Attachment C - Supplemental Conditions
Department of Labor and Training, Pastore Buildings 68-73

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1. General Description of the Work:

   Replacement of existing lighting, lighting devices/equipment and lighting control system to improve the quality of light, reduce energy consumption and improve maintenance cost and control. Scope to include, but not be limited to, demolition, removal, proper disposal and recycling of existing lighting fixtures, lighting devices/equipment, and lighting controls. The installation of new lighting system, including, but not limited to lighting fixtures, lighting devices/equipment and control system. The facility will be occupied and normal business will be conducted concurrent with the contractor's work.

2. Pre-Construction Requirements:

   Upon contract award and prior to the start of construction, the contractor will transmit to the Agency Project Manager the following:

   2.1.1. Project Personnel Listing - Provide Name, Title, and contact information for Primary Contractor contact, Contractor's On-Site Supervisor, Construction Foreman.

   2.1.2. Schedule of Work – Provide an installation schedule in sufficient detail to facilitate coordination with facility personnel to expedite the work.

   2.1.3. Schedule of Project Values – Per requirements of the General Conditions

   2.1.4. Schedule of Values, Changes in Fixture Quantities – Provide a schedule of values listing unit pricing for the installation of fixtures listed in Attachment A. This Schedule will be used to make adjustments to the final price for changes in quantities of installed fixtures.

   2.1.5. Materials Submittals – Provide a binder of technical data specifications sheets for all materials to be installed in the project for review and approval.

   2.1.6. Pre-Construction Report – The Contractor will inspect the facility and report any existing condition that will impact the contractor's work or that may require identification or mitigation prior to the commencement of the contractor's work. Contractor will verify the scope of work as listed in *Attachment B Installation Schedul*e and include in the report any discrepancy in quantities or required changes to the specification.

2.1.7. Permits and Licenses - Contractor will obtain and pay for all necessary permits required prior to the commencement of work. Such permits shall be properly displayed at the work site and a copy transmitted to the Agency Project Manager. Contractor will deliver to the Agency Project Manager a copy of the Contractor's State of Rhode Island Electrician's License.

3. Working Conditions

3.1.1. Safety - Safety is of the utmost importance. Contractor will provide for the protection of its personnel as well as the protection of Agency workers and the general public. Contractor will supply all protective equipment, signage, barricades etc. required to maintain a safe working environment at all times. Contractor shall comply with safety requirements and practices in accordance with Agency requirements and Occupational Safety and Health Administration (OSHA). Special Safety requirements for this project include the following; To be determined

3.1.2. Identification – Contractor will maintain a daily log of all personnel and visitors on site. All personnel will display identification badges at all times when on site. Special identification and sign-in requirements for this project include the following; To be determined

3.1.3. Working Hours – Standard working hours for this project are as follows; To be determined
Special working hours requirements for this project includes the following; To be determined

3.1.4. Access to work area – On site personnel will provide contractor access to the work in accordance with the Schedule of Work submitted by the contractor. Changes and adjustments to the Schedule should be requested as far in advance as is practical. The Agency will make an effort to accommodate such changes but cannot guarantee access for schedule change requests submitted with less than 24 hr. notice. Special scheduling requirements for this project includes the following; To be determined

3.1.5. Protection of property – contractor will provide all equipment, coverings etc. required for the protection of facility and personal property on site. Contractor will identify any specific property that must be moved as part of the Pre-Construction Report

3.1.6. On-Site Storage – The security of all project material is the sole responsibility of the Contractor until installation is completed. On-site

storage is available as follows: To be determined

3.1.7. On-Site Parking - On-site parking will be provided as follows; To be determined

3.1.8. Equipment - Contractor will provide all staging, lifts, and equipment required for the safe completion of the work. No Agency-owned equipment may be utilized. All equipment operators must carry valid certification as required for the equipment being operated

3.1.9. Special working conditions for this project are as follows; To be determined

3.1.10. Supervision - Contractor will provide on-site supervision whenever work is in progress. Site supervisor(s) must be identified in the Project Personnel Listing and provide emergency contact information to the Agency Project Manager and facility contact. The on-site supervisor will meet daily with designated facility contact(s) to coordinate current and future work. On-site supervisor will attend meetings as requested by the Agency Project Manager.

4. Installation

4.1.1. General Installation – All new fixtures, retrofits and accessories shall be installed in a workmanlike manner to industry standard and in compliance with all applicable codes. Installation shall comply with the manufacturer instruction and ensure warranty requirements are met. Prior to ordering materials, the contractor shall verify the voltage, color temperature, diffuser, controls and mounting hardware are as specified and appropriate for the intended use.

4.1.2. Removal and Disposal – Contractor is responsible for the proper disposal of all materials and equipment removed, construction waste, packaging materials, and trash. Contractor will supply disposal receptacles and may not use the facility's receptacles or systems. Space for a dumpster will be provided as follows; To be determined

4.1.3. Recycling – Contractor will provide for the proper recycling of lamps and ballasts as required by local, state, and federal laws. Certification of recycling documentation will be transmitted to the Agency Project Manager upon completion.

4.1.4. Material Handling – Contractor is responsible for the delivery, off-loading, inventory, storage, and distribution of the project material. Agency personnel cannot receive material deliveries on behalf of the Contractor.

4.1.5. Fastening and Suspension – All fixtures will be installed in accordance with the manufacturer's instructions and shall meet requirements of all codes in force. Fasteners of high quality and in sufficient quantity shall be employed to ensure proper installation. Secondary suspension, if required, shall be in accordance with local and state building code in force.

4.1.6. Electrical - Fixtures shall be installed in accordance with NEMA standards and requirements of the National Electrical Code pertaining to installation of interior lighting fixtures and with applicable portions of NECA's "Standard of Installation". All electrical components shall be RoHS compliant. Certification: New and/or Retrofit Fixtures, Electrical Components, Devices, Accessories, and Sensors & Controls and associated components shall be listed and UL labeled and marked for intended location and application and comply with current National Electric Code. All fixtures and retrofits shall be listed with DesignLights Consortium (DLC), or EnergyStar.

4.1.7. Surface Restoration – As needed, patch and paint surfaces damaged or exposed by installation to match existing conditions. Special surface restoration requirements for this project include the following; To be determined

4.1.8. Cleaning - At the end of each workday the Contractor will ensure the work area is clean and returned to the condition in which it was found. Included in daily cleanup is the removal of all dust and debris from work surfaces and floors. All installation equipment, tools, and uninstalled materials should be removed to the storage area. Upon installation, clean and wipe down all fixture surfaces.

5. Warranty

5.1.1. Warranty - The Contractor shall warrant its work against defective materials and workmanship for a period of one year from the date of acceptance of the entire project, unless specific longer term is specified. Neither Final Payment nor any provisions in Contract Documents shall relieve the Contractor of the responsibility for faulty materials or workmanship. Contractor shall register all materials installed for the project with the manufacturer and ensure all applicable manufacturer warranties are in force and valid at the time of project completion. Warranty shall be for the entire fixture and its associated components and shall not refer warranty of components to other manufacturers of components that make up the fixture. LEDs

and drivers for LED fixtures shall be covered by a minimum of a five-year manufacturer's warranty against defects in workmanship or material. Warranty shall not define any limitations or percentage of acceptable failure for any component thereby allowing the failure or any component to not be covered under the warranty. Any failure of any component(s) and/or sub-components shall be deemed a failure and subject to replacement of the failed component(s) and/or sub-components under the warranty.

6. Project Completion

6.1.1. Closeout Meeting– Upon substantial completion of the work the Contractor will attend a closeout meeting to determine punch list items, discrepancies or changes in the scope of work and any final requirements for completion of the project.

6.1.2. Closeout Documents - Contractor will transmit to the Agency Project Manager the following:

6.1.2.1. Project Book – Provide a binder of related project information including warranty information, product data sheets, as-built listing of fixtures installed and product manuals and training materials.

6.1.2.2. Certificate(s) of recycling

6.1.2.3. Signed permits

6.1.3. Training and Commissioning – Contractor will provide instruction in the proper use of the installed equipment and will setup/commission any systems or components as required for its proper use.

6.1.4. Additional Requirements - Additional project closeout requirements are as follows: To be determined

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