PROJECT MANUAL
FOR

COQUILLE VALLEY HOSPITAL
OUTPATIENT INTERIOR REMODEL
940 EAST 5TH STREET, COQUILLE, OR 97423

FOR

COQUILLE VALLEY HOSPITAL DISTRICT
COQUILLE, OREGON

OCTOBER 2017
PROJECT #16.52
SECTION 00-0101
PROJECT TITLE PAGE

COQUILLE VALLEY HOSPITAL
OUTPATIENT INTERIOR REMODEL

FOR

COQUILLE VALLEY HOSPITAL DISTRICT
COQUILLE, OREGON

OCTOBER 2017

HGE, INC., ARCHITECTS, ENGINEERS & PLANNERS
333 SOUTH 4TH STREET
COOS BAY, OREGON  97420
(541) 269-1166

END OF SECTION
SECTION 00-0110

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ADVERTISEMENT FOR BIDS

Sealed bids for the Coquille Valley Hospital Outpatient Interior Remodel will be received by Coquille Valley Hospital District until the bid closing time of **2:00 P.M., Pacific Time, Thursday, November 2, 2017**. Bids to be delivered to the Hospital Administration Office of Coquille Valley Hospital, 940 East 5th Street, Coquille, Oregon 97423, and then publicly opened in the Hospital Board Room and read aloud immediately after the deadline for submission of bids. Bids received after the abovementioned time and date will not be considered. Bidders must submit a first-tier subcontractor disclosure form to Coquille Valley Hospital at the above address, within two working hours of the time for receipt of bids in accordance with ORS 279C.370. Bids submitted prior to bid opening date are to be delivered to the above address, Attn: Ernie Fegles, Environment of Care Manager. The envelope must be clearly marked: “BID FOR COQUILLE VALLEY HOSPITAL OUTPATIENT INTERIOR REMODEL”.

The project contemplated and to be awarded under a single contract consists of the alteration of approximately 5,500 gross sq. ft. of primarily interior remodel work within the East Wing of Coquille Valley Hospital (the old original hospital building). Work includes treatment/exam rooms, toilet room, clinic office remodel, lobby remodel, and exterior door and storefront.

**A Mandatory Pre-Bid Conference and Walk-through will be held Thursday, October 19, 2017, 2:00 pm.** General Contractors are required to attend to qualify to submit a bid. All interested parties shall meet at the project site (East Wing or former Coquille Valley Hospital Building) 940 East 5th Street, Coquille, Oregon 97423. Contractors and subcontractors are encouraged to familiarize themselves with the bidding and contract documents prior to the walk-through.

Bidding and Construction Documents for this Work, including Instructions to Bidders and Bid Form, may be examined at the office of HGE INC., Architects, Engineers & Planners, 333 South 4th Street, Coos Bay, Oregon 97420 (Architect), Phone: 541-269-1166; Email: general@hge1.com, and at the following locations: various plan centers, and on the HGE website at http://www.hge1.com/open-to-bid/.

One set of the Bidding Documents (including Drawings and Specifications) may be obtained by General Contractor/Prime bidders from HGE, INC., with a refundable deposit of **$50.00**. Deposit made upon procurement of drawings, specifications and contract documents will be refunded upon return thereof in good condition no later than bid opening date. PDF digital copies of these documents are also available via HGE, INC.’s website at http://www.hge1.com/open-to-bid/. General Contractors are encouraged to contact HGE, INC. by phone or email, and register their interest in submitting a bid and to be included on the architect's plan holders list. Addendums and other critical information will be forwarded to all persons on the architect's plan holders list. Subcontractors can obtain access to a pdf digital copy via the Architect’s website. Individual sheets and specification pages may be purchased for the cost of reproduction: Drawings $2.00 per sheet; Specifications $0.25 per page.

Work included in this project is for public work subject to ORS 279C.800 to 279C.870 relating to Prevailing Wages. Bidder’s attention is directed to the requirements of employment and minimum wage rates to be paid. No bid will be considered or received by Coquille Valley Hospital unless the bid contains a statement by the bidder as part of its bid that Contractor agrees to be bound by, and will comply with the provisions of ORS 279C.840 relating to Prevailing Wages. Before starting work on this Contract, Contractor and all subcontractors must
have on file with the Construction Contractors Board a Public Works Bond in the amount of $30,000.

Each bid will contain a statement as to whether or not the bidder is a resident bidder as defined in ORS 279A.120. No bid will be considered unless the bidder is registered with the Construction Contractors Board as required by ORS 701.035 to 701.055. Bidders on this work must not be on the BOLI list of contractors ineligible to receive public works contracts.

No bid will be received or considered unless fully completed in the manner provided in the “Instructions to Bidders”, upon the official bid form provided by the Architect within the Project Manual, and accompanied by a surety (bid) bond, cashier’s or certified check executed in favor of Coquille Valley Hospital, in an amount not less than ten percent (10%) of the total amount of the bid. Bid Bond is to be forfeited per ORS 279C.385, as fixed and liquidated damage should the successful Bidder neglect or refuse to enter into a contract and provide acceptable insurance certificates, bonds or other required documents for faithful performance of the work in the event Bidder is awarded the Contract.

Coquille Valley Hospital may reject any bid not in compliance with all prescribed public bidding procedures and requirements, and may reject for good cause any and all bids upon a finding by Coquille Valley Hospital, that it is in the public interest to do so. No Bidder may withdraw or modify its bid after the hour set for receipt of bids, and thereafter until the lapse of thirty (30) days after the bid opening.

By Order of Coquille Valley Hospital.

Bob Fisher, Acting CFO

Published:

The World Newspaper       Daily Journal of Commerce       Coquille Valley Sentinel
Coos Bay, Oregon          Portland, Oregon               Coquille, Oregon
Date: October 11, 2017    Date: October 11, 2017       Date: October 11, 2017
SECTION 00-2113
INSTRUCTIONS TO BIDDERS

SUMMARY
1.01 SEE AIA A701, INSTRUCTIONS TO BIDDERS, FOLLOWING THIS DOCUMENT.
1.02 RELATED DOCUMENTS
   A. Document 00-1113 - Advertisement for Bids.
   B. AIA Document A701 - 1997 INSTRUCTIONS TO BIDDERS
   C. Supplementary Instructions To Bidders
   D. Document 00-4100 - Bid Form.

END OF SECTION
Instructions to Bidders

for the following PROJECT:
(Name and location or address)
16.52 Coquille Valley Hospital - Outpatient Interior Remodel
Coquille Valley Hospital, 940 East 5th Street, Coquille, OR 97423

THE OWNER:
(Name, legal status and address)
Coquille Valley Hospital
940 East Fifth Street
Coquille, Oregon 97423

THE ARCHITECT:
(Name, legal status and address)
HGE INC., Architects, Engineers & Planners
333 South 4th Street
Coos Bay, Oregon 97420

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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.
ARTICLE 1  DEFINITIONS

§ 1.1 Bidding Documents include the Bidding Requirements and the proposed Contract Documents. The Bidding Requirements consist of the Advertisement or Invitation to Bid, Instructions to Bidders, Supplementary Instructions to Bidders, the bid form, and other sample bidding and contract forms. The proposed Contract Documents consist of the form of Agreement between the Owner and Contractor, Conditions of the Contract (General, Supplementary and other Conditions); Drawings, Specifications and all Addenda issued prior to execution of the Contract.

§ 1.2 Definitions set forth in the General Conditions of the Contract for Construction, AIA Document A201, or in other Contract Documents are applicable to the Bidding Documents.

§ 1.3 Addenda are written or graphic instruments issued by the Architect prior to the execution of the Contract which modify or interpret the Bidding Documents by additions, deletions, clarifications or corrections.

§ 1.4 A Bid is a complete and properly executed proposal to do the Work for the sums stipulated therein, submitted in accordance with the Bidding Documents.

§ 1.5 The Base Bid is the sum stated in the Bid for which the Bidder offers to perform the Work described in the Bidding Documents as the base, to which Work may be added or from which Work may be deleted for sums stated in Alternate Bids.

§ 1.6 An Alternate Bid (or Alternate) is an amount stated in the Bid to be added to or deducted from the amount of the Base Bid if the corresponding change in the Work, as described in the Bidding Documents, is accepted.

§ 1.7 A Unit Price is an amount stated in the Bid as a price per unit of measurement for materials, equipment or services or a portion of the Work as described in the Bidding Documents.

§ 1.8 A Bidder is a person or entity who submits a Bid and who meets the requirements set forth in the Bidding Documents.

§ 1.9 A Sub-bidder is a person or entity who submits a bid to a Bidder for materials, equipment or labor for a portion of the Work.

ARTICLE 2  BIDDER'S REPRESENTATIONS

§ 2.1 The Bidder by making a Bid represents that:

§ 2.1.1 The Bidder has read and understands the Bidding Documents or Contract Documents, to the extent that such documentation relates to the Work for which the Bid is submitted, and for other portions of the Project, if any, being bid concurrently or presently under construction.

§ 2.1.2 The Bid is made in compliance with the Bidding Documents.

§ 2.1.3 The Bidder has visited the site, become familiar with local conditions under which the Work is to be performed and has correlated the Bidder's personal observations with the requirements of the proposed Contract Documents.

§ 2.1.4 The Bid is based upon the materials, equipment and systems required by the Bidding Documents without exception.

ARTICLE 3  BIDDING DOCUMENTS

§ 3.1 COPIES

§ 3.1.1 Bidders may obtain complete sets of the Bidding Documents from the issuing office designated in the Advertisement or Invitation to Bid in the number and for the deposit sum, if any, stated therein. The deposit will be refunded to Bidders who submit a bona fide Bid and return the Bidding Documents in good condition within ten days after receipt of Bids. The cost of replacement of missing or damaged documents will be deducted from the deposit. A Bidder receiving a Contract award may retain the Bidding Documents and the Bidder's deposit will be refunded.
§ 3.1.2 Bidding Documents will not be issued directly to Sub-bidders unless specifically offered in the Advertisement or Invitation to Bid, or in supplementary instructions to bidders.

§ 3.1.3 Bidders shall use complete sets of Bidding Documents in preparing Bids; neither the Owner nor Architect assumes responsibility for errors or misinterpretations resulting from the use of incomplete sets of Bidding Documents.

§ 3.1.4 The Owner and Architect may make copies of the Bidding Documents available on the above terms for the purpose of obtaining Bids on the Work. No license or grant of use is conferred by issuance of copies of the Bidding Documents.

§ 3.2 INTERPRETATION OR CORRECTION OF BIDDING DOCUMENTS
§ 3.2.1 The Bidder shall carefully study and compare the Bidding Documents with each other, and with other work being bid concurrently or presently under construction to the extent that it relates to the Work for which the Bid is submitted, shall examine the site and local conditions, and shall at once report to the Architect errors, inconsistencies or ambiguities discovered.

§ 3.2.2 Bidders and Sub-bidders requiring clarification or interpretation of the Bidding Documents shall make a written request which shall reach the Architect at least seven days prior to the date for receipt of Bids.

§ 3.2.3 Interpretations, corrections and changes of the Bidding Documents will be made by Addendum. Interpretations, corrections and changes of the Bidding Documents made in any other manner will not be binding, and Bidders shall not rely upon them.

§ 3.3 SUBSTITUTIONS
§ 3.3.1 The materials, products and equipment described in the Bidding Documents establish a standard of required function, dimension, appearance and quality to be met by any proposed substitution.

§ 3.3.2 No substitution will be considered prior to receipt of Bids unless written request for approval has been received by the Architect at least ten days prior to the date for receipt of Bids. Such requests shall include the name of the material or equipment for which it is to be substituted and a complete description of the proposed substitution including drawings, performance and test data, and other information necessary for an evaluation. A statement setting forth changes in other materials, equipment or other portions of the Work, including changes in the work of other contracts that incorporation of the proposed substitution would require, shall be included. The burden of proof of the merit of the proposed substitution is upon the proposer. The Architect’s decision of approval or disapproval of a proposed substitution shall be final.

§ 3.3.3 If the Architect approves a proposed substitution prior to receipt of Bids, such approval will be set forth in an Addendum. Bidders shall not rely upon approvals made in any other manner.

§ 3.3.4 No substitutions will be considered after the Contract award unless specifically provided for in the Contract Documents.

§ 3.4 ADDENDA
§ 3.4.1 Addenda will be transmitted to all who are known by the issuing office to have received a complete set of Bidding Documents.

§ 3.4.2 Copies of Addenda will be made available for inspection wherever Bidding Documents are on file for that purpose.

§ 3.4.3 Addenda will be issued no later than four days prior to the date for receipt of Bids except an Addendum withdrawing the request for Bids or one which includes postponement of the date for receipt of Bids.

§ 3.4.4 Each Bidder shall ascertain prior to submitting a Bid that the Bidder has received all Addenda issued, and the Bidder shall acknowledge their receipt in the Bid.
ARTICLE 4  BIDDING PROCEDURES
§ 4.1 PREPARATION OF BIDS
§ 4.1.1 Bids shall be submitted on the forms included with the Bidding Documents.

§ 4.1.2 All blanks on the bid form shall be legibly executed in a non-erasable medium.

§ 4.1.3 Sums shall be expressed in both words and figures. In case of discrepancy, the amount written in words shall govern.

§ 4.1.4 Illegible alterations and erasures must be initialed by the signer of the Bid.

§ 4.1.5 All requested Alternates shall be bid. If no change in the Base Bid is required, enter "No Change."

§ 4.1.6 Where two or more Bids for designated portions of the Work have been requested, the Bidder may, without forfeiture of the bid security, state the Bidder’s refusal to accept award of less than the combination of Bids stipulated by the Bidder. The Bidder shall make no additional stipulations on the bid form nor qualify the Bid in any other manner.

§ 4.1.7 Each copy of the Bid shall state the legal name of the Bidder and the nature of legal form of the Bidder. The Bidder shall provide evidence of legal authority to perform within the jurisdiction of the Work. Each copy shall be initialed by the person or persons legally authorized to bind the Bidder to a contract. A Bid by a corporation shall further give the state of incorporation and have the corporate seal affixed. A Bid submitted by an agent shall have a current power of attorney attached certifying the agent’s authority to bind the Bidder.

§ 4.2 BID SECURITY
§ 4.2.1 Each Bid shall be accompanied by a bid security in the form and amount required if so stipulated in the Instructions to Bidders. The Bidder pledges to enter into a Contract with the Owner on the terms stated in the Bid and will, if required, furnish bonds covering the faithful performance of the Contract and payment of all obligations arising thereunder. Should the Bidder refuse to enter into such Contract or fail to furnish such bonds if required, the amount of the bid security shall be forfeited to the Owner as liquidated damages, not as a penalty. The amount of the bid security shall not be forfeited to the Owner in the event the Owner fails to comply with Section 6.2.

§ 4.2.2 If a surety bond is required, it shall be written on AIA Document A310, Bid Bond, unless otherwise provided in the Bidding Documents, and the attorney-in-fact who executes the bond on behalf of the surety shall affix to the bond a certified and current copy of the power of attorney.

§ 4.2.3 The Owner will have the right to retain the bid security of Bidders to whom an award is being considered until either (a) the Contract has been executed and bonds, if required, have been furnished, or (b) the specified time has elapsed so that Bids may be withdrawn or (c) all Bids have been rejected.

§ 4.3 SUBMISSION OF BIDS
§ 4.3.1 All copies of the Bid, the bid security, if any, and any other documents required to be submitted with the Bid shall be enclosed in a sealed opaque envelope. The envelope shall be addressed to the party receiving the Bids and shall be identified with the Project name, the Bidder’s name and address and, if applicable, the designated portion of the Work for which the Bid is submitted. If the Bid is sent by mail, the sealed envelope shall be enclosed in a separate mailing envelope with the notation "SEALED BID ENCLOSED" on the face thereof.

§ 4.3.2 Bids shall be deposited at the designated location prior to the time and date for receipt of Bids. Bids received after the time and date for receipt of Bids will be returned unopened.

§ 4.3.3 The Bidder shall assume full responsibility for timely delivery at the location designated for receipt of Bids.

§ 4.3.4 Oral, telephonic, telegraphic, facsimile or other electronically transmitted bids will not be considered.

§ 4.4 MODIFICATION OR WITHDRAWAL OF BID
§ 4.4.1 A Bid may not be modified, withdrawn or canceled by the Bidder during the stipulated time period following the time and date designated for the receipt of Bids, and each Bidder so agrees in submitting a Bid.
§ 4.4.2 Prior to the time and date designated for receipt of Bids, a Bid submitted may be modified or withdrawn by notice to the party receiving Bids at the place designated for receipt of Bids. Such notice shall be in writing over the signature of the Bidder. Written confirmation over the signature of the Bidder shall be received, and date- and time-stamped by the receiving party on or before the date and time set for receipt of Bids. A change shall be so worded as not to reveal the amount of the original Bid.

§ 4.4.3 Withdrawn Bids may be resubmitted up to the date and time designated for the receipt of Bids provided that they are then fully in conformance with these Instructions to Bidders.

§ 4.4.4 Bid security, if required, shall be in an amount sufficient for the Bid as resubmitted.

ARTICLE 5 CONSIDERATION OF BIDS
§ 5.1 OPENING OF BIDS
At the discretion of the Owner, if stipulated in the Advertisement or Invitation to Bid, the properly identified Bids received on time will be publicly opened and will be read aloud. An abstract of the Bids may be made available to Bidders.

§ 5.2 REJECTION OF BIDS
The Owner shall have the right to reject any or all Bids. A Bid not accompanied by a required bid security or by other data required by the Bidding Documents, or a Bid which is in any way incomplete or irregular is subject to rejection.

§ 5.3 ACCEPTANCE OF BID (AWARD)
§ 5.3.1 It is the intent of the Owner to award a Contract to the lowest qualified Bidder provided the Bid has been submitted in accordance with the requirements of the Bidding Documents and does not exceed the funds available. The Owner shall have the right to waive informalities and irregularities in a Bid received and to accept the Bid which, in the Owner’s judgment, is in the Owner’s own best interests.

§ 5.3.2 The Owner shall have the right to accept Alternates in any order or combination, unless otherwise specifically provided in the Bidding Documents, and to determine the low Bidder on the basis of the sum of the Base Bid and Alternates accepted.

ARTICLE 6 POST-BID INFORMATION
§ 6.1 CONTRACTOR’S QUALIFICATION STATEMENT
Bidders to whom award of a Contract is under consideration shall submit to the Architect, upon request, a properly executed AIA Document A305, Contractor’s Qualification Statement, unless such a Statement has been previously required and submitted as a prerequisite to the issuance of Bidding Documents.

§ 6.2 OWNER’S FINANCIAL CAPABILITY
The Owner shall, at the request of the Bidder to whom award of a Contract is under consideration and no later than seven days prior to the expiration of the time for withdrawal of Bids, furnish to the Bidder reasonable evidence that financial arrangements have been made to fulfill the Owner’s obligations under the Contract. Unless such reasonable evidence is furnished, the Bidder will not be required to execute the Agreement between the Owner and Contractor.

§ 6.3 SUBMITTALS
§ 6.3.1 The Bidder shall, as soon as practicable or as stipulated in the Bidding Documents, after notification of selection for the award of a Contract, furnish to the Owner through the Architect in writing:
   .1 a designation of the Work to be performed with the Bidder’s own forces;
   .2 names of the manufacturers, products, and the suppliers of principal items or systems of materials and equipment proposed for the Work; and
   .3 names of persons or entities (including those who are to furnish materials or equipment fabricated to a special design) proposed for the principal portions of the Work.

§ 6.3.2 The Bidder will be required to establish to the satisfaction of the Architect and Owner the reliability and responsibility of the persons or entities proposed to furnish and perform the Work described in the Bidding Documents.
§ 6.3.3 Prior to the execution of the Contract, the Architect will notify the Bidder in writing if either the Owner or Architect, after due investigation, has reasonable objection to a person or entity proposed by the Bidder. If the Owner or Architect has reasonable objection to a proposed person or entity, the Bidder may, at the Bidder's option, (1) withdraw the Bid or (2) submit an acceptable substitute person or entity with an adjustment in the Base Bid or Alternate Bid to cover the difference in cost occasioned by such substitution. The Owner may accept the adjusted bid price or disqualify the Bidder. In the event of either withdrawal or disqualification, bid security will not be forfeited.

§ 6.3.4 Persons and entities proposed by the Bidder and to whom the Owner and Architect have made no reasonable objection must be used on the Work for which they were proposed and shall not be changed except with the written consent of the Owner and Architect.

ARTICLE 7 PERFORMANCE BOND AND PAYMENT BOND

§ 7.1 BOND REQUIREMENTS

§ 7.1.1 If stipulated in the Bidding Documents, the Bidder shall furnish bonds covering the faithful performance of the Contract and payment of all obligations arising thereunder. Bonds may be secured through the Bidder's usual sources.

§ 7.1.2 If the furnishing of such bonds is stipulated in the Bidding Documents, the cost shall be included in the Bid. If the furnishing of such bonds is required after receipt of bids and before execution of the Contract, the cost of such bonds shall be added to the Bid in determining the Contract Sum.

§ 7.1.3 If the Owner requires that bonds be secured from other than the Bidder's usual sources, changes in cost will be adjusted as provided in the Contract Documents.

§ 7.2 TIME OF DELIVERY AND FORM OF BONDS

§ 7.2.1 The Bidder shall deliver the required bonds to the Owner not later than three days following the date of execution of the Contract. If the Work is to be commenced prior thereto in response to a letter of intent, the Bidder shall, prior to commencement of the Work, submit evidence satisfactory to the Owner that such bonds will be furnished and delivered in accordance with this Section 7.2.1.

§ 7.2.2 Unless otherwise provided, the bonds shall be written on AIA Document A312, Performance Bond and Payment Bond. Both bonds shall be written in the amount of the Contract Sum.

§ 7.2.3 The bonds shall be dated on or after the date of the Contract.

§ 7.2.4 The Bidder shall require the attorney-in-fact who executes the required bonds on behalf of the surety to affix thereto a certified and current copy of the power of attorney.

ARTICLE 8 FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR

Unless otherwise required in the Bidding Documents, the Agreement for the Work will be written on AIA Document A101, Standard Form of Agreement Between Owner and Contractor Where the Basis of Payment is a Stipulated Sum.
SECTION 00-2210
SUPPLEMENTARY INSTRUCTIONS TO BIDDERS

GENERAL

1.01 THE FOLLOWING SUPPLEMENTS SHALL MODIFY, CHANGE, DELETE FROM OR ADD TO THE AIA DOCUMENT A701-1997 INSTRUCTIONS TO BIDDERS. WHERE ANY ARTICLE OF THE INSTRUCTIONS TO BIDDERS IS MODIFIED OR ANY PARAGRAPH, SUBPARAGRAPH, OR CLAUSE THEREOF IS MODIFIED OR DELETED BY THESE SUPPLEMENTS, THE UNALTERED PROVISIONS OF THAT ARTICLE, PARAGRAPH, SUBPARAGRAPH, OR CLAUSE SHALL REMAIN IN EFFECT.

A. Article 1 Definitions add to as follows:
   1. The word Owner is the COQUILLE VALLEY HOSPITAL DISTRICT.
   2. The word Architect is HGE INC., Architects, Engineers & Planners.

1.02 ARTICLE 4 BIDDING PROCEDURE SUBPARAGRAPH 4.2.3, ADD THE FOLLOWING:

A. All Bidders will leave their bids open for a period of thirty (30) days after the date of bid opening. No bid may be withdrawn during such period of time. Owner may accept any Bid in accordance with the Instructions to Bidders within such thirty (30) day period.

1.03 ARTICLE 5 CONSIDERATION OF BIDS ADD SUBPARAGRAPH 5.3.3:

A. If the Contractor is to be awarded, Owner will provide written Notice of Intent to Award to all Bidders of the Owner's intent to award the Contract. Owner's award shall not be final until the later of the following:
   1. Five (5) days after the date of the Notice of Intent; or
   2. The Owner provides a written response to all timely-filed protests that denies the protest and affirms the award.

1.04 ARTICLE 5 CONSIDERATION OF BIDS ADD SUBPARAGRAPH 5.3.4:

A. Goods or services manufactured or produced in the State of Oregon to receive preference, all factors being equal.

1.05 ARTICLE 6 POST BID INFORMATION DELETE SUBPARAGRAPH 6.1:

A. Contractor's Qualification Statement.

1.06 ARTICLE 7 PERFORMANCE BOND AND LABOR AND MATERIAL PAYMENT BOND SUBPARAGRAPH 7.2.2:

A. A Performance Bond and Labor and Material Payment Bond shall be required. Contractor shall provide separate Performance Bond and Labor and Material Payment Bond made payable to the Owner issued by a Corporation legally licensed to transact business in the State of Oregon. Corporation issuing such a bond must comply with applicable Oregon Statutes for public work and be satisfactory to the Owner. The bonds are to be in the amount of 100% of the contract sum to assure the Owner of full and prompt performance of the Contract.

1.07 ARTICLE 8 FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR SUBPARAGRAPH 8.1.1 ADD THE FOLLOWING:

A. The Contractor shall within ten (10) days after notification in writing of the Owner's Notice to award a Contract, execute and return to the Owner the Form of Agreement and all applicable Certificates of Insurance.

END OF SECTION
SECTION 00-4000
PROCUREMENT FORMS AND SUPPLEMENTS

PART 1  GENERAL
1.01  FORMS
   A.  Substitution Request Form (During Bid Phase): Use attached form or its equivalent.

PART 2  PRODUCTS - NOT USED
PART 3  EXECUTION - NOT USED

END OF SECTION
SUBSTITUTION REQUEST
(During the Bidding Phase)

Project:  

Substitution Request Number:  

To:  

From:  

Date:  

A/E Project Number:  

Re:  

Contract For:  

Specification Title:  

Description:  

Section:  

Page:  

Article/Paragraph:  

Proposed Substitution:

Manufacturer:  

Address:  

Phone:  

Trade Name:  

Model No.:  

Attached data includes product description, specifications, drawings, photographs, and performance and test data adequate for evaluation of the request; applicable portions of the data are clearly identified.

Attached data also includes a description of changes to the Contract Documents that the proposed substitution will require for its proper installation.

The Undersigned certifies:

• Proposed substitution has been fully investigated and determined to be equal or superior in all respects to specified product.
• Same warranty will be furnished for proposed substitution as for specified product.
• Same maintenance service and source of replacement parts, as applicable, is available.
• Proposed substitution will have no adverse effect on other trades and will not affect or delay progress schedule.
• Proposed substitution does not affect dimensions and functional clearances.
• Payment will be made for changes to building design, including A/E design, detailing, and construction costs caused by the substitution.

Submitted by:  

Signed by:  

Firm:  

Address:  

Telephone:  

A/E’s REVIEW AND ACTION

☐ Substitution approved - Make submittals in accordance with Specification Section 01330.
☐ Substitution approved as noted - Make submittals in accordance with Specification Section 01330.
☐ Substitution rejected - Use specified materials.
☐ Substitution Request received too late - Use specified materials.

Signed by:  

Date:  

Supporting Data Attached:  

☐ Drawings  ☐ Product Data  ☐ Samples  ☐ Tests  ☐ Reports  ☐ _______
SECTION 00-4100

BID FORM

THE PROJECT AND THE PARTIES

1.01 TO:

Owner: COQUILLE VALLEY HOSPITAL DISTRICT
Board Room
940 East 5th Street
Coquille, Oregon 97423

1.02 FOR: COQUILLE VALLEY HOSPITAL - OUTPATIENT INTERIOR REMODEL

1.03 DATE: __________________________ (BIDDER TO ENTER DATE)

1.04 SUBMITTED BY:

NAME OF FIRM (PLEASE PRINT): ______________________________________________

1.05 GENERAL

A. The Bidder declares that they have carefully examined the Contract Documents for the construction of the proposed improvements; that the Bidder has personally inspected the contemplated construction area, that the Bidder has satisfied themselves as to the quantities of materials, items of equipment, possible difficulties, and conditions of work involved.

B. By signing this Proposal, the Bidder certifies that the provisions required by ORS 279C.800 to 279C.870 relating to prevailing wage rates shall be included in this Contract, are understood by the Bidder, and will be complied with during the Work.

C. The bidder further declares that they are registered with the Construction Contractor's Board as required by ORS 701.35 to 701.55, and possess such additional licenses and certifications as required by law for the performance of the work proposed herein.

D. The subcontractor(s) performing work as described in ORS 701.005(2) will be registered with the Construction Contractors Board in accordance with ORS 701.035 to 701.055 before the subcontractor(s) commence work under the Contract.

E. Pursuant to ORS 279A.120, Bidder hereby certifies the Bidder _______is / ________is not (check one) a Resident Bidder as defined by ORS 279.029.

F. Bidder certifies that the provisions required by ORS 279C.836, unless exempt under Sections (4), (7), (8), or (9), before starting work on this Contract, or any subcontract hereunder, Contractor and all subcontractors shall have on file with the Construction Contractor's Board a public works bond with corporate surety authorized to do business in the State of Oregon in the amount of $30,000.

G. The Bidder agrees that if this Proposal is accepted, the Bidder will, within ten (10) calendar days after receiving contract forms, execute the Agreement between Owner and Contractor as specified, and deliver to the Owner the Performance and Labor and Payment Bonds required herein.
1.06 BIDS:
A. The undersigned bidder, in submitting his bid, authorizes the Owner to evaluate the bids and make a single award per Bid Schedule, on the basis of the bid.
B. After having examined all of the contract documents as prepared by HGE INC., Architects, Engineers & Planners, we do hereby propose to furnish labor and materials to complete the work required by said documents for the following fixed sum (fill in lump sum amount for each bid unit, in written words in space provided, and in numerals within parenthesis):

C. BASIC BID:

______________________________________________________________ Dollars

and __________________________ Cents ($______________________) complete.

Bidder further agrees to be bound by the entire Contract Documents, including:
- Advertisement for Bids
- Issued Addenda
- Instructions to Bidders - AIA A701 and Supplemental Instructions
- Bid Form (this document)
- Subcontractor Disclosure Form
- General Conditions - AIA 201 and Supplementary Conditions
- Contract for Construction: Owner-Contractor Agreement - AIA 101
- Performance and Payment Bonds
- Technical Specifications
- Plans/Drawings
- Issued Change Orders and Architect's Supplemental Instructions
- All Applicable State and Federal Laws

1.07 BID SECURITY
A. Bid security in the form of a certified check of Bid Bond in the amount of 10% of the bid amount is enclosed per ORS 279C.385. The undersigned agrees that Bid Security will be left in escrow with the Owner and that the amount thereof is the measure of liquidated damages which Owner will sustain by failure of the undersigned to deliver and execute the Contract or provide Performance and Payment Bonds and may become the property of the Owner at Owner's option. If this bid is not accepted within thirty (30) days of the time set for the opening of bids or if the undersigned executes and timely delivers said contract and the Performance and Payment Bonds, the Bid Security will be returned.

1.08 COMPLETION DATE AND LIQUIDATED DAMAGES
A. It is understood that time is of the essence in the execution of this Contract in order to avoid undue hardship upon the Owner. It is the desire of the Owner to issue a Notice to Proceed upon successful review of the lower qualified bidder and have the project completed within 120 calendar days.

B. The Undersigned agrees that he will have the work Substantially Complete on or before ____________ , calendar days after Notice to Proceed (Contractor to fill in the number of days he/she will require to perform the Work and this will be the agreed upon Substantial Completion date).

C. The Contractor agrees that said Work shall be prosecuted regularly, diligently, at such rate of progress as will insure Substantial Completion thereof within the time specified. It is expressly understood and agreed, by the Contractor and the Owner, that the time for the completion of the
Work described herein is reasonable taking into consideration the average climatic range and usual industrial conditions prevailing in this locality.

D. If said contractor shall neglect, fail or refuse to coordinate the work within the time herein specified, or any proper extension thereof granted by the Owner, then the Contractor does hereby agree, as a part consideration for the awarding of this Contract, to pay to the Owner the sum of THREE HUNDRED DOLLARS ($300), not as a penalty but as liquidated damages for such breach of contract as hereinafter set forth, for each and every calendar day that the contractor shall be in default after the time stipulated in the contract for substantial completion of the work.

1.09 OWNER RIGHTS
A. The Owner reserves the right to reject any or all bids and to waive all informalities.

1.10 ADDENDA
A. The following Addenda have been received. The modifications to the Bid Documents noted below have been considered and all costs are included in the Bid Sum.

1. Addendum # ______ Dated ________________.
2. Addendum # ______ Dated ________________.
3. Addendum # ______ Dated ________________.

1.11 BIDDER DATA AND SIGNATURE(S)
A. Name of Firm (please print):______________________________________________________
B. Mailing Address:________________________________________________________________
C. Physical Address (if different):____________________________________________________
D. Construction Contractor Board Registration Number:________________________________
E. Telephone Number:_______________________________________________________________
F. Fax Number:_______________________________________________________________________
G. Email Address:_____________________________________________________________________
H. Signature (if bid is by a partnership, one of the partners must sign):

____________________________________________________________________________
I. Name and Official Capacity of Signatory (please print):

____________________________________________________________________________
J. If Corporation, Attest (Secretary of Corporation):

____________________________________________________________________________
K. SEAL (if Corporation):

END OF BID FORM
FIRST-TIER SUBCONTRACTOR DISCLOSURE

PROJECT NAME: Coquille Valley Hospital Outpatient Interior Remodel, Project # 16.52

BID CLOSING: Date: Thursday, November 2, 2017 Time: 2:00 P.M., Pacific Time

This form must be submitted at the location specified in the Invitation to Bid on the advertised bid closing date and within two working hours after the advertised bid closing time.

List below the name of each subcontractor that will be furnishing labor or will be furnishing labor and materials and that is required to be disclosed, the category of work that the subcontractor will be performing and the dollar value of the subcontract. Enter "NONE" if there are no subcontractors that need to be disclosed. (ATTACH ADDITIONAL SHEETS IF NEEDED.)

<table>
<thead>
<tr>
<th>NAME</th>
<th>DOLLAR VALUE</th>
<th>CATEGORY OF WORK</th>
</tr>
</thead>
<tbody>
<tr>
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</tr>
</tbody>
</table>

Failure to submit this form by the disclosure deadline will result in a non-responsive bid. A non-responsive bid will not be considered for award.

Form submitted by (bidder name):

Contact name: Phone no.: ( )

ORS 279C.370 First-tier subcontractor disclosure. (1)(a) Within two working hours after the date and time of the deadline when bids are due to a contracting agency for a public improvement contract, a bidder shall submit to the contracting agency a disclosure of the first-tier subcontractors that:

(A) Will be furnishing labor or will be furnishing labor and materials in connection with the public improvement contract; and

(B) Will have a contract value that is equal to or greater than five percent of the total project bid or $15,000, whichever is greater, or $350,000 regardless of the percentage of the total project bid.

(b) For each contract to which this subsection applies, the contracting agency shall designate a deadline for submission of bids that has a date on a Tuesday, Wednesday or Thursday and a time between 2 p.m. and 5 p.m., except that this paragraph does not apply to public contracts for maintenance or construction of highways, bridges or other transportation facilities.

(c) This subsection applies only to public improvement contracts ("projects") with a value, estimated by the contracting agency, of more than $100,000.

(d) This subsection does not apply to public improvement contracts that have been exempted from competitive bidding requirements under ORS 279C.335 (2).

(2) The disclosure of first-tier subcontractors under subsection (1) of this section must include the name of each subcontractor, the category of work that each subcontractor will perform and the dollar value of each subcontract. The information shall be disclosed in substantially the following [above] form:

(3) A contracting agency shall accept the subcontractor disclosure. The contracting agency shall consider the bid of any contractor that does not submit a subcontractor disclosure to the contracting agency to be a non-responsive bid and may not award the contract to the contractor. A contracting agency is not required to determine the accuracy or the completeness of the subcontractor disclosure.

(4) After the bids are opened, the subcontractor disclosures must be made available for public inspection.

(5) A contractor may substitute a first-tier subcontractor under the provisions of ORS 279C.585.

(6) A subcontractor may file a complaint under ORS 279C.590 based on the disclosure requirements of subsection (1) of this section.

WH-179 (08-10-10)
SECTION 00-7200
GENERAL CONDITIONS

FORM OF GENERAL CONDITIONS
1.01 THE GENERAL CONDITIONS APPLICABLE TO THIS CONTRACT IS ATTACHED FOLLOWING THIS PAGE:

RELATED REQUIREMENTS
2.01 SECTION 00-7300 - SUPPLEMENTARY CONDITIONS.

SUPPLEMENTARY CONDITIONS
3.01 REFER TO DOCUMENT 00-7300 - SUPPLEMENTARY CONDITIONS FOR AMENDMENTS TO THESE GENERAL CONDITIONS.

END OF SECTION
General Conditions of the Contract for Construction

for the following PROJECT:

(Name and location or address)
16.52 Coquille Valley Hospital - Outpatient Interior Remodel
Coquille Valley Hospital, 940 East 5th Street, Coquille, OR 97423

THE OWNER:

(Name, legal status and address)
Coquille Valley Hospital
940 East Fifth Street
Coquille, Oregon 97423

THE ARCHITECT:

(Name, legal status and address)
HGE INC., Architects, Engineers & Planners
333 South 4th Street
Coos Bay, Oregon 97420

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15 CLAIMS AND DISPUTES

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.
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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 (hereinafter the Agreement) and consist of the Agreement, Conditions of the Contract (General, Supplementary 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 Architect. Unless specifically enumerated in the Agreement, the Contract Documents do not include the advertisement or invitation to bid, Instructions to Bidders, sample forms, other information furnished by the Owner in anticipation of receiving bids or proposals, the Contractor’s bid or proposal, or portions of Addenda relating to bidding requirements.

§ 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 Architect or the Architect’s consultants, (2) between the Owner and a Subcontractor or a Sub-subcontractor, (3) between the Owner and the Architect or the Architect’s consultants or (4) between any persons or entities other than the Owner and the Contractor. The Architect shall, however, be entitled to performance and enforcement of obligations under the Contract intended to facilitate performance of the Architect’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 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 Architect and the Architect’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 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; performance by the Contractor shall be required only to the extent consistent with the Contract Documents and reasonably inferable from them as being necessary to produce the indicated results.
§ 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.

§ 1.3 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 Architect and the Architect's consultants shall be deemed the authors and owners of their respective Instruments of Service, including the Drawings and Specifications, and will retain all common law, statutory and other reserved rights, including copyrights. 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 Architect's or Architect'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, Architect and the Architect'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.

ARTICLE 2 OWNER
§ 2.1 GENERAL
§ 2.1.1 The Owner 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 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 Architect does not have such authority. The term "Owner" means the Owner or the Owner's authorized representative.

§ 2.1.2 The Owner shall furnish to the Contractor within fifteen days after receipt of a written request, information necessary and relevant for the Contractor to evaluate, give notice of or enforce mechanic's lien rights. Such information shall include a correct statement of the record legal title to the property on which the Project is located, usually referred to as the site, and the Owner's interest therein.

§ 2.2 INFORMATION AND SERVICES REQUIRED OF THE OWNER
§ 2.2.1 Prior to commencement of the Work, the Contractor may request in writing that the Owner provide reasonable evidence that the Owner has made financial arrangements to fulfill the Owner's obligations under the Contract. Thereafter, the Contractor may only request such evidence if (1) the Owner fails to make payments to the Contractor as the Contract Documents require; (2) a change in the Work materially changes the Contract Sum; or (3) the Contractor identifies in writing a reasonable concern regarding the Owner's ability to make payment when due. The Owner shall furnish such evidence as a condition precedent to commencement or continuation of the Work or

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the portion of the Work affected by a material change. After the Owner furnishes the evidence, the Owner shall not materially vary such financial arrangements without prior notice to the Contractor.

§ 2.2.2 Except for permits and fees that are the responsibility of the Contractor under the Contract Documents, including those required under Section 3.7.1, the Owner shall secure and pay for 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 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 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 Unless otherwise provided in the Contract Documents, the Owner shall furnish to the Contractor one copy of the Contract Documents for purposes of making reproductions pursuant to Section 1.5.2.

§ 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 the Owner’s expenses and compensation for the Architect’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 Architect. 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.

§ 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 Architect in the Architect’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 Architect any errors, inconsistencies or omissions discovered by or made known to the Contractor as a request for information in such form as the Architect 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 Architect any nonconformity discovered by or made known to the Contractor as a request for information in such form as the Architect may require.

§ 3.2.4 If the Contractor believes that additional cost or time is involved because of clarifications or instructions the Architect 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, 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 the said obligations, the Contractor shall not be liable to the Owner or Architect 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.

§ 3.3 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, 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 Architect and shall not proceed with that portion of the Work without further written instructions from the Architect. 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.

§ 3.4.2 Except in the case of minor changes in the Work authorized by the Architect 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 Architect 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 Architect that materials and equipment furnished under the Contract will be of good quality 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 or the Contract Documents require or permit. Work, materials, or equipment not conforming to these requirements may be considered defective. The Contractor’s warranty excludes remedy for damage or defect caused by abuse, alterations to the Work not executed by the Contractor, improper or insufficient maintenance, improper operation, or normal wear and tear and normal usage. If required by the Architect, the Contractor shall furnish satisfactory evidence as to the kind and quality of materials and equipment.

§ 3.6 TAXES
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.

§ 3.7 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 by government agencies 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.

§ 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 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 Architect before conditions are disturbed and in no event later than 21 days after first observance of the conditions. The Architect will promptly investigate such conditions and, if the Architect determines that they differ materially and cause an increase or decrease in the Contractor’s cost or, 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 Architect 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 justifiable, the Architect shall promptly notify the Owner and Contractor in writing, stating the reasons. If either party disputes the Architect’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 Architect. 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,
- Allowances shall cover the cost to the Contractor of materials and equipment delivered at the site and all required taxes, less applicable trade discounts;
- 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
- 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.

§ 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 Architect the name and qualifications of a proposed superintendent. The Architect may reply within 14 days to the Contractor in writing stating (1) whether the Owner or the Architect has reasonable objection to the proposed superintendent or (2) that the Architect requires additional time to review. Failure of the Architect 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 Architect 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, promptly after being awarded the Contract, shall prepare and submit for the Owner's and Architect'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 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.

§ 3.10.2 The Contractor shall prepare a submittal schedule, promptly after being awarded the Contract and thereafter as necessary to maintain a current submittal schedule, and shall submit the schedule(s) for the Architect's approval. The Architect'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 Architect 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 Architect.
§ 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 Architect and shall be delivered to the Architect 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 Architect is subject to the limitations of Section 4.2.7. Informational submittals
upon which the Architect 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 Architect without action.

§ 3.12.5 The Contractor shall review for compliance with the Contract Documents, approve and submit to the
Architect Shop Drawings, Product Data, Samples and similar submittals required by the Contract Documents in
accordance with the submittal schedule approved by the Architect 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 Architect 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 Architect.

§ 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 Architect’s approval of Shop
Drawings, Product Data, Samples or similar submittals unless the Contractor has specifically informed the Architect
in writing of such deviation at the time of submittal and (1) the Architect 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 Architect’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 Architect on previous submittals. In the
absence of such written notice, the Architect’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

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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 Architect 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 Architect. The Owner and the Architect 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 Architect have specified to the Contractor all
performance and design criteria that such services must satisfy. Pursuant to this Section 3.12.10, the Architect 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.

§ 3.13 USE OF SITE
The Contractor shall confine operations at the site to areas permitted by applicable laws, statutes, ordinances, codes,
rules and regulations, and lawful orders of public authorities and the Contract Documents and shall not unreasonably
encumber the site with materials or equipment.

§ 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
evacuation. 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 Architect 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 Architect 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 Architect. 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
Architect.
§ 3.18 INDEMNIFICATION
§ 3.18.1 To the fullest extent permitted by law the Contractor shall indemnify and hold harmless the Owner, Architect, Architect’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, 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), but only to the extent caused by the negligent 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.

ARTICLE 4 ARCHITECT
§ 4.1 GENERAL
§ 4.1.1 The Owner shall retain an architect lawfully licensed to practice architecture or an entity lawfully practicing architecture in the jurisdiction where the Project is located. That person or entity is identified as the Architect in the Agreement and is referred to throughout the Contract Documents as if singular in number.

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

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

§ 4.2 ADMINISTRATION OF THE CONTRACT
§ 4.2.1 The Architect will provide administration of the Contract as described in the Contract Documents and will be an Owner’s representative during construction until the date the Architect issues the final Certificate for Payment. The Architect will have authority to act on behalf of the Owner only to the extent provided in the Contract Documents.

§ 4.2.2 The Architect 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 Architect will not be required to make exhaustive or continuous on-site inspections to check the quality or quantity of the Work. The Architect 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.

§ 4.2.3 On the basis of the site visits, the Architect 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 Architect will not be responsible for the Contractor’s failure to perform the Work in accordance with the requirements of the Contract Documents. The Architect 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 Architect about matters arising out of or relating to the Contract. Communications by and with the Architect's consultants shall be through the Architect. 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 Architect's evaluations of the Contractor's Applications for Payment, the Architect will review and certify the amounts due the Contractor and will issue Certificates for Payment in such amounts.

§ 4.2.6 The Architect has authority to reject Work that does not conform to the Contract Documents. Whenever the Architect considers it necessary or advisable, the Architect 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 Architect 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 Architect to the Contractor, Subcontractors, material and equipment suppliers, their agents or employees, or other persons or entities performing portions of the Work.

§ 4.2.7 The Architect 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 Architect's action will be taken in accordance with the submittal schedule approved by the Architect or, in the absence of an approved submittal schedule, with reasonable promptness while allowing sufficient time in the Architect'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 Architect'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 Architect's review shall not constitute approval of safety precautions or, unless otherwise specifically stated by the Architect, of any construction means, methods, techniques, sequences or procedures. The Architect's approval of a specific item shall not indicate approval of an assembly of which the item is a component.

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

§ 4.2.9 The Architect 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 Payment pursuant to Section 9.10.

§ 4.2.10 If the Owner and Architect agree, the Architect will provide one or more project representatives to assist in carrying out the Architect'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 Architect will interpret and decide matters concerning performance under, and requirements of, the Contract Documents on written request of either the Owner or Contractor. The Architect'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 Architect will be consistent with the intent of, and reasonably inerent from, the Contract Documents and will be in writing or in the form of drawings. When making such interpretations and decisions, the Architect 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 Architect'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 Architect will review and respond to requests for information about the Contract Documents. The Architect’s response to such requests will be made in writing within any time limits agreed upon or otherwise with reasonable promptness. If appropriate, the Architect 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.

§ 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 Architect 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 Architect may reply within 14 days to the Contractor in writing stating (1) whether the Owner or the Architect has reasonable objection to any such proposed person or entity or (2) that the Architect requires additional time for review. Failure of the Owner or Architect to reply within the 14-day period shall constitute notice of no reasonable objection.

§ 5.2.2 The Contractor shall not contract with a proposed person or entity to whom the Owner or Architect 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 Architect has reasonable objection to a person or entity proposed by the Contractor, the Contractor shall propose another to whom the Owner or Architect 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 Architect makes reasonable objection to such substitution.

§ 5.3 SUBCONTRACTUAL RELATIONS
By appropriate agreement, written where legally required for validity, 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 Architect. Each subcontract agreement shall preserve and protect the rights of the Owner and Architect 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 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-contractors.

§ 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.

When the Owner accepts the assignment of a subcontract agreement, the Owner assumes the Contractor’s rights and obligations under the subcontract.

§ 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. If the Owner assigns the subcontract to a successor contractor or other entity, the Owner shall nevertheless remain legally responsible for all of the successor contractor’s obligations under the subcontract.

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 those including those portions related to insurance and waiver of subrogation. If the Contractor claims that delay or additional cost is involved because of such action by the Owner, the Contractor shall make such Claim as provided in Article 15.

§ 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 Architect 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.

§ 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 Architect 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 Architect; a Construction Change Directive requires agreement by the Owner and Architect 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 Architect 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 Architect and signed by the Owner, Contractor and Architect 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.

§ 7.3 CONSTRUCTION CHANGE DIRECTIVES
§ 7.3.1 A Construction Change Directive is a written order prepared by the Architect and signed by the Owner and Architect, 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;
   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
§ 7.3.4 If unit prices are stated in the Contract Documents or subsequently agreed upon, and if quantities originally contemplated are materially changed in a proposed Change Order or Construction Change Directive so that application of such unit prices to quantities of Work proposed will cause substantial inequity to the Owner or Contractor, the applicable unit prices shall be equitably adjusted.

§ 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 Architect 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 Architect 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, the Contractor shall keep and present, in such form as the Architect 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 transportation, whether incorporated or consumed;
3. Rental costs of machinery and equipment, exclusive of hand tools, whether rented from the Contractor or others;
4. Costs of premiums for all bonds and insurance, permit fees, and sales, use or similar taxes related to the Work; and
5. Additional costs of supervision and field office personnel directly attributable to the change.

§ 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 Architect. 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 Architect will make an interim determination for purposes of monthly certification for payment for those costs and certify for payment the amount that the Architect determines, in the Architect’s professional judgment, to be reasonably justified. The Architect’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 Architect 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 Architect 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 Architect 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 Architect 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.

§ 8.1.2 The date of commencement of the Work is the date established in the Agreement.

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

§ 8.1.4 The term "day" as used in the Contract Documents shall mean calendar day unless otherwise specifically defined.

§ 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 knowingly, 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 Architect, 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; or by delay authorized by the Owner pending mediation and arbitration; or by other causes that the Architect determines may justify delay, then the Contract Time shall be extended by Change Order for such reasonable time as the Architect 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
Where the Contract is based on a stipulated sum or Guaranteed Maximum Price, the Contractor shall submit to the Architect, 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 Architect may require. This schedule, unless objected to by the Architect, shall be used as a basis for reviewing the Contractor’s Applications for Payment.

§ 9.3 APPLICATIONS FOR PAYMENT
§ 9.3.1 At least ten days before the date established for each progress payment, the Contractor shall submit to the Architect an itemized Application for Payment prepared in accordance with the schedule of values, if required under Section 9.2, 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 Architect 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 As provided in Section 7.3.9, such applications may include requests for payment on account of changes in the Work that have been properly authorized by Construction Change Directives, or by interim determinations of the Architect, but not yet included in Change Orders.

§ 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.

§ 9.3.2 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, to the best of the Contractor's knowledge, information and belief, 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.

§ 9.4 CERTIFICATES FOR PAYMENT

§ 9.4.1 The Architect will, within seven 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 Architect determines is properly due, or notify the Contractor and Owner in writing of the Architect’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 Architect to the Owner, based on the Architect’s evaluation of the Work and the data comprising the Application for Payment, that, to the best of the Architect’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 Architect. 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 Architect 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.

§ 9.5 DECISIONS TO WITHHOLD CERTIFICATION

§ 9.5.1 The Architect may withhold a Certificate for Payment in whole or in part, to the extent reasonably necessary to protect the Owner, if in the Architect’s opinion the representations to the Owner required by Section 9.4.2 cannot be made. If the Architect is unable to certify payment in the amount of the Application, the Architect will notify the Contractor and Owner as provided in Section 9.4.1. If the Contractor and Architect cannot agree on a revised amount, the Architect will promptly issue a Certificate for Payment for the amount for which the Architect is able to make such representations to the Owner. The Architect 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 Architect’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; or
.7 repeated failure to carry out the Work in accordance with 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 Architect 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 Architect and the Architect will reflect such payment on the next Certificate for Payment.

§ 9.6 PROGRESS PAYMENTS
§ 9.6.1 After the Architect has issued a Certificate for Payment, the Owner shall make payment in the manner and within the time provided in the Contract Documents, and shall so notify the Architect.

§ 9.6.2 The Contractor shall pay each Subcontractor no later than seven 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 Architect 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 Architect 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 paid. Neither the Owner nor Architect 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 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 Architect does not issue a Certificate for Payment, through no fault of the Contractor, within seven days after receipt of the Contractor's Application for Payment, or if the Owner does not pay the Contractor within seven days after the date established in the Contract Documents the amount certified by the Architect or awarded by binding dispute resolution, then the Contractor may, upon seven additional days' written notice to the Owner and Architect,
stop the Work until payment of the amount owing has been received. The Contract Time shall be extended appropriately and the Contract Sum shall be increased by the amount of the Contractor's reasonable costs of shut-down, delay and start-up, plus interest as provided for in the Contract Documents.

§ 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 Architect 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 Architect will make an inspection to determine whether the Work or designated portion thereof is substantially complete. If the Architect'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 Architect. In such case, the Contractor shall then submit a request for another inspection by the Architect to determine Substantial Completion.

§ 9.8.4 When the Work or designated portion thereof is substantially complete, the Architect 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 Architect as provided under Section 9.8.2. Consent of the Contractor to partial occupancy or use shall 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 Architect.

§ 9.9.2 Immediately prior to such partial occupancy or use, the Owner, Contractor and Architect 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 Architect will promptly make such inspection and, when the
Architect finds the Work acceptable under the Contract Documents and the Contract fully performed, the Architect will promptly issue a final Certificate for Payment stating that to the best of the Architect's knowledge, information and belief, and on the basis of the Architect'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 Architect'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.

§ 9.10.2 Neither final payment nor any remaining retained percentage shall become due until the Contractor submits to the Architect (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 Architect so confirms, the Owner shall, upon application by the Contractor and certification by the Architect, 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 Architect 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; or
3. terms of special warranties required by the Contract Documents.

§ 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.

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.

§ 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 Architect 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 Architect.

§ 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.

§ 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 Architect 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 Architect 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 Architect 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 Architect has an objection to a person or entity proposed by the Owner, the Owner shall propose another to whom the Contractor and the Architect 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 fullest extent permitted by law, the Owner shall indemnify and hold harmless the Contractor, Subcontractors, Architect, Architect’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 If, without negligence on the part of the Contractor, the Contractor is held liable by a government agency for the cost of remediation of a hazardous material or substance solely by reason of performing Work as required by the Contract Documents, the Owner shall indemnify the Contractor for all cost and expense thereby incurred.

§ 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.

ARTICLE 11 INSURANCE AND BONDS
§ 11.1.1 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 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.

§ 11.1.2 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 acceptable to the Owner shall be filed with the Owner 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. 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 Architect and the Architect’s consultants as additional insureds for claims caused in whole or in
part by the Contractor’s negligent acts or omissions during the Contractor’s operations; and (2) the Owner as an
additional insured for claims caused in whole or in part by the Contractor’s negligent acts or omissions during the
Contractor’s completed operations.

§ 11.2 OWNER’S LIABILITY INSURANCE
The Owner shall be responsible for purchasing and maintaining the Owner’s usual liability insurance.

§ 11.3 PROPERTY INSURANCE
§ 11.3.1 Unless otherwise provided, the Owner 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 shall have 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 Contractor, Subcontractors and Sub-
subcontractors in the Project.

§ 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 Architect’s and Contractor’s services
and expenses required as a result of such insured loss.

§ 11.3.1.2 If the Owner does not intend to purchase such property insurance required by the Contract and with all of
the coverages in the amount described above, the Owner shall so inform the Contractor in writing prior to
commencement of the Work. The Contractor may then effect insurance that will protect the interests of the
Contractor, Subcontractors and Sub-subcontractors in the Work, and by appropriate Change Order the cost thereof
shall be charged to the Owner. If the Contractor is damaged by the failure or neglect of the Owner to purchase or
maintain insurance as described above, without so notifying the Contractor in writing, then the Owner shall bear all
reasonable costs properly attributable thereto.

§ 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

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otherwise. The Owner and 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 BOILER AND MACHINERY INSURANCE
The Owner shall purchase and maintain boiler and machinery insurance required by the Contract Documents or by law, which shall specifically cover such insured objects during installation and until final acceptance by the Owner; this insurance shall include interests of the Owner, Contractor, Subcontractors and Sub-subcontractors in the Work, and the Owner and Contractor shall be named insureds.

§ 11.3.3 LOSS OF USE INSURANCE
The Owner, at the Owner’s option, may purchase and maintain such insurance as will insure the Owner against loss of use of the Owner’s property due to fire or other hazards, however caused. The Owner waives all rights of action against the Contractor for loss of use of the Owner’s property, including consequential losses due to fire or other hazards however caused.

§ 11.3.4 If the Contractor requests in writing that insurance for risks other than those described herein or other special causes of loss be included in the property insurance policy, the Owner shall, if possible, include such insurance, and the cost thereof shall be charged to the Contractor by appropriate Change Order.

§ 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 Owner shall file with the Contractor 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 allowed to expire, and that its limits will not be reduced, until at least 30 days’ prior written notice has been given to the Contractor.

§ 11.3.7 WAIVERS OF SUBROGATION
The Owner and Contractor waive all rights against (1) each other and any of their subcontractors, sub-subcontractors, agents and employees, each of the other, 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 the Owner’s property insurance shall be adjusted by the Owner 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 Owner’s duties. The cost of required bonds shall be charged against proceeds received as fiduciary. The Owner shall deposit in a separate account proceeds so received, which the
Owner 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 Owner 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 Owner’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 Owner 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 Owner shall have the right to require the Contractor to furnish bonds covering faithful performance of the Contract and payment of obligations arising thereunder as stipulated in bidding requirements or specifically required in the Contract Documents on the date of execution of the Contract.

§ 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 Architect’s request or to requirements specifically expressed in the Contract Documents, it must, if requested in writing by the Architect, be uncovered for the Architect’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 Architect has not specifically requested to examine prior to its being covered, the Architect 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 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 Architect 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 Architect’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 not be 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 Architect, 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 not be extended by corrective Work performed by the Contractor pursuant to this Section 12.2.

§ 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 place where the Project is located except that, if the parties have selected arbitration as the method of binding dispute resolution, the Federal Arbitration Act shall govern Section 15.4.

§ 13.2 SUCCESSORS AND ASSIGNS
§ 13.2.1 The Owner and Contractor respectively bind themselves, their partners, 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 a lender providing construction financing for the Project, if the lender assumes the Owner’s rights and obligations under the Contract Documents. 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.

§ 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, Architect 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.

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§ 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 Architect timely notice of when and where tests and inspections are to be made so that the Architect 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 Architect, 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 Architect 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 Architect of when and where tests and inspections are to be made so that the Architect 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 Architect’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 Architect.

§ 13.5.5 If the Architect is to observe tests, inspections or approvals required by the Contract Documents, the Architect 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
Payments due and unpaid under the Contract Documents shall bear interest from the date payment is due at such rate as the parties may agree upon in writing or, in the absence thereof, at the legal rate prevailing from time to time at the place where the Project is located.

§ 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;

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Because the Architect 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, or because the Owner has not made payment on a Certificate for Payment within the time stated in the Contract Documents; or

The Owner has failed to furnish to the Contractor promptly, upon the Contractor's request, reasonable evidence as required by Section 2.2.1.

§ 14.1.2 The Contractor may terminate the Contract if, 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, repeated suspensions, delays or interruptions of the entire Work by the Owner as described in Section 14.3 constitute in the aggregate more than 100 percent of the total number of days scheduled for completion, or 120 days in any 365-day period, whichever is less.

§ 14.1.3 If one of the reasons described in Section 14.1.1 or 14.1.2 exists, the Contractor may, upon seven days' written notice to the Owner and Architect, terminate the Contract and recover from the Owner payment for Work executed, including reasonable overhead and profit, costs incurred by reason of such termination, and damages.

§ 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 Architect, 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. repeatedly 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. repeatedly disregards applicable laws, statutes, ordinances, codes, rules and regulations, or lawful orders of a public authority; or
4. otherwise is guilty of substantial breach of 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 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 Architect'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 The Contract Sum and Contract Time shall be adjusted for increases in the cost and time caused by suspension, delay or interruption as described in Section 14.3.1. Adjustment of the Contract Sum shall include profit. No adjustment shall be made to the extent that performance is, was or would have been so suspended, delayed or interrupted by another cause for which the Contractor is responsible; or that an equitable adjustment is made or denied under another provision of the Contract.

§ 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 cease operations as directed by the Owner in the notice; take actions necessary, or that the Owner may direct, for the protection and preservation of the Work; and 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, along with reasonable overhead and profit on the Work not executed.

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 Architect, if the Architect is not serving as the Initial Decision Maker. 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.

§ 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 Architect 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.
§ 15.1.6 CLAIMS FOR CONSEQUENTIAL DAMAGES
The Contractor and Owner waive Claims against each other for consequential damages arising out of or relating to this Contract. This mutual waiver includes:

1. damages incurred by the Owner for rental expenses, for losses of use, income, profit, financing, business and reputation, and for loss of management or employee productivity or of the services of such persons; and

2. 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 mutual waiver is applicable, without limitation, to all consequential damages due to either party’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, excluding those arising under Sections 10.3, 10.4, 11.3.9, and 11.3.10, shall be referred to the Initial Decision Maker for initial decision. The Architect will serve as the Initial Decision Maker, unless otherwise indicated in the Agreement. Except for those Claims excluded by this Section 15.2.1, an initial decision shall be required as a condition precedent to mediation 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. Unless the Initial Decision Maker and all affected parties agree, the Initial Decision Maker will not decide disputes between the Contractor and persons or entities other than the Owner.

§ 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.

§ 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 Architect, if the Architect is not serving as the Initial Decision Maker, 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 file 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, demand in writing that the other party file for mediation within 60 days of the initial decision. If such a demand is made and the party receiving the demand fails to file for mediation within the time required, then both parties waive their rights to mediate or pursue binding dispute resolution proceedings with respect to the initial decision.

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§ 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 If a Claim relates to or is the subject of a mechanic’s lien, the party asserting such Claim may proceed in accordance with applicable law to comply with the lien notice or filing deadlines.

§ 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, unless the parties mutually agree otherwise, shall be administered by the American Arbitration Association in accordance with its Construction Industry Mediation Procedures in effect on the date of the Agreement. A request for mediation shall be made in writing, delivered to the other party to the Contract, and filed with the person or entity administering the mediation. 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 ARBITRATION
§ 15.4.1 If the parties have selected arbitration as the method for binding dispute resolution in the Agreement, any Claim subject to, but not resolved by, mediation shall be subject to arbitration which, unless the parties mutually agree otherwise, shall be administered by the American Arbitration Association in accordance with its Construction Industry Arbitration Rules in effect on the date of the Agreement. A demand for arbitration shall be made in writing, delivered to the other party to the Contract, and filed with the person or entity administering the arbitration. The party filing a notice of demand for arbitration must assert in the demand all Claims then known to that party on which arbitration is permitted to be demanded.

§ 15.4.1.1 A demand for arbitration shall be made no earlier than concurrently with the filing of a request for mediation, but no event shall it be made after the date when the institution of legal or equitable proceedings based on the Claim would be barred by the applicable statute of limitations. For statute of limitations purposes, receipt of a written demand for arbitration by the person or entity administering the arbitration shall constitute the institution of legal or equitable proceedings based on the Claim.

§ 15.4.2 The award rendered by the arbitrator or arbitrators shall be final, and judgment may be entered upon it in accordance with applicable law in any court having jurisdiction thereof.

§ 15.4.3 The foregoing agreement to arbitrate and other agreements to arbitrate with an additional person or entity duly consented to by parties to the Agreement shall be specifically enforceable under applicable law in any court having jurisdiction thereof.

§ 15.4.4 CONSOLIDATION OR JOINER
§ 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 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.
SECTION 00-7300
SUPPLEMENTARY CONDITIONS

PART 1  GENERAL

1.01  SUMMARY

A. These Supplementary Conditions amend and supplement the General Conditions AIA Document A201-2007 General Conditions of the Contract for Construction defined in Document 00-7200 and other provisions of the Contract Documents as indicated below. All provisions that are not so amended or supplemented remain in full force and effect.

B. The terms used in these Supplementary Conditions that are defined in the General Conditions have the meanings assigned to them in the General Conditions.

1.02  MODIFICATIONS TO GENERAL CONDITIONS

A. ARTICLE 1. GENERAL PROVISIONS

1. 1.1.1: Revise the first sentence as set forth below:

a. The Contract Documents consist of the Notice to Contractors, Instructions to Bidders, Proposal, Owner-Contractor Agreement, the Conditions of the Contract (General, Supplementary and other Conditions), Contract Forms as bound or referenced, the Drawings, the Specifications, the Details, all Addenda issued prior to execution of the contract and all modifications issued after execution of the Contract.

2. 1.2  CORRELATIONS AND INTENT OF THE CONTRACT DOCUMENTS

a. 1.2.1: Add the following:

1) If work is required in a manner to make it impossible to produce first class work, or should discrepancies appear among contract documents, request interpretation before proceeding with work. If Contractor fails to make such request, no excuse will thereafter be entertained for failure to carry out work in satisfactory manner.

b. 1.2.3: Add the following:

1) Reference to technical society, organization, or body is made in specifications in accordance with the following abbreviations:

(a) ACIAmerican Concrete Institute
(b) AIAAmerican Institute of Architects
(c) AIEEAmerican Institute of Electrical Engineers
(d) AISCAmerican Institute of Steel Construction
(e) ASAASamerican Standard Association
(f) APAAmerican Plywood Association
(g) ASTMAmerican Society of Testing Materials
(h) ASMAmerican Society of Mechanical Engineers
(i) AWIArchitectural Woodwork Institute
(j) AWSCAmerican Welding Society Code
(k) CSCCommercial Standard
(l) FSFederal Specifications
(m) MILMilitary Specifications
(n) NBFUNational Board of Fire Underwriters
(o) NBSNational Board of Standards
(p) NECNational Electric Code
(q) NEMANational Electrical Manufacturer's Assn.
(r) NFPANational Fire Protection Association
(s) OSHA Occupational Safety and Health Act
(t) UBCUniform Building Code
(u) IBCInternational Building Code
(v) ULUnderwriters Laboratory
(w) WCLIBWest Coast Lumber Inspection Bureau

B. ARTICLE 2  OWNER
1. 2.1.1 Add the following:
a. The Owner is defined as COQUILLE VALLEY HOSPITAL DISTRICT.

2. 2.2.5 Substitute the following:
a. The Owner through the Architect will furnish to the Contractor 6 complete sets of
drawings and specifications without charge for use on project. These include sets
submitted to Agency having jurisdiction for plans review and building permit.
Additional copies may be purchased by Contractor at cost of reproduction.

C. ARTICLE 3 CONTRACTOR
1. 3.3 SUPERVISION AND CONSTRUCTION PROCEDURES
   a. 3.3.1 Add the following:
      1) The Contractor will supervise and direct the work and will review with all
         subcontractors methods and materials to be used to verify their compliance with
         all safety standards and laws and be responsible for compliance with same, to
         insure safe, hazard free conditions for all persons visiting or working on the
         entire project.

2. 3.7 PERMITS, FEES, NOTICES, AND COMPLIANCE WITH LAWS
   a. 3.7.1 Add:
      1) The Owner shall pay for the Building Permit fees. The Contractor shall pay all
         other permit and plan review fees related to his work and his subcontractors, i.e.
         city connection fees, plumbing, mechanical and electrical. Owner shall pay any
         system development fees required.

3. 3.11 DOCUMENTS AND SAMPLES AT THE SITE. Add the following
   a. Upon completion of the project transfer all information from the record set of drawings
      to a clean set of prints and deliver to the Architect. Drawing additions are to be added
      in contrasting ink and are to be accurate, neat and finished in appearance and show
      accurate horizontal and vertical dimensions for location of underground work.
      Drawings must be acceptable to Architect before certification of final payment will be
      made.

4. 3.12 SHOP DRAWINGS, PRODUCT DATA AND SAMPLES
   a. 3.12.5 Add the following:
      1) Refer to Section 01-3000 - Administrative Requirements for submittal
         requirements.

5. 3.15 CLEANING UP
   a. 3.15.1 Add the following:
      1) Upon completion of any portion of the work, promptly remove temporary facilities
         generated by that portion of the work, including surplus materials, equipment,
         and machinery if so directed by the Architect or the Owner. Upon completion of
         the Work, completely remove temporary facilities. Remove stains, spots and
         smears from all surfaces. Remove all labels. Leave the premises in a "broom
         clean" condition.

D. ARTICLE 4 ARCHITECT
1. 4.1.1 Add the following:
   a. The Architect is defined as HGE INC., Architects, Engineers & Planners.

E. ARTICLE 5 SUBCONTRACTORS
1. 5.2 AWARD OF SUBCONTRACTS AND OTHER CONTRACTS FOR PORTIONS OF
   THE WORK
   a. 5.2.1 Add the following:
      1) The list of subcontractors shall be submitted no later than five (5) days after the
         bid opening.

F. ARTICLE 7 CHANGES IN THE WORK
1. 7.2 CHANGE ORDERS
   a. 7.2.2 Add the following:
      1) The cost to the Owner resulting from extra work shall be determined by an
         agreed price which shall include a percentage for overhead and profit as listed

Coquille Valley Hospital Outpatient Interior Remodel, Project # 16.52
October 2017
below; or shall be the actual cost of the additional direct labor, materials, and subcontract work involved, plus a percentage for overhead and profit as listed below.

(a) The percentage shall not exceed 10% to cover both profit and overhead.

2) The credit to the Owner resulting from a deduction of work shall be determined by an agreed price, or the actual cost of direct labor, materials, and subcontract work involved.

3) Cost and credits shall be submitted by the Contractor to the Architect in a complete breakdown form, showing cost, overhead and profit.

4) Cost shall be limited to the following: Cost of products, including taxes and cost of delivery; cost of labor, including social security, old age, and unemployment insurance, and fringe benefits under collective bargaining agreements; Workmen’s Compensation Insurance; bond premiums; and rental value of power tools and equipment. Overhead shall include the following: Supervision, superintendence, wages of time keepers, watchmen, and clerks, hand tools, incidentals, general office expense, and all other proven expenses not included in “cost”.

G. ARTICLE 8 TIME

1. 8.2 PROGRESS AND COMPLETION
   a. 8.2.4 Add the following:
      1) The Contractor agrees:
      2) To proceed upon receipt of the executed Contract and the Notice to Proceed.
      3) It is hereby understood and mutually agreed, by and between the contractor and the Owner, that the date of beginning and the time for completion of each phase of the work to be done are ESSENTIAL CONDITIONS of this contract.
      4) The Contractor agrees that said work shall be prosecuted regularly, diligently, at such rate of progress as will insure substantial completion thereof within the time specified. It is expressly understood and agree, by and between the Contractor and the Owner that the time for the completion of the work described herein is reasonable taking into consideration the average climatic range and usual industrial conditions prevailing in this locality.
      5) If said Contractor shall neglect, fail or refuse to complete the work within the time herein specified, or any proper extension thereof granted by the Owner, then the Contractor does hereby agree, as a part consideration for the awarding of this Contract, to pay to the Owner, the sum of THREE HUNDRED DOLLARS ($300), not as a penalty but as liquidated damages for such breach of contract as hereinafter set forth, for each and every calendar day that the contractor shall be in default after the time stipulated in the contract for substantial completion of the work.
      6) The said amount is fixed and agreed upon by; and between the Contractor and the Owner because of the impracticability and extreme difficulty of fixing and ascertaining the actual damages the Owner would in such event sustain, and said amount is agreed to be the amount of damages which the Owner would sustain.

H. ARTICLE 9 PAYMENTS AND COMPLETION

1. APPLICATIONS FOR PAYMENT
   a. 9.3.1 Add the following:
      1) Payment request form shall be submitted on AIA G702 Application for Payment supplemented with AIA G703 Continuation Sheet. Forms will be furnished by Architect if requested by Contractor. Contractor may use their own spreadsheet type format, however line items must exactly match AIA line items.

2. PROGRESS PAYMENTS
   a. 9.6.1 Amend as follows:
      1) After the Architect has issued a certificate for payment the Owner will pay the Contractor ninety-five (95%) percent of the value of material and labor worked
into the building or stored on the site before the first day of the month less the aggregate of previous payments.

2) Payment will be made on or before the fifteenth (15th) day of the month following the date of the application for payment.

3) Upon Substantial Completion of the contract the sum sufficient to increase total payment to ninety-five (95%) percent of the contract amount is due. Thirty (30) days thereafter, provided the work then be fully completed and accepted by Architects, balance under the contract is due.

I. ARTICLE 10 PROTECTION OF PERSONS AND PROPERTY

1. 10.2 SAFETY OF PERSONS AND PROPERTY
   a. 10.2.2 Add the following:
      1) Contractors shall comply with all provisions of OAR 437 Division 155 (Hazard Communication). Contractor shall provide Owner, through the Architect, a copy of MSDS (Material Safety Data Sheets) for all chemicals brought onto the site, and shall maintain an inventory on the job site of such chemicals. Such inventory shall be accessible to those who desire access.

J. ARTICLE 11 INSURANCE AND BONDS

1. 11.1 CONTRACTORS LIABILITY INSURANCE
   a. 11.1.2 Add the following:
      1) The Contractor's comprehensive general liability insurance and automobile liability insurance shall not be less than the amount shown below:
      2) Worker's Compensation as required by law.
      3) Bodily Injury Liability - Automobile:
         (a) Each person$ 500,000
         (b) Each occurrence$1,000,000
      4) Bodily Injury Liability - Except Automobile
         (a) Each person$1,000,000
         (b) Each occurrence$1,000,000
      5) Property Damage Liability - Automobile:
         (a) Each occurrence$ 500,000
      6) Property Damage Liability - Except Automobile:
         (a) Each occurrence$ 500,000
         (b) Aggregate occurrence$1,000,000
      7) The Contractor will either (1) require each of his subcontractors to procure and maintain during the life of his subcontract, subcontractor's comprehensive general liability, automobile liability, and property damage liability insurance of the type and in the same amounts as specified in this subparagraph; or (2) insure the activity of his subcontractors.
      8) The Contractor, its subcontractors, if any, and all employers working under this Agreement are subject employers under the Oregon Worker's Compensation Law and shall comply with ORS 656.017, which requires them to provide workers' compensation coverage for all their subject workers.

2. 11.3.1 Add the following:
   a. The Contractor is advised that the Owner will furnish “Builder's Risk” Insurance and the Contractor is not required to obtain this insurance.

3. 11.4 PERFORMANCE AND PAYMENT BOND

4. 11.4.1 Substitute the following:
   a. The Contractor shall furnish a Performance Bond in an amount equal to one hundred (100%) percent of the contract sum as security for the faithful performance of this contract and also a Labor and Material Payment Bond in an amount not less than one hundred (100%) percent of the contract sum as security for the payment of all persons performing labor on the project under this contract. Bond shall be written by a company licensed in the State of Oregon and satisfactory to the Owner.

K. ARTICLE 13 MISCELLANOUS PROVISIONS
1. 13.1 GOVERNING LAW, Add the following:
   a. General Contractor and each subcontractor to comply with all Federal, State laws pertaining to Social Security, Unemployment Insurance, Tax Regulations. Make prompt payment to designated agencies.
   b. Contractor agrees to abide by all Federal and State regulations pertaining to the employment of minority and ethnic groups including all required affirmative action, and further agrees to hold owner harmless on account of all duties and responsibilities imposed on Contractor by the terms of any State or Federal Statute, regulation, or other governmental directive.

2. 13.8 Add the following:
   a. All labor subject to the provisions of ORS 279C.520 and 279C.830 which is performed under this contract shall be paid not less than the prevailing rate of wage for an hour's work in the same trade or occupation in the locality where such labor is performed.

L. ADD ARTICLE 16 SUPPLEMENTAL PUBLIC CONTRACTING STATUTES
   1. Contractor, subcontractor(s) and all persons doing or contracting to do any work shall comply with all provisions of Oregon Public Contracting Laws and regulations, as further specified below.
   2. Contractor shall pay promptly, as due, all persons supplying labor or materials for the prosecution of the work provided for in the contract, and shall be responsible for such payment of all persons supplying such labor or material to any Subcontractor.
      a. ORS 279C.580(3)(a) requires the prime contractor to include a clause in each subcontract requiring contractor to pay the first-tier subcontractor for satisfactory performance under its subcontract within ten (10) days out of such amounts as are paid to the prime contractor by the public contracting agency; and
      b. ORS 279C.580(3)(b) requires the prime contractor to include a clause in each subcontract requiring contractor to pay an interest penalty to the first-tier subcontractor if payment is not made within thirty (30) days after receipt of payment from the public contracting agency.
      c. ORS 279C.580(4) requires the prime contractor to include in every subcontract a requirement that the payment and interest penalty clauses required by ORS 279C.580(3)(a) and (b) be included in every contract between a subcontractor and a lower-tier subcontractor or supplier.
   3. Contractor shall promptly pay all contributions or amounts due the Industrial Accident Fund from such Contractor or Subcontractor incurred in the performance of the contract, and shall be responsible that all sums due the State Unemployment Compensation Fund from Contractor or any Subcontractor in connection with the performance of the contract shall promptly be paid.
   4. Contractor shall not permit any lien or claim to be filed or prosecuted against the public contracting agency on account of any labor or material furnished and agrees to assume responsibility for satisfaction of any such lien so filed or prosecuted.
   5. A notice of claim on contractor's payment bond shall be submitted only in accordance with ORS 279C.600 and 279C.605.
   6. Contractor and any Subcontractor shall pay to the Department of Revenue all sums withheld from employees pursuant to ORS 316.167.
   7. Contractor shall demonstrate to the Public Contracting Agency that an employee drug-testing program is in place within ten (10) days of receiving a Notice of Award.
   8. If Contractor fails, neglects or refuses to make prompt payment of any claim for labor or materials furnished to the Contractor or a Subcontractor by any person in connection with the contract as such claim becomes due, the public contracting agency may pay such claim to the persons furnishing the labor or material and charge the amount of payment against funds due or to become due Contractor by reason of the contract. The payment of a claim in the manner authorized hereby shall not relieve the Contractor or his surety from his or its obligation with respect to any unpaid claim. If the public contracting agency is unable to determine the validity of any claim for labor or material furnished, the public
contracting agency may withhold from any current payment due Contractor an amount equal to said claim until its validity is determined and the claim, if valid, is paid.

9. If the Contractor or a first-tier Subcontractor fails, neglects, or refuses to make payment to a person furnishing labor or materials in connection with the public contract for a public improvement within thirty (30) days after receipt of payment from the public contracting agency or contractor, the contractor or first-tier subcontractor shall owe the person the amount due plus interest charges commencing at the end of the ten (10) day period that payment is due under ORS 279C.580(4) and ending upon final payment, unless payment is subject to a good faith dispute as defined in ORS 279C.580. The rate of interest charged to Contractor or first-tier Subcontractor on the amount due shall equal three times the discount rate on ninety (90) day commercial paper in effect at the Federal Reserve Bank in the Federal Reserve District that includes Oregon on the date that is thirty (30) days after the date when payment was received from the public contracting agency or from the Contractor, but the rate of interest shall not exceed thirty (30) percent. The amount of interest may not be waived.

10. If the Contractor or a Subcontractor fails, neglects, or refuses to make payment to a person furnishing labor or materials in connection with the public contract, the person may file a complaint with the Construction Contractor’s Board, unless payment is subject to a good faith dispute as defined in ORS 279C.580.

11. Contractor shall promptly, as due, make payment to any person, co-partnership, association, or corporation, furnishing medical, surgical and hospital care or other needed care and attention, incident to sickness or injury, to employees of such Contractor, or all sums which the Contractor agrees to pay for such services and all monies and sums which the Contractor collected or deducted from the wages of employees pursuant to any law, contract or agreement for the purpose of providing or paying for such service.

12. Contractor shall employ no person for more than ten (10) hours in any one day, or forty (40) hours in any one week, except in cases of necessity, emergency, or where public policy absolutely requires it, and in such cases, except in cases of contracts for personal services designated under ORS 279A.055. Contractor shall pay the employee at least time and one-half pay for all overtime in excess of eight (8) hours a day or forty (40) hours in any one week when the work is five (5) consecutive days, Monday through Friday; or for all overtime in excess of ten (10) hours a day or forty (40) hours in any one week when the work week is four (4) consecutive days, Monday through Friday, and for all work performed on Saturday and on any legal holidays as specified in ORS 279C.540.

13. The Contractor must give notice to employees who work on this contract in writing, either at the time of hire or before commence of work on the contract, or by posting a notice in a location frequented by employees, of the number of hours per day and the days per week that the employees be required to work.

14. The provisions of ORS 279C. 600 to ORS 279C.870 relating to the prevailing wage rates will be complied with.

15. Unless exempt under ORS 279C.836(4), (7), (8) or (9), before starting work on this contract, or any subcontract hereunder, contractor and all subcontractors must have on file with the Construction Contractors Board a public works bond with a corporate surety authorized to do business in the state of Oregon in the amount of $30,000. The bond must provide that the contractor or subcontractor will pay claims ordered by the Bureau of Labor and Industries to workers performing labor upon public works projects. The bond must be a continuing obligation, and the surety's liability for the aggregate of claims that may be payable from the bond may not exceed the penal sum of the bond. The bond must remain in effect continuously until depleted by claims paid under any applicable prevailing wage rate laws, unless the surety sooner cancels the bond. Contractor further certifies that contractor will include in every subcontract or provision requiring a subcontractor to have a public works bond filed with the Construction Contractors Board before starting work on the project, unless exempt under ORS 279C.836(4), (7), (8) or (9).

a. Unless exempt under ORS 279C.836(4), (7), (8) or (9), before permitting a subcontractor to start work on this public works project, the contractor shall verify that
the subcontractor has filed a public works bond as required under this section or has elected not to file a public works bond under an exemption.

b. Unless public contracting agency has been notified of any applicable exemptions under ORS 279C.836(4), (7), (8) or (9), the public works bond requirement above is in addition to any other bond contractors or subcontractors may be required to obtain under this contract.

16. Unless exempt, Contractor or contractor's surety and every subcontractor or subcontractor's surety shall file certified payroll statements with the public contracting agency in writing, pursuant to ORS 279C.845.

a. If a contractor is required to file certified statements under ORS 279C.845, the public contracting agency shall retain twenty-five percent (25%) of any amount earned by the contractor on the public works project until the contractor has filed with the public agency certified statement as required by ORS 279C.845. The public contracting agency shall pay the contractor the amount retained within fourteen (14) days after the contractor files the required certified statements, regardless of whether a subcontractor has failed to file certified statements required by statute. The public contracting agency is not required to verify the truth of the contents of certified statements filed by the contractor under this section and ORS 279C.845.

b. The contractor shall retain twenty-five percent (25%) of any amount earned by a first-tier subcontractor on this public works contract until the subcontractor has filed with the public agency certified statements as required by ORS 279C.845. The contractor shall verify that the first-tier subcontractor has filed the certified statements before the contractor may pay the subcontractor any amount retained. The contractor shall pay the first-tier subcontractor the amount retained within fourteen (14) days after the subcontractor files the certified statements as required by ORS 279C.845. Neither the public agency nor the contractor is required to verify the truth of the contents of certified statements filed by a first-tier subcontractor.

17. All employers, including Contractor, that employ subject workers who work under this contract shall comply with ORS 656.017 and provide the required Workers' Compensation coverage, unless such employers are exempt under ORS 656.126. Contractor shall ensure that each of its subcontractors complies with these requirements.

18. All sums due the State Unemployment Compensation Fund from the Contractor or any Subcontractor in connection with the performance of the contract shall be promptly so paid.

19. The contract may be canceled at the election of public contracting agency for any willful failure on the part of Contractor to faithfully perform the contract according to its terms.

20. Contractor certifies that it has not discriminated against minorities, women or emerging small business enterprises in obtaining any required subcontractors.

21. Contractor certifies its compliance with the Oregon tax laws, in accordance with ORS 305.385.

22. In the performance of this contract, the Contractor shall use, to the maximum extent economically feasible, recycled paper, materials, and supplies.

23. Contractor certifies that all subcontractors performing construction work under this contract will be licensed with the Construction Contractors Board or licensed by the state Landscaper Contractors Board in accordance with 701.035 to 701.055 before the subcontractors commence work under this contract.

24. In compliance with the provisions of ORS 279C.525, the following is a list of federal, state and local agencies, of which the Owner has knowledge, that have enacted ordinances or regulations dealing with the prevention of environmental pollution and the preservation of natural resources that may affect the performance of the contract:

a. FEDERAL AGENCIES
   1) Agriculture, Department of
   2) Forest Service
   3) Soil Conservation Service
   4) Defense, Department of

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5) Army Corps of Engineers
6) Environmental Protection Agency
7) Interior, Department of
8) Bureau of Sport Fisheries and Wildlife
9) Bureau of Outdoor Recreation
10) Bureau of Land Management
11) Bureau of Indian Affairs
12) Bureau of Reclamation
13) Labor, Department of
14) Occupational Safety and Health Administration
15) Transportation, Department of
16) Coast Guard
17) Federal Highway Administration

b. STATE AGENCIES:
1) Agriculture, Department of
2) Environmental quality, Department of
3) Fish and Wildlife, Department of
4) Forestry, Department of
5) Geology and Mineral Industries, Department of
6) Human Resources, Department of
7) Land Conservation and Development Commission
8) Soil and Water Conservation Commission
9) State Engineer
10) State Land Board
11) Water Resources Board

c. LOCAL AGENCIES:
1) City Council
2) County Court
3) County Commissioners, Board of
4) Port Districts
5) Metropolitan Service Districts
6) County Service Districts
7) Sanitary Districts
8) Water Districts
9) Fire Protection Districts

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION
SECTION 00-7346
PREVAILING WAGE RATES

PART 1 GENERAL

1.01 REQUIREMENTS:

A. The "Prevailing Wage Rates for Public Works Contracts in Oregon" dated July 1, 2017 including any issued corrections or amendments that follow are herein added to the Contract Documents by reference.

B. BOLI Prevailing Wage Rate information is available upon request, or electronically at www.oregon.gov/boli.

C. Work under this Contract will be subject to the provisions of ORS 279C.800 to 279C.870, relating to BOLI Prevailing Wage Rates in effect at the time the project was advertised for bids.

D. Provisions described in this Section will apply regardless of the price of any individual Contract, so long as the combined price of all Contracts award on the project is $50,000 or more.

E. If total Contract amount does not exceed $50,000, Contractor is not required to pay prevailing wage rates.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION
SECTION 01-1000
SUMMARY

PART 1 GENERAL

1.01 PROJECT
A. Project Name: COQUILLE VALLEY HOSPITAL OUTPATIENT INTERIOR REMODEL.
B. Owner's Name: COQUILLE VALLEY HOSPITAL DISTRICT.
C. Architect's Name: HGE, INC. ARCHITECTS, ENGINEERS & PLANNERS.
D. The Project consists of the alteration of approximately 5,500 gross sq. ft. of primarily interior remodel work within the East Wing of Coquille Valley Hospital (the old original hospital building). Work includes treatment/exam rooms, toilet room, clinic office remodel, lobby remodel, and exterior door and storefront.

1.02 CONTRACT DESCRIPTION
A. Contract Type: A single prime contract based on a Stipulated Price. Contractor required to provide breakout of costs.

1.03 WORK BY OWNER.
A. Items noted NIC (Not in Contract) will be supplied and installed by Owner after Substantial Completion. Some items include:
   1. Movable cabinets.
   2. Furnishings.
   3. Small equipment.
   4. Equipment, counter and floor mounted.
   5. Exam tables.
   6. Phone system.
   7. Artwork.
B. Owner will supply and install the following:
   1. Items noted above.
   2. Medical equipment.
C. Owner will supply the following for installation by Contractor:
   1. Relocated overhead coiling counter door. Contractor to remove and reinstall.

1.04 OWNER OCCUPANCY
A. Owner intends to continue to occupy designated portions of the existing building during the entire construction period.
B. Owner intends to occupy the Project upon Substantial Completion.
C. Owner intends to occupy a certain portion of the Project prior to the completion date for the conduct of normal operations.
D. Cooperate with Owner to minimize conflict and to facilitate Owner's operations.
E. Schedule the Work to accommodate Owner occupancy.

1.05 CONTRACTOR USE OF SITE AND PREMISES
A. Construction Operations: Limited to areas noted on Drawings.
B. Arrange use of site and premises to allow:
   1. Owner occupancy.
   2. Work by Others.
   3. Work by Owner.
   4. Use of site and premises by the public.
C. Provide access to and from site as required by law and by Owner:
   1. Keep all exits required by code open during construction period; provide temporary exit signs if exit routes are temporarily altered.
2. Do not obstruct roadways, sidewalks, or other public ways without authorization.

D. Existing building spaces may not be used for storage.

E. Time Restrictions:
   1. Limit conduct of especially noisy exterior work to the hours of 8 A.M. to 6 P.M., Monday to Friday. Staff shall be notified of such 24 hours prior to commencement. Work shall not proceed unless confirmed by staff.

F. Utility 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 notice to Owner and authorities having jurisdiction.
   2. Limit shutdown of utility services to zero hours at a time, arranged at least 24 hours in advance with Owner.
   3. Prevent accidental disruption of utility services to other facilities.

G. Project shut down:
   1. Owner reserves the right to shut the project down without notice in regard to critical patient care services. Contractor shall not submit claims or additional cost request for delays caused by Owner’s shut down, other than “hard” actual costs incurred on-site.

H. Owner occupancy during performance of the Work:
   1. It is understood that the contractor is working within a 24/7 occupied department within Coquille Valley Hospital. Phasing of the Work must be coordinated with Coquille Valley Hospital staff. Phasing limits are to be determined by contractor.

I. It is the responsibility of the Contractor ensure that workers and subcontractors are aware of their responsibilities, including:
   1. Limits/boundaries of work area.
   2. Adjacent risk groups, including patients, personnel and contractors. Direct pedestrian traffic from construction away from patient care areas to limit opening and closing of doors and other barriers that may cause dust dispersion, entry of unfiltered or contaminated air, or tracking of dust into patient care areas.
   3. Construction risk type: all construction for this project is considered to be in the medium high risk requiring impeccable dust containment at all times.
   4. Entrances, exits, doors and vestibules; any dust tracked outside of a construction area must immediately be vacuumed or damp mopped. Vacuums shall be outfitted with HEPA filters.
   5. Types of ventilation discharge points: HEPA filtered exhaust fans from construction zones are required at all times and shall run continuously.
   6. Portable filtration devices: air scrubbers and HEPA filter maintenance are the responsibility of the contractor according to manufacturer’s recommendations.
   7. Dust mats: used at entrances and exits to the work area. Changed at least daily and more frequently as needed to maintain adhesive surfaces at all times.
   8. Staff traffic routes, debris traffic routes: Signs with clear direction to route personnel/patients and debris in separate directions by Project Management and Safety/Security.
   9. Routes for construction materials, storage areas are clearly delineated.
   10. Premises and surrounding areas will be kept free from accumulation of waste materials or rubbish.

1.06 WORK SEQUENCE

A. Coordinate construction schedule and operations with Owner.

B. Contractor and subcontractors will coordinate with Infection Prevention/Control, Facilities and Public Safety throughout all remodel phases of construction to ensure that:
   1. Interim Life Safety measures are maintained
   2. Inspection for the integrity of moved or newly erected barriers is sufficient to prevent construction related illness to vulnerable personnel and patient populations.
3. Additional assessment for unanticipated risks are performed to prevent negative impact to vulnerable patients and personnel.

PART 2 PRODUCTS - NOT USED
PART 3 EXECUTION - NOT USED

END OF SECTION
SECTION 01-3000
ADMINISTRATIVE REQUIREMENTS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Preconstruction meeting.
B. Progress meetings.
C. Construction progress schedule.
D. Submittals for review, information, and project closeout.
E. Number of copies of submittals.
F. Submittal procedures.

1.02 RELATED REQUIREMENTS
A. Section 01-6000 - Product Requirements: General product requirements, submittals.
B. Section 01-7000 - Execution and Closeout Requirements: Additional coordination requirements.
C. Section 01780 - Closeout Submittals: Project record documents.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION

3.01 PRECONSTRUCTION MEETING
A. Architect will schedule a meeting after Notice of Award.
B. Attendance Required:
   1. Owner.
   3. General Contractor, contractor's superintendent(s) and major subcontractors.
C. Agenda:
   1. Distribution of Contract Documents.
   2. Designation of personnel representing the parties to Contract, Owner, Contractor, and Architect.
   3. Procedures and processing of field decisions, submittals, substitutions, applications for payments, proposal request, Change Orders, and Contract closeout procedures.
   4. Scheduling.
D. Record minutes and distribute copies within three days after meeting to participants, with electronic copies to Architect, Owner, participants, and those affected by decisions made.

3.02 PROGRESS MEETINGS
A. Schedule and administer meetings throughout progress of the Work at maximum every two-week intervals.
B. Architect will make arrangements for meetings, prepare agenda with copies for participants, preside at meetings.
C. Attendance Required:
   1. Contractor.
   2. Owner.
   3. Architect.
   4. Contractor's Superintendent.
   5. Major Subcontractors.
D. Agenda:
   1. Review minutes of previous meetings.
   2. Review of Work progress.
   3. Field observations, problems, and decisions.
4. Identification of problems that impede, or will impede, planned progress.
5. Review of submittals schedule and status of submittals.
6. Maintenance of progress schedule.
7. Corrective measures to regain projected schedules.
8. Planned progress during succeeding work period.
10. Effect of proposed changes on progress schedule and coordination.
11. Other business relating to Work.

E. Record minutes and distribute copies within three days after meeting to participants, with electronic copies to Architect, Owner, participants, and those affected by decisions made.

3.03 CONSTRUCTION PROGRESS SCHEDULE
A. Within 10 days after date of the Agreement, submit preliminary schedule.
B. Submit updated schedule at each construction progress meeting.

3.04 SUBMITTALS FOR REVIEW
A. When the following are specified in individual sections, submit them for review:
   1. Product data.
   2. Shop drawings.
   3. Samples for selection.
   4. Samples for verification.
B. Submit to Architect for review for the limited purpose of checking for conformance with information given and the design concept expressed in the contract documents.
C. Samples will be reviewed only for aesthetic, color, or finish selection.
D. After review, provide copies and distribute in accordance with SUBMITTAL PROCEDURES article below and for record documents purposes described in Section 01-7800 - Closeout Submittals.

3.05 SUBMITTALS FOR PROJECT CLOSEOUT
A. Submit Correction Punch List for Substantial Completion.
B. Submit Final Correction Punch List for Substantial Completion.
C. When the following are specified in individual sections, submit them at project closeout:
   1. Project record documents.
   2. Operation and maintenance data.
   3. Warranties.
   5. Other types as indicated.
D. Submit for Owner's benefit during and after project completion.

3.06 NUMBER OF COPIES OF SUBMITTALS
A. Electronic Documents: Submit one electronic copy in PDF format; an electronically-marked up file will be returned. Create PDFs at native size and right-side up; illegible files will be rejected.
B. Documents for Project Closeout: Make 2 reproductions of submittal originally reviewed (three (3) total project closeout documents).
C. Samples: Submit the number specified in individual specification sections; one of which will be retained by Architect.
   1. After review, produce duplicates.
   2. Retained samples will not be returned to Contractor unless specifically so stated.

3.07 SUBMITTAL PROCEDURES
A. Shop Drawing Procedures:
   1. Prepare accurate, drawn-to-scale, original shop drawing documentation by interpreting the Contract Documents and coordinating related Work.
2. Generic, non-project specific information submitted as shop drawings do not meet the requirements for shop drawings.

B. Transmit each submittal with a copy of approved submittal form.

C. Sequentially number the transmittal form. Revise submittals with original number and a sequential alphabetic suffix.

D. Identify Project, Contractor, Subcontractor or supplier; pertinent drawing and detail number, and specification section number, as appropriate on each copy.

E. Apply Contractor's stamp, signed or initialed certifying that review, approval, verification of Products required, field dimensions, adjacent construction Work, and coordination of information is in accordance with the requirements of the Work and Contract Documents.

F. Deliver submittals to Architect electronically, via email or cloud-share service, unless requested otherwise.

G. Schedule submittals to expedite the Project, and coordinate submission of related items.

H. For each submittal for review, allow 15 days excluding delivery time to and from the Contractor.

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

J. Provide space for Contractor and Architect review stamps.

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

L. Distribute reviewed submittals as appropriate. Instruct parties to promptly report any inability to comply with requirements.

M. Submittals not requested will not be recognized or processed.

END OF SECTION
SECTION 01-4000
QUALITY REQUIREMENTS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. References and standards.
B. References and standards.
C. Testing and inspection agencies and services.
D. Control of installation.
E. Manufacturers' field services.
F. Defect Assessment.

1.02 RELATED REQUIREMENTS
A. Section 01-3000 - Administrative Requirements: Submittal procedures.
B. Section 01-6000 - Product Requirements: Requirements for material and product quality.

1.03 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Manufacturer's Instructions: When specified in individual specification sections, submit printed instructions for delivery, storage, assembly, installation, start-up, adjusting, and finishing, for the Owner's information. Indicate special procedures, perimeter conditions requiring special attention, and special environmental criteria required for application or installation.
C. Manufacturer's Field Reports: Submit reports for Architect's benefit as contract administrator or for Owner.
   1. Submit for information for the limited purpose of assessing conformance with information given and the design concept expressed in the contract documents.

1.04 REFERENCES AND STANDARDS
A. For products and workmanship specified by reference to a document or documents not included in the Project Manual, also referred to as reference standards, comply with requirements of the standard, except when more rigid requirements are specified or are required by applicable codes.
B. Conform to reference standard of date of issue current on date of Contract Documents, except where a specific date is established by applicable code.
C. Obtain copies of standards where required by product specification sections.
D. Maintain copy at project site during submittals, planning, and progress of the specific work, until Substantial Completion.
E. Should specified reference standards conflict with Contract Documents, request clarification from Architect before proceeding.
F. Neither the contractual relationships, duties, or responsibilities of the parties in Contract nor those of Architect shall be altered from the Contract Documents by mention or inference otherwise in any reference document.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION

3.01 CONTROL OF INSTALLATION
A. Monitor quality control over suppliers, manufacturers, products, services, site conditions, and workmanship, to produce Work of specified quality.
B. Comply with manufacturers' instructions, including each step in sequence.
C. Should manufacturers' instructions conflict with Contract Documents, request clarification from Architect before proceeding.
D. Comply with specified standards as minimum quality for the Work except where more stringent tolerances, codes, or specified requirements indicate higher standards or more precise workmanship.

E. Have Work performed by persons qualified to produce required and specified quality.

F. Verify that field measurements are as indicated on 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, and disfigurement.

3.02 MANUFACTURERS’ FIELD SERVICES

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

B. Report observations and site decisions or instructions given to applicators or installers that are supplemental or contrary to manufacturers’ written instructions.

3.03 DEFECT ASSESSMENT

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

END OF SECTION
SECTION 01-5000
TEMPORARY FACILITIES AND CONTROLS

PART 1  GENERAL
1.01  SECTION INCLUDES
   A. Temporary utilities.
   B. Temporary sanitary facilities.
   C. Temporary Controls: Barriers and enclosures.
   D. Security requirements.
   E. Vehicular access and parking.
   F. Waste removal facilities and services.

1.02  TEMPORARY UTILITIES
   A. Owner will provide the following:
      1. Electrical power and metering, consisting of connection to existing facilities.
      2. Water supply, consisting of connection point for Contractor.
   B. Provide and pay for all electrical power and water required for construction purposes.
   C. Use trigger-operated nozzles for water hoses, to avoid waste of water.

1.03  TEMPORARY SANITARY FACILITIES
   A. Provide and maintain required facilities and enclosures. Provide at time of project mobilization.
   B. Maintain daily in clean and sanitary condition.

1.04  BARRIERS
   A. Provide barriers to prevent unauthorized entry to construction areas, to prevent access to areas that could be hazardous to workers or the public and to protect existing facilities and adjacent properties from damage from construction operations.
   B. Provide barricades and covered walkways required by governing authorities for public rights-of-way and for public access to existing 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.

1.05  INTERIOR ENCLOSURES
   A. Provide temporary partitions and ceilings as indicated to separate work areas from Owner-occupied areas, to prevent penetration of dust and moisture into Owner-occupied areas, and to prevent damage to existing materials and equipment.
   B. Paint surfaces exposed to view from Owner-occupied areas.

1.06  SECURITY
   A. Provide security and facilities to protect Work, existing facilities, and Owner's operations from unauthorized entry, vandalism, or theft.
   B. Coordinate with Owner's security program.

1.07  VEHICULAR ACCESS AND PARKING
   A. Comply with regulations relating to use of streets and sidewalks, access to emergency facilities, and access for emergency vehicles.
   B. Coordinate access and haul routes with governing authorities and Owner.
   C. Provide and maintain access to fire hydrants, free of obstructions.
   D. Provide means of removing mud from vehicle wheels before entering streets.
   E. Designated existing on-site roads may be used for construction traffic.
F. Provide temporary parking areas to accommodate construction personnel. When site space is not adequate, provide additional off-site parking.

1.08 WASTE REMOVAL

A. See Section 01-7419 - Construction Waste Management and Disposal, for additional requirements.

B. Provide waste removal facilities and services as required to maintain the site in clean and orderly condition.

C. Provide containers with lids. Remove trash from site periodically.

D. If materials to be recycled or re-used on the project must be stored on-site, provide suitable non-combustible containers; locate containers holding flammable material outside the structure unless otherwise approved by the authorities having jurisdiction.

E. Open free-fall chutes are not permitted. Terminate closed chutes into appropriate containers with lids.

1.09 REMOVAL OF UTILITIES, FACILITIES, AND CONTROLS

A. Remove temporary utilities, equipment, facilities, materials, prior to Date of Substantial Completion inspection.

B. Remove underground installations to a minimum depth of 2 feet. Grade site as indicated.

C. Clean and repair damage caused by installation or use of temporary work.

D. Restore existing facilities used during construction to original condition.

E. Restore new permanent facilities used during construction to specified condition.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION
SECTION 01-6000
PRODUCT REQUIREMENTS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. General product requirements.
B. Re-use of existing products.
C. Product option requirements.
D. Substitution limitations and procedures.
E. Procedures for Owner-supplied products.
F. Maintenance materials, including extra materials, spare parts, tools, and software.

1.02 RELATED REQUIREMENTS
A. Section 01-4000 - Quality Requirements: Product quality monitoring.
B. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions: Requirements for VOC-restricted product categories.
C. Section 01-7419 - Construction Waste Management and Disposal: Waste disposal requirements potentially affecting packaging and substitutions.

1.03 SUBMITTALS
A. Product Data Submittals: Submit manufacturer's standard published data. Mark each copy to identify applicable products, models, options, and other data. Supplement manufacturers' standard data to provide information specific to this Project.
B. Shop Drawing Submittals: Prepared specifically for this Project; indicate utility and electrical characteristics, utility connection requirements, and location of utility outlets for service for functional equipment and appliances.
C. Sample Submittals: Illustrate functional and aesthetic characteristics of the product, with integral parts and attachment devices. Coordinate sample submittals for interfacing work.
   1. For selection from standard finishes, submit samples of the full range of the manufacturer's standard colors, textures, and patterns.

PART 2 PRODUCTS

2.01 EXISTING PRODUCTS
A. Do not use materials and equipment removed from existing premises unless specifically required or permitted by the Contract Documents.
B. Existing materials and equipment indicated to be removed, but not to be re-used, relocated, reinstalled, delivered to the Owner, or otherwise indicated as to remain the property of the Owner, become the property of the Contractor; remove from site.

2.02 NEW PRODUCTS
A. Provide new products unless specifically required or permitted by the Contract Documents.
B. DO NOT USE products having any of the following characteristics:
   1. Made outside the United States, its territories, Canada, or Mexico.
C. Where all other criteria are met, Contractor shall give preference to products that:
   1. If used on interior, have lower emissions, as defined in Section 01-6116.
   2. If wet-applied, have lower VOC content, as defined in Section 01-6116.
   3. Have a published GreenScreen Chemical Hazard Analysis.

2.03 PRODUCT OPTIONS
A. Products Specified by Reference Standards or by Description Only: Use any product meeting those standards or description.
PRODUCT REQUIREMENTS
01-6000 - Page 2

B. Products Specified by Naming One or More Manufacturers with a Provision for Substitutions:
Submit a request for substitution for any manufacturer not named.

2.04 MAINTENANCE MATERIALS
A. Furnish extra materials, spare parts, tools, and software of types and in quantities specified in individual specification sections.
B. Deliver to Project site; obtain receipt prior to final payment.

PART 3 EXECUTION

3.01 SUBSTITUTION PROCEDURES
A. Document each request with complete data substantiating compliance of proposed substitution with Contract Documents.
B. A request for substitution constitutes a representation that the submitter:
   1. Has investigated proposed product and determined that it meets or exceeds the quality level of the specified product.
   2. Agrees to provide the same warranty for the substitution as for the specified product.
   3. Agrees to coordinate installation and make changes to other Work that may be required for the Work to be complete with no additional cost to Owner.
   4. Waives claims for additional costs or time extension that may subsequently become apparent.
   5. Agrees to reimburse Owner and Architect for review or redesign services associated with re-approval by authorities.
C. Substitution Submittal Procedure (after contract award):
   1. Submit three copies of request for substitution for consideration. Limit each request to one proposed substitution.
   2. Submit shop drawings, product data, and certified test results attesting to the proposed product equivalence. Burden of proof is on proposer.
   3. Architect will notify Contractor in writing of decision to accept or reject request.

3.02 OWNER-SUPPLIED PRODUCTS
A. See Section 01-1000 - Summary for identification of Owner-supplied products.
B. Contractor's Responsibilities:
   1. Review Owner reviewed shop drawings, product data, and samples.
   2. Receive and unload products at site; inspect for completeness or damage jointly with Owner.
   3. Handle, store, install and finish products.
   4. Repair or replace items damaged after receipt.

3.03 TRANSPORTATION AND HANDLING
A. Coordinate schedule of product delivery to designated prepared areas in order to minimize site storage time and potential damage to stored materials.
B. Transport and handle products in accordance with manufacturer's instructions.
C. Transport materials in covered trucks to prevent contamination of product and littering of surrounding areas.
D. Promptly inspect shipments to ensure that products comply with requirements, quantities are correct, and products are undamaged.
E. Provide equipment and personnel to handle products by methods to prevent soiling, disfigurement, or damage, and to minimize handling.
F. Arrange for the return of packing materials, such as wood pallets, where economically feasible.
3.04 STORAGE AND PROTECTION

A. Designate receiving/storage areas for incoming products so that they are delivered according to installation schedule and placed convenient to work area in order to minimize waste due to excessive materials handling and misapplication.

B. Store and protect products in accordance with manufacturers’ instructions.

C. Store with seals and labels intact and legible.

D. Store sensitive products in weather tight, climate controlled, enclosures in an environment favorable to product.

E. For exterior storage of fabricated products, place on sloped supports above ground.

F. Protect products from damage or deterioration due to construction operations, weather, precipitation, humidity, temperature, sunlight and ultraviolet light, dirt, dust, and other contaminants.

G. Comply with manufacturer’s warranty conditions, if any.

H. Cover products subject to deterioration with impervious sheet covering. Provide ventilation to prevent condensation and degradation of products.

I. Prevent contact with material that may cause corrosion, discoloration, or staining.

J. Provide equipment and personnel to store products by methods to prevent soiling, disfigurement, or damage.

K. Arrange storage of products to permit access for inspection. Periodically inspect to verify products are undamaged and are maintained in acceptable condition.

END OF SECTION
SECTION 01-6116
VOLATILE ORGANIC COMPOUND (VOC) CONTENT RESTRICTIONS

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Requirements for VOC-Content-Restricted products.
B. Requirement for installer certification that they did not use any non-compliant products.
C. VOC restrictions for product categories listed below under "DEFINITIONS."
D. All products of each category that are installed in the project must comply; Owner's project goals do not allow for partial compliance.

1.02 RELATED REQUIREMENTS

A. Section 01-3000 - Administrative Requirements: Submittal procedures.
B. Section 01-6000 - Product Requirements: Fundamental product requirements, substitutions and product options, delivery, storage, and handling.
C. Section 07-9200 - Joint Sealants: Emissions-compliant sealants.

1.03 DEFINITIONS

A. VOC-Content-Restricted Products: All products in the following product categories, whether specified or not:
   1. Interior paints and coatings.
   2. Interior adhesives and sealants, including flooring adhesives.
   3. Other products when specifically stated in the specifications.
B. VOC-Restricted Products: All products of each of the following categories when installed or applied on-site in the building interior:
   1. Adhesives, sealants, and sealer coatings.
   2. Carpet.
   3. Resilient floor coverings.
   4. Paints and coatings.
C. Interior of Building: Anywhere inside the exterior weather barrier.
D. Adhesives: All gunnable, trowelable, liquid-applied, and aerosol adhesives, whether specified or not; including flooring adhesives, resilient base adhesives, and pipe jointing adhesives.
E. Sealants: All gunnable, trowelable, and liquid-applied joint sealants and sealant primers, whether specified or not; including firestopping sealants and duct joint sealers.

1.04 REFERENCE STANDARDS

C. CARB (SCM) - Suggested Control Measure for Architectural Coatings; California Air Resources Board; 2007.
E. SCAQMD 1113 - South Coast Air Quality Management District Rule No.1113; current edition.
F. SCAQMD 1168 - South Coast Air Quality Management District Rule No.1168; current edition.

1.05 SUBMITTALS

A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Evidence of Compliance: Submit for each different product in each applicable category.
C. Product Data: For each VOC-restricted product used in the project, submit evidence of compliance.
D. Installer Certifications Regarding Prohibited Content: Require each installer of any type of product (not just the products for which VOC restrictions are specified) to certify that either 1) no adhesives, joint sealants, paints, coatings, or composite wood or agrifiber products have been used in the installation of his products, or 2) that such products used comply with these requirements.

1.06 QUALITY ASSURANCE

A. VOC Content Test Method: 40 CFR 59, Subpart D (EPA Method 24), or ASTM D3960, unless otherwise indicated.
   1. Evidence of Compliance: Acceptable types of evidence are:
      a. Report of laboratory testing performed in accordance with requirements.

B. Testing Agency Qualifications: Independent firm specializing in performing testing and inspections of the type specified in this section.

1.07 QUALITY ASSURANCE

A. Testing Agency Qualifications: Independent firm specializing in performing testing and inspections of the type specified in this section.

PART 2 PRODUCTS

2.01 MATERIALS

A. All Products: Comply with the most stringent of federal, State, and local requirements, or these specifications.

B. VOC-Content-Restricted Products: VOC content not greater than required by the following:
   3. Paints and Coatings: Each color; most stringent of the following:
      a. 40 CFR 59, Subpart D.
      b. SCAQMD 1113 Rule.
      c. CARB (SCM).

C. Adhesives and Joint Sealants: Provide only products having volatile organic compound (VOC) content not greater than required by South Coast Air Quality Management District Rule No.1168.
   1. Evidence of Compliance: Acceptable types of evidence are:
      a. Report of laboratory testing performed in accordance with requirements.
      b. Published product data showing compliance with requirements.
      c. Certification by manufacturer that product complies with requirements.
   2. Maximum of 50 grams/liter VOC.

D. Aerosol Adhesives: Provide only products having volatile organic compound (VOC) content not greater than required by GreenSeal GS-36.
   1. Evidence of Compliance: Acceptable types of evidence are:
      a. Current GreenSeal Certification.

E. Paints and Coatings: Provide products having VOC content as specified in Section 09-9000.

F. Carpet, Carpet Cushion, and Adhesive: Provide products having VOC content as specified in Section 09-6800.

PART 3 EXECUTION

3.01 FIELD QUALITY CONTROL

A. Owner reserves the right to reject non-compliant products, whether installed or not, and require their removal and replacement with compliant products at no extra cost to Owner.

B. Additional costs to restore indoor air quality due to installation of non-compliant products will be borne by Contractor.

END OF SECTION
SECTION 01-7000
EXECUTION AND CLOSEOUT REQUIREMENTS

PART 1 GENERAL
1.01 SECTION INCLUDES
   A. Examination, preparation, and general installation procedures.
   B. Requirements for alterations work, including selective demolition, except removal, disposal, and/or remediation of hazardous materials and toxic substances.
   C. Cutting and patching.
   D. Cleaning and protection.
   E. Closeout procedures, including Contractor's Correction Punch List, except payment procedures.
   F. General requirements for maintenance service.

1.02 RELATED REQUIREMENTS
   A. Section 01-1000 - Summary: Limitations on working in existing building; continued occupancy; work sequence; identification of salvaged and relocated materials.
   B. Section 01-3000 - Administrative Requirements: Submittals procedures.
   C. Section 01-4000 - Quality Requirements: Testing and inspection procedures.
   D. Section 01-5000 - Temporary Facilities and Controls: Temporary interior partitions.
   E. Section 01-7419 - Construction Waste Management and Disposal: Additional procedures for trash/waste removal, recycling, salvage, and reuse.
   F. Section 01-7800 - Closeout Submittals: Project record documents, operation and maintenance data, warranties and bonds.
   G. Section 02-4100 - Demolition: Demolition of whole structures and parts thereof; site utility demolition.

1.03 REFERENCE STANDARDS

1.04 SUBMITTALS
   A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
   B. Cutting and Patching: Submit written request in advance of cutting or alteration that affects:
      1. Structural integrity of any element of Project.
      2. Integrity of weather exposed or moisture resistant element.
      3. Efficiency, maintenance, or safety of any operational element.
      5. Work of Owner or separate Contractor.
   C. Project Record Documents: Accurately record actual locations of capped and active utilities.

1.05 PROJECT CONDITIONS
   A. Use of explosives is not permitted.
   B. Ventilate enclosed areas to assist cure of materials, to dissipate humidity, and to prevent accumulation of dust, fumes, vapors, or gases.
   C. Dust Control: Execute work by methods to minimize raising dust from construction operations. Provide positive means to prevent air-borne dust from dispersing into atmosphere and over adjacent property.
      1. Provide dust-proof barriers between construction areas and areas continuing to be occupied by Owner.
   D. Noise Control: Provide methods, means, and facilities to minimize noise produced by construction operations.
1. At All Times: Excessively noisy tools and operations will not be tolerated inside the building at any time of day; excessively noisy includes jackhammers.

2. Indoors: Limit conduct of especially noisy interior work to 8 am to 5 pm.

E. Pollution Control: Provide methods, means, and facilities to prevent contamination of soil, water, and atmosphere from discharge of noxious, toxic substances, and pollutants produced by construction operations. Comply with federal, state, and local regulations.

1.06 COORDINATION
A. See Section 01-1000 for occupancy-related requirements.
B. Coordinate scheduling, submittals, and work of the various sections of the Project Manual to ensure efficient and orderly sequence of installation of interdependent construction elements.
C. Notify affected utility companies and comply with their requirements.
D. Verify that utility requirements and characteristics of new operating equipment are compatible with building utilities. Coordinate work of various sections having interdependent responsibilities for installing, connecting to, and placing in service, such equipment.
E. Coordinate space requirements, supports, and installation of mechanical and electrical work that are indicated diagrammatically on Drawings. Follow routing shown for pipes, ducts, and conduit, as closely as practicable; place runs parallel with lines of building. Utilize spaces efficiently to maximize accessibility for other installations, for maintenance, and for repairs.
F. In finished areas except as otherwise indicated, conceal pipes, ducts, and wiring within the construction. Coordinate locations of fixtures and outlets with finish elements.
G. Coordinate completion and clean-up of work of separate sections.
H. After Owner occupancy of premises, coordinate access to site for correction of defective work and work not in accordance with Contract Documents, to minimize disruption of Owner’s activities.

PART 2 PRODUCTS
2.01 PATCHING MATERIALS
A. New Materials: As specified in product sections; match existing products and work for patching and extending work.
B. Type and Quality of Existing Products: Determine by inspecting and testing products where necessary, referring to existing work as a standard.
C. Product Substitution: For any proposed change in materials, submit request for substitution described in Section 01-6000 - Product Requirements.

PART 3 EXECUTION
3.01 EXAMINATION
A. Verify that existing site conditions and substrate surfaces are acceptable for subsequent work. Start of work means acceptance of existing conditions.
B. Verify that existing substrate is capable of structural support or attachment of new work being applied or attached.
C. Examine and verify specific conditions described in individual specification sections.
D. Take field measurements before confirming product orders or beginning fabrication, to minimize waste due to over-ordering or misfabrication.
E. Verify that utility services are available, of the correct characteristics, and in the correct locations.
F. Prior to Cutting: Examine existing conditions prior to commencing work, including elements subject to damage or movement during cutting and patching. After uncovering existing work, assess conditions affecting performance of work. Beginning of cutting or patching means acceptance of existing conditions.
3.02 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 manufacturer required or recommended substrate primer, sealer, or conditioner prior to applying any new material or substance in contact or bond.

3.03 GENERAL INSTALLATION REQUIREMENTS
A. Install products as specified in individual sections, in accordance with manufacturer's instructions and recommendations, and so as to avoid waste due to necessity for replacement.
B. Make vertical elements plumb and horizontal elements level, unless otherwise indicated.
C. Install equipment and fittings plumb and level, neatly aligned with adjacent vertical and horizontal lines, unless otherwise indicated.
D. Make consistent texture on surfaces, with seamless transitions, unless otherwise indicated.
E. Make neat transitions between different surfaces, maintaining texture and appearance.

3.04 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 alterations work constitutes acceptance of existing conditions.
B. Keep areas in which alterations are being conducted separated from other areas that are still occupied.
   1. Provide, erect, and maintain temporary dustproof partitions of construction specified in Section 01-5000 in locations indicated on drawings.
C. Maintain weatherproof exterior building enclosure except for interruptions required for replacement or modifications; take care to prevent water and humidity damage.
   1. Where openings in exterior enclosure exist, provide construction to make exterior enclosure weatherproof.
   2. Insulate existing ducts or pipes that are exposed to outdoor ambient temperatures by alterations work.
D. Remove existing work as indicated and as required to accomplish new work.
   1. Remove rotted wood, corroded metals, and deteriorated masonry and concrete; replace with new construction specified.
   2. Remove items indicated on drawings.
   3. Relocate items indicated on drawings.
   4. Where new surface finishes are to be applied to existing work, perform removals, patch, and prepare existing surfaces as required to receive new finish; remove existing finish if necessary for successful application of new finish.
   5. Where new surface finishes are not specified or indicated, patch holes and damaged surfaces to match adjacent finished surfaces as closely as possible.
E. Services (Including but not limited to HVAC, Plumbing, Fire Protection, Electrical, and Telecommunications): Remove, relocate, and extend existing systems to accommodate new construction.
   1. Maintain existing active systems that are to remain in operation; maintain access to equipment and operational components; if necessary, modify installation to allow access or provide access panel.
   2. Where existing systems or equipment are not active and Contract Documents require reactivation, put back into operational condition; repair supply, distribution, and equipment as required.
3. 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.
   a. Disable existing systems only to make switchovers and connections; minimize duration of outages.
   b. See Section 01-1000 for other limitations on outages and required notifications.
   c. Provide temporary connections as required to maintain existing systems in service.
4. Verify that abandoned services serve only abandoned facilities.
5. Remove abandoned pipe, ducts, conduits, and equipment, including those above accessible ceilings; remove back to source of supply where possible, otherwise cap stub and tag with identification; patch holes left by removal using materials specified for new construction.

F. 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.

G. Adapt existing work to fit new work: Make as neat and smooth transition as possible.

H. Patching: Where the existing surface is not indicated to be refinished, patch to match the surface finish that existed prior to cutting. Where the surface is indicated to be refinished, patch so that the substrate is ready for the new finish.

I. Refinish existing surfaces as indicated:
   1. Where rooms or spaces are indicated to be refinished, refinish all visible existing surfaces to remain to the specified condition for each material, with a neat transition to adjacent finishes.
   2. If mechanical or electrical work is exposed accidentally during the work, re-cover and refinish to match.

J. Clean existing systems and equipment.

K. Remove demolition debris and abandoned items from alterations areas and dispose of off-site; do not burn or bury.

L. Do not begin new construction in alterations areas before demolition is complete.

M. Comply with all other applicable requirements of this section.

3.05 CUTTING AND PATCHING

A. Whenever possible, execute the work by methods that avoid cutting or patching.

B. See Alterations article above for additional requirements.

C. Perform whatever cutting and patching is necessary to:
   1. Complete the work.
   2. Fit products together to integrate with other work.
   3. Provide openings for penetration of mechanical, electrical, and other services.
   4. Match work that has been cut to adjacent work.
   5. Repair areas adjacent to cuts to required condition.
   6. Repair new work damaged by subsequent work.
   7. Remove samples of installed work for testing when requested.
   8. Remove and replace defective and non-conforming work.

D. Execute work by methods that avoid damage to other work and that will provide appropriate surfaces to receive patching and finishing.

E. Employ skilled and experienced installer to perform cutting for weather exposed and moisture resistant elements, and sight exposed surfaces.

F. Cut rigid materials using masonry saw or core drill. Pneumatic tools not allowed without prior approval.

G. Restore work with new products in accordance with requirements of Contract Documents.
H. Fit work air tight to pipes, sleeves, ducts, conduit, and other penetrations through surfaces.

I. At penetrations of fire rated walls, partitions, ceiling, or floor construction, completely seal voids with fire rated material in accordance with Section 07-8400, to full thickness of the penetrated element.

J. Patching:
   1. Finish patched surfaces to match finish that existed prior to patching. On continuous surfaces, refinish to nearest intersection or natural break. For an assembly, refinish entire unit.
   2. Match color, texture, and appearance.
   3. Repair patched surfaces that are damaged, lifted, discolored, or showing other imperfections due to patching work. If defects are due to condition of substrate, repair substrate prior to repairing finish.

3.06 PROGRESS CLEANING

A. Maintain areas free of waste materials, debris, and rubbish. Maintain site in a clean and orderly condition.

B. Remove debris and rubbish from pipe chases, plenums, attics, crawl spaces, and other closed or remote spaces, prior to enclosing the space.

C. Broom and vacuum clean interior areas prior to start of surface finishing, and continue cleaning to eliminate dust.

D. Collect and remove waste materials, debris, and trash/rubbish from site periodically and dispose off-site; do not burn or bury.

3.07 PROTECTION OF INSTALLED WORK

A. Protect installed work from damage by construction operations.

B. Provide special protection where specified in individual specification sections.

C. Provide temporary and removable protection for installed products. Control activity in immediate work area to prevent damage.

D. Provide protective coverings at walls, projections, jambs, sills, and soffits of openings.

E. Protect finished floors, stairs, and other surfaces from traffic, dirt, wear, damage, or movement of heavy objects, by protecting with durable sheet materials.

F. Protect work from spilled liquids. If work is exposed to spilled liquids, immediately remove protective coverings, dry out work, and replace protective coverings.

G. Prohibit traffic or storage upon waterproofed or roofed surfaces. If traffic or activity is necessary, obtain recommendations for protection from waterproofing or roofing material manufacturer.

H. Remove protective coverings when no longer needed; reuse or recycle coverings if possible.

3.08 ADJUSTING

A. Adjust operating products and equipment to ensure smooth and unhindered operation.

3.09 FINAL CLEANING

A. Use cleaning materials that are nonhazardous.

B. Clean interior and exterior glass, surfaces exposed to view; remove temporary labels, stains and foreign substances, polish transparent and glossy surfaces, vacuum carpeted and soft surfaces.

C. Remove all labels that are not permanent. Do not paint or otherwise cover fire test labels or nameplates on mechanical and electrical equipment.

D. Clean equipment and fixtures to a sanitary condition with cleaning materials appropriate to the surface and material being cleaned.

E. Clean filters of operating equipment.
F. Clean debris from roofs, gutters, downspouts, scuppers, overflow drains, area drains, and drainage systems.

G. Clean site; sweep paved areas, rake clean landscaped surfaces.

H. Remove waste, surplus materials, trash/rubbish, and construction facilities from the site; dispose of in legal manner; do not burn or bury.

3.10 CLOSEOUT PROCEDURES

A. Make submittals that are required by governing or other authorities.

B. Notify Architect when work is considered ready for Architect's Substantial Completion inspection.

C. Submit written certification containing Contractor's Correction Punch List, that Contract Documents have been reviewed, work has been inspected, and that work is complete in accordance with Contract Documents and ready for Architect's Substantial Completion inspection.

D. Owner will occupy all of the building as specified in Section 01-1000.

E. Conduct Substantial Completion inspection and create Final Correction Punch List containing Architect's and Contractor's comprehensive list of items identified to be completed or corrected and submit to Architect.

F. Correct items of work listed in Final Correction Punch List and comply with requirements for access to Owner-occupied areas.

G. Notify Architect when work is considered finally complete and ready for Architect's Substantial Completion final inspection.

H. Complete items of work determined by Architect listed in executed Certificate of Substantial Completion.

3.11 MAINTENANCE

A. Provide service and maintenance of components indicated in specification sections.

B. Maintenance Period: As indicated in specification sections or, if not indicated, not less than one year from the Date of Substantial Completion or the length of the specified warranty, whichever is longer.

C. Examine system components at a frequency consistent with reliable operation. Clean, adjust, and lubricate as required.

D. Include systematic examination, adjustment, and lubrication of components. Repair or replace parts whenever required. Use parts produced by the manufacturer of the original component.

E. Maintenance service shall not be assigned or transferred to any agent or subcontractor without prior written consent of the Owner.

END OF SECTION
SECTION 01-7419
CONSTRUCTION WASTE MANAGEMENT AND DISPOSAL

PART 1  GENERAL

1.01  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; see Section 31-1000 - Site Clearing for use options.
   6. Concrete: May be crushed and used as riprap, aggregate, sub-base material, or fill.
   7. Bricks: May be used on project if whole, or crushed and used as landscape cover, sub-base material, or fill.
   8. 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.
   9. Carpet, carpet cushion, carpet tile, and carpet remnants, both new and removed: DuPont (http://flooring.dupont.com) and Interface (www.interfaceinc.com) conduct reclamation programs.

E. 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.
   5. Incineration, either on- or off-site.

F. 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.

1.02  RELATED REQUIREMENTS

A. Section 01-5000 - Temporary Facilities and Controls: Additional requirements related to trash/waste collection and removal facilities and services.

B. Section 01-6000 - Product Requirements: Waste prevention requirements related to delivery, storage, and handling.

C. Section 01-7000 - Execution and Closeout Requirements: Trash/waste prevention procedures related to demolition, cutting and patching, installation, protection, and cleaning.

1.03  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

3.01 WASTE MANAGEMENT PROCEDURES

A. See Section 01-7000 for trash/waste prevention procedures related to demolition, cutting and patching, installation, protection, and cleaning.

END OF SECTION
SECTION 01-7800
CLOSEOUT SUBMITTALS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Project Record Documents.
B. Operation and Maintenance Data.
C. Warranties and bonds.
D. Evidence of Payments and Release of Liens.

1.02 RELATED REQUIREMENTS
A. Section 00-7200 - General Conditions: Performance bond and labor and material payment bonds, warranty, and correction of work.
B. Section 01-3000 - Administrative Requirements: Submittals procedures, shop drawings, product data, and samples.
C. Section 01-7000 - Execution and Closeout Requirements: Contract closeout procedures.
D. Individual Product Sections: Specific requirements for operation and maintenance data.
E. Individual Product Sections: Warranties required for specific products or Work.

1.03 SUBMITTALS
A. Project Record Documents: Submit documents to Architect with claim for final Application for Payment.
B. Operation and Maintenance Data:
   1. Submit two copies of preliminary draft or proposed formats and outlines of contents before start of Work. Architect will review draft and return one copy with comments.
   2. For equipment, or component parts of equipment put into service during construction and operated by Owner, submit completed documents within ten days after acceptance.
   3. Submit one copy of completed documents 15 days prior to final inspection. This copy will be reviewed and returned after final inspection, with Architect comments. Revise content of all document sets as required prior to final submission.
   4. Submit two sets of revised final documents in final form within 10 days after final inspection.
C. 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.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION

3.01 PROJECT RECORD DOCUMENTS
A. Maintain on site one set of the following record documents; record actual revisions to the Work:
   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 instruction for assembly, installation, and adjusting.
B. Ensure entries are complete and accurate, enabling future reference by Owner.
C. Store record documents separate from documents used for construction.

D. Record information concurrent with construction progress.

E. Specifications: Legibly mark and record at each product section description of 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 actual construction including:
   1. Field changes of dimension and detail.
   2. Details not on original Contract drawings.
   3. Contractor to submit clean set of Drawings, transferring all changes that occurred during construction from the working job set of Drawings to a clean set of Drawings. Submit to Architect for review and approval.

3.02 OPERATION AND MAINTENANCE DATA

A. Source Data: For each product or system, list 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. Drawings: Supplement product data to illustrate relations of component parts of equipment and systems, to show control and flow diagrams. Do not use Project Record Documents as maintenance drawings.

D. Typed Text: As required to supplement product data. Provide logical sequence of instructions for each procedure, incorporating manufacturer's instructions.

3.03 OPERATION AND MAINTENANCE DATA FOR MATERIALS AND FINISHES

A. For Each Product, Applied Material, and Finish:
   1. Product data, with catalog number, size, composition, and color and texture designations.

B. Instructions for Care and Maintenance: Manufacturer's recommendations for cleaning agents and methods, precautions against detrimental cleaning agents and methods, and recommended schedule for cleaning and maintenance.


D. Additional information as specified in individual product specification sections.

E. Where additional instructions are required, beyond the manufacturer's standard printed instructions, have instructions prepared by personnel experienced in the operation and maintenance of the specific products.

3.04 ASSEMBLY OF OPERATION AND MAINTENANCE MANUALS

A. Assemble operation and maintenance data into durable manuals for Owner's personnel use, with data arranged in the same sequence as, and identified by, the specification sections.

B. Where systems involve more than one specification section, provide separate tabbed divider for each system.

C. Prepare instructions and data by personnel experienced in maintenance and operation of described products.

D. Binders: Commercial quality, 8-1/2 by 11 inch three D side ring binders with durable plastic covers; 2 inch maximum ring size. When multiple binders are used, correlate data into related consistent groupings.
E. Cover: Identify each binder with typed or printed title OPERATION AND MAINTENANCE INSTRUCTIONS; identify title of Project; identify subject matter of contents.

F. Project Directory: Title and address of Project; names, addresses, and telephone numbers of Architect, Consultants, Contractor and subcontractors, with names of responsible parties.

G. Tables of Contents: List every item separated by a divider, using the same identification as on the divider tab; where multiple volumes are required, include all volumes Tables of Contents in each volume, with the current volume clearly identified.

H. Dividers: Provide tabbed dividers for each separate product and system; identify the contents on the divider tab; immediately following the divider tab include a description of product and major component parts of equipment.

I. Text: Manufacturer’s printed data, or typewritten data on 24 pound paper.

J. Drawings: Provide with reinforced punched binder tab. Bind in with text; fold larger drawings to size of text pages.

3.05 WARRANTIES AND BONDS

A. 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 Date of Substantial completion is determined.
   1. General Warranties:
      a. Provide one-year warranty as described in the General Conditions, Article 3.5. Warranty period shall commence on the date of the fully executed Certificate of Substantial Completion.
      b. Weather-tight warranty: The Contractor shall, and hereby does, warranty flashings, roofing, and all other work which is a component part of the roofing to be weather-tight under ordinary wear and usage for a period of two years from and after Substantial Completion of the building. This is an extension of the general one year warranty described above. Further, the Contractor shall warranty that it will make good without delay all defects of labor and materials without additional cost to the Owner.
   2. Additional Warranties: See individual technical specification sections for written warranties for specific projects of work.
   3. Warranty Period shall begin upon Substantial Completion, or if a Certificate of Substantial Completion is not issued or if Work which is to be covered by warranty is not then complete, Warranty Period shall begin upon the date of Final Acceptance or on the date appearing on the final Certificate for Payment to the Contractor, whichever is earlier.

B. Verify that documents are in proper form, contain full information, and are notarized.

C. Co-execute submittals when required.

D. Retain warranties and bonds until time specified for submittal.

E. Manual: Bind in commercial quality 8-1/2 by 11 inch three D side ring binders with durable plastic covers.

F. Cover: Identify each binder with typed or printed title WARRANTIES AND BONDS, with title of Project; name, address and telephone number of Contractor and equipment supplier; and name of responsible company principal.

G. Table of Contents: Neatly typed, in the sequence of the Table of Contents of the Project Manual, with each item identified with the number and title of the specification section in which specified, and the name of product or work item.

H. Separate each warranty or bond with index tab sheets keyed to the Table of Contents listing. Provide full information, using separate typed sheets as necessary. List Subcontractor, supplier, and manufacturer, with name, address, and telephone number of responsible principal.

3.06 EVIDENCE OF PAYMENTS AND RELEASE OF LIENS

A. Submit with Final Application for Payment the following:
2. Contractor's Affidavit of Release of Liens: AIA G706A, with
   a. Consent of Surety to Final Payment: AIA G707.
   b. Contractor's release of waiver of liens.
   c. Separate releases or waivers of liens for subcontractors, suppliers, and others with
      lien rights against property of Owner.

   END OF SECTION
SECTION 02-4100
DEMOLITION

PART 1 GENERAL

1.01 SECTION INCLUDES
   A. Selective demolition of building elements for alteration purposes.
   B. Modification of existing utilities and utility structures.

1.02 RELATED REQUIREMENTS
   A. Section 01-1000 - Summary: Limitations on Contractor's use of site and premises.
   B. Section 01-5000 - Temporary Facilities and Controls: Site fences, security, protective barriers, and waste removal.
   C. Section 01-7000 - Execution and Closeout Requirements: Project conditions; protection of benchmark, survey control points, and existing construction to remain; reinstallation of removed products; temporary bracing and shoring.
   D. Section 01-7419 - Construction Waste Management and Disposal: Limitations on disposal of removed materials; requirements for recycling.

1.03 REFERENCE STANDARDS

PART 2 PRODUCTS -- NOT USED

PART 3 EXECUTION

3.01 SCOPE
   A. See Drawings for scope of demolition work.

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. Use of explosives is not permitted.
      3. 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.
      4. Provide, erect, and maintain temporary barriers and security devices.
      5. Use physical barriers to prevent access to areas that could be hazardous to workers or the public.
      6. Conduct operations to minimize effects on and interference with adjacent structures and occupants.
      7. Do not close or obstruct roadways or sidewalks without permit.
      8. 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.
      9. Obtain written permission from owners of adjacent properties when demolition equipment will traverse, infringe upon or limit access to their property.
   B. Do not begin removal until receipt of notification to proceed from Owner.
   C. Protect existing structures and other elements that are not to be removed.
      1. Provide bracing and shoring.
      2. Prevent movement or settlement of adjacent structures.
      3. Stop work immediately if adjacent structures appear to be in danger.
D. 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.

E. Noise Control: Maintain a reasonable degree of quiet throughout progress of the work so as not to disturb Owner's work in adjoining rooms. Machines and tools must operate below OSHA noise and fume standards.

F. 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.

G. 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.

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 indicated.
   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 will not be demolished.
   1. Provide, erect, and maintain temporary dustproof partitions of construction specified in Section 01-5000 in locations indicated on drawings.

C. Maintain weatherproof exterior building enclosure except for interruptions required for replacement or modifications; take care to prevent water and humidity damage.

D. Remove existing work as indicated and as required to accomplish new work.
   1. Remove items indicated on drawings.

E. 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, and equipment, including those above accessible ceilings; remove back to source of supply where possible, otherwise cap stub and tag with identification.

F. 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. Remove from site all materials not to be reused on site; comply with requirements of Section 01-7419 - Waste Management.

C. Leave site in clean condition, ready for subsequent work.

D. Clean up spillage and wind-blown debris from public and private lands.

END OF SECTION
SECTION 03-3000
CAST-IN-PLACE CONCRETE

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Concrete formwork.
B. Floors and slabs on grade.
C. Miscellaneous concrete elements, including floor patching.
D. Concrete curing.

1.02 RELATED REQUIREMENTS
A. Section 014000 - Quality Requirements.
B. Section 03-2000 - Concrete Reinforcing.

1.03 REFERENCE STANDARDS
C. ACI 301 - Specifications for Structural Concrete; 2010 (Errata 2012).
E. ACI 306R - Cold Weather Concreting; 2010.
F. ACI 318 - Building Code Requirements for Structural Concrete and Commentary; 2011.
G. ACI 347R - Guide to Formwork for Concrete; 2014.
P. ASTM C618 - Standard Specification for Coal Fly Ash and Raw or Calcined Natural Pozzolan for Use in Concrete; 2015.
S. ASTM E1643 - Standard Practice for Selection, Design, Installation and Inspection of Water Vapor Retarders Used in Contact with Earth or Granular Fill Under Concrete Slabs; 2011.

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Submit manufacturers’ data on manufactured products showing compliance with specified requirements and installation instructions.
C. Sustainable Design Submittal: If any fly ash, ground granulated blast furnace slag, silica fume, rice hull ash, or other waste material is used in mix designs to replace Portland cement, submit the total volume of concrete cast in place, mix design(s) used showing the quantity of portland cement replaced, reports showing successful cylinder testing, and temperature on day of pour if cold weather mix is used; use LEED New Product Content Form.

1.05 QUALITY ASSURANCE
A. Perform work of this section in accordance with ACI 301 and ACI 318.
B. Follow recommendations of ACI 306R when concreting during cold weather.

PART 2 PRODUCTS

2.01 FORMWORK
A. Formwork Design and Construction: Comply with guidelines of ACI 347R to provide formwork that will produce concrete complying with tolerances of ACI 117.
B. Form Materials: Contractor's choice of standard products with sufficient strength to withstand hydrostatic head without distortion in excess of permitted tolerances.
   1. Form Ties: Cone snap type that will leave no metal within 1-1/2 inches of concrete surface. Fill all voids after cones have been removed.

2.02 REINFORCEMENT
A. Comply with requirements of Section 03-2000.

2.03 CONCRETE MATERIALS
A. Cement: ASTM C150/C150M, Type I - Normal Portland type.
   1. Acquire all cement for entire project from same source.
   1. Acquire all aggregates for entire project from same source.
C. Fly Ash: ASTM C618, Class C or F.
D. Water: Clean and not detrimental to concrete.

2.04 ADMIXTURES
A. Do not use chemicals that will result in soluble chloride ions in excess of 0.1 percent by weight of cement.
B. Air Entrainment Admixture: ASTM C260/C260M.

2.05 ACCESSORY MATERIALS
A. Underslab Vapor Retarder: Multi-layer, fabric-, cord-, grid-, or aluminum-reinforced polyethylene or equivalent, complying with ASTM E1745, Class A; stated by manufacturer as suitable for installation in contact with soil or granular fill under concrete slabs. The use of single ply polyethylene is prohibited.
   1. Installation: Comply with ASTM E1643.
   2. Accessory Products: Vapor retarder manufacturer's recommended tape, adhesive, mastic, prefabricated boots, etc., for sealing seams and penetrations in vapor retarder.
   3. Manufacturers:
      b. Substitutions: See Section 01-6000 - Product Requirements.
B. Non-Shrink Epoxy Grout: Moisture-insensitive, two-part; consisting of epoxy resin, non-metallic aggregate, and activator.
   1. Composition: High solids content material exhibiting positive expansion when tested in accordance with ASTM C827/C827M.
      b. Minimum Height Change: Plus 1 percent.
   2. Minimum Compressive Strength at 7 days, ASTM C579: 12,000 pounds per square inch.
   3. Minimum Compressive Strength at 7 days, ASTM D695: 12,000 pounds per square inch.
4. Manufacturers:
   a. Substitutions: See Section 01-6000 - Product Requirements.

2.06 CONCRETE MIX DESIGN

A. Proportioning Normal Weight Concrete: Comply with ACI 211.1 recommendations.
   1. Replace as much Portland cement as possible with fly ash, ground granulated blast
      furnace slag, silica fume, or rice hull ash as is consistent with ACI recommendations.
B. Admixtures: Add acceptable admixtures as recommended in ACI 211.1 and at rates
   recommended or required by manufacturer.
C. Normal Weight Concrete:
   1. Compressive Strength, when tested in accordance with ASTM C 39/C 39M at 28 days:
      4,000 psi, unless drawings indicate otherwise. Concrete should be a minimum of a 6-sack
      mix.
   2. Fly Ash Content: Maximum 25 percent of cementitious materials by weight.
   3. Total Air Content: 4 percent, determined in accordance with ASTM C173/C173M.

2.07 MIXING

A. Transit Mixers: Comply with ASTM C94/C94M.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify lines, levels, and dimensions before proceeding with work of this section.

3.02 PREPARATION

A. Formwork: Comply with requirements of ACI 301. Design and fabricate forms to support all
   applied loads until concrete is cured, and for easy removal without damage to concrete.

3.03 PLACING CONCRETE

A. Place concrete in accordance with ACI 304R.
B. Notify Architect and Owner's Independant Testing Agency not less than 24 hours prior to
   commencement of placement operations.
C. Ensure reinforcement, inserts, waterstops, embedded parts, and formed construction joint
   devices will not be disturbed during concrete placement.

3.04 CONCRETE FINISHING

A. Repair surface defects, including tie holes, immediately after removing formwork.
B. Unexposed Form Finish: Rub down or chip off fins or other raised areas 1/4 inch or more in
   height.
C. Exposed Form Finish: Rub down or chip off and smooth fins or other raised areas 1/8 inch or
   more in height. Provide finish as follows:
   1. Smooth Rubbed Finish: Wet concrete and rub with carborundum brick or other abrasive,
      not more than 24 hours after form removal.

3.05 CURING AND PROTECTION

A. Comply with requirements of ACI 308R. Immediately after placement, protect concrete from
   premature drying, excessively hot or cold temperatures, and mechanical injury.
B. Maintain concrete with minimal moisture loss at relatively constant temperature for period
   necessary for hydration of cement and hardening of concrete.
C. Formed Surfaces: Cure by moist curing with forms in place for full curing period.
D. Surfaces Not in Contact with Forms:
   1. Slabs and Floors To Receive Adhesive-Applied Flooring: Curing compounds and other
      surface coatings are usually considered unacceptable by flooring and adhesive
manufacturers. If such materials must be used, either obtain the approval of the flooring and adhesive manufacturers prior to use or remove the surface coating after curing to flooring manufacturer's satisfaction.

2. Initial Curing: Start as soon as free water has disappeared and before surface is dry. Keep continuously moist for not less than three days by water ponding, water-saturated sand, water-fog spray, or saturated burlap.

3. Final Curing: Begin after initial curing but before surface is dry.

3.06 FIELD QUALITY CONTROL

A. An independent testing agency will perform field quality control tests, as specified in Section 01-4000 - Quality Requirements.

B. Provide free access to concrete operations at project site and cooperate with appointed firm.

C. Take one additional test cylinder during cold weather concreting, cured on job site under same conditions as concrete it represents.

3.07 DEFECTIVE CONCRETE

A. Test Results: The testing agency shall report test results in writing to Architect and Contractor within 24 hours of test.

B. Defective Concrete: Concrete not conforming to required lines, details, dimensions, tolerances or specified requirements.

C. Repair or replacement of defective concrete will be determined by the Architect. The cost of additional testing shall be borne by Contractor when defective concrete is identified.

END OF SECTION
SECTION 06-1000
ROUGH CARPENTRY

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Non-structural dimension lumber framing.
B. Sheathing.
C. Preservative treated wood materials.
D. Fire retardant treated wood materials.
E. Miscellaneous framing and sheathing.
F. Communications and electrical room mounting boards.
G. Concealed wood blocking, nailers, and supports.
H. Miscellaneous wood nailers, furring, and grounds.

1.02 RELATED REQUIREMENTS
A. Section 07-2500 - Weather Barriers: Water-resistive barrier over sheathing.
B. Section 07-6200 - Sheet Metal Flashing and Trim: Sill flashings.

1.03 REFERENCE STANDARDS
D. PS 1 - Structural Plywood; 2009.
F. WCLIB (GR) - Standard Grading Rules for West Coast Lumber No. 17; 2004, and supplements.

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Provide technical data on wood preservative materials and fire resistive treatment.

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.
   4. All lumber required to be fire treated.

2.02 DIMENSION LUMBER FOR CONCEALED APPLICATIONS
A. Grading Agency: West Coast Lumber Inspection Bureau; WCLIB (GR).
B. Sizes: Nominal sizes as indicated on drawings, S4S.
C. Moisture Content: Kiln-dry or MC15.
D. Miscellaneous Framing, Blocking, Nailers, Grounds, and Furring:
1. Lumber: S4S, No. 2 or Standard Grade.
2. Boards: Standard or No. 3.

E. All lumber required to be fire treated.

2.03 CONSTRUCTION PANELS

A. Wall Sheathing: APA PRP-108/APA PRP-108, Form B455 Structural I Rated Sheathing, Exterior Exposure Class, and as follows:
   2. Thickness: 3/4 inch, nominal.
   3. All sheathing required to be fire treated.

B. Communications and Electrical Room Mounting Boards: PS 1 A-D plywood, or medium density fiberboard; 3/4 inch thick; flame spread index of 25 or less, smoke developed index of 450 or less, when tested in accordance with ASTM E84.

2.04 ACCESSORIES

A. Fasteners and Anchors:

B. Water-Resistive Barrier: No. 30# felt.

2.05 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. Fire-Retardant Treated Wood: Mark each piece of wood with producer's stamp indicating compliance with specified requirements.
   2. 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. Fire Retardant Treatment:
   1. Manufacturers:
      c. Substitutions: See Section 01-6000 - Product Requirements.
   2. Interior Type A: AWPA U1, Use Category UCFA, Commodity Specification H, low temperature (low hygroscopic) type, chemically treated and pressure impregnated; capable of providing a maximum flame spread index of 25 when tested in accordance with ASTM E84, with no evidence of significant combustion when test is extended for an additional 20 minutes.
      a. Kiln dry wood after treatment to a maximum moisture content of 19 percent for lumber and 15 percent for plywood.
      b. Treat rough carpentry items as indicated.
      c. Do not use treated wood in applications exposed to weather or where the wood may become wet.

C. Preservative Treatment:
   1. Manufacturers:
      d. Substitutions: See Section 01-6000 - Product Requirements.
   2. Preservative Pressure Treatment of Lumber Above Grade: AWPA U1, Use Category UC4A, Commodity Specification A using waterborne preservative to 0.40 lb/cu ft retention.
      a. Treat lumber in contact with roofing, flashing, or waterproofing.
      b. Treat lumber in contact with masonry or concrete.
PART 3 EXECUTION

3.01 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.

3.02 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 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.
C. Where ceiling-mounting is indicated, provide blocking and supplementary supports above ceiling, unless other method of support is explicitly indicated.
D. Provide the following specific non-structural framing and blocking:
   1. Cabinets and shelf supports.
   2. Wall brackets.
   3. Handrails.
   4. Grab bars.
   5. Towel and bath accessories.
   6. Wall-mounted door stops.

3.03 INSTALLATION OF CONSTRUCTION PANELS
A. Wall Sheathing: Secure with long dimension perpendicular to wall studs, with ends over firm bearing and staggered, using nails, screws, or staples.
   1. Place water-resistive barrier horizontally over wall sheathing, weather lapping edges and ends.
B. Communications and Electrical Room Mounting Boards: Secure with screws to studs with edges over firm bearing; space fasteners at maximum 24 inches on center on all edges and into studs in field of board.
   1. At fire-rated walls, install board over wall board indicated as part of the fire-rated assembly.
   2. Where boards are indicated as full floor-to-ceiling height, install with long edge of board parallel to studs.
   3. Install adjacent boards without gaps.

3.04 SITE APPLIED WOOD TREATMENT
A. Apply preservative treatment compatible with factory applied treatment at site-sawn cuts, complying with manufacturer's instructions.
B. Allow preservative to dry prior to erecting members.

3.05 TOLERANCES
A. Framing Members: 1/4 inch from true position, maximum.
B. Variation from Plane (Other than Floors): 1/4 inch in 10 feet maximum, and 1/4 inch in 30 feet maximum.

3.06 CLEANING
A. Waste Disposal: Comply with the requirements of Section 01-7419 - Construction Waste Management and Disposal.
   1. Comply with applicable regulations.
   2. Do not burn scrap on project site.
3. Do not burn scraps that have been pressure treated.

END OF SECTION
**SECTION 06-1800**

**GLUED-LAMINATED CONSTRUCTION**

**PART 1 GENERAL**

1.01 SECTION INCLUDES

A. Glue laminated wood beams and purlins.
B. Steel hardware and attachment brackets.

1.02 REFERENCE STANDARDS

F. ASTM A325M - Standard Specification for Structural Bolts, Steel, Heat Treated 830 MPa Minimum Tensile Strength (Metric); 2014.

1.03 SUBMITTALS

A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Shop Drawings: Indicate framing system, sizes and spacing of members, loads and cambers, bearing and anchor details, bridging and bracing, framed openings.

1.04 QUALITY ASSURANCE

A. Manufacturer/Fabricator Qualifications: Company specializing in manufacture of glue laminated structural units with three years of documented experience, and certified by AITC in accordance with AITC A190.1.

1.05 DELIVERY, STORAGE, AND HANDLING

A. Protect members to AITC requirements for individually wrapped.
B. Leave individual wrapping in place until finishing occurs.

**PART 2 PRODUCTS**

2.01 MANUFACTURERS

A. Glued-Laminated Structural Units:
   2. Substitutions: See Section 01-6000 - Product Requirements.

2.02 GLUED-LAMINATED UNITS

A. Glued-Laminated Units: Fabricate in accordance with AITC 117 Industrial grade.
   1. Verify dimensions and site conditions prior to fabrication.
   2. Cut and fit members accurately to length to achieve tight joint fit.
   3. Fabricate member with camber built in.
   4. Do not splice or join members in locations other than those indicated without permission.
   5. After end trimming, seal with penetrating sealer in accordance with AITC requirements.
2.03 MATERIALS

A. Lumber: Softwood lumber conforming to RIS grading rules with 12 percent maximum moisture content before fabrication. Design for the following values, unless indicated otherwise in Drawings:
   1. Bending (Fb): 2400 psi.
   2. Tension Parallel to Grain (Ft): 1500 psi.
   3. Compression Parallel to Grain (Fc): 1650 psi.
   4. Compression Perpendicular to Grain Bottom (Fc1): 650 psi.
   5. Compression Perpendicular to Grain Top (Fc1): 650 psi.
   6. Horizontal Shear (Fv): 165 psi.
   7. Modulus of Elasticity (E): 1,600,000 psi.

B. Steel Connections and Brackets: ASTM A36/A36M weldable quality, galvanize per ASTM A123/A123M.

C. Hardware: 4 (1) Type 1 high strength heavy hex bolts and 3 (2) nuts, hot-dip galvanized to meet requirements of ASTM A153/A153M, matching washers.

2.04 FABRICATION

A. Fabricate glue laminated structural members in accordance with AITC Industrial grade.

B. Verify dimensions and site conditions prior to fabrication.

C. Cut and fit members accurately to length to achieve tight joint fit.

D. Fabricate member with camber built in.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that supports are ready to receive units.

B. Verify sufficient end bearing area.

3.02 ERECTION

A. Lift members using protective straps to prevent visible damage.

B. Set structural members level and plumb, in correct positions or sloped where indicated.

3.03 TOLERANCES

A. Framing Members: 1/2 inch maximum from true position.

END OF SECTION
SECTION 06-2000
FINISH CARPENTRY

PART 1 GENERAL
1.01 SECTION INCLUDES
   A. Finish carpentry items.
   B. Wood casings and moldings.

1.02 RELATED REQUIREMENTS
   A. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.
   B. Section 06-1000 - Rough Carpentry: Support framing, grounds, and concealed blocking.
   C. Section 06-4100 - Architectural Wood Casework: Shop fabricated custom cabinet work.

1.03 REFERENCE STANDARDS
   B. NEMA LD 3 - High-Pressure Decorative Laminates; 2005.
   C. PS 1 - Structural Plywood; 2009.

1.04 ADMINISTRATIVE REQUIREMENTS
   A. Coordinate the work with plumbing rough-in, electrical rough-in, and installation of associated and adjacent components.

1.05 QUALITY ASSURANCE
   A. Fabricator Qualifications: Company specializing in fabricating the products specified in this section with minimum five years of documented experience.

1.06 DELIVERY, STORAGE, AND HANDLING
   A. Protect work from moisture damage.

PART 2 PRODUCTS
2.01 FINISH CARPENTRY ITEMS
   A. Unless otherwise indicated provide products of quality specified by AWI Architectural Woodwork Quality Standards Illustrated for Premium grade.
   B. Unless otherwise indicated provide products of quality specified by Woodwork Institute Manual of Millwork for Premium grade.

2.02 WOOD-BASED COMPONENTS
   A. Wood fabricated from old growth timber is not permitted.

2.03 LUMBER MATERIALS
   A. Softwood Lumber: Doug-Fir KD S4s, clear vertical grade species, maximum moisture content of 6 percent; with vertical grain, of quality suitable for transparent finish.
      2. Location: Interior.
   B. Softwood Lumber: Resawn texture cedar, K.D., grade C and better species, maximum moisture content of 6 percent; primed, fingerjointed, 20 foot lengths.
      1. Location: Exterior, scheduled for paint finish.

2.04 SHEET MATERIALS
   A. Softwood Plywood Exposed to View: Face species as indicated, rough sawn texture, veneer core; PS 1 Grade A-B; no plugs, glue type as recommended for application.
2.05 PLASTIC LAMINATE MATERIALS
   A. Plastic Laminate: NEMA LD 3, HGS; color as selected by Architect; textured, low gloss finish.

2.06 ADHESIVE
   A. Adhesive: Type recommended by laminate manufacturer to suit application.

2.07 ACCESSORIES
   A. Aluminum Edge Trim: Extruded convex shape; smooth surface finish; self locking serrated tongue; of width to match component thickness; natural mill finish.
   B. Wood Filler: Solvent base, tinted to match surface finish color.

2.08 FABRICATION
   A. Shop assemble work for delivery to site, permitting passage through building openings.
   B. Cap exposed plastic laminate finish edges with aluminum trim.
   C. When necessary to cut and fit on site, provide materials with ample allowance for cutting. Provide trim for scribing and site cutting.
   D. 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 from sink cut-outs.

PART 3 EXECUTION

3.01 INSTALLATION
   A. Set and secure materials and components in place, plumb and level.
   B. Carefully scribe work abutting other components, with maximum gaps of 1/32 inch. Do not use additional overlay trim to conceal larger gaps.

3.02 PREPARATION FOR SITE FINISHING
   A. Set exposed fasteners. Apply wood filler in exposed fastener indentations. Sand work smooth.
   B. Site Finishing: See Section 09-9000.

3.03 TOLERANCES
   A. Maximum Variation from True Position: 1/16 inch.
   B. Maximum Offset from True Alignment with Abutting Materials: 1/32 inch.

END OF SECTION
SECTION 06-4100
ARCHITECTURAL WOOD CASEWORK

PART 1 GENERAL

1.01 SECTION INCLUDES
   A. Specially fabricated cabinet units.
   B. Countertops.
   C. Cabinet hardware.
   D. Factory finishing.
   E. Preparation for installing utilities.

1.02 RELATED REQUIREMENTS
   A. Section 06-1000 - Rough Carpentry: Support framing, grounds, and concealed blocking.
   B. Section 08-8000 - Glazing: Glass for casework.

1.03 REFERENCE STANDARDS
   A. AWI/AWMAC/WI (AWS) - Architectural Woodwork Standards; 2014.
   C. BHMA A156.9 - American National Standard for Cabinet Hardware; 2010.
   F. AWI/AWMAC/WI (AWS) - Architectural Woodwork Standards; 2009.
   H. BHMA A156.9 - American National Standard for Cabinet Hardware; Builders Hardware Manufacturers Association; 2010 (ANSI/BHMA A156.9).
   K. PS 20 - American Softwood Lumber Standard; National Institute of Standards and Technology (Department of Commerce); 2005.

1.04 SUBMITTALS
   A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
   B. Shop Drawings: Indicate materials, component profiles and elevations, assembly methods, joint details, fastening methods, accessory listings, hardware location and schedule of finishes.
   C. Product Data: Provide data for hardware accessories.

1.05 QUALITY ASSURANCE
   A. Perform work in accordance with AWI/AWMAC Architectural Woodwork Quality Standards Illustrated, Custom quality, unless other quality is indicated for specific items.

PART 2 PRODUCTS

2.01 CABINETS
   A. Quality Standard: Custom Grade, in accordance with AWI/AWMAC/WI (AWS) or AWMAC/WI (NAAWS), unless noted otherwise.
2.02 LUMBER MATERIALS
A. Softwood Lumber: NIST PS 20; Graded in accordance with AWI/AWMAC Architectural Woodwork Quality Standards Illustrated, Grade II/Custom; average moisture content of 5-10 percent; species as indicated on drawings.
B. Hardwood Lumber: NHLA; Graded in accordance with AWI/AWMAC Architectural Woodwork Quality Standards Illustrated, Grade II/Custom; average moisture content of 5-10 percent; species as indicated on drawings.

2.03 PANEL MATERIALS
A. Particleboard: ANSI A208.1; medium density industrial type as specified in AWI/AWMAC Architectural Woodwork Quality Standards Illustrated, composed of wood chips bonded with interior grade adhesive under heat and pressure; sanded faces; thickness as required; use for components indicated on drawings.
B. Medium Density Fiberboard (MDF): ANSI A208.2; type as specified in AWI/AWMAC Architectural Woodwork Quality Standards Illustrated; composed of wood fibers pressure bonded with moisture resistant adhesive to suit application; sanded faces; thickness as required.
C. Plywood for Non-Decorative Purposes: NIST PS 1, Interior rated adhesives, core of seven (7) wood plies from listed species unless otherwise indicated, thickness as indicated or as required by application.
   2. Concealed Surfaces: PS 1; APA B-B Grade, rotary cut Douglas fir face veneer.
   3. Location: At countertops and base cabinets in all sink and lavatory locations.
D. Hardboard: AHA A135.4; Pressed wood fiber with resin binder, Class 1 - Tempered, 1/4 inch thick, smooth two sides (S2S); use for drawer bottoms, dust panels, and other components indicated on drawings.
E. Pre-Finished High Density Particle Board (PFHDPB)

2.04 LAMINATE MATERIALS
A. Manufacturers:
   3. Substitutions: See Section 01-6000 - Product Requirements.
B. Provide specific types as scheduled.

2.05 COUNTERTOPS
A. Plastic Laminate Countertops: Medium density fiberboard substrate covered with HPDL, conventionally fabricated, with decorative PVC edge.
B. Solid Surfacing-Material Countertops:
   1. Corian or equal:
      a. Terra Collection.
      b. Color: From standard color selections.
   2. Thickness: 1/2”.
   3. Location: Refer to Room Finish Schedule and Interior Elevation Drawings.

2.06 ACCESSORIES
A. Adhesive: Type recommended by fabricator to suit application.
B. Typical PVC or Polyester Plastic Edge Banding/Profile: Radius edge with thick applied band, 0.12 inch thick, 1/8 inch nominal (3 mm) radius edge with thick applied band shaped; smooth finish; of width to match component thickness, color as selected from manufacturer's standards.
   1. Use at all drawer and door edges.
   2. Use at all plastic laminated counter nosing edges.
C. Other Edge Banding/Profile: Impact resistant HPDL or PVC edge banding, square edge with thin applied band, 1/16 inch thick, square edge with thin applied band, flat shaped; smooth finish; of width to match component thickness.
   1. Use at all exposed shelf edges, casework boxes. Ease edge of banding to remove any sharp edges.

D. Grommets: Standard plastic grommets for cut-outs, in color to match adjacent surface.

E. Concealed Station Brackets:
   1. Product: "C" (Concealed Bracket), "EC" (Extended Concealed Bracket); steel, black powder coat, mounting hardware included (3/8" - 16 x 3" carriage bolt assemblies); manufactured by A & M Hardware, Inc.; www.AandMhardware.com; 1-888-647-0200.
      a. "C", without upper extension:
         1) 9" Support Arm, 4,520 lbs/pair load limit
         2) 12" Support Arm, 4,020 lbs/pair load limit
         3) 18" Support Arm, 2,060 lbs/pair load limit
         4) 24" Support Arm, 1,800 lbs/pair load limit
      b. "EC", with upper extension:
         1) 9" Support Arm, 7,960 lbs/pair load limit
         2) 12" Support Arm, 3,100 lbs/pair load limit
         3) 18" Support Arm, 4,500 lbs/pair load limit
         4) 24" Support Arm, 2,320 lbs/pair load limit
   2. Substitutions: See Section 01-6000 - Product Requirements.

2.07 HARDWARE

A. Hardware: BHMA A156.9, types as recommended by fabricator for quality grade specified.

B. Adjustable Shelf Supports: Standard side-mounted system using multiple holes for pin supports and coordinated self rests, polished chrome finish, for nominal 1 inch spacing adjustments.

C. Drawer and Door Pulls: "U" shaped wire pull, steel with chrome finish, 4 inch centers.
   1. Product: #4483 manufactured by Stanley.

D. Pulls at Psychiatric Unit in patient areas:
   1. Type: Low Profile DP74C Cabinet Pull.

E. Catches: Touch type.

F. Drawer Slides:
   1. Type: Full extension.
   2. Static Load Capacity: Heavy Duty grade.
   3. Manufacturers:

G. Hinges: European style concealed self-closing type, steel with polished finish.
   1. Manufacturers:

2.08 FABRICATION

A. Cabinet Style: Flush overlay.

B. Cabinet Doors and Drawer Fronts: Flush style.

C. Assembly: Shop assemble cabinets for delivery to site in units easily handled and to permit passage through building openings.

D. Edging: Fit shelves, doors, countertop nosings, and exposed edges with specified edging. Do not use more than one piece for any single length.
E. Plastic Laminate: Apply plastic laminate finish in full uninterrupted sheets consistent with manufactured sizes. Fit corners and joints hairline; secure with concealed fasteners. Locate counter butt joints minimum 2 feet from sink cut-outs.
   1. Cap exposed plastic laminate finish edges with material of same finish and pattern.

F. Solid Surfacing-Material: Fabricate tops on one piece, unless otherwise indicated. Comply with solid surfacing-material manufacture's written recommendations for adhesives, sealer, fabrication and finishing.

G. Provide cutouts for plumbing fixtures. Verify locations of cutouts from on-site dimensions. Prime paint cut edges.

H. Shop glaze glass materials using the Interior Dry method as specified in Section 08-8000.

2.09 FACTORY FINISHING
   A. Finish work in accordance with AWI/AWMAC Architectural Woodwork Quality Standards Illustrated, Section 1500, Nitrocellulose Lacquer, Transparent.

PART 3 EXECUTION

3.01 EXAMINATION
   A. Verify adequacy of backing and support framing, prior to installation of gypsum board.
   B. Install cantilevered counter support arms prior to gypsum board installation. Coordinate with rough framing and add studs as necessary to locate arms in correct location.
   C. Verify location and sizes of utility rough-in associated with work of this section.
   D. Contractor to visually confirm all backing and rough-in is complete for casework, prior to installation of finish material (primarily gypsum board), thruout the Work.

3.02 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. 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.

3.03 ADJUSTING
   A. Adjust installed work.
   B. Adjust moving or operating parts to function smoothly and correctly.

3.04 CLEANING
   A. Clean casework, counters, shelves, hardware, fittings, and fixtures.

END OF SECTION
SECTION 07-2100
THERMAL INSULATION

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Batt insulation and vapor retarder in exterior wall and ceiling construction.
B. Sound Batt Insulation in Sound Walls.
C. Rigid Cellular Polystyrene Thermal Insulation for filling perimeter window and door shim spaces and crevices in exterior wall and roof.
D. Rigid Cellular Polystyrene Thermal Insulation at all exterior wall headers.

1.02 RELATED REQUIREMENTS
A. Section 06-1000 - Rough Carpentry: Supporting construction for batt insulation.

1.03 REFERENCE STANDARDS

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Provide data on product characteristics, performance criteria, and product limitations.
C. Manufacturer's Installation Instructions: Include information on special environmental conditions required for installation and installation techniques.

1.05 FIELD CONDITIONS
A. Do not install insulation adhesives when temperature or weather conditions are detrimental to successful installation.

1.06 LABELING REQUIREMENTS
A. Building Thermal Envelope Insulation:
   1. An R-value identification mark is applied (by manufacturer) to each piece of insulation 12 inches or greater in width.
   2. Alternately, the insulation installers have provided a signed, dated and posted certification listing the type, manufacturer and R-value of installation installed.
B. Insulation Mark Installation:
   1. Insulation materials are installed such that the manufacturer's R-value is readily observable upon inspection.
C. Insulation Product Rating:
   1. The thermal resistance (R-value) of insulation has been determined in accordance with the US FTC R-value rule.

PART 2 PRODUCTS

2.01 MANUFACTURERS
A. Insulation:
5. Substitutions: See Section 016000 - Product Requirements.

2.02 APPLICATIONS
A. Insulation in Metal Framed Walls: Batt insulation with integral vapor retarder.
B. Insulation behind window and door headers (interior side): Rigid, Cellular Polystyrene Thermal Insulation.
C. Insulation under slab at perimeter: Rigid, Cellular Polystyrene Thermal Insulation.

2.03 BATT INSULATION MATERIALS
A. Where batt insulation is indicated, use glass fiber batt insulation.
B. Glass Fiber Batt Insulation: Flexible preformed batt or blanket, complying with ASTM C665; friction fit.
C. Batt Insulation: ASTM C 665; preformed batt; friction fit, conforming to the following:
   1. Material: Glass fiber.
   2. Flame Spread Index: 25 or less, when tested in accordance with ASTM E84.
   3. Combustibility: Non-combustible, when tested in accordance with ASTM E136, except for facing, if any.
   5. Thermal Resistance: See Drawings.
   6. Vapor Barrier Facing: Aluminum foil, flame spread 25 rated; one side (or equivalent), when not in direct contact with finish material, paper face elsewhere.
D. Glass Fiber Sound Batt Insulation: Flexible preformed batt or blanket, complying with ASTM C 665; friction fit.
   1. Density: 0.8 pcf.
   2. Thickness: 3 inch.
   3. Manufacturers:
      a. Same as above.
   4. Locations: Typical thru-out building, except as noted for SAFB below.

2.04 ACCESSORIES
A. Tape: Bright aluminum self-adhering type, mesh reinforced, 2 inch wide, at foil face vapor barrier areas, polyester elsewhere.
B. Nails or Staples: Steel wire; electroplated or galvanized; type and size to suit application.
C. Wire: Galvanized steel.
D. Support tape: Nylon reinforced or as approved by manufacture.
E. Adhesive: Type recommended by insulation manufacturer for application.

PART 3 EXECUTION
3.01 EXAMINATION
A. Verify that substrate, adjacent materials, and insulation materials are dry and that substrates are ready to receive insulation.
B. Verify substrate surfaces are flat, free of honeycomb, fins, irregularities, or materials or substances that may impede adhesive bond.

3.02 BATT INSTALLATION
A. Install insulation and vapor retarder in accordance with manufacturer's instructions.
B. Install in exterior wall and roof spaces without gaps or voids. Do not compress insulation.
C. Trim insulation neatly to fit spaces. Insulate miscellaneous gaps and voids.
D. Fit insulation tightly to exterior side of mechanical and electrical services within the plane of the insulation.
E. Install with factory applied vapor retarder membrane facing warm side of building spaces. Lap ends and side flanges of membrane over framing members.
F. Tape insulation batts in place.
G. Tape seal butt ends, lapped flanges, and tears or cuts in membrane.
H. At metal framing, place vapor retarder on warm side of insulation; lap and seal sheet retarder joints over member face.
I. Tape seal tears or cuts in vapor retarder.
J. Extend vapor retarder tightly to full perimeter of adjacent window and door frames and other items interrupting the plane of the membrane. Tape seal in place.

3.03 PROTECTION
A. Do not permit installed insulation to be damaged prior to its concealment.

END OF SECTION
SECTION 07-2500
WEATHER BARRIERS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Water-Resistive Barrier: Under exterior wall cladding, over sheathing or other substrate; not air tight or vapor retardant.
B. Vapor Retarders: Materials to make exterior walls, joints between exterior walls and roof, and joints around frames of openings in exterior walls water vapor resistant and air tight.
C. Crawl space Vapor Retarder.

1.02 RELATED REQUIREMENTS
A. Section 03-3000 - Cast-in-Place Concrete: Vapor retarder under concrete slabs on grade.
B. Section 06-1000 - Rough Carpentry: Water-resistive barrier under exterior cladding.
C. Section 07-2100 - Thermal Insulation: Vapor retarder installed in conjunction with batt insulation.
D. Section 07-9005 - Joint Sealers: Sealant materials and installation techniques.

1.03 DEFINITIONS
A. Weather Barrier: Assemblies that form either water-resistive barriers, air barriers, or vapor retarders.
B. Air Barrier: Air tight barrier made of material that is relatively air impermeable but water vapor permeable, both to the degree specified, with sealed seams and with sealed joints to adjacent surfaces. Note: For the purposes of this specification, vapor impermeable air barriers are classified as vapor retarders.
C. Vapor Retarder: Air tight barrier made of material that is relatively water vapor impermeable, to the degree specified, with sealed seams and with sealed joints to adjacent surfaces.

1. Water Vapor Permeance: For purposes of conversion, 57.2 ng/(Pa s sq m) = 1 perm.

1.04 REFERENCE STANDARDS

1.05 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Provide data on material characteristics.
C. Manufacturer's Installation Instructions: Indicate preparation, installation methods, and storage and handling criteria.

1.06 FIELD CONDITIONS
A. Maintain temperature and humidity recommended by the materials manufacturers before, during and after installation.

PART 2 PRODUCTS

2.01 WEATHER BARRIER ASSEMBLIES
A. Water-Resistive Barrier: Provide on exterior walls under exterior cladding.
B. Vapor Retarder: On under side of elevated floors over enclosed soffit space use vapor retarder Type [Class 1].
2.02 AIR BARRIER MATERIALS (WATER VAPOR PERMEABLE AND WATER-RESISTIVE)
   A. Self-Adhered Water Resistant Air Barrier Membrane:
      1. Air Permeance: 0.004 cubic feet per square foot, maximum, when tested in accordance with ASTM E2178.
      2. Water Vapor Permeance: 5 perms, minimum, when tested in accordance with ASTM E96/E96M Procedure A (desiccant method).
      3. Water Vapor Permeance: 29 perms, minimum, when tested in accordance with ASTM E96/E96M Procedure A (desiccant method).
      4. Dry Film Thickness: 28 mils (0.028 inch), minimum.
      7. Surface Burning Characteristics: Flame spread index of 25 or less, and smoke developed index of 50 or less, when tested in accordance with ASTM E84.
      8. Products:
         b. Substitutions: See Section 01-6000 - Product Requirements.
      9. Location: Entire exterior wall, from foundation to eaves or top of parapet, typical.

2.03 ADHESIVES
   A. Approved adhesive-primer: Blueskin Adhesive, roller applied, per manufacture recommendations. Provide at all areas to recieve weather barrier - entire exterior wall areas.

2.04 SELF-ADHERING FLASHING
   A. Manufacturer and Product:
      2. Henry Company, Blueskin SA.
      3. Substitutions: See Section 01-6000 - Product Requirements.
   B. Materials: Rubberized asphalt and polyethylene. 40 mils thickness.
   C. Location: Around all wall openings and where noted on drawings.

PART 3 EXECUTION
3.01 EXAMINATION
   A. Verify that surfaces and conditions are ready to accept the work of this section.

3.02 PREPARATION
   A. Remove projections, protruding fasteners, and loose or foreign matter that might interfere with proper installation.
   B. Clean and prime substrate surfaces to receive adhesives in accordance with manufacturer's instructions.

3.03 INSTALLATION
   A. Install materials in accordance with manufacturer's instructions.
   B. Air Barriers: Install continuous air tight barrier over surfaces indicated, with sealed seams and with sealed joints to adjacent surfaces.
   C. Apply sealants and adhesives within recommended application temperature ranges. Consult manufacturer if temperature is out of this range.
   D. Self-Adhesive Sheets:
      1. All surfaces to receive membrane must be dry and clean of oil, dust, fronts, bulk water and other contaminates that would be detrimental to adhesion of membrane. Approved adhesive -primer to be applied as recommended by Membrane manufacturer.
      2. Prepare substrate in manner recommended by sheet manufacturer; fill and tape joints in substrate and between dissimilar materials.
3. Lap sheets shingle-fashion to shed water and seal laps air tight.
4. Once sheets are in place, press firmly into substrate with resilient hand roller; ensure that all laps are firmly adhered with no gaps or fishmouths.
5. Use same material, or other material approved by sheet manufacturer for the purpose, to seal to adjacent construction and as flashing.
6. At wide joints, provide extra flexible membrane allowing joint movement.

E. Openings and Penetrations in Exterior Weather Barriers:
1. Install flashing over sills, covering entire sill frame member, extending at least 5 inches onto weather barrier and at least 6 inches up jambs; mechanically fasten stretched edges.
2. At openings to be filled with frames having nailing flanges, seal head and jamb flanges using a continuous bead of sealant compressed by flange and cover flanges with at least 4 inches wide; do not seal sill flange.
3. At openings to be filled with non-flanged frames, seal weather barrier to all sides of opening framing, using flashing at least 9 inches wide, covering entire depth of framing.
4. At interior face of openings, seal gap between window/door frame and rough framing, using joint sealant over backer rod.
5. Service and Other Penetrations: Form flashing around penetrating item and seal to weather barrier surface.
6. Refer to Drawings for additional placement requirements, and coordination placement with metal flashings.

3.04 FIELD QUALITY CONTROL
A. See Section 01-4000 - Quality Requirements, for additional requirements.
B. Do not cover installed weather barriers or vapor retarders until inspections have been completed.

3.05 PROTECTION
A. Do not leave materials exposed to weather longer than recommended by manufacturer.
SECTION 07-4646
FIBER CEMENT SIDING

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Wood-fiber cement siding.

1.02 RELATED REQUIREMENTS
A. Section 06 1000 - Rough Carpentry:
B. Section 07-2500 - Weather Barriers: Weather barrier under siding.
C. Section 07620 - Sheet Metal Flashing and Trim
D. Section 07-9005 - Joint Sealers.
E. Section 09-9113 - Exterior Painting: Field painting.

1.03 REFERENCE STANDARDS

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Manufacturer's data sheets on each product to be used, including:
   1. Manufacturer's requirements for related materials to be installed by others.
   2. Preparation instructions and recommendations.
   3. Storage and handling requirements and recommendations.
   4. Installation methods, including nail patterns.
C. Test Report: Applicable model code authority evaluation report (e.g. ICC-ES).
D. Maintenance Instructions: Periodic inspection recommendations and maintenance procedures.
E. Warranty: Submit copy of manufacturer's warranty, made out in Owner's name, showing that it has been registered with manufacturer.

1.05 QUALITY ASSURANCE
A. Installer Qualifications: Company specializing in performing work of the type specified in this section with minimum 3 years of experience.

1.06 DELIVERY, STORAGE, AND HANDLING
A. Store products under waterproof cover and elevated above grade, on a flat surface.

PART 2 PRODUCTS

2.01 SIDING
A. Lap Siding: Individual horizontal boards made of cement and cellulose fiber formed under high pressure with integral surface texture, complying with ASTM C1186 Type A Grade II; with machined edges, for nail attachment.
   2. Texture: Simulated cedar grain.
   3. Length: 12 ft, nominal.
   4. Width (Height): 5-1/4 inches.
   5. Thickness: 5/16 inch, nominal.
   7. Lap Siding Manufacturers:
         1) HZ10 system required for this region.
      b. Substitutions: See Section 01-6000 - Product Requirements.

2.02 ACCESSORIES
A. Trim: Same material and texture as siding.
B. Fasteners: Galvanized or corrosion resistant; length as required to penetrate sheathing and stud a minimum of 1-1/4 inch.

C. Sheet Metal Flashing: 8 inch wide metal flashing under butt joints of siding, per manufacturers recommendations.

D. Joint Sealer: As specified in Section 07-9005.

PART 3 EXECUTION

3.01 PREPARATION

A. Examine substrate and clean and repair as required to eliminate conditions that would be detrimental to proper installation.

B. Verify that weather barrier has been installed over substrate completely and correctly.

C. Do not begin until unacceptable conditions have been corrected.

D. If substrate preparation is the responsibility of another installer, notify Architect of unsatisfactory preparation before proceeding.

3.02 PREPARATION

A. Install sheet metal flashing:
   1. Above door and window trim and casings.
   2. Above horizontal trim in field of siding.

3.03 INSTALLATION

A. Install in accordance with manufacturer's instructions and recommendations.
   1. Read warranty and comply with all terms necessary to maintain warranty coverage.
   2. Use trim details indicated on drawings.
   3. Touch up all field cut edges before installing.
   4. Pre-drill nail holes to prevent breakage.

B. Over Wood and Wood-Composite Sheathing: Fasten siding through sheathing into studs.

C. Over Steel Studs: Use hot-dipped galvanized self-tapping screws, with the points of at least 3 screws penetrating each stud the panel crosses and at panel ends.

D. Allow space for thermal movement between both ends of siding panels that butt against trim; seal joint between panel and trim with specified sealant.

E. Joints in Horizontal Siding: Avoid joints in lap siding except at corners; where joints are inevitable stagger joints between successive courses. Install 8 inch wide X 8 inch high flashing behind butt joints in the field (not required at corners). Lap flashing over the previous course of siding.

F. Do not install siding less than 6 inches from surface of ground nor closer than 1 inch to roofs, patios, porches, and other surfaces where water may collect.

G. After installation, seal all joints except lap joints of lap siding. Seal around all penetrations. Paint all exposed cut edges.

H. Finish Painting: Specified in Section 09-9113.

3.04 PROTECTION

A. Protect installed products until completion of project.

B. Touch-up, repair or replace damaged products before Substantial Completion.

END OF SECTION
PART 1 GENERAL

1.01 SECTION INCLUDES
A. Fabricated sheet metal items, including flashings and counterflashings.
B. Sealants for joints within sheet metal fabrications.
C. Aluminum break metal flashing at storefront window surrounds.
D. Thru wall flashing at masonry cavity wall construction.

1.02 RELATED REQUIREMENTS
A. Section 06-1000 - Rough Carpentry: Wood nailers for sheet metal work.
B. Section 07-9005 - Joint Sealers.

1.03 REFERENCE STANDARDS
B. AAMA 2603 - Voluntary Specification, Performance Requirements and Test Procedures for Pigmented Organic Coatings on Aluminum Extrusions and Panels (with Coil Coating Appendix); 2015.
D. ASTM A653/A653M - Standard Specification for Steel Sheet, Zinc-Coated (Galvanized) or Zinc-Iron Alloy-Coated (Galvannealed) by the Hot-Dip Process; 2015.
E. ASTM A666 - Standard Specification for Annealed or Cold-Worked Austenitic Stainless Steel Sheet, Strip, Plate, and Flat Bar; 2015.

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Shop Drawings: Indicate material profile, jointing pattern, jointing details, fastening methods, flashings, terminations, and installation details.

1.05 QUALITY ASSURANCE
A. Perform work in accordance with SMACNA (ASMM) and CDA A4050 requirements and standard details, except as otherwise indicated.
B. Fabricator and Installer Qualifications: Company specializing in sheet metal work with 5 years of documented experience.

1.06 DELIVERY, STORAGE, AND HANDLING
A. Stack material to prevent twisting, bending, and abrasion, and to provide ventilation. Slope metal sheets to ensure drainage.
B. Prevent contact with materials that could cause discoloration or staining.
PART 2 PRODUCTS

2.01 SHEET MATERIALS

A. Pre-Finished Galvanized Steel: ASTM A 653/A 653M, with G90/Z275 zinc coating; minimum 0.02 inch (24 gauge) thick base metal, shop pre-coated with modified silicone coating.
   2. Color: same as Sheet Metal Roofing, and color to match adjacent surfaces such as wood trim and anodized storefront framing.
   3. PVDF (Polyvinylidene Fluoride) Coating: Superior Performance Organic Finish, AAMA 2605; multiple coat, thermally cured fluoropolymer finish system; color as scheduled.

B. Aluminum: ASTM B209 (ASTM B209M); 20 gage, (0.032 inch) thick; anodized finish of color as selected.
   1. Dark Bronze Anodized Finish: AAMA 611 AA-M12C22A41 Class I clear anodic coating not less than 0.7 mils thick.
   2. Location: adjacent to aluminum framed storefront, as indicated in Drawings as break metal aluminum, to match storefront finish.

C. Stainless Steel Flashing: ASTM A666 Type 304, soft temper, 0.015 inch thick; smooth No. 4 finish.
   1. As noted in Drawings.
   2. Thru-wall flashing.

2.02 ACCESSORIES

A. Fasteners: Galvanized steel, with soft neoprene washers.
B. Primer: Zinc chromate type.
C. Protective Backing Paint: Zinc molybdate alkyd.
D. Sealant to be Concealed in Completed Work: Non-curing butyl sealant.
E. Sealant to be Exposed in Completed Work: 1; elastomeric sealant, 100 percent silicone with minimum movement capability of plus/minus 25 percent and recommended by manufacturer for substrates to be sealed; clear.
F. Sealant: Type 1 specified in Section 07-9005.
G. Plastic Cement: 1, Type I.

2.03 FABRICATION

A. Form sections true to shape, accurate in size, square, and free from distortion or defects.
B. Form pieces in longest possible lengths.
C. Hem exposed edges on underside 1/2 inch; miter and seam corners.
D. Form material with flat lock seams, except where otherwise indicated. At moving joints, use sealed lapped, bayonet-type or interlocking hooked seams.
E. Fabricate corners from one piece with minimum 18 inch long legs; seam for rigidity, seal with sealant.
F. Fabricate vertical faces with bottom edge formed outward 1/4 inch (6 mm) and hemmed to form drip.
G. Fabricate flashings to allow toe to extend 2 inches over roofing edge. Return and brake edges.

2.04 FASCIA RUNNING METAL FLASHING

A. See detail Drawings for profile.

PART 3 EXECUTION

3.01 PREPARATION

A. Install starter and edge strips, and cleats before starting installation.
B. Back paint concealed metal surfaces with protective backing paint to a minimum dry film thickness of 15 mil.

3.02 INSTALLATION

A. Conform to drawing details.
B. Secure flashings in place using concealed fasteners. Use exposed fasteners only where permitted.
C. Apply plastic cement compound between metal flashings and felt flashings.
D. Fit flashings tight in place. Make corners square, surfaces true and straight in planes, and lines accurate to profiles.
E. Seal metal joints watertight.

3.03 FIELD QUALITY CONTROL

A. See Section 01-4000 - Quality Requirements, for field inspection requirements.
B. Inspection will involve surveillance of work during installation to ascertain compliance with specified requirements.

END OF SECTION
SECTION 07-9005
JOINT SEALERS

PART 1  GENERAL

1.01  SECTION INCLUDES

A.  Sealants and joint backing.
B.  Rigid joint sealants:
   1.  Provide at interior joints accessible to patients, including the following joint locations:
       a.  Perimeter joints of openings.
       b.  Vertical joints on exposed surfaces of walls and partitions.
       c.  Perimeter joints between interior wall surfaces and frames of interior doors, windows,
           and other surfaces.
       d.  Other joints as indicated.
   2.  Provide "Security Grade" sealant resistant to picking; generally recognized as "Pick Proof."

1.02  RELATED REQUIREMENTS

A.  Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.
B.  Section 07-2500 - Weather Barriers: Sealants required in conjunction with air barriers and
    vapor retarders;
C.  Section 09-2116 - Gypsum Board Assemblies: Acoustic sealant.

1.03  REFERENCE STANDARDS

D.  SCAQMD 1168 - South Coast Air Quality Management District Rule No.1168; current edition.
E.  ASTM C 1521  Standard Practice for Evaluating Adhesion of Installed Weatherproofing Joint
    Sealants.

1.04  ADMINISTRATIVE REQUIREMENTS

A.  Coordinate the work with other sections referencing this section.

1.05  SUBMITTALS

A.  See Section 01-3000 - Administrative Requirements, for submittal procedures.

1.06  FIELD CONDITIONS

A.  Maintain temperature and humidity recommended by the sealant manufacturer during and after
    installation.

PART 2  PRODUCTS

2.01  SEALANTS

A.  Sealants and Primers - General: Provide products having volatile organic compound (VOC)
    content as specified in Section 01-6116.
B.  Type 1 - General Purpose Exterior Sealant: Polyurethane; ASTM C920, Grade NS, Class 25
    minimum; Uses M, G, and A; single component.
   1.  Color: color as selected.
   2.  Product: Sonolastic NP-1 manufactured by BASF.
   3.  Applications: Use for:
       a.  Control, expansion, and soft joints in masonry.
       b.  Joints between concrete and other materials.
       c.  Joints between metal frames and other materials.
       d.  Joints at wood siding and trim as indicated.
       e.  Other exterior joints for which no other sealant is indicated.
4. Test Data:
   a. Movement capability, % - +100 to -50.
   b. Tensile strength - 250 psi.
   c. Ultimate elongation at break, % - 1000.

C. Type 2 - General Purpose Interior Sealant: Acrylic emulsion latex; ASTM C834, Type OP, Grade NF single component, paintable.
   1. Color: Match adjacent finished surfaces.
   2. Product: Sonalac manufactured by BASF.
   3. 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.

D. Epoxy Security Joint Sealants (Rigid Joint Sealants):
   1. Manufacturer's standard, non-sag, tamper-resistant sealant for joints with no movement.
      a. Products: Subject to compliance with requirements, provide the following:
         1) Sika Corporation, Construction Products Division; Sikadur 31 Hi-Mod Gel.

2.02 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 D1667, 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. Measure joint dimensions and size joint backers to achieve the following, unless otherwise indicated:
      2. Neck dimension no greater than 1/3 of the joint width.
      3. Surface bond area on each side not less than 75 percent of joint width.
   D. Install bond breaker where joint backing is not used.
   E. Install sealant free of air pockets, foreign embedded matter, ridges, and sags.
   F. Apply sealant within recommended application temperature ranges. Consult manufacturer when sealant cannot be applied within these temperature ranges.
G. Tool joints concave.

3.04 CLEANING
   A. Clean adjacent soiled surfaces.

3.05 PROTECTION
   A. Protect sealants until cured.

3.06 SCHEDULE
   A. Exterior Joints for Which No Other Sealant Type is Indicated: Type 1.
   B. Interior Joints for Which No Other Sealant is Indicated: Type 2.

END OF SECTION
## Door Schedule

<table>
<thead>
<tr>
<th>Room Name</th>
<th>Door No.</th>
<th>Size (WxH)</th>
<th>Type</th>
<th>Material</th>
<th>Frame</th>
<th>Hardware Group</th>
<th>Details: Sheet A.5.1 unless noted otherwise</th>
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<th>Remarks</th>
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**Legend**

- AL - Aluminum Storefront System
- HM - Hollow Metal
- KD - Knock Down Steel Frame (Timely)
- SS - Stainless Steel
- WD - Wood

*See Door Types on the following page.*
DOOR TYPES

TYPE A  TYPE B  TYPE C  TYPE D  TYPE E  TYPE F

Coquille Valley Hospital Interior Remodel, Project # 16.52
October 2017
SECTION 08-1113
HOLLOW METAL DOORS AND FRAMES

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Non-fire-rated hollow metal doors and frames.
B. Hollow metal frames for wood doors.
C. Fire-rated hollow metal doors and frames.
D. Sound-rated hollow metal doors and frames.
E. Hollow metal borrowed lites glazing frames.

1.02 RELATED REQUIREMENTS
A. Section 08-7100 - Door Hardware.

1.03 REFERENCE STANDARDS
D. ANSI/SDI A250.8 - Specifications for Standard Steel Doors and Frames (SDI-100); 2014.
F. ASTM A653/A653M - Standard Specification for Steel Sheet, Zinc-Coated (Galvanized) or Zinc-Iron Alloy-Coated (Galvannealed) by the Hot-Dip Process; 2015.
J. ITS (DIR) - Directory of Listed Products; current edition.
N. UL (DIR) - Online Certifications Directory; current listings at database.ul.com.

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, 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 standards/guidelines.
C. Shop Drawings: Details of each opening, showing elevations, glazing, frame profiles, and any indicated finish requirements.
1.05 DELIVERY, STORAGE, AND HANDLING
   A. Comply with NAAMM HMMA 840 or ANSI/SDI A250.8 (SDI-100) in accordance with specified requirements.
   B. Protect with resilient packaging; avoid humidity build-up under coverings; prevent corrosion and adverse effects on factory applied painted finish.

PART 2 PRODUCTS
2.01 MANUFACTURERS
   A. Hollow Metal Doors and Frames:
      5. Substitutions: See Section 01-6000 - Product Requirements.

2.02 DESIGN CRITERIA
   A. Requirements for Hollow Metal Doors and Frames:
      1. Steel used for fabrication of doors and frames shall comply with one or more of the following requirements; Galvannealed steel conforming to ASTM A653/A653M, cold-rolled steel conforming to ASTM A1008/A1008M, or hot-rolled pickled and oiled (HRPO) steel conforming to ASTM A1011/A1011M, Commercial Steel (CS) Type B for each.
      2. Accessibility: Comply with ICC A117.1 and ADA Standards.
      3. Finish: Factory primed, for field finishing.
   B. Combined Requirements: If a particular door and frame unit is indicated to comply with more than one type of requirement, comply with 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.

2.03 HOLLOW METAL DOORS
   A. Interior Doors, Non-Fire Rated:
      1. Based on SDI Standards: ANSI/SDI A250.8 (SDI-100).
         a. Level 1 - Standard-duty.
         b. Physical Performance Level C, 250,000 cycles; in accordance with ANSI/SDI A250.4.
         c. Model 1 - Full Flush.
         d. Door Face Metal Thickness: 20 gage, 0.032 inch, minimum.
   B. Fire-Rated Doors:
      1. Based on SDI Standards: ANSI/SDI A250.8 (SDI-100).
         a. Level 1 - Standard-duty.
         b. Physical Performance Level C, 250,000 cycles; in accordance with ANSI/SDI A250.4.
         c. Model 1 - Full Flush.
         d. Door Face Metal Thickness: 20 gage, 0.032 inch, minimum.
      2. Fire Rating: As indicated on Door Schedule, tested in accordance with UL 10C and NFPA 252 (“positive pressure fire tests”).
         a. Provide units listed and labeled by UL (DIR) or ITS (DIR).
         b. Attach fire rating label to each fire rated unit.

2.04 HOLLOW METAL FRAMES
   A. Comply with standards and/or custom guidelines as indicated for corresponding door in accordance with applicable door frame requirements.
   B. General:
      1. Comply with the requirements of grade specified for corresponding door.
HOLLOW METAL DOORS AND FRAMES
08-1113 - Page 3

Coquille Valley Hospital Outpatient Interior Remodel, Project # 16.52
October 2017

a. ANSI A250.8 Level 1 Doors: 16 gage frames.
b. Frames for Wood Doors: Comply with frame requirements specified in ANSI A250.8 for Level 1, 16 gage

2. Finish: Same as for door.
C. Interior Door Frames, Non-Fire Rated: Full profile/continuously welded type.
D. Door Frames, Fire-Rated: Full profile/continuously welded type.
   1. Fire Rating: Same as door, labeled.
E. Sound-Rated Door Frames: Knock-down type.
F. Frames for Wood Doors: Comply with frame requirements in accordance with corresponding door.
G. Borrowed Lites Glazing Frames: Construction and face dimensions to match door frames, and as indicated on drawings.

2.05 FINISHES
A. Primer: Rust-inhibiting, complying with ANSI/SDI A250.10, door manufacturer's standard.

2.06 ACCESSORIES
A. Louvers: Roll formed steel with overlapping frame; finish same as door components; factory-installed.
   1. In Fire-Rated Doors: UL (DIR) or ITS (DIR) listed fusible link louver, same rating as door.
   2. Style: Standard straight slat blade.
B. Glazing: As specified in Section 08-8000, factory installed.
C. Removable Stops: Formed sheet steel, shape as indicated on drawings, mitered or butted corners; prepared for countersink style tamper proof screws.
D. 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.
E. Temporary Frame Spreaders: Provide for factory- or shop-assembled frames.

2.07 FINISHES
A. Primer: Rust-inhibiting, complying with ANSI/SDI 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 doors and frames in accordance with manufacturer's instructions and related requirements of specified door and frame standards or custom guidelines indicated.
B. Install fire rated units in accordance with NFPA 80.
C. Coordinate frame anchor placement with wall construction.
D. Install door hardware as specified in Section 08-7100.

3.03 TOLERANCES
A. Maximum Diagonal Distortion: 1/16 in measured with straight edge, corner to corner.

3.04 ADJUSTING
A. Adjust for smooth and balanced door movement.
3.05 SCHEDULE
   A. Refer to Door and Hardware Schedules.

END OF SECTION
SECTION 08-1416
FLUSH WOOD DOORS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Flush wood doors; flush configuration; fire-rated and non-rated.

1.02 RELATED REQUIREMENTS
A. Section 08705 - Door Hardware.

1.03 REFERENCE STANDARDS

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Indicate door core materials and construction; veneer species, type and characteristics.
C. Specimen warranty.
D. Samples: Submit two samples of door veneer, 12 by 12 inch in size illustrating wood grain, stain color, and sheen.
E. Manufacturer's Installation Instructions: Indicate special installation instructions.
F. Warranty, executed in Owner's name.

1.05 QUALITY ASSURANCE
A. Maintain one copy of the specified door quality standard on site for review during installation and finishing.
B. Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section, with not less than three 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 DOORS
A. Doors: Refer to drawings for locations and additional requirements.
   1. Quality Standard: Custom Grade, Heavy Duty performance, in accordance with WDMA I.S. 1A.
   2. Wood Veneer Faced Doors: 5-ply unless otherwise indicated.
B. Interior Doors: 1-3/4 inches thick unless otherwise indicated; flush construction.
   1. Provide solid core doors at each location.
   2. Fire Rated Doors: Tested to ratings indicated on drawings in accordance with UL 10C - Positive Pressure; Underwriters Laboratories Inc (UL) or Intertek/Warnock Hersey (WHI) labeled without any visible seals when door is open.
   3. Wood veneer facing for field transparent finish as indicated on drawings.

2.02 DOOR AND PANEL CORES
A. Non-Rated Solid Core and 20 Minute Rated Doors: Type particleboard core (PC), plies and faces as indicated.
B. Fire-Rated Doors: Mineral core type, with fire resistant composite core (FD), plies and faces as indicated above; with core blocking as required to provide adequate anchorage of hardware without through-bolting.

2.03 DOOR FACINGS
A. Veneer Facing: Birch, pre-finished, match stain of existing, Premium grade, rotary spliced, with book match between leaves of veneer, running match of spliced veneer leaves assembled on door or panel face.
B. Facing Adhesive: Cd 171-58 updated, Type II interior.

2.04 DOOR CONSTRUCTION
A. Fabricate doors in accordance with door quality standard specified.
B. Moisture Content: 12% maximum at time of fabrication for all wood material.
C. Solid Cores Constructed with stiles and rails:
   1. Bond stiles and rails to core.
D. Factory machine doors for hardware other than surface-mounted hardware, in accordance with hardware requirements and dimensions.
E. Factory fit doors for frame opening dimensions identified on shop drawings, with edge clearances in accordance with specified quality standard.

PART 3 EXECUTION
3.01 EXAMINATION
A. Verify that opening sizes and tolerances are acceptable.
B. 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.
   1. Install fire-rated doors in accordance with NFPA 80 requirements.
B. Use machine tools to cut or drill for hardware.
C. Coordinate installation of doors with installation of frames and hardware.

3.03 TOLERANCES
A. Maximum Diagonal Distortion (Warp): 1/8 inch measured with straight edge or taut string, corner to corner, over an imaginary 36 by 84 inches surface area.
B. Maximum Vertical Distortion (Bow): 1/8 inch measured with straight edge or taut string, top to bottom, over an imaginary 36 by 84 inches surface area.
C. Maximum Width Distortion (Cup): 1/8 inch measured with straight edge or taut string, edge to edge, over an imaginary 36 by 84 inches surface area.

3.04 ADJUSTING
A. Adjust doors for smooth and balanced door movement.
B. Adjust closers for full closure.
3.05 SCHEDULE
   A. Refer to Door and Hardware Schedules.

END OF SECTION
SECTION 08-4313
ALUMINUM-FRAMED STOREFRONTS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Aluminum-framed storefront, with vision glass.
B. Aluminum doors and frames.
C. Weatherstripping.
D. Door hardware.

1.02 RELATED REQUIREMENTS
A. Section 08-8000 - Glazing: Glass and glazing accessories.

1.03 REFERENCE STANDARDS

PART 2 PRODUCTS

2.01 MANUFACTURERS
A. Kawneer; Product Trifab 451.
B. Aluminum-Framed Storefront and Doors:

2.02 STOREFRONT
A. Aluminum-Framed Storefront: Factory fabricated, factory finished aluminum framing members with infill, and related flashings, anchorage and attachment devices.
   2. Water Leakage Test Pressure Differential: 8.00 lbf/sq ft.
   4. Finish: Class II natural anodized.
      a. Factory finish all surfaces that will be exposed in completed assemblies.
   5. Finish Color: Match existing (Dark Bronze).
   6. Fabrication: Joints and corners flush, hairline, and weatherproof, accurately fitted and secured; prepared to receive anchors and hardware; fasteners and attachments concealed from view; reinforced as required for imposed loads.
8. System Internal Drainage: Drain to the exterior by means of a weep drainage network any water entering joints, condensation occurring in glazing channel, and migrating moisture occurring within system.

9. Expansion/Contraction: Provide for expansion and contraction within system components caused by cycling temperature range of 170 degrees F over a 12 hour period without causing detrimental effect to system components, anchorages, and other building elements.

10. Movement: Allow for movement between storefront and adjacent construction, without damage to components or deterioration of seals.

11. Perimeter Clearance: Minimize space between framing members and adjacent construction while allowing expected movement.

B. Performance Requirements:

1. Wind Loads: Design and size components to withstand the specified load requirements without damage or permanent set, when tested in accordance with ASTM E330/E330M, using loads 1.5 times the design wind loads and 10 second duration of maximum load. a. Member Deflection: Limit member deflection to flexure limit of glass in any direction, with full recovery of glazing materials.

2. Water Penetration Resistance: No uncontrolled water on interior face, when tested in accordance with ASTM E331 at pressure differential of 8 psf.

3. Air Leakage: Maximum of 0.06 cu ft/min sq ft of wall area, when tested in accordance with ASTM E283 at 6.27 psf pressure differential across assembly.

4. Movement: Accommodate movement between storefront and perimeter framing and deflection of lintel, without damage to components or deterioration of seals.

5. Air Infiltration: Limit air infiltration through assembly to 0.06 cu ft/min/sq ft of wall area, measured at specified differential pressure across assembly in accordance with ASTM E283.

6. System Internal Drainage: Drain to the exterior by means of a weep drainage network any water entering joints, condensation occurring in glazing channel, and migrating moisture occurring within system.

7. Expansion/Contraction: Provide for expansion and contraction within system components caused by cycling temperature range of 170 degrees F over a 12 hour period without causing detrimental effect to system components, anchorages, and other building elements.

2.03 COMPONENTS

A. Aluminum Framing Members: Tubular aluminum sections, thermally broken with interior section insulated from exterior, drainage holes and internal weep drainage system.

1. Cross-Section: As indicated on drawings.

2. Structurally Reinforced Members: Extruded aluminum with internal reinforcement of structural steel member.

B. Glazing: As specified in Section 08-8000, plus:

1. Glass Spandrel Panels at locations with interior wall behind.

C. Swing Doors: Glazed aluminum.


2. Top Rail: 3-1/2 inches wide.

3. Vertical Stiles: 3-1/2 inches wide.


5. Glazing Stops: Snap in with neoprene bulb-type glazing, no exposed screws.

6. Finish: Same as storefront.

2.04 MATERIALS


B. Fasteners: Stainless steel.

C. Glass: As specified in Section 08-8000.
2.05 FINISHES
   A. Class I Dark Bronze Anodized Finish: AAMA 611 AA-M12C22A41 Dark Bronze anodic coating not less than 0.7 mils thick.
   B. Color: As indicated on drawings.

2.06 HARDWARE
   A. Other Door Hardware: Storefront manufacturer's standard type to suit application.
      1. Finish on Hand-Contacted Items: Polished chrome.
      2. For each door, include butt hinges, pivots, push handle, pull handle, exit device, narrow stile handle latch, and closer.
   B. Threshold: Extruded aluminum, 7 inch wide, one piece per door opening, ribbed surface; provide on all exterior doors.
   C. Pivots: Offset type; top and bottom.
   D. Push/Pull Set: Standard configuration push/pull handles.
   E. Exit Devices: Panic type.
   F. Door Closers: Concealed overhead.
   G. Locks: Dead latch with thumbturn inside; keyed cylinder outside.
      1. Adams Rite MS+180
   H. Automatic Door Operators and Actuators: As specified in Section 08-4229.

2.07 FABRICATION
   A. Fabricate components with minimum clearances and shim spacing around perimeter of assembly, yet enabling installation and dynamic movement of perimeter seal.
   B. Accurately fit and secure joints and corners. Make joints flush, hairline, and weatherproof.
   C. Prepare components to receive anchor devices. Fabricate anchors.
   D. Coat concealed metal surfaces that will be in contact with cementitious materials or dissimilar metals with bituminous paint.
   E. Arrange fasteners and attachments to conceal from view.
   F. Reinforce components internally for door hardware and door operators.
   G. Reinforce framing members for imposed loads.
   H. Finishing: Apply factory finish to all surfaces that will be exposed in completed assemblies.
      1. Touch-up surfaces cut during fabrication so that no natural aluminum is visible in completed assemblies, including joint edges.

PART 3 EXECUTION
3.01 EXAMINATION
   A. Verify dimensions, tolerances, and method of attachment with other work.
   B. Verify that wall openings and adjoining air and vapor seal materials are ready to receive work of this section.

3.02 INSTALLATION
   A. Install wall system in accordance with manufacturer's instructions.
   B. Attach to structure to permit sufficient adjustment to accommodate construction tolerances and other irregularities.
   C. Provide alignment attachments and shims to permanently fasten system to building structure.
   D. Align assembly plumb and level, free of warp or twist. Maintain assembly dimensional tolerances, aligning with adjacent work.
   E. Provide thermal isolation where components penetrate or disrupt building insulation.
   F. Install sill flashings. Turn up ends and edges; seal to adjacent work to form water tight dam.
G. Where fasteners penetrate sill flashings, make watertight by seating and sealing fastener heads to sill flashing.
H. Coordinate attachment and seal of perimeter air and vapor barrier materials.
I. Pack fibrous insulation in shim spaces at perimeter of assembly to maintain continuity of thermal barrier.
J. Set thresholds in bed of sealant and secure.
K. Install hardware using templates provided.
   1. See Section 08-4229 for operator and actuator installation requirements.
L. Install glass and infill panels in accordance with Section 08-8000, using glazing method required to achieve performance criteria.
M. Touch-up minor damage to factory applied finish; replace components that cannot be satisfactorily repaired.

3.03 ADJUSTING
   A. Adjust operating hardware and sash for smooth operation.

3.04 CLEANING
   A. Remove protective material from pre-finished aluminum surfaces.
   B. Remove excess sealant by method acceptable to sealant manufacturer.

3.05 PROTECTION
   A. Protect installed products from damage until Date of Substantial Completion.

END OF SECTION
SECTION 08-7100
DOOR HARDWARE

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Hardware for wood, hollow steel, and aluminum doors.
B. Hardware for fire-rated doors.
C. Electrically operated and controlled hardware.
D. Lock cylinders for doors that hardware is specified in other sections.
E. Thresholds.
F. Weatherstripping, seals and door gaskets.

1.02 RELATED REQUIREMENTS

A. Section 08-1113 - Hollow Metal Doors and Frames.
B. Section 08-1416 - Flush Wood Doors.
C. Section 08-3323 - Overhead Coiling Doors: Lockable coiling doors.

1.03 REFERENCE STANDARDS

B. BHMA A156.1 - American National Standard for Butts and Hinges; 2013.
C. BHMA A156.2 - American National Standard for Bored and Preassembled Locks & Latches; 2011.
D. BHMA A156.4 - American National Standard for Door Controls - Closers; 2013.
E. BHMA A156.6 - American National Standard for Architectural Door Trim; 2010.
F. BHMA A156.7 - American National Standard for Template Hinge Dimensions; 2014.
G. BHMA A156.8 - American National Standard for Door Controls - Overhead Stops and Holders; 2010.
I. BHMA A156.18 - American National Standard for Materials and Finishes; 2012.
K. BHMA A156.115 - American National Standard for Hardware Preparation in Steel Doors and Steel Frames; 2014.
L. BHMA A156.115W - Hardware Preparation in Wood Doors with Wood or Steel Frames; 2006.
N. DHI WDHS.3 - Recommended Locations for Architectural Hardware for Flush Wood Doors; 1993; also in WDHS-1/WDHS-5 Series, 1996.
Q. UL (DIR) - Online Certifications Directory; current listings at database.ul.com.

1.04 ADMINISTRATIVE REQUIREMENTS

A. Coordinate the manufacture, fabrication, and installation of products that door hardware will be installed upon.

1.05 SUBMITTALS

A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Shop Drawings:
   1. Indicate locations and mounting heights of each type of hardware, schedules, catalog cuts, of all hardware, electrical characteristics and connection requirements .
   2. Submit manufacturer's parts lists and templates.

1.06 QUALITY ASSURANCE
   A. Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section with minimum three years of documented experience.

1.07 DELIVERY, STORAGE, AND HANDLING
   A. Package hardware items individually; label and identify each package with door opening code to match hardware schedule.

PART 2 PRODUCTS

2.01 MANUFACTURERS - BASIS OF DESIGN
   A. Substitutions: See Section 01-6000 - Product Requirements.

2.02 GENERAL REQUIREMENTS
   A. Provide door hardware specified, or as required to make doors fully functional, compliant with applicable codes, and secure to the extent indicated.
   B. Provide items of a single type of the same model by the same manufacturer.
   C. Provide products that comply with the following:
      1. Applicable provisions of federal, state, and local codes.
      3. Hardware on Fire-Rated Doors, Except Hinges: Listed and classified by UL (DIR) as suitable for the purpose specified and indicated.
      4. Hardware for Smoke and Draft Control Doors (Indicated as "S" on Drawings): Provide hardware that enables door assembly to comply with air leakage requirements of the applicable code.
      5. Products Requiring Electrical Connection: Listed and classified by UL (DIR) as suitable for the purpose specified and indicated.
   D. Electrically Operated and/or Controlled Hardware: Provide all power supplies, power transfer hinges, relays, and interfaces required for proper operation; provide wiring between hardware and control components and to building power connection.
   E. Finishes: Provide door hardware of the same finish unless otherwise indicated.
      1. Primary Finish: Satin chrome plated over nickel on brass or bronze, 626 (approx US26D).
         a. Location: All exterior doors.
      3. Finish Definitions: BHMA A156.18.
   F. Fasteners:
      2. Concrete and Masonry Substrates: Stainless steel machine screws and lead expansion shields.

2.03 LOCKS AND LATCHES
   A. Locks: Provide a lock for every door, unless specifically indicated as not requiring locking.
      1. If no hardware set is indicated for a swinging door provide an office lockset.
      2. Trim: Provide lever handle or pull trim on outside of all locks unless specifically stated to have no outside trim.
      3. Lock Cylinders: Provide key access on outside of all locks unless specifically stated to have no locking or no outside trim.
   B. Lock Cylinders: Manufacturer's standard tumbler type, six-pin standard core.
      1. Provide cams and/or tailpieces as required for locking devices required.
   C. Keying: Grand master keyed.
D. Latches: Provide a latch for every door that is not required to lock, unless specifically indicated "push/pull" or "not required to latch".

2.04 HINGES
A. Hinges: Provide hinges on every swinging door.
   1. Provide five-knuckle full mortise butt hinges unless otherwise indicated.
   2. Provide ball-bearing hinges at all doors.
   3. Provide hinges in the quantities indicated.
   4. Provide non-removable pins on exterior outswing doors.
   5. Where electrified hardware is mounted in door leaf, provide power transfer as indicated.
B. Manufacturers - Hinges:
   5. Substitutions: See Section 01-6000 - Product Requirements.

2.05 PUSH/PULLS
A. Manufacturers - Push/Pulls:
   1. Assa Abloy McKinney or Ives.
   2. Substitutions: See Section 01-6000 - Product Requirements.

2.06 LOCKS AND LATCHES
A. Locks: Provide a lock for every door, unless specifically indicated as not requiring locking.
   1. Hardware Sets indicate locking functions required for each door.
   2. If no hardware set is indicated for a swinging door provide an office lockset.
   3. Trim: Provide lever handle or pull trim on outside of all locks unless specifically stated to have no outside trim.
   4. Lock Cylinders: Provide key access on outside of all locks unless specifically stated to have no locking or no outside trim.
B. Electrically Operated Locks: Fail secure unless otherwise indicated.
C. Lock Cylinders: Manufacturer’s standard tumbler type, six-pin standard core.
   1. Provide cams and/or tailpieces as required for locking devices required.
D. Keying: Grand master keyed.
E. Latches: Provide a latch for every door that is not required to lock, unless specifically indicated "push/pull" or "not required to latch".

2.07 CYLINDRICAL LOCKSETS
A. Cylindrical Locksets - Basis of Design: 
B. Locking Functions: As defined in BHMA A156.2, and as follows.
   1. Passage: No locking, always free entry and exit.
   2. Office: F81, key not required to lock, remains locked upon exit.
   3. Classroom: F84, key required to lock.
   4. Always-Locked - Soreroom: F86, key required to lock, may not be left unlocked.
C. Manufacturers - Cylindrical Locksets:
D. Lever - Best 15D style, lever with return.

2.08 MORTISE LOCKSETS
A. Mortise Locksets - Basis of Design: 
B. Locking Functions: As defined in BHMA A156.13, and as follows:
1. Privacy: F19, or F02 with retraction of deadbolt by use of inside lever/knob.

C. Manufacturers - Mortise Locksets:
   2. Substitutions: See Section 01-6000 - Product Requirements.

2.09 EXIT DEVICES
   A. Manufacturers - Exit Devices:
   4. Substitutions: See Section 01-6000 - Product Requirements.

2.10 CLOSERS
   A. Manufacturers - Surface Mounted Closers:
      2. LCN, an Allegion brand: www.allegion.com/us.
   3. Substitutions: See Section 01-6000 - Product Requirements.

2.11 STOPS AND HOLDERS
   A. Stops: Complying with BHMA A156.8; provide a stop for every swinging door, unless otherwise indicated.
      1. Provide wall stops, unless otherwise indicated.
      2. If wall stops are not practical, due to configuration of room or furnishings, provide overhead stop.
      3. Stop is not required if positive stop feature is specified for door closer; positive stop feature of door closer is not an acceptable substitute for a stop unless specifically so stated.
   B. Manufacturers - Wall and Floor Stops/holders:
      2. Ives.

2.12 GASKETING AND THRESHOLDS
   A. Manufacturers - Gasketing and Thresholds:
   2. Substitutions: See Section 01-6000 - Product Requirements.

2.13 PROTECTION PLATES AND ARCHITECTURAL TRIM
   A. Manufacturers - Protection Plates and Architectural Trim:
      2. Ives.

2.14 FINishes
   A. Interior doors - #626 Satin Chrome Plated.
   B. All Exterior doors - #630 - Satin Stainless Steel.

2.15 KEYING
   A. Door Locks: Grand master keyed.
   B. Supply keys in the following quantities:
      1. 2 master keys.
      2. 5 grand master keys.
      3. 3 change keys for each lock.
PART 3 EXECUTION

3.01 EXAMINATION
A. Verify that doors and frames are ready to receive work; labeled, fire-rated doors and frames are present and properly installed, and dimensions are as indicated on shop drawings.
B. Verify that electric power is available to power operated devices and of the correct characteristics.

3.02 INSTALLATION
A. Install hardware in accordance with manufacturer's instructions and applicable codes.
B. Use templates provided by hardware item manufacturer.
C. Install hardware on fire-rated doors and frames in accordance with code and NFPA 80.
D. Mounting heights for hardware from finished floor to center line of hardware item. As indicated in the following list; unless noted otherwise in Door Hardware Sets Schedule or on the drawings.
   1. For steel doors and frames: Comply with DHI (LOCS) "Recommended Locations for Architectural Hardware for Standard Steel Doors and Frames".
   2. For Wood Doors: Comply with DHI WDHS.3 "Recommended Locations for Architectural Hardware for Flush Wood Doors".
   3. Locksets: 38 inch.
   4. Push/Pulls: 42 inch.
   5. Dead Locks: 42 inch.

3.03 ADJUSTING
A. Adjust work under provisions of Section 01-7000 - Execution and Closeout Requirements.

3.04 HARDWARE SCHEDULE - ATTACHED AT END OF THIS SECTION.

END OF SECTION


**HARDWARE SCHEDULE**

**GROUP 1 - 148A, 180A**

<table>
<thead>
<tr>
<th>1-1/2 Pair Hinges</th>
<th>FBB179</th>
<th>Stanley</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 Each Privacy Lock</td>
<td>L9496 Px17A</td>
<td>Schlage</td>
</tr>
<tr>
<td>1 Each Closer</td>
<td>281</td>
<td>Sargent</td>
</tr>
<tr>
<td>1 Each Wallstop</td>
<td>407-1/2</td>
<td>Ives</td>
</tr>
<tr>
<td>1 Each Kickplate</td>
<td>10 x 34</td>
<td>Ives</td>
</tr>
<tr>
<td>1 Set Smokeseal</td>
<td>S88D</td>
<td>Pemko</td>
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**GROUP 2 - 170A**

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<th>1-1/2 Pair Hinges</th>
<th>FBB179</th>
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<tbody>
<tr>
<td>1 Each Storeroom Lockset</td>
<td>ND80 PD</td>
<td>Schlage</td>
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**GROUP 3 - 101A, 172A, 190A, 194A**

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<th>FBB199</th>
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<tbody>
<tr>
<td>1 Each Lockset</td>
<td>D53PD</td>
<td>Schlage</td>
</tr>
<tr>
<td>1 Each Wallstop</td>
<td>407-1/2</td>
<td>Ives</td>
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</table>

**GROUP 4 - 183A, 184A**

<table>
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<th>1-1/2 Pair Hinges</th>
<th>FBB179</th>
<th>Stanley</th>
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</thead>
<tbody>
<tr>
<td>1 Each Classroom Lockset</td>
<td>ND70PD</td>
<td>Schlage</td>
</tr>
<tr>
<td>1 Each Wallstop</td>
<td>407-1/2</td>
<td>Ives</td>
</tr>
</tbody>
</table>


<table>
<thead>
<tr>
<th>1-1/2 Pair Hinges</th>
<th>FBB179</th>
<th>Stanley</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 Each Passage Lock</td>
<td>ND10S</td>
<td>Schlage</td>
</tr>
<tr>
<td>1 Each Wallstop</td>
<td>407-1/2</td>
<td>Ives</td>
</tr>
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</table>

**GROUP 6 - 195A**

<table>
<thead>
<tr>
<th>1 Each Cylinder</th>
<th>Schlage</th>
</tr>
</thead>
</table>

Balance of Hardware by Aluminum Framed Storefronts, Section 08-4313.

END OF SECTION
SECTION 08-8000
GLAZING

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Glass.
B. Decorative glass film.
C. Decorative glass.
D. Resin Panels.
E. Glazing compounds and accessories.
F. Security glazing.

1.02 RELATED REQUIREMENTS
A. Section 08-1416 - Flush Wood Doors: Glazed lites in doors.
B. Section 08-4313 - Aluminum-Framed Storefronts: Glazing furnished by storefront manufacturer.

1.03 REFERENCE STANDARDS
H. GANA (GM) - GANA Glazing Manual; 2009.

1.04 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data on Glass Types: Provide structural, physical and environmental characteristics, size limitations, special handling or installation requirements.
C. Product Data on Glazing Compounds: Provide chemical, functional, and environmental characteristics, limitations, special application requirements. Identify available colors.

1.05 QUALITY ASSURANCE
B. Installer Qualifications: Company specializing in performing the work of this section with minimum three years documented experience.

1.06 FIELD CONDITIONS
A. Do not install glazing when ambient temperature is less than 50 degrees F.
B. Maintain minimum ambient temperature before, during and 24 hours after installation of glazing compounds.
1.07 WARRANTY
   A. See Section 01-7800 - Closeout Submittals, for additional warranty requirements.

PART 2 PRODUCTS

2.01 INSULATING GLASS UNITS
   A. Type IG-1 - Sealed Insulating Glass Units: Vision glazing, low-E.
      1. Application: All exterior glazing unless otherwise indicated.
      2. Outboard Lite: Annealed float glass, 1/4 inch thick, minimum.
         a. Tint: Match tint of existing glazing.
         b. Coating: Low-E (passive type), on #2 surface.
      3. Inboard Lite: Annealed float glass, 1/4 inch thick, minimum.
         a. Tint: Clear.
      4. Total Thickness: 1 inch.

2.02 GLAZING UNITS
   A. Type E-1 - Single Exterior Vision Glazing:
      1. Type: Fully tempered float glass.
      2. Tint: Match existing tint.
      3. Thickness: 1/4 inch.
   B. Type S-1 - Single Vision Glazing:
      1. Application: All interior glazing unless otherwise indicated.
      2. Type: Annealed float glass.
      3. Tint: Clear.
      4. Thickness: 1/4 inch.
   C. Type S-2 - Fire-Protection-Rated Glazing:
      2. Safety Certification: 16 CFR 1201 Category II.
      3. Application: Provide this type of glazing in the following locations:
         a. Glazed lites in fire doors.
      4. Type: Laminated ceramic glass, FireLite Plus.
      5. Thickness: 5/16 inch.
   D. Type S-3 - Single Safety Glazing: Non-fire-rated.
      1. Application: 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. Other locations indicated on the drawings.
      2. Type: Fully tempered float glass as specified.
      3. Tint: Clear.
      4. Thickness: 1/4 inch, and 1/2 inch (as noted as casework details, reception counters).

2.03 EXTERIOR GLAZING ASSEMBLIES
   A. Performance Criteria: Select type and thickness of glass to withstand dead and live loads caused by positive and negative wind pressure acting normal to plane of glass.
      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. Glass thicknesses listed are minimum.

2.04 GLASS MATERIALS
   A. Float Glass: Provide float glass based glazing unless noted otherwise.
      1. Annealed Type: ASTM C1036, Type I - Transparent Flat, Class 1 - Clear, Quality-Q3.
      2. Heat-Strengthened and Fully Tempered Types: ASTM C1048, Kind HS and Kind FT.
3. Tinted Types: ASTM C1036, Class 2 - Tinted, color and performance characteristics as indicated.
4. Thicknesses: As indicated; for exterior glazing comply with requirements indicated for wind load design regardless of thickness indicated.

B. Fire-Protection-Rated Glazing: Type, thickness, and configuration as required to achieve indicated ratings.
   1. IBC Fire Protection Rating: As indicated on drawings.
   2. Provide products listed by Underwriters Laboratories or Intertek Warnock Hersey.
   3. Labeling: Provide permanent label on each piece giving the IBC rating and other information required by the applicable code.

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. Butyl Sealant: Single component ASTM C 920, Grade NS, Class 12-1/2, Uses M and A; Shore A hardness of 10 to 20; black color.

2.07 GLAZING ACCESSORIES
   A. Setting Blocks: Neoprene, 80 to 90 Shore A durometer hardness; ASTM C864 Option II. Length of 0.1 inch for each square foot of glazing or minimum 4 inch x width of glazing rabbet space minus 1/16 inch x height to suit glazing method and pane weight and area.
   B. Glazing Gaskets: Resilient silicone extruded shape to suit glazing channel retaining slot; ASTM C864 Option II;

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 PREPARATION
   A. Clean contact surfaces with solvent and wipe dry.
   B. Seal porous glazing channels or recesses with substrate compatible primer or sealer.
   C. Prime surfaces scheduled to receive sealant.
   D. Install sealants in accordance with ASTM C1193 and GANA Sealant Manual.
   E. Install sealants in accordance with manufacturer's instructions.

3.03 INSTALLATION - EXTERIOR/INTERIOR DRY METHOD (GASKET GLAZING)
   A. Place setting blocks at 1/4 points with edge block no more than 6 inch from corners.
   B. Rest glazing on setting blocks and push against fixed stop with sufficient pressure on gasket to attain full contact.
   C. Install removable stops without displacing glazing gasket; exert pressure for full continuous contact.

3.04 INSTALLATION - INTERIOR DRY METHOD (TAPE AND TAPE)
   A. Cut glazing tape to length and set against permanent stops, projecting 1/16 inch above sight line.
   B. Place setting blocks at 1/4 points with edge block no more than 6 inch 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.

3.05 FIELD QUALITY CONTROL
A. Glass and Glazing product manufacturers to provide field surveillance of the installation of their products.
B. Monitor and report installation procedures and unacceptable conditions.

3.06 CLEANING
A. Remove glazing materials from finish surfaces.
B. Remove labels after Work is complete.
C. Clean glass and adjacent surfaces.

3.07 PROTECTION
A. After installation, mark pane with an 'X' by using removable plastic tape or paste; do not mark heat absorbing or reflective glass units.

END OF SECTION
<table>
<thead>
<tr>
<th>Location</th>
<th>No.</th>
<th>Floor</th>
<th>Walls</th>
<th>Ceiling</th>
<th>NOTES / REMARKS</th>
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<tr>
<td><strong>Office (E)</strong></td>
<td>101</td>
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<tr>
<td><strong>Public Toilet</strong></td>
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<td>RF COVE</td>
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<td><strong>Corridor (E)</strong></td>
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<td>---</td>
<td>2. 2. 2.</td>
<td>1.</td>
<td>Paint wall section at Public Toilet / Office; touch up at beams.</td>
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Coquille Valley Hospital Interior Remodel, Project # 16.52
October 2017
<table>
<thead>
<tr>
<th>Location</th>
<th>Room No.</th>
<th>Floor</th>
<th>Walls</th>
<th>Ceiling</th>
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<tr>
<td>Hall</td>
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<td>RBR</td>
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<td>186</td>
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<td>RBR</td>
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<td>Break</td>
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<td>RBR</td>
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<tr>
<td>Patient Toilet</td>
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<tr>
<td>Doctor's Office</td>
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<td>CPT</td>
<td>RBR</td>
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<td>LEP LEP LEP 6. 9'</td>
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<tr>
<td>Exam (E)</td>
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<td>Nurse Practitioner</td>
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<tr>
<td>Lobby / Waiting</td>
<td>195</td>
<td>CPT</td>
<td>RBR</td>
<td>LEP</td>
<td>LEP LEP LEP 1. 9'</td>
</tr>
</tbody>
</table>

**NOTES**

1. Patch back existing ceiling at area of work only.
2. Touch up at walls only.
3. Rubber wall base at wall sections only at remodeled wall sections, full length.
4. Patch back rubber base.
5. Patch back flooring at wall section removed. Match existing.
6. Patch back existing ceiling.

**Legend:**

- **AC** Adhesive Applied Acoustical Ceiling
- **Tile** Tile
- **CPT** Carpet
- **FRP** Fiberglass Reinforced Panels, 4’ - 0” high
- **LEP** Latex Enamel Paint over gypsum board
- **PL** Plastic Laminate
- **RBR** Rubber base
- **RF** Resilient Flooring
- **SS** Solid Surface Countertop
- **SAT** Suspended Acoustical Tile
- **SGB** Suspended Gyp Bd.
- **WD** Wood

Coquille Valley Hospital Interior Remodel, Project # 16.52
October 2017
SECTION 09-2116
GYPSUM BOARD ASSEMBLIES

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Gypsum sheathing.
B. Gypsum wallboard.
C. Joint treatment and accessories.
D. Prime paint on walls and ceilings to receive textured finish.
E. Textured finish system.

1.02 RELATED REQUIREMENTS
A. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.
B. Section 06-1000 - Rough Carpentry: Building framing and sheathing.
C. Section 06-1000 - Rough Carpentry: Wood blocking product and execution requirements.
D. Section 07-9005 - Joint Sealers: Acoustic sealant.
E. Section 09-3000 - Tiling: Tile backing board.

1.03 REFERENCE STANDARDS
D. ASTM C1002 - Standard Specification for Steel Self-Piercing Tapping Screws for Application of Gypsum Panel Products or Metal Plaster Bases to Wood Studs or Steel Studs; 2014.

PART 2 PRODUCTS

2.01 GYPSUM BOARD ASSEMBLIES
A. Provide completed assemblies complying with ASTM C840 and GA-216.

2.02 BOARD MATERIALS
A. Manufacturers - Gypsum-Based Board:
   4. Substitutions: See Section 01-6000 - Product Requirements.
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, ceilings, and (walls and ceiling), unless otherwise indicated.
   2. Thickness:
C. Backing Board For Wet Areas:
   1. Application: Surfaces behind tile in wet areas including tiled wall areas.
   2. Mold Resistance: Score of 10, when tested in accordance with ASTM D3273.
   3. Glass Mat Faced Board: Coated glass mat water-resistant gypsum backing panel as defined in ASTM C1178/C1178M.
      b. Products:
         1) Georgia-Pacific Gypsum; DensShield Tile Backer.
         2) National Gypsum Company; Gold Bond eXP Tile Backer.
         3) Substitutions: See Section 01-6000 - Product Requirements.

D. Backing Board For Non-Wet Areas:  Water-resistant gypsum backing board as defined in ASTM C1396/C1396M; sizes to minimum joints in place; ends square cut.
   1. Application: Vertical surfaces behind thinset tile, except in wet areas, and all areas behind sinks, lavatory sinks, mop sinks, etc.
   2. Type: Regular and Type X, in locations indicated.
   3. Type X Thickness: 5/8 inch.
   5. Edges: Tapered.

E. 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: 5/8 inch.

2.03 ACCESSORIES

A. Acoustic Insulation:  As specified in Section 07-2100.

B. Acoustic Sealant:  Acrylic emulsion latex or water-based elastomeric sealant; do not use solvent-based non-curing butyl sealant.

C. Acoustic Sealant:  Non-hardening, non-skinning, for use in conjunction with gypsum board.

D. Joint Materials:  ASTM C475/C475M and as recommended by gypsum board manufacturer for project conditions.
   1. Tape: 2 inch wide, creased paper tape for joints and corners, except as otherwise indicated.

E. High Build Drywall Surfacer:  Vinyl acrylic latex-based coating for spray application, designed to take the place of skim coating and separate paint primer in achieving Level 5 finish.

F. Textured Finish Materials:  Latex-based compound; plain.

G. Abuse Resistant Finishes:
   1. Lime-based tintable veneer finish plaster.
   2. Products:
      b. Substitutions:  See Section 01-6000 - Product Requirements.

H. Screws for Fastening of Gypsum Panel Products to Cold-Formed Steel Studs Less than 0.033 inch in Thickness and Wood Members:  ASTM C1002; self-piercing tapping screws, corrosion resistant.

I. Anchorage to Substrate:  Tie wire, nails, screws, and other metal supports, of type and size to suit application; to rigidly secure materials in place.

J. Adhesive for Attachment to Wood, ASTM C557 and Metal:
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.
      1. Place one bead continuously on substrate before installation of perimeter framing members.
      2. Place continuous bead at perimeter of each layer of gypsum board.
      3. Seal around all penetrations by conduit, pipe, ducts, and rough-in boxes, except where firestopping is provided.

3.03 BOARD INSTALLATION
   A. Comply with ASTM C840, GA-216, and manufacturer's instructions. Install to minimize butt end joints, especially in highly visible locations.
   B. Single-Layer Non-Rated: Install gypsum board in most economical direction, with ends and edges occurring over firm bearing.
   C. Fire-Rated Construction: Install gypsum board in strict compliance with requirements of assembly listing.
   D. Installation on Wood Framing: For rated assemblies, comply with requirements of listing authority. For non-rated assemblies, install as follows:

3.04 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 apart on walls and ceilings over 50 feet long.
   B. Corner Beads: Install at external corners, using longest practical lengths.
   C. Edge Trim: Install at locations where gypsum board abuts dissimilar materials.

3.05 JOINT TREATMENT
   B. Finish gypsum board in accordance with levels defined in ASTM C840, as follows:
      1. Level 4: Walls and ceilings to receive wall coverings, unless otherwise indicated.
      2. Level 5: Walls and ceilings to receive semi-gloss or gloss paint finish and other areas specifically indicated.
   C. 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.
      2. Taping, filling, and sanding is not required at surfaces behind adhesive applied ceramic tile and fixed cabinetry.
   D. Where Level 5 finish is indicated, spray apply high build drywall surfacer over entire surface after joints have been properly treated; achieve a flat and tool mark-free finish.

3.06 TOLERANCES
   A. Maximum Variation of Finished Gypsum Board Surface from True Flatness: 1/8 inch in 10 feet in any direction.

END OF SECTION
SECTION 09-3000
TILING

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Tile for wall applications.
B. Coated glass mat backer board as tile substrate.
C. Ceramic accessories.
D. Ceramic trim.
E. Non-ceramic trim.

1.02 REFERENCE STANDARDS
   5. ANSI A118.4 - American National Standard Specifications for Modified Dry-Set Cement Mortar; 2012 (Revised).

1.03 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Provide manufacturers' data sheets on tile, mortar, grout, and accessories. Include instructions for using grouts and adhesives.
C. Shop Drawings: Indicate tile layout, patterns, color arrangement, perimeter conditions, junctions with dissimilar materials, control and expansion joints, thresholds, ceramic accessories, and setting details.
D. Maintenance Data: Include recommended cleaning methods, cleaning materials, and stain removal methods.
E. Maintenance Materials: Furnish the following for Owner's use in maintenance of project.
   1. Extra Tile: 10 square feet of each size, color, and surface finish combination.

1.04 QUALITY ASSURANCE
A. Maintain one copy of and ANSI A108/A118/A136.1 and TCNA (HB) on site.
1.05 DELIVERY, STORAGE, AND HANDLING
A. Protect adhesives from freezing or overheating in accordance with manufacturer's instructions.

1.06 FIELD CONDITIONS
A. Do not install solvent-based products in an unventilated environment.
B. Maintain ambient and substrate temperature of 50 degrees F during installation of mortar materials.

PART 2 PRODUCTS

2.01 TILE
A. Manufacturers: All products by the same manufacturer.
   4. Statements Tile: www.statementstile.com
   5. Or approved.
B. Glazed Wall Tile: ANSI A137.1, and as follows:
   1. Porcelain Stone: Cross-Colors Solid manufactured by Crossville or approved equivalent product.
   2. Size and Shape: Field 4 1/4 x 8 - 1/2, accent 4-1/2 x 8-1/2 & 4-1/4 x 4-1/4, & 1 x 1 mosaic.
   3. Colors: As scheduled.
   4. Trim Units: Matching bead, bullnose, cove, and base shapes in sizes coordinated with field tile.
   5. Typical location: Refer to Section 09-0602 Room Finish Schedule.

2.02 TRIM AND ACCESSORIES
A. Ceramic Trim: Matching bullnose ceramic shapes in sizes coordinated with field tile.
   1. Applications:
      a. Open Edges: Bullnose.
      b. Inside Corners: Jointed.
   2. Manufacturers: Same as for tile.
B. Non-Ceramic Trim: Satin natural anodized extruded aluminum, style and dimensions to suit application, for setting using tile mortar or adhesive.
   1. Manufacturers:
      b. Or approved.

2.03 SETTING MATERIALS
A. Provide setting materials made by the same manufacturer as grout.
B. Latex-Portland Cement Mortar Bond Coat: ANSI A118.4 or ANSI A118.15.

2.04 ADHESIVE MATERIALS
A. Manufacturers:
   1. Bonsal American, Inc: www.sakrete.com
   3. Or approved.
B. Organic Adhesive: ANSI A136.1, thinset bond type; use Type I in areas subject to prolonged moisture exposure.

2.05 MORTAR MATERIALS
A. Manufacturers:
   2. Or approved.
B. Mortar Bond Coat Materials for Thin-Set Installations:
   2. Latex-Portland Cement type: ANSI A118.4.

2.06 GROUTS
   A. Manufacturers:
      2. Or approved.
   B. Standard Grout: ANSI A118.6 standard cement grout.
      1. Applications: Use this type of grout where indicated and where no other type of grout is indicated.
      2. Use sanded grout for joints 1/8 inch wide and larger; use unsanded grout for joints less than 1/8 inch wide.
   C. Grout Sealer: Liquid-applied, moisture and stain protection for existing or new Portland cement grout.
      1. Composition: Water-based colorless silicone.
   D. Standard Grout: Any type specified in ANSI A118.6 or A118.7.

2.07 ACCESSORY MATERIALS
   A. Backer Board: Coated glass mat type complying with ASTM C1178/C1178M; inorganic fiberglass mat on both surfaces and integral acrylic coating vapor retarder.
      1. Fire Resistant Type: Type X core, thickness 5/8 inch.
   B. Mesh Tape: 2 inch wide self-adhesive fiberglass mesh tape.

PART 3 EXECUTION

3.01 EXAMINATION
   A. Verify that sub-floor surfaces are smooth and flat within the tolerances specified for that type of work and are ready to receive tile.
   B. Verify that sub-floor surfaces are dust-free and free of substances that could impair bonding of setting materials to sub-floor surfaces.

3.02 PREPARATION
   A. Protect surrounding work from damage.
   B. Vacuum clean surfaces and damp clean.
   C. Seal substrate surface cracks with filler. Level existing substrate surfaces to acceptable flatness tolerances.
   D. Install backer board in accordance with ANSI A108.11-SystemDeleted and board manufacturer's instructions. Tape joints and corners, cover with skim coat of setting material to a feather edge.
   E. Install cementitious backer board in accordance with ANSI A108.11 and board manufacturer's instructions. Tape joints and corners, cover with skim coat of dry-set mortar to a feather edge.
   F. Install tile backer board in strict accordance with manufacturer's instructions, using galvanized roofing nails or corrosion-resistant bugle head drywall screws. Bed fiberglass self-adhesive tape at all joints and corners with material used to set tiles.
   G. Prepare substrate surfaces for adhesive installation in accordance with adhesive manufacturer's instructions.

3.03 INSTALLATION - GENERAL
   A. Install tile and grout in accordance with applicable requirements of ANSI A108.1a through ANSI A108.13, manufacturer's instructions, and TCNA (HB) recommendations.
   B. Lay tile to pattern indicated. Do not interrupt tile pattern through openings.
C. Cut and fit tile to penetrations through tile, leaving sealant joint space. Form corners and bases neatly. Align floor joints.

D. Place tile joints uniform in width, subject to variance in tolerance allowed in tile size. Make grout joints without voids, cracks, excess mortar or excess grout, or too little grout.

E. Form internal angles square and external angles bullnosed.

F. Install ceramic accessories rigidly in prepared openings.

G. Install non-ceramic trim in accordance with manufacturer’s instructions.

H. Sound tile after setting. Replace hollow sounding units.

I. Keep control and expansion joints free of mortar, grout, and adhesive.

J. Keep expansion joints free of adhesive or grout. Apply sealant to joints.

K. Prior to grouting, allow installation to completely cure; minimum of 48 hours.

L. Grout tile joints unless otherwise indicated. Use standard grout unless otherwise indicated.

M. At changes in plane and tile-to-tile control joints, use tile sealant instead of grout, with either bond breaker tape or backer rod as appropriate to prevent three-sided bonding.

N. Apply sealant to junction of tile and dissimilar materials and junction of dissimilar planes.

3.04 INSTALLATION - WALL TILE

A. Over cementitious backer units on studs, install in accordance with TCNA (HB) Method W244, using membrane at toilet rooms.

B. Shower Rooms.

3.05 CLEANING

A. Clean tile and grout surfaces.

3.06 PROTECTION

A. Do not permit traffic over finished floor surface for 4 days after installation.

END OF SECTION
SECTION 09-5100
ACOUSTICAL CEILINGS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Suspended metal grid ceiling system.
B. Acoustical units.

1.02 RELATED REQUIREMENTS
A. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.

1.03 REFERENCE STANDARDS
D. ASTM E1264 - Standard Classification for Acoustical Ceiling Products; 2014.
E. CAL (CHPS LEM) - Low-Emitting Materials Product List; California Collaborative for High Performance Schools (CHPS); current edition at www.chps.net/.

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 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Provide data on suspension system components and acoustical units.
C. Samples: Submit 1 sample each 6 x 6 inch in size illustrating material and finish of acoustical units.
D. Samples: Submit 1 sample each, 8 inches long, of suspension system main runner, cross runner, and perimeter molding.
E. Manufacturer's Installation Instructions: Indicate perimeter conditions requiring special attention.
F. 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 Acoustical Units: Quantity equal to 5 percent of total installed.

1.06 QUALITY ASSURANCE
A. Fire-Resistive Assemblies: Complete assembly listed and classified by UL (FRD) for the fire resistance indicated.

1.07 WARRANTY
A. Submit a written warranty executed by the manufacturer, agreeing to repair or replace acoustical panels that fail within the warranty period.
B. The Warranty shall not deprive the Owner of other rights the Owner may have under other provisions of the Contract Documents and will be in addition to and run concurrent with other warranties made by the Contractor under the requirements of the Contract Documents.
1.08 FIELD CONDITIONS
   A. Maintain uniform temperature of minimum 60 degrees F, and maximum humidity of 40 percent
      prior to, during, and after acoustical unit installation.

PART 2 PRODUCTS
2.01 MANUFACTURERS
   A. Acoustic Tiles/Panels:
      2. Substitutions: See Section 01-6000 - Product Requirements.
   B. Suspension Systems:
      1. Same as for acoustical units.
      2. Substitutions: See Section 01-6000 - Product Requirements.

2.02 ACOUSTICAL UNITS
   A. Manufacturers:
      3. Or approved.
   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 as part of suspension system.
   C. Acoustical Panels Type APC1: Painted wet-formed mineral fiber, ASTM E1264 Type III, with
      the following characteristics:
      1. VOC Content: As specified in Section 01-6116.
      2. Size: 24 x 24 inches.
      3. Thickness: 1” inches.
      4. NRC Range:.80 to .80, determined in accordance with ASTM E1264.
      5. Surface Color: White.
      8. Suspensio System: Exposed grid Prelude Type A.
      9. Location: Refer to ROOM FINISH SCHEDULE.
   D. Acoustical Panels Type [APC2]: With the following characteristics:
      1. VOC Content: As specified in Section 01-6116.
      2. Thickness: 3/4 inches.
      3. NRC Range:.70 to .70, determined in accordance with ASTM E1264.
      4. Edge: Beveled Tegular.
      5. Surface Color: Effects Cherry (FXCH).
      8. Suspension System: Exposed grid Type A.
      9. Location: Refer to ROOM FINISH SCHEDULE.

2.03 SUSPENSION SYSTEM
   A. Manufacturers:
      1. Same as for acoustical units.
   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. Exposed Steel Suspension System: Formed steel, commercial quality cold rolled;
      intermediate-duty; heavy-duty.
      1. Profile: Tee; 9/16 inch wide face.
      2. Construction: Double web.
4. Products:

D. Exposed Steel Suspension System: Formed steel, commercial quality cold rolled; intermediate-duty.
   1. Profile: Tee; 9/16 inch wide face.
   2. Construction: Double web.
   4. Products:

2.04 ACCESSORIES
A. Support Channels and Hangers: Galvanized steel; size and type to suit application, seismic requirements, and ceiling system flatness requirement specified.
B. Perimeter Moldings: Same material and finish as grid.
   1. At Exposed Grid: Provide L-shaped molding for mounting at same elevation as face of grid.
C. Acoustical Sealant For Perimeter Moldings: Specified in Section 07-9005.
D. Seismic Restraint
   1. Armstrong Seismic Rx Suspension System, ICC Report ESR-1308
   2. BERC-2 clips required on two adjacent walls, with grid attached to wall perimeter molding on opposite walls.
   3. BERC-2 clips attached to main grid beam and cross tees.
   4. Install in strict accordance with manufacture requirements to meet seismic requirements.

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. Install suspension system in accordance with ASTM C636/C636M and manufacturer's instructions and as supplemented in this section.
B. Rigidly secure system, including integral mechanical and electrical components, for maximum deflection of 1:360.
C. Install after major above-ceiling work is complete. Coordinate the location of hangers with other work.
D. 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.
E. 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.
F. Do not support components on main runners or cross runners if weight causes total dead load to exceed deflection capability.
G. Support fixture loads using supplementary hangers located within 6 inches of each corner, or support components independently.
H. Do not eccentrically load system or induce rotation of runners.
I. Perimeter Molding: Install at intersection of ceiling and vertical surfaces and at junctions with other interruptions.
   1. Use longest practical lengths.
   2. Overlap and rivet corners.
J. Suspended ceiling system shall be braced for lateral loads. Contractor shall brace as follows or as required to meet ASTM C636 and as required to comply with Seismic Design Catagory D, per ASCE Standards.
1. Contractor shall submit design calculations substantiating lateral restraint or shall install (4) no. 12 gauge wires to main runner within 2 inches of cross runner intersections and splayed out 90 degrees, at a maximum angle of 45 degrees. Lateral support wires to be spaced at 12'-0" maximum each way, 4'-0" maximum from wall. Attachment of the restraint wires to structure above shall be adequate for load imposed. Provide compression strut at each group of restraint wires.

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.

3.04 TOLERANCES
   A. Maximum Variation from Flat and Level Surface: 1/8 inch in 10 feet.
   B. Maximum Variation from Plumb of Grid Members Caused by Eccentric Loads: 2 degrees.

END OF SECTION
SECTION 09-5153
DIRECT-APPLIED ACOUSTICAL CEILINGS

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Acoustic units.
B. Perimeter trim.

1.02 RELATED REQUIREMENTS
A. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.
B. Section 07-9005 - Joint Sealers.

1.03 REFERENCE STANDARDS
A. ASTM E1264 - Standard Classification for Acoustical Ceiling Products; 2014.

1.04 ADMINISTRATIVE REQUIREMENTS
A. Sequence work to ensure acoustic 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. Install acoustic units after interior wet work is dry.

1.05 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Provide data on acoustic units.
C. Manufacturer's Installation Instructions: Indicate special procedures, perimeter conditions requiring special attention.
D. Maintenance Materials: Furnish the following for Owner's use in maintenance of project.
   1. Extra Acoustical Units: Quantity equal to 5 percent of total installed

1.06 FIELD CONDITIONS
A. Maintain uniform temperature of minimum 60 degrees F, and maximum humidity of 40 percent prior to, during, and after installation.

PART 2 PRODUCTS

2.01 MANUFACTURERS
A. Direct Applied Acoustical Ceilings:
   4. Or approved.

2.02 MATERIALS
A. Acoustic Tile: Mineral fiber, ASTM E1264.
   1. Size: 12 by 12 inches.
   2. Thickness: 3/4 inches.
   4. Light Reflectance: 86 percent.
   5. NRC Range: 65.
   7. Surface Color: White.
B. Adhesive: Waterproof, gun grade; type recommended by tile manufacturer.
C. Perimeter Moldings: Rolled steel profile, white color.
PART 3 EXECUTION

3.01 EXAMINATION
   A. Verify existing conditions and substrate flatness before starting work.
   B. Verify that substrate conditions are ready to receive the work of this section.

3.02 INSTALLATION
   A. Install system in accordance with manufacturer’s instructions.
   B. Perimeter Molding:
      1. Use longest practical lengths.
   C. Center tile on room axis leaving equal border units.
   D. Fit acoustic units in place, free from damaged edges or other defects detrimental to appearance and function.
   E. Install acoustic units level in uniform plane.

   END OF SECTION
SECTION 09-6500
RESILIENT FLOORING

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Resilient sheet flooring including linoleum.
B. Resilient tile flooring including linoleum.
C. Resilient base.
D. Installation accessories.

1.02 RELATED REQUIREMENTS
A. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.
B. Section 03-3000 - Cast-in-Place Concrete: Restrictions on curing compounds for concrete slabs and floors.
C. ROOM FINISH SCHEDULE.

1.03 REFERENCE STANDARDS

1.04 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. Selection Samples: Submit manufacturer's complete set of color samples for Architect's initial selection.
D. Maintenance Materials: Furnish the following for Owner's use in maintenance of project.
   1. See Section 01-6000 - Product Requirements, for additional provisions.

1.05 FIELD CONDITIONS
A. Maintain temperature in storage area between 55 degrees F and 90 degrees F.
B. Store materials for not less than 48 hours prior to installation in area of installation at a temperature of 70 degrees F to achieve temperature stability. Thereafter, maintain conditions above 55 degrees F.

PART 2 PRODUCTS

2.01 SHEET FLOORING
A. Vinyl Sheet Flooring Type SV1: Color and pattern throughout wear layer thickness, with backing, and:
   1. VOC Content: As specified in Section 01-6116.
   2. Total Thickness:.080 inch minimum.
   3. Sheet Width: 12 inch minimum.
   4. Static Load Resistance: 125 psi minimum, when tested as specified in ASTM F970.
   5. Heat welded seams with color matched rod.
   6. Color: To be selected by Architect from manufacturer's full range.
   7. Manufacturers:
      a. Mannington; Product Streamline.
      b. Or approved. See Section 01-6000 - Product Requirements.
B. Vinyl Welding Rod: Solid vinyl bead produced by manufacturer of vinyl flooring for heat welding seams, in color matching field color.

2.02 RESILIENT BASE
A. Resilient Base: ASTM F1861, Type TS rubber, vulcanized thermost; top set Style B, Cove.
   1. Height: 4 inch.
   2. Thickness: 1/8 inch thick.
   3. Color: To be selected by Architect from manufacturer's full range.
   4. Accessories: Premolded external corners and internal corners.
   5. Manufacturers:
      b. Substitutions: See Section 01-6000 - Product Requirements.

2.03 ACCESSORIES
A. Underlayment: provide APA underlayment rated grade plywood, 1/4 inch thickness. Provide at all vinyl flooring, sheet and tile.
B. Subfloor Filler: White premix latex; type recommended by adhesive material manufacturer.
C. Primers, Adhesives, and Seam Sealer: Waterproof; types recommended by flooring manufacturer.
   1. Provide only products having lower volatile organic compound (VOC) content than required by the more stringent of the South Coast Air Quality Management District Rule No.1168 and the Bay Area Air Quality Management District Regulation 8, Rule 51.
D. Moldings, Transition and Edge Strips: Same material as flooring.

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. Verify that wall surfaces are smooth and flat within the tolerances specified for that type of work, are dust-free, and are ready to receive resilient base.
C. 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.

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 fully cured.

3.03 INSTALLATION
A. Starting installation constitutes acceptance of sub-floor conditions.
B. Install in accordance with manufacturer's written instructions.
C. Spread only enough adhesive to permit installation of materials before initial set.
D. Fit joints and butt seams 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 SHEET FLOORING
A. Lay flooring with joints and seams parallel to longer room dimensions, to produce minimum number of seams. Lay out seams to avoid widths less than 1/3 of roll width; match patterns carefully at seams.
B. Seams are prohibited in bathrooms, kitchens, toilet rooms, and custodial closets.
C. Seal seams by heat welding where indicated.
D. Double cut sheet at seams.
E. Lay flooring with tightly butted seams, without any seam sealer unless otherwise indicated.
F. Finish seams in sheet vinyl by heat welding.

3.05 RESILIENT TILE FLOORING
A. Mix tile from container to ensure shade variations are consistent when tile is placed, unless otherwise indicated in manufacturer's installation instructions.
B. Spread adhesive with notched trowel. Place tile carefully and accurately to avoid repositioning. Roll each section immediately, in both directions with a minimum 100 lb. three-section roller, the re-roll entire floor, in both directions with 1 hour. Hand roll in areas that cannot be reached with a big roller.
C. Prohibit furniture, fixtures, wash or wax on floor for minimum of 48 hours after installation complete.
D. Lay flooring with joints and seams parallel to building lines to produce symmetrical tile pattern.

3.06 RESILIENT BASE
A. Fit joints tightly and make vertical. Maintain minimum dimension of 18 inches between joints.
B. Miter internal corners. At external corners, use premolded units. At exposed ends, use premolded units.
C. Install base on solid backing. Bond tightly to wall and floor surfaces.

3.07 CLEANING
A. Remove excess adhesive from floor, base, and wall surfaces without damage.
B. Clean in accordance with manufacturer's written instructions.

3.08 PROTECTION
A. Prohibit traffic on resilient flooring for 48 hours after installation.

END OF SECTION
SECTION 09-6800
CARPETING

PART 1 GENERAL

1.01 SECTION INCLUDES
   A. Carpet, modular tiles.
   B. Removal of existing carpet.
   C. Accessories.

1.02 RELATED REQUIREMENTS
   A. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.
   B. Section 01-7419 - Construction Waste Management and Disposal: Reclamation/Recycling of new carpet scrap, new cushion scrap, removed carpet, and removed carpet cushion.
   C. Section 03-3000 - Cast-in-Place Concrete: Restrictions on curing compounds for concrete slabs and floors to receive adhesive-applied carpet.
   D. Section 09-0602 - Room Finish Materials.

1.03 REFERENCE STANDARDS
   A. ASTM F710 - Standard Practice for Preparing Concrete Floors to Receive Resilient Flooring; 2011.
   B. CRI 104 - Standard for Installation of Commercial Carpet; 2015.
   C. CRI (CIS) - Carpet Installation Standard; Carpet and Rug Institute; 2009.

1.04 SUBMITTALS
   A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
   B. Shop Drawings: Indicate seaming plan, method of joining seams, direction of carpet pile and pattern, location of edge moldings and edge bindings.
   C. Product Data: Provide data on specified products, describing physical and performance characteristics; sizes, patterns, colors available, and method of installation.
   D. Samples: Submit two samples 24 by 24 inch in size illustrating color and pattern for each carpet material specified.
   E. Manufacturer's Installation Instructions: Indicate special procedures.
   F. Maintenance Data: Include maintenance procedures, recommended maintenance materials, and suggested schedule for cleaning.

1.05 QUALITY ASSURANCE
   A. Installer Qualifications: Company specializing in installing carpet with minimum three years documented experience.

1.06 FIELD CONDITIONS
   A. Store materials in area of installation for minimum period of 24 hours prior to installation.

PART 2 PRODUCTS

2.01 MANUFACTURERS
   A. Carpet:
      1. Milliken.
      2. Substitutions: See Section 01-6000 - Product Requirements.

2.02 CARPET
   A. Carpet Tile:
      1. Product: Collection: Iconic Earth, tufted, manufactured by Mohawk.
      2. Carpet Tile Size: "24 x 24".
      3. Color: As selected from standard color chart.
4. Installation: Monolithic.
5. VOC Content: Comply with Section 01-6116.

2.03 ACCESSORIES
A. Sub-Floor Filler: Type recommended by carpet manufacturer.
B. Moldings and Edge Strips: Metal, color as selected. Schuster.
C. Adhesives - General: Compatible with materials being adhered; maximum VOC content as specified in Section 01-6116.
D. Seam Adhesive: Recommended by manufacturer.
E. Contact Adhesive: Compatible with carpet material; releasable type.

PART 3 EXECUTION
3.01 EXAMINATION
A. Verify that sub-floor surfaces are smooth and flat within the tolerances specified for that type of work and are ready to receive carpet.
B. Verify that wall surfaces are smooth and flat within the tolerances specified for that type of work, are dust-free, and are ready to receive carpet.
C. Cementitious Sub-floor Surfaces: Verify that substrates are dry enough and ready for flooring installation by testing for moisture and alkalinity (pH).
   1. Obtain instructions if test results are not within limits recommended by flooring material manufacturer and adhesive materials manufacturer.
D. Verify that required floor-mounted utilities are in correct location.

3.02 PREPARATION
A. Remove existing carpet and carpet cushion.
B. Prepare floor substrates as recommended by flooring and adhesive manufacturers.
C. Remove sub-floor ridges and bumps. Fill minor or local low spots, cracks, joints, holes, and other defects with sub-floor filler.
D. Apply, trowel, and float filler to achieve smooth, flat, hard surface. Prohibit traffic until filler is cured.
E. Clean substrate.

3.03 INSTALLATION - GENERAL
A. Starting installation constitutes acceptance of sub-floor conditions.
B. Install carpet and cushion in accordance with manufacturer's instructions and CRI 104 (Commercial).
C. Install carpet in accordance with manufacturer's instructions and CRI 104.
D. Lay out carpet and locate seams in accordance with shop drawings quarter turn installation.
   1. Locate change of color or pattern between rooms under door centerline.
   2. Provide monolithic color, pattern, and texture match within any one area.
E. Install carpet tight and flat on subfloor, well fastened at edges, with a uniform appearance.

3.04 DIRECT-GLUED CARPET
A. Double cut carpet seams, with accurate pattern match. Make cuts straight, true, and unfrayed. Apply seam adhesive to cut edges of woven carpet immediately.
B. Apply contact adhesive to floor uniformly at rate recommended by manufacturer. After sufficient open time, press carpet into adhesive.
C. Apply seam adhesive to the base of the edge glued down. Lay adjoining piece with seam straight, not overlapped or peaked, and free of gaps.
D. Roll with appropriate roller for complete contact of adhesive to carpet backing.
E. Trim carpet neatly at walls and around interruptions.

3.05 CLEANING
   A. Remove excess adhesive from floor and wall surfaces without damage.
   B. Clean and vacuum carpet surfaces.

END OF SECTION
SECTION 09-9000
PAINTING AND COATING

PART 1 GENERAL
1.01 SECTION INCLUDES
A. Surface preparation.
B. Field application of paints, stains, varnishes, 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. Mechanical and Electrical:
      a. In finished areas, paint all conduit, unless otherwise indicated.
      b. In finished areas, paint shop-primed items.
      c. On the roof and outdoors, paint all equipment that is exposed to weather or to view, including that which is factory-finished.
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. Floors, unless specifically so indicated.
   7. Acoustical materials, unless specifically so indicated.
   8. Concealed pipes, ducts, and conduits.

1.02 RELATED REQUIREMENTS
A. Section 01-6116 - Volatile Organic Compound (VOC) Content Restrictions.
B. Section 09-9653 - Elastomeric Coatings.

1.03 DEFINITIONS
A. Conform to ASTM D16 for interpretation of terms used in this section.

1.04 REFERENCE STANDARDS

1.05 SUBMITTALS
A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Provide data on all finishing products, including VOC content.
C. Samples: Submit two paper chip samples, 8x8 inch in size illustrating range of colors and textures available for each surface finishing product scheduled.
   1. Manufacturer's name, product name and/or catalog number, and general product category (e.g. "alkyd enamel").
D. Manufacturer's Instructions: Indicate special surface preparation procedures.

1.06 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 and a maximum of 90 degrees F, in ventilated area, and as required by manufacturer's instructions.

1.07 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 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. Paints:

C. Transparent Finishes:
   1. Same as above.

D. Transparent Stains:
   1. Same as above.

E. Primer Sealers: Same manufacturer as top coats.
   1. Same as above.

F. 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. Supply each coating material in quantity required to complete entire project's work from a single production run.
   3. 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: As follows unless other primer is required or recommended by manufacturer of top coats; 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:
   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.
2.03 PAINT SYSTEMS - EXTERIOR

A. Paint E-OP - All Exterior Surfaces Indicated to be Painted, Unless Otherwise Indicated:
   Including concrete, concrete masonry, brick, cement board, primed wood, and primed metal.
   1. Preparation as specified by manufacturer.
   2. Two top coats and one coat primer recommended by manufacturer.

B. Paint CE-TR-S - Concrete/Masonry. Transparent, Sealer
   1. Water & Graffiti Repellent: One coat of solvent-based silicone elastomer, applied at 100
      square feet per gallon.

C. Paint ME-OP-3A - Ferrous Metals, Unprimed, Alkyd, 3 Coat:
   1. One coat of alkyd primer.
   2. Semi-gloss: Two coats of alkyd enamel; Benjamin Moore Paints: IMC DTM Acrylic
      Semi-Gloss (M29). Applied at a dry film thickness of not less than 2.0 mils per coat.

D. Paint ME-OP-2A - Ferrous Metals, Primed, Alkyd, 2 Coat:
   1. Touch-up with rust-inhibitive primer recommended by top coat manufacturer.
   2. Semi-gloss: Two coats of alkyd enamel; Benjamin Moore Paints: IMC DTM Acrylic
      Semi-Gloss (M29). Applied at a dry film thickness of not less than 2.0 mils per coat.

E. Ferrous Metals, 100% Acrylic, 2 Coats:
   1. Preparation: Remove all dust, oil, grease, dirt, loose rust, and other foreign materials. Dry
      surfaces before application.
   2. Apply primer as recommended by manufacturer.
   3. Apply at a dry film thickness of 2.5 mils per coat. Two coats.

2.04 PAINT SYSTEMS - INTERIOR

A. Paint WI-OP-3L - Wood, Opaque, Latex, 3 Coat:
   1. One coat of latex primer sealer.
   2. Semi-gloss: Two coats of latex enamel; Benjamin Moore Paints; Moorcraft Super Spec
      Latex Semi-Gloss Enamel No. 276: Applied at a dry film thickness of not less than 1.2
      mils per coat.

B. Paint WI-TR-VS - Wood, Transparent, Varnish:
   1. Gloss: Two coats of varnish; Benjamin Moore; Stays Clear Acrylic Polyurethane No. 423,
      Satin.

C. Paint MI-OP-3L - Ferrous Metals, Unprimed, Latex, 3 Coat:
   1. One coat of latex primer.
   2. Semi-gloss: Two coats of latex enamel; Benjamin Moore Paints: IMC DTM Acrylic
      Semi-Gloss (M29). Applied at a dry film thickness of not less than 2.0 mils per coat.

D. Paint MI-OP-2L - Ferrous Metals, Primed, Latex, 2 Coat:
   1. Touch-up with latex primer.
   2. Gloss: Two coats of latex enamel; Benjamin Moore Paints: IMC DTM Acrylic Semi-Gloss
      (M29). Applied at a dry film thickness of not less than 2.0 mils per coat.

E. Epoxy Paint -Gypsum Board/Plaster, Alkyd, 2 Coat:
   1. Applications: See Finish Schedule.
   2. One coat of alkyd primer sealer.
   3. Top Coat(s): Interior Epoxy-Modified Latex.

F. Paint GI-OP-3L - Gypsum Board/Plaster, Latex, 3 Coat:
   1. One coat of Moorcraft Super Spec Latex Enamel Undercoater & Primer Sealer No. 253:
      Applied at a dry film thickness of not less than 1.2 mils, primer sealer.
   2. Eggshell: Two coats of latex enamel; Moorcraft Super Spec Latex Eggshell Enamel No.
      274: Applied at a dry film thickness of not less than 1.3 mils per coat.
2.05 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. Verify that surfaces are ready to receive work as instructed by the product manufacturer.

B. Examine surfaces scheduled to be finished prior to commencement of work. Report any condition that may potentially affect proper application.

C. Test shop-applied primer for compatibility with subsequent cover materials.

D. 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. Interior Wood: 15 percent, measured in accordance with ASTM D4442.
   5. Exterior Wood: 15 percent, measured in accordance with ASTM D4442.

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 surface appurtenances, including electrical plates, hardware, light fixture trim, escutcheons, and fittings, prior to preparing surfaces or finishing.

D. Seal surfaces that might cause bleed through or staining of topcoat.

E. 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.

F. Gypsum Board Surfaces to be Painted: Fill minor defects with filler compound. Spot prime defects after repair.

G. Corroded Steel and Iron Surfaces to be Painted: Prepare using at least SSPC-SP 2 (hand tool cleaning) or SSPC-SP 3 (power tool cleaning) followed by SSPC-SP 1 (solvent cleaning).

H. 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.

I. 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.

J. Interior Wood Surfaces to Receive Opaque Finish: Wipe off dust and grit prior to priming. Seal knots, pitch streaks, and sappy sections with sealer. Fill nail holes and cracks after primer has dried; sand between coats. Back prime concealed surfaces before installation.

K. Interior Wood Surfaces to Receive Transparent Finish: Wipe off dust and grit prior to sealing, seal knots, pitch streaks, and sappy sections with sealer. Fill nail holes and cracks after sealer
has dried; sand lightly between coats. Prime concealed surfaces with gloss varnish reduced 25 percent with thinner.

L. Exterior Wood Surfaces to Receive Opaque Finish: Remove dust, grit, and foreign matter. Seal knots, pitch streaks, and sappy sections. Fill nail holes with tinted exterior calking compound after prime coat has been applied. Back prime concealed surfaces before installation.

M. Metal Doors to be Painted: Prime metal door top and bottom edge surfaces.

3.03 APPLICATION

A. Remove unfinished louvers, grilles, covers, and access panels on mechanical and electrical components and paint separately.

B. Exterior Wood to Receive Opaque Finish: If final painting must be delayed more than 2 weeks after installation of woodwork, apply primer within 2 weeks and final coating within 4 weeks.

C. Apply products in accordance with manufacturer's instructions.

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. Sand wood and metal surfaces lightly between coats to achieve required finish.

G. Vacuum clean surfaces of loose particles. Use tack cloth to remove dust and particles just prior to applying next coat.

H. Wood to Receive Transparent Finishes: Tint fillers to match wood. Work fillers into the grain before set. Wipe excess from surface.

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.

END OF SECTION
SECTION 10-2601
WALL AND CORNER GUARDS

PART 1 GENERAL

1.01 SECTION INCLUDES

A. Corner guards.
B. Wall Protection.

1.02 SUBMITTALS

A. See Section 01-3000 - Administrative Requirements, for submittal procedures.
B. Product Data: Indicate physical dimensions, features, anchorage details, and rough-in measurements.
C. Samples: Submit two sections of corner guard, 24 inch long, illustrating component design, configuration, color and finish.
D. Manufacturer's Instructions: Indicate special procedures, perimeter conditions requiring special attention .

PART 2 PRODUCTS

2.01 MANUFACTURERS

   2. C/S Acrovyn; Product SSM-20 and SSM-25.
   3. Substitutions: See Section 01-6000 - Product Requirements.

2.02 COMPONENTS

A. Corner Guards - Surface Mounted: High impact vinyl with extruded aluminum full height retainer and integral impact absorbing device.
   1. Performance: Resist lateral impact force of 100 lbs at any point without damage or permanent set.
   2. Size: 2 inches.
   3. Corner: Square.
   4. Color: As selected from manufacturer's standard colors.
   5. Length: One piece, 48 inches.
   6. Preformed end caps.

PART 3 EXECUTION

3.01 EXAMINATION

A. Verify that rough openings, concealed blocking, and anchors are correctly sized and located.
B. Verify that field measurements are as indicated on Drawings.

3.02 INSTALLATION

A. Install components in accordance with manufacturer's instructions, level and plumb, secured rigidly in position to wall framing members only.
B. Position corner guard 4 inches above finished floor to 48 inches high.

END OF SECTION
SECTION 10-2800
TOILET, BATH, AND LAUNDRY ACCESSORIES

PART 1 GENERAL

1.01 SECTION INCLUDES
A. Accessories for toilet rooms and utility rooms.
B. Grab bars.

1.02 RELATED REQUIREMENTS
A. Section 10-2113.16 - Plastic-Laminate-Clad Toilet Compartments.

1.03 REFERENCE STANDARDS
B. ASTM A666 - Standard Specification for Annealed or Cold-Worked Austenitic Stainless Steel Sheet, Strip, Plate, and Flat Bar; 2015.

PART 2 PRODUCTS

2.01 MANUFACTURERS
A. Toilet Accessories:
   4. Bobrick
   5. Substitutions: Section 01-6000 - Product Requirements.

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.
B. Stainless Steel Sheet: ASTM A666, Type 304.
C. Stainless Steel Tubing: ASTM A269/A269M, Type 304 or 316.
D. Mirror Glass: Annealed float glass, ASTM C1036 Type I, Class 1, Quality Q2, with silvering, protective and physical characteristics complying with ASTM C1503.

2.03 FINISHES
A. Stainless Steel: No. 4 Brushed finish, unless otherwise noted.

2.04 TOILET ROOM ACCESSORIES
A. Toilet Paper Dispenser: Double roll, surface mounted bracket type, chrome-plated zinc alloy brackets.
   1. Product: B-274 manufactured by Bobrick.
B. Mirrors: Stainless steel framed, 1/4 inch thick annealed float glass; ASTM C1036.
   1. Product: B-165 manufactured by Bobrick.
   2. Size: 24 x 36.
C. Grab Bars: Stainless steel, 1-1/4 inches outside diameter, minimum 0.05 inch wall thickness, nonslip grasping surface finish, concealed flange mounting; 1-1/2 inches clearance between wall and inside of grab bar.
   1. Length: 42, 36, and 18 inches.
PART 3 EXECUTION

3.01 EXAMINATION
A. Verify existing conditions before starting work.
B. Verify exact location of accessories for installation.
C. Verify that field measurements are as indicated on drawings.
D. See Section 06-1000 for installation of blocking in walls.

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. Mounting Heights: As required by accessibility regulations, unless otherwise indicated.
B. Mounting Heights and Locations: As required by accessibility regulations and as indicated on drawings.

3.04 SCHEDULE
A. PUBLIC AND PATIENT TOILET Room to have:
   1. (1) 36 inch grab bar
   2. (1) 42 inch grab bar
   3. (1) 18 inch grab bar
   4. (1) soap dispenser, lavmounted
   5. (1) Paper towel dispenser
   6. (1) Toilet Tissue Dispenser
   7. (1) Mirror - 24" x 36"

END OF SECTION