but subject to mediation and, if the parties fail to resolve their dispute through mediation, to binding dispute resolution.

§ 15.2.6 Either party may apply for mediation of an initial decision at any time, subject to the terms of Section 15.2.6.1.

§ 15.2.6.1 Either party may, within 30 days from the date of an initial decision, apply in writing to the Presiding Justice of the Providence County Superior Court, with a copy to the other parties, with a request for the court to appoint a mediator, and the costs of the mediator shall be borne equally by all of the parties.

§ 15.2.7 In the event of a Claim against the Contractor, the Owner may, but is not obligated to, notify the surety, if any, of the nature and amount of the Claim. If the Claim relates to a possibility of a Contractor's default, the Owner may, but is not obligated to, notify the surety and request the surety's assistance in resolving the controversy.

§ 15.2.8 Intentionally omitted.

§ 15.3 MEDIATION

§ 15.3.1 Claims, disputes, or other matters in controversy arising out of or related to the Contract except those waived as provided for in Sections 9.10.4, 9.10.5, and 15.1.6 shall be subject to mediation as a condition precedent to binding dispute resolution.

§ 15.3.2 The parties shall endeavor to resolve their Claims by mediation which shall be administered by the Presiding Justice of the Providence County Superior Court. A request for mediation shall be made in writing, delivered to the other party to the Contract, and filed with the court. The request may be made concurrently with the filing of binding dispute resolution proceedings but, in such event, mediation shall proceed in advance of binding dispute resolution proceedings, which shall be stayed pending mediation for a period of 60 days from the date of filing, unless stayed for a longer period by agreement of the parties or court order. If an arbitration is stayed pursuant to this Section 15.3.2, the parties may nonetheless proceed to the selection of the arbitrator(s) and agree upon a schedule for later proceedings.

§ 15.3.3 The parties shall share the mediator's fee and any filing fees equally. The mediation shall be held in the place where the Project is located, unless another location is mutually agreed upon. Agreements reached in mediation shall be enforceable as settlement agreements in any court having jurisdiction thereof.

§ 15.4 Intentionally Omitted.

(Paragraphs deleted)

§ 15.4.4 CONSOLIDATION OR JOINDER

§ 15.4.4.1 Either party, at its sole discretion, may consolidate an arbitration conducted under this Agreement with any other arbitration to which it is a party provided that (1) the arbitration agreement governing the other arbitration permits consolidation, (2) the arbitrations to be consolidated substantially involve common questions of law or fact, and (3) the arbitrations employ materially similar procedural rules and methods for selecting arbitrator(s).

§ 15.4.4.2 Either party, at its sole discretion, may include by joinder persons or entities substantially involved in a common question of law or fact whose presence is required if complete relief is to be accorded in arbitration, provided

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that the party sought to be joined consents in writing to such joinder. Consent to arbitration involving an additional person or entity shall not constitute consent to arbitration of any claim, dispute or other matter in question not described in the written consent.

§ 15.4.4.3 The Owner and Contractor grant to any person or entity made a party to an arbitration conducted under this Section 15.4, whether by joinder or consolidation, the same rights of joinder and consolidation as the Owner and Contractor under this Agreement.

§ 16 COMPLIANCE WITH APPLICABLE LAW

The Contractor and its Subcontractors shall comply with all applicable federal, state, and local laws.

Init.
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00 73 01 – HOT WORK PROCEDURE

PART 1 - GENERAL

The following procedure applies to the Contract for Construction and is a part of the Contract Documents:

WELDING, CUTTING AND BRAZING HOT WORK PROCEDURE

1.1 PURPOSE

To establish regulations and rules for the safe uses of open flames and spark producing equipment in state owned or leased facilities. Applicable regulations pertinent to this guide include OSHA 29 CFR 1910.252-.255 and NFPA 51B, and the insurers Hot Work Requirements.

1.2 POLICY

A. Fire Protection

1. Contractors and employees shall comply with the regulations set forth in this policy to ensure the safe use of open flames and spark producing equipment.
2. When performing work within a state facility with a cutting torch or when using welding, brazing or soldering equipment a hot work permit is required to be filled out and precautions followed. The Hot Work Permits are available (free of charge) directly from the state's property insurer.
3. Prior to the start of the hot work operation, the contractor is to coordinate deactivation of related of the alarm system necessary to prevent false alarms prior to the start of the hot work operation with the Owner.
4. Upon completion of the project the fire alarm system will be restored to operational status.
5. During the hot work operation the following precautions will be followed:
   a. A fire watch will be required by the individual responsible for authorizing the hot work operation.
   b. Welding leads and burning hoses are to be kept out of walkways as much as possible
   c. Inspect all leads, grounds, clamps, torches and cylinders before use. Be sure all fittings, couplings and connections are tight.
   d. In gas welding and cutting, mixtures of fuel gas and air or oxygen must not be permitted except prior to consumption.
   e. Only approved apparatus must be used, and portable cylinders of compressed gas must be properly secured to prevent upset.
   f. Use proper ventilation in the work area.
   g. All exposed combustible and flammable material within 35 feet of the point of operation should be removed where possible. Otherwise, protect with Approved welding pads, blankets and curtains, fire resistive tarpaulins or metal shields.
   h. Cutting or welding on pipes or other metal in contact with combustible walls, partitions, ceilings or roofs shall not be undertaken if the work is close enough to cause ignition by conduction.
   i. All hoses and leads will be inspected frequently and will be replaced as necessary.
   j. A cutting or welding prohibition will be required whenever an area contains or may contain flammable/explosive vapors. The prohibition can only be lifted when the area has been purged and cleaned and the area has been tested and shown to be free of a flammable/explosive mix.

1.3 RESPONSIBILITY

A. Supervisor

1. Supervisor will train their employees in the potential fire hazards associated with hot work.
2. Supervisor will initiate a hot work permit prior to assigning work.
3. The supervisor will obtain confirmation that:
   a. Available sprinklers, hose streams and extinguishers are in service and operable. 2.) Hot work equipment is in good working condition.
   b. The following requirements within 35 feet of hot work shall be adhered to: a.) Flammable liquid, dust, lint and oily deposits have been removed. b.) Explosive atmosphere has been eliminated.
   c. The floors have been swept clean.
   d. Combustible floors have been wet down, covered with damp sand or fire resistive sheets are in place.
   e. All exposed combustible and flammable material within 35 feet of the point of operation should be removed where possible. Otherwise, protect with FM Approved welding pads, blankets and curtains, fire resistive tarpaulins or metal shields.
   f. All wall and floor openings are covered.
   g. FM approved welding pads, blankets and curtains installed under and around work.
   h. Protect or shut down ducts and conveyors that might carry sparks to distant combustible material.
4. The supervisor is responsible for assuring that a 60 minute fire watch is maintained at the completion of all hot work assignments, that a hot work permit has been acquired for work involving open flames or spark producing tools and for assuring all fire prevention procedures and precautions are followed for protection of people and property including a fire watch, deactivation of the fire alarm.
5. The supervisor will require that the area be monitored periodically for three hours after the fire watch is completed.
6. The supervisor will confirm that employees are trained in use of fire extinguishers and hoses, and that the employees are familiar with emergency procedures in the event of a fire.
7. At least once while the permit is in effect, the area should be inspected by the individual responsible for authorizing, cutting or welding operations to ensure that it is a fire safe area. (See article 3 above for fire safe conditions.)
8. Proper personnel protective equipment including helmets, eye wear, face and hand shields applicable to the equipment used will be provided by the supervisor.
   a. The equipment will be maintained and fit tested by management.
9. Personal protective clothing consistent with OSHA standards will be worn.
10. Tarps or fire resistant coverings sufficient to cover combustible materials within 35 feet of the operation will be provided.

B. Employees

1. The employee shall be responsible to work in a safe manner and follow all safety precautions as trained by the supervisor.
2. The employee charged with performing the hot work will initiate part 2 of the hot work permit and verify that a 60 minute fire watch has been maintained.
3. Employees performing hot work will be required to either properly remove or cover combustible materials in the 35 foot area surrounding the hot work operation.

C. Fire Safety Officer

1. The state employee charged with maintaining or inspecting the fire alarm system will deactivate the system.
2. The area will be evaluated by this individual to identify fire hazards and provide required suppression equipment.
3. The fire safety officer will ensure that combustible materials within 35 feet of the hot work operation are properly tarped or moved a safe distance.
4. In addition, this officer will ensure that personnel in close proximity to this work area are properly protected against heat, sparks and slug.

D. Management

1. Maintain a log of hot work permits.
2. Provide safety training for supervisors.
3. Confirm that all contractors follow all requirements of this protocol.

HOT WORK PERMIT

STOP!

Avoid hot work or seek an alternative/safer method, if possible.

This *Hot Work Permit* is required for any temporary operation involving open flames or producing heat and/or spa
This includes, but is not limited to: brazing, cutting, grinding, soldering, torch-applied roofing and welding.

Part 1

Instructions

1. **Firesafety supervisor:**
   - **A.** Verify precautions listed at right (or do not proceed with the work).
   - **B.** Complete and retain Part 1. (**Part 1A** is for quality assurance documentation, if necessary.)
   - **C.** Issue **Part 2** to person performing hot work.

HOT WORK BY
☐ Employee
☐ Contractor _____

DATE	JOB NUMBER

LOCATION/BUILDING AND FLOOR

NATURE OF JOB

NAME (PRINT) AND SIGNATURE OF PERSON PERFORMING HOT WORK

I verify the above location has been examined, the precautions checked on the Required Precautions Checklist have been taken to prevent fire, and permission is authorized for this work.

NAME (PRINT) AND SIGNATURE OF FIRESAFETY SUPERVISOR/OPERATIONS SUPERVISOR

TIME STARTED: a.m. p.m. TIME FINISHED: a.m. p.m.

Permit Expires	DATE	TIME a.m. p.m.

Note: Emergency notification on back of form.
Use as appropriate for your facility.

To order additional hot work permits or other FM Global resources, order online 24 hours a day, seven days a week, at www.fmglobalcatalog.com.

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Required Precautions Checklist

- ☐ Control valves to water supply for sprinkler system are open.
- ☐ Hose streams and extinguishers are in service/operable.
- ☐ Hot work equipment in good working condition.

Requirements within 35 ft. (11 m) of hot work

- ☐ Flammable liquid, dust, lint and oily deposits removed.
- ☐ Explosive atmosphere in area eliminated.
- ☐ Floors swept clean.
- ☐ Combustible floors wet down, covered with damp sand or fire-resistive sheets.
- ☐ Remove other combustible material where possible. Otherwise, protect with FM Approved welding pads, blanket and curtains, fire-resistive tarpaulins or metal shields.
- ☐ All wall and floor openings covered.
- ☐ FM Approved welding pads, blankets and curtains installed and around work.
- ☐ Protect or shut down ducts and conveyors that might carry s to distant combustible material.

Hot work on walls, ceilings or roofs

- ☐ Construction is noncombustible and without combustible cov or insulation.
- ☐ Combustible material on other side of walls, ceilings or roofs is

Hot work on enclosed equipment

- ☐ Enclosed equipment cleaned of all combustible material.
- ☐ Containers purged of flammable liquid/vapor.
- ☐ Pressurized vessels, piping and equipment removed from ser isolated and vented.

Fire watch/hot work area monitoring

- ☐ Fire watch will be provided during and for one (1) hour after including any break activity.
- ☐ Fire watch is supplied with suitable extinguishers, and where a charged small hose.
- ☐ Fire watch is trained in use of equipment and in sounding ala
- ☐ Fire watch may be required in adjoining areas, above and bel
- ☐ Monitor hot work area for up to an additional three (3) hours one (1) hour fire watch.

☐ **Other precautions taken:**

_____
_____
_____
_____

END OF SECTION

00 73 02 – MANAGING FIRE PROTECTION SYSTEM IMPAIRMENT

PART 1 - GENERAL

1.1 IMPLEMENTATION

A. The following management procedure applies to the Contract for Construction and is a part of the Contract Documents.

1.2 MANAGING FIRE PROTECTION SYSTEM IMPAIRMENT

A. Impairment to fire protection equipment is a situation in which the system is shut off, either in whole or in part. The impairment may be necessary to conduct scheduled maintenance of equipment or to make emergency repairs. Impairment may also be due to new construction. Normal system tests and inspections are not considered impairment.

B. Regardless of the reason, impairment results in the sprinkler system and/or fire alarm system being temporarily out of service, such a condition may result in severe property loss in the event of a fire. Locations protected by automatic sprinkler systems must have an impairment handling program to control situations when sprinkler systems must be shut down.

C. Whenever a sprinkler system has been impaired all hot work in the area of the impaired system should be prohibited.

D. A periodic fire watch should be established when either the sprinkler system or the fire alarm system is out of service.

E. The State's property insurance carrier recommends an impairment handling kit. The Red Tag Permit System consists of four key elements:
   1. A Red Tag Permit
   2. Fire Protection Equipment Decals
   3. Reusable Impairment Tag for Fire Service Connections
   4. Red Tag Permit System Wall Hanger

F. The Fire Protection Equipment Decals are to be affixed to fire protection equipment as a reminder that authorization is needed before any shut down can occur.

G. The Red Tag Permit System Wall Hanger contains pockets to keep other elements of the system organized and within reach; also the Hanger lists steps to be taken before, during and after impairment. The Wall Hanger also lists the contact to be notified of the impairment.

H. There is space on the notification tag for the phone numbers of the Fire department, Alarm Company, and the local Water Department as well.

I. An engineer and/or client service representative can advise you on how to proceed and follow up until protection has been restored. In addition this representative may be able to help minimize downtime, if possible, reduce fire exposure to the area, arrange for temporary protection and determine how to restore protection as quickly as possible.

J. For scheduled maintenance of fire alarm systems, vendors must as prescribed in Rhode Island Fire Codes notify the building owner 48 hours in advance of pending maintenance.

K. As part of base contract, the Contractor is required to provide a licensed electrician to oversee and perform the required temporary modifications to the fire alarm system during the impairment, including bypass control during fire sprinkler work. The College will not provide personnel for this purpose.

END OF SECTION

RHODE ISLAND COLLEGE

OFFICE OF CAPITAL PROJECTS | 600 MOUNT PLEASANT AVE, PHYSICAL PLANT, PROVIDENCE, RI 02908

FIRE SPRINKLER AND ALARM SYSTEM IMPAIRMENT NOTIFICATION FORM

To: RIC Office of Capital Projects

Date: _____

Start of Planned Impairment: _____

End of Planned Impairment: _____

Building occupied during impairment: Yes:___ No:____

Any hot work to be performed: Yes:___ No:____

Description of Work to be performed:

_____

_____

_____

_____

_____

_____

_____

_____

RIC Trade & Fire Alarm Safety Manager, David Benevides, can also be directly contacted at 401-456-4747.

Contractor supervisory personnel shall remain in the building for the entire duration of the impairment.

Name: _____

Company: _____

Phone: _____

RED TAG PERMIT

CONTROL NUMBER: 2151373

INDEX NUMBER:

PRECAUTIONS TAKEN (CHECK AS APPROPRIATE)

- ☐ Emergency Organization Notified
- ☐ Public Fire Department Notified
- ☐ Hazardous Operations Stopped
- ☐ Hot Work Prohibited
- ☐ Smoking Restricted
- ☐ Other _____
- ☐ Continuous Work Authorized
- ☐ Ongoing Patrol of Area
- ☐ Hydrant Connected to Sprinkler Riser
- ☐ Pipe Plugs on Hand
- ☐ Fire Hose Laid Out

CONTACT NAME

LOCATION (City, State/Province)

CONTACT PHONE NO.

CONTACT FAX NO.

CHECK IF
- ☐ SPRINKLER
- ☐ FIRE PUMP
- ☐ CO_2
- ☐ HALON
- ☐ OTHER

SPRINKLER VALVE LOCATION/NUMBER

AREA PROTECTED

REASON FOR IMPAIRMENT

PLANNED DATE/TIME TO BE CLOSED

PLANNED DATE/TIME TO BE OPEN

NAME/TITLE OF RESPONSIBLE PERSON

AUTHORIZED BY (NAME)

FIRE PROTECTION EQUIPMENT OPERATOR (NAME)

PART 1 INSTRUCTIONS

Permit Authorizer: Fill out using ballpoint pen, sign and issue permit as follows:

Phone Part 1 information, or fax this part, to the FM Global number listed on the Red Tag Permit Wall Kit.

Place Part 2 in center pocket of Wall Kit as visual reminder of impairment.

Issue Part 3 (Red Tag) to Fire Protection Equipment Operator to attach to impaired equipment.

FM Global

RED TAG PERMIT

Part 1 of 3

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END OF ATTACHMENT

00 73 36 – PREVAILING WAGE RATES

The State of Rhode Island Department of Labor, Division of Professional Regulation General Decision Modification document is an integral part of the Bid Documents for use in fulfilling prevailing wage rate requirements. A copy is available linked to the web site of the State of Rhode Island Department of Administration, Division of Purchases. Contractors working on RI Prevailing Wage projects must adjust employee hourly rates every July 1 in accordance with updated Davis Bacon rates. These rates may be obtained at the following website:

www.wdol.gov/dba.aspx

The Division of Purchases Web Site Address is: http://www.purchasing.ri.gov/RIVIP/Info.asp

The link for the US Government prevailing wage tables is:
http://www.purchasing.ri.gov/bidinfo/geninfo/geninfo.aspx

Applicable Rhode Island labor laws may be found at: http://www.dlt.ri.gov/pw/

END OF SECTION

00 90 00 – ADDENDA AND MODIFICATIONS

PART 1 - GENERAL

A. As of the time of publication of this Project Manual, no Addenda had been issued.

B. Should Addenda be issued during the Bid Period, they will augment this Document and become a part of the Project Manual.

C. Such Addenda and Modifications when issued, with reference to the Project Manual, the General Conditions, Supplemental General Conditions, Drawings or Specifications, shall be inserted following this page and become integral parts of the Contract Documents.

END OF SECTION

01 10 00 – SUMMARY

PART 1 - GENERAL

1.1 PROJECT

A. The Project consists of the construction of the following types of work:

1. Renovation of the existing building at 934 Dexter Street, Central Falls, RI, formerly occupied by Dexter Credit Union, to create a new home for the Office of Professional Studies and Continuing Education for Rhode Island College. Renovation shall include selective demolition as indicated in the drawings, including the removal of metal-framed walls, casework, finishes, and exterior signage. Provide lighting, power and plumbing in areas of new construction and as indicated on drawings. Construction shall include the infill of an existing concrete ramp, construction of a new wood-framed ramp, classrooms, and gathering/study areas. Rooftop HVAC ventilation added with new gypsum board chases carrying new ductwork to the basement.
2. Disposal of asbestos as described in the report, found in Section 00 31 02.

1.2 CONTRACT DESCRIPTION

A. Contract Type: A single prime contract based on a Stipulated Price as described in Document 00 50 00 - Agreement.

1.3 DESCRIPTION OF WORK

A. Scope of demolition and removal work is shown on drawings plus as specified in this project manual.

B. Scope of alterations work is shown on drawings and/or as specified herein.

C. Site modifications: None.

D. Architectural modifications: Interior and exterior improvements to the existing building at 934 Dexter Street, Central Falls, RI, formerly occupied by Dexter Credit Union.

E. Mechanical: Installation of roof top unit to provide fresh air to existing mechanical systems. Modification of existing systems to accommodate fresh air and in areas of construction.

F. Electrical: Lighting in areas of new construction. Power in new construction and existing areas as indicated on drawings. Data where indicated. Provide boxes, faceplates and CAT6 cables as indicated.

G. Fire alarm, provide as indicated. Relocate main FA panel.

H. Plumbing: Provide drinking fountain in area of new construction. Plumbing systems where indicated.

1.4 SCHEDULE

A. Ordering of products, coordination and preparatory work is to commence within 7 days of receipt of Purchase Order.

B. Construction at the site can commence within 14 days of the Purchase Order. Final Completion is July 17, 2019.

C. Substantial completion date is June 19, 2018. This is the date to which liquidated damages may apply and may only be adjusted as provided for in the Contract Documents. Contractor shall be responsible for completing the submittals required for issue of a Purchase Order in a timely manner. No extension will be granted for Purchasing delays.

1.5 ITEMS TO BE SALVAGED

A. Existing finishes, furniture and equipment are to remain throughout the building unless specifically noted to be demolished.

B. Lighting indicated to remain is to be salvaged, stored and reinstalled.

C. Confirm with Owner prior to the removal of any furniture or equipment.

1.6 SUBCONTRACTOR CERTIFICATION REQUIREMENTS

A. Network/IT wiring to be installed by Panduit PCI Certified vendor. This includes wire runs and terminations.

B. See individual Specification sections.

PART 2 - PRODUCTS - NOT USED

PART 3 - EXECUTION

3.1 CONTRACTOR USE OF SITE AND PREMISES

A. Facility will not be occupied during construction.

B. Construction Operations: Limited to areas noted on Drawings. Coordinate with Site Utilization Requirements. Include in the Base Bid all costs of this coordination, including all premium time wages that may be required to meet these requirements and project schedule. Cost of all work done during second or third shifts or on weekends and holidays shall be included in the bid price.

C. Arrange use of site and premises to allow:

1. Use of street and adjacent properties by the Public.

D. Provide access to and from site as required by law and by Owner:

1. Maintain appropriate egress for workforce and Owners authorized representatives, consultants or vendors.
2. Do not obstruct roadways, sidewalks, or other public ways without permit. Provide necessary signage and barriers to direct pedestrians around work areas.
3. Barriers and signage must be provided by the contractor to the satisfaction of the Owner to separate the work area from areas that are existing to remain. Efforts must be taken to limit dust, and odors from escaping the work area. Proper separation and protection of interior spaces shall be established and maintained during the project, to protect existing areas from damage. Any existing construction to remain that is damaged by construction activities is to be repaired by the Contractor.
4. Contractor is responsible for cleaning construction dust and/or debris from public areas and daily or at the request of the Owner. Work areas within the building shall be kept tidy at all times.
5. Contractor shall provide and maintain walk-off mats at work site entries.

E. Utility and Building Services Outages and Shutdown:

1. Do not disrupt or shut down life safety systems, including but not limited to fire sprinklers and fire alarm system, without 7 days' written notice to Owner and authorities having jurisdiction.
2. Prevent accidental disruption of utility services to other facilities.
3. Contractor to provide written notification on Fire Sprinkler and Alarm System Impairment Notification Form found in Section 00 73 02.

4. As construction activities will impact existing ventilation, heating or air conditioning. All HVAC systems will be provided to the Owner in working order equal to that at the start of work. All filters will be changed for all systems.
5. The contractor shall provide the necessary equipment to maintain proper ventilation rates and a temperature of 68° heating and 72° cooling. Prior to the decommissioning of equipment, the contractor shall submit a plan for temporary HVAC services, including unit location, utility connection, ductwork tie in and other logistical considerations.

3.2 SCHEDULE COORDINATION:

A. The contractor shall provide by noon on Thursdays the two week project look ahead which lists in detail the planned activities, locations of disturbance, scheduled subcontractors and working hours for the forthcoming Sunday-Saturday. The same shall be provided for the second week, but as a working draft. The document shall list out any utility shutdowns or other activities which require review and approval of the Owner.

3.3 SITE UTILIZATION PLAN

A. Site Utilization Plan shall be submitted by the Contractor within ten (10) business days of issuance of the Purchase Order for approval by the Owner.

B. Site Utilization Plan shall indicate proposed site staging.
   1. Contractor is responsible for protection and restoration of existing conditions including, but not limited to hardscape, landscape and lawns.
   2. Staging of equipment, dumpsters and materials must be situated approved areas.

END OF SECTION

01 20 00 – PRICE AND PAYMENT PROCEDURES

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Allowances.

B. Testing and inspection allowance.

C. Schedule of values.

D. Applications for payment.

E. Warranty inspection retainage.

F. Sales tax exemption.

G. Change procedures.

H. Defect assessment.

I. Unit prices.

J. Alternates.

1.2 ALLOWANCES

A. See General Conditions Article 3.8 for Allowance provisions.

B. Design Agent Responsibility:

1. Consult with Contractor for consideration and selection of products, suppliers, and Installers.
2. Select products in consultation with Owner and transmit decision to Contractor.
3. Prepare Change Order to adjust final cost.

C. Contractor Responsibility:

1. Assist Design Agent or its Consultants in selection of products, suppliers and installers.
2. Obtain proposals from suppliers and installers, and offer recommendations.
3. On notification on selection by Design Agent, execute purchase agreement with designated supplier and installer.
4. Arrange for and process shop drawings, product data, and samples. Arrange for delivery.
5. Promptly inspect products upon delivery for completeness, damage, and defects. Submit claims for transportation damage.

D. Schedule of Allowances: Allowances

1. Allowance 1: Unforeseen Conditions - $10,000
2. Allowance 2: Exterior Signage: $13,000

1.3 TESTING AND INSPECTION ALLOWANCE

A. All costs of regularly scheduled testing are included in the Base Bid. See Attachment A for allowance to cover costs of additional testing to be provided when directed by the Owner.

B. See Section 01 40 00 and its attachment for testing requirements.

C. Testing Allowance

1. None. Include testing in base bid.

1.4 SCHEDULE OF VALUES

A. Submit Schedule of Values in duplicate, one copyrighted original and one copy prior to the first Application for Payment.

B. Format: Utilize the Table of Contents of this Project Manual. Identify each line item with number and title of the major specification Section. Identify site mobilization, bonds, insurance and closeout.

C. Include in each line item, the amount of Allowances specified in this Section. For unit cost Allowances, identify quantities taken from Contract Documents multiplied by the unit cost to achieve the total for the item.

D. Revise schedule to list approved Change Orders, with each Application for Payment.

1.5 APPLICATIONS FOR PAYMENT

A. Submit each application on an original AIA Form G702 - Application and Certificate for Payment and AIA G703 - Continuation Sheet, accompanied by three copies.

1. Prepare a draft version “pencil copy” of each application and distribute via email 5 days prior to due date for review by Design Agent and Owner’s representative. Contractor shall provide a summary list of all sub-contractors who performed work on the site for the month with the pencil requisition.
2. After making agreed revisions, individually sign and notarize and emboss with notary's official seal, the original and each of the three copies. Deliver to Owner’s representative for further processing and distribution.
3. Applications not including original copyrighted AIA G702, and G703 Forms, will be rejected, and returned for re-submittal.
4. Applications not properly signed and notarized will be rejected, and returned for re- submittal.
5. Applications submitted without the following items described in this section and its attachments will be returned for resubmittal.

B. Content and Format: Utilize Schedule of Values for listing items in Application for Payment.

C. Provide one hard copy and one copy in disc form of the updated construction schedule with each Application for Payment submission, prepared per Section 01 33 00.

D. Provide a statement signed by the Contractor's firm principal certifying that there are no unidentified outstanding claims for delay.

E. Each Application for Payment shall include Certified Monthly Payroll Records for all workers on site for the previous month. Failure to provide Certified Payroll Records with the Application for Payment submission will result in a delay in processing and may result in a reduction in the amount of said Application for Payment.

F. Submit with transmittal letter as specified for Submittals in Section 01 33 00.

G. Beginning with the second Application for Payment, Contractor's right to payment must be substantiated by documenting, on a copy of the RIC Waiver of Lien Form included in Document 00 65 19 - Waiver of Lien Form in this Project Manual, that payment monies due, less retainage not exceeding five (5) percent, have been paid in full to subcontractor and suppliers for work, materials, or rental of equipment billed for under specific line item numbers in the immediately preceding application.

H. Substantiating Data: When the Owner or Design Agent requires additional substantiating information from the review of the “pencil copy,” submit data justifying dollar amounts in question.

I. In addition to the items above, include the following with the Application for Payment:

1. Record Documents as specified in Section 01 78 00, for review by the Owner which will be returned to the Contractor.
2. Affidavits attesting to off-site stored products with insurance certificates as requested.
3. Digital Photographs as specified in Section 01 33 00. Include on same disc with construction schedule.

J. Payment Period: Submit at monthly intervals unless stipulated otherwise in the Supplemental General Conditions.

K. Payroll Reporting
1. Forms for the submission of Certified Payroll Records may be found from the Rhode Island Prevailing Wage Website in either PDF or Excel formats. These forms must be used on monthly submittals.
2. Identify Apprenticeship hours required under RIGL 37-13-3.1 for all contracts over $1million in value.
3. A Minority Utilization Report for minority subcontractors must be included. Use the form provided as Attachment A.

1.6 WARRANTY INSPECTION RETAINAGE

A. One-half of one percent of the cost of the Work will be retained from Final Payment for duration of ten months. If, after ten months, all systems including mechanical and electrical, are determined by the Owner to be properly functioning, the Warranty Inspection Retainage will be released.

B. If, after ten months, there are found to be modifications, adjustments, or corrections necessary to be made to address any system or product malfunction, in order to fulfill specified performance or requirements of such systems or products, release of the warranty inspection retainage will be delayed until such malfunctions are rectified.

C. If, after twelve months from the date of Final Completion, all systems have not been fully addressed, the Owner may utilize the Warranty Inspection Retainage to hire others to execute necessary modifications, adjustments, or corrections.

1.7 SALES TAX EXEMPTION

A. Owner is exempt from sales tax on products permanently incorporated in Work of the Project.
1. Obtain sales tax exemption certificate number from Owner.
2. Place exemption certificate number on invoice for materials incorporated in the Work of the Project.
3. Furnish copies of invoices to Owner.
4. Upon completion of Work, file a notarized statement with Owner that all purchases made under exemption certificate were entitled to be exempt.
5. Pay legally assessed penalties for improper use of exemption certificate number.

1.8 CHANGE PROCEDURES

A. Submittals: Submit name of the individual authorized to receive change documents, and be responsible for informing others in Contractor's employ or Subcontractors of changes to the Work.

B. The Design Agent will advise of minor changes in the Work not involving an adjustment to Contract Sum or Contract Time by issuing supplemental instructions on AIA Form G710.

C. The Design Agent may issue a Proposal Request which includes a detailed description of a proposed change with supplementary or revised Drawings and specifications, a change in Contract Time for executing the change with a stipulation of any overtime work required, and the period of

time during which the requested price will be considered valid. Contractor will prepare and submit an estimate within 15 days.

D. The Contractor may propose changes by submitting a request for change to the Design Agent, describing the proposed change and its full effect on the Work. Include a statement describing the reason for the change, and the effect on the Contract Sum and Contract Time with full documentation, and a statement describing the effect on Work by separate or other Contractors. Document any requested substitutions in accordance with Section 01 60 00.

E. Stipulated Sum Change Order: Based on Proposal Request, and Contractor's fixed price quotation, or Contractor's request for a Change Order as approved by Design Agent. All quotations shall include detailed material costs and labor hour and rate breakouts.

F. Unit Price Change Order: For contract unit prices and quantities, the Change Order will be executed on a fixed unit price basis. For unit costs or quantities of units of work which are not pre-determined, execute the Work under a Construction Change Directive. Changes in the Contract Sum or Contract Time will be computed as specified for a Time and Material Change Order.

G. Construction Change Directive: Design Agent may issue a directive, on AIA Form G713 Construction Change Directive signed by the Owner, instructing the Contractor to proceed with a change in the Work, for subsequent inclusion in a Change Order. Document will describe changes in the Work, and designate method of determining any change in the Contract Sum or Contract Time. Promptly execute the change.

H. Time and Material Change Order: Submit an itemized account and supporting data after completion of the change, including timeslips signed by Owner’s representative, within the time limits indicated in the Conditions of the Contract. The Design Agent will determine the change allowable in the Contract Sum and Contract Time as provided in the Contract Documents. Only Owner-representative-signed timeslips will be considered.

I. Maintain detailed records of work done on a Time and Material basis. Submit timeslips daily for verification and sign-off by Owner’s representative on-site. Provide full information required for an evaluation of the proposed changes, and to substantiate costs for the changes in the Work.

J. Document each quotation for a change in cost or time with sufficient data to allow an evaluation of the quotation. Provide detailed breakdown of costs and estimates for labor and materials including a detailed breakdown for subcontractor's or vendor's Work. Include copies of written quotations from subcontractors or vendors.

K. Change Order Forms: AIA G701 Change Order.

L. Change Order Markup:
   1. For the Contractor, for Work performed by the Contractor's own forces, 10 percent of the cost.
   2. For the Contractor, for Work performed by the Contractor's Subcontractor, 6 percent of the amount due the Subcontractor.
   3. For each Subcontractor or Sub-subcontractor involved, for Work performed by that Subcontractor's or Sub-subcontractor's own forces, 10 percent of the cost.
   4. For each Subcontractor, for Work performed by the Subcontractor's Sub-subcontractors, 6 percent of the amount due the Sub-subcontractor.
   5. Overhead and profit is to include the Contractor’s project management and supervisory costs, all administrative expenses and personnel, change estimate preparation, mobilization, setup & breakdown, meetings, all safety related costs, cleanup costs and storage costs pertaining to the changes in the work.
   6. The fee increase to any permit required by the additional work is allowed to be added to the Change Order costs. However, the Contractor is required to submit proof that the additional fee was paid to the presiding authority.

7. In order to facilitate checking of quotations for extras or credits, all proposals, except those so minor that their propriety can be seen by inspection, shall be accompanied by a complete itemization of costs including labor, materials and Subcontracts. Labor and materials shall be itemized in the manner prescribed above. Where major cost items are Subcontracts, they shall be itemized also. In no case will a change involving over $500.00 be approved without such itemization.

M. Execution of Change Orders: The Design Agent will issue Change Orders for signatures of the parties as provided in the Conditions of the Contract.

1. The approved Change Order amount shall include all compensation to the Contractor, including but not limited to Overhead and Profit, General Conditions, Material, Labor, Equipment and other costs. Following the execution of the Change Order, no additional compensation for the work covered in the Change Order shall be considered.

N. Correlation Of Contractor Submittals:

1. Promptly revise the Schedule of Values and the Application for Payment forms to record each authorized Change Order as a separate line item and adjust the Contract Sum. Promptly revise progress schedules to reflect any change in the Contract Time, revise sub- schedules to adjust times for any other items of work affected by the change, and resubmit.
2. Promptly enter changes in the Project Record Documents.

1.9 DEFECT ASSESSMENT

A. Replace the Work, or portions of the Work, not conforming to specified requirements.

B. If, in the opinion of the Design Agent, it is not practical to remove and replace the Work, the Design Agent will direct an appropriate remedy or adjust payment.

C. The defective Work may remain, but the unit sum will be adjusted to a new sum at the discretion of the Design Agent.

D. The defective Work will be partially repaired to the instructions of the Design Agent, and the unit sum will be adjusted to a new sum at the discretion of the Design Agent.

E. The individual Specification Sections may modify these options or may identify a specific formula or percentage sum reduction.

F. The authority of the Design Agent to assess the defect and identify a payment adjustment, is final.

G. Non-Payment For Rejected Products: Payment will not be made for rejected products for any of the following:

1. Products wasted or disposed of in a manner that is not acceptable.
2. Products determined as unacceptable before or after placement.
3. Products not completely unloaded from the transporting vehicle.
4. Products placed beyond the lines and levels of the required Work.
5. Products remaining on hand after completion of the Work.
6. Loading, hauling, and disposing of rejected products.

1.10 UNIT PRICES

A. None.

1.11 ALTERNATES

A. Alternates quoted on Bid Forms will be reviewed and accepted or rejected at the Owner’s option. Accepted Alternates will be identified in the Purchase Order.

B. Coordinate related work and modify surrounding work as required.

C. Schedule of Alternates: See Section 01 23 00

PART 2 - PRODUCTS - NOT USED.

PART 3 - EXECUTION - NOT USED.

END OF SECTION

MBE COMPLIANCE FORM

MBE Compliance Office
www.mbe.ri.gov (website)
1 Capitol Hill, 2nd Floor
Providence, RI 02908
401-574-8670, 401-574-8387 (fax)

Pursuant to RIGL 37-14.1 as well as the regulations promulgated thereto, the MBE Compliance Office requires that you complete the following table. Please note that these figures will be verified with the MBEs identified. If there are outstanding issues, such as retainage or a dispute, please indicate and attach supporting documentation for same. Also note that copies of invoice and cancelled checks for payment to all MBE subcontractors and suppliers are required.

Contractor/Vendor Name: _____

Project Name & Location: _____

Original Prime Contract Amount _____

Current Prime Contract Amount: _____

MBE/WBE Subcontractor	Original Contract Amount	Change Orders	Revised Contract Value	% To Date Completed	Amount Paid To Date	Amount Due	Retainage %	Retainage Amount	Explanation

I declare, under penalty of perjury, that the information provided in this verification form and supporting documents is true and correct.

_____ Signature

_____ Date

_____ Printed Name

Notary Certificate:

Sworn before me this _____ day of _____ , 20__.

_____ Notary Signature

_____ Commission Expires

01 22 00 – UNIT PRICES

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

A. Section includes administrative and procedural requirements for unit prices.

B. Related Requirements:

1. Section 01 2000 "Price & Payment Procedures" for procedures for submitting and handling Change Orders.

1.3 DEFINITIONS

A. Unit price is an amount incorporated in the Agreement, applicable during the duration of the Work as a price per unit of measurement for materials, equipment, or services, or a portion of the Work, added to or deducted from the Contract Sum by appropriate modification, if the scope of Work or estimated quantities of Work required by the Contract Documents are increased or decreased.

B. Excavation quantities shall be measured on a volume basis as computed from original in-place position. Fill quantities shall be measured on a volume basis as computed from in-place position.

C. No removed material shall be calculated against more than one category of allowance.

1.4 PROCEDURES

A. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead, and profit.

B. Measurement and Payment: See individual Specification Sections for work that requires establishment of unit prices. Methods of measurement and payment for unit prices are specified in those Sections.

C. Owner reserves the right to reject Contractor's measurement of work-in-place that involves use of established unit prices and to have this work measured, at Owner's expense, by an independent surveyor acceptable to Contractor.

D. List of Unit Prices: A schedule of unit prices is included in Part 3. Specification Sections referenced in the schedule contain requirements for materials described under each unit price.

PART 2 - PRODUCTS (NOT USED)

PART 3 - EXECUTION

3.1 SCHEDULE OF UNIT PRICES

A. None.

END OF SECTION

01 23 00 – ALTERNATES

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Description of alternates.

1.2 RELATED REQUIREMENTS

A. Document 00 2113 - Instructions to Bidders: Instructions for preparation of pricing for alternatives.

1.3 ACCEPTANCE OF ALTERNATES

A. Alternates quoted on Bid Forms will be reviewed and accepted or rejected at Owner's option. Accepted alternates will be identified in the Owner-Contractor Agreement.

B. Coordinate related work and modify surrounding work to integrate the Work of each alternate.

1.4 SCHEDULE OF ALTERNATES

A. Alternate No. 1 – Power at existing check writing desks.
   1. Eliminate power at existing check writing desks.
   2. Base Bid – Provide power at check writing desks.

B. Alternate No. 2 – Classroom 104 wall and doors.
   1. Work in and around Classroom 104, including wall and doors.
   2. Base Bid – Demolish teller wall and construct new wall and doors.

C. Alternate No. 3 – Entire front area.
   1. Work in the entire front area.
   2. Base Bid – Demolish front work and rebuild new as indicated.

END OF SECTION

01 30 00 – ADMINISTRATIVE REQUIREMENTS

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Site administration

B. Coordination and project conditions.

C. Preconstruction meeting.

D. Site mobilization meeting.

E. Progress meetings.

F. Pre-installation meetings.

1.2 SITE ADMINISTRATION

A. Maintain a daily attendance log to include the names of all project employees and guests to the site. Each guest signing the log should indicate a brief description of the reason for the visit, the guest's employer or organization. The log sheet, or sheets, must clearly indicate the Project Name, and the name of the general Contractor. Each line in the log should allow for the name of that employee, the employee's job title (use terminology used by prevailing wage job title), and the name of that employee's employer. This log shall be kept on a uniform form prescribed by the Director of Labor and Training. Such log shall be available for inspection on the site at all times by the Purchaser, Owner, and/or the Director of the Department of Labor and Training and his or her designee. Provide copies when requested.

B. Daily Attendance Form

1. Maintain Daily Attendance Form acceptable to the Department of Labor and Training for all projects with a contract value over $1 Million. Submit as requested.

1.3 COORDINATION AND PROJECT CONDITIONS

A. Coordinate the scheduling, submittals, and the Work of the various Sections of the Project Manual to ensure an efficient and orderly sequence of the installation of interdependent construction elements.

B. Verify that the utility requirements and characteristics of the operating equipment are compatible with the building utilities. Coordinate the Work of the various Sections having interdependent responsibilities for installing, connecting to, and placing in service, such equipment.

C. Coordinate the space requirements, supports and installation of the mechanical and electrical Work, which are indicated diagrammatically on the Drawings. Follow the routing shown for the pipes, ducts, and conduit, as closely as practicable; place runs parallel with the lines of the building. Utilize spaces efficiently to maximize accessibility for other installations, for maintenance, and for repairs.

D. Coordinate the completion and clean up of the Work of the separate Sections in preparation for Substantial Completion and for portions of the Work designated for the Owner's partial occupancy.

E. After the Owner's occupancy of the premises, coordinate access to the site for correction of defective Work and the Work not in accordance with the Contract Documents to minimize disruption of the Owner's activities.

1.4 PRECONSTRUCTION MEETING

A. The Design Agent will schedule a meeting after a Purchase Order is issued to the Contractor.

B. Attendance Required: Owner's Representative, Design Agent, and Contractor.

C. Agenda:
   1. Distribution of the Contract Documents.
   2. Submission of a list of Subcontractors, a list of products, schedule of values, and a progress schedule.
   3. Designation of the personnel representing the parties in the Contract and the Design Agent.
   4. The procedures and processing of the field decisions, submittals, substitutions, applications for payments, proposal requests, Change Orders, and Contract closeout procedures.
   5. Scheduling.

D. Contractor shall record the minutes and distribute copies within two days after the meeting to the participants, with copies to the Design Agent, Owner, other participants, and those consultants affected by the decisions made.

1.5 SITE MOBILIZATION MEETING

A. The Design Agent will schedule a meeting at the Project site prior to the Contractor's occupancy and may occur at the same time as the Preconstruction meeting noted above.

B. Attendance Required: The Owner, Design Agent, Contractor, the Contractor's Superintendent, and major Subcontractors.

C. Agenda:
   1. Use of the premises by the Owner and the Contractor.
   2. The Owner's requirements and partial occupancy.
   3. Construction facilities and controls provided by the Owner.
   4. Temporary utilities provided by the Owner.
   5. Security and housekeeping procedures.
   6. Schedules.
   7. Application for payment procedures.
   8. Procedures for testing.
   9. Procedures for maintaining the record documents.
   10. Requirements for the start-up of equipment.
   11. Inspection and acceptance of the equipment put into service during the construction period.

D. Contractor shall record the minutes and distribute the copies within two days after the meeting to the participants, with copies to the Design Agent, Owner, other participants, and those consultants affected by the decisions made.

1.6 PROGRESS MEETINGS

A. Schedule and administer the meetings throughout the progress of the Work at weekly intervals while work is in process.

B. Make arrangements for the meetings, prepare the agenda with copies for the participants, and preside at the meetings.

C. Attendance Required: The job superintendent, major subcontractors and suppliers, the Owner, Design Agent, and Consultants as appropriate to agenda topics for each meeting.

D. Agenda:
   1. Review the minutes of previous meetings.
   2. Review of the Work progress.
   3. Field observations, problems, and decisions.
   4. Identification of the problems which impede the planned progress.
   5. Review of the submittals schedule and status of the submittals.
   6. Review of delivery schedules.
   7. Maintenance of the progress schedule.
   8. Corrective measures to regain the projected schedules.
   9. Planned progress during the succeeding work period.
   10. Coordination of the projected progress.
   11. Maintenance of the quality and work standards.
   12. Effect of the proposed changes on the progress schedule and coordination.
   13. Other business relating to the Work.

E. Contractor shall record the minutes and distribute the copies within two days after the meeting to the participants, with copies to the Design Agent, Consultants, Owner, participants, and others affected by the decisions made.

1.7 PREINSTALLATION MEETINGS

A. When required in the individual specification Sections or listed below, convene a pre-installation meeting at the site prior to commencing the Work of the Section. Pre-installation Meetings:
   1. The following items of work will require pre-installation meetings:
      a. Temporary HVAC systems
      b. Network and Telecommunication wiring and systems.
      c. Network and Telecommunication data rack connections.
      d. Fire Alarm demolition and installation.

B. Require attendance of the parties directly affecting, or affected by, the Work of the specific Section.

C. Notify the Design Agent four days in advance of the meeting date.

D. Prepare an agenda and preside at the meeting:
   1. Review the conditions of installation, preparation and installation procedures.
   2. Review coordination with the related work.

E. Record the minutes and distribute the copies within two days after the meeting to the participants, with copies to the Design Agent, Owner, participants, and those Consultants affected by the decisions made.

PART 2 - PRODUCTS - NOT USED.

PART 3 - EXECUTION - NOT USED.

END OF SECTION

01 33 00 – SUBMITTAL PROCEDURES

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Submittal procedures.

B. Construction progress schedules.

C. Proposed products list.

D. Product data.

E. Shop drawings.

F. Design Data.

G. Samples.

H. Test reports.

I. Certificates.

J. Manufacturer's instructions.

K. Manufacturer's field reports.

L. Digital Photographs.

M. Erection drawings.

N. Construction photographs.

1.2 SUBMITTAL PROCEDURES

A. Master List Submittal:

1. Submit a master list of the required submittals with a proposed date for each item to be submitted. See Attachment A for initial minimum list on which to base master.
2. Show the date submittal was sent, days since submittal was sent, status of submittal, date submittal was received in return, and any date associated with resubmittals.
3. Update master list with each submission and response.
4. Issue copy of master list at least monthly to the Design Agent.

B. Transmit each submittal with a dated Design Agent-accepted transmittal form.

C. Transmit printed copies and electronic PDF copy of each submittal to the Design Agent for review and comment as outlined in each section below.

D. Sequentially number the transmittal form. Mark revised submittals with an original number and a sequential alphabetic suffix.

E. Identify the Project, Contractor, subcontractor and supplier; the pertinent drawing and detail number, and the specification Section number, appropriate to the submittal.

F. Apply a Contractor's electronic stamp certifying that the review, approval, verification of products required, field dimensions, adjacent construction Work, and coordination of the information is in accordance with the requirements of the Work and the Contract Documents.

G. Schedule submittals to expedite the Project, and deliver to the Design Agent’s FTP site. Coordinate the submission of related items.

H. For each submittal, allow 15 days for review.

I. Identify all variations from the Contract Documents and any Product or system limitations which may be detrimental to a successful performance of the completed Work.

J. Allow space on the submittals for the Contractor's, Design Agent's, and Consultant's electronic review stamps.

K. When revised for resubmission, identify the changes made since the previous submission.

L. Distribute copies of the reviewed submittals as appropriate. Reproduce as necessary to inform subcontractors without internet download capabilities. Instruct the parties to promptly report any inability to comply with the Contract requirements.

M. Produce additional copies as required for the Record Document purposes as described in Section 01 78 00.

1.3 CONSTRUCTION PROGRESS SCHEDULES

A. Submit initial progress schedule in duplicate within 20 days after Date of Commencement for Design Agent to review. After a review, submit detailed schedules within 15 days modified to accommodate the revisions recommended by the Design Agent and Owner.

B. Distribute copies of the reviewed schedules to the Project site file, subcontractors, suppliers, and other concerned parties. Instruct the recipients to promptly report, in writing, the problems anticipated by the projections indicated in the schedules

C. Submit updated schedules with each Application for Payment, identifying changes since previous version as follows:

1. Indicate the progress of each activity to the date of submittal, and the projected completion date of each activity.
2. Identify the activities modified since the previous submittal, major changes in the scope, and other identifiable changes.
3. Provide a narrative report to define the problem areas, the anticipated delays, and impact on the Schedule. Report the corrective action taken, or proposed, and its effect including the effect of changes on the schedules of separate contractors.

D. Submit a computer-generated horizontal bar chart with separate line for each major portion of the Work or operation, identifying the first work day of each week.

E. Show a complete sequence of construction by activity, identifying the Work of separate stages and other logically grouped activities. Indicate the early and late start, the early and late finish, float dates, and duration. Critical path items shall be clearly identified.

F. Indicate an estimated percentage of completion for each item of the Work at each submission.

G. Provide a separate schedule of submittal dates for shop drawings, product data, and samples, including Owner-furnished Products and Products identified under Allowances, if any, and the dates reviewed submittals will be required from the Design Agent. Indicate the decision dates for selection of the finishes.

H. Indicate the delivery dates for Owner furnished Products, and for Products identified under Allowances.

I. Contractor may be back charged for any requirements not met (2 week look ahead, meeting minutes, project schedule, etc.).

1.4 PROPOSED PRODUCTS LIST

A. Within 20 days after the Date of Commencement, submit a list of major products proposed for use, with the name of the manufacturer, the trade name, and the model number of each product.

B. For the products specified only by reference standards, give the manufacturer, trade name, model or catalog designation, and reference standards.

C. With each product listed, indicate the submittal requirements specified to be adhered to, and an indication of relevant "long-lead-time" information, when appropriate.

1.5 PRODUCT DATA

A. Product Data: Submit to the Design Agent for review for the limited purpose of checking for conformance with the information given and the design concept expressed in the Contract Documents. Provide copies and distribute in accordance with the SUBMITTAL PROCEDURES article and for the record documents purposes described in Section 01 78 00.

B. Submit one (1) printed copy and one (1) electronic PDF copy for review. The Design Agent will retain the reviewed printed copy for record and return the reviewed electronic PDF copy to the Contractor for distribution.

C. Mark each copy to identify the applicable products, models, options, and other data. Supplement the manufacturers' standard data to provide the information specific to this Project.

D. Indicate the product utility and electrical characteristics, the utility connection requirements, and the location of utility outlets for service for functional equipment and appliances.

E. After a review distribute in accordance with the Submittal Procedures article above and provide copies for record documents described in Section 01 78 00.

1.6 SHOP DRAWINGS

A. Shop Drawings: Submit to the Design Agent for review for the limited purpose of checking for conformance with the information given and the design concept expressed in the Contract Documents. Produce copies and distribute in accordance with the SUBMITTAL PROCEDURES article and for the record documents purposes described in Section 01 78 00.

B. Submit two (2) printed copies and one (1) electronic PDF copy for review. The Design Agent and /or Consultants will retain the reviewed printed copies for record and return the reviewed electronic PDF copy to the Contractor for distribution.

C. Indicate the special utility and electrical characteristics, the utility connection requirements, and the location of utility outlets for service for functional equipment and appliances.

1.7 SAMPLES

A. Samples: Submit to the Design Agent for review for the limited purpose of checking for conformance with the information given and the design concept expressed in the Contract Documents. Produce duplicates and distribute in accordance with the SUBMITTAL PROCEDURES article and for the record documents purposes described in Section 01 78 00.

B. Samples for Selection as Specified in Product Sections:
   1. Submit to the Design Agent for aesthetic, color, or finish selection.
   2. Submit samples of the finishes in the colors selected for the Design Agent's records.
   3. After review, produce duplicates and distribute in accordance with the SUBMITTAL PROCEDURES article and for the record documents purposes described in Section 01 78 00.

C. Submit samples to illustrate the functional and aesthetic characteristics of the product, with integral parts and attachment devices. Coordinate the sample submittals for interfacing Work.

D. Include identification on each sample, with the full Project information.

E. Submit at least the number of samples specified in the individual specification Sections; the Design Agent will retain two samples.

F. Reviewed samples, which may be used in the Work, are indicated in the individual specification Sections.

G. Samples will not be used for testing purposes unless they are specifically stated to be in the specification Section.

1.8 TEST REPORTS

A. Submit (1) printed and (1) electronic PDF lab reports in accordance with Section 01 40 00.

B. Submit test reports for information for the limited purpose of assessing conformance with the information given and the design concept expressed in the Contract Documents.

1.9 DESIGN DATA

A. Submit (1) printed and (1) electronic PDF data for the Design Agent’s knowledge as contract administrator for the Owner.

B. Submit information for the limited purpose of assessing conformance with the information given and the design concept expressed in the Contract Documents.

1.10 CERTIFICATES

A. When specified in the individual specification Sections, submit (1) printed and (1) electronic PDF certification by the manufacturer, installation/application subcontractor, or the Contractor to the Design Agent in the quantities specified for the Product Data.

B. Indicate that the material or product conforms to or exceeds the specified requirements. Submit supporting reference data, affidavits, and certifications as appropriate.

C. Certificates may be recent or previous test results on the material or product, but must be acceptable to the Design Agent and its Consultants.

1.11 MANUFACTURER'S INSTRUCTIONS

A. When specified in the individual specification Sections, submit (1) printed and (1) electronic PDF copy of instructions for delivery, storage, assembly, installation, start-up, adjusting, and finishing, to the Design Agent for delivery to the Owner in the quantities specified for Product Data.

B. Indicate the special procedures, and the perimeter conditions requiring special attention, and the special environmental criteria required for application or installation.

1.12 MANUFACTURER'S FIELD REPORTS

A. Submit (1) printed and (1) electronic PDF of reports for the Design Agent's benefit as contract administrator for the Owner.

B. Submit the report within 30 days of observation to the Design Agent for the limited purpose of assessing conformance with the information given and the design concept expressed in the Contract Documents.

1.13 DIGITAL PHOTOGRAPHS

A. Submit photographs of existing conditions prior to the start of construction. If a photograph is not provided of an item later found to be damaged, the contractor is responsible to repair the condition at no cost to the owner.

B. Submit minimum 12 digital photographs of construction progress each month on the same CD as the project schedule submittal. Include both jpg. and reduced-size pdf versions for email use.

C. Include an additional minimum of 12 photographs documenting underground utilities when installed in relationship to visible site features.

D. Include photographs of important in-wall or ceiling utilities before close-in at appropriate stages of construction.

E. See Section 01 78 00 for close-out copy requirements of these files.

1.14 PRECONSTRUCTION VIDEO

A. Conduct a pre-construction survey of the project side and areas immediately adjacent to the site. Submit two (2) copies of the video on DVD to the Owner.

1.15 ERECTION DRAWINGS

A. When specified in the individual Specification sections, the trade contractors shall submit (1) printed and (1) electronic PDF copy of erection drawings for review prior to proceeding with fabrication and/or construction.

B. Erection drawings shall be prepared in accordance with the latest edition of the respective trades' codes of standard practice.

C. All erection drawings shall be fully developed by the trade contractors or by agents of the contractors. CAD files, photocopies, or other reproductions of the contract drawings in whole or in part shall not be used by the trade contractors or their agents for the preparation and development of erections drawings without the expressed written consent of the Design Agent.

PART 2 - PRODUCTS – NOT USED

PART 3 - EXECUTION – NOT USED

END OF SECTION

01 40 00 – QUALITY REQUIREMENTS

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Quality control and control of installation.

B. Contractor Qualifications

C. Verification of Credentials and Licenses.

D. Tolerances

E. References.

F. Testing and inspection services.

G. Manufacturers' field services.

H. Mock-up Requirements.

1.2 QUALITY CONTROL AND CONTROL OF INSTALLATION

A. Monitor a quality control over suppliers, manufacturers, products, services, site conditions, and workmanship, to produce Work of the specified quality.

B. Comply with all manufacturers' instructions and recommendations, including each step in sequence.

C. When the manufacturers' instructions conflict with the Contract Documents, request a clarification from the Design Agent before proceeding.

D. Comply with the specified standards as a minimum quality for the Work except where more stringent tolerances, codes, or specified requirements indicate higher standards or more precise workmanship.

E. Perform the Work by persons qualified to produce the required and specified quality.

F. Verify that field measurements are as indicated on the Shop Drawings or as instructed by the manufacturer.

G. Secure products in place with positive anchorage devices designed and sized to withstand stresses, vibration, physical distortion, or disfigurement.

1.3 CONTRACTOR QUALIFICATIONS

A. Upon request, contractor shall provide no less than three references for projects of similar scope and budget.

B. References provided shall have direct knowledge of the contractor’s work on the reference project.

C. Information to provide for each reference:

1. Name, Title and Company
2. Current email and phone number
3. Project name, client, location and brief description of the work, including scope, budget and schedule. Enumerate aspects of the reference project that is similar to this project.

1.4 VERIFICATION OF CREDENTIALS AND LICENSES

A. The Owner has implemented a project management oversight process and is applying it to current construction projects at RIC.

B. An element of this oversight process is the verification that persons employed on the project site have appropriate and current credentials and licenses in their possession, at the project site, for the work they are performing.

C. Be forewarned that state resident inspectors will be checking for verification of credentials and licenses of both union and non-union persons, in their onsite inspections.

D. State resident inspectors will also be reviewing Contractor's Certified Monthly Payroll Records for conformance with RI State Prevailing Wage Rate requirements.

E. Those persons without the appropriate credentials and licenses will be subject to dismissal from the project site.

1.5 TOLERANCES

A. Monitor the fabrication and installation tolerance control of products to produce acceptable Work. Do not permit tolerances to accumulate.

B. Comply with the manufacturers' tolerances. When the manufacturers' tolerances conflict with the Contract Documents, request a clarification from the Design Agent before proceeding.

C. Adjust products to appropriate dimensions; position before securing products in place.

1.6 REFERENCES

A. For products or workmanship specified by association, trade, or other consensus standard, comply with requirements of the standard, except when more rigid requirements are specified or are required by applicable codes.

B. Conform to reference standard by the date of issue current on the date of the Contract Documents, except where a specific date is established by code.

C. Obtain copies of the standards where required by the product specification Sections.

D. When the specified reference standards conflict with the Contract Documents, request a clarification from the Design Agent before proceeding.

E. Neither the contractual relationships, duties, or responsibilities of the parties in the Contract, nor those of the Design Agent, shall be altered from the Contract Documents by mention or inference otherwise in reference documents.

1.7 TESTING AND INSPECTION SERVICES

A. The Contractor will submit the name of an independent firm to the Design Agent for approval by the Owner, to perform the testing and inspection services.

1. Base Bid Testing Requirements List. The Contractor shall pay for all the services required in the Base Bid as described:

a. Concrete testing.

b. HVAC testing and balancing.

B. The independent firm will perform the tests, inspections and other services specified in the individual specification Sections and as required by the Design Agent or its Consultants.

1. Laboratory: Authorized to operate in the location in which the Project is located.

2. Laboratory Staff: Maintain a full time registered Engineer on staff to review the services.

3. Testing Equipment: Calibrated at reasonable intervals with devices of accuracy traceable to either the National Bureau of Standards or to the accepted values of natural physical constants.

C. Testing, inspections and source quality control may occur on or off the project site. Perform off-site testing as required by the Design Agent or the Owner.

D. Reports will be submitted by the independent firm to the Design Agent, the Consultant for that trade, and the Contractor, in duplicate, indicating the observations and results of tests and indicating the compliance or non-compliance with Contract Documents.

E. Cooperate with the independent firm; furnish samples of the materials, design mix, equipment, tools, storage, safe access, and the assistance by incidental labor as requested.
   1. Notify the Design Agent and Engineer and the independent firm 24 hours prior to the expected time for operations requiring services.
   2. Make arrangements with the independent firm and pay for additional samples and tests required for the Contractor's use.

F. Testing and employment of the testing agency or laboratory shall not relieve the Contractor of an obligation to perform the Work in accordance with the requirements of the Contract Documents.

G. Re-testing or re-inspection required because of a non-conformance to the specified requirements shall be performed by the same independent firm on instructions by the Design Agent or its Consultant. Payment for the re-testing or re-inspection will be charged to the Contractor by deducting the testing charges from the Contract Sum.

H. Agency Responsibilities:
   1. Test samples of mixes submitted by the Contractor.
   2. Provide qualified personnel at the site. Cooperate with the Design Agent or its Consultant and the Contractor in performance of services.
   3. Perform specified sampling and testing of the products in accordance with the specified standards.
   4. Ascertain compliance of the materials and mixes with the requirements of the Contract Documents.
   5. Promptly notify the Design Agent, Consultant and the Contractor of observed irregularities or non-conformance of the Work or products.
   6. Perform additional tests required by the Design Agent or its Consultants.
   7. Attend the preconstruction meetings and the progress meetings.

I. Agency Reports: After each test, promptly submit two copies of the report to the Design Agent, appropriate Consultant, and to the Contractor. When requested by the Design Agent, provide an interpretation of the test results. Include the following:
   1. Date issued.
   2. Project title and number.
   3. Name of inspector.
   4. Date and time of sampling or inspection.
   5. Identification of product and specifications section.
   6. Location in the Project.
   7. Type of inspection or test.
   8. Date of test.
   9. Results of tests.

10. Conformance with Contract Documents.

J. Limits On Testing Authority:

1. Agency or laboratory may not release, revoke, alter, or enlarge on the requirements of the Contract Documents.
2. Agency or laboratory may not approve or accept any portion of the Work.

K. Agency or laboratory may not assume any duties of the Contractor.

L. Agency or laboratory has no authority to stop the Work.

1.8 MANUFACTURERS' FIELD SERVICES

A. When specified in the individual specification Sections, require the material or Product suppliers, or manufacturers, to provide qualified staff personnel to observe the site conditions, the conditions of the surfaces and installation, the quality of workmanship, the start-up of equipment, or test, adjust and balance of equipment as applicable, and to initiate instructions when necessary.

B. Submit the qualifications of the observer to the Design Agent 30 days in advance of the required observations. Observer is subject to approval of the Design Agent.

C. Report the observations and the site decisions or instructions given to the applicators or installers that are supplemental or contrary to the manufacturers' written instructions.

D. Refer to Section 01 33 00 - SUBMITTAL PROCEDURES, MANUFACTURERS' FIELD REPORTS article.

PART 2 - PRODUCTS NOT USED.

PART 3 - EXECUTION NOT USED.

END OF SECTION

01 50 00 – TEMPORARY FACILITIES AND CONTROLS

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Temporary Utilities:
   1. Temporary electricity.
   2. Temporary lighting for construction purposes.
   3. Temporary heating.
   4. Temporary cooling.
   5. Temporary ventilation.
   6. Telephone service.
   7. Temporary water service.
   8. Temporary sanitary facilities.

B. Construction Facilities:
   1. Field offices and sheds.
   2. Hoisting.
   3. Parking/Traffic.
   4. Progress cleaning and waste removal.
   5. Project identification.
   6. Traffic regulation.
   7. Independent Food Vendors

C. Temporary Controls:
   1. Barriers.
   2. Enclosures and fencing.
   3. Security.
   4. Fire detection.
   5. Water control.
   6. Dust control.
   7. Erosion and sediment control.
   8. Noise control.
   9. Pest control.
   10. Pollution control.
   11. Rodent control.

D. Removal of utilities, facilities, and controls with reseeding and repair of grounds.

E. See Attachment A for any modifications.

1.2 TEMPORARY ELECTRICITY

A. The Owner will pay the cost of energy used. Exercise measures to conserve energy. Utilize the Owner's existing power service.

B. Complement the existing power service capacity and characteristics as required for construction operations.

C. Provide power outlets, with branch wiring and distribution boxes located at each floor or as required for construction operations. Provide flexible power cords as required for portable construction tools and equipment. All flexible power cords shall be suspended with hangers to eliminate trip hazards.

D. Provide main service disconnect and over-current protection at a convenient location or a feeder switch at the source distribution equipment or meter.

E. Permanent convenience receptacles may not be utilized during construction.

F. Provide distribution equipment, wiring, and outlets to provide single-phase branch circuits for power. Provide 20-ampere duplex outlets, single-phase circuits for power tools.

1.3 TEMPORARY LIGHTING FOR CONSTRUCTION PURPOSES

A. Provide and maintain incandescent lighting for construction (interior & exterior) operations to achieve a minimum lighting level of 2 watt/sq. ft. (21 watt/sq m).

B. Provide branch wiring from power source to distribution boxes with lighting conductors, pigtails, and lamps as required.

C. Maintain lighting and provide routine repairs.

D. Permanent building lighting may be utilized during construction where not removed.

1.4 TEMPORARY HEATING

A. Existing facilities will be occupied and heated by the College when temperatures require. Take care to avoid leaving doors open in exterior walls that could compromise heating operations. For new construction, the cost of energy will be borne by the Contractor. Provide temporary heating as necessary for construction operations.

B. Supplement with temporary heat devices if needed to maintain the specified conditions for construction operations even in existing buildings.

C. Maintain a minimum ambient temperature of 50 degrees F in the areas where construction is in progress, unless indicated otherwise in the product Sections.

D. In areas of work with mechanical hot-air heating, clean units and replace filters after Substantial Completion.

E. Do not use new equipment for heating after replacement during construction.

F. Provide temporary heating to occupied spaces if construction activities impact normal function of existing systems to occupied spaces. Submit an implementation plan for review and approval by RIC.

1.5 TEMPORARY COOLING

A. Existing facilities are not available.

B. Provide and pay for cooling devices and cooling as needed to maintain the specified conditions for construction operations.

C. Maintain a maximum ambient temperature of 80 degrees F in the areas where construction is in progress, unless indicated otherwise in the specifications.

D. Provide temporary cooling to occupied spaces if construction activities impact normal function of existing systems to occupied spaces. Submit an implementation plan for review and approval by RIC.

1.6 TEMPORARY VENTILATION

A. Ventilate the enclosed areas to achieve a curing of materials, to dissipate humidity, and to prevent the accumulation of dust, fumes, vapors, or gases.

B. If existing ventilation fans are used during construction, clean fans in areas of work after Substantial Completion.

C. Provide temporary ventilation to occupied spaces if construction activities impact normal function of existing systems to occupied spaces. Submit an implementation plan for review and approval by RIC.

1.7 TELEPHONE SERVICE

A. Provide, maintain, and pay for cell phone service to the field supervisor at the time of project mobilization.

1.8 TEMPORARY WATER SERVICE

A. The Owner will pay the cost of temporary water. Exercise measures to conserve energy. Utilize the Owner's existing water system, extend and supplement with temporary devices as needed to maintain the specified conditions for construction operations.

B. Extend branch piping with outlets located so that water is available by hoses with threaded connections. Provide temporary pipe insulation if needed to prevent freezing.

1.9 TEMPORARY SANITARY FACILITIES

A. Trades people will be permitted to use existing facilities within the building.

1.10 FIELD OFFICES AND SHEDS

A. Storage Areas and Sheds: Size to the storage requirements for the products of the individual Sections, allowing for access and orderly provision for the maintenance and for the inspection of Products to the requirements of Section 01 60 00. Containers will be permitted within the project limit line.

B. Preparation: Fill and grade the sites for the temporary structures to provide drainage away from the buildings.

C. Removal: At the completion of the Work remove the buildings, foundations, utility services, and debris. Restore the areas.

1.11 HOISTING

A. Contractor is responsible for all hoisting required to facilitate, serve, stock, clean, and complete the Work. Include all costs for Operating Engineers, fuel, delivery and removal, mobilization, staging, protection of grades and surfaces, and equipment.

1.12 PARKING/TRAFFIC

A. Workers may park existing parking lot.

B. Use of designated existing on-site streets and driveways for construction traffic is permitted. Tracked vehicles are not allowed on paved areas.

C. Do not allow heavy vehicles or construction equipment in parking areas.

D. Do not allow vehicle parking on existing sidewalks.

E. Provide and maintain access to fire hydrants and control valves free of obstructions.

F. Remove mud from construction vehicle wheels before entering streets. Cleanup dirt, rocks, and debris left on street from construction vehicles.

G. Use designated existing on-site roads for construction traffic.

H. Maintenance:

1. Maintain the traffic and parking areas in a sound condition free of excavated material, construction equipment, products, mud, snow, and ice.
2. Maintain existing and permanent paved areas used for construction; promptly repair breaks, potholes, low areas, standing water, and other deficiencies, to maintain the paving and drainage in original, or specified, condition.

I. Removal, Repair:
1. Remove temporary materials and at Substantial Completion.
2. Remove underground work and compacted materials to a depth of 2 feet; fill and grade the site as specified.
3. Repair existing and permanent facilities damaged by use, to the original or specified condition.

1.13 PROGRESS CLEANING AND WASTE REMOVAL

A. Maintain areas free of waste materials, debris, and rubbish. Maintain the site in a clean and orderly condition.

B. Remove debris and rubbish from pipe chases, plenums, attics, crawl spaces, and other remote spaces, prior to enclosing the space.

C. Broom and vacuum clean the interior areas prior to the start of surface finishing, and continue cleaning to eliminate dust.

D. Collect and remove waste materials, debris, and rubbish from the site daily, as necessary to prevent an on-site accumulation of waste material, debris, and rubbish, and dispose off-site.

E. Open free-fall chutes are not permitted. Terminate closed chutes into appropriate containers with lids.

1.14 TRAFFIC REGULATION

A. Signs, Signals, And Devices:
a. Post Mounted and Wall Mounted Traffic Control and Informational Signs: As approved by local jurisdictions.
b. Traffic Cones and Drums, Flares and Lights: As approved by local jurisdictions.
c. Flag person Equipment: As required by local jurisdictions.
d. Police Details: Provide all police details as required by local jurisdictions, including payment directly to applicable jurisdiction. **For this project, coordinate with RIC campus police, city, and state as required.**

B. Flag Persons: Provide trained and equipped flag persons to regulate the traffic when construction operations or traffic encroach on the public traffic lanes.

C. Flares and Lights: Use flares and lights during the hours of low visibility to delineate the traffic lanes and to guide traffic.

D. Haul Routes:
1. Consult with the authority having jurisdiction, establish the public thoroughfares to be used for haul routes and site access.

E. Traffic Signs and Signals:
1. At approaches to the site and on site, install at crossroads, detours, parking areas, and elsewhere as needed to direct the construction and affected public traffic.
2. Install and operate automatic traffic control signals to direct and maintain the orderly flow of traffic in areas under the Contractor's control, and areas affected by the Contractor's operations.
3. Relocate as the Work progresses, to maintain effective traffic control.

F. Removal:
   1. Remove equipment and devices when no longer required.
   2. Repair damage caused by installation.
   3. Remove post settings to a depth of 2 feet.

1.15 BARRIERS

A. Provide barriers to allow for the Owner's use of the site and to protect existing facilities and adjacent properties from damage from the construction operations, or demolition.

B. Provide barricades and covered walkways required by RIC for public rights- of-way, or for public access to the building.

C. Provide protection for plants designated to remain. Replace damaged plants.

D. Protect non-owned vehicular traffic, stored materials, site, and structures from damage.

1.16 ENCLOSURES AND FENCING

A. Construction: Provide 6-ft. high commercial grade chain link fence, with privacy scrim around on-site equipment or areas of site disturbance for the period required to protect work and the public. Equip with vehicular and pedestrian gates with locks. Provide one set of keys to all gates and door locks to the Owner.

B. Perform adjustment to the proposed layout as may be directed by the Owner.

C. Interior Enclosures:
   1. Provide temporary partitions and ceilings as indicated to separate the work areas from Owner-occupied areas, to prevent penetration of dust and moisture into Owner-occupied areas, and to prevent damage to the existing materials and equipment.
   2. Construction: Framing and reinforced polyethylene, plywood, or gypsum board sheet materials with closed joints and sealed edges at intersections with existing surfaces, as agreed with the Owner:
   3. Maximum flame spread rating of 75 in accordance with ASTM E84.

1.17 SECURITY

A. Security Program:
   1. Protect the Work, the existing premises, or the Owner's operations from theft, vandalism, and unauthorized entry.
   2. Initiate the program in coordination with the Owner's existing security system at mobilization.
   3. Maintain the program throughout the construction period until Owner occupancy of each designated area.

B. Entry Control: Coordinate the access of the Owner's personnel to the site in coordination with the Owner's security forces.

1.18 FIRE DETECTION

A. Before beginning any construction operation that can potentially trigger the existing fire alarm detection system, notify the Owner through use of the form provided in Section 01 10 00.

B. Failure to so notify the Owner will subject the Contractor to a monetary fine for each occurrence, should the fire detection system be activated inadvertently by a construction activity.

C. Comply with the Owner’s insurance underwriting standards and insurer recommendations for Hot Work, sprinkler impairment, and site maintenance.

1.19 WATER CONTROL

A. Grade the site to drain. Maintain excavations free of water. Provide, operate, and maintain the pumping equipment.

B. Protect the site from puddling or running water. Provide water barriers as required to protect the site from soil erosion.

1.20 DUST CONTROL

A. Execute the Work by methods to minimize raising dust from construction operations.

B. Provide positive means to prevent air-borne dust from dispersing into the atmosphere.

1.21 EROSION AND SEDIMENT CONTROL

A. Plan and execute construction by methods to control surface drainage from cuts and fills, from borrow and waste disposal areas. Prevent erosion and sedimentation.

B. Minimize the amount of bare soil exposed at one time.

C. Provide temporary measures such as berms, dikes, and drains, to prevent water flow.

D. Construct fill and waste areas by selective placement to avoid erosive surface silts or clays.

E. Periodically inspect the earthwork to detect evidence of erosion and sedimentation; promptly apply corrective measures.

F. Follow Rhode Island DEM Soil Stabilization Requirements, including, but not limited to:

1. Stabilizations of disturbed areas must, at a minimum, be initiated immediately whenever any clearing, grading, excavating or other earth disturbance activities have permanently ceased on any portion of the site, or temporarily ceased on any portion of the site and will not resume for a period exceeding fourteen (14) calendar days.
2. Stabilization must be completed using vegetative stabilization measures or using alternative measures whenever vegetative measures are deemed impracticable or during periods of drought.
3. All disturbed soils exposed prior to October 15th shall be seeded by that date.
4. Any such areas which do not have adequate vegetative stabilization by November 15th must be stabilized through the use of non-vegetative erosion control measures.
5. If work continues within any stabilized areas during the period from October 15th through April 15th, care must be taken to ensure that only the area required for that day's work is exposed, and all erodible soil must be restabilized within five (5) working days.

1.22 CLEANING

A. Contractor to maintain a neat and orderly work site. Trash shall be cleaned from site and surrounding area on a daily basis.

B. For projects within occupied buildings, contractor shall sweep and wet mop all floors on a daily basis for impacted spaces. Surfaces of desks, tables, etc. shall be covered during construction and cleaned of dust and debris.

1.23 NOISE CONTROL

A. Provide methods, means, and facilities to minimize noise produced by the construction operations.

1.24 PEST CONTROL

A. Provide methods, means, and facilities to prevent pests and insects from damaging the Work, or entering the facility.

1.25 POLLUTION CONTROL

A. Provide methods, means, and facilities to prevent the contamination of soil, water, and the atmosphere from discharge of noxious, toxic substances, and pollutants produced by the construction operations.

1.26 RODENT CONTROL

A. Provide methods, means, and facilities to prevent rodents from accessing or invading the premises.

1.27 REMOVAL OF UTILITIES, FACILITIES, AND CONTROLS

A. Remove temporary utilities, equipment, facilities, and materials, prior to Substantial Completion.

B. Remove the underground installations to a minimum depth of 2 feet. Grade the site as indicated.

C. Clean and repair the damage caused by installation or use of temporary work.

D. Restore the existing and new facilities used during construction to their original condition.

E. Restore any temporary exterior laydown or storage areas to the original condition. After each use, regrade and reseed as required to meet this requirement.

PART 2 - PRODUCTS - NOT USED.

PART 3 - EXECUTION - NOT USED.

END OF SECTION

01 60 00 – PRODUCT REQUIREMENTS

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Products.

B. Product delivery requirements.

C. Product storage and handling requirements.

D. Product options.

E. Product substitution procedures.

1.2 PRODUCTS

A. Products: Means new material, machinery, components, fixtures, or systems forming the Work; but does not include the machinery or equipment used for the preparation, fabrication, conveying, or erection of the Work. Products may include the existing materials or components required or specified for reuse.

B. Furnish products of qualified manufacturers suitable for the intended use. Furnish products of each type by a single manufacturer unless specified otherwise.

C. Do not use materials and equipment removed from the existing premises, except as specifically permitted by the Contract Documents.

D. Furnish interchangeable components of the same manufacturer for the components being replaced.

1.3 PRODUCT DELIVERY REQUIREMENTS

A. Transport and handle products in accordance with the manufacturer's instructions.

B. Promptly inspect shipments to ensure that the products comply with the requirements, the quantities are correct, and the products are undamaged.

C. Provide equipment and personnel to handle the products by methods to prevent soiling, disfigurement, or damage.

1.4 PRODUCT STORAGE AND HANDLING REQUIREMENTS

A. Store and protect the products in accordance with the manufacturers' instructions.

B. Store with seals and labels intact and legible.

C. Store sensitive products in weather tight, climate controlled, enclosures in an environment favorable to the product.

D. For exterior storage of fabricated products, place on sloped supports above the ground.

E. Provide bonded off-site storage and protection when the site does not permit on-site storage or protection.

F. Cover products subject to deterioration with impervious sheet covering. Provide ventilation to prevent the condensation and degradation of products.

G. Store loose granular materials on solid flat surfaces in a well-drained area. Prevent mixing with foreign matter.

H. Provide equipment and personnel to store the products by methods to prevent soiling, disfigurement, or damage.

I. Arrange storage of the products to permit access for inspection. Periodically inspect to verify that the products are undamaged and are maintained in acceptable condition.

1.5 PRODUCT OPTIONS

A. Products Specified by Reference Standards or by Description Only: Any Product meeting those standards or description.

B. Products Specified by Naming One or More Manufacturers: Products of one of the manufacturers named and meeting the specifications, no options or substitutions allowed.

C. Products Specified by Naming One or More Manufacturers with a Provision for Substitutions: Submit a request for substitution for any manufacturer not named in accordance with the following article.

1.6 PRODUCT SUBSTITUTION PROCEDURES

A. Instructions to Bidders specify the time restrictions for submitting requests for Substitutions during the bidding period to requirements specified in this section.

B. Substitutions may be considered after the bid only in the following circumstances:

1. When a product becomes no longer in production following the date of receipt of the Purchase Order for this Contract. Submit certification both that specified product was carried in Bid, and is no longer obtainable. Provide cost change documentation.
2. There is a significant cost savings offered to the Owner. Provide price comparison of both bid and offered substitution products as well as all collateral costs of the change.
3. Code changes or site conditions require a different item from that bid. Submit as for 2 above.

C. Document each request with complete data substantiating the compliance of a proposed Substitution with the Contract Documents.

D. A request constitutes a representation that the Bidder:

1. Has investigated the proposed Product and determined that it meets or exceeds the quality level of the specified product.
2. Will provide the same warranty for the Substitution as for the specified Product.
3. Will coordinate the installation and make changes to other Work which may be required for the Work to be complete with no additional cost to the Owner, including redesign.
4. Waives claims for additional costs or time extension which may subsequently become apparent.
5. Will reimburse the Owner and the Design Agent for review or redesign services, including those associated with re-approval by the authorities having jurisdiction.

E. Substitutions will not be considered when they are indicated or implied on the Shop Drawing or Product Data submittals, without a separate written request, or when acceptance will require revision to the Contract Documents.

F. Substitution Submittal Procedure, If Permitted Following Contract Award:

1. Submit three copies of a request for Substitution for consideration, no later than 20 working days following date of receipt of the Purchase Order for this Contract. Limit each request to one proposed Substitution. Identify product of fabrication or installation method to be replaced. Include Specification Section number and title and Drawing number and title.
2. Submit the Shop Drawings, Product Data, and the certified test results attesting to the proposed product equivalence. The burden of proof is on the proposer.
3. The Design Agent will notify the Contractor in writing of a decision to accept or reject the request. Costs for review time on unsuccessful requests will be included in the next change order.

PART 2 - EXECUTION – NOT USED

PART 3 - EXECUTION – NOT USED

END OF SECTION

01 70 00 – EXECUTION REQUIREMENTS

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Examination.

B. Preparation.

C. Field Engineering.

D. Protection of adjacent construction.

E. Cutting and patching.

F. Special procedures.

G. Starting and adjusting of systems.

H. Demonstration and Instructions.

I. Testing, adjusting and balancing.

J. Protecting Installed Construction.

1.2 EXAMINATION

A. Acceptance of Conditions:

1. Verify that existing applicable site conditions, substrates, or substrate surfaces are acceptable or meet specific requirements of individual specifications Sections, for subsequent Work to proceed.
2. Verify that existing substrate is capable of structural support or attachment of new Work being applied or attached.
3. Examine and verify specific conditions described in individual specifications Sections.
4. Verify that utility services are available, of correct characteristics, and in correct locations.
5. Beginning of new Work, that relies upon the quality and proper execution of Work of a preceding trade, means acceptance of that preceding Work as appropriate for the proper execution of subsequent Work.
6. Acceptance of preceding Work that can be shown later to have adversely affected proper performance of new Work may result in removal and repeat performance of all Work involved at no cost to the Owner.

1.3 PREPARATION

A. Clean substrate surfaces prior to applying next material or substance.

B. Seal cracks or openings of substrate prior to applying next material or substance.

C. Apply substrate primer, sealer, or conditioner, required or recommended by manufacturer, prior to applying any new material or substance in contact or bond.

D. Prior to the application, installation, or erection of any products and product components, perform any other preparatory operations, or surface or substrate modifications, as may be specified or directed by product manufacturers.

1.4 FIELD ENGINEERING

A. Employ a Land Surveyor registered in the State of Rhode Island and acceptable to Design Agent and the Owner.

B. Locate and protect survey control and reference points. Promptly notify Design Agent of any discrepancies discovered.

C. Control Datum for survey is to be agreed to with the Design Agent.

D. Verify setbacks and easements, if any; confirm drawing dimensions and elevations.

E. Provide field-engineering services. Establish elevations, lines, and levels, utilizing recognized engineering survey practices.

F. Submit a copy of site drawings and certificate signed by the Land Surveyor that the elevations and locations of the Work are in conformance with the Contract Documents.

G. Maintain a complete and accurate log of control and survey work as it progresses.

H. If required by the Owner, on completion of foundation walls and major site improvements, prepare a certified survey illustrating dimensions, locations, angles, and elevations of construction and site work.

I. Protect survey control points prior to starting site work; preserve permanent reference point during construction.

J. Promptly report to Design Agent the loss or destruction of any reference point or relocation required because of changes in grades or other reasons.

K. Replace dislocated survey control point based on original survey control. Make no changes without prior written notice to Design Agent.

1.5 PROTECTION OF ADJACENT CONSTRUCTION

A. Protect existing adjacent properties and provide special protection where specified in individual Specification Sections.

B. Provide protective coverings at wall, projections, jambs, sills, and soffits of existing openings.

C. Protect existing finished floors, stairs, and other existing surfaces from traffic, dirt, wear, damage, or movement of heavy objects, by protecting with durable sheet materials.

D. Cover and protect furnishings, materials and equipment within the spaces receiving new work. Move items as necessary to install new work and return them to original locations at the close of construction in that area.

E. Repair adjacent properties damaged by construction operations to original condition to the satisfaction of the Owner.

F. Prohibit unnecessary traffic from existing landscaped areas.

G. Restore grassed landscaped areas damaged by construction operations to full healthy growth, by installing loam and sod to the requirements, and under the supervision of, the University's Associate Director of Lands and Grounds.

1.6 CUTTING AND PATCHING

A. Employ skilled and experienced installers to perform cutting and patching.

B. Submit written request in advance of cutting or altering elements which affect:

1. Structural integrity of element.
2. Integrity of weather-exposed or moisture-resistant elements.
3. Efficiency, maintenance, or safety of element.

4. Visual qualities of sight-exposed elements.
5. Existing construction, or Work of separate contractor.

C. Execute cutting, fitting, and patching including excavation and fill, to complete Work, and to:
1. Fit the several parts together, to integrate with other Work.
2. Uncover Work to install or correct ill-timed Work.
3. Remove and replace defective and non-conforming Work.
4. Remove samples of installed Work for testing.
5. Provide openings in elements of Work for penetrations of mechanical and electrical Work.

D. Execute Work by methods that will avoid damage to other Work, and provide proper surfaces to receive patching and finishing.

E. Cut masonry, concrete, and other rigid materials using masonry saw or core drill.

F. Remove ceiling tiles as necessary to access areas of work. Store and replace carefully to avoid damage. Replace all ceiling tiles damaged during the work with new tiles to match. Repair ACT grid damaged during the work in accordance with this section.

G. Restore Work with new Products in accordance with requirements of Contract Documents.

H. Fit Work tight to pipes, sleeves, ducts, conduits, and other penetrations through surfaces.

I. Maintain integrity of wall, ceiling, or floor construction; completely seal voids.

J. At penetration of fire rated partitions, ceiling, or floor construction, completely seal voids with fire rated or fire resistant material in accordance with Specifications, to full thickness of the penetrated element.

K. Refinish surfaces to match adjacent finishes. For continuous surfaces, refinish to nearest intersection; for an assembly, refinish entire unit.

L. Identify any hazardous substance or conditions exposed during the Work to the Owner and Design Agent for decision or remedy.

M. See General Conditions for additional requirements.

1.7 SPECIAL PROCEDURES

A. Materials: As specified in product Sections; match existing with new products, or salvaged products as appropriate, for patching and extending work.

B. Employ skilled and experienced installer to perform alteration work.

C. Cut, move, or remove items as necessary for access to alterations and renovation Work. Replace and restore at completion.

D. Remove unsuitable material not marked for salvage, such as rotted wood, corroded metals, and deteriorated masonry and concrete. Replace materials as specified for finished Work.

E. Remove debris and abandoned items from area and from concealed spaces.

F. Prepare surface and remove surface finishes to provide installation of new Work and finishes.

G. Close openings in exterior surfaces to protect existing Work from weather and extremes of temperature and humidity.

H. Remove, cut, and patch Work in a manner to minimize damage and to provide means of restoring products and finishes to original or specified condition.

I. Refinish existing visible surfaces to remain in renovated rooms and spaces to specified condition for each material, with a neat transition to adjacent finishes.

J. Where new Work abuts or aligns with existing, provide a smooth and even transition. Patch Work to match existing adjacent Work in texture and appearance.

K. When finished surfaces are cut so that a smooth transition with new Work is not possible, terminate existing surface along a straight line at a natural line of division and submit recommendation to Design Agent for review.

L. Where a change of plane of 1/4 inch or more occurs, submit recommendation for providing a smooth transition to Design Agent for review.

M. Trim existing doors as necessary to clear new floor finish. Refinish trim as required.

N. Patch or replace portions of existing surfaces which are damaged, or showing other imperfections.

O. Finish surfaces as specified in individual product Sections, or as indicated on the Drawings.

1.8 STARTING AND ADJUSTING OF SYSTEMS

A. Coordinate schedule for starting and adjusting of various equipment and systems.

B. Notify Design Agent and Owner seven days prior to starting and adjusting of each item.

C. Verify that each piece of equipment or system has been checked for proper lubrication, drive rotation, belt tension, control sequence, or other conditions which may cause damage.

D. Verify that tests, meter readings and specified electrical characteristics agree with those required by the equipment or system manufacturer.

E. Verify wiring and support components for equipment are complete and tested.

F. Execute starting and adjusting under supervision of responsible Contractor's personnel or manufacturer's representative, in accordance with manufacturer's instructions.

G. Adjust operating Products and equipment to ensure smooth and unhindered operation.

H. When specified in individual specifications Section, require manufacturer to provide authorized representative to be present at the site to inspect, check, and approve equipment or system installation prior to starting, and to supervise placing of equipment or system in operation.

I. Submit a written report in accordance with Section 01 40 00 that equipment or system has been properly installed and is functioning correctly.

1.9 DEMONSTRATION AND INSTRUCTIONS

A. Demonstrate operation and maintenance of Products to Owner's personnel two weeks prior to date of Substantial Completion.

B. For equipment or systems requiring seasonal operation, perform demonstration for other season within six months.

C. Utilize operation and maintenance manuals as basis for instruction. Review contents of manuals with Owner's personnel in detail to explain all aspects of operation and maintenance.

D. Demonstrate start-up, operation, control, adjustment, trouble shooting, servicing, maintenance, and shutdown of each item of equipment at scheduled or agreed upon times, at equipment or system location.

E. Prepare and insert additional data in operations and maintenance manuals when need for additional data becomes apparent during instruction.

1.10 TESTING, ADJUSTING, AND BALANCING

A. Submit, for the Owner's approval, the name of an independent firm to perform testing, adjusting and balancing of systems. The independent firm's services will be paid for by the Contractor.

B. The independent firm will perform services specified in individual specifications Sections.

C. Reports will be submitted by the independent firm to the Design Agent and the Owner indicating observations and test results, indicating compliance or non-compliance with specified requirements and with the requirements of the Contract Documents.

1.11 PROTECTING INSTALLED CONSTRUCTION

A. Protect installed Work and provide special protection where specified in individual specification sections.

1. IT wires shall not be painted. IT wires, faceplates, racks and other components shall be fully protected during painting activities. IT wires which have been painted or exposed to paint splatter shall be replaced and terminated at no cost to the Owner upon request.

B. Provide temporary and removable protection for installed products. Control activity in immediate work area to prevent damage.

C. Provide protective coverings at walls, projections, jambs, sills, and soffits of openings.

D. Protect finished floors, stairs, and other surfaces from traffic, dirt, wear, damage, or movement of heavy objects, by protecting with durable sheet materials.

E. Repair or replace installed Work damaged by construction operations, as directed by the Design Agent.

PART 2 - PRODUCTS – NOT USED

PART 3 - EXECUTION – NOT USED

END OF SECTION

01 74 00 – WASTE MANAGEMENT

PART 1 - GENERAL

1.1 WASTE MANAGEMENT REQUIREMENTS

A. Owner requires that this project generate the least amount of trash and waste possible.

B. Employ processes that ensure the generation of as little waste as possible due to error, poor planning, breakage, mishandling, contamination, or other factors.

C. Minimize trash/waste disposal in landfills; reuse, salvage, or recycle as much waste as economically feasible.

D. Required Recycling, Salvage, and Reuse: The following may not be disposed of in landfills or by incineration:

1. Aluminum and plastic beverage containers.
2. Corrugated cardboard.
3. Wood pallets.
4. Clean dimensional wood: May be used as blocking or furring.
5. Land clearing debris, including brush, branches, logs, and stumps.
6. Metals, including packaging banding, metal studs, sheet metal, structural steel, piping, reinforcing bars, door frames, and other items made of steel, iron, galvanized steel, stainless steel, aluminum, copper, zinc, lead, brass, and bronze.
7. Glass.
8. Gypsum drywall and plaster.
9. Plastic buckets.
10. Paper, including wrapping, newsprint, and office.

E. Contractor shall submit periodic Waste Disposal Reports; all landfill disposal, incineration, recycling, salvage, and reuse must be reported regardless of to whom the cost or savings accrues; use the same units of measure on all reports. Submit in accordance with Section 01 33 00.

F. Contractor shall develop and follow a Waste Management Plan designed to implement these requirements.

G. Methods of trash/waste disposal that are not acceptable are:

1. Burning on the project site.
2. Burying on the project site.
3. Dumping or burying on other property, public or private.
4. Other illegal dumping or burying.

H. Regulatory Requirements: Contractor is responsible for knowing and complying with regulatory requirements, including but not limited to Federal, state and local requirements, pertaining to legal disposal of all construction and demolition waste materials.

1.2 RELATED REQUIREMENTS

A. Section 01 30 00 - Administrative Requirements: Additional requirements for project meetings, reports, submittal procedures, and project documentation.

B. Section 01 50 00 - Temporary Facilities and Controls: Additional requirements related to trash/waste collection and removal facilities and services.

C. Section 01 60 00 - Product Requirements: Waste prevention requirements related to delivery, storage, and handling.

D. Section 01 70 00 - Execution Requirements: Trash/waste prevention procedures related to demolition, cutting and patching, installation, protection, and cleaning.

1.3 DEFINITIONS

A. Clean: Untreated and unpainted; not contaminated with oils, solvents, caulk, or the like.

B. Construction and Demolition Waste: Solid wastes typically including building materials, packaging, trash, debris, and rubble resulting from construction, remodeling, repair and demolition operations.

C. Hazardous: Exhibiting the characteristics of hazardous substances, i.e., ignitibility, corrosivity, toxicity or reactivity.

D. Nonhazardous: Exhibiting none of the characteristics of hazardous substances, i.e., ignitibility, corrosivity, toxicity, or reactivity.

E. Nontoxic: Neither immediately poisonous to humans nor poisonous after a long period of exposure.

F. Recyclable: The ability of a product or material to be recovered at the end of its life cycle and remanufactured into a new product for reuse by others.

G. Recycle: To remove a waste material from the project site to another site for remanufacture into a new product for reuse by others.

H. Recycling: The process of sorting, cleansing, treating and reconstituting solid waste and other discarded materials for the purpose of using the altered form. Recycling does not include burning, incinerating, or thermally destroying waste.

I. Return: To give back reusable items or unused products to vendors for credit.

J. Reuse: To reuse a construction waste material in some manner on the project site.

K. Salvage: To remove a waste material from the project site to another site for resale or reuse by others.

L. Sediment: Soil and other debris that has been eroded and transported by storm or well production run-off water.

M. Source Separation: The act of keeping different types of waste materials separate beginning from the first time they become waste.

N. Toxic: Poisonous to humans either immediately or after a long period of exposure.

O. Trash: Any product or material unable to be reused, returned, recycled, or salvaged.

P. Waste: Extra material or material that has reached the end of its useful life in its intended use. Waste includes salvageable, returnable, recyclable, and reusable material.

PART 2 - PRODUCTS (NOT USED)

PART 3 - EXECUTION

3.1 WASTE MANAGEMENT PROCEDURES

A. See Section 01 10 00 for list of items to be salvaged from the existing building for relocation in project or for Owner.

B. See Section 01 30 00 for additional requirements for project meetings, reports, submittal procedures, and project documentation.

C. See Section 01 50 00 for additional requirements related to trash/waste collection and removal facilities and services.

D. See Section 01 60 00 for waste prevention requirements related to delivery, storage, and handling.

E. See Section 01 70 00 for trash/waste prevention procedures related to demolition, cutting and patching, installation, protection, and cleaning.

3.2 WASTE MANAGEMENT PLAN IMPLEMENTATION

A. Instruction: Provide on-site instruction of appropriate separation, handling, and recycling, salvage, reuse, and return methods to be used by all parties at the appropriate stages of the project.

B. Meetings: Discuss trash/waste management goals and issues at project meetings.
   1. Pre-bid meeting.
   2. Pre-construction meeting.
   3. Regular job-site meetings.

C. Facilities: Provide specific facilities for separation and storage of materials for recycling, salvage, reuse, return, and trash disposal, for use by all contractors and installers.
   1. Provide containers as required.
   2. Provide adequate space for pick-up and delivery and convenience to subcontractors.
   3. Keep recycling and trash/waste bin areas neat and clean and clearly marked in order to avoid contamination of materials.

D. Hazardous Wastes: Separate, store, and dispose of hazardous wastes according to applicable regulations.

E. Recycling: Separate, store, protect, and handle at the site identified recyclable waste products in order to prevent contamination of materials and to maximize recyclability of identified materials. Arrange for timely pickups from the site or deliveries to recycling facility in order to prevent contamination of recyclable materials.

F. Reuse of Materials On-Site: Set aside, sort, and protect separated products in preparation for reuse.

G. Salvage: Set aside, sort, and protect products to be salvaged for reuse off-site.

END OF SECTION

01 77 00 – CLOSEOUT REQUIREMENTS

PART 1 - GENERAL

1.1 SECTION INCLUDES

A. Closeout procedures and submittals.

B. Quality assurance.

C. Maintenance service.

D. Owner’s Manual

1. Operations and maintenance manuals.
2. Materials and finishes manuals.
3. Equipment and systems manuals.

E. Spare parts and maintenance materials.

F. Product warranties and product bonds.

G. Project Record documents.

1.2 RELATED REQUIREMENTS

A. Section 01 30 00 - Administrative Requirements: Submittals procedures, shop drawings, product data, and samples.

B. Individual Product Sections: Specific requirements for operation and maintenance data.

C. Individual Product Sections: Warranties required for specific products or Work.

1.3 CLOSEOUT PROCEDURES AND SUBMITTALS

A. The Owner will occupy all portions of the building after Substantial Completion as specified in Section 01 10 00.

B. Closeout Submittals

1. Submit a written certification that the Contract Documents have been reviewed, the Work has been inspected, and that the Work is complete in accordance with the Contract Documents and is ready for the Owner's review.
2. Provide submittals to Design Agent that are required by governing or other authorities, including abatement documentation, including but not limited to waste manifests, air clearance testing reports and other documentation correctly prepared as proscribed in the abatement plan. Failure to include correctly prepared abatement documentation will delay issuing of final payment.
3. Provide submittals to Design Agent that are required by the governing or other authorities, including the following closeout documents:
   a. AIA Document G706 - Contractor's Affidavit of Payment of Debts and Claims
   b. AIA Document G706A - Contractor's Affidavit of Release of Liens
   c. AIA Document G707 - Consent of Surety to Final payment
4. Submit final Application for Payment identifying total adjusted Contract Sum, previous payments, and sum remaining due.
5. Owner’s Manual
6. Spare Parts and Maintenance Products

7. Product Warranties and Product Bonds
8. Project Record Documents

1.4 QUALITY ASSURANCE

A. Employ personnel assembling submittals experienced in the maintenance and the operation of the described products and systems.

1.5 OWNER'S MANUAL

A. Submit the data for Operations and Maintenance, Materials and Finishes, and Equipment and Systems Manuals bound in 8-1/2 x 11 inch text pages, in minimum 2 inch size three D side ring commercial quality binders with durable cleanable plastic covers.

B. Prepare binder covers with the printed title of the manual, title of the project, and the subject matter of binder. Label each spine with the following: Building, project or facility name, OCP project number, submission date.

C. Submit two (2) copies of a preliminary draft of the proposed formats and outline of the contents before the start of work. The Design Agent and its consultants will review drafts and return one (1) copy with comments. For equipment, or component parts of equipment put into service during construction and operated by Owner, submit completed documents within ten (10) days after acceptance.

D. Submit one (1) copy of the completed volumes fifteen (15) days prior to final inspection for final review. This copy will be reviewed and returned after final inspection, with the Design Agent's comments. Revise the content of the document sets as required prior to final submission.

E. Submit three (3) sets of revised final volumes plus electronic copy in final form within ten (10) days after final inspection.

F. Internally subdivide the binder contents with permanent page dividers, logically organized as described below; with tab titling clearly printed under reinforced laminated plastic tabs.

1. Equipment List
   a. Provide a summary list of all equipment installed during the work: provide a list in Microsoft Excel of installed equipment, including make, model name, model number, serial number, location and area served. Include names, addresses and telephone numbers of Subcontractors and suppliers, including local source of supplies and replacement parts.
   b. Product Data: Mark each sheet to clearly identify specific products and component parts, and data applicable to installation. Delete inapplicable information.
   c. Each Item of Equipment and Each System: Include a description of the unit or system, and the component parts. Identify the function, normal operating characteristics, and limiting conditions. Include performance curves, with priming data and tests, and complete nomenclature and model number of replaceable parts.
   d. Panelboard Circuit Directories: Provide electrical service characteristics, controls, and communications; typed.
   e. Include color-coded wiring diagrams as installed.
   f. Operating Procedures: Include start-up, break-in, and routine normal operating instructions and sequences. Include regulation, control, stopping, shutdown, and emergency instructions. Include summer, winter, and special operating instructions.
   g. Maintenance Requirements: Include routine procedures and guide for preventative maintenance and troubleshooting; disassembly, repair, and reassembly instructions; and alignment, adjusting, balancing, and checking instructions.

h. Include a servicing and lubricating schedule, and a list of lubricants required.
i. Include the manufacturer's printed operation and maintenance instructions.
j. Include sequence of operation by the controls manufacturer.
k. Include the original manufacturer's parts list, illustrations, assembly drawings, and diagrams required for maintenance.
l. Include control diagrams by the controls manufacturer as installed.
m. Include the Contractor's coordination drawings, with color-coded piping diagrams as installed.
n. Include charts of valve tag numbers, with the location and function of each valve, keyed to the flow and control diagrams.
o. Include a list of the original manufacturer's spare parts, current prices, and recommended quantities to be maintained in storage.
p. Include test and balancing reports as specified in Section 01 40 00.
q. Additional Requirements: As specified in the individual product specification Sections.

2. Operations and Maintenance Manuals
   a. **Part 1:** Directory, listing the names, addresses, and telephone numbers of the Design Agent, its Consultants, Contractor, Subcontractors, and major equipment suppliers.
   b. **Part 2:** Operation and maintenance instructions arranged by system and subdivided by the specification Section. For each category, identify the names, addresses, and telephone numbers of the Subcontractors and suppliers. Identify the following:
      1. Significant design criteria.
      2. List of equipment.
      3. Parts list for each component.
      4. Operating instructions.
      5. Maintenance instructions for equipment and systems.
      6. Maintenance instructions for [special] finishes, including recommended cleaning methods and materials, and special precautions identifying detrimental agents.
   c. **Part 3:** Project documents and certificates, including the following:
      1. Shop drawings and product data.
      2. Air and water balance reports.
      3. Certificates.
      4. Originals of warranties and bonds.
3. Materials and Finishes Schedule
   a. Building Products, Applied Materials, and Finishes: Include product data, with the catalog number, size, composition, and the color and texture designations. Include information for re- ordering custom manufactured products.
   b. Instruction for Care and Maintenance: include manufacturer's instructions for cleaning agents and methods, precautions against detrimental agents and methods, and a recommended schedule for cleaning and maintenance.
   c. Moisture Protection and Weather Exposed Products: Include product data listing applicable reference standards, chemical composition, and details of installation. Include recommendations for inspections, maintenance, and repair.
   d. Additional Requirements: As specified in the individual product specification Sections.
   e. Include a listing in the Table of Contents for design data, with a tabbed flysheet and a space for the insertion of data.

4. Drawings: Provide with reinforced punched binder tab. Bind in with the text; fold the larger drawings to the size of the text pages.

1.6 SPARE PARTS AND MAINTENANCE PRODUCTS

A. Furnish spare parts, maintenance, and extra products (attic stock) in the quantities specified in the individual specification Sections.

B. Deliver to the Project site and place in a location as directed by the Owner; obtain a receipt prior to final payment.

1.7 PRODUCT WARRANTIES AND PRODUCT BONDS

A. Warranty period shall commence at date of substantial completion.

B. Obtain warranties and bonds, executed in duplicate by responsible Subcontractors, suppliers, and manufacturers, within 10 days after completion of the applicable item of work. Except for items put into use with Owner's permission, leave date of beginning of time of warranty until the Date of Substantial completion is determined.

C. Retain warranties and bonds until time specified for submittal.

D. Execute and assemble the transferable warranty documents and bonds from the subcontractors, suppliers, and manufacturers.

E. Verify that the documents are in the proper form, contain full information, and are notarized.

F. Include in the Operations and Maintenance Manuals within the appropriate material specification section, indexed separately on Table of Contents.

G. Closeout Submittals Warranties and Bonds:

1. For equipment or component parts of equipment put into service during construction with Owner's permission, submit documents within 10 days after acceptance.
2. Make other submittals within 10 days after Date of Substantial Completion, prior to final Application for Payment.
3. For items of Work for which acceptance is delayed beyond Date of Substantial Completion, submit within 10 days after acceptance, listing the date of acceptance as the beginning of the warranty period.

1.8 PROJECT RECORD DOCUMENTS

A. Maintain on the site one set of the following record documents; record actual revisions of the Work for all trades:

1. Drawings.
2. Specifications.
3. Addenda.
4. Change Orders and other modifications to the Contract.
5. Reviewed Shop Drawings, Product Data, and Samples.
6. Manufacturer's instructions for assembly, installation, and adjusting.

B. Ensure the entries are complete and accurate, enabling future reference by the Owner.

C. Store the record documents separate from the documents used for construction.

D. Record information concurrent with the construction progress, not less than weekly.

E. Specifications: Legibly mark and record at each product Section description of the actual products installed, including the following:

1. Manufacturer's name and product model and number.
2. Product substitutions or alternates utilized.
3. Changes made by Addenda and modifications.

F. Record Drawings and Shop Drawings: Legibly mark each item to record the actual construction including:

1. Measured horizontal and vertical locations of the underground utilities and appurtenances, referenced to permanent surface improvements. Include the locations and description of any existing utility lines and other existing installations of any kind or description encountered during construction. Note all changes in size, material, location, and elevation of all new or abandoned underground utility lines and pertinent work, including site grading. Document topography and drainage changes. Show the location of all valves, manholes, etc. and include dimensions to permanent features such as building corners. Note direction of each new valve opening. Show clearances between new utilities and existing crossed lines. Locate all bends, thrust blocks, and other restraints.
2. The placement, size, and type of any fire extinguishers.
3. Measured locations of internal utilities and appurtenances concealed in the construction.
4. Field changes of dimension and detail.
5. Details not on the original Contract drawings.

G. Legibly marked Specifications, and legibly marked Record Drawings and Shop Drawings shall constitute the Project Record Documents in paper form.

H. Closeout Submittals: Project Record Documents: Submit documents to Architect with claim for final Application for Payment.

1. Submit two (2) electronic copies and one (1) print copy of all documents.
2. At completion of the Work of the Contract, the Contractor shall retain competent drafting personnel to transfer the information from the Project Record Documents in paper form to editable electronic formats to create “As-Built” Documents on base files provided by the Design Agent. The record construction drawings shall be produced in both AutoCAD format plus a record PDF copy of each drawing. AutoCAD files shall include all XREF, font, image, shape, and plot files. PDF files shall be saved full sheet size. The record Project Manual shall be in Microsoft Word form plus a record PDF of the entire manual. The electronic media containing this information will constitute the Project Record Documents in digital form, sometimes referred to as the “As-Built” Documents. Acceptable media are write-protected CD-R format discs or flash drives. Submit one full size printed set of drawings and specifications on 20 lb. white bond made from the As-Built files in addition to the electronic media.
3. Associated materials including but not limited to the following are also required to be submitted at project close-out: shop drawings and cut sheets, RFIs, correspondence and meeting minutes, LEED scorecards, construction progress photographs, DEM permits including generator permits, certificates including Final Certificate of Occupancy, boiler and elevator certificates, easement rights, National Grid Rebate Applications, test and inspection documentation including fire pump test data, asbestos abatement plans and manifests. These materials may be submitted in either paper or PDF digital format, organized by specification number, and clearly labeled. If paper copies are submitted, each box must be clearly labeled as to specific contents.
4. If the project required geotechnical, archeological, or other miscellaneous studies or other reports, these shall also be submitted as Record Document in either paper or digital format.

I. Labeling: In all cases, paper or digital submissions must contain the following information: Building, project or facility name, OCP Project number, submission date, and specific content index.

J. No review or receipt of Project Record Documents by the Design Agent or the Owner shall be interpreted as a waiver of any deviation from the Contract Documents or Shop Drawings, or in any way relieve the Contractor from responsibility to perform the Work in accordance with the Contract Documents and the Shop Drawings.

K. Update the on-site Project Record Documents on a regular basis. Monthly payments will not be processed if Project Record Documents are not maintained up to date

PART 2 - PRODUCTS

2.1 MATERIALS

A. Cleaning Agents: Use cleaning materials and agents recommended by manufacturer or fabricator of the surface to be cleaned. Do not use cleaning agents that are potentially hazardous to health or property or that might damage finished surfaces.

1. Use cleaning products that comply with Green Seal's GS-37, or if GS-37 is not applicable, use products that comply with the California Code of Regulations maximum allowable VOC levels.

PART 3 - EXECUTION

3.1 FINAL CLEANING

A. General: Perform final cleaning prior to owner taking occupancy. Conduct cleaning and waste-removal operations to comply with local laws and ordinances and Federal and local environmental and antipollution regulations.

B. Cleaning: Employ experienced workers or professional cleaners for final cleaning. Clean each surface or unit to condition expected in an average commercial building cleaning and maintenance program. Comply with manufacturer's written instructions.

1. Complete the following cleaning operations before requesting inspection for certification of Substantial Completion for entire Project or for a designated portion of Project:

a. Clean Project site, yard, and grounds, in areas disturbed by construction activities, including landscape development areas, of rubbish, waste material, litter, and other foreign substances.

b. Sweep paved areas broom clean. Remove petrochemical spills, stains, and other foreign deposits.

c. Rake grounds that are not planted, mulched, or paved to a smooth, even-textured surface.

d. Remove tools, construction equipment, machinery, and surplus material from Project site.

e. Remove snow and ice to provide safe access to building.

f. Clean exposed exterior and interior hard-surfaced finishes to a dirt-free condition, free of stains, films, and similar foreign substances. Avoid disturbing natural weathering of exterior surfaces. Restore reflective surfaces to their original condition.

g. Remove debris and surface dust from limited access spaces, including roofs, plenums, shafts, trenches, equipment vaults, manholes, attics, and similar spaces.

h. Sweep concrete floors broom clean in unoccupied spaces.

i. Vacuum carpet and similar soft surfaces, removing debris and excess nap; clean according to manufacturer's recommendations if visible soil or stains remain.

j. Clean transparent materials, including mirrors and glass in doors and windows. Remove glazing compounds and other noticeable, vision-obscuring materials. Polish mirrors and glass, taking care not to scratch surfaces.

k. Remove labels that are not permanent.

l. Revise subparagraphs below to suit Project. Check for conflict or duplication with provisions in other Sections.

m. Wipe surfaces of mechanical and electrical equipment**,** elevator equipment, and similar equipment. Remove excess lubrication, paint and mortar droppings, and other foreign substances.

n. Clean plumbing fixtures to a sanitary condition, free of stains, including stains resulting from water exposure.

o. Replace disposable air filters and clean permanent air filters. Clean exposed surfaces of diffusers, registers, and grills.

p. First subparagraph below describes a major work item that requires coordination with other closeout procedures.

q. Clean ducts, blowers, and coils if units were operated without filters during construction or that display contamination with particulate matter on inspection.

r. Retain first subparagraph below in environments with demanding HVAC system cleaning standards or for special contamination issues. Coordinate with the requirements of sustainable design requirements specified in Section Series 018113 "Sustainable Design Requirements." Below adds significantly to cleaning cost.

. Clean HVAC system in compliance with drawings. Provide written report on completion of cleaning.

s. Clean light fixtures, lamps, globes, and reflectors to function with full efficiency.

t. Clean refrigerators (inside and out) and all other areas/ items to remain, regardless of other work performed in that location. If cleaning is not performed to the satisfaction of the owner, the contractor will be back charged for any additional cleaning costs.

u. Leave Project clean and ready for occupancy.

C. Pest Control: Comply with pest control requirements in Section 015000 "Temporary Facilities and Controls." Prepare written report.

D. Construction Waste Disposal: Comply with waste disposal requirements in Section 015000 "Temporary Facilities and Controls.

3.2 REPAIR OF THE WORK

A. Complete repair and restoration operations before requesting inspection for determination of Substantial Completion.

B. Repair, or remove and replace, defective construction. Repairing includes replacing defective parts, refinishing damaged surfaces, touching up with matching materials, and properly adjusting operating equipment. Where damaged or worn items cannot be repaired or restored, provide replacements. Remove and replace operating components that cannot be repaired. Restore damaged construction and permanent facilities used during construction to specified condition.

1. Remove and replace chipped, scratched, and broken glass, reflective surfaces, and other damaged transparent materials.
2. Touch up and otherwise repair and restore marred or exposed finishes and surfaces. Replace finishes and surfaces that that already show evidence of repair or restoration.

a. Do not paint over "UL" and other required labels and identification, including mechanical and electrical nameplates. Remove paint applied to required labels and identification.

3. Replace parts subject to operating conditions during construction that may impede operation or reduce longevity.
4. Replace burned-out bulbs, bulbs noticeably dimmed by hours of use, and defective and noisy starters in fluorescent and mercury vapor fixtures to comply with requirements for new fixtures.

END OF SECTION

SECTION 02 4100
DEMOLITION

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Selective demolition of building elements for alteration purposes.

B. Abandonment and removal of existing utilities.

1.02 RELATED REQUIREMENTS

A. Section 01 1000 - Summary: Limitations on Contractor's use of site and premises.

B. Section 01 1000 - Summary: Description of items to be salvaged or removed for re-use by Contractor.

C. Section 01 6000 - Product Requirements: Handling and storage of items removed for salvage and relocation.

1.03 REFERENCE STANDARDS

A. 29 CFR 1926 - U.S. Occupational Safety and Health Standards; current edition.

B. NFPA 241 - Standard for Safeguarding Construction, Alteration, and Demolition Operations; 2013.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Utilization Plan Plan: Showing:
   1. Location of dust protection.
   2. Areas for temporary construction and field offices.
   3. Areas for temporary placement of removed materials.

C. Project Record Documents: Accurately record actual locations of capped and active utilities and subsurface construction.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION

3.01 SCOPE

A. Remove portions of existing building as required for installation of new work and/or as shown on the Contract Documents.

B. Remove other items indicated, for salvage, relocation, and recycling.

C. Provide bracing and shoring for all elements to remain.

3.02 GENERAL PROCEDURES AND PROJECT CONDITIONS

A. Comply with applicable codes and regulations for demolition operations and safety of adjacent structures and the public.
   1. Obtain required permits.
   2. Take precautions to prevent catastrophic or uncontrolled collapse of structures to be removed; do not allow worker or public access within range of potential collapse of unstable structures.
   3. Provide, erect, and maintain temporary barriers and security devices.

4. Use physical barriers to prevent access to areas that could be hazardous to workers or the public.
5. Conduct operations to minimize effects on and interference with adjacent structures and occupants.
6. Do not close or obstruct roadways or sidewalks without permit.
7. Conduct operations to minimize obstruction of public and private entrances and exits; do not obstruct required exits at any time; protect persons using entrances and exits from removal operations.

B. Do not begin removal until receipt of notification to proceed from Owner.

C. Do not begin removal until built elements to be salvaged or relocated have been removed.

D. Do not begin removal until vegetation to be relocated has been removed and specified measures have been taken to protect vegetation to remain.

E. Protect existing structures and other elements that are not to be removed.
1. Provide bracing and shoring for all building elements to remain including elements above the existing ceiling.
2. Prevent movement or settlement of adjacent structures.
3. Stop work immediately if adjacent structures appear to be in danger.

F. Minimize production of dust due to demolition operations; do not use water if that will result in ice, flooding, sedimentation of public waterways or storm sewers, or other pollution.

G. If hazardous materials are discovered during removal operations, stop work and notify Architect and Owner; hazardous materials include regulated asbestos containing materials, lead, PCB's, and mercury.

H. Perform demolition in a manner that maximizes salvage and recycling of materials.
1. Dismantle existing construction and separate materials.
2. Set aside reusable, recyclable, and salvageable materials; store and deliver to collection point or point of reuse.

I. Partial Removal of Paving and Curbs: Neatly saw cut at right angle to surface.

3.03 EXISTING UTILITIES

A. Coordinate work with utility companies; notify before starting work and comply with their requirements; obtain required permits.

B. Protect existing utilities to remain from damage.

C. Do not disrupt public utilities without permit from authority having jurisdiction.

D. Do not close, shut off, or disrupt existing life safety systems that are in use without at least 7 days prior written notification to Owner.

E. Do not close, shut off, or disrupt existing utility branches or take-offs that are in use without at least 3 days prior written notification to Owner.

F. Locate and mark utilities to remain; mark using highly visible tags or flags, with identification of utility type; protect from damage due to subsequent construction, using substantial barricades if necessary.

G. Remove exposed piping, valves, meters, equipment, supports, and foundations of disconnected and abandoned utilities.

H. Prepare building demolition areas by disconnecting and capping utilities outside the demolition zone; identify and mark utilities to be subsequently reconnected, in same manner as other utilities to remain.

3.04 SELECTIVE DEMOLITION FOR ALTERATIONS

A. Drawings showing existing construction and utilities are based on casual field observation and existing record documents only.
1. Verify that construction and utility arrangements are as shown.
2. Report discrepancies to Architect before disturbing existing installation.

3. Beginning of demolition work constitutes acceptance of existing conditions that would be apparent upon examination prior to starting demolition.

B. Separate areas in which demolition is being conducted from other areas that are still occupied.
   1. Provide, erect, and maintain temporary dustproof partitions to prevent dust and debris from impacting areas outside the project limits.

C. Remove existing work as indicated and as required to accomplish new work.
   1. Remove items indicated on drawings.

D. Services (Including but not limited to HVAC, Plumbing, Fire Protection, Electrical, and Telecommunications): Remove existing systems and equipment as indicated.
   1. Maintain existing active systems that are to remain in operation; maintain access to equipment and operational components.
   2. Where existing active systems serve occupied facilities but are to be replaced with new services, maintain existing systems in service until new systems are complete and ready for service.
   3. See Section 01 1000 for other limitations on outages and required notifications.
   4. Verify that abandoned services serve only abandoned facilities before removal.
   5. Remove abandoned pipe, ducts, conduits, low voltage wiring and equipment, including those above accessible ceilings; remove back to source of supply where possible, otherwise cap stub and tag with identification.

E. Protect existing work to remain.
   1. Prevent movement of structure; provide shoring and bracing if necessary.
   2. Perform cutting to accomplish removals neatly and as specified for cutting new work.
   3. Repair adjacent construction and finishes damaged during removal work.
   4. Patch as specified for patching new work.

3.05 DEBRIS AND WASTE REMOVAL

A. Remove debris, junk, and trash from site.

B. Leave site in clean condition, ready for subsequent work.

C. Clean up spillage and wind-blown debris from public and private lands.

END OF SECTION

SECTION 04 20 01
MASONRY VENEER

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Concrete Block Backing to match existing.

B. Salvaged Facing Brick.

C. Mortar.

D. Reinforcement and Anchorage.

E. Flashings.

F. Steel Lintels.

G. Accessories.

1.02 REFERENCE STANDARDS

A. ASTM A153/A153M - Standard Specification for Zinc Coating (Hot-Dip) on Iron and Steel Hardware; 2009.

B. ASTM A1064/A1064M - Standard Specification for Carbon-Steel Wire and Welded Wire Reinforcement, Plain and Deformed, for Concrete; 2015.

C. ASTM B370 - Standard Specification for Copper Sheet and Strip for Building Construction; 2012.

D. ASTM C90 - Standard Specification for Loadbearing Concrete Masonry Units; 2014.

E. ASTM C91/C91M - Standard Specification for Masonry Cement; 2012.

F. ASTM C216 - Standard Specification for Facing Brick (Solid Masonry Units Made From Clay or Shale); 2014.

G. ASTM C270 - Standard Specification for Mortar for Unit Masonry; 2014a.

H. ASTM C652 - Standard Specification for Hollow Brick (Hollow Masonry Units Made From Clay or Shale); 2014.

I. ASTM D226/D226M - Standard Specification for Asphalt-Saturated Organic Felt Used in Roofing and Waterproofing; 2009.

J. BIA Technical Notes No. 7 - Water Penetration Resistance – Design and Detailing; 2005.

K. BIA Techical Notes No. 28B - Brick Veneer/Steel Stud Walls; 2005.

L. BIA Technical Notes No. 46 - Maintenance of Brick Masonry; 2005.

M. UL (FRD) - Fire Resistance Directory; current edition.

1.03 SUBMITTALS

A. See Section 01 3000 - Administrative Requirements, for submittal procedures.

B. Product Data: Provide data for masonry units, fabricated wire reinforcement, and mortar.

C. Samples: Submit four samples of facing brick units to illustrate color, texture, and extremes of color range.

1.04 FIELD CONDITIONS

A. Maintain materials and surrounding air temperature to minimum 40 degrees F (5 degrees C) prior to, during, and 48 hours after completion of masonry work.

B. Maintain materials and surrounding air temperature to maximum 90 degrees F (32 degrees C) prior to, during, and 48 hours after completion of masonry work.

PART 2 PRODUCTS

2.01 CONCRETE MASONRY UNITS

A. Concrete Block: Comply with referenced standards and as follows:
   1. Size: Standard units with nominal face dimensions of 16 by 8 inches (400 by 200 mm) and nominal depth of 8 inches (200 mm).
   2. Load-Bearing Units: ASTM C90, normal weight.
   3. Match existing adjacent coursing and placement.

2.03 BRICK UNITS

A. Facing Brick: Match existing masonry.

2.04 MORTAR MATERIALS

A. Masonry Cement: ASTM C91/C91M Type N.

B. Water: Clean and potable.

2.05 REINFORCEMENT AND ANCHORAGE

A. Joint Reinforcement: Use ladder type joint reinforcement where vertical reinforcement is involved and truss type elsewhere, unless otherwise indicated.

B. Joint Reinforcement: Truss type; ASTM A1064/A1064M steel wire, hot dip galvanized after fabrication to ASTM A153/A153M, Class B; 0.1483 inch (3.8 mm) side rods with 0.1483 inch (3.8 mm) cross rods; width as required to provide not more than 1 inch (25 mm) and not less than 1/2 inch (13 mm) of mortar coverage on each exposure.

C. Masonry Veneer Anchors: 2-piece anchors that permit differential movement between masonry veneer and structural backup, hot dip galvanized to ASTM A 153/A 153M, Class B.
   1. Anchor plates: Not less than 0.075 inch (1.91 mm) thick, designed for fastening to structural backup through sheathing by two fasteners; provide design with legs that penetrate sheathing and insulation to provide positive anchorage.
   2. Wire ties: Manufacturer's standard shape, 0.1875 inch (4.75 mm) thick.
   3. Vertical adjustment: Not less than 3-1/2 inches (89 mm).

2.06 FLASHINGS

A. Copper: ASTM B370, 060 soft annealed; 20 oz/sq ft (0.7 mm thick); natural finish.

B. Prefabricated Metal Flashing: Smooth fabricated 12 oz/sq ft (3.66 kg/sq m) copper flashing for through-wall conditions.
   1. Manufacturers:
      a. Blok-Lok Limited: www.blok-lok.com.
      b. Hohmann & Barnard, Inc: www.h-b.com/sle.
      c. WIRE-BOND: www.wirebond.com.
      d. Substitutions: See Section 01 6000 - Product Requirements.

2.07 ACCESSORIES

A. Building Paper: ASTM D226/D226M, Type I ("No. 15") asphalt felt.

B. Weeps: Molded PVC grilles, insect resistant.
   1. Manufacturers:
      a. Blok-Lok Limited: www.blok-lok.com.
      b. Hohmann & Barnard, Inc: www.h-b.com/sle.
      c. WIRE-BOND: www.wirebond.com.

C. Cleaning Solution: Non-acidic, not harmful to masonry work or adjacent materials.

2.08 MORTAR MIXES

A. Mortar for Unit Masonry: ASTM C270, Proportion Specification.

1. Exterior, non-loadbearing masonry; Type N.

2.09 LINTELS

A. Steel Sections: ASTM A36/A36M.

B. Galvanizing of Structural Steel Members: Galvanize after fabrication to ASTM A123/A123M requirements. Provide minimum 1.7 oz/sq ft (530 g/sq m) galvanized coating.

C. Touch-Up Primer for Galvanized Surfaces: SSPC-Paint 20, Type I - Inorganic, complying with VOC limitations of authorities having jurisdiction.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that field conditions are acceptable and are ready to receive masonry.

B. Verify that related items provided under other sections are properly sized and located.

C. Verify that built-in items are in proper location, and ready for roughing into masonry work.

3.02 COURSING

A. Establish lines, levels, and coursing indicated. Protect from displacement.

B. Maintain masonry courses to uniform dimension. Form vertical and horizontal joints of uniform thickness.

C. Concrete Masonry Units:
1. Bond: Running.

D. Brick Units:
1. Bond: Running.

3.03 PLACING AND BONDING

A. Lay solid masonry units in full bed of mortar, with full head joints, uniformly jointed with other work.

B. Lay hollow masonry units with face shell bedding on head and bed joints.

C. Remove excess mortar as work progresses.

D. Perform job site cutting of masonry units with proper tools to provide straight, clean, unchipped edges. Prevent broken masonry unit corners or edges.

3.04 WEEPS/CAVITY VENTS

A. Install weeps in veneer walls at 24 inches (600 mm) on center horizontally above through-wall flashing, above shelf angles and lintels, and at bottom of walls.

3.05 REINFORCEMENT AND ANCHORAGE - MASONRY VENEER

A. Install horizontal joint reinforcement 16 inches (400 mm) on center.

B. Place masonry joint reinforcement in first and second horizontal joints above and below openings. Extend minimum 16 inches (400 mm) each side of opening.

C. Place continuous joint reinforcement in first and second joint below top of walls.

D. Lap joint reinforcement ends minimum 6 inches (150 mm).

E. Masonry Back-Up: Embed anchors to bond veneer at maximum 16 inches (400 mm) on center vertically and 36 inches (900 mm) on center horizontally. Place additional anchors at perimeter of openings and ends of panels, so maximum spacing of anchors is 8 inches (200 mm) on center.

3.06 MASONRY FLASHINGS

A. Whether or not specifically indicated, install masonry flashing to divert water to exterior at all locations where downward flow of water will be interrupted.

1. Extend flashings full width at such interruptions and at least 6 inches (152 mm), minimum, into adjacent masonry or turn up at least 8 inches (203 mm), minimum, to form watertight pan at non-masonry construction.
2. Remove or cover protrusions or sharp edges that could puncture flashings.
3. Seal lapped ends and penetrations of flashing before covering with mortar.

B. Extend metal flashings through exterior face of masonry and turn down to form drip.

C. Lap end joints of flashings at least 6 inches (152 mm), minimum, and seal watertight with flashing sealant/adhesive.

3.07 LINTELS

A. Install loose steel lintels over openings.

B. Maintain minimum 12 inch bearing on each side of opening.

3.08 TOLERANCES

A. Maximum Variation From Unit to Adjacent Unit: 1/16 inch (1.6 mm).

B. Maximum Variation from Plane of Wall: 1/4 inch in 10 ft (6 mm in 3 m) and 1/2 inch in 20 ft (13 mm in 6 m) or more.

C. Maximum Variation from Plumb: 1/4 inch (6 mm) per story non-cumulative; 1/2 inch (13 mm) in two stories or more.

D. Maximum Variation from Level Coursing: 1/8 inch in 3 ft (3 mm in 1 m) and 1/4 inch in 10 ft (6 mm in 3 m); 1/2 inch in 30 ft (13 mm in 9 m).

E. Maximum Variation of Mortar Joint Thickness: Head joint, minus 1/4 inch, plus 3/8 inch (minus 6.4 mm, plus 9.5 mm).

3.09 CUTTING AND FITTING

A. Cut and fit for pipes and conduit. Coordinate with other sections of work to provide correct size, shape, and location.

B. Obtain approval prior to cutting or fitting masonry work not indicated or where appearance or strength of masonry work may be impaired.

3.10 CLEANING

A. Remove excess mortar and mortar smears as work progresses.

B. Replace defective mortar. Match adjacent work.

C. Clean soiled surfaces with cleaning solution.

D. Use non-metallic tools in cleaning operations.

3.11 PROTECTION

A. Without damaging completed work, provide protective boards at exposed external corners that are subject to damage by construction activities.

END OF SECTION

SECTION 05 50 00
MISCELLANEOUS METALS

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Interior and exterior lintels at masonry walls.

B. Rooftop unit structure.

1.02 RELATED REQUIREMENTS

A. Section 09 9000: Painting and Coating.

1.03 REFERENCE STANDARDS

A. ASTM A36/A36M - Standard Specification for Carbon Structural Steel; 2014.

B. ASTM A53/A53M - Standard Specification for Pipe, Steel, Black and Hot-Dipped, Zinc-Coated, Welded and Seamless; 2012.

C. ASTM A123/A123M - Standard Specification for Zinc (Hot-Dip Galvanized) Coatings on Iron and Steel Products; 2015.

D. ASTM A325 - Standard Specification for Structural Bolts, Steel, Heat Treated, 120/105 ksi Minimum Tensile Strength; 2014.

E. ASTM A325M - Standard Specification for Structural Bolts, Steel, Heat Treated 830 MPa Minimum Tensile Strength (Metric); 2014.

F. ASTM A501/A501M - Standard Specification for Hot-Formed Welded and Seamless Carbon Steel Structural Tubing; 2014.

G. AWS A2.4 - Standard Symbols for Welding, Brazing, and Nondestructive Examination; American Welding Society; 2012.

H. AWS D1.1/D1.1M - Structural Welding Code - Steel; American Welding Society; 2015.

I. IAS AC172 - Accreditation Criteria for Fabricator Inspection Programs for Structural Steel; International Accreditation Service, Inc.; 2011.

J. SSPC-Paint 20 - Zinc-Rich Primers (Type I, "Inorganic," and Type II, "Organic"); Society for Protective Coatings; 2002 (Ed. 2004).

K. SSPC-SP 2 - Hand Tool Cleaning; Society for Protective Coatings; 1982 (Ed. 2004).

1.04 SUBMITTALS

A. See Section 01 3300 - Submittals, for submittal procedures.

B. Shop Drawings: Indicate profiles, sizes, connection attachments, reinforcing, anchorage, size and type of fasteners, and accessories. Include erection drawings, elevations, and details where applicable.

1. Indicate welded connections using standard AWS A2.4 welding symbols. Indicate net weld lengths.

C. Welders' Certificates: Submit certification for welders employed on the project, verifying AWS qualification within the previous 12 months.

D. Fabricator's Qualification Statement: Provide documentation showing steel fabricator is accredited under IAS AC172.

1.05 QUALITY ASSURANCE

A. B. Fabricator Qualifications: A qualified steel fabricator that is accredited by the International Accreditation Service (IAS) Fabricator Inspection Program for Structural Steel (AC172).

PART 2 PRODUCTS

2.01 MATERIALS - STEEL

A. Steel Sections: ASTM A36/A36M.

B. Steel Tubing: ASTM A501/A501M hot-formed structural tubing.

C. Plates: ASTM A283.

D. Bolts, Nuts, and Washers: ASTM A325 (ASTM A325M), Type 1, plain.

E. Welding Materials: AWS D1.1/D1.1M; type required for materials being welded.

F. Shop and Touch-Up Primer: SSPC-Paint 15, complying with VOC limitations of authorities having jurisdiction.

G. Touch-Up Primer for Galvanized Surfaces: SSPC-Paint 20, Type I - Inorganic, complying with VOC limitations of authorities having jurisdiction.

2.02 FABRICATION

A. Fit and shop assemble items in largest practical sections, for delivery to site.

B. Fabricate items with joints tightly fitted and secured.

C. Grind exposed joints flush and smooth with adjacent finish surface. Make exposed joints butt tight, flush, and hairline. Ease exposed edges to small uniform radius.

D. Supply components required for anchorage of fabrications. Fabricate anchors and related components of same material and finish as fabrication, except where specifically noted otherwise.

2.03 FINISHES - STEEL

A. Prime paint steel items.
   1. Exceptions: Galvanize items to be embedded in concrete, items to be imbedded in masonry, items specified for galvanized finish, including lintels in exterior walls.

B. Prepare surfaces to be primed in accordance with SSPC-SP2.

C. Clean surfaces of rust, scale, grease, and foreign matter prior to finishing.

D. Prime Painting: One coat.

E. Galvanizing of Structural Steel Members: Galvanize after fabrication to ASTM A123/A123M requirements. Provide minimum 1.7 oz/sq ft (530 g/sq m) galvanized coating.

F. Galvanizing of Non-structural Items: Galvanize after fabrication to ASTM A123/A123M requirements.

2.04 FABRICATION TOLERANCES

A. Squareness: 1/8 inch (3 mm) maximum difference in diagonal measurements.

B. Maximum Offset Between Faces: 1/16 inch (1.5 mm).

C. Maximum Misalignment of Adjacent Members: 1/16 inch (1.5 mm).

D. Maximum Bow: 1/8 inch (3 mm) in 48 inches (1.2 m).

E. Maximum Deviation From Plane: 1/16 inch (1.5 mm) in 48 inches (1.2 m).

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that field conditions are acceptable and are ready to receive work.

3.02 PREPARATION

A. Clean and strip primed steel items to bare metal where site welding is required.

B. Supply setting templates to the appropriate entities for steel items required to be cast into concrete or embedded in masonry.

3.03 INSTALLATION

A. Install items plumb and level, accurately fitted, free from distortion or defects.

B. Provide for erection loads, and for sufficient temporary bracing to maintain true alignment until completion of erection and installation of permanent attachments.

C. Field weld components as indicated on drawings.

D. Perform field welding in accordance with AWS D1.1/D1.1M.

E. Obtain approval prior to site cutting or making adjustments not scheduled.

F. After erection, prime welds, abrasions, and surfaces not shop primed, except surfaces to be in contact with concrete.

3.04 TOLERANCES

A. Maximum Variation From Plumb: 1/4 inch (6 mm) per story, non-cumulative.

B. Maximum Offset From True Alignment: 1/4 inch (6 mm).

C. Maximum Out-of-Position: 1/4 inch (6 mm).

END OF SECTION

SECTION 06 10 00
ROUGH CARPENTRY

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Non-structural dimension lumber framing.

B. Preservative treated wood materials.

C. Concealed wood blocking, nailers, roof curbs, and supports.

1.02 RELATED REQUIREMENTS

A. Section 09 2116 - Gypsum Board Assemblies.

B. Section 09 2216 - Non-Structural Metal Framing.

1.03 REFERENCE STANDARDS

A. AFPA (WFCM) - Wood Frame Construction Manual for One- and Two-Family Dwellings; American Forest and Paper Association; 2012.

B. ASTM A153/A153M - Standard Specification for Zinc Coating (Hot-Dip) on Iron and Steel Hardware; 2009.

C. AWPA U1 - Use Category System: User Specification for Treated Wood; American Wood Protection Association; 2012.

D. PS 20 - American Softwood Lumber Standard; National Institute of Standards and Technology, Department of Commerce; 2010.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Provide technical data on wood preservative materials and application instructions.

1.05 DELIVERY, STORAGE, AND HANDLING

A. General: Cover wood products to protect against moisture. Support stacked products to prevent deformation and to allow air circulation.

PART 2 PRODUCTS

2.01 GENERAL REQUIREMENTS

A. Dimension Lumber: Comply with PS 20 and requirements of specified grading agencies.

1. Species: Douglas Fir-Larch, unless otherwise indicated.
2. If no species is specified, provide any species graded by the agency specified; if no grading agency is specified, provide lumber graded by any grading agency meeting the specified requirements.
3. Grading Agency: Any grading agency whose rules are approved by the Board of Review, American Lumber Standard Committee (www.alsc.org) and who provides grading service for the species and grade specified; provide lumber stamped with grade mark unless otherwise indicated.

B. Lumber fabricated from old growth timber is not permitted.

2.02 DIMENSION LUMBER FOR CONCEALED APPLICATIONS

A. Sizes: As required for application.

B. Moisture Content: S-dry or MC19.

C. Miscellaneous Framing, Blocking, Nailers, Grounds, and Furring:
   1. Lumber: S4S, No. 2 or Standard Grade.
   2. Boards: Standard or No. 3.

2.03 ACCESSORIES

A. Fasteners and Anchors:
   1. Metal and Finish: Hot-dipped galvanized steel per ASTM A 153/A 153M for high humidity and preservative-treated wood locations, unfinished steel elsewhere.

2.04 FACTORY WOOD TREATMENT

A. Treated Lumber and Plywood: Comply with requirements of AWPA U1 - Use Category System for wood treatments determined by use categories, expected service conditions, and specific applications.
   1. Preservative-Treated Wood: Provide lumber and plywood marked or stamped by an ALSC-accredited testing agency, certifying level and type of treatment in accordance with AWPA standards.

B. Preservative Treatment:
   1. Manufacturers:
      a. Arch Wood Protection, Inc: www.wolmanizedwood.com.
      b. Viance, LLC: www.treatedwood.com.
      c. Osmose, Inc: www.osmose.com.
   2. Preservative Pressure Treatment of Lumber Above Grade: AWPA U1, Use Category UC3B, Commodity Specification A using waterborne preservative to 0.25 lb/cu ft (4.0 kg/cu m) retention.
      a. Kiln dry lumber after treatment to maximum moisture content of 19 percent.
      b. Treat lumber exposed to weather.
      c. Treat lumber in contact with roofing, flashing, or waterproofing.
      d. Treat lumber in contact with masonry or concrete.

PART 3 EXECUTION

3.01 PREPARATION

A. Where wood framing bears on cementitious foundations, install full width sill flashing continuous over top of foundation, lap ends of flashing minimum of 4 inches (100 mm) and seal.

B. Install sill gasket under sill plate of framed walls bearing on foundations; puncture gasket cleanly to fit tightly around protruding anchor bolts.

C. Coordinate installation of rough carpentry members specified in other sections.

3.02 INSTALLATION - GENERAL

A. Select material sizes to minimize waste.

B. Reuse scrap to the greatest extent possible; clearly separate scrap for use on site as accessory components, including: shims, bracing, and blocking.

C. Where treated wood is used on interior, provide temporary ventilation during and immediately after installation sufficient to remove indoor air contaminants.

3.03 FRAMING INSTALLATION

A. Set structural members level, plumb, and true to line. Discard pieces with defects that would lower required strength or result in unacceptable appearance of exposed members.

B. Make provisions for temporary construction loads, and provide temporary bracing sufficient to maintain structure in true alignment and safe condition until completion of erection and installation of permanent bracing.

C. Install structural members full length without splices unless otherwise specifically detailed.

D. Comply with member sizes, spacing, and configurations indicated, and fastener size and spacing indicated, but not less than required by applicable codes and AFPA Wood Frame Construction Manual.

E. Construct double joist headers at floor and ceiling openings and under wall stud partitions that are parallel to floor joists; use metal joist hangers unless otherwise detailed.

F. Frame wall openings with two or more studs at each jamb; support headers on cripple studs.

3.04 BLOCKING, NAILERS, AND SUPPORTS

A. Provide framing and blocking members as indicated or as required to support finishes, fixtures, specialty items, and trim.

B. In framed assemblies that have concealed spaces, provide solid wood fireblocking as required by applicable local code, to close concealed draft openings between floors and between top story and roof/attic space; other material acceptable to code authorities may be used in lieu of solid wood blocking.

C. In walls, provide blocking attached to studs as backing and support for wall-mounted items, unless item can be securely fastened to two or more studs or other method of support is explicitly indicated.

D. Where ceiling-mounting is indicated, provide blocking and supplementary supports above ceiling, unless other method of support is explicitly indicated.

3.05 ROOF-RELATED CARPENTRY

A. Coordinate installation of roofing carpentry with deck construction, framing of roof openings, and roofing assembly installation.

B. Provide wood curb at all roof openings except where prefabricated curbs are specified and where specifically indicated otherwise. Form corners by alternating lapping side members.

3.06 TOLERANCES

A. Framing Members: 1/4 inch (6 mm) from true position, maximum.

B. Variation from Plane (Other than Floors): 1/4 inch in 10 feet (2 mm/m) maximum, and 1/4 inch in 30 feet (7 mm in 10 m) maximum.

END OF SECTION

SECTION 06 41 00
ARCHITECTURAL WOOD CASEWORK

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Cabinets.

B. Reception Desk.

C. Bookshelves.

E. Countertops.

1.02 RELATED REQUIREMENTS

A. Section 06 1000 - Rough Carpentry: Support framing, grounds, and concealed blocking.

1.03 REFERENCE STANDARDS

A. ANSI A208.2 - American National Standard for Medium Density Fiberboard for Interior Use; 2009.

B. AWI (QCP) - Quality Certification Program, www.awiqcp.org; current edition at www.awiqcp.org.

C. AWI/AWMAC/WI (AWS) - Architectural Woodwork Standards; 2009.

D. BHMA A156.9 - American National Standard for Cabinet Hardware; Builders Hardware Manufacturers Association; 2010 (ANSI/BHMA A156.9).

E. NEMA LD 3 - High-Pressure Decorative Laminates; National Electrical Manufacturers Association; 2005.

F. PS 1 - Structural Plywood; 2009.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Shop Drawings: Indicate materials, component profiles, fastening methods, jointing details, and accessories.

1. Minimum Scale of Detail Drawings: 1-1/2 inch to 1 foot (1:8).
2. Provide the information required by AWI/AWMAC/WI Architectural Woodwork Standards.
3. Include certification program label.

C. Product Data: Provide data for hardware accessories.

D. Samples: Submit actual samples of architectural cabinet construction, minimum 12 inches (300 mm) square, illustrating proposed cabinet, countertop, and shelf unit substrate and finish.

E. Samples: Submit actual sample items of proposed pulls, hinges, shelf standards, and locksets, demonstrating hardware design, quality, and finish.

1.05 QUALITY ASSURANCE

A. Fabricator Qualifications: Company specializing in fabricating the products specified in this section with minimum five years of documented experience.

1. Accredited participant in the specified certification program prior to the commencement of fabrication and throughout the duration of the project.

1.06 DELIVERY, STORAGE, AND HANDLING

A. Protect units from moisture damage.

B. Provide temporary protective covers for items during delivery, installation, and until final acceptance of Project.

1.07 FIELD CONDITIONS

A. During and after installation of custom cabinets, maintain temperature and humidity conditions in building spaces at same levels planned for occupancy.

B. Verify that field measurements are as indicated on Shop Drawings.

PART 2 PRODUCTS

2.01 CABINETS

A. Quality Grade: Unless otherwise indicated provide products of quality specified by AWI//AWMAC/WI Architectural Woodwork Standards for Premium Grade.

B. Plastic Laminate Casework:
   1. Surfaces: Plastic laminate surface of exposed faces, edges and backs of cabinet doors with high pressure laminate materials conforming to NEMA LD3. Plastic laminate material shall be solid color throughout the thickness of the material. Cabinet interiors to have white melamine.
   2. Core: The core shall be plywood, close grained hardwood faced plywood, not less than 5-ply and graded not less than B-B, with both sides sanded.
   3. Backing Sheet: Backing sheet shall be not less than .020 inch balancing sheet plastic laminate. All laminated plastic laminated boards shall have backing sheets.
   4. Adhesive: Type I waterproof glue manufactured for veneering plastic laminate to core material.
   5. Fasteners and Accessories: Provide the required anchors, plates, clips, screws and accessories for a concealed fastening system and as required for a complete and finished installation.

C. Finish Cabinet Hardware:
   1. Provide finish hardware for cabinets as required to complete the work whether specified or not.
   2. Each cabinet door shall be provided with appropriate hinges, pull, catches and stops. Include key operated locks.
   3. Finish: The finish of all hardware shall be US32D or US26D.

2.02 WOOD-BASED COMPONENTS

A. Wood fabricated from old growth timber is not permitted.

2.03 LAMINATE MATERIALS

A. Manufacturers:
   1. Formica Corporation: www.formica.com.
   2. Lamin-Art, Inc.: www.laminart.com.
   3. Wilsonart International, Inc: www.wilsonart.com.

B. High Pressure Decorative Laminate (HPDL): NEMA LD 3, types as recommended for specific applications.

2.04 ACCESSORIES

A. Adhesive: Type recommended by fabricator to suit application.

B. Fasteners: Size and type to suit application.

C. Bolts, Nuts, Washers, Lags, Pins, and Screws: Of size and type to suit application; galvanized or chrome-plated finish in concealed locations and stainless steel or chrome-plated finish in exposed locations.

D. Concealed Joint Fasteners: Threaded steel.

E. Grommets: Standard plastic, painted metal, or rubber grommets for cut-outs, in color to match adjacent surface.

2.05 HARDWARE

A. Adjustable Shelf Supports: Standard side-mounted system using recessed metal shelf standards or multiple holes for pin supports and coordinated self rests, polished chrome finish, for nominal 1 inch (25 mm) spacing adjustments.

B. Door Pulls: Baldwin, Severin Fayerman Appliance Pull, Model #4358.150.

C. Hinges: Heavy Duty European style concealed self-closing type, steel with polished finish.

D. Door Lock: Heavy Duty cabinet locks by Haefele or equal.

2.06 GRAPHICS

C. Graphics:
   1. Provide lettering and logo for signage on walls as indicated on drawings.
   2. Sandblast or etch graphics or provide vinyl decals. If vinyl, color to be selected by architect.

PART 3 EXECUTION

3.01 FABRICATION

A. Assembly: Shop assemble cabinets for delivery to site in units easily handled and to permit passage through building openings.

B. Edging: Fit shelves, doors, and exposed edges with specified edging. Do not use more than one piece for any single length.

C. Fitting: When necessary to cut and fit on site, provide materials with ample allowance for cutting. Provide matching trim for scribing and site cutting.

D. Plastic Laminate: Apply plastic laminate finish in full uninterrupted sheets consistent with manufactured sizes. Fit corners and joints hairline; secure with concealed fasteners. Slightly bevel arises. Locate counter butt joints minimum 2 feet (600 mm) from sink cut-outs.
   1. Apply laminate backing sheet to reverse side of plastic laminate finished surfaces.

E. Provide cutouts for plumbing fixtures. Verify locations of cutouts from on-site dimensions. Prime paint cut edges.

3.02 EXAMINATION

A. Verify adequacy of backing and support framing.

B. Verify location and sizes of utility rough-in associated with work of this section.

3.03 INSTALLATION

A. Set and secure custom cabinets in place, assuring that they are rigid, plumb, and level.

B. Use fixture attachments in concealed locations for wall mounted components.

C. Use concealed joint fasteners to align and secure adjoining cabinet units.

D. Carefully scribe casework abutting other components, with maximum gaps of 1/32 inch (1 mm). Do not use additional overlay trim for this purpose.

E. Secure cabinets to floor using appropriate angles and anchorages.

F. Countersink anchorage devices at exposed locations. Conceal with solid wood plugs of species to match surrounding wood; finish flush with surrounding surfaces.

3.04 ADJUSTING

A. Adjust installed work.

B. Adjust moving or operating parts to function smoothly and correctly.

3.05 CLEANING

A. Clean casework, counters, shelves, hardware, fittings, and fixtures.

3.06 SCHEDULE

A. Laminate

1. PL-1	Formica	Naturelle Finish	Nepal Teak #7209K-78
1. PL-2	Formica	Naturelle Finish	Matte Pewter #6100

END OF SECTION

SECTION 07 5323

ETHYLENE-PROPYLENE-DIENE-MONOMER ROOFING (EPDM)

PART 1 GENERAL

1.01 SECTION INCLUDES

A. EPDM membrane roofing system, including all components specified.

B. Comply with the published recommendations and instructions of the roofing membrane manufacturer, at http://manual.fsbp.com.

C. Commencement of work by Contractor shall constitute acknowledgement by Contractor that this specification can be satisfactorily executed, under the project conditions and with all necessary prerequisites for warranty acceptance by roofing membrane manufacturer. No modification of the Contract Sum will be made for failure to adequately examine the Contract Documents or the project conditions.

1.02 RELATED REQUIREMENTS

A. Section 06 1000 - Rough Carpentry: Wood nailers associated with roofing and roof insulation.

B. Section 07 7100 - Roof Specialties: Manufactured copings, fascias, gravel stops, and other flashing-related items.

1.03 REFERENCE STANDARDS

A. ASTM C473 - Standard Test Methods for Physical Testing of Gypsum Panel Products; 2016.

B. ASTM C1177/C1177M - Standard Specification for Glass Mat Gypsum Substrate for Use as Sheathing; 2013.

C. ASTM D3273 - Standard Test Method for Resistance to Growth of Mold on the Surface of Interior Coatings in an Environmental Chamber; 2016.

D. ASTM D4811/D4811M - Standard Specification for Nonvulcanized (Uncured) Rubber Sheet Used as Roof Flashing; 2016.

E. ASTM E84 - Standard Test Method for Surface Burning Characteristics of Building Materials; 2018.

F. ASTM E136 - Standard Test Method for Behavior of Materials in a Vertical Tube Furnace At 750 Degrees C; 2016a.

G. FM 4470 - Approval Standard for Single-Ply, Polymer-Modified Bitumen Sheet, Built-Up Roof (BUR) and Liquid Applied Roof Assemblies for use in Class 1 and Noncombustible Roof Deck Construction; 2016.

1.04 SUBMITTALS

A. See Section 01 3000 - Administrative Requirements, for submittal procedures.

B. Product Data:
   1. Provide membrane manufacturer's printed data sufficient to show that all components of roofing system, including insulation and fasteners, comply with the specified requirements and with the membrane manufacturer's requirements and recommendations for the system type specified; include data for each product used in conjunction with roofing membrane.
      a. Technical data sheet for roof membrane.
      b. Technical data sheets for splice tape and adhesives.

C. Samples: Submit samples of each product to be used.

D. Shop Drawings: Provide:
   1. The roof membrane manufacturer's standard details customized for this project for all relevant conditions, including flashings, base tie-ins, roof edges, terminations, expansion joints, penetrations, and drains.

E. Specimen Warranty: Submit prior to starting work.

F. Installer Qualifications: Letter from manufacturer attesting that the roofing installer meets the specified qualifications.

G. Executed Warranty.

1.05 QUALITY ASSURANCE

A. Installer Qualifications: Roofing installer shall have the following:
   1. Current approval, license, or authorization as applicator by the manufacturer.
   2. At least five years experience in installing specified system.

1.06 DELIVERY, STORAGE AND HANDLING

A. Deliver products in manufacturer's original containers, dry and undamaged, with seals and labels intact and legible.

B. Store materials clear of ground and moisture with weather protective covering.

C. Keep combustible materials away from ignition sources.

1.07 WARRANTY

A. See Section 01 7800 - Closeout Submittals, for additional warranty requirements.

B. Comply with all warranty procedures required by manufacturer, including notifications, scheduling, and inspections.

C. Warranty: Firestone Limited Warranty covering membrane, roof insulation, and other indicated components of the system, for the term indicated.
   1. Limit of Liability: No dollar limitation.
   2. Scope of Coverage: Repair leaks in the roofing system caused by:
      a. Ordinary wear and tear of the elements.
      b. Manufacturing defect in Firestone brand materials.
      c. Defective workmanship used to install these materials.
      d. Damage due to winds up to 55 mph (88 km/h).
   3. Not Covered:
      a. Damage due to winds in excess of 55 mph (88 km/h).
      b. Damage due hurricanes or tornadoes.
      c. Hail.
      d. Intentional damage.
      e. Unintentional damage due to normal rooftop inspections, maintenance, or service.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Acceptable Manufacturer - Roofing System: Firestone Building Products LLC, Carmel, IN: www.firestonebpco.com.

B. Manufacturer of Insulation and Cover Boards: Same manufacturer as roof membrane.

C. Substitutions: See Section 01 6000 - Product Requirements.

2.02 ROOFING SYSTEM DESCRIPTION

A. Roofing System: Ethylene-propylene-diene-monomer (EPDM) single-ply membrane.
   1. Membrane Attachment: Mechanically fastened.
   2. Comply with applicable local building code requirements.

B. Roofing System Components: Listed in order from the top of the roof down:
   1. Membrane: Thickness as specified.
   2. Base Sheet Over Insulation: Mechanically attached.
   3. Insulation:
      a. Maximum Board Thickness: 3 inches (75 mm); use as many layers as necessary; stagger joints in adjacent layers.
   4. Deck Cover Board: Gypsum-based board, 1/4 inch (6 mm) thick; loose-laid, no attachment.

2.03 EPDM MEMBRANE MATERIALS

A. Roofing and Flashing Membrane: Black, cured synthetic single-ply membrane composed of ethylene propylene diene terpolymer (EPDM) with the following properties:
   1. Nominal Thickness Tolerance: Plus/minus 10 percent.

B. Membrane Fasteners: Type and size as required by roof membrane manufacturer for roofing system and warranty to be provided; use only fasteners furnished by roof membrane manufacturer.

C. Flashing Membrane: Self-curing, non-reinforced membrane composed of nonvulcanized EPDM rubber, complying with ASTM D4811/D4811M Type II, and with the following properties:
   1. Thickness: 0.055 inch (1.4 mm).
   2. Acceptable Product: RubberGard EPDM FormFlash by Firestone.

D. Self-Adhesive Flashing Membrane: Semi-cured 45 mil EPDM membrane laminated to 35 mil (0.9 mm) EPDM tape adhesive; QuickSeam Flashing by Firestone.

E. Pre-Molded Pipe Flashings: EPDM, molded for quick adaptation to different sized pipes; Firestone EPDM Pipe Flashing.

F. Self-Adhesive Lap Splice Tape: 35 mil (0.9 mm) EPDM-based, formulated for compatibility with EPDM membrane and high-solids primer; QuickSeam Splice Tape by Firestone.

G. Splice Adhesive: Synthetic polymer-based, formulated for compatibility with EPDM membrane and metal surfaces; SA-1065 Splice Adhesive by Firestone.

H. Adhesive Primer: Synthetic rubber based primer formulated for compatibility with EPDM membrane and tape adhesive; QuickPrime Plus by Firestone.

I. Seam Edge Treatment: EPDM rubber-based sealant, formulated for sealing exposed edges of membrane at seams; Lap Sealant HS by Firestone.

J. Pourable Sealer: Two-part polyurethane, two-color for reliable mixing; Pourable Sealer by Firestone.

K. Water Block Seal: Butyl rubber sealant for use between two surfaces, not exposed; Water Block Seal by Firestone.

L. Metal Plates and Strips Used for Fastening Membrane and Insulation: Steel with Galvalume coating; corrosion-resistance meeting FM 4470 criteria.

M. Termination Bars: Aluminum bars with integral caulk ledge; 1.3 inches (33 mm) wide by 0.10 inch (2.5 mm) thick; Firestone Termination Bar by Firestone.

2.04 ROOF INSULATION AND COVER BOARDS

A. Gypsum-Based Cover Board: Non-combustible, water resistant gypsum core with embedded glass mat facers, complying with ASTM C1177/C1177M, and with the following additional characteristics:
   1. Size: 48 inches (1220 mm) by 96 inches (2440 mm), nominal.
      a. Exception: Board to be attached using adhesive or asphalt may be no larger than 48 inches (1220 mm) by 48 inches (1220 mm), nominal.
   2. Thickness: As indicated elsewhere.
   3. Surface Water Absorption: 2.5 g, maximum, when tested in accordance with ASTM C473.
   4. Spanning Capability: Recommended by manufacturer for following minimum flute spans:
   5. Surface Burning Characteristics: Flame spread index of 0 (zero), smoke developed index of 0 (zero), when tested in accordance with ASTM E84.
   6. Combustibility: Non-combustible, when tested in accordance with ASTM E136.
   7. Factory Mutual approved for use with FM 1-60 and 1-90 rated roofing assemblies.
   8. Mold Growth Resistance: Zero growth, when tested in accordance with ASTM D3273 for minimum of 4 weeks.

PART 3 INSTALLATION

3.01 GENERAL

A. Install roofing, insulation, flashings, and accessories in accordance with roofing manufacturer's published instructions and recommendations for the specified roofing system. Where manufacturer provides no instructions or recommendations, follow good roofing practices and industry standards. Comply with federal, state, and local regulations.

B. Obtain all relevant instructions and maintain copies at project site for duration of installation period.

C. Do not start work until Pre-Installation Notice has been submitted to manufacturer as notification that this project requires a manufacturer's warranty.

D. Perform work using competent and properly equipped personnel.

E. Temporary closures, which ensure that moisture does not damage any completed section of the new roofing system, are the responsibility of the applicator. Completion of flashings, terminations, and temporary closures shall be completed as required to provide a watertight condition.

F. Install roofing membrane only when surfaces are clean, dry, smooth and free of snow or ice; do not apply roofing membrane during inclement weather or when ambient conditions will not allow proper application; consult manufacturer for recommended procedures during cold weather. Do not work with sealants and adhesives when material temperature is outside the range of 60 to 80 degrees F (15 to 25 degrees C).

G. Protect adjacent construction, property, vehicles, and persons from damage related to roofing work; repair or restore damage caused by roofing work.
   1. Protect from spills and overspray from bitumen, adhesives, sealants and coatings.
   2. Particularly protect metal, glass, plastic, and painted surfaces from bitumen, adhesives, and sealants within the range of wind-borne overspray.
   3. Protect finished areas of the roofing system from roofing related work traffic and traffic by other trades.

H. Until ready for use, keep materials in their original containers as labeled by the manufacturer.

I. Consult membrane manufacturer's instructions, container labels, and Material Safety Data Sheets (MSDS) for specific safety instructions. Keep all adhesives, sealants, primers and cleaning materials away from all sources of ignition.

3.02 EXAMINATION

A. Examine roof deck to determine that it is sufficiently rigid to support installers and their mechanical equipment and that deflection will not strain or rupture roof components or deform deck.

B. Verify that surfaces and site conditions are ready to receive work. Correct defects in the substrate before commencing with roofing work.

C. Examine roof substrate to verify that it is properly sloped to drains.

D. Verify that the specifications and drawing details are workable and not in conflict with the roofing manufacturer's recommendations and instructions; start of work constitutes acceptable of project conditions and requirements.

3.03 PREPARATION

A. Take appropriate measures to ensure that fumes from adhesive solvents are not drawn into the building through air intakes.

B. Prior to proceeding, prepare roof surface so that it is clean, dry, and smooth, and free of sharp edges, fins, roughened surfaces, loose or foreign materials, oil, grease and other materials that may damage the membrane.

C. Fill all surface voids in the immediate substrate that are greater than 1/4 inch (6 mm) wide with fill material acceptable insulation to membrane manufacturer.

D. Seal, grout, or tape deck joints, where needed, to prevent bitumen seepage into building.

3.04 INSULATION AND COVER BOARD INSTALLATION

A. Install insulation in configuration and with attachment method(s) specified in PART 2, under Roofing System.

B. Install only as much insulation as can be covered with the completed roofing system before the end of the day's work or before the onset of inclement weather.

C. Lay roof insulation in courses parallel to roof edges.

D. Neatly and tightly fit insulation to all penetrations, projections, and nailers, with gaps not greater than 1/4 inch (6 mm). Fill gaps greater than 1/4 inch (6 mm) with acceptable insulation. Do not leave the roofing membrane unsupported over a space greater than 1/4 inch (6 mm).

3.05 SINGLE-PLY MEMBRANE INSTALLATION

A. Beginning at low point of roof, place membrane without stretching over substrate and allow to relax at least 30 minutes before attachment or splicing; in colder weather allow for longer relax time.

B. Lay out the membrane pieces so that field and flashing splices are installed to shed water.

C. Install membrane without wrinkles and without gaps or fishmouths in seams; bond and test seams and laps in accordance with membrane manufacturer's instructions and details.

D. Install membrane mechanically attached to the substrate using seam battens, fasteners, and edge securement as specified and as required by membrane manufacturers.

E. Mechanical Attachment: Install fasteners in the seams, covered by membrane.
   1. Lay out fasteners in compliance with FM Class specified in PART 2, as recommended by membrane manufacturer, and as indicated, whichever is most stringent.
   2. Properly engage fasteners in the deck with head flush with the countersunk portion of seam plate.

F. Edge Securement: Secure membrane at all locations where membrane terminates or goes through an angle change greater than 2 in 12 inches (1:6) using mechanically fastened reinforced perimeter fastening strips, plates, or metal edging as indicated or as recommended by roofing manufacturer.
   1. Exceptions: Round pipe penetrations less than 18 inches (460 mm) in diameter and square penetrations less than 4 inches (200 mm) square.
   2. Metal edging is not merely decorative; ensure anchorage of membrane as intended by roofing manufacturer.

3.06 FLASHING AND ACCESSORIES INSTALLATION

A. Install flashings, including laps, splices, joints, bonding, adhesion, and attachment, as required by membrane manufacturer's recommendations and details.

B. Metal Accessories: Install metal edgings, gravel stops, and copings in locations indicated on the drawings, with horizontal leg of edge member over membrane and flashing over metal onto membrane.
   1. Follow roofing manufacturer's instructions.
   2. Remove protective plastic surface film immediately before installation.
   3. Install water block sealant under the membrane anchorage leg.
   4. Flash with manufacturer's recommended flashing sheet unless otherwise indicated.
   5. Where single application of flashing will not completely cover the metal flange, install additional piece of flashing to cover the metal edge.
   6. If the roof edge includes a gravel stop and sealant is not applied between the laps in the metal edging, install an additional piece of self-adhesive flashing membrane over the metal lap to the top of the gravel stop; apply seam edge treatment at the intersections of the two flashing sections.
   7. When the roof slope is greater than 1:12, apply seam edge treatment along the back edge of the flashing.

3.07 FINISHING AND WALKWAY INSTALLATION

A. Install walkways at access points to the roof, around rooftop equipment that may require maintenance, and where indicated on the drawings.

3.08 FIELD QUALITY CONTROL

A. Inspection by Manufacturer: Provide final inspection of the roofing system by a Technical Representative employed by roofing system manufacturer specifically to inspect installation for warranty purposes (i.e. not a sales person).

B. Perform all corrections necessary for issuance of warranty.

3.09 CLEANING

A. Clean all contaminants generated by roofing work from building and surrounding areas, including bitumen, adhesives, sealants, and coatings.

B. Repair or replace building components and finished surfaces damaged or defaced due to the work of this section; comply with recommendations of manufacturers of components and surfaces.

C. Remove leftover materials, trash, debris, equipment from project site and surrounding areas.

3.10 PROTECTION

A. Where construction traffic must continue over finished roof membrane, provide durable protection and replace or repair damaged roofing to original condition.

END OF SECTION

SECTION 07 90 05
JOINT SEALERS

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Sealants and joint backing.

1.02 RELATED REQUIREMENTS

A. Section 09 2116 - Gypsum Board Assemblies: Acoustic sealant.

1.03 REFERENCE STANDARDS

A. ASTM C834 - Standard Specification for Latex Sealants; 2010.

B. ASTM C920 - Standard Specification for Elastomeric Joint Sealants; 2014.

C. ASTM C1193 - Standard Guide for Use of Joint Sealants; 2013.

D. ASTM D1667 - Standard Specification for Flexible Cellular Materials--Poly(Vinyl Chloride) Foam (Closed-Cell); 2005 (Reapproved 2011).

E. SCAQMD 1168 - South Coast Air Quality Management District Rule No.1168; current edition; www.aqmd.gov.

1.04 ADMINISTRATIVE REQUIREMENTS

A. Coordinate the work with other sections referencing this section.

1.05 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Provide data indicating sealant chemical characteristics.

1.06 FIELD CONDITIONS

A. Maintain temperature and humidity recommended by the sealant manufacturer during and after installation.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Gunnable and Pourable Sealants:
   1. BASF Construction Chemicals-Building Systems: www.buildingsystems.basf.com.
   2. Dow Corning Corporation: www.dowcorning.com.
   3. Pecora Corporation: www.pecora.com.
   4. Tremco Global Sealants: www.tremcosealants.com.
   5. Substitutions: See Section 01 6000 - Product Requirements.

B. Preformed Compressible Foam Sealers:
   1. EMSEAL Joint Systems, Ltd: www.emseal.com.
   2. Sandell Manufacturing Company, Inc: www.sandellmfg.com.
   3. Dayton Superior Corporation: www.daytonsuperior.com.
   4. Tremco Global Sealants: www.tremcosealants.com.
   5. Substitutions: See Section 01 6000 - Product Requirements.

2.02 SEALANTS

A. Sealants and Primers - General: Provide only products having lower volatile organic compound (VOC) content than required by South Coast Air Quality Management District Rule No.1168.

B. General Purpose Interior Sealant: Acrylic emulsion latex; ASTM C834, Type OP, Grade NF single component, paintable.

1. Color: Match adjacent finished surfaces.
2. Applications: Use for:
   a. Interior wall and ceiling control joints.
   b. Joints between door and window frames and wall surfaces.
   c. Other interior joints for which no other type of sealant is indicated.
3. Products:
   a. Pecora Corporation; AC-20 + Silicone Acrylic Latex Caulking Compound: www.pecora.com.
   b. Sherwin-Williams Company; White Lightning 3006 Siliconized Acrylic Latex Caulk: www.sherwin-williams.com.
   c. Substitutions: See Section 01 6000 - Product Requirements.

2.03 ACCESSORIES

A. Primer: Non-staining type, recommended by sealant manufacturer to suit application.

B. Joint Cleaner: Non-corrosive and non-staining type, recommended by sealant manufacturer; compatible with joint forming materials.

C. Joint Backing: Round foam rod compatible with sealant; ASTM D 1667, closed cell PVC; oversized 30 to 50 percent larger than joint width.

D. Bond Breaker: Pressure sensitive tape recommended by sealant manufacturer to suit application.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that substrate surfaces are ready to receive work.

B. Verify that joint backing and release tapes are compatible with sealant.

3.02 PREPARATION

A. Remove loose materials and foreign matter that could impair adhesion of sealant.

B. Clean and prime joints in accordance with manufacturer's instructions.

C. Perform preparation in accordance with manufacturer's instructions and ASTM C1193.

D. Protect elements surrounding the work of this section from damage or disfigurement.

3.03 INSTALLATION

A. Perform work in accordance with sealant manufacturer's requirements for preparation of surfaces and material installation instructions.

B. Perform installation in accordance with ASTM C1193.

C. Install bond breaker where joint backing is not used.

D. Install sealant free of air pockets, foreign embedded matter, ridges, and sags.

E. Apply sealant within recommended application temperature ranges. Consult manufacturer when sealant cannot be applied within these temperature ranges.

F. Tool joints concave.

3.04 CLEANING

A. Clean adjacent soiled surfaces.

3.05 PROTECTION

A. Protect sealants until cured.

END OF SECTION

SECTION 08 12 13
HOLLOW METAL FRAMES

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Non-fire-rated steel frames for non-steel doors.

B. Interior glazed light frames.

1.02 RELATED REQUIREMENTS

A. Section 08 7100 - Door Hardware: Hardware and accessories.

B. Section 08 8000 - Glazing: Glass for borrowed lites and transoms.

C. Section 09 9000 - Painting and Coating: Field painting of frames.

1.03 REFERENCE STANDARDS

A. ANSI/ICC A117.1 - American National Standard for Accessible and Usable Buildings and Facilities; International Code Council; 2009.

B. ANSI A250.10 - Test Procedure and Acceptance Criteria for Prime Painted Steel Surfaces for Steel Doors and Frames; 1998 (R2011).

C. BHMA A156.115 - Hardware Preparation in Steel Doors and Steel Frames; 2006.

D. NAAMM HMMA 840 - Guide Specifications for Installation and Storage of Hollow Metal Doors and Frames; The National Association of Architectural Metal Manufacturers; 2007.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Materials and details of design and construction, hardware locations, reinforcement type and locations, anchorage and fastening methods, and finishes; and one copy of referenced grade standard.

C. Shop Drawings: Details of each opening, showing elevations, glazing, frame profiles, and identifying location of different finishes, if any.

1.05 QUALITY ASSURANCE

A. Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section with minimum three years of documented experience.

1.06 DELIVERY, STORAGE, AND HANDLING

A. Store in accordance with NAAMM HMMA 840.

B. Protect with resilient packaging; avoid humidity build-up under coverings; prevent corrosion.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Steel Frames with Integral Casings:
   1. Steelcraft, an Allegion brand: www.allegion.com/us.
      a. Product: MU Series, Architectural Stick System
   2. Assa Abloy Ceco, Curries, or Fleming: www.assaabloydss.com.
   3. Substitutions: See Section 01 6000 - Product Requirements.

2.02 STEEL DOOR FRAMES - GENERAL REQUIREMENTS

A. Refer to Door and Frame Schedule on the drawings for frame sizes, fire ratings, sound ratings, finishing, door hardware to be installed, and other variations, if any.

B. Door Frame Type: Provide steel door frames with integral casings, for field finishing.

C. Accessibility: Comply with ANSI/ICC A117.1.

D. Glazed Lights: Non-removable stops on non-secure side; sizes and configurations as indicated on drawings.

E. Combined Requirements: If a particular door and frame unit is indicated to comply with more than one type of requirement, comply with all the specified requirements for each type; for instance, an exterior door that is also indicated as being sound-rated must comply with the requirements specified for exterior doors and for sound-rated doors; where two requirements conflict, comply with the most stringent.

F. Hardware Preparation: In accordance with BHMA A156.115, with reinforcement welded in place, in addition to other requirements specified.

G. Frames for Interior Glazing or Borrowed Lights: Construction and face dimensions to match door frames, and as indicated on drawings.

2.03 STEEL DOOR FRAMES WITH INTEGRAL CASINGS

A. Finish: Factory primed, for field finishing.

B. Interior Door Frames, Non-Fire-Rated: Fully welded type.
   1. Finish: Factory primed, for field finishing.

C. Frames Wider than 48 Inches (1200 mm): Reinforce with steel channel fitted tightly into frame head, flush with top.

2.04 ACCESSORY MATERIALS

A. Silencers: Resilient rubber, fitted into drilled hole; 3 on strike side of single door, 3 on center mullion of pairs, and 2 on head of pairs without center mullions.

B. Temporary Frame Spreaders: Provide for all factory- or shop-assembled frames.

2.05 FINISH MATERIALS

A. Primer: Rust-inhibiting, complying with ANSI A250.10, door manufacturer's standard.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify existing conditions before starting work.

B. Verify that opening sizes and tolerances are acceptable.

C. Verify that finished walls are in plane to ensure proper door alignment.

3.02 INSTALLATION

A. Install frames in accordance with manufacturer's instructions and recommendations and as follows.

B. Coordinate frame anchor placement with wall construction.

C. Coordinate installation of glazing.

D. Coordinate installation of hardware.

3.03 TOLERANCES

A. Maximum Diagonal Distortion: 1/16 inch (1.5 mm) measured with straight edges, crossed corner to corner.

END OF SECTION

SECTION 08 14 16
FLUSH WOOD DOORS

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Flush wood doors; flush and flush glazed configuration.

1.02 RELATED REQUIREMENTS

A. Section 08 1213 - Hollow Metal Frames.

B. Section 08 7100 - Door Hardware.

C. Section 08 8000 - Glazing.

1.03 REFERENCE STANDARDS

A. AWI/AWMAC/WI (AWS) - Architectural Woodwork Standards; 2009.

B. ITS (DIR) - Directory of Listed Products; Intertek Testing Services NA, Inc.; current edition.

Association; 2012.

C. UL (BMD) - Building Materials Directory; Underwriters Laboratories Inc.; current edition.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Indicate door core materials and construction; veneer species, type and characteristics.

C. Shop Drawings: Show doors and frames, elevations, sizes, types, swings, undercuts, beveling, blocking for hardware, factory machining, factory finishing, cutouts for glazing and other details.

D. Specimen warranty.

E. Samples: Submit One samples of veneer, 6 by 6 inch.

F. Warranty, executed in Owner's name.

1.05 QUALITY ASSURANCE

A. Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section with minimum 5 years of documented experience.

1.06 DELIVERY, STORAGE, AND HANDLING

A. Package, deliver and store doors in accordance with specified quality standard.

B. Accept doors on site in manufacturer's packaging. Inspect for damage.

C. Protect doors with resilient packaging sealed with heat shrunk plastic. Do not store in damp or wet areas; or in areas where sunlight might bleach veneer. Seal top and bottom edges with tinted sealer if stored more than one week. Break seal on site to permit ventilation.

1.07 WARRANTY

A. See Section 01 7800 - Closeout Submittals for additional warranty requirements.

B. Interior Doors: Provide manufacturer's warranty for the life of the installation.

C. Include coverage for delamination of veneer, warping beyond specified installation tolerances, defective materials, and telegraphing core construction.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Wood Veneer Faced Doors:
   1. Graham Wood Doors: www.grahamdoors.com.
   2. Eggers Industries: www.eggersindustries.com.
   3. Haley Brothers: www.haleybros.com.
   4. Marshfield Door Systems, Inc: www.marshfielddoors.com.

2.02 DOORS AND PANELS

A. All Doors: See drawings for locations and additional requirements.
   1. Quality Level: Economy Grade, in accordance with AWI/AWMAC/WI Architectural Woodwork Standards.
   2. Wood Veneer Faced Doors: 5-ply unless otherwise indicated.

B. Interior Doors: 1-3/4 inches (44 mm) thick unless otherwise indicated; flush construction.
   1. Provide solid core doors at all locations.
   2. Wood veneer facing with factory transparent.

2.03 DOOR AND PANEL CORES

A. Non-Rated Solid Core and 20 Minute Rated Doors: Type particleboard core (PC), plies and faces as indicated above.

2.04 DOOR FACINGS

A. Wood Veneer Facing for Transparent Finish: Species to match existing doors in adjacent spaces, veneer grade as specified by quality standard, match veneer pattern of existing doors; unless otherwise indicated.

2.05 ACCESSORIES

A. Glazing Stops: Wood, of same species as door facing, butted corners; prepared for countersink style tamper proof screws.

2.06 DOOR CONSTRUCTION

A. Fabricate doors in accordance with door quality standard specified.

B. Cores Constructed with stiles and rails.

C. Factory machine doors for hardware other than surface-mounted hardware, in accordance with hardware requirements and dimensions.

D. Factory fit doors for frame opening dimensions identified on shop drawings, with edge clearances in accordance with specified quality standard.
   1. Exception: Doors to be field finished.

E. Provide edge clearances in accordance with the quality standard specified.

F. Sound Transmission Coefficient: STC-45 min.

2.07 FACTORY FINISHING - WOOD VENEER DOORS

A. Finish work in accordance with AWI/AWMAC/WI Architectural Woodwork Standards, Section 5 - Finishing for Grade specified and as follows:
   1. Transparent:
      a. System - 12, Polyurethane, Water-based.
      b. Sheen: Semigloss.

B. Factory finish doors to match existing doors.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify existing conditions before starting work.

B. Verify that opening sizes and tolerances are acceptable.

C. Do not install doors in frame openings that are not plumb or are out-of-tolerance for size or alignment.

3.02 INSTALLATION

A. Install doors in accordance with manufacturer's instructions and specified quality standard.

B. Factory-Finished Doors: Do not field cut or trim; if fit or clearance is not correct, replace door.

C. Use machine tools to cut or drill for hardware.

D. Coordinate installation of doors with installation of frames and hardware.

E. Coordinate installation of glazing.

3.03 TOLERANCES

A. Conform to specified quality standard for fit and clearance tolerances.

B. Conform to specified quality standard for telegraphing, warp, and squareness.

3.04 ADJUSTING

A. Adjust doors for smooth and balanced door movement.

B. Adjust closers for full closure.

3.05 SCHEDULE - SEE DRAWINGS

END OF SECTION

SECTION 08 71 00

DOOR HARDWARE

PART 1 - GENERAL

1.01 RELATED DOCUMENTS

A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and Division 01 Specification Sections, apply to this Section.

1.02 SUMMARY

A. Section includes:

1. Mechanical and electrified door hardware for:

   a. Swinging doors.

2. Field verification, preparation and modification of existing doors and frames to receive new door hardware.
3. The intent of the hardware specification is to specify the hardware for interior and exterior doors, and to establish a type, continuity, and standard of quality. However, it is the door hardware supplier's responsibility to thoroughly review existing conditions, schedules, specifications, drawings, and other Contract Documents to verify the suitability of the hardware specified.

B. Exclusions: Unless specifically listed in hardware sets, hardware is not specified in this section for:

1. Windows
2. Cabinets (casework), including locks in cabinets
3. Signage
4. Toilet accessories
5. Overhead doors

C. Related Sections:

1. Division 01 Section "Alternates" for alternates affecting this section.
2. Division 07 Section "Joint Sealants" for sealant requirements applicable to threshold installation specified in this section.
3. Division 09 sections for touchup, finishing or refinishing of existing openings modified by this section.
4. Division 13 Section "Radiation Protection" for requirements for lead-lining for door hardware at openings indicated to receive radiation protection.
5. Division 26 sections for connections to electrical power system and for low-voltage wiring.
6. Division 28 sections for coordination with other components of electronic access control system.

1.03 REFERENCES

A. UL - Underwriters Laboratories

1. UL 10B - Fire Test of Door Assemblies
2. UL 10C - Positive Pressure Test of Fire Door Assemblies
3. UL 1784 - Air Leakage Tests of Door Assemblies
4. UL 305 - Panic Hardware

B. DHI - Door and Hardware Institute

1. Sequence and Format for the Hardware Schedule
2. Recommended Locations for Builders Hardware
3. Key Systems and Nomenclature

C. ANSI - American National Standards Institute

1. ANSI/BHMA A156.1 - A156.29, and ANSI/BHMA A156.31 - Standards for Hardware and Specialties

1.04 SUBMITTALS

A. General:

1. Submit in accordance with Conditions of Contract and Division 01 requirements.
2. Highlight, encircle, or otherwise specifically identify on submittals deviations from Contract Documents, issues of incompatibility or other issues which may detrimentally affect the Work.
3. Prior to forwarding submittal, comply with procedures for verifying existing door and frame compatibility for new hardware, as specified in PART 3, “EXAMINATION” article, herein.

B. Action Submittals:

1. Product Data: Technical product data for each item of door hardware, installation instructions, maintenance of operating parts and finish, and other information necessary to show compliance with requirements.
2. Riser and Wiring Diagrams: After final approval of hardware schedule, submit details of electrified door hardware, indicating:

   a. Wiring Diagrams: For power, signal, and control wiring and including:
      1) Details of interface of electrified door hardware and building safety and security systems.
      2) Schematic diagram of systems that interface with electrified door hardware.
      3) Point-to-point wiring.
      4) Risers.

3. Samples for Verification: If requested by Architect, submit production sample or sample installations of each type of exposed hardware unit in finish indicated, and tagged with full description for coordination with schedule.

   a. Samples will be returned to supplier. Units that are acceptable to Architect may, after final check of operations, be incorporated into Work, within limitations of key coordination requirements.

4. Door Hardware Schedule: Submit schedule with hardware sets in vertical format as illustrated by Sequence of Format for the Hardware Schedule as published by the Door and Hardware Institute. Indicate complete designations of each item required for each door or opening, include:

    a. Door Index; include door number, heading number, and Architects hardware set number.
    b. Opening Lock Function Spreadsheet: List locking device and function for each opening.
    c. Quantity, type, style, function, size, and finish of each hardware item.
    d. Name and manufacturer of each item.
    e. Fastenings and other pertinent information.
    f. Location of each hardware set cross-referenced to indications on Drawings.
    g. Explanation of all abbreviations, symbols, and codes contained in schedule.
    h. Mounting locations for hardware.
    i. Door and frame sizes and materials.
    j. Name and phone number for local manufacturer's representative for each product.
    k. Operational Description of openings with any electrified hardware (locks, exits, electromagnetic locks, electric strikes, automatic operators, door position switches, magnetic holders or closer/holder units, and access control components). Operational description should include operational descriptions for: egress, ingress (access), and fire/smoke alarm connections.
        1) Submittal Sequence: Submit door hardware schedule concurrent with submissions of Product Data, Samples, and Shop Drawings. Coordinate submission of door hardware schedule with scheduling requirements of other work to facilitate fabrication of other work that is critical in Project construction schedule.

5. Key Schedule:

    a. After Keying Conference, provide keying schedule listing levels of keying as well as explanation of key system's function, key symbols used and door numbers controlled.
    b. Use ANSI/BHMA A156.28 “Recommended Practices for Keying Systems” as guideline for nomenclature, definitions, and approach for selecting optimal keying system.
    c. Provide 3 copies of keying schedule for review prepared and detailed in accordance with referenced DHI publication. Include schematic keying diagram and index each key to unique door designations.
    d. Index keying schedule by door number, keyset, hardware heading number, cross keying instructions, and special key stamping instructions.
    e. Provide one complete bitting list of key cuts and one key system schematic illustrating system usage and expansion.
        1) Forward bitting list, key cuts and key system schematic directly to Owner, by means as directed by Owner.

    f. Prepare key schedule by or under supervision of supplier, detailing Owner’s final keying instructions for locks.

6. Templates: After final approval of hardware schedule, provide templates for doors, frames and other work specified to be factory or shop prepared for door hardware installation.

C. Informational Submittals:

1. Qualification Data: For Supplier, Installer and Architectural Hardware Consultant.
2. Product data for electrified door hardware:

a. Certify that door hardware approved for use on types and sizes of labeled fire-rated doors complies with listed fire-rated door assemblies.

3. Certificates of Compliance:

a. UL listings for fire-rated hardware and installation instructions if requested by Architect or Authority Having Jurisdiction.
b. Installer Training Meeting Certification: Letter of compliance, signed by Contractor, attesting to completion of installer training meeting specified in “QUALITY ASSURANCE” article, herein.
c. Electrified Hardware Coordination Conference Certification: Letter of compliance, signed by Contractor, attesting to completion of electrified hardware coordination conference, specified in “QUALITY ASSURANCE” article, herein.

4. Warranty: Special warranty specified in this Section.

D. Closeout Submittals:

1. Operations and Maintenance Data: Provide in accordance with Division 01 and include:

a. Complete information on care, maintenance, and adjustment; data on repair and replacement parts, and information on preservation of finishes.
b. Catalog pages for each product.
c. Factory order acknowledgement numbers (for warranty and service)
d. Name, address, and phone number of local representative for each manufacturer.
e. Parts list for each product.
f. Final approved hardware schedule, edited to reflect conditions as-installed.
g. Final keying schedule
h. Copies of floor plans with keying nomenclature
i. As-installed wiring diagrams for each opening connected to power, both low voltage and 110 volts.
j. Copy of warranties including appropriate reference numbers for manufacturers to identify project.

1.05 QUALITY ASSURANCE

A. Supplier Qualifications and Responsibilities: Recognized architectural hardware supplier with record of successful in-service performance for supplying door hardware similar in quantity, type, and quality to that indicated for this Project and that provides certified Architectural Hardware Consultant (AHC) available to Owner, Architect, and Contractor, at reasonable times during the Work for consultation.

1. Warehousing Facilities: In Project's vicinity.
2. Scheduling Responsibility: Preparation of door hardware and keying schedules.
3. Engineering Responsibility: Preparation of data for electrified door hardware, including Shop Drawings, based on testing and engineering analysis of manufacturer's standard units in assemblies similar to those indicated for this Project.
4. Coordination Responsibility: Assist in coordinating installation of electronic security hardware with Architect and electrical engineers and provide installation and technical data to Architect and other related subcontractors.

a. Upon completion of electronic security hardware installation, inspect and verify that all components are working properly.

B. Architectural Hardware Consultant Qualifications: Person who is experienced in providing consulting services for door hardware installations that are comparable in material, design, and extent to that indicated for this Project and meets these requirements:

1. For door hardware, DHI-certified, Architectural Hardware Consultant (AHC).
2. Can provide installation and technical data to Architect and other related subcontractors.
3. Can inspect and verify components are in working order upon completion of installation.
4. Capable of producing wiring diagrams.
5. Capable of coordinating installation of electrified hardware with Architect and electrical engineers.

C. Single Source Responsibility: Obtain each type of door hardware from single manufacturer.

D. Fire-Rated Door Openings: Provide door hardware for fire-rated openings that complies with NFPA 80 and requirements of authorities having jurisdiction. Provide only items of door hardware that are listed products tested by Underwriters Laboratories, Intertek Testing Services, or other testing and inspecting organizations acceptable to authorities having jurisdiction for use on types and sizes of doors indicated, based on testing at positive pressure and according to NFPA 252 or UL 10C and in compliance with requirements of fire-rated door and door frame labels.

E. Electrified Door Hardware: Listed and labeled as defined in NFPA 70, Article 100, by testing agency acceptable to authorities having jurisdiction.

F. Accessibility Requirements: For door hardware on doors in an accessible route, comply with governing accessibility regulations cited in “REFERENCES” article, herein.

G. Keying Conference

1. Incorporate keying conference decisions into final keying schedule after reviewing door hardware keying system including:

a. Function of building, flow of traffic, purpose of each area, degree of security required, and plans for future expansion.
b. Preliminary key system schematic diagram.
c. Requirements for key control system.
d. Requirements for access control.
e. Address for delivery of keys.

H. Pre-installation Conference

1. Review and finalize construction schedule and verify availability of materials, Installer's personnel, equipment, and facilities needed to make progress and avoid delays.
2. Inspect and discuss preparatory work performed by other trades.
3. Inspect and discuss electrical roughing-in for electrified door hardware.
4. Review sequence of operation for each type of electrified door hardware.
5. Review required testing, inspecting, and certifying procedures.

I. Coordination Conferences:

1. Installation Coordination Conference: Prior to hardware installation, schedule and hold meeting to review questions or concerns related to proper installation and adjustment of door hardware.
2. Electrified Hardware Coordination Conference: Prior to ordering electrified hardware, schedule and hold meeting to coordinate door hardware with security, electrical, doors and frames, and other related suppliers.

1.06 DELIVERY, STORAGE, AND HANDLING

A. Inventory door hardware on receipt and provide secure lock-up for hardware delivered to Project site.

B. Tag each item or package separately with identification coordinated with final door hardware schedule, and include installation instructions, templates, and necessary fasteners with each item or package.

   1. Deliver each article of hardware in manufacturer's original packaging.

C. Project Conditions:

   1. Maintain manufacturer-recommended environmental conditions throughout storage and installation periods.
   2. Provide secure lock-up for door hardware delivered to Project. Control handling and installation of hardware items so that completion of Work will not be delayed by hardware losses both before and after installation.

D. Protection and Damage:

   1. Promptly replace products damaged during shipping.
   2. Handle hardware in manner to avoid damage, marring, or scratching. Correct, replace or repair products damaged during Work.
   3. Protect products against malfunction due to paint, solvent, cleanser, or any chemical agent.

E. Deliver keys to manufacturer of key control system for subsequent delivery to Owner.

F. Deliver keys to Owner by registered mail or overnight package service.

1.07 COORDINATION

A. Coordinate layout and installation of floor-recessed door hardware with floor construction. Cast anchoring inserts into concrete.

B. Installation Templates: Distribute for doors, frames, and other work specified to be factory or shop prepared. Check Shop Drawings of other work to confirm that adequate provisions are made for locating and installing door hardware to comply with indicated requirements.

C. Security: Coordinate installation of door hardware, keying, and access control with Owner's security consultant.

D. Electrical System Roughing-In: Coordinate layout and installation of electrified door hardware with connections to power supplies and building safety and security systems.

E. Existing Openings: Where existing doors, frames and/or hardware are to remain, field verify existing functions, conditions and preparations and coordinate to suit opening conditions and to provide proper door operation.

1.08 WARRANTY

A. Warranty: Manufacturer's standard form in which manufacturer agrees to repair or replace components of door hardware that fail in materials or workmanship within specified warranty period.

1. Warranty Period: Beginning from date of Substantial Completion, for durations indicated.

a. Closers:
1) Mechanical: LCN 4000 series, 30 years

b. Locksets:
1) Mechanical: Schlage, 3 years
2) Electrified: 1 year.

c. Key Blanks: Lifetime

2. Warranty does not cover damage or faulty operation due to improper installation, improper use or abuse.

1.09 MAINTENANCE

A. Maintenance Tools: Furnish complete set of special tools required for maintenance and adjustment of hardware, including changing of cylinders.

PART 2 - PRODUCTS

2.01 MANUFACTURERS

A. The Owner requires use of certain products for their unique characteristics and project suitability to insure continuity of existing and future performance and maintenance standards. After investigating available product offerings, the Awarding Authority has elected to prepare proprietary specifications. These products are specified with the notation: “No Substitute.”

1. Where “No Substitute” is noted, submittals and substitution requests for other products will not be considered.

B. Approval of manufacturers and/or products other than those listed as “Scheduled Manufacturer” or “Acceptable Manufacturers” in the individual article for the product category shall be in accordance with QUALITY ASSURANCE article, herein.

C. Approval of products from manufacturers indicated in “Acceptable Manufacturers” is contingent upon those products providing all functions and features and meeting all requirements of scheduled manufacturer’s product.

D. Where specified hardware is not adaptable to finished shape or size of members requiring hardware, furnish suitable types having same operation and quality as type specified, subject to Architect's approval.

2.02 MATERIALS

A. Fasteners

1. Provide hardware manufactured to conform to published templates, generally prepared for machine screw installation.
2. Furnish screws for installation with each hardware item. Finish exposed (exposed under any condition) screws to match hardware finish, or, if exposed in surfaces of other work, to match finish of this other work including prepared for paint surfaces to receive painted finish.
3. Provide concealed fasteners for hardware units exposed when door is closed except when no standard units of type specified are available with concealed fasteners. Do not use thru-bolts for installation where bolt head or nut on opposite face is exposed in other work unless thru-bolts are required to fasten hardware securely. Review door specification and advise Architect if thru-bolts are required.
4. Install hardware with fasteners provided by hardware manufacturer.

B. Modification and Preparation of Existing Doors: Where existing door hardware is indicated to be removed and reinstalled.

1. Provide necessary fillers, Dutchmen, reinforcements, and fasteners, compatible with existing materials, as required for mounting new opening hardware and to cover existing door and frame preparations.
2. Use materials which match materials of adjacent modified areas.
3. When modifying existing fire-rated openings, provide materials permitted by NFPA 80 as required to maintain fire-rating.

C. Provide screws, bolts, expansion shields, drop plates and other devices necessary for hardware installation.

1. Where fasteners are exposed to view: Finish to match adjacent door hardware material.

2.03 HINGES

A. Manufacturers and Products:

1. Scheduled Manufacturer and Product: Ives 5BB series.
2. Acceptable Manufacturers and Products: Hager BB series, Stanley FBB Series.

B. Requirements:

1. Provide hinges conforming to ANSI/BHMA A156.1.
2. 1-3/4 inch (44 mm) thick doors, up to and including 36 inches (914 mm) wide:

   a. Exterior: Standard weight, bronze or stainless steel, 4-1/2 inches (114 mm) high
   b. Interior: Standard weight, steel, 4-1/2 inches (114 mm) high

3. 1-3/4 inch (44 mm) thick doors over 36 inches (914 mm) wide:

   a. Exterior: Heavy weight, bronze/stainless steel, 5 inches (127 mm) high
   b. Interior: Heavy weight, steel, 5 inches (127 mm) high

4. 2 inches or thicker doors:

   a. Exterior: Heavy weight, bronze or stainless steel, 5 inches (127 mm) high
   b. Interior: Heavy weight, steel, 5 inches (127 mm) high

5. Provide three hinges per door leaf for doors 90 inches (2286 mm) or less in height, and one additional hinge for each 30 inches (762 mm) of additional door height.

6. Where new hinges are specified for existing doors or existing frames, provide new hinges of identical size to hinge preparation present in existing door or existing frame.
7. Hinge Pins: Except as otherwise indicated, provide hinge pins as follows:

    a. Steel Hinges: Steel pins
    b. Non-Ferrous Hinges: Stainless steel pins
    c. Out-Swinging Exterior Doors: Non-removable pins
    d. Out-Swinging Interior Lockable Doors: Non-removable pins
    e. Interior Non-lockable Doors: Non-rising pins

8. Width of hinges: 4-1/2 inches (114 mm) at 1-3/4 inch (44 mm) thick doors, and 5 inches (127 mm) at 2 inches (51 mm) or thicker doors. Adjust hinge width as required for door, frame, and wall conditions to allow proper degree of opening.
9. Provide hinges with electrified options as scheduled in the hardware sets. Provide with sufficient number and wire gage to accommodate electric function of specified hardware. Locate electric hinge at second hinge from bottom or nearest to electrified locking component.
10. Provide mortar guard for each electrified hinge specified.
11. Provide spring hinges where specified. Provide two spring hinges and one bearing hinge per door leaf for doors 90 inches (2286 mm) or less in height. Provide one additional bearing hinge for each 30 inches (762 mm) of additional door height.

2.04 CYLINDRICAL LOCKS – GRADE 1

A. Manufacturers and Products:

1. Scheduled Manufacturer and Product: Schlage ND series.
2. Acceptable Manufacturers and Products: Sargent 11-Line, Best 93K series.

B. Requirements:

1. Provide cylindrical locks conforming to ANSI/BHMA A156.2 Series 4000, Grade 1, and UL Listed for 3 hour fire doors.
2. Cylinders: Refer to “KEYING” article, herein.
3. Provide locks with standard 2-3/4 inches (70 mm) backset, unless noted otherwise, with 1/2 inch latch throw. Provide proper latch throw for UL listing at pairs.
4. Provide locksets with separate anti-rotation thru-bolts, and no exposed screws.
5. Provide independently operating levers with two external return spring cassettes mounted under roses to prevent lever sag.
6. Provide standard ASA strikes unless extended lip strikes are necessary to protect trim.
7. Provide electrified options as scheduled in the hardware sets.
8. Lever Trim: Solid cast levers without plastic inserts and wrought roses on both sides.

    a. Lever Design: Schlage RHO
    b. Tactile Warning (Knurling): Where required by authority having jurisdiction. Provide on levers on exterior (secure side) of doors serving rooms considered to be hazardous.

2.05 CYLINDERS

A. Manufacturers:

1. Scheduled Manufacturer: To match owner standards

2.06 DOOR CLOSERS

A. Manufacturers and Products:

1. Scheduled Manufacturer and Product: LCN 4010/4110/4020 series.
2. Acceptable Manufacturers and Products: No Substitute

B. Requirements:

1. Provide door closers conforming to ANSI/BHMA A156.4 Grade 1 requirements by BHMA certified independent testing laboratory. Certify surface mounted mechanical closers to meet fifteen million (15,000,000) full load cycles. ISO 9000 certify closers. Stamp units with date of manufacture code.
2. Provide door closers with fully hydraulic, full rack and pinion action with high strength cast iron cylinder, and full complement bearings at shaft.
3. Cylinder Body: 1-1/2 inch (38 mm) diameter with 11/16 inch (17 mm) diameter double heat-treated pinion journal.
4. Hydraulic Fluid: Fireproof, passing requirements of UL10C, and requiring no seasonal closer adjustment for temperatures ranging from 120 degrees F to -30 degrees F.
5. Spring Power: Continuously adjustable over full range of closer sizes, and providing reduced opening force as required by accessibility codes and standards.
6. Hydraulic Regulation: By tamper-proof, non-critical valves, with separate adjustment for latch speed, general speed, and backcheck.
7. Provide closers with solid forged steel main arms and factory assembled heavy-duty forged forearms for parallel arm closers. When closers are parallel arm mounted, provide closers which mount within 6-inch (152 mm) top rail without use of mounting plate so that closer is not visible through vision panel from pull side.
8. Pressure Relief Valve (PRV) Technology: Not permitted.
9. Finish for Closer Cylinders, Arms, Adapter Plates, and Metal Covers: Powder coating finish which has been certified to exceed 100 hours salt spray testing as described in ANSI/BHMA Standard A156.4 and ASTM B117, or has special rust inhibitor (SRI).
10. Provide special templates, drop plates, mounting brackets, or adapters for arms as required for details, overhead stops, and other door hardware items interfering with closer mounting.

2.07 PROTECTION PLATES

A. Manufacturers:

1. Scheduled Manufacturer: Ives.
2. Acceptable Manufacturers: Burns, Rockwood.

B. Requirements:

1. Provide kick plates, mop plates, and armor plates minimum of 0.050 inch (1 mm) thick, beveled four edges as scheduled. Furnish with sheet metal or wood screws, finished to match plates.
2. Sizes of plates:

   a. Kick Plates: 10 inches (254 mm) high by 2 inches (51 mm) less width of door on single doors, 1 inch (25 mm) less width of door on pairs
   b. Mop Plates: 4 inches (102 mm) high by 2 inches (51 mm) less width of door on single doors, 1 inch (25 mm) less width of door on pairs
   c. Armor Plates: 36 inches (914 mm) high by 2 inches (51 mm) less width of door on single doors, 1 inch (25 mm) less width of door on pairs

2.08 DOOR STOPS AND HOLDERS

A. Manufacturers:

1. Scheduled Manufacturer: Ives.
2. Acceptable Manufacturers: Burns, Rockwood.

B. Provide door stops at each door leaf:

1. Provide wall stops wherever possible. Provide convex type where mortise type locks are used and concave type where cylindrical type locks are used.
2. Where a wall stop cannot be used, provide universal floor stops for low or high rise options.
3. Where wall or floor stop cannot be used, provide medium duty surface mounted overhead stop.

2.09 THRESHOLDS, SEALS, DOOR SWEEPS, AUTOMATIC DOOR BOTTOMS, AND GASKETING

A. Manufacturers:

1. Scheduled Manufacturer: Zero International.
2. Acceptable Manufacturers: National Guard, Reese.

B. Requirements:

1. Provide thresholds, weather-stripping (including door sweeps, seals, and astragals) and gasketing systems (including smoke, sound, and light) as specified and per architectural details. Match finish of other items.
2. Smoke- and Draft-Control Door Assemblies: Where smoke- and draft-control door assemblies are required, provide door hardware that meets requirements of assemblies tested according to UL 1784 and installed in compliance with NFPA 105.
3. Size of thresholds:

   a. Saddle Thresholds: 1/2 inch (13 mm) high by jamb width by door width
   b. Bumper Seal Thresholds: 1/2 inch (13 mm) high by 5 inches (127 mm) wide by door width

4. Provide door sweeps, seals, astragals, and auto door bottoms only of type where resilient or flexible seal strip is easily replaceable and readily available.

2.10 SILENCERS

A. Manufacturers:

1. Scheduled Manufacturer: Ives.
2. Acceptable Manufacturers: Burns, Rockwood.

B. Requirements:

1. Provide "push-in" type silencers for hollow metal or wood frames.
2. Provide one silencer per 30 inches (762 mm) of height on each single frame, and two for each pair frame.
3. Omit where gasketing is specified.

2.11 FINISHES

A. Finish: BHMA 606/633 (US4); except:

1. Continuous Hinges: BHMA 630 (US32D)
2. Continuous Hinges: BHMA 688 (US4)
3. Door Closers: Powder Coat to Match
4. Latch Protectors: BHMA 630 (US32D)
5. Weatherstripping: Gold Anodized Aluminum
6. Thresholds: Extruded Architectural Bronze – Mill Finish

PART 3 - EXECUTION

3.01 EXAMINATION

A. Prior to installation of hardware, examine doors and frames, with Installer present, for compliance with requirements for installation tolerances, labeled fire-rated door assembly construction, wall and floor construction, and other conditions affecting performance.

B. Field verify existing doors and frames receiving new hardware and existing conditions receiving new openings. Verify that new hardware is compatible with existing door and frame preparation and existing conditions.

C. Examine roughing-in for electrical power systems to verify actual locations of wiring connections before electrified door hardware installation.

D. Proceed with installation only after unsatisfactory conditions have been corrected.

3.02 PREPARATION

A. Where on-site modification of doors and frames is required:

1. Carefully remove existing door hardware and components being reused. Clean, protect, tag, and store in accordance with storage and handling requirements specified herein.
2. Field modify and prepare existing door and frame for new hardware being installed.
3. When modifications are exposed to view, use concealed fasteners, when possible.
4. Prepare hardware locations and reinstall in accordance with installation requirements for new door hardware and with:

a. Steel Doors and Frames: For surface applied door hardware, drill and tap doors and frames according to ANSI/SDI A250.6.
b. Wood Doors: DHI WDHS.5 "Recommended Hardware Reinforcement Locations for Mineral Core Wood Flush Doors."
c. Doors in rated assemblies: NFPA 80 for restrictions on on-site door hardware preparation.

3.03 INSTALLATION

A. Mount door hardware units at heights to comply with the following, unless otherwise indicated or required to comply with governing regulations.

1. Standard Steel Doors and Frames: ANSI/SDI A250.8.

2. Custom Steel Doors and Frames: HMMA 831.
3. Wood Doors: DHI WDHS.3, "Recommended Locations for Architectural Hardware for Wood Flush Doors."

B. Install each hardware item in compliance with manufacturer's instructions and recommendations, using only fasteners provided by manufacturer.

C. Do not install surface mounted items until finishes have been completed on substrate. Protect all installed hardware during painting.

D. Set units level, plumb and true to line and location. Adjust and reinforce attachment substrate as necessary for proper installation and operation.

E. Drill and countersink units that are not factory prepared for anchorage fasteners. Space fasteners and anchors according to industry standards.

F. Install operating parts so they move freely and smoothly without binding, sticking, or excessive clearance.

G. Hinges: Install types and in quantities indicated in door hardware schedule but not fewer than quantity recommended by manufacturer for application indicated or one hinge for every 30 inches (750 mm) of door height, whichever is more stringent, unless other equivalent means of support for door, such as spring hinges or pivots, are provided.

H. Intermediate Offset Pivots: Where offset pivots are indicated, provide intermediate offset pivots in quantities indicated in door hardware schedule but not fewer than one intermediate offset pivot per door and one additional intermediate offset pivot for every 30 inches (750 mm) of door height greater than 90 inches (2286 mm).

I. Key Control System: Tag keys and place them on markers and hooks in key control system cabinet, as determined by final keying schedule.

J. Door Closers: Mount closers on room side of corridor doors, inside of exterior doors, and stair side of stairway doors from corridors. Mount closers so they are not visible in corridors, lobbies and other public spaces unless approved by Architect.

K. Closer/Holders: Mount closer/holders on room side of corridor doors, inside of exterior doors, and stair side of stairway doors.

L. Power Supplies: Locate power supplies as indicated or, if not indicated, above accessible ceilings or in equipment room, or alternate location as directed by Architect.

M. Thresholds: Set thresholds in full bed of sealant complying with requirements specified in Division 07 Section "Joint Sealants."

N. Stops: Provide floor stops for doors unless wall or other type stops are indicated in door hardware schedule. Do not mount floor stops where they may impede traffic or present tripping hazard.

O. Perimeter Gasketing: Apply to head and jamb, forming seal between door and frame.

P. Meeting Stile Gasketing: Fasten to meeting stiles, forming seal when doors are closed.

3.04 FIELD QUALITY CONTROL

A. Engage qualified manufacturer trained representative to perform inspections and to prepare inspection reports.

   1. Representative will inspect door hardware and state in each report whether installed work complies with or deviates from requirements, including whether door hardware is properly installed and adjusted.

3.05 ADJUSTING

A. Initial Adjustment: Adjust and check each operating item of door hardware and each door to ensure proper operation or function of every unit. Replace units that cannot be adjusted to operate as intended. Adjust door control devices to compensate for final operation of heating and ventilating equipment and to comply with referenced accessibility requirements.

   1. Door Closers: Adjust sweep period to comply with accessibility requirements and requirements of authorities having jurisdiction.

B. Occupancy Adjustment: Approximately three to six months after date of Substantial Completion, Installer's Architectural Hardware Consultant must examine and readjust each item of door hardware, including adjusting operating forces, as necessary to ensure function of doors and door hardware.

3.06 CLEANING AND PROTECTION

A. Clean adjacent surfaces soiled by door hardware installation.

B. Clean operating items as necessary to restore proper function and finish.

C. Provide final protection and maintain conditions that ensure door hardware is without damage or deterioration at time of Substantial Completion.

3.07 DOOR HARDWARE SCHEDULE

A. Hardware items are referenced in the following hardware. Refer to the above-specifications for special features, options, cylinders/keying, and other requirements.

B. Hardware Sets:

HARDWARE SET: 01

001

PROVIDE EACH SGL DOOR(S) WITH THE FOLLOWING:

QTY		DESCRIPTION	CATALOG NUMBER	MFR
3	EA	HINGE	5BB1 SERIES AS SPECIFIED	IVE
1	EA	STOREROOM LOCK	ND80	SCH
1	EA	SURFACE CLOSER	4011/4111EDA AS SPECIFIED	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	STOP	WS407/FS436 AS SPECIFIED	IVE
3	EA	SILENCER	SR64	IVE

HARDWARE SET: 02

010 011 118

PROVIDE EACH SGL DOOR(S) WITH THE FOLLOWING:

QTY		DESCRIPTION	CATALOG NUMBER	MFR
3	EA	HINGE	5BB1 SERIES AS SPECIFIED	IVE
1	EA	PRIVACY LOCK	ND40	SCH
1	EA	STOP	WS407/FS436 AS SPECIFIED	IVE
3	EA	SILENCER	SR64	IVE

HARDWARE SET: 03

009 104 104A 115 119 120

PROVIDE EACH SGL DOOR(S) WITH THE FOLLOWING:

QTY		DESCRIPTION	CATALOG NUMBER	MFR
3	EA	HINGE	5BB1 SERIES AS SPECIFIED	IVE
1	EA	CLASSROOM LOCK	ND70	SCH
1	EA	STOP	WS407/FS436 AS SPECIFIED	IVE
3	EA	SILENCER	SR64	IVE

HARDWARE SET: 05

117A

PROVIDE EACH SGL DOOR(S) WITH THE FOLLOWING:

QTY		DESCRIPTION	CATALOG NUMBER	MFR
3	EA	HINGE	5BB1 SERIES AS SPECIFIED	IVE
1	EA	PASSAGE SET	ND10S RHO	SCH
1	EA	SURFACE CLOSER	4011/4111EDA AS SPECIFIED	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	STOP	WS407/FS436 AS SPECIFIED	IVE
3	EA	SILENCER	SR64	IVE

HARDWARE SET: 06

005A

PROVIDE EACH PR DOOR(S) WITH THE FOLLOWING:

QTY		DESCRIPTION	CATALOG NUMBER	MFR
6	EA	HINGE	5BB1 SERIES AS SPECIFIED	IVE
2	EA	MANUAL FLUSH BOLT	FB458	IVE
1	EA	DUST PROOF STRIKE	DP1/DP2 AS REQUIRED	IVE
1	EA	CLASSROOM LOCK	ND70	SCH
1	EA	SURFACE CLOSER	4011/4111EDA AS SPECIFIED	LCN
2	EA	KICK PLATE	8400 10" X 1" LDW B-CS	IVE
2	EA	STOP	WS407/FS436 AS SPECIFIED	IVE
2	EA	SILENCER	SR64	IVE

HARDWARE SET: 07

121

PROVIDE EACH SGL DOOR(S) WITH THE FOLLOWING:

QTY		DESCRIPTION	CATALOG NUMBER	MFR
3	EA	HINGE	5BB1 SERIES AS SPECIFIED	IVE
1	EA	ENTRANCE LOCK	ND53	SCH
1	EA	SURFACE CLOSER	4011/4111EDA AS SPECIFIED	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	STOP	WS407/FS436 AS SPECIFIED	IVE
3	EA	SILENCER	SR64	IVE

SECTION 08 80 00
GLAZING

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Glass.

B. Obscured glass lights where shown.

C. Glazing compounds and accessories.

1.02 RELATED REQUIREMENTS

A. Section 08 1213 - Hollow Metal Frames: Glazed borrowed lites.

B. Section 08 1416 - Flush Wood Doors: Glazed lites in doors.

1.03 REFERENCE STANDARDS

A. 16 CFR 1201 - Safety Standard for Architectural Glazing Materials; current edition.

B. ASTM C864 - Standard Specification for Dense Elastomeric Compression Seal Gaskets, Setting Blocks, and Spacers; 2005 (Reapproved 2011).

C. ASTM C1036 - Standard Specification for Flat Glass; 2011e1.

D. ASTM C1048 - Standard Specification for Heat-Strengthened and Fully Tempered Flat Glass; 2012.

E. ASTM C1172 - Standard Specification for Laminated Architectural Flat Glass; 2009e1.

F. ASTM C1193 - Standard Guide for Use of Joint Sealants; 2013.

G. ASTM E1300 - Standard Practice for Determining Load Resistance of Glass in Buildings; 2012a.

H. ASTM E2190 - Standard Specification for Insulating Glass Unit Performance and Evaluation; 2010.

I. GANA (GM) - GANA Glazing Manual; Glass Association of North America; 2009.

J. GANA (SM) - GANA Sealant Manual; Glass Association of North America; 2008.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data on Glass Types: Provide structural, physical and environmental characteristics, size limitations, special handling or installation requirements.

1.06 QUALITY ASSURANCE

A. Perform Work in accordance with GANA Glazing Manual and GANA Sealant Manual for glazing installation methods.

B. Installer Qualifications: Company specializing in performing the work of this section with minimum 5 years documented experience.

1.07 FIELD CONDITIONS

A. Do not install glazing when ambient temperature is less than 50 degrees F (10 degrees C).

B. Maintain minimum ambient temperature before, during and 24 hours after installation of glazing compounds.

1.08 WARRANTY

A. See Section 01 7800 - Closeout Submittals, for additional warranty requirements.

B. Sealed Insulating Glass Units: Provide a five (5) year warranty to include coverage for seal failure, interpane dusting or misting, including replacement of failed units.

PART 2 PRODUCTS

2.01 GLAZING TYPES

A. Type S-1 - Single Vision Glazing:
   1. Applications: All interior glazing unless otherwise indicated.
   2. Type: Annealed float glass.
   3. Tint: Clear.
   4. Thickness: 1/4 inch (6 mm).

B. Type S-2 - Single Safety Glazing: Non-fire-rated.
   1. Applications: Provide this type of glazing in the following locations:
      a. Glazed lites in doors, except fire doors.
      b. Glazed sidelights to doors, except in fire-rated walls and partitions.
      c. Other locations required by applicable federal, state, and local codes and regulations.
      d. As second panel on room interior at indicated spaces, all frames.
   2. Type: Laminated safety glass as specified.
   3. Tint: Clear.
   4. Thickness: 1/4 inch (6 mm).

C. Type S-3 - Obscured Glazing: Translucent, showing shadows but not forms.
   1. Applications: Glazing indicated as Frosted. Locations on drawings
   2. Type: Etched float glass, fully tempered.
   3. Tint: Clear.
   4. Thickness: 1/4 inch (6 mm).

D. Type IG-1 - Sealed Insulating Glass Units: Safety glazing, low-E.
   1. Application(s): All exterior glazing unless otherwise indicated.
   2. Substitutions: Refer to Section 01 6000 - Product Requirements.
   3. Between-lite space filled with air.
   4. Basis of Design: Guardian Industries Corp: www.sunguardglass.com.
   5. Outboard Lite: Tempered float glass, 1/4 inch (6 mm) thick, minimum.
      a. Coating: SunGuard SNR 43 on #2 surface.
      b. Tint: None (clear).
   6. Inboard Lite: Tempered float glass, 1/4 inch (6 mm) thick.
      a. Tint: None (clear).
   7. Total Thickness: 1 inch (25 mm).

2.02 GLASS MATERIALS

A. Float Glass: All glazing is to be float glass unless otherwise indicated.
   1. Annealed Type: ASTM C1036, Type I, transparent flat, Class 1 clear, Quality Q3 (glazing select).
   2. Heat-Strengthened and Fully Tempered Types: ASTM C1048.
   3. Tinted Types: Color and performance characteristics as indicated.
   4. Thicknesses: As indicated; for exterior glazing comply with specified requirements for wind load design regardless of specified thickness.

B. Laminated Glass: Float glass laminated in accordance with ASTM C1172.
   1. Laminated Safety Glass: Comply with 16 CFR 1201 test requirements for Category II.
   2. Plastic Interlayer: 0.060 inch (1.52 mm) thick, minimum.
   3. Where fully tempered is specified or required, provide glass that has been tempered by the tong-less horizontal method.

2.03 EXTERIOR GLAZING ASSEMBLIES

A. Structural Design Criteria: Select type and thickness to withstand dead loads and wind loads acting normal to plane of glass at design pressures calculated in accordance with Rhode Island code.
   1. Use the procedure specified in ASTM E1300 to determine glass type and thickness.
   2. Limit glass deflection to 1/200 or flexure limit of glass, whichever is less, with full recovery of glazing materials.
   3. Thicknesses listed are minimum.

2.04 GLASS MATERIALS

A. Float Glass: All glazing is to be float glass unless otherwise indicated.
   1. Annealed Type: ASTM C1036, Type I, transparent flat, Class 1 clear, Quality Q3 (glazing select).
   2. Heat-Strengthened and Fully Tempered Types: ASTM C1048.
   3. Tinted Types: Color and performance characteristics as indicated.
   4. Thicknesses: As indicated; for exterior glazing comply with specified requirements for wind load design regardless of specified thickness.

B. Laminated Glass: Float glass laminated in accordance with ASTM C1172.
   1. Plastic Interlayer: 0.060 inch (1.52 mm) thick, minimum.
   2. Where fully tempered is specified or required, provide glass that has been tempered by the tong-less horizontal method.

2.05 SEALED INSULATING GLASS UNITS

A. Sealed Insulating Glass Units: Types as indicated.
   1. Durability: Certified by an independent testing agency to comply with ASTM E2190.
   2. Edge Spacers: Aluminum, bent and soldered corners.
   3. Edge Seal: Glass to elastomer with supplementary silicone sealant.
   4. Purge interpane space with dry hermetic air.

2.06 GLAZING COMPOUNDS

A. Manufacturers:
   1. Bostik Inc: www.bostik-us.com.
   2. Momentive Performance Materials, Inc (formerly GE Silicones): www.momentive.com.
   3. Pecora Corporation: www.pecora.com.
   4. BASF Construction Chemicals-Building Systems: www.buildingsystems.basf.com.
   5. Substitutions: Refer to Section 01 6000 - Product Requirements.

B. Glazing Putty: Polymer modified latex recommended by manufacturer for outdoor use, knife grade consistency; grey color.

C. Silicone Sealant: Single component; neutral curing; capable of water immersion without loss of properties; non-bleeding, non-staining; ASTM C 920, Type S, Grade NS, Class 25, Uses M, A, and G; cured Shore A hardness of 15 to 25; black.

2.07 GLAZING ACCESSORIES

A. Setting Blocks: Neoprene, 80 to 90 Shore A durometer hardness, ASTM C864 Option I. Length of 0.1 inch for each square foot (25 mm for each square meter) of glazing or minimum 4 inch (100 mm) x width of glazing rabbet space minus 1/16 inch (1.5 mm) x height to suit glazing method and pane weight and area.

B. Spacer Shims: Neoprene, 50 to 60 Shore A durometer hardness, ASTM C 864 Option I. Minimum 3 inch (75 mm) long x one half the height of the glazing stop x thickness to suit application, self adhesive on one face.

C. Glazing Tape: Preformed butyl compound with integral resilient tube spacing device; 10 to 15 Shore A durometer hardness; coiled on release paper; black.

D. Glazing Gaskets: Resilient silicone extruded shape to suit glazing channel retaining slot; ASTM C864 Option I, black.

E. Glazing Clips: Manufacturer's standard type.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that openings for glazing are correctly sized and within tolerance.

B. Verify that surfaces of glazing channels or recesses are clean, free of obstructions that may impede moisture movement, weeps are clear, and ready to receive glazing.

3.02 INSTALLATION - INTERIOR DRY METHOD (TAPE AND TAPE)

A. Cut glazing tape to length and set against permanent stops, projecting 1/16 inch (1.6 mm) above sight line.

B. Place setting blocks at 1/4 points with edge block no more than 6 inches (150 mm) from corners.

C. Rest glazing on setting blocks and push against tape for full contact at perimeter of pane or unit.

D. Place glazing tape on free perimeter of glazing in same manner described above.

E. Install removable stop without displacement of tape. Exert pressure on tape for full continuous contact.

F. Knife trim protruding tape.

3.03 CLEANING

A. Remove glazing materials from finish surfaces.

B. Remove labels after Work is complete.

C. Clean glass and adjacent surfaces.

END OF SECTION

SECTION 09 21 16
GYPSUM BOARD ASSEMBLIES

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Performance criteria for gypsum board assemblies.

B. Acoustic insulation.

C. Gypsum wallboard.

D. Joint treatment and accessories.

1.02 RELATED REQUIREMENTS

A. Section 08 4313 – Non-Structural Metal Framing: Interior metal framing.

B. Section 09 9000 - Painting: Gypsum board finish.

1.03 REFERENCE STANDARDS

A. ASTM C475/C475M - Standard Specification for Joint Compound and Joint Tape for Finishing Gypsum Board; 2012.

B. ASTM C665 - Standard Specification for Mineral-Fiber Blanket Thermal Insulation for Light Frame Construction and Manufactured Housing; 2012.

C. ASTM C840 - Standard Specification for Application and Finishing of Gypsum Board; 2013.

D. ASTM C1396/C1396M - Standard Specification for Gypsum Board; 2013.

E. GA-216 - Application and Finishing of Gypsum Board; Gypsum Association; 2013.

F. UL (FRD) - Fire Resistance Directory; Underwriters Laboratories Inc.; current edition.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Shop Drawings: Indicate special details associated with fireproofing and acoustic seals.

C. Product Data: Provide data on metal framing, gypsum board, accessories, and joint finishing system.

D. Product Data: Provide manufacturer's data on partition head to structure connectors, showing compliance with requirements.

1.05 QUALITY ASSURANCE

A. Installer Qualifications: Company specializing in performing gypsum board application and finishing, with minimum five years of documented experience.

PART 2 PRODUCTS

2.01 GYPSUM BOARD ASSEMBLIES

A. Provide completed assemblies complying with ASTM C840 and GA-216.

B. Fire Rated Assemblies: Provide completed assemblies with the following characteristics:
   1. Fire Rated Partitions: UL listed assembly as indicated on drawings.
   2. UL Assembly Numbers: Provide construction equivalent to that listed for the particular assembly in the current UL Fire Resistance Directory.

2.02 BOARD MATERIALS

A. Manufacturers - Gypsum-Based Board:
   1. American Gypsum: www.americangypsum.com.

2. CertainTeed Corporation: www.certainteed.com.
3. Georgia-Pacific Gypsum: www.gpgypsum.com.
4. National Gypsum Company: www.nationalgypsum.com.
5. USG Corporation: www.usg.com.

B. Gypsum Wallboard: Paper-faced gypsum panels as defined in ASTM C1396/C1396M; sizes to minimize joints in place; ends square cut.
1. Application: Use for vertical surfaces and ceilings, unless otherwise indicated.
2. Thickness:
a. Vertical Surfaces: 5/8 inch (16 mm).
b. Ceilings: 1/2 inch (13 mm).
c. Multi-Layer Assemblies: Thicknesses as indicated on drawings.
3. Paper-Faced Products:
a. American Gypsum; EagleRoc Regular Gypsum Wallboard and FireBloc Type X Gypsum Wallboard.
b. CertainTeed Corporation; ProRoc Brand Gypsum Board.
c. Georgia-Pacific Gypsum; ToughRock, ToughRock Fireguard, and ToughRock FireGuard C Gypsum Wallboard.
d. National Gypsum Company; Gold Bond Brand Gypsum Wallboard.
e. USG Corporation; Sheetrock Brand Gypsum Panels.

C. Ceiling Board: Special sag-resistant gypsum ceiling board as defined in ASTM C1396/C1396M; sizes to minimize joints in place; ends square cut.
1. Application: Ceilings, unless otherwise indicated.
2. Thickness: 1/2 inch (13 mm).
3. Edges: Tapered.

2.03 ACCESSORIES

A. Acoustic Insulation: ASTM C665; preformed glass fiber, friction fit type, unfaced. Thickness: full width of wall cavity.

B. Acoustic Sealant: Non-hardening, non-skinning, for use in conjunction with gypsum board as manufactured by Tremco Group, or equal.

C. Joint Materials: ASTM C475 and as recommended by gypsum board manufacturer for project conditions.
1. Tape: 2 inch (50 mm) wide, coated glass fiber tape for joints and corners, except as otherwise indicated.

D. Anchorage to Substrate: Tie wire, nails, screws, and other metal supports, of type and size to suit application; to rigidly secure materials in place.

E. End Closure Molding: Fry Reglet Corporation, product number DMEC. Extruded aluminum with dimensions as required by partition type. Run closure full height of exposed length.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that project conditions are appropriate for work of this section to commence.

3.02 ACOUSTIC ACCESSORIES INSTALLATION

A. Acoustic Insulation: Place tightly within spaces, around cut openings, behind and around electrical and mechanical items within partitions, and tight to items passing through partitions.

B. Acoustic Sealant: Install in accordance with manufacturer's instructions.

3.03 INSTALLATION OF TRIM AND ACCESSORIES

A. Control Joints: Place control joints consistent with lines of building spaces and as indicated.

1. Not more than 30 feet (10 meters) apart on walls and ceilings over 50 feet (16 meters) long.

B. Corner Beads: Install at external corners, using longest practical lengths.

C. Edge Trim: Install at locations where gypsum board abuts dissimilar materials and as indicated.

3.04 JOINT TREATMENT

A. Finish gypsum board in accordance with levels defined in ASTM C840, as follows:
   1. Level 4: Walls and ceilings to receive paint finish or wall coverings, unless otherwise indicated.
   2. Level 1: Wall areas above finished ceilings, whether or not accessible in the completed construction.

B. Tape, fill, and sand exposed joints, edges, and corners to produce smooth surface ready to receive finishes.
   1. Feather coats of joint compound so that camber is maximum 1/32 inch (0.8 mm).

3.05 TOLERANCES

A. Maximum Variation of Finished Gypsum Board Surface from True Flatness: 1/8 inch in 10 feet (3 mm in 3 m) in any direction.

END OF SECTION

SECTION 09 22 16
NON-STRUCTURAL METAL FRAMING

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Metal partition, ceiling, and soffit framing.

B. Framing accessories.

1.02 RELATED REQUIREMENTS

A. Section 09 2116 – Gypsum Board Assemblies.

1.03 REFERENCE STANDARDS

A. AISI SG02-1 - North American Specification for the Design of Cold-Formed Steel Structural Members; American Iron and Steel Institute; 2001 with 2004 supplement. (replaced SG-971)

B. ASTM A653/A653M - Standard Specification for Steel Sheet, Zinc-Coated (Galvanized) or Zinc-Iron Alloy-Coated (Galvannealed) by the Hot-Dip Process; 2013.

C. ASTM C645 - Standard Specification for Nonstructural Steel Framing Members; 2013.

D. ASTM C665 - Standard Specification for Mineral-Fiber Blanket Thermal Insulation for Light Frame Construction and Manufactured Housing; 2012.

E. ASTM C754 - Standard Specification for Installation of Steel Framing Members to Receive Screw-Attached Gypsum Panel Products; 2011.

F. ASTM C1002 - Standard Specification for Steel Self-Piercing Tapping Screws for the Application of Gypsum Panel Products or Metal Plaster Bases to Wood Studs or Steel Studs; 2007.

G. ASTM E90 - Standard Test Method for Laboratory Measurement of Airborne Sound Transmission Loss of Building Partitions and Elements; 2009.

H. ASTM E413 - Classification for Rating Sound Insulation; 2010.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Shop Drawings:

1. Indicate prefabricated work, component details, stud layout, framed openings, anchorage to structure, acoustic details, type and location of fasteners, accessories, and items of other related work.
2. Describe method for securing studs to tracks, splicing, and for blocking and reinforcement of framing connections.

C. Product Data: Provide data describing framing member materials and finish, product criteria, load charts, and limitations.

D. Product Data: Provide manufacturer's data on partition head to structure connectors, showing compliance with requirements.

E. Manufacturer's Installation Instructions: Indicate special procedures and perimeter conditions requiring special attention.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Metal Framing, Connectors, and Accessories:

1. Clarkwestern Dietrich Building Systems: www.clarkdeitrich.com.
2. Marino: www.marinoware.com.
3. Simpson Strong Tie: www.strongtie.com.
4. Substitutions: See Section 01 6000 - Product Requirements.

2.02 FRAMING MATERIALS

A. Non-Loadbearing Framing System Components: ASTM C645; galvanized sheet steel, of size and properties necessary to comply with ASTM C754 for the spacing indicated, with maximum deflection of wall framing of L/240 at 5 psf (240 Pa).
   1. Studs: C shaped with flat or formed webs with knurled faces.
   2. Runners: U shaped, sized to match studs.

B. Ceiling Hangers: Type and size as specified in ASTM C754 for spacing required.

C. Partition Head to Structure Connections: Provide mechanical anchorage devices that accommodate deflection using slotted holes, screws and anti-friction bushings, preventing rotation of studs while maintaining structural performance of partition.
   1. Structural Performance: Maintain lateral load resistance and vertical movement capacity required by applicable code, when evaluated in accordance with AISI North American Specification for the Design of Cold-Formed Steel Structural Members.
   2. Material: ASTM A653/A653M steel sheet, SS Grade 50, with G60/Z180 hot dipped galvanized coating.

D. Tracks and Runners: Same material and thickness as studs, bent leg retainer notched to receive studs with provision for crimp locking to stud.

E. Furring and Bracing Members: Of same material as studs; thickness to suit purpose; complying with applicable requirements of ASTM C754.

F. Fasteners: ASTM C1002 self-piercing tapping screws.

2.03 FABRICATION

A. Fabricate assemblies of framed sections to sizes and profiles required.

B. Fit, reinforce, and brace framing members to suit design requirements.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify existing conditions before starting work.

B. Verify that rough-in utilities are in proper location.

3.02 INSTALLATION OF STUD FRAMING

A. Comply with requirements of ASTM C754.

B. Extend partition framing to structure where indicated and to ceiling in other locations.

C. Partitions Terminating at Structure: Attach top runner to structure, maintain clearance between top of studs and structure, and connect studs to track using specified mechanical devices in accordance with manufacturer's instructions; verify free movement of top of stud connections; do not leave studs unattached to track.

D. Align and secure top and bottom runners at 24 inches (600 mm) on center.

E. At partitions indicated with an acoustic rating:
   1. Provide components and install as required to produce STC rating as indicated on the drawings, based on published tests by manufacturer conducted in accordance with ASTM E90 with STC rating calculated in accordance with ASTM E413.
   2. Place one bead of acoustic sealant between runners and substrate, studs and adjacent construction.
   3. Place one bead of acoustic sealant between studs and adjacent vertical surfaces.

F. Fit runners under and above openings; secure intermediate studs to same spacing as wall studs.

G. Install studs vertically at 16 inches (400 mm) on center, as indicated on drawings or as required by manufacturers recommendation for span whichever is most stringent.

H. Align stud web openings horizontally.

I. Secure studs to tracks using crimping method. Do not weld.

J. Fabricate corners using a minimum of three studs.

K. Double stud at wall openings, door and window jambs, not more than 2 inches (50 mm) from each side of openings.

L. Coordinate erection of studs with requirements of door frames; install supports and attachments.

M. Coordinate installation of bucks, anchors, and blocking with electrical, mechanical, and other work to be placed within or behind stud framing.

3.03 CEILING AND SOFFIT FRAMING

A. Install furring after work above ceiling or soffit is complete. Coordinate the location of hangers with other work.

B. Install furring independent of walls, columns, and above-ceiling work.

C. Securely anchor hangers to structural members or embed in structural slab. Space hangers as required to limit deflection to criteria indicated. Use rigid hangers at exterior soffits.

D. Space main carrying channels at maximum 72 inch (1 800 mm) on center, and not more than 6 inches (150 mm) from wall surfaces. Lap splice securely.

E. Securely fix carrying channels to hangers to prevent turning or twisting and to transmit full load to hangers.

F. Place furring channels perpendicular to carrying channels, not more than 2 inches (50 mm) from perimeter walls, and rigidly secure. Lap splices securely.

G. Reinforce openings in suspension system that interrupt main carrying channels or furring channels with lateral channel bracing. Extend bracing minimum 24 inches (600 mm) past each opening.

H. Laterally brace suspension system.

3.04 TOLERANCES

A. Maximum Variation From True Position: 1/8 inch in 10 feet (3 mm in 3 m).

B. Maximum Variation From Plumb: 1/8 inch in 10 feet (3 mm in 3 m).

END OF SECTION

SECTION 09 51 00
ACOUSTICAL CEILINGS

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Suspended metal grid ceiling system.

B. Acoustical units.

1.02 RELATED REQUIREMENTS

A. Section 28 3100 - Fire Detection and Alarm: Fire alarm components in ceiling system.

B. Section 21 1300 - Fire-Suppression Sprinkler Systems: Sprinkler heads in ceiling system.

C. Section 23 3700 - Air Outlets and Inlets: Air diffusion devices in ceiling.

D. Section 26 5100 - Interior Lighting: Light fixtures in ceiling system.

1.03 REFERENCE STANDARDS

A. ASTM C635/C635M - Standard Specification for the Manufacture, Performance, and Testing of Metal Suspension Systems for Acoustical Tile and Lay-in Panel Ceilings; 2013a.

B. ASTM E1264 - Standard Classification for Acoustical Ceiling Products; 2008e1.

C. UL (FRD) - Fire Resistance Directory; Underwriters Laboratories Inc.; current edition.

1.04 ADMINISTRATIVE REQUIREMENTS

A. Sequence work to ensure acoustical ceilings are not installed until building is enclosed, sufficient heat is provided, dust generating activities have terminated, and overhead work is completed, tested, and approved.

B. Do not install acoustical units until after interior wet work is dry.

1.05 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Shop Drawings: Indicate grid layout and related dimensioning.

C. Product Data: Provide data on suspension system components.

D. Samples: Submit standard wood stain color chips.

1.06 QUALITY ASSURANCE

A. Fire-Resistive Assemblies: Complete assembly listed and classified by UL for the fire resistance indicated.

B. Suspension System Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section with minimum three years documented experience.

C. Acoustical Unit Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section with minimum three years documented experience.

1.07 FIELD CONDITIONS

A. Maintain uniform temperature of minimum 60 degrees F (16 degrees C), and maximum humidity of 40 percent prior to, during, and after acoustical unit installation.

PART 2 PRODUCTS

2.01 ACOUSTICAL UNITS

A. Manufacturers:

1. Armstrong World Industries, Inc: www.armstrong.com.
2. CertainTeed Corporation: www.certainteed.com.
3. USG: www.usg.com.

B. Acoustical Units - General: ASTM E1264, Class A.
1. Units for Installation in Fire-Rated Suspension System: Listed and classified for the fire-resistive assembly the suspension system is a part of.

C. Acoustical Panels: Painted mineral fiber, ASTM E1264 Type III, fire class A, with the following characteristics:
1. Product: Dune by Armstrong World Industries, Inc.
2. Size: 24 x 24 inches.
3. Thickness: 5/8 inches.
4. Edge: Angled Tegular.
5. Surface Color: White.
6. Surface Pattern: Perforated, regularly spaced large holes.
7. Suspension System: Exposed grid Type 15/16” Grid.

2.03 SUSPENSION SYSTEM(S)

A. Manufacturers:
1. Same as for acoustical units.
2. Substitutions: See Section 01 6000 - Product Requirements.

B. Suspension Systems - General: Complying with ASTM C635/C635M; die cut and interlocking components, with stabilizer bars, clips, splices, perimeter moldings, and hold down clips as required.

C. Steel Suspension System: Formed steel, commercial quality cold rolled; intermediate-duty.
1. Profile: Tee; 15/16 inch (24 mm) wide face.
2. Construction: Double web.
3. Finish: White painted.

2.04 ACCESSORIES

A. Support Channels and Hangers: Galvanized steel; size and type to suit application, seismic requirements, and ceiling system flatness requirement specified.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify existing conditions before starting work.

B. Verify that layout of hangers will not interfere with other work.

3.02 INSTALLATION - SUSPENSION SYSTEM

A. Rigidly secure system, including integral mechanical and electrical components, for maximum deflection of 1:360.

B. Install after major above-ceiling work is complete. Coordinate the location of hangers with other work.

C. Hang suspension system independent of walls, columns, ducts, pipes and conduit. Where carrying members are spliced, avoid visible displacement of face plane of adjacent members.

D. Where ducts or other equipment prevent the regular spacing of hangers, reinforce the nearest affected hangers and related carrying channels to span the extra distance.

E. Do not support components on main runners or cross runners if weight causes total dead load to exceed deflection capability.

F. Support fixture loads using supplementary hangers located within 6 inches (150 mm) of each corner, or support components independently.

G. Do not eccentrically load system or induce rotation of runners.

3.03 INSTALLATION - ACOUSTICAL UNITS

A. Install acoustical units in accordance with manufacturer's instructions.

B. Fit acoustical units in place, free from damaged edges or other defects detrimental to appearance and function.

C. Fit border trim neatly against abutting surfaces.

D. Install units after above-ceiling work is complete.

E. Install acoustical units level, in uniform plane, and free from twist, warp, and dents.

F. Cutting Acoustical Units:
   1. Make field cut edges of same profile as factory edges.

G. Install hold-down clips on each panel to retain panels tight to grid system; comply with fire rating requirements.

END OF SECTION

SECTION 09 65 00
RESILIENT FLOORING

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Sheet vinyl flooring.

B. Resilient base.

C. Floor Prep.

1.02 REFERENCE STANDARDS

A. ASTM F1066 - Standard Specification for Vinyl Composition Floor Tile; 2004 (Reapproved 2010)e1.

B. ASTM F1861 - Standard Specification for Resilient Wall Base; 2008 (Reapproved 2012).

1.03 SUBMITTALS

A. See Section 01 3000 - Administrative Requirements, for submittal procedures.

B. Product Data: Provide data on specified products, describing physical and performance characteristics; including sizes, patterns and colors available; and installation instructions.

C. Shop Drawings: Indicate seaming plan.

D. Verification Samples: Submit two samples, 12x12 inch in size illustrating color and pattern for each resilient flooring product specified.

E. Concrete Testing Standard: Submit a copy of ASTM F710.

F. Certification: Prior to installation of flooring, submit written certification by flooring manufacturer and adhesive manufacturer that condition of sub-floor is acceptable.

G. Maintenance Data: Include maintenance procedures, recommended maintenance materials, and suggested schedule for cleaning, stripping, and re-waxing.

1.04 FIELD CONDITIONS

A. Maintain temperature in storage area between 55 degrees F (13 degrees C) and 90 degrees F (72 degrees C).

B. Store materials for not less than 48 hours prior to installation in area of installation at a temperature of 70 degrees F (21 degrees C) to achieve temperature stability. Thereafter, maintain conditions above 55 degrees F (13 degrees C).

PART 2 PRODUCTS

2.01 VINYL FLOORING

A. Heterogeneous Vinyl Sheet Flooring

1. Provide product with the following physical characteristics:
    - a. Complies with requirements for ASTM F 1303, Type 1, Grade 1, Class B performance sheet vinyl floorcovering with backing.
    - b. Slip retardant particulate suspended evenly throughout the product thickness.
    - c. Directional pattern.
    - d. Roll/Sheet Width: 6' 6" (2 m).
    - e. Wear layer/Overall thickness: .080" (2.0 mm).
    - f. ASTM D 2047, Standard Test Method for Static Coefficient of Friction of Polish-Coated Flooring of 0.6 or greater.

g. ASTM F 970, Standard Test Method for Static Load Limit – passes 175 PSI requirement.
2. Pattern: Johnsonite Olympic Marble
3. Manufacturers:
   a. Johnsonite, Inc; www.tarkett.com.

2.02 RESILIENT BASE

A. Resilient Base: ASTM F1861, Type TV, vinyl, thermoplastic; top set Style B, Cove, and as follows:
   1. Height: 4 inch (100 mm).
   2. Thickness: 0.125 inch (3.2 mm) thick.
   3. Finish: Satin.
   4. Color: Roppe, 174 Smoke.
   5. Accessories: Premolded external corners and end stops
   6. Manufacturers:
      a. Roppe Corp: www.roppe.com.
      b. Mannington Commercial: www.manningtoncommercial.com.
      c. Johnsonite, a Tarkett Company: www.johnsonite.com.

2.03 ACCESSORIES

A. Sub-Floor Leveler: Premium self-leveling underlayment; type recommended by flooring material manufacturer. Ardex K15 or equal.

B. Adhesives: As approved by manufacturer for use with materials being adhered.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that surfaces are flat to tolerances acceptable to flooring manufacturer, free of cracks that might telegraph through flooring, clean, dry, and free of curing compounds, surface hardeners, and other chemicals that might interfere with bonding of flooring to substrate.

B. Cementitious Sub-floor Surfaces: Verify that substrates are dry enough and ready for resilient flooring installation by testing for moisture and pH.
   1. Obtain instructions if test results are not within limits recommended by resilient flooring manufacturer and adhesive materials manufacturer.

C. Verify that required floor-mounted utilities are in correct location.

3.02 PREPARATION

A. Prepare floor substrates as recommended by flooring and adhesive manufacturers.

B. Remove sub-floor ridges and bumps. Fill minor low spots, cracks, joints, holes, and other defects with sub-floor filler to achieve smooth, flat, hard surface.

C. Prohibit traffic until filler is cured.

3.03 INSTALLATION

A. Starting installation constitutes acceptance of sub-floor conditions.

B. Install in accordance with manufacturer's instructions.

C. Spread only enough adhesive to permit installation of materials before initial set.

D. Fit joints tightly.

E. Set flooring in place, press with heavy roller to attain full adhesion.

F. Where type of floor finish, pattern, or color are different on opposite sides of door, terminate flooring under centerline of door.

G. Install edge strips at unprotected or exposed edges, where flooring terminates, and where indicated.

H. Scribe flooring to walls, columns, cabinets, floor outlets, and other appurtenances to produce tight joints.

3.04 RESILIENT BASE

A. Fit joints tightly and make vertical. Maintain minimum dimension of 18 inches (45 mm) between joints.

B. Install base on solid backing. Bond tightly to wall and floor surfaces.

3.05 CLEANING

A. Remove excess adhesive from floor, base, and wall surfaces without damage.

B. Clean in accordance with manufacturer's instructions.

END OF SECTION

SECTION 09 68 13
TILE CARPETING

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Carpet, direct-glued.

B. Accessories.

C. Floor Prep.

1.02 RELATED REQUIREMENTS

A. Section 09 6500 – Resilient Flooring: Resilient Base.

1.03 REFERENCE STANDARDS

A. ASTM D2859 - Standard Test Method for Ignition Characteristics of Finished Textile Floor Covering Materials; 2006 (Reapproved 2011).

B. CRI (CIS) - Carpet Installation Standard; Carpet and Rug Institute; 2009.

C. CRI (GLA) - Green Label Testing Program - Approved Adhesive Products; Carpet and Rug Institute; Current Edition.

D. CRI (GLP) - Green Label Plus Carpet Testing Program - Approved Products; Carpet and Rug Institute; Current Edition.

E. NFPA 253 - Standard Method of Test for Critical Radiant Flux of Floor Covering Systems Using a Radiant Heat Energy Source; National Fire Protection Association; 2011.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Provide data on specified products, describing physical and performance characteristics; sizes, patterns, colors available, and method of installation.

C. Samples: Submit two carpet tiles illustrating color and pattern design for each carpet color selected.

D. Maintenance Data: Include maintenance procedures, recommended maintenance materials, and suggested schedule for cleaning.

E. Maintenance Materials: Furnish the following for Owner's use in maintenance of project.
   1. See Section 01 6000 - Product Requirements, for additional provisions.
   2. Extra Carpet Tiles: Quantity equal to 5 percent of total installed of each color and pattern installed.

1.05 QUALITY ASSURANCE

A. Installer Qualifications: Company specializing in installing carpet with minimum 5 years experience.

1.06 FIELD CONDITIONS

A. Store materials in area of installation for minimum period of 24 hours prior to installation.

B. Environmental Requirements/Conditions: In accordance with manufacturer's recommendations, areas to receive flooring should be clean, fully enclosed and weathertight. The permanent HVAC must be fully operational, controlled and set at a minimum of 68° F (20° C) for a minimum of seven days prior to, during, and seven days after the installation. The flooring material should be conditioned in the same manner for at least 48 hours prior to the installation. Areas to receive flooring shall be adequately lighted to allow for proper inspection of the substrate, installation and seaming of the flooring, and for final inspection.

1.07 WARRANTY

A. Warranty Period: Ten (10) year limited warranty commencing on Date of Substantial Completion.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Carpet:
   1. Mannington Flooring, Inc., www.Mannington.com.
   2. Substitutions: See Section 01 6000 - Product Requirements.

2.02 MATERIALS

A. Carpet (CPT-1) :
   1. Product: Deep Thoughts II Modular Collection Great Expectations II manufactured by Mannington Flooring. Basis of Design.
   2. Color: Formulate #33150.
   3. Description: Patterned loop Invista Antron Lumena Type 6,6 Four hole filament nylon
   4. Size: Approx. 24” x 24”
   5. Carton Size: 14 tiles (6..22 yards^2)
   6. Gauge: 1/12
   7. Backing: Reinforced closed cell polymer
   8. Substitutions: See Section 01 6000 - Product Requirements.

2.03 ACCESSORIES

A. Sub-Floor Leveler: Premium self-leveling underlayment; type recommended by flooring material manufacturer. Ardex K15 or equal.

B. Adhesives: Forbo FRT 950 Adhesive.

C. Flooring transition Strips: Vinyl, Grey color. Johnsonite or equal.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that sub-floor surfaces are dust-free and free of substances that could impair bonding of adhesive materials to sub-floor surfaces.

3.02 PREPARATION

A. Remove sub-floor ridges and bumps. Fill minor or local low spots, cracks, joints, holes, and other defects with sub-floor filler.

B. Apply, trowel, and float filler to achieve smooth, flat, hard surface. Prohibit traffic until filler is cured.

C. Vacuum clean substrate.

D. Adjacent Surfaces Protection: Protect adjacent work areas and finish surfaces from damage during product installation.

E. Surface Preparation:
   1. General: Prepare floor substrate in accordance with manufacturer's instructions.
   2. Floor Substrate: Floors shall be sound, smooth, flat, permanently dry, clean, and free of all foreign materials including, but not limited to, dust, paint, grease, oils, solvents, curing and hardening compounds, sealers, asphalt and old adhesive residue.

3. Concrete Floor Substrate: Concrete floor substrate shall have a minimum compressive strength of 3,000 psi. Refer to Division 3 Concrete sections for patching and repairing crack materials and leveling compounds with Portland cement based compounds.
    a. Reference Standard: Comply with the latest version of ASTM F 710 Standard Practice for Preparing Concrete Floors to Receive Resilient Flooring

F. Concrete Moisture Testing: Conduct moisture tests on <u>all</u> concrete floors regardless of the age, grade level or the presence of existing flooring. Conduct calcium chloride tests in accordance with the latest version of ASTM F 1869. Measure the internal relative humidity of the concrete slab in accordance with the latest version of ASTM F 2170. One test of each type should be conducted for every 1,000 square feet of flooring (minimum of 3). The tests should be conducted around the perimeter of the room, at columns, and anywhere moisture may be evident. Concrete moisture vapor emissions must not exceed 5.0 lbs. per 1,000 square feet in 24 hours when using Forbo FRT 950 adhesive. Concrete internal relative humidity must not exceed 75% when using Forbo FRT 950 adhesive. A diagram of the area showing the location and results of each test should be submitted to the Architect, General Contractor or End User. If the test results exceed these limitations, the installation must not proceed until the problem has been corrected.

F. Concrete pH Test: Perform pH tests on concrete floors regardless of the age or grade level. The surface pH of concrete slabs must not exceed a pH of 10. Concrete substrates with pH readings less than 7.0 or above 10.0 will require remediation prior to installation.

3.03 INSTALLATION

A. Starting installation constitutes acceptance of sub-floor conditions.

B. Install carpet tile in accordance with manufacturer's instructions and CRI Carpet Installation Standard.

C. Blend carpet from different cartons to ensure minimal variation in color match.

D. Cut carpet tile clean. Fit carpet tight to intersection with vertical surfaces without gaps.

E. Lay carpet tile in square pattern, with pile direction parallel to next unit, set parallel to building lines.

F. Fully adhere carpet tile to substrate.

G. Trim carpet tile neatly at walls and around interruptions.

H. Complete installation of edge strips, concealing exposed edges.

3.04 CLEANING

A. Remove excess adhesive without damage, from floor, base, and wall surfaces.

B. Clean and vacuum carpet surfaces.

END OF SECTION

SECTION 09 90 00
PAINTING AND COATING

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Surface preparation.

B. Field application of paints and other coatings.

C. Scope: Finish all interior and exterior surfaces exposed to view, unless fully factory-finished and unless otherwise indicated, including the following:
   1. Both sides and edges of plywood backboards for electrical and telecom equipment before installing equipment.
   2. Exposed surfaces of steel lintels and ledge angles.
   3. Mechanical and Electrical:
      a. In finished areas, paint all insulated and exposed pipes, conduit, boxes, insulated and exposed ducts, hangers, brackets, collars and supports, mechanical equipment, and electrical equipment, unless otherwise indicated.
      b. In finished areas, paint shop-primed items.
      c. Paint interior surfaces of air ducts and convector and baseboard heating cabinets that are visible through grilles and louvers with one coat of flat black paint to visible surfaces.
      d. Paint dampers exposed behind louvers, grilles, and convector and baseboard cabinets to match face panels.

D. Do Not Paint or Finish the Following Items:
   1. Items fully factory-finished unless specifically so indicated; materials and products having factory-applied primers are not considered factory finished.
   2. Items indicated to receive other finishes.
   3. Items indicated to remain unfinished.
   4. Fire rating labels, equipment serial number and capacity labels, and operating parts of equipment.
   5. Stainless steel, anodized aluminum, bronze, terne, and lead items.
   6. Marble, granite, slate, and other natural stones.
   7. Floors, unless specifically so indicated.
   8. CMU, architectural concrete, cast stone, integrally colored plaster and stucco.
   9. Glass.
   10. Concealed pipes, ducts, and conduits.

1.02 REFERENCE STANDARDS

A. 40 CFR 59, Subpart D - National Volatile Organic Compound Emission Standards for Architectural Coatings; U.S. Environmental Protection Agency; current edition.

B. SSPC (PM1) - Good Painting Practice: SSPC Painting Manual, Vol. 1; Society for Protective Coatings; Fourth Edition.

1.03 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Provide complete list of all products to be used, with the following information for each:
   1. Manufacturer's name, product name and/or catalog number, and general product category (e.g. "alkyd enamel").
   2. Cross-reference to specified paint system(s) product is to be used in; include description of each system.

C. Samples: Submit three paper "draw down" samples, 8-1/2 by 11 inches (216 by 279 mm) in size, illustrating range of colors available for each finishing product specified.
   1. Where sheen is specified, submit samples in only that sheen.

D. Maintenance Materials: Furnish the following for Owner's use in maintenance of project.
   1. See Section 01 6000 - Product Requirements, for additional provisions.
   2. Extra Paint and Coatings: 1 gallon (4 L) of each color; store where directed.
   3. Label each container with color in addition to the manufacturer's label.

1.04 QUALITY ASSURANCE

A. Manufacturer Qualifications: Company specializing in manufacturing the products specified, with minimum three years documented experience.

1.05 DELIVERY, STORAGE, AND HANDLING

A. Deliver products to site in sealed and labeled containers; inspect to verify acceptability.

B. Container Label: Include manufacturer's name, type of paint, brand name, lot number, brand code, coverage, surface preparation, drying time, cleanup requirements, color designation, and instructions for mixing and reducing.

C. Paint Materials: Store at minimum ambient temperature of 45 degrees F (7 degrees C) and a maximum of 90 degrees F (32 degrees C), in ventilated area, and as required by manufacturer's instructions.

1.06 FIELD CONDITIONS

A. Do not apply materials when surface and ambient temperatures are outside the temperature ranges required by the paint product manufacturer.

B. Follow manufacturer's recommended procedures for producing best results, including testing of substrates, moisture in substrates, and humidity and temperature limitations.

C. Provide lighting level of 80 ft candles (860 lx) measured mid-height at substrate surface.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Provide all paint and coating products used in any individual system from the same manufacturer; no exceptions.

B. Provide all paint and coating products from the same manufacturer to the greatest extent possible.

C. Paints:
   1. Sherwin-Williams Company: www.sherwin-williams.com.
   2. Benjamin Moore & Co: www.benjaminmoore.com.
   2. PPG Architectural Finishes, Inc: www.ppgaf.com.

D. Primer Sealers: Same manufacturer as top coats.

E. Substitutions: See Section 01 6000 - Product Requirements.

2.02 PAINTS AND COATINGS - GENERAL

A. Paints and Coatings: Ready mixed, unless intended to be a field-catalyzed coating.
   1. Provide paints and coatings of a soft paste consistency, capable of being readily and uniformly dispersed to a homogeneous coating, with good flow and brushing properties, and capable of drying or curing free of streaks or sags.
   2. Provide materials that are compatible with one another and the substrates indicated under conditions of service and application, as demonstrated by manufacturer based on testing and field experience.
   3. Supply each coating material in quantity required to complete entire project's work from a single production run.

4. Do not reduce, thin, or dilute coatings or add materials to coatings unless such procedure is specifically described in manufacturer's product instructions.

B. Primers: Where the manufacturer offers options on primers for a particular substrate, use primer categorized as "best" by the manufacturer.

C. Volatile Organic Compound (VOC) Content:
1. Provide coatings that comply with the most stringent requirements specified in the following:
   a. 40 CFR 59, Subpart D--National Volatile Organic Compound Emission Standards for Architectural Coatings.
2. Determination of VOC Content: Testing and calculation in accordance with 40 CFR 59, Subpart D (EPA Method 24), exclusive of colorants added to a tint base and water added at project site; or other method acceptable to authorities having jurisdiction.

D. Sheens: Provide the sheens specified; where sheen is not specified, sheen will be selected later by Architect from the manufacturer's full line.

E. Colors: To be selected from manufacturer's full range of available colors.
1. Selection to be made by Architect after award of contract.
2. In finished areas, finish previously painted pipes, ducts, conduit, and equipment the same color as the wall/ceiling they are mounted on/under.

2.03 PAINT SYSTEMS - INTERIOR

A. Paint I-OP - All Interior Surfaces Indicated to be Painted, Unless Otherwise Indicated: Including gypsum board, wood, plaster, uncoated steel, and shop primed steel.
1. Two top coats and one coat primer.
2. Satin: MPI gloss level 4; use this sheen for items subject to frequent touching by occupants, including door frames and railings.
3. Top Coat Product(s):
   a. Sherwin-Williams ProMar 200 Zero VOC Interior Latex.
4. Primer(s): As recommended by manufacturer of top coats.

B. Paint I-OP-MD-DT - Medium Duty Door/Trim: For surfaces subject to frequent contact by occupants, including metals:
1. Two top coats and one coat primer.
2. Semi-Gloss: MPI gloss level 5; use this sheen at all locations.
3. Top Coat Product(s):
   a. Sherwin-Williams ProMar 200 Waterbased Acrylic-Alkyd.
4. Primer(s): As recommended by manufacturer of top coats.

C. Paint I-OP-MD-WC - Medium Duty Vertical/Overhead: Including gypsum board, plaster, concrete, uncoated steel, and shop primed steel.
1. Two top coats and one coat primer.
2. Flat: MPI gloss level 1; use this sheen for ceilings and other overhead surfaces.
3. Top Coat Product(s):
   a. Sherwin-Williams ProMar 200 Waterbased Acrylic-Alkyd.
4. Primer(s): As recommended by manufacturer of top coats.

2.04 ACCESSORY MATERIALS

A. Accessory Materials: Provide all primers, sealers, cleaning agents, cleaning cloths, sanding materials, and clean-up materials required to achieve the finishes specified whether specifically indicated or not; commercial quality.

B. Patching Material: Latex filler.

C. Fastener Head Cover Material: Latex filler.

PART 3 EXECUTION

3.01 EXAMINATION

A. Do not begin application of coatings until substrates have been properly prepared.

B. Verify that surfaces are ready to receive work as instructed by the product manufacturer.

C. Examine surfaces scheduled to be finished prior to commencement of work. Report any condition that may potentially affect proper application.

D. If substrate preparation is the responsibility of another installer, notify Architect of unsatisfactory preparation before proceeding.

E. Test shop-applied primer for compatibility with subsequent cover materials.

F. Measure moisture content of surfaces using an electronic moisture meter. Do not apply finishes unless moisture content of surfaces are below the following maximums:
   1. Gypsum Wallboard: 12 percent.
   2. Plaster and Stucco: 12 percent.
   3. Masonry, Concrete, and Concrete Unit Masonry: 12 percent.
   4. Concrete Floors and Traffic Surfaces: 8 percent.

3.02 PREPARATION

A. Clean surfaces thoroughly and correct defects prior to coating application.

B. Prepare surfaces using the methods recommended by the manufacturer for achieving the best result for the substrate under the project conditions.

C. Remove or repair existing coatings that exhibit surface defects.

D. Remove or mask surface appurtenances, including electrical plates, hardware, light fixture trim, escutcheons, and fittings, prior to preparing surfaces or finishing.

E. Seal surfaces that might cause bleed through or staining of topcoat.

F. Remove mildew from impervious surfaces by scrubbing with solution of tetra-sodium phosphate and bleach. Rinse with clean water and allow surface to dry.

G. Concrete and Unit Masonry Surfaces to be Painted: Remove dirt, loose mortar, scale, salt or alkali powder, and other foreign matter. Remove oil and grease with a solution of tri-sodium phosphate; rinse well and allow to dry. Remove stains caused by weathering of corroding metals with a solution of sodium metasilicate after thoroughly wetting with water. Allow to dry.

H. Gypsum Board Surfaces to be Painted: Fill minor defects with filler compound. Spot prime defects after repair.

I. Plaster Surfaces to be Painted: Fill hairline cracks, small holes, and imperfections with latex patching plaster. Make smooth and flush with adjacent surfaces. Wash and neutralize high alkali surfaces.

J. Insulated Coverings to be Painted: Remove dirt, grease, and oil from canvas and cotton.

K. Concrete Floors and Traffic Surfaces to be Painted: Remove contamination, acid etch, and rinse floors with clear water. Verify required acid-alkali balance is achieved. Allow to dry.

L. Aluminum Surfaces to be Painted: Remove surface contamination by steam or high pressure water. Remove oxidation with acid etch and solvent washing. Apply etching primer immediately following cleaning.

M. Galvanized Surfaces to be Painted: Remove surface contamination and oils and wash with solvent. Apply coat of etching primer.

N. Corroded Steel and Iron Surfaces to be Painted: Prepare using at least SSPC-PC 2 (hand tool cleaning) or SSPC-SP 3 (power tool cleaning) followed by SSPC-SP 1 (solvent cleaning).

O. Uncorroded Uncoated Steel and Iron Surfaces to be Painted: Remove grease, mill scale, weld splatter, dirt, and rust. Where heavy coatings of scale are evident, remove by hand or power tool wire brushing or sandblasting; clean by washing with solvent. Apply a treatment of phosphoric acid solution, ensuring weld joints, bolts, and nuts are similarly cleaned. Prime paint entire surface; spot prime after repairs.

P. Shop-Primed Steel Surfaces to be Finish Painted: Sand and scrape to remove loose primer and rust. Feather edges to make touch-up patches inconspicuous. Clean surfaces with solvent. Prime bare steel surfaces. Re-prime entire shop-primed item.

3.03 APPLICATION

A. Remove unfinished louvers, grilles, covers, and access panels on mechanical and electrical components and paint separately.

B. Apply products in accordance with manufacturer's instructions.

C. Where adjacent sealant is to be painted, do not apply finish coats until sealant is applied.

D. Do not apply finishes to surfaces that are not dry. Allow applied coats to dry before next coat is applied.

E. Apply each coat to uniform appearance.

F. Dark Colors and Deep Clear Colors: Regardless of number of coats specified, apply as many coats as necessary for complete hide.

G. Sand wood and metal surfaces lightly between coats to achieve required finish.

H. Vacuum clean surfaces of loose particles. Use tack cloth to remove dust and particles just prior to applying next coat.

I. Reinstall electrical cover plates, hardware, light fixture trim, escutcheons, and fittings removed prior to finishing.

3.04 CLEANING

A. Collect waste material that could constitute a fire hazard, place in closed metal containers, and remove daily from site.

3.05 PROTECTION

A. Protect finished coatings until completion of project.

B. Touch-up damaged coatings after Substantial Completion.

3.06 SCHEDULE - COLORS

A. P-1 – Field Color – Sherwin Williams – Extra White - #SW 7006 in Eggshell

B. P-2 – Trim Color – Sherwin Williams – Requisite Gray #SW 7023 in Eggshell

C. P-3 – Accent Color – Sherwin Williams – Inky Blue- #SW 9149 in Eggshell

D. P-4 – Not used

E. P-5 – Trim Color – Sherwin Williams – Pantone #202 Burgundy in Eggshell

F. P-6 – Ceiling/Soffit Color – Sherwin Williams – Ceiling Bright White - #SW 7007 in Eggshell

G. All conduit to be painted to match adjacent surfaces. Review in field with Architect.

END OF SECTION

SECTION 10 1000

VISUAL DISPLAY BOARDS

PART 1: GENERAL

1.1 SECTION INCLUDES

A. Polymer Fused™ surface markerboards

B. Conference room markerboards

C. Laminated surface markerboards and graphic panels

D. Bulletin boards - plain and enclosed

E. Visual control systems

F. Visual control system accessories

1.2 SUBMITTALS

A. Product Data: Provide manufacturer's descriptive literature including item number, size, description and representative picture.

B. Shop Drawings: Provide shop drawings where manufacturer data from 1.2.A above is insufficient for verification of suitability to application and installation.

C. Samples: Provide samples of board surface and framing where manufacturer data from 1.2.A above is insufficient for verification of suitability to application and installation.

1.3 DELIVERY, STORAGE & HANDLING

A. Packing, Shipping, Handling and Unloading: Panels are to be packed in wooden crates for shipment to site. Cardboard only packing is not acceptable.

B. Acceptance at Site: Crated panels are to be opened and inspected for shipment damage and losses including scratches and dents on the panel and framing surfaces, frame misalignment due to rough handling and missing components and accessories. Any such shipping damage shall be noted on the bill of lading with the concurrence of a representative of the delivering carrier. Signing the bill of lading without interior crate inspection is not acceptable.

C. Storage and Protection: Panels and included accessories shall be returned to the shipping crate or other suitable container for storage in a protected, office environment type area prior to installation. Excessive heat, cold or humidity are not acceptable.

1.4 PROJECT/SITE CONDITIONS

A. Project/Site Environmental Requirements: Panels shall not be installed until site conditions are such that panels will not be damaged or contaminated by remaining

construction activities. If necessary, provide physical protection to protect an installed panel's surfaces from physical damage. Accessories are to be separately retained for delivery to the owner.

1.5 WARRANTY

A. Warranty shall be the manufacturer's stated warranty plus any extended warranty provided by the manufacturer of any raw construction materials. Warranty shall apply to replacement/repair of returned materials only and shall not include costs of removal/reinstallation and shipping unless specifically allowed.

PART 2: PRODUCTS

2.1 MANUFACTURERS

A. Provide Polymer Fused™ surface markerboards, conference room markerboards, laminated surface markerboards and graphic panels, bulletin boards - plain and enclosed, visual control systems and visual control system accessories as manufactured by:

Magnetic Concepts Corp. dba magneticconcepts.com

611 3rd Ave. SW

Carmel, In 46032

Phone: 800-334-4245 (317-580-4020)

Fax: 317-580-4024

Email: see Contact Us page

Web: www.magneticconcepts.com

B. Substitutes: Substitutes are not acceptable.

2.2 MATERIALS

A. Polymer Fused™ surface markerboards: Intense heat permanently fused your graphic design with a sheet of 28 ga steel to produce a durable, dry-erase whiteboard surface. Accent lines and grid pattern designs are also permanently included in this process unless whiteboard adhesive lining tape is requested. The above steel sheet is to be laminated to a 3/8" particleboard or MDF back whose back surface will be covered by a .005 aluminum foil sheet. Panels are to framed in satin finish aluminum trim or solid wood framing.

B. Conference room markerboards (communication centers): Cabinet to be of solid wood or wood veneer construction. Center area to house a porcelain-like markerboard with a dry-erase surface. Fabric covered tackboards are to be installed on the inside surfaces of the doors along with map rails suitable for hanging charts or sketches.

C. Laminated surface markerboards and graphic panels: Surface to be comprised of a clear, dry-erase marker compatible plastic film laminated to a full color graphic printed on either photograde paper or vinyl. The above laminated graphic is in turn to be laminated to a Polymer Fused™ surface markerboard as described in 2.2.A. The resulting surface will be magnetic receptive as well as dry and damp erase marker compatible. Framing as in 2.2.A.

D. Bulletin boards - plain and enclosed: Panel to be constructed of 7/32" minimum thickness natural cork laminated to " nominal hardboard backing. Framing as in 2.2.A. Enclosure, if required, to be constructed of aluminum framing, 2-3" depth, with either hinged door or sliding door construction. Hinged door enclosures are include locking doors and acrylic plastic windows. Sliding door enclosures include " tempered glass sliding windows with locks(s).

E. Visual control systems: Systems include a magnetically receptive markerboard per 2.2.A or 2.2.C, lining, lettering and graphics per the manufacturer's design per a custom design supplied by the owner, and visual control accessories per 2.2.F.

F. Visual control system accessories: Accessory items generally used in visual control systems including write-on magnets, magnetic cardholders and datacards, dry and damp erase markers, magnetic indicators and symbols, magnetic date sets, magnetic letter and number sets, whiteboard lining tape, charting tape, and adhesive letter sets.

PART 3: EXECUTION

3.1 INSTALLATION

A. Install per manufacturer's supplied installation instructions.

3.2 CLEANING

A. Clean panel surface per manufacturer's supplied instructions. Use of cleaning solutions other than specified whiteboard cleaner or abrasive cleaners of any kind is prohibited.

END OF SECTION

SECTION 10 14 00
SIGNAGE

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Room and door signs.

B. Interior directional and informational signs.

1.02 RELATED REQUIREMENTS

A. Section 22 0553 - Identification for Plumbing Piping and Equipment.

B. Section 26 0553 - Identification for Electrical Systems.

1.03 REFERENCE STANDARDS

A. 36 CFR 1191 - Americans with Disabilities Act Accessibility Guidelines for Buildings and Facilities; Final Rule; current edition; (ADA Standards for Accessible Design).

B. ANSI/ICC A117.1 - American National Standard for Accessible and Usable Buildings and Facilities; International Code Council; 2009.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Manufacturer's printed product literature for each type of sign, indicating sign styles, font, foreground and background colors, locations, overall dimensions of each sign.

C. Signage Schedule: Provide information sufficient to completely define each sign for fabrication, including room number, room name, other text to be applied, sign and letter sizes, fonts, and colors.

1. When room numbers to appear on signs differ from those on the drawings, include the drawing room number on schedule.
2. When content of signs is indicated to be determined later, request such information from Owner through Architect at least 2 months prior to start of fabrication; upon request, submit preliminary schedule.
3. Submit for approval by Owner through Architect prior to fabrication.

D. Samples: Submit two samples of each type of sign, of size similar to that required for project, illustrating sign style, font, and method of attachment.

E. Selection Samples: Where colors are not specified, submit two sets of color selection charts or chips.

1.05 QUALITY ASSURANCE

A. Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section with minimum three years of documented experience.

1.06 DELIVERY, STORAGE, AND HANDLING

A. Package signs as required to prevent damage before installation.

B. Package room and door signs in sequential order of installation, labeled by floor or building.

C. Store tape adhesive at normal room temperature.

1.07 FIELD CONDITIONS

A. Do not install tape adhesive when ambient temperature is lower than recommended by manufacturer.

B. Maintain this minimum temperature during and after installation of signs.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Flat Signs:
   1. Best Sign Systems, Inc; www.bestsigns.com.
      a. Product: Lucent
   2. Substitutions: See Section 01 6000 - Product Requirements.

C. Window Decal :
   1. Graphitek, Inc.' www.graphitek.ca
   2. Woodland Manufacturing, Inc.; www. woodlandmanufacturing.com.
   3. Substitutions: See Section 01 6000 - Product Requirements.

2.02 FLAT SIGNS

A. Impact resistant thermoformed acrylic with raised lettering, braille and solid color background.

B. Tactile characters/symbols shall be raised from sign plate face. Signs shall be of one-piece construction; added-on and/or engraved characters are unacceptable.

C. Text shall be accompanied by Grade 2 braille.

D. All letters, numbers and/or symbols shall contrast with their background – dark characters on a light background. Characters and background shall have matte finish. Characters shall have raised text and all signs shall have braille.

E. Signs shall be clear acrylic with stipple surface texture, grade-2 domed Braille and baige second surface with colored letters.

2.03 SIGNAGE APPLICATIONS

A. Accessibility Compliance: All signs are required to comply with ADA Standards for Accessible Design and ANSI/ICC A 117.1 and applicable building codes, unless otherwise indicated; in the event of conflicting requirements, comply with the most comprehensive and specific requirements.

B. Room and Door Signs: Provide a sign for every doorway, whether it has a door or not, not including corridors, lobbies, and similar open areas.
   1. Office Doors: Identify with room numbers to be determined later, not the numbers shown on the drawings; in addition, provide "window" section for replaceable occupant name.
   2. Conference and Meeting Rooms: Identify with room numbers to be determined later, not the numbers shown on the drawings; in addition, provide "window" section with sliding "In Use/Vacant" indicator.
   3. Toilet Rooms: Identify with graphics room names and numbers (numbers to be determined later, not those shown on the drawings.)

C. Interior Directional and Informational Signs:
   1. Sign Type: Same as room and door signs.

2.04 SIGN SIZE

A. Directional signs shall be 8" x 8".
B. Room identification signs shall be 10" x 8".
C. Room name/number signs shall be 8" x 8".

2.05 FLAT CUT LOGO

A. Material: Aluminum, #514 Alloy.

B. Size: As shown on drawings.

C. Finish: Brushed, sanded to a #2-#3 finish.

D. Mounting: Projected/Concealed pin mount to blocking.

2.06 ACCESSORIES

A. Tape Adhesive: Double sided tape or permanent adhesive. Mounting on glass to be accompanied by a blank plate on other side of glass.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that substrate surfaces are ready to receive work.

3.02 INSTALLATION

A. Install in accordance with manufacturer's instructions.

B. Install neatly, with horizontal edges level.

C. Locate signs where indicated:
   1. Room and Door Signs: Locate on wall at latch side of door with centerline of sign at 60 inches (1525 mm) above finished floor.
   2. If no location is indicated obtain Architect’s instructions.

D. Protect from damage until Substantial Completion; repair or replace damage items.

3.03 SIGN SCHEDULE

A. Produced by vendor and submitted for approval by Owner and Architect.

END OF SECTION

SECTION 10 28 00
TOILET ACCESSORIES

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Accessories for toilet rooms.

B. Grab Bars

1.02 RELATED REQUIREMENTS

A. Section 06 1000 - Rough Carpentry: Concealed supports for accessories, including in wall framing and plates and above ceiling framing.

B. Section 10 2113.19 - Plastic Toilet Compartments.

1.03 REFERENCE STANDARDS

A. ASTM B456 - Standard Specification for Electrodeposited Coatings of Copper Plus Nickel Plus Chromium and Nickel Plus Chromium; 2011e1.

1.04 ADMINISTRATIVE REQUIREMENTS

A. Coordinate the work with the placement of internal wall reinforcement, concealed ceiling supports, and reinforcement of toilet partitions to receive anchor attachments.

1.05 SUBMITTALS

A. See Section 01 3000 - Administrative Requirements, for submittal procedures.

B. Product Data: Provide data on accessories describing size, finish, details of function, attachment methods.

C. Samples: Submit two samples of each accessory, illustrating color and finish.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Toilet Accessories:
   1. Georgia Pacific: www.gppro.com
   2. GOJO: www.gojo.com
   3. Bobric: www.bobrick.com.
   4. Koala Kare: www.koalabear.com

2.02 MATERIALS

A. Accessories - General: Shop assembled, free of dents and scratches and packaged complete with anchors and fittings, steel anchor plates, adapters, and anchor components for installation.

2.03 FINISHES

A. Chrome/Nickel Plating: ASTM B456, SC 2, satin finish, unless otherwise noted.

B. Baked Enamel: Pretreat to clean condition, apply one coat primer and minimum two coats epoxy baked enamel.

2.04 TOILET ROOM ACCESSORIES

A. Toilet Tissue Dispenser

1. Georgia Pacific Dual Roll GP56784 dual-roll.

B. Towel Dispenser

1. Georgia Pacific “Soft Pull” 59489.

C. Soap Dispenser

2. GOJO FMX 5250-06 (wall mount).

D. Grab Bars

1. Bobrick B-6806.99 Series, 1-1/2 inch diameter, satin finish, 1-1/2 inch wall clearance, concealed mounting with snap flange, stainless steel, peened grip.

E. Mirrors

1. Bobrick B-290 stainless steel framed mirrors, sizes as indicated on the Drawings.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify existing conditions before starting work.

B. Verify exact location of accessories for installation.

C. For electrically-operated accessories, verify that electrical power connections are ready and in the correct locations.

3.02 PREPARATION

A. Deliver inserts and rough-in frames to site for timely installation.

B. Provide templates and rough-in measurements as required.

3.03 INSTALLATION

A. Install accessories in accordance with manufacturers' instructions in locations indicated on the drawings.

B. Install plumb and level, securely and rigidly anchored to substrate.

C. Mounting Heights: As required by accessibility regulations, unless otherwise indicated.

3.04 PROTECTION

A. Protect installed accessories from damage due to subsequent construction operations.

END OF SECTION

SECTION 10 2814

BABY CHANGING STATIONS

PART 1 GENERAL

1.1 SECTION INCLUDES

A. BABY CHANGING STATIONS, PLASTIC WITH RECYCLED CONTENT.

1. Surface-mounted horizontal design. (Koala Model KB200).

1.2 RELATED REQUIREMENTS

A. Section 061000 - Rough Carpentry, blocking in walls.

B. Section 092100 - Plaster and Gypsum Board Assemblies, blocking in walls.

C. Section 093000 - Tiling, coordination with tile layout and installation.

1.3 SUBMITTALS

A. Product Data: Submit manufacturer's data sheets for each product specified, including the following.

1. Installation instructions and recommendations, including templates and rough-in measurements.

2. Storage and handling requirements and recommendations.

3. Cleaning and maintenance instructions.

B. LEED Submittals:

1. Materials and Resource Credits 4.1 and 4.2 - Recycled Content: Submit manufacturer’s calculation of value of recycled content for specified products, calculated in accordance with USGBC LEED certification requirements.

2. Materials and Resource Credits 5.1 and 5.2 - Regional Materials: When the project site is located within 500 miles of Centennial, Colorado, submit manufacturer’s certification of location of extraction of materials and location of assembly of products in accordance with USGBC LEED certification requirements.

1.4 QUALITY ASSURANCE

A. Manufacturer: Provide products manufactured by a company with a minimum of 5 years successful experience manufacturing similar products.

B. Single Source Requirements: To the greatest extent possible provide products from a single manufacturer.

C. Accessibility Requirements: Comply with requirements applicable in the jurisdiction of the project, including but not limited to ADA and ICC/ANSI A117.1 requirements as applicable

D. Baby Changing Stations: Provide products which comply with the following standards and requirements.

1. Antimicrobial Treatment: Changing surfaces embedded with Microban®, with antibacterial claim substantiated by Kirby-Bauer test or other manufacturer approved equivalent standard industry test methodology.

2. Americans with Disabilities Act (ADA).

3. ANSI A117.1 - Accessible and Usable Building and Facilities.

4. ANSI Z535.4 - Product Safety Signs and Labels.

5. ASTM F 2285 - Standard Consumer Safety Performance Specification for Diaper Changing Tables for Commercial Use.

6. ASTM G 21 - Standard Practice for Determining Resistance of Synthetic Polymeric Materials to Fungi.

7. European Standards: EN 12221 Changing units for domestic use.

8. CPSIA: Conformity with the U.S. Product Safety Commission product safety rules, bans, standards and regulations that include applicable chemical compliance requirements.

E. Manufacturing Location: United States.

1.5 DELIVERY, STORAGE, AND HANDLING

A. Deliver, store and handle materials and products in strict compliance with manufacturer's instructions and recommendations. Protect from damage.

1.6 WARRANTY

A. Manufacturer’s Warranties: Submit manufacturer’s standard 5 year warranty for materials and workmanship and include a provision for replacement caused by vandalism.

PART 2 PRODUCTS

2.1 MANUFACTURER

A. Acceptable Manufacturer: Koala Kare Products, a Division of Bobrick, www.koalabear.com.

2.2 BABY CHANGING STATIONS, PLASTIC WITH RECYCLED CONTENT

A. Surface-Mounted Horizontal Design Baby Changing Stations:

1. Basis of Design: Model KB200-00, cream color, as manufactured by Koala Kare Products, a Division of Bobrick.

2. Materials. FDA approved injection-molded polypropylene.

3. Operation: Concealed pneumatic cylinder providing controlled, slow opening and closing of the changing station bed.

4. Hinge Mechanism: Reinforced full length steel-on-steel hinge.

5. Changing Surface: Contoured, concave and smooth, 450 sq. in.

6. Safety Straps: Replaceable, snap-lock, nylon protective holding straps.

7. Performance: When mounted to specification, unit has been tested to 300 lbs and will deflect less than 1 degree from 90 degrees with a 200 lb static load placed in the center of the changing surface.

8. Mounting: Concealed 11 gauge plated steel mounting chassis with 16 inch centers and 6 mounting points the top 2 mounting points feature keyholes for ease of installation units include mounting hardware.

9. Features: No hinge structure exposed on interior or exterior surfaces; two bag hooks; locking built-in dual cavity liner dispenser with 50 liner capacity supplied with 2 keys that are keyed alike to Bobrick Washroom Accessories.

10. Instruction Graphics: Universal instruction graphics and safety messages in multiple languages.

11. Optional Braille Label: If required.

PART 3 EXECUTION

3.1 INSTALLATION

A. Install products in strict compliance with manufacturer's written instructions and recommendations, including the following:

1. Verify blocking has been installed properly.

2. Verify location does not interfere with door swings or use of fixtures.

3. Comply with manufacturer's recommendations for backing and proper support.

4. Use fasteners and anchors suitable for substrate and project conditions

5. Install units rigid, straight, plumb, and level, in accordance with manufacturer's installation instructions and approved shop drawings.

6. Conceal evidence of drilling, cutting, and fitting to room finish.

7. Test for proper operation.

3.2 CLEANING AND PROTECTION

A. Clean exposed surfaces of compartments, hardware, and fittings.

B. Touch-up, repair or replace damaged products until Substantial Completion.

END OF SECTION

SECTION 10 44 00
FIRE PROTECTION SPECIALTIES

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Fire extinguishers.

B. Fire extinguisher cabinets.

C. Accessories.

1.02 RELATED REQUIREMENTS

A. Section 06 1000 - Rough Carpentry: Wood blocking product and execution requirements.

1.03 REFERENCE STANDARDS

A. NFPA 10 - Standard for Portable Fire Extinguishers; 2013.

1.04 SUBMITTALS

A. See Section 01 3000 - Administrative Requirements, for submittal procedures.

B. Shop Drawings: Indicate cabinet physical dimensions.

C. Product Data: Provide extinguisher operational features.

D. Manufacturer's Certificate: Certify that products meet or exceed specified requirements.

E. Maintenance Data: Include test, refill or recharge schedules and re-certification requirements.

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Fire Extinguishers:
   1. Ansul, Inc; Red Line: www.ansul.com.
   2. Pyro-Chem: www.pyrochem.com.
   3. Strike First Corporation of America; Water Fire Extinguisher: www.strikefirstusa.com.

B. Fire Extinguisher Cabinets and Accessories:
   1. Ansul, Inc.: www.ansul.com.
   2. JL Industries, Inc: www.jlindustries.com.
   3. Larsen's Manufacturing Co.: www.larsensmfg.com.
   4. Potter-Roemer: www.potterroemer.com.
   5. Pyro-Chem: www.pyrochem.com.
   6. Strike First Corporation of America; EL-Elite Architectural Series Fire Extinguisher Cabinet, Non-Fire Rated: www.strikefirstusa.com.
   7. Substitutions: See Section 01 6000 - Product Requirements.

2.02 FIRE EXTINGUISHERS

A. Fire Extinguishers - General: Comply with product requirements of NFPA 10 and applicable codes, whichever is more stringent.

B. Dry Chemical Type Fire Extinguishers: Carbon steel tank, with pressure gage.
   1. Class: A:B:C.
   2. Size: 5 pound (2.27 kg).

2.03 FIRE EXTINGUISHER CABINETS

A. Product: Larsen's Manufacturing Co; Vertical Duo

B. Metal: Formed aluminum.

B. Cabinet Configuration: Recessed type, 5/16” Flat Trim.

C. Door: 1/2 inch thick, reinforced for flatness and rigidity; latch. Satin finish pull handle. Hinge doors for 180 degree opening with continuous piano hinge. Provide self adjusting roller catch.

D. Door Glazing: Tempered Safety Glass, clear.

2.04 ACCESSORIES

A. Extinguisher Brackets: Formed steel, chrome-plated.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify existing conditions before starting work.

B. Verify rough openings for cabinet are correctly sized and located.

3.02 INSTALLATION

A. Install in accordance with manufacturer's instructions.

B. Install cabinets plumb and level in wall openings.

C. Secure rigidly in place.

D. Place extinguishers and accessories in cabinets.

3.03 SCHEDULES

A. Corridors: Fire Extinguisher in recessed cabinet locate as shown on code plan.

END OF SECTION

SECTION 12 24 00
WINDOW SHADES

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Window shades and accessories.

1.02 RELATED REQUIREMENTS

A. Section 06 1000 - Rough Carpentry: Concealed wood blocking for attachment of headrail brackets.

B. Section 09 2116 - Gypsum Board Assemblies: Substrate for window shade systems.

1.03 REFERENCE STANDARDS

A. NFPA 701 - Standard Methods of Fire Tests for Flame Propagation of Textiles and Films; 2010.

1.04 SUBMITTALS

A. See Section 01 3300 - Submittal Procedures, for submittal procedures.

B. Product Data: Provide manufacturer's standard catalog pages and data sheets including materials, finishes, fabrication details, dimensions, profiles, mounting requirements, and accessories.

C. Shop Drawings: Include shade schedule indicating size, location and keys to details.

1.05 QUALITY ASSURANCE

A. Manufacturer Qualifications: Company specializing in manufacturing products specified in this section, with not less than five years of experience.

1.06 DELIVERY, STORAGE, AND HANDLING

A. Deliver shades in manufacturer's unopened packaging, labeled to identify each shade for each opening.

B. Handle and store shades in accordance with manufacturer's recommendations.

1.07 FIELD CONDITIONS

A. Do not install products under environmental conditions outside manufacturer's absolute limits.

1.08 WARRANTY

A. Provide 25 year manufacturer's warranty from the Date of Substantial Completion, covering the following: mounting hardware, headbox, clutch, fascia and shade fabric

PART 2 PRODUCTS

2.01 MANUFACTURERS

A. Manually Operated Roller Shades:
   1. Draper, Inc: www.draperinc.com.
      a. Product: Clutch Operated FlexShade
   2. Lutron Electronics Co., Inc: www.lutron.com.
   3. Hunter Douglas: www.hunterdouglas.com.

B. Shade Fabric: Mermet Natte, color to be selected from manufacturer’s standard range.

C. Source Limitations: Furnish products produced by a single manufacturer and obtained from a single supplier.

2.02 ROLLER SHADES

A. Roller Shades: Fabric roller shades complete with mounting brackets, roller tubes, hembars, hardware and accessories; fully factory-assembled.
   1. Drop: Regular roll.
   2. Size: As indicated on drawings.

B. Fabric: Non-flammable, color-fast, impervious to heat and moisture, and able to retain its shape under normal operation; PVC-free; 100 percent recycled.
   1. Flammability: Pass NFPA 701 large and small tests.
   2. Openness Factor: 1%

C. Roller Tube: As required for type of operation, extruded aluminum with end caps.
   1. Fabric Attachment: Utilize double sided adhesive tape.

D. Hembars and Hembar Pockets: Wall thickness designed for weight requirements and adaptation to uneven surfaces, to maintain bottom of shade straight and flat.

2.03 ACCESSORIES

A. Fascias: Size as required to conceal shade mounting.

B. Brackets and Mounting Hardware: As recommended by manufacturer for mounting configuration and span indicated.

C. Fasteners: Non-corrosive, and as recommended by shade manufacturer.

2.04 FABRICATION

A. Fabricate shades to fit openings within specified tolerances.
   1. Vertical Dimensions: Fill openings from head to sill with 1/2 inch (13 mm) space between bottom bar and window stool.

B. Dimensional Tolerances: As recommended in writing by manufacturer.

C. At openings requiring continuous multiple shade units with separate rollers, locate roller joints at window mullion centers; butt rollers end-to-end.

PART 3 EXECUTION

3.01 EXAMINATION

A. Examine finished openings for deficiencies that may preclude satisfactory installation.

B. If substrate preparation is the responsibility of another installer, notify Architect of unsatisfactory preparation before proceeding.

C. Start of installation shall be considered acceptance of substrates.

3.02 PREPARATION

A. Prepare surfaces using methods recommended by manufacturer for achieving best result for substrate under the project conditions.

B. Coordinate with window installation and placement of concealed blocking to support shades.

3.03 INSTALLATION

A. Install in accordance with manufacturer's instructions and approved shop drawings, using mounting devices as indicated.

B. Adjust level, projection and shade centering from mounting bracket. Verify there is no telescoping of shade fabric. Ensure shades for smooth operation.

3.04 CLEANING

A. Clean soiled shades and exposed components as recommended by manufacturer.

B. Replace shades that cannot be cleaned to "like new" condition.

3.05 CLOSEOUT ACTIVITIES

A. See Section 01 7800 - Closeout Submittals, for closeout submittals.

3.06 PROTECTION

A. Protect installed products from subsequent construction operations.

B. Touch-up, repair or replace damaged products before Substantial Completion.

3.07 SCHEDULE

A. Provide window shades at all exterior windows.

END OF SECTION