



Request for Proposals (RFP): SCF21-1054
Title of RFP: 4 Directions Tenant Improvement - Wasilla
RFP Release Date: March 8, 2021

*SCF Contracts Department
7033 East Tudor Road
Anchorage, AK 99507*

*Point of Contact, Will Hartman
Phone: 907-729-6734
Fax: 907-729-6639*

E-Mail: SCFContracts@southcentralfoundation.com

Important Notice: You must register with the *SCF Contact Person* at the below link. Please include the RFP number and title as well as contact information with your registration. Failure to register with the *SCF Contact Person* may result in the rejection of your Proposal.

SCFContracts@southcentralfoundation.com

Revision History

Date	Revision Number	Revision Details	Revised By
3/16/21	1	Updated Section 3.1 RFP Schedule to add time and location of the site visit/ pre-bid meeting	Will H.

Table of Contents

Section 1, Background and History	1
1.1 SCF History	1
1.2 Vision and Mission Statement	1
Section 2, General Information.....	2
2.1 Purpose of the Request for Proposal (RFP)	2
2.2 Contract Period.....	2
2.3 Bidder Registration	2
2.4 SCF Contact Person.....	2
Section 3, Request for Proposal Details	3
3.1 RFP Schedule	3
3.2 Deadline for Receipt of Proposals	3
3.3 Other Licenses and Registrations Requirements	3
3.4 Conflict of Interest and Restrictions	3
3.5 Addendum to the RFP and Right to Award	3
3.6 Pre-Bid Meeting and Site Visits	3
3.7 Cancellation of the RFP	4
3.8 Contract Negotiations	4
3.9 Performance Bonds and Surety Deposits	4
Section 4, Instructions for Bidders	5
4.1 Bidder's Review and Substantive Questions	5
4.2 Filing a Protest.....	5
4.3 Proposal Content.....	5
4.4 Other RFP or Proposal Requirements.....	5
4.5 Proposal Withdrawal and Correction	6
Section 5, Format for Proposals.....	7
5.1 Proposal Content and Format	7
<i>Bid Section 1, Title Page.....</i>	<i>7</i>
<i>Bid Section 2, Table of Contents</i>	<i>7</i>
<i>Bid Section 3, Introduction.....</i>	<i>7</i>
<i>Bid Section 4, Qualifications</i>	<i>7</i>
<i>Bid Section 5, License / Insurance Requirements</i>	<i>7</i>
<i>Bid Section 6, Compensation and Scope of Work</i>	<i>8</i>
Section 6, Selection Process	9

6.1	RFP Compliance	9
6.2	Evaluation Process	9
6.3	Evaluation Criteria and Point Value	9
6.4	Discussions	9
6.5	Presentations	9
6.6	Notice of Award	10
Section 7, Standard Contract Terms		11
7.1	Introduction	11
7.2	Compensation	11
7.3	Termination	11
7.4	Status of Independent Contractor	11
7.5	Insurance Requirements	11
7.6	Compliance with Legal Obligations and SCF Code of Conduct	12
7.7	Federal Tort Claims Act	12
7.8	Monitoring	13
7.9	Lobbying	13
7.10	Exclusion and Debarment	13
7.11	Successors, Assignment or Delegation	13
7.12	Nondiscrimination	14
7.13	Americans with Disabilities Act	14
7.14	Governing Law, Venue and Jurisdiction	14
7.15	Audit and Examination of Records	14
7.16	Media Contact	14
<i>EXHIBIT A: Scope of Work including Construction Documents</i>		<i>15</i>
<i>EXHIBIT B: Proposal Offer and Signature Page</i>		<i>16</i>

Section 1, Background and History

1.1 SCF History

Southcentral Foundation (SCF) is an Alaska Native-owned, nonprofit health care organization serving nearly 65,000 Alaska Native and American Indian people living in Anchorage, Matanuska-Susitna Valley and 60 rural villages in the Anchorage Service Unit. Incorporated in 1982 under the tribal authority of Cook Inlet Region, Inc. (CIRI), SCF is the largest of the CIRI nonprofits, employing more than 2,000 people in more than 80 programs.

1.2 Vision and Mission Statement

SCF's vision is a Native Community that enjoys physical, mental, emotional and spiritual wellness; its mission is to work together with the Native Community to achieve wellness through health and related services. The organization has developed and implemented comprehensive health-related services to meet the changing needs of the Native Community enhance culture and empower individuals and families to take charge of their lives.

Section 2, General Information

2.1 Purpose of the Request for Proposal (RFP)

SCF is soliciting detailed proposals from contractors or companies interested in providing professional services for the renovation of the SCF 4 Directions Wasilla facility located at 3223 East Palmer-Wasilla Highway, Wasilla, Alaska 99654. The project encompasses the renovation of the northmost 7,106SF suite of the 19,900SF building

A Scope of Work for services to be performed is located in Exhibit A.

2.2 Contract Period

SCF intends to establish a firm fixed price contract for the construction to begin April 20, 2021 with a contract performance period of not more than (1) one year.

A modified AIA Document A104-2017 "Standard Abbreviated Form of Agreement Between Owner and Contractor, Construction Manager as Constructor Edition" will be used as the basis of the contract. The selected Bidder shall complete, and provide to SCF, an editable version of the AIA Document B133-2019. Any costs associated with obtaining the contract documents shall be the responsibility of the selected Bidder. Additional contract terms are noted in Section 7 of this RFP.

2.3 Bidder Registration

- You must register with the SCF Contact Person by clicking on the link posted at the bottom of the Title Page (1st page). Include the RFP Number and title in your email when you register. Failure to register with the SCF Contact Person may result in the rejection of your Proposal.
- Please visit the website frequently during the RFP process for up-to-date information, including revised RFPs, changes to the schedule, notices, and comment responses, etc. SCF will not be providing updated information via email.
- Please include all of your contact information when registering.

2.4 SCF Contact Person

Any information required or questions regarding this RFP should be addressed and/or delivered to:

SCF Contracts Department

7033 East Tudor Road

Anchorage, AK 99507

Attention: Will Hartman

Email: SCFContracts@southcentralfoundation.com

Phone: 907-729-6734

Section 3, Request for Proposal Details

3.1 RFP Schedule

This RFP will follow the schedule in the Table 2, RFP Schedule below; SCF reserves the right to modify this schedule.

RFP Release Date	March 8, 2021
Pre-Bid Meeting and/or Site Visit	March 17, 2021 1pm at 3223 E. Palmer-Wasilla Highway
Deadline to Submit Additional Questions	March 24, 2021 and By 5:00pm
Issue Responses to Additional Questions	March 31, 2021 and By 5:00pm
Proposal Due Date	April 7, 2021 and By 3:00pm
Notice of Award	April 9, 2021
Service Start Date	April 20, 2021

Table 2, RFP Schedule

3.2 Deadline for Receipt of Proposals

Proposals must be delivered via email and received no later than the proposal due date and time. Bidders are fully responsible for timely delivery of proposals. Any proposal received after the stated closing time will not be considered for this opportunity.

Proposals are to be delivered to SCFContracts@southcentralfoundation.com. The subject line of the email should read: *Proposal for RFP SCF21-1054*

3.3 Other Licenses and Registrations Requirements

All Bidders must have a valid Alaska Business License prior to award of contract.

All Bidders are required to hold all necessary applicable professional licenses and registrations required by Federal, State, Municipality or Borough law and proof of such will be submitted with each proposal. Obtaining and ensuring compliance to all licensing and registering requirements is the responsibility of the Bidder.

3.4 Conflict of Interest and Restrictions

If Bidder, Bidder's employee, subcontractor, or any individual providing services under contract to SCF has a possible conflict of interest affecting the objectivity, analysis, and/or performance under contract, the Bidder is required to submit details in writing to SCF within (10) ten days of issuance of this RFP: SCF will determine if the conflict is significant and material and if so, may notify the Bidder in writing of elimination from the RFP process.

3.5 Addendum to the RFP and Right to Award

SCF reserves the right to issue written addendums to revise or clarify the RFP, respond to questions, and/or extend or shorten the due date of the proposals.

SCF reserves the right to not award or cancel the award of the contract to a Bidder who will not agree to all of the provisions and terms and conditions as contained within this RFP.

3.6 Pre-Bid Meeting and Site Visits

A mandatory site visit and pre-bid meeting for prospective Bidders will be held on March 17, 2021 at 3223 Palmer-Wasilla Highway. The time that the meeting will be held will be communicated to registered bidders.

3.7 Cancellation of the RFP

SCF retains the right to cancel the RFP process if it is in SCF's best interest. SCF will not be responsible for costs incurred by Bidders for proposal preparation.

3.8 Contract Negotiations

This RFP does not obligate SCF or the selected Bidder until a contract is signed and approved by both parties. Upon completion of the evaluation process, contract negotiations may commence. If the selected Bidder fails to provide necessary information for negotiations in a timely manner and/or, negotiate in good faith, SCF may terminate the award of the contract. SCF will not be responsible for costs incurred by the Bidder resulting from contract negotiations.

SCF reserves the right to include additional terms and conditions during contract negotiations. However, these terms and conditions must be within the scope of the original RFP and will be limited to price, clarification, definition, administrative, and legal requirements.

3.9 Performance Bonds and Surety Deposits

SCF reserves the right to require a performance bond or surety deposit to ensure the Bidder's performance of all contract terms and conditions.

Section 4, Instructions for Bidders

4.1 Bidder's Review and Substantive Questions

Bidders should carefully review this RFP and the construction drawings dated February 25, 2021 for errors, questionable or objectionable materials, and items requiring clarification Bidders may submit these comments and/or questions in writing to SCF's contact person as directed in Section 3.2 of this RFP. This will allow time for written response, clarification, or an addendum to the RFP to be issued, if required, to all bidders.

Bidders may not rely upon verbal responses made by any SCF employees or any representatives of SCF except for the SCF Contract Specialist or their designee.

Bidders making contact with any other SCF employee regarding this RFP may be disqualified. Bidders have no claim against SCF for failure to obtain information made available by SCF and are solely responsible for conducting their own research, due diligence, or other work necessary for the preparation of proposals, negotiation of agreements, or delivery of services pursuant to any agreement.

4.2 Filing a Protest

A Bidder may protest the award of a contract or the proposed award of a contract. The protest must be filed in writing, addressed to the SCF Contact Person, and include the following information:

- The name, address, and telephone number of the protester;
- Signature of the protester or the protester's representative;
- Identification of the RFP;
- Detailed statement of the legal and factual grounds of the protest, including copies of relevant documents; and
- Form of relief requested.

Protests must be submitted to SCF Purchasing Agent within (5) five business days of Notice of Award date, as provided in Section 3.1 of this RFP. Only bidders that submitted a valid proposal may file a protest.

4.3 Proposal Content

- A. SCF requests Bidders submit (1) one proposal consisting of Bidder's detailed plan for professional services.
- B. The proposal must be addressed with a scope of work and compensation provided, as required by Section 5.1 (see details for requirements of Bid Section 6).
- C. Bidders may not bid on more than (1) one request.

4.4 Other RFP or Proposal Requirements

- A. A proposal's content will not be disclosed to other Bidders.
- B. All proposals and other material submitted become the property of SCF.
- C. SCF assumes no responsibility or liability for the transmission, delay, or delivery of proposals by either public or private carriers.
- D. SCF discourages excessive or costly proposals. All costs incurred by Bidders in preparing and submitting a proposal are the Bidder's responsibility and shall not be charged to SCF or reflected as an expense of the resulting contract.
- E. It is the responsibility of the Bidder to indicate within their proposal the applicability and compliance of any other federal, state, municipal, or other governmental statutes, regulations, ordinances, acts, and/or requirements.
- F. If all bids are over SCF's allotted budget for the project; SCF reserves the right to reduce the scope of the project as needed to fit the budget.
- G. In the event that only one bid is received, SCF reserves the right to restructure the bid and/or extend the due date of proposals.

4.5 Proposal Withdrawal and Correction

A proposal may be corrected or withdrawn by a written request received prior to the date and time of proposals being due.

Section 5, Format for Proposals

5.1 Proposal Content and Format

The proposals should be compiled in a professional manner, such as in a binder with tabs separating sections, printed on both sides of the paper when possible, and organized in accordance with this section.

Bidders are required to submit (1) one electronic copy of their proposal.

Bid Section 1, Title Page

The title page should be on Bidder letterhead. It should contain the name and identification number of this RFP and identify the name, title, company, mailing address, phone numbers and email address of the person(s) authorized to commit the Bidder to contractual arrangement with SCF. This person(s) will be the Bidder's authorized contact for all communication. Bidder may also identify an alternate contact person in case the authorized contact is unavailable.

Bid Section 2, Table of Contents

The proposal will have a table of contents with page numbers and pages numbered throughout the proposal.

Bid Section 3, Introduction

Brief introductions include the following:

- A. The Bidder's name and address.
- B. A statement indicating that all information in the proposal is accurate, truthful, and factual; certifying that personnel and resources proposed will be made available to fulfill duties and obligations of the contract, if awarded.
- C. State the proposal and submitted prices shall be valid for at least (45) forty-five days from proposal submission deadline until any awarded contract is established and signed.

Bid Section 4, Qualifications

Qualifications must include the following but are not limited to:

- A. Provide statements of qualifications addressing ability to provide construction and renovation services being proposed. Statements may include, but are not limited to:
 - Provide statements of qualifications addressing ability to provide construction and renovation services being proposed. For each project, list the project name, project scope, construction budget, construction period, delivery method, the role Bidder's firm played in the project, the owner's name, owner contact and current phone number, Architect/Engineer (A/E) firm, A/E contact and current phone number.
 - Previous or current experience involving renovation projects of similar size and nature involving healthcare facilities with project costs of \$1 million or more that have been completed within the last 10 years. Bidder must have successfully completed a minimum of three (3) projects of similar size and nature to be considered.
 - Provide a detailed statement regarding the experience of the Project Manager, Superintendent and any other key personnel providing services under this RFP.
 - Length of time employees have been employed by the Bidder, and any special qualifications employees may have.
 - If applicable, length of time Bidder has been providing services to SCF and/or other Government agencies and private industry healthcare facilities.
- B. Provide (3) three references to include work completed, contact information (name, email and phone number), and period of contract.

Bid Section 5, License / Insurance Requirements

Insurance requirements include the following:

- A. Business license or any other licenses and/or registrations as required by this RFP.
- B. Insurance certificate, include proof of insurance to cover products in transit and during storage.
- C. Proof of professional licenses, as applicable or required by law.

Bid Section 6, Compensation and Scope of Work

Bidders shall include a scope of work and detailed proposal, as described in Exhibit A. Compensation and rate information must be populated on the Proposal Offer and Signature Page provided as Exhibit B.

- A. Bidder's scope of work should address the following requirements:
 - a. **Personnel, Equipment, and Supplies**
Contractor is required to supply all personnel, equipment, machinery, and all other implements necessary to execute and fulfill the duties of this contract.
 - b. **Schedule**
Contractor to provide a draft schedule of the project's progress
 - c. **Permits**
Contractor to acquire COO (Certificate of Occupancy) before start of project.

Section 6, Selection Process

6.1 RFP Compliance

Prior to evaluation, each proposal will be reviewed to determine whether or not it is compliant with RFP requirements. Noncompliant proposals will not be evaluated. Factors that may result in a proposal being declared noncompliant are:

- Not providing evidence of meeting minimum requirements.
- Substantial and material conflicts of interest that were not declared.
- Substantial and material noncompliance to requirements of RFP section on format for proposals.
- Insufficient information regarding scope of work or compensation.

6.2 Evaluation Process

An evaluation committee consisting of (3) three or more qualified individuals will independently evaluate proposal compliance and content.

Bid evaluation will be based on Table 3 criteria and point values and will be documented by recording a final score calculated as the average score of the three committee members' individual point value totals.

6.3 Evaluation Criteria and Point Value

	Evaluation Criteria	Point Value	Details
1	Format and Presentation	10	Evaluation of proposal compliance and format.
2	Qualifications	20	Evaluation of qualifications and provided references.
3	Construction Schedule	15	Evaluation of Bidder's proposed construction schedule .
4	Equipment and Staffing	15	Evaluation of Bidder's equipment and proposed staffing levels.
5	Past Performance	10	Past experience, specifically quality of work, compliance with performance schedules, length employee tenure, and any special employee qualifications.
6	Price Proposal	30	Evaluation of pricing provided for in Bidder's proposal, as provided in Exhibit B, Cost Proposal Schedule. <ul style="list-style-type: none"> Bidders with the lowest price will receive a maximum of 30 points available. Other Bidders will receive a calculated number of points less than the maximum of 30 points, based on their bids comparison to Bidder with lowest price.
	Total Point Value - 100		

Table 3, Evaluation Criteria and Point Value

6.4 Discussions

As determined by the evaluation process, Bidders may be offered the opportunity to discuss their proposal with appropriate SCF personnel or evaluation committee and the proposal may be adjusted as a result of that discussion. Bidders may also be allowed to submit a best and final proposal as a result of any discussion.

6.5 Presentations

SCF reserves the right to require a verbal presentation of their proposal. If presentation is requested, Bidders will be notified in writing of the request, date, time, location, and amount of time allowed for the presentation and/or questions and answer period. Time frames will be strictly enforced.

The entire evaluation committee will be present for oral presentations. All costs associated with a verbal presentation will be the Bidder's responsibility.

6.6 Notice of Award

A notice of contract award or non-award will be provided to all Bidders.

Section 7, Standard Contract Terms

7.1 Introduction

SCF is providing the following provisions as a consideration for Bidders to review in advance of a submitted proposal. These and other standard provisions will be presented to a successful Bidder at the time of contract award.

7.2 Compensation

- A. Change orders and work orders may be approved by SCF at specified hourly rates.
- B. Additional services performed by the Contractor that are not specifically provided for in an Agreement will be not compensated; nor may the Contractor perform any services not covered by the Agreement unless the services are specifically approved in writing by the SCF Program Manager or another authorized SCF agent.
- C. All invoices should include a brief description of the work completed (e.g. dates, number of hours, location services performed, applicable SCF program, SCF account line item number). Invoices shall be submitted with the SCF Contract Number.
- D. Contractor must submit monthly invoices to SCF via email to scfappillar@scf.cc or mail Southcentral Foundation, ATTN: Accounts Payable, 7033 E. Tudor Rd., Anchorage, AK 99507.
- E. Payment is due (30) thirty days after receipt of an invoice by SCF.

7.3 Termination

Either Party may terminate an Agreement, in whole or in part, for cause, at any time by written notice of the terminating Party to the other Party. Either Party may terminate an Agreement, in whole or in part, without cause, by a (30) thirty day written notice of the terminating Party to the other Party. Notice of termination will be sent by certified mail. If hand delivered, then the delivery of the notice of the termination will be evidenced by a signed and dated receipt. The obligation to pay monies due under an Agreement for services provided prior to the termination if any, will survive termination.

7.4 Status of Independent Contractor

The Parties intend that Contractor must provide the work described in an Agreement as an independent contractor. As an independent Contractor, Contractor is not an employee of SCF. Therefore, payments made to Contractor by SCF will not be eligible for unemployment compensation or other similar benefits. Contractor is responsible for paying all employment, income and any other taxes with respect to such payments. Neither Contractor nor any Party employed by the Contractor will be deemed for any purpose to be an employee, agent, servant or representative of SCF. Furthermore, Contractor shall not assert in any legal proceedings arising out of this Agreement that Contractor or any Party employed by Contractor is an employee or loaned servant of SCF.

7.5 Insurance Requirements

Contractor shall purchase and maintain in force at all times during the performance of services under an Agreement the following policies of insurance, unless expressly waived below by SCF in writing. Where specific limits are shown, it is understood they will be the minimum acceptable limits. If the Contractor's policy contains higher limits, SCF will be entitled coverage to the extent of such higher limits. Certificates of Insurance and the attachments of Additional Insured Endorsements and Transfer of the Waiver of Rights Endorsements must be furnished to the SCF Contract Administrator prior to beginning work. Failure to furnish satisfactory evidence of insurance or lapse of the policy is a material breach and grounds for termination of the Contractor's services.

1. *Commercial General Liability Insurance:* Contractor shall provide Commercial General Liability Insurance with coverage limits not less than \$1,000,000 Combined Single Limit for Bodily Injury and Property Damage per occurrence and \$2,000,000 Combined Single Limit of Bodily Injury and Property Damage Aggregate. Coverage is to be on a standard ISO version commercial general liability policy

form, or its equivalent, providing coverage for premises-operations liability, products-completed operations liability, personal and advertising injury liability, and contractual liability including independent contractors. Contractor shall name SCF as an insured under the CGL, using ISO additional insured endorsements CG 20 10 and CG 20 37 or their equivalent, including coverage for SCF with respect to liability arising out of Contractor's services provided under this Agreement. Additional insured coverage, as required in this subparagraph, will apply as primary insurance with respect to any other insurance or self-insurance programs afforded to SCF.

2. *Workers' Compensation Insurance:* Contractor shall maintain Workers Compensation and Employers Liability Insurance for his own employees in the amount required under Statutory Limits for those states in which employees are working and Employers Liability Insurance as required by state and federal statutes. The Employer's Liability Insurance shall not be less than \$1,000,000 per bodily injury per accident, \$1,000,000 bodily injury by disease per employee, and \$1,000,000 bodily injury by disease policy limit. Contractor shall also be responsible for ensuring any subcontractors who directly or indirectly provide services under this Agreement maintain Workers' Compensation Insurance in the amount required under Statutory Limits. Contractor waives all rights against SCF and its agents, officers, directors and employees for recovery of damages to the extent these damages are covered by the workers compensation and employers liability or any commercial umbrella liability insurance obtained by Contractor pursuant to this Agreement. Contractor, pursuant to this agreement, shall obtain an endorsement equivalent to WC 00 03 13 to affect this waiver.
3. *Professional Liability Insurance:* The Contractor will carry Professional Liability coverage at a limit of \$1,000,000 Per Claim and \$2,000,000 Aggregate. The policy will be endorsed to include sexual abuse coverage with a minimum separate limit of \$1,000,000 per claim. If the professional liability policy is written on a claims form, the Contractor will provide insurance for a period of (2) two years after final payment of this agreement.
4. *Commercial Auto Liability Insurance:* Contractor shall maintain a commercial automobile liability insurance policy covering all owned, hired, and non-owned vehicles to be used or in connection with the Contractor, with coverage limits not less than \$1,000,000 per person/\$1,000,000 per occurrence combined single limit bodily injury and property damage.
5. *Subcontracting Requirements:* The Contractor is required to have prior approval by SCF before using any subcontractor. SCF may, in its sole discretion, withhold its approval for any reason or for no reason. Additionally, Contractor will be responsible for ensuring that its subcontractors comply with the same insurance provision as required herein as required by Alaska law during the course of its subcontractors' operations. Contractor shall provide copies of all subcontractors' certificates of insurance and endorsements to SCF prior to any subcontractor commencing work.

7.6 Compliance with Legal Obligations and SCF Code of Conduct

Contractor agrees to comply with all federal, state and local laws; ethical, environmental or safety business standards; and any underlying agreement or grant provisions to which SCF is subject. Contractor shall ensure that the provision of services and/or expenditure of funds under this Agreement do not violate any laws, business standards, or underlying agreement or grants. Contractor shall be responsible for any damage or injury not caused by SCF as a result of Contractor's, or any subcontractor's or their employees', servants,' or agents' failure to comply with any law, applicable business standard or underlying agreement or grant. Furthermore, Contractor has been supplied with a copy of SCF's Code of Conduct and agrees to comply with its provisions and to complete SCF compliance training if necessary.

7.7 Federal Tort Claims Act

To the extent that this Contract or any portion of it comes within the coverage of Public Law 101-512 and the Federal Tort Claims Act, 28 U.S.C. §§ 2671-2680, as implemented (the "FTCA"), all claims for damages by any person alleged to have been caused while carrying out this Agreement by the employees of Owner and/or its subsidiaries, servants, agents, representatives, affiliates, or contractors, including without

limitation personal service contractors, shall be governed by the terms and to the extent provided by the FTCA, and such claims shall be made in accordance with 28 C.F.R. Part 14 and related laws.

7.8 Monitoring

SCF may establish a schedule for periodic review of Contractor's performance. Review may be at least once a year, or as frequently as SCF determines necessary.

7.9 Lobbying

The undersigned representative of Contractor certifies, to the best of his/her knowledge and belief, that:

- A. No Federal appropriated funds have been paid or will be paid, by or on behalf of Contractor, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract; the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
- B. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, Contractor shall complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions.
- C. Contractor shall require that the language of this certification be included in the award documents for all sub-awards at all tiers (including subcontracts, sub-grants, and contracts under grants, loans, or cooperative agreements) and that all sub-recipients shall certify and disclose accordingly.

7.10 Exclusion and Debarment

Each Party represents and warrants that no adverse action by the federal government that will or may result in mandatory or permissive exclusion from a federal healthcare program pursuant to 42 U.S.C. §1320a-7 has occurred or is pending or threatened against it, its principals, its affiliates, or to the best of its knowledge, against any of its employees, agents or subcontractors providing services under this Agreement. Each Party additionally represents and warrants that neither it, its principals, its affiliates, and to the best of its knowledge, its employees, its agents, nor its subcontractors providing services under this Agreement are suspended, debarred, or otherwise determined to be ineligible for award of contract, grant or cooperative agreement by any federal, state, or other governmental body.

Each Party shall immediately provide written notice to the other Party of (1) its receipt of a notice of an adverse action by the federal government against any of the individuals or entities specified above that will or may result in mandatory or permissive exclusion from a federal healthcare program pursuant to 42 U.S.C. §1320a-7, (2) the date of any adjudication or determination that any of the individuals or entities specified above has committed any action that would subject it/them to mandatory or permissive exclusion under 42 U.S.C. §1320a-7, or (3) a notice of an adverse action by a governmental body against any of the individuals or entities specified above that will or may result in a determination of ineligibility for award of contract, grant or cooperative agreement. In the event either Party fails to provide the other Party with such written notice, or it is discovered that either Party's representations contained herein are false, the other Party has the right to immediately terminate this Agreement.

7.11 Successors, Assignment or Delegation

This Agreement may not be assigned or subcontracted or otherwise transferred by Contractor without the prior written consent of SCF, which SCF may withhold for any reason or for no reason, in its sole and absolute discretion, and any assignment or other transfer in violation hereof shall be null and void and of

no force or effect. If SCF consents to an assignment or subcontract of all or any portion of this Agreement, Contractor warrants to SCF that the assignee or subcontractor shall execute a written instrument agreeing to be bound by all of the terms and conditions of this Agreement, that Contractor shall provide SCF with a copy of the written agreement, and that any such assignment or subcontract shall not relieve the Contractor from any obligations hereunder. Contractor further agrees that Contractor shall guarantee the performance of any assignee or subcontractor hereunder. Without limiting the foregoing, this Agreement shall be binding upon, and inure to the benefit of, the parties hereto, and their successors and permitted assigns, if any.

7.12 Nondiscrimination

Contractor shall not discriminate against any employee or applicant for employment because of race, color, religion, national origin, ancestry, age, sex, marital status, or “qualified individual with a disability status.”

7.13 Americans with Disabilities Act

All facilities must be constructed in compliance with the Americans with Disabilities Act, Public Law 101-336, and with the Uniform Federal Accessibility Standards (“UFAS”).

7.14 Governing Law, Venue and Jurisdiction

Any Agreement will be governed, construed and enforced in accordance with the laws of the State of Alaska and the United States of America. All parties expressly agree that should litigation or any legal proceeding be necessary under this Agreement, the same will be commenced exclusively in Alaska Superior Court, Third Judicial District at Anchorage or in the United States District Court for the District of Alaska.

7.15 Audit and Examination of Records

Contractor agrees to maintain and make available for review by SCF all books, records, documents and other evidence pertaining to costs and expenses of an Agreement for examination and audit by SCF for a period of (6) six years from and after the termination of this Contract. SCF shall have the right to make copies of documents audited and such copies will become the confidential property of SCF.

7.16 Media Contact

Contractor, its employees, agents, and subcontractors shall not contact any member of the print or electronic media as a representative of SCF without the prior written approval of the President/CEO of SCF. If any member of the print or electronic media contacts the Contractor asking for information, the Contractor will refuse to comment and will refer the inquiry to SCF’s Office of Public Relations. Further, Contractor will not use SCF’s name in any advertising, publications, promotional materials or publicity release concerning any Agreement or the services performed under it.

EXHIBIT A: Scope of Work including Construction Documents

The work of the project is defined by the contract documents and is summarized as:

Base bid:

- Tenant improvement in the existing Garrett medical building on Palmer-Wasilla Highway, Wasilla, Alaska. The suite will accommodate a health care delivery program, which is an outpatient substance abuse treatment facility.
- Spaces include a welcoming lobby, group rooms, talking (counseling) rooms, staff office area and associated support spaces.
- The project renovates the north most 7,106 sf suite of the 19,900sf total Building footprint.
- There are two additional suites occupying the middle and south end of the building, there is no work in these suites unless noted otherwise.
- The existing building was built in 2002 and is a steel clear span structure framed over a crawlspace and has interstitial space above a lay-in tile ceiling. The facility has water, piped natural gas and electricity and is not sprinklered.
- There is minimal exterior renovation work, this includes relocation of two existing doors and an existing window.

Additive alternate #1:

- Demolish all existing 2'x4' lighting fixtures shown on sheet e1.01. Provide new LED fixture type 'alt1' for all new and existing 2'x4' fixtures shown on sheet E2.01. Refer to light fixture schedule on sheet e0.01 for new led fixture 'alt1'.

Additive alternate #2:

- Replace existing sidewalk ramp at front door per contract documents.

Additive alternate #3:

- Wall mounted semi-recessed water dispenser per contract documents.

Additive alternate #4:

- Existing and new sound walls to be extended up to existing roof structure for sound proofing per contract documents.

EXHIBIT B: Proposal Offer and Signature Page

RFP Number: SCF21-1054

RFP Name: 4 Direction Wasilla Renovation

Proposal Due Date and Time: April 7, 2021 by 3pm AKDT

BIDDERS MUST COMPLETE THE SECTION BELOW

- A. Base Bid \$ _____
- B. Overhead and Profit on approved change orders _____ %
- C. Additive Alternate #1: Lighting fixtures \$ _____
- D. Additive Alternate #2: Sidewalk ramp \$ _____
- E. Additive Alternate #3: Semi-recessed water dispenser \$ _____
- F. Additive Alternate #4: Sound walls \$ _____

Company Name: _____

Contact Name: _____

Email: _____

Phone: _____

Address

City

State

Zip Code

By signing below the contractor agrees to all terms and conditions as listed within this Request for Proposal issued by SCF.

Authorized Signature: _____

Date: _____

END OF RFP

ADDENDUM NUMBER ONE (1)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION

March 19, 2021

The following corrections, changes, additions, deletions, revisions, and/or clarifications are hereby made a part of the Contract Documents as issued by Southcentral Foundation on March 19, 2021. In the case of conflicts between this Addendum and previously issued documents, this Addendum shall take precedence. **Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to disqualification.**

This Addendum consists of two (2) pages and Zero (0) attachments.

CLARIFICATIONS RESULTING FROM CONTRACTOR QUESTIONS:

1. Q. None at this time.
A. None at this time.

CHANGES TO REQUEST FOR PROPOSAL (RFP)

1. Q. None at this time.
A. None at this time.

CHANGES TO DRAWINGS

Item D.1.M.1.

REVISE Drawing M1.2 Plumbing Remodel Plan Suite A

Add General Sheet Note #1 – 1. Additive Alternate #4: Coordinate with Architectural for piping penetrations through new gyp bd installations above existing ceiling to roof deck. Disconnect and reconnect all hot water, cold water hot, water recirculating, and vent piping as necessary upon completion of new gyp board.

Item D.1.M.2.

REVISE Drawing M2.2 Mechanical Remodel Plan Suite A

Add General Sheet Note #2 – 2. Additive Alternate #4 - Coordinate with Architectural for ducting penetrations through new gyp bd installations above existing ceiling to roof deck. Disconnect and reconnect all mechanical supply return and exhaust ducts as necessary upon completion of new gyp board.

Item D.1.E.1.

REVISE Drawing E2.01 General Note C to include:

ADD ALT #1 - Provide occupancy sensors with integral dimmers to replace the single pole switch shown on the drawings and provide the necessary wiring for fixture dimming in the following rooms: A109-A112, A117-A119, A130-A132, A134-A136.

Provide occupancy sensors to replace the single pole switch shown on the drawings in the following rooms: A106, A114, A120, A125, A127, A128, A133.

ADDENDUM NUMBER ONE (1)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION

Provide dimmer switches to replace the single pole switch shown on the drawings and provide the necessary wiring for fixture dimming in the following rooms: A103.

Item D.1.E.2.

ADD Drawing E2.01 General Note E:

E. ADD ALT #4 - SEE A1.04 FOR NEW SOUND WALLS THAT GO UP TO ROOF STRUCTURE. COORDINATE AND PROVIDE ALL ELECTRICAL PENETRATIONS OF EXISTING AND NEW CONDUIT, CABLING, AND WIRING THROUGH THESE NEW WALLS.

Item D.1.E.3.

ADD Drawing E3.01 General Note G:

G. ADD ALT #4 - SEE A1.04 FOR NEW SOUND WALLS THAT GO UP TO ROOF STRUCTURE. COORDINATE AND PROVIDE ALL ELECTRICAL PENETRATIONS OF EXISTING AND NEW CONDUIT, CABLING, AND WIRING THROUGH THESE NEW WALLS.

END OF ADDENDUM NUMBER ONE

ADDENDUM NUMBER TWO (2)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION – SCF21-1054

March 26, 2021

The following corrections, changes, additions, deletions, revisions, and/or clarifications are hereby made a part of the Contract Documents as issued by Southcentral Foundation on March 8, 2021. In the case of conflicts between this Addendum and previously issued documents, this Addendum shall take precedence. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to disqualification.

This Addendum consists of six (6) pages and seven (7) attachments of thirty four (34) pages, for a total page count of forty (40). Documents are amended by the following additions (indicated by underlining) and deletions (indicated by strikethroughs):

CLARIFICATIONS RESULTING FROM CONTRACTOR QUESTIONS:

1. Contractors are reminded that they must register with SCF per the cover page of the RFP. Attendance at the walk through is not sufficient to be added to the Plan Holder's list, thus being eligible to bid. Bidder's must register as directed in the RFP.
2. Q. Will a bid bond be required?
A. Yes, A bid guarantee from each bidder equivalent to five percent of the bid price. The "bid guarantee" must consist of a firm commitment such as a bid bond, certified check, or other negotiable instrument accompanying a bid. Additional information and/or a bond form will be provided in a future addendum.
3. Q. Will Payment and Performance bonds be required?
A. Yes Both performance and payment bonds will be required. Additional information and/or bond forms will be provided in a future addendum.
4. Q. The RFP is requiring a 3-million-dollar insurance coverage. This is not classified as a medical building but as an office building. Could that coverage be 1 million instead?
A. Insurance coverage requirements remain unchanged.
5. Q. Request for Plan Holder's list
A. A list dated 3/24/21 is attached. Please note this is an updated list from that which was posted on website page on 3/19/21.
6. Q. Section 5, Part 4;
Provide statements of qualifications...Architect/Engineer... - Is this project intended to be a design/build or are the drawings complete?
A. Drawings are complete, this is not a Design/Build project. RFP section in question is asking for the name of the Architect/Engineer (A/E) firm & A/E contact and current phone number for the projects listed within the Statement of Qualifications.
7. Section 5, Part 4;
Q. Previous or current experience.... We've successfully completed and are currently involved in projects with costs \$1 million+ and have completed TI's in healthcare facilities. Just not \$1million+ projects IN healthcare facilities. Can this requirement be loosened a bit so we may bid on this project?
A. No, this qualification cannot be waived for this RFP.
8. Q. Is Certified Payroll required? Are there any Federal or State wage requirements?
A. No Certified Payrolls and no Federal or State wage requirements.
9. Q. In Section 2.6 Dual-Channel steel raceway, model# specifies Ivory but states channel finish to be

ADDENDUM NUMBER TWO (2)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION – SCF21-1054

“white”. Please clarify.

A. Model numbers from manufacturer’s listed in 26 05 33 2.6.A.1, that provide white Dual-Channel steel raceway shall be provided.

10. Q. This project appears to be under the jurisdiction of the Ma-Su Borough. Have the plans been submitted for Fire review?

A. Yes, they have been.

11. Q. The code study for the fire alarm on G1.02 says none required, owner provided. You also provided a specification 283100 asking for a complete automatic detection and notification alarm system. The code study says this is a B occupancy with an occupant load of 200.5 people which according to the 2012 IBC does not require a fire alarm. If it did require a fire alarm it would only need a manual fire alarm system. A manual system is pull stations, duct detectors on AHU’s, sprinkler monitoring, smoke detection at panels and occupant notification. Please verify that you want a complete automatic detection system for this TI? So that we size the FA panel properly, if automatic detection is required, how much smoke detection capacity should the panel we provide now have built in for future TI’s?

A. The Fire Alarm is not code required, but rather desired by the Owner, thus a fire alarm system is to be provided. The required system is to be a manual system with pull stations, duct detectors on AHU’s, sprinkler monitoring (if present), smoke detection at panels and full occupant notification; this change will override the requirements of 283100 Part 1 Paragraph 1.1(A) and Paragraph 1.5(A). Refer to Specification 283100 for fire alarm system panel and component requirements. Specification 283100 requires the power supply, signaling line circuits, and notification appliance circuits to have 100% spare capacity for future additions; the intent is for this fire alarm panel to provide coverage for Suite A (project area) and the adjacent Suite B in the future.

12. Q. Request as-built drawings.

A. Available drawings are attached. Drawings are provided for reference only and are not part of the Contract Documents.

13. Q. Schedule by Contractor. Just to clarify, can we just provide what the end date is and how we get there?

14. A. There will not be a change in the contract requirements in relation to this question.

CHANGES TO REQUEST FOR PROPOSAL (RFP) – revised version issued via SCF website on 3-16-21.

Item No. RFP.1.

Section 2, General Information

Page 2 of 14. Modify Section 2.2 Contract Period as follows “A modified AIA Document ~~A104-2017~~ “~~Standard Abbreviated Form of Agreement Between Owner and Contractor, Construction Manager as Constructor Edition~~” A105-2017 Owner-Contractor Agreement – Small Projects Edition will be used as the basis of the Contract. The selected Bidder shall complete, and provide to SCF, an editable version of the ~~AIA Document B133-2019~~ the contract. Any costs associated with obtaining.....”

Item No. RFP.2.

Section 3, Request for Proposals Details

Page 3 of 14. Modify Section 3.3 Other Licenses and Registrations Requirements as follows “All Bidders are required to hold all necessary applicable ~~professional~~ construction licenses and registrations required by.....”

Item No. RFP.3.

Section 4, Instructions to Bidders

ADDENDUM NUMBER TWO (2)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION – SCF21-1054

Page 5 of 14. Modify Section 4.3 Proposal Content as follows: remove Item A in its entirety and re-letter subsequent items accordingly.

Modify item B as follows “The proposal must be addressed with a scope of work and compensation provided, as required by Section 5.1 (see details for requirements of Bid Section 6).”

Item No. RFP.4.

Section 5 Format for Proposals

Page 8 of 14. Bid Section 5, License/Insurance Requirements. Remove Item C. in its entirety.

Item No. RFP.5.

Section 5 Format for Proposals

Page 8 of 14. Bid Section 6, Compensation and Scope of Work. Modify section header as follows: “Bid Section 6, Compensation and Scope of Work.” Bidders shall base their proposals on the include a scope of work and detailed proposal Scope of Work, as described in Exhibit A. Compensation and rate information must be populated on the Proposal Offer and Signature Page provided as Exhibit B.”

Item No. RFP.6.

Section 5 Format for Proposals

Page 8 of 14. Bid Section 6, Compensation and Scope of Work. Modify section A.c Permits as follows. “Contractor to acquire COO (Certificate of Occupancy) before start at end of project.”

ADDENDUM NUMBER TWO (2)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION – SCF21-1054

Item No. RFP.7.

Section 6.3 Evaluation Criteria and Point Value

Table 3, Page 9 of 14, Replace Table 3 in its entirety with the table below.

	Evaluation Criteria	Point Value	Details
1	Format and Presentation	10	Evaluation of proposal compliance and format.
2	Qualifications	20	Evaluation of qualifications and provided references.
3	Construction Schedule	15	Evaluation of Bidder's proposed construction schedule .
4	Equipment and Staffing	15	Evaluation of Bidder's equipment and proposed staffing levels.
5	Past Performance	10	Past experience, specifically quality of work, compliance with performance schedules, length employee tenure, and any special employee qualifications.
6	Price Proposal	25	Evaluation of pricing provided for in Bidder's proposal, as provided in Exhibit B, Cost Proposal Schedule. <ul style="list-style-type: none">▪ Bidders with the lowest price will receive a maximum of 25 points available.▪ Other Bidders will receive a calculated number of points less than the maximum of 25 points, based on their bids comparison to Bidder with lowest price.
7	Prime Contractor AN / AI Preference	5	Evaluation of Bidder's AN / AI Qualifications.
	Total Point Value - 100		

Item No. RFP.8.

Section 7 Standard Contract Terms

Page 12 of 14. Section 7.5 Insurance Requirements – Remove 3. Professional Liability Insurance in its entirety and renumber the subsequent items accordingly.

Item No. RFP.9.

EXHIBIT B: Proposal Offer and Signature Page

Page 16 of 14. Replace this document in its entirety with attached document.

CHANGES TO DIVISION 01 GENERAL CONDITIONS AND PROJECT MANUAL

Item No. PM.1.

Project Manual

Table of Contents, replace Table of Contents SPECIFICATIONS GROUPS in its entirety with attached document.

Item No. PM.2.

Section 01 22 00 UNIT PRICES

Remove this specification section in its entirety.

ADDENDUM NUMBER TWO (2)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION – SCF21-1054

Item No. PM.3.

Section 01 30 00 TEMPORARY UTILITIES

- 1.05 TEMPORARY HEATING, A. Cost of Energy, ~~By Contractor.~~ By SCF
1.06 TEMPORARY COOLING, A. Cost of Energy, ~~By Contractor.~~ By SCF.
1.08 TEMPORARY WATER SERVICE, A. Cost of Water Used, ~~By Contractor.~~ By SCF.

Item No. PM.4.

Section 01 51 00 Administrative Requirements

Part 3.01 Modify as noted “Digital online system, Procore, managed by Southcentral Foundation ~~Alder-
Architecture and Design, LLC~~ will be used for document communication.”

Item No. PM.5.

Section 06 41 16 PLASTIC-LAMINATE-CLAD ARCHITECTURAL CABINETS

Modify Section 1.4 ACTION SUBMITTALS, by removing “A. Product Data: For each type of Products.” in its entirety and re-lettering the subsequent sections of 1.4 accordingly.

Modify Section 1.4 Action Submittals B. Shop Drawings by removing item 5 in its entirety.

Modify Section 1.6 Closeout Submittals by removing this section in its entirety.

Item No. PM.6.

Project Manual

Add attached Section 08 14 16 Flush Wood Doors.

Item No. PM.7.

Project Manual

Add attached Section 10 14 19 DIMENSIONAL LETTER SIGNAGE.

CHANGES TO DRAWINGS

Item D.G.1

REVISE Drawing G1.02 LIFE SAFETY PLAN, BUILDING CODES, & WALL ASSEMBLY SCHEDULE

Modify line FIRE ALARM as follows “NONE REQUIRED, ~~OWNER~~ CONTRACTOR PROVIDED”.

Item D.C.1

REVISE Drawing C1.02 ENLARGED SIDEWALK PLAN 7 SIDEWALK SECTION

Modify Note #6 as follows “~~SEE ARCHITECTURAL FOR SIGNS~~” to “All Signs and Signposts Shall Be Installed in Accordance With The State of Alaska Department of Transportation & Public Facilities (ADOT&PF) Standard Drawings (S-01.00, S-05.01), (S-20.10, S31.01) Most Recent Versions, All Signs Shall Be Single Sided. Provide Sign Type: R7-8 (12”x18”) and R7-8a ((12”x18”), as applicable. Van Accessible Sign Shall Be Installed Only at Locations With 8’ Delineated Space Between Stalls.”

Item D.C.2

REVISE Drawing C1.02 ENLARGED SIDEWALK PLAN 7 SIDEWALK SECTION

Add Note #7 as follows “D-1 is allowed as needed for fine grading. If D-1 is used, compact both the original

ADDENDUM NUMBER TWO (2)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION – SCF21-1054

soil subgrade and the D-1 per the note on S1.01. It is anticipated that the existing parking lot subgrade soils may be re-used with a small amount of borrow or waste.

Item D.A.1

REVISE Drawing A6.01 DOOR & WINDOW SCHEDULE, DOOR & WINDOW DETAILS

Replace Door Schedule in its entirety with attached Door Schedule on Alder Architecture and Design sheet.

Item D.A.2

REVISE Drawing A1.04 SUITE A – REFLECTED CEILING PLAN

Add note #6 as follows “Provide 1-hour (one-hour) Applied Fire Protection to meet specifications to all above ceiling structural steel where it either does not exist, or where it is damaged and no longer meets specification requirements.”

Add note #7 as follows “It is anticipated that roughly 50% of the clg. tiles and grid will be replaced as part of the base bid work.

Add note #8 as follows “It is anticipated roughly 25% of the clg. Tiles and grid, in addition to that which will be replaced as part of Base Bid, will be replaced as part of Additive Alternate #4.

Revise detail 3/A1.04 as follows “Seismic Track attached to bottom of existing roof supports such as girts and beams. Installation may require new framing members to span horizontally between existing members to secure top of new seismic track. Top of extended wall should be pressed up into, but not penetrate, the existing vapor retarder that holds existing roof insulation, so that existing roof insulation slightly drapes over top of extended wall. Top of wall shall be as high as possible without penetrating the vapor retarder or pressing it up more than 1”-2”.”

Item D.M.1

REVISE Drawing M2.2 MECHANICAL REMODEL PLAN SUITE A

Add Referenced Sheet Note #7 “Additive Alternate #4: Existing HVAC system consists of a ducted return application. In spaces where the supply air is over 100 cfm and no return air grille is located, contractor shall provide-and install a new sound lined transfer air duct connected to 24”x24” eggcrate grilles on each side of a full height wall.” Also add Referenced Sheet Note #7 in the following rooms: A119, A130, A131, A134, A35 and A136.

Item D.E.1

REVISE Drawing E3.01 SUITE A NEW WORK POWER AND SIGNAL PLAN

On the east wall of Comm Room A123 add note “Existing Telephone Entrance Equipment, connect Voice Backbone Cable to Telecom Rack”.

END OF ADDENDUM NUMBER TWO



RFP SCR21-1054 Plan Holders List

Addendum #2
3/26/21

Company, Name	Address	Email	Phone Number
Kuchar Construction, LLC Lucas Parker, PM	PO Box 770508, Eagle River, AK 99577	lucas@kucharconstruction.com	907-885-3111/C:907-354-6005
Megawatt Electric, LLC Ed Harris	510 W. Fireweed Lane Anchorage, AK 99503	eharris@megawattelectric.com	907-229-0247/F:907-277-6003
Collins Construction, Inc. Greg Waisanen, PM	PO Box 871827 Wasilla, AK 99687	collinsconstruction@gci.net	907-376-8299/F:907-373-5468
Eklutna Const & Maint, LLC Bill Doss	10950 Mausel St. Unit Bla Eagle River, AK 99577	bdoss@eklutnainc.com	907-696-3865/C:907-903-6588
New Horizons Telecom, Inc. Donald Slifer	901 Cope Indust. Way Palmer, AK 99645	dslifer@nhtiusa.com	907-761-6000 M/907-330-7552
Cadence General, LLC Dennis Smedley	700 E. 46th Ave Anchorage, AK 99503	Denniss@cadencegeneral.com	907-268-2051x1005/C:907-355-1430
Norcoast Mechanical Marty Miller	6136 Mackay St. Anchorage, AK 99518	marty@norcoastmechanical.com	907-562-2125/F:907-561-2461
TBI Construction Jason Bergman	6474 E Palmer-Wasilla Hwy Palmer, AK 99645	jasonbergman@tbi-construction.com	907-376-1685/F:9073761687
Neeser Constriction Inc. Neil Bhargava	2501 Blueberry Road Anchorage, AK 99503	neil@neeserinc.com	(907) 276-1058
Roger Hickel Contracting, Inc. Sean Hickel	11001 Calaska Circle Anchorage, AK 99515	shickel@rhcak.com	907-279-1400/D:907-279-1401
Barabara Construcion Comp. Janice Stiller	13631 Venus Way Anchorage, AK 99515	janice@barabaraconstruction.com	907-345-7499
Raven Electric Erik Burger	8015 Schoon st Anchorage, AK 99518	eburger@ravenelectric.com	Office 907-349-9668 Cell 907-203-6933
G2 Construcion Roger Vang	188 Bentley Trust Rd Fairbanks, Alaska 99701	rvang@g2const.com	907-312-1893
Boretide Construction Peter Frank	1740 N. Terrilou Court Palmer, AK 99645	peter@boretideconstruction.com	907-761-6725/C: 907-841-2169
Epoch Contracting Co. Devin Stiller	13631 Venus Way Anchorage, AK 99515	epochcc@gmail.com	907-317-6427
Watterson Construction Co. Laura Nelson	6500 Interstate Circle Anchorage, AK 99518	lnelson@wccak.com	907-563-7441/C:907-227-3002
H5 Construction, LLC Jasmes Hacker	1500 Bogard Rd Wasilla, AK 99654	james@h5construction.com	907-357-4711/C:907-414-6900

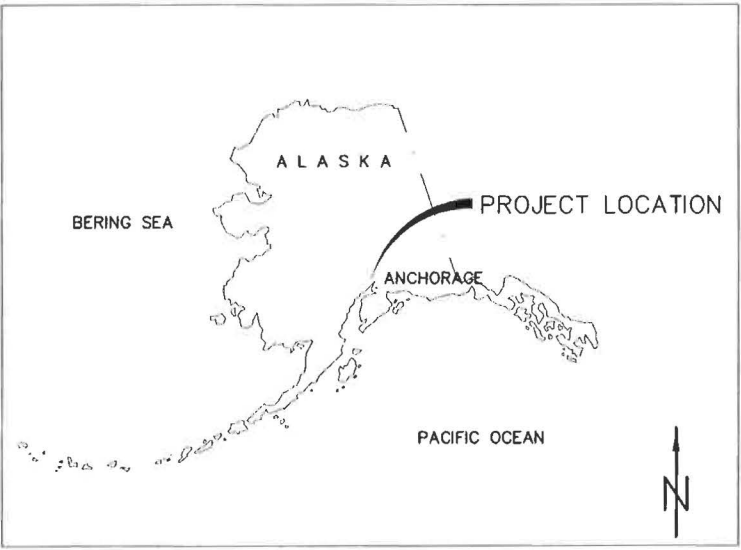
RECEIVED

NOV 14 2002

Southcentral Office
Div. of Fire Prevention
Anchorage, Alaska

GARRETT OFFICE BUILDING WASILLA ALASKA GRAND ENGINEERING

LOCATION MAP



PROJECT DATA

PROJECT LOCATION:
3161 EAST PALMER-WASILLA HIGHWAY
WASILLA, ALASKA

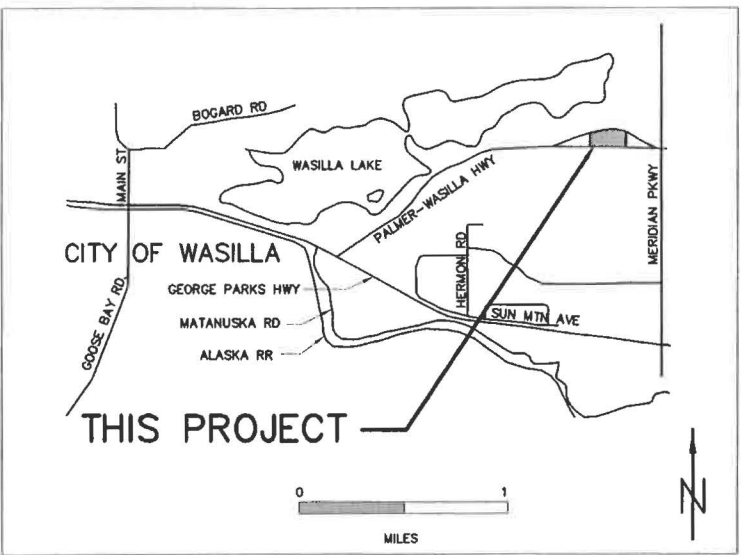
OWNER:
D&J EXCAVATION & DEVELOPMENT
2970 COTTLE LOOP
WASILLA, ALASKA 99687

LEGAL DESCRIPTION:
LOT 3 OF D&J SUBDIVISION
PLAT No. 97-87, PALMER RECORDING DISTRICT, PALMER, AK.

SHEET INDEX

- T1 TITLE SHEET
- C1 SITE PLAN
- C2 FLOOR PLAN
- C3 BUILDING ELEVATIONS
- C4 BUILDING ELEVATIONS
- C5 ROOF PLAN
- C6 BUILDING SECTION
- S1 STRUCTURAL NOTES
- S2 FOUNDATION & FLOOR FRAMING PLAN
- S3 STRUCTURAL DETAILS
- S4 STRUCTURAL DETAILS
- S5 PILASTER DETAILS
- S6 STRUCTURAL DETAILS
- S7 STRUCTURAL DETAILS

VICINITY MAP



BUILDING CODE: 2000 INTERNATIONAL BUILDING CODE

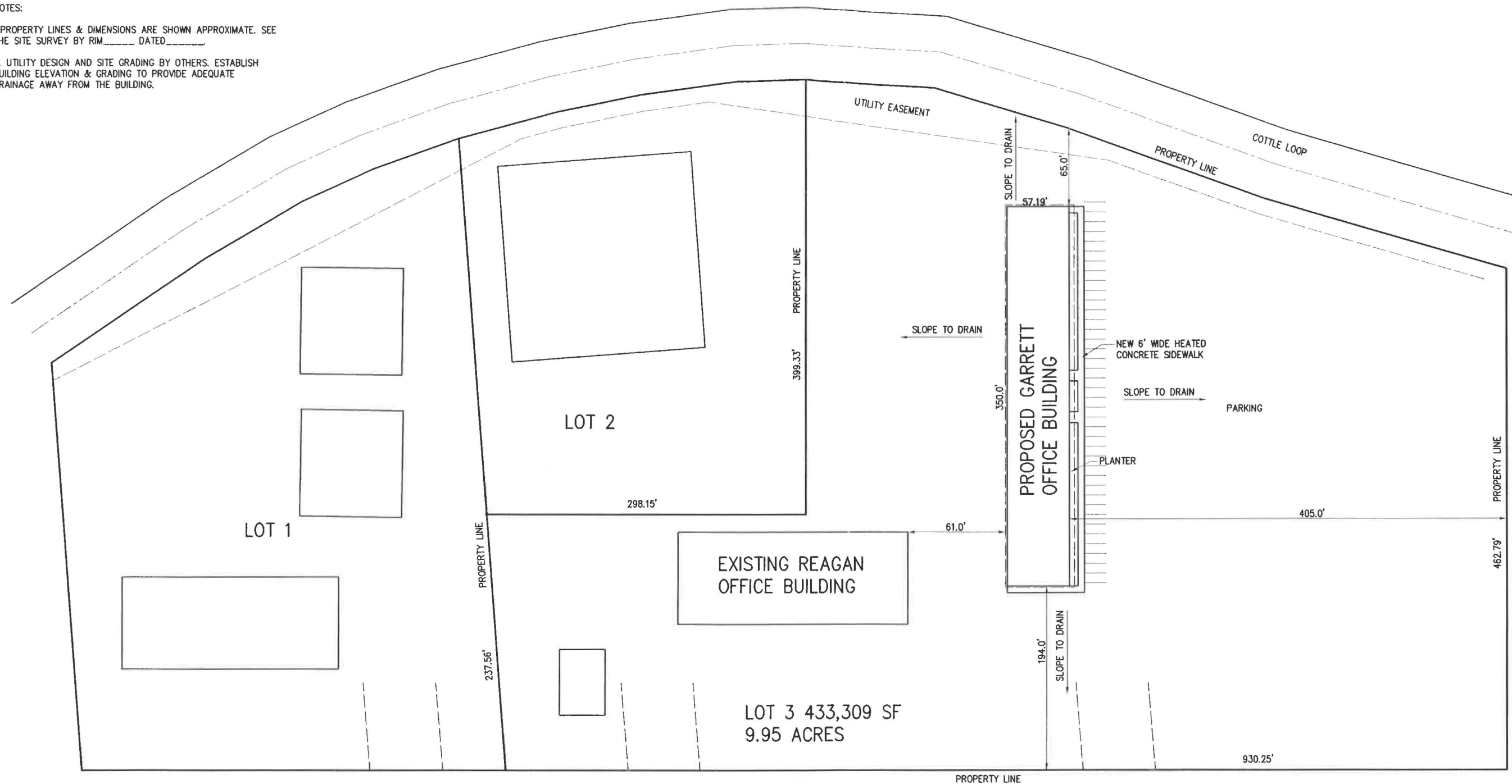
OCCUPANCY: BUSINESS OFFICES (B)
CONSTRUCTION TYPE: TYPE III-B

OCCUPANCY (B): BASIC At: 19,000SF PER TABLE 503
AREA INCREASE (If): 60' MIN SEPARATION 4 SIDES: 75%
ALLOWABLE AREA A_a: 19,000 SF + 19,000 SF X .75 = 33,250 SF
ACTUAL AREA: 57.2' X 350.0' = 20,020 SF (GROSS)

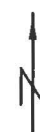
SITE AREA: 340,000 SF (APPROX)

1. PROPERTY LINES & DIMENSIONS ARE SHOWN APPROXIMATE. SEE THE SITE SURVEY BY RIM _____ DATED _____.

2. UTILITY DESIGN AND SITE GRADING BY OTHERS. ESTABLISH BUILDING ELEVATION & GRADING TO PROVIDE ADEQUATE DRAINAGE AWAY FROM THE BUILDING.



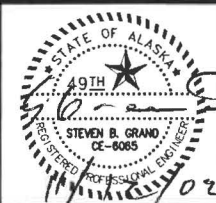
1 SITE PLAN
C1 SCALE: 1"=50'-0"



PRINTED 1/2 SIZE

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

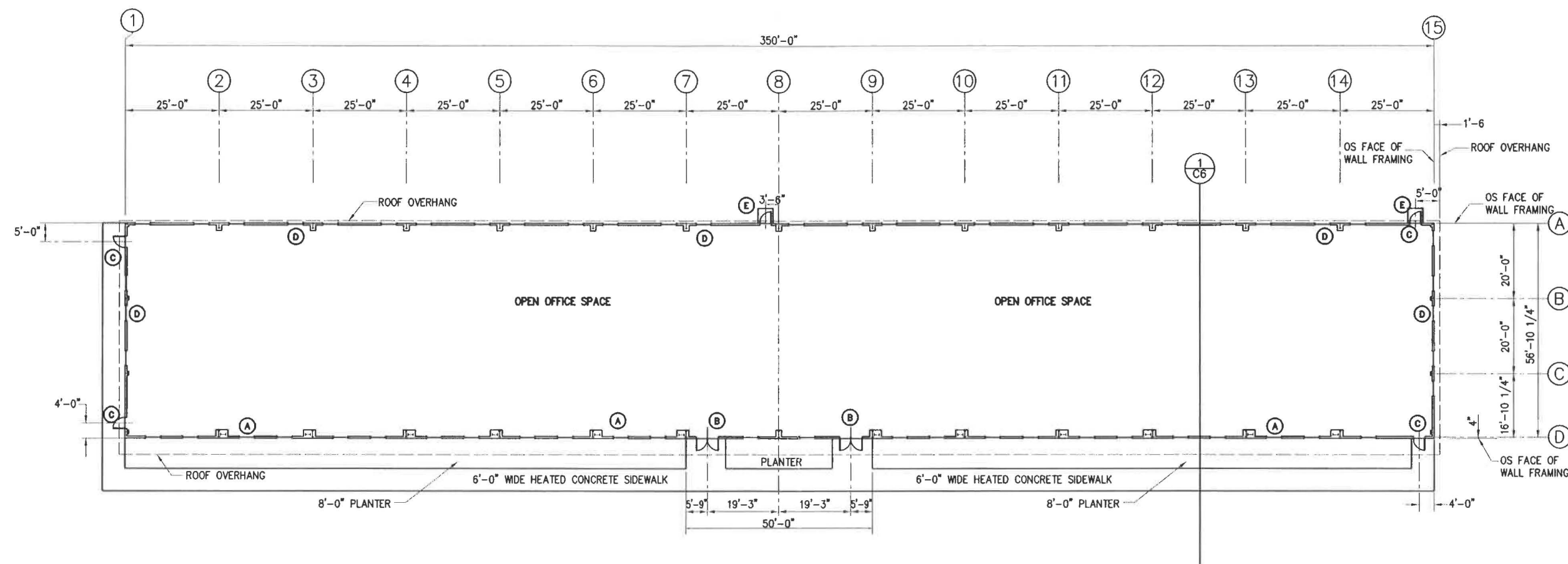
GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



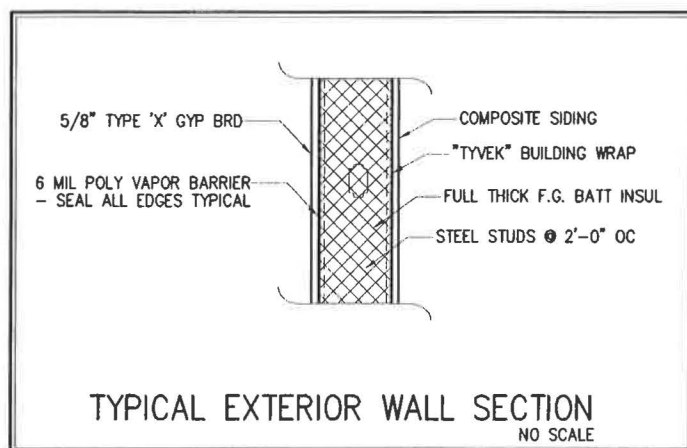
SITE PLAN

8/15/02	
9/12/02	
9/24/02	WIDEN BUILDING
11/11/02	LENGTHEN BUILDING

C.



1
C2 FLOOR PLAN
SCALE: 1/16"=1'-0"



REFERENCED NOTES

- (A) 4'-0"x4'-0" +/- FIXED WINDOWS TYPICAL
- (B) 6'-0"x7'-0" METAL INSULATED ENTRY DOORS W/ ACCESSIBLE HARDWARE & THRESHOLD
- (C) 3'-X7'-0" METAL INSULATED ENTRY/EXIT DOOR W/ ACCESSIBLE HARDWARE & THRESHOLD
- (D) 4'-0"x3'-0" +/- FIXED WINDOW
- (E) 5'-0"x5'-0" CONCRETE LANDING

NOTES:

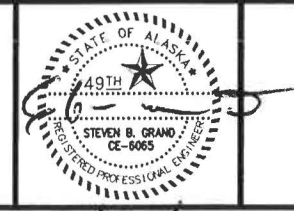
1. PROVIDE MECHANICAL VENTILATION IN ACCORDANCE WITH ALL RELEVANT CODE REQUIREMENTS - NO NATURAL VENTILATION IS PROVIDED.
2. PROVIDE ACCESSIBLE DOOR HARDWARE & THRESHOLDS @ ALL EXTERIOR DOORWAYS IN ACCORDANCE WITH IBC CHAPTER 11.
3. DESIGN & CONSTRUCT INTERIOR IMPROVEMENTS TO COMPLY WITH ALL APPLICABLE CODES.
4. PROVIDE EXIT SIGNS, EMERGENCY LIGHTING, FIRE EXTINGUISHERS, AND ALL OTHER REQUIRED SAFETY PROVISIONS AS PART OF THE FUTURE INTERIOR TENANT IMPROVEMENTS PRIOR TO OCCUPANCY.

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA

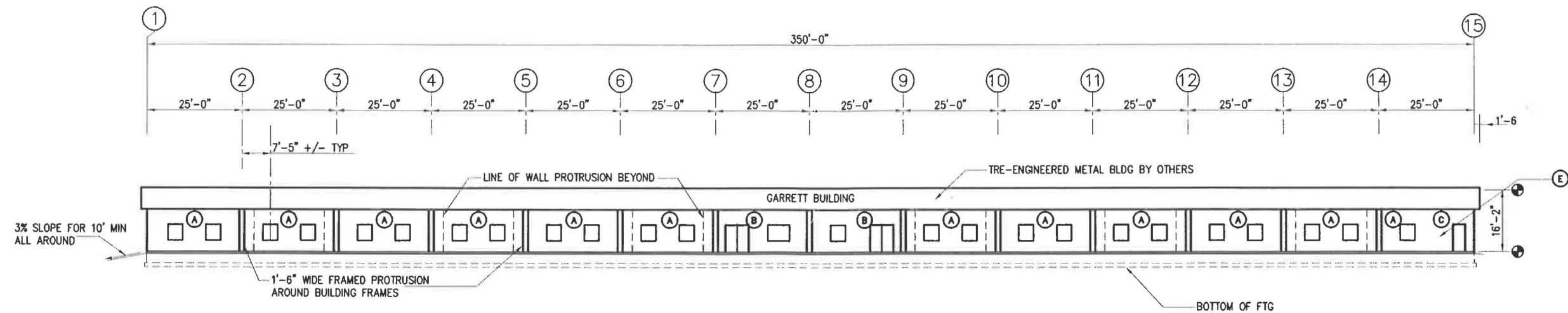


FLOOR PLAN

8/15/02
9/12/02
9/24/02
11/11/02
WIDEN BUILDING
LENGTHEN BUILDING

C2

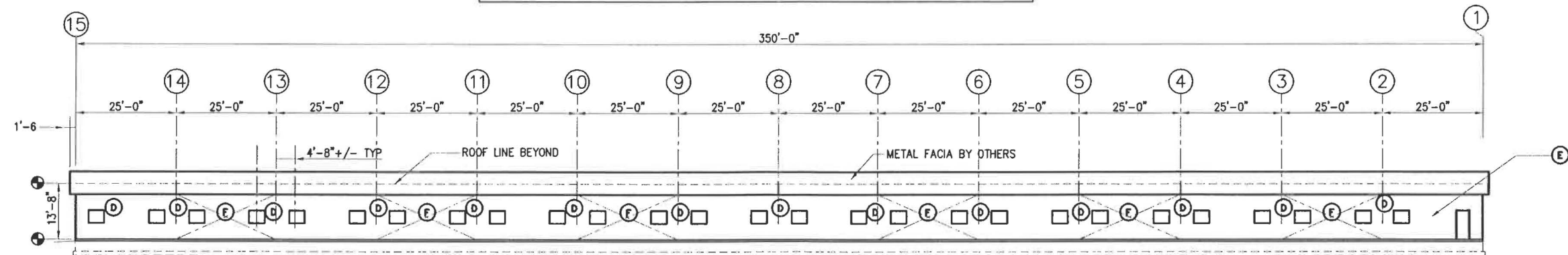
11/12/02



1 EAST BUILDING ELEVATION
SCALE: 1/16"=1'-0"

REFERENCED NOTES

- (A) 4'-0"x4'-0" +/- FIXED WINDOWS TYPICAL
- (B) 6'-0"x7'-0" METAL INSULATED ENTRY DOORS W/ ACCESSIBLE HARDWARE & THRESHOLD
- (C) 3'-x7'-0" METAL INSULATED ENTRY/EXIT DOOR W/ ACCESSIBLE HARDWARE & THRESHOLD
- (D) 4'-0"x3'-0" +/- FIXED WINDOW
- (E) COMPOSITE NON-COMBUSTIBLE (ASTM E-136) SIDING ON STEEL STUDS - USE CERTAINTED "WEATHERBOARD" OR JAMES HARDIE BUILDING PRODUCTS "HARDIPANEL" OR APPROVED EQUAL
- (F) BUILDING BRACES BEYOND



2 WEST BUILDING ELEVATION
SCALE: 1/16"=1'-0"

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

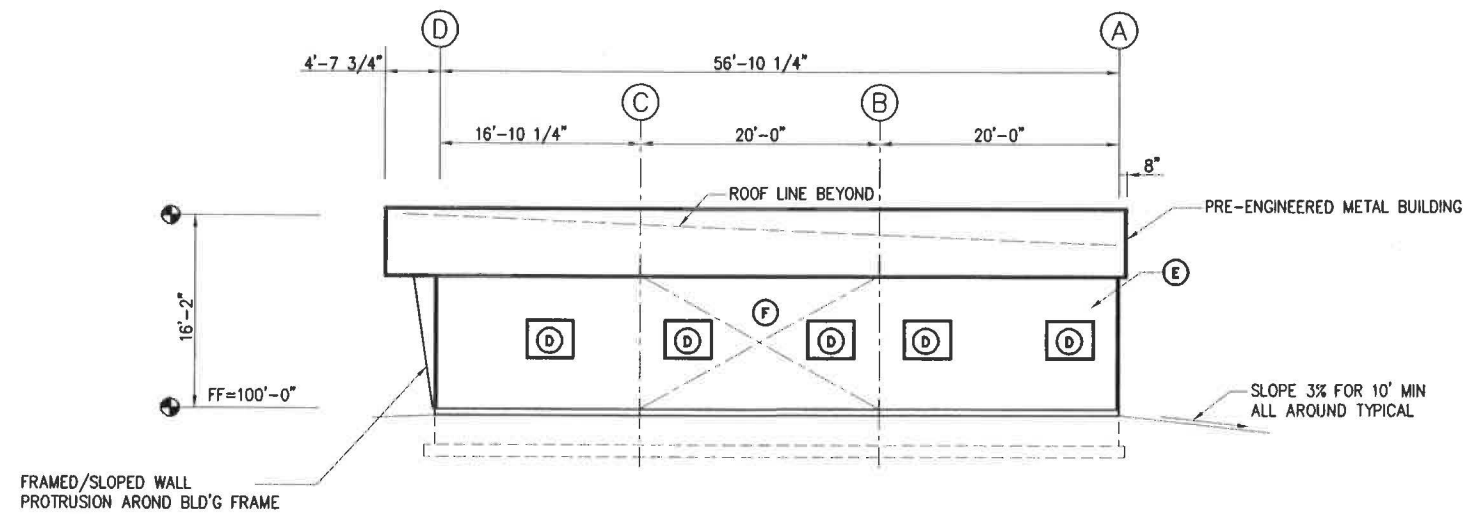
GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



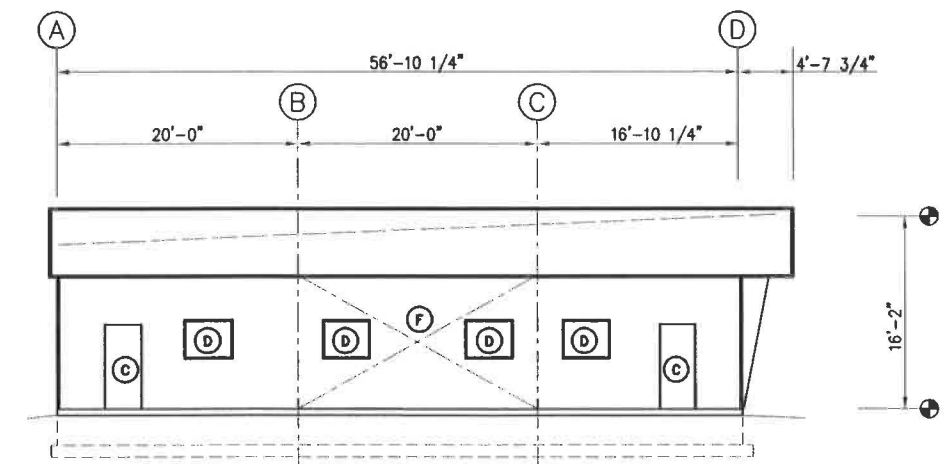
BUILDING ELEVATIONS

8/15/02
9/12/02
9/24/02
11/11/02
WIDEN BUILDING
LENGTHEN BUILDING

C3



1 NORTH BUILDING ELEVATION
SCALE: 1/8"=1'-0"



2 SOUTH BUILDING ELEVATION
SCALE: 1/8"=1'-0"

REFERENCED NOTES

- (A) NOT USED
- (B) NOT USED
- (C) 3'-X7'-0" METAL INSULATED ENTRY/EXIT DOOR W/ ACCESSIBLE HARDWARE & THRESHOLD
- (D) 4'-0"X3'-0" +/- FIXED WINDOW
- (E) COMPOSITE NON-COMBUSTIBLE (ASTM E-136) SIDING ON STEEL STUDS - USE CERTANTEED "WEATHERBOARD" OR JAMES HARDIE BUILDING PRODUCTS "HARDIPANEL" OR APPROVED EQUAL.
- (F) BUILDING BRACES BEYOND

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



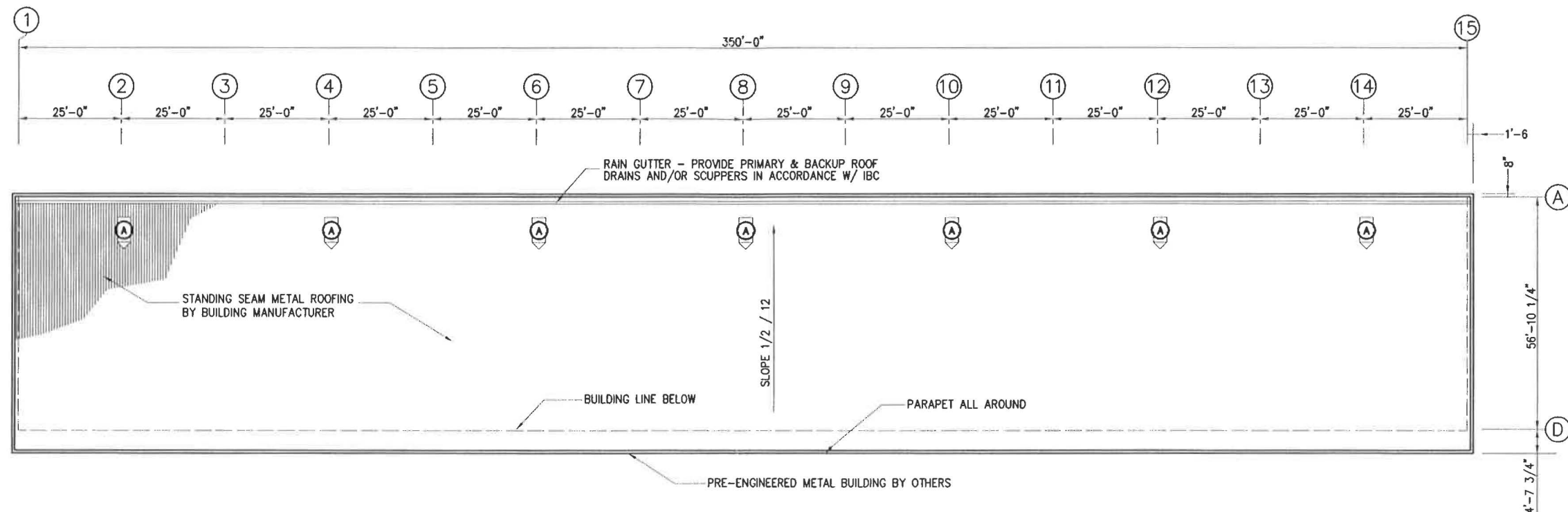
BUILDING ELEVATIONS

8/15/02
9/12/02
9/24/02
11/11/02

WIDEN BUILDING
LENGTHEN BUILDING

C4

11/12/02



1 ROOF PLAN
C5 SCALE: 1/16" = 1'-0"

REFERENCED NOTES

- (A) ROOF MOUNTED HVAC UNITS - COORDINATE LOCATION, SUPPORTS & DESIGN LOADS W/ BUILDING MANUFACTURER

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

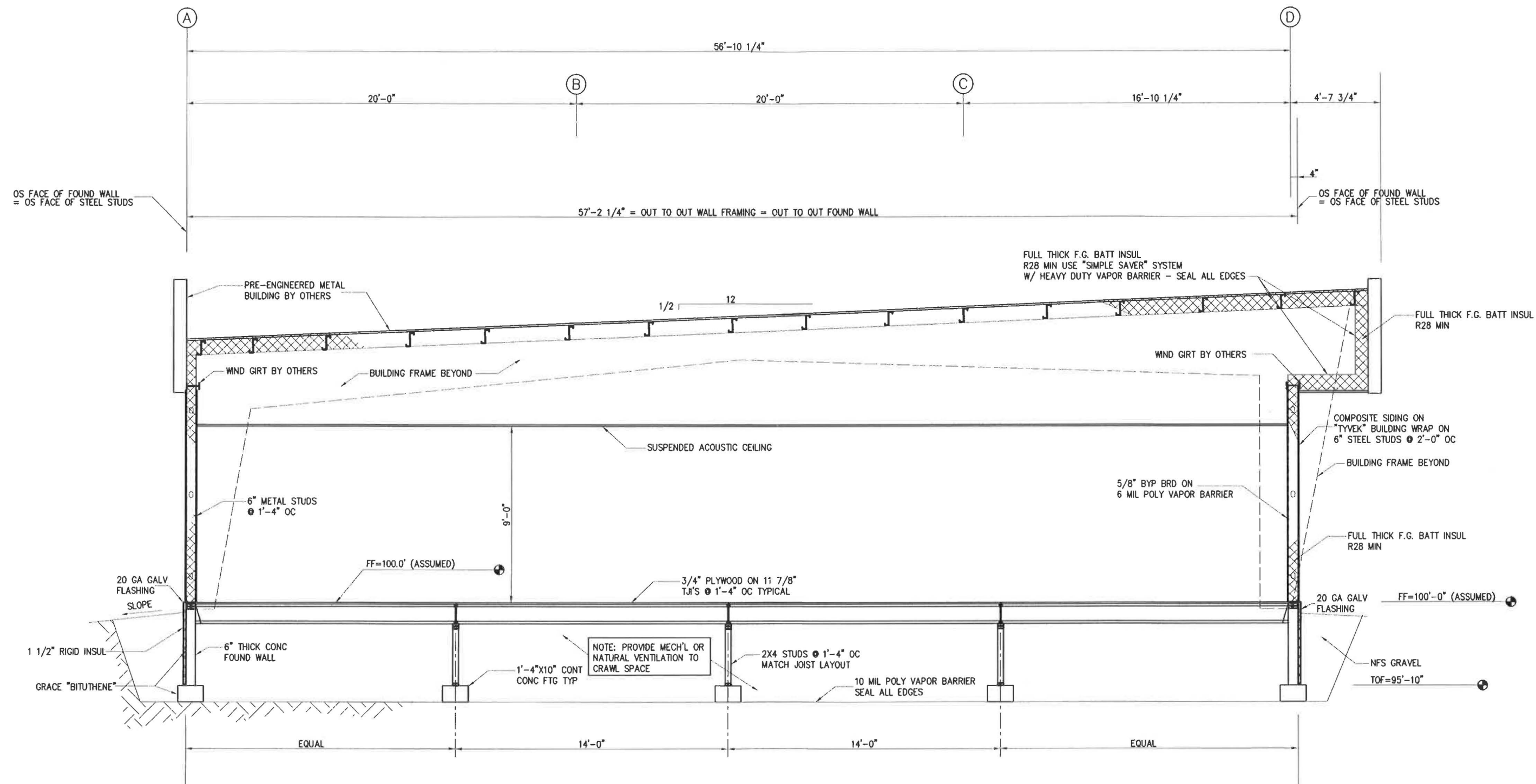
GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



ROOF PLAN

8/15/02
9/12/02
9/24/02
11/11/02
WIDEN BUILDING
LENGTHEN BUILDING

C5



1 BUILDING SECTION
SCALE: 3/8"=1'-0"

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



BUILDING SECTION

8/15/02
9/12/02
9/24/02
11/11/02
WIDEN BUILDING
LENGTHEN BUILDING

C6

STRUCTURAL NOTES
ALL MATERIALS, WORKMANSHIP AND CONSTRUCTION METHODS SHALL BE IN ACCORDANCE WITH THE STRUCTURAL DRAWINGS, SPECIFICATIONS AND NOTES LISTED BELOW. MINIMUM PROVISIONS OF THE INTERNATIONAL BUILDING CODE, 2000 EDITION AND LOCAL AMENDMENTS SHALL APPLY WHERE DETAILS ARE NOT SHOWN OR DESCRIBED. OTHER STANDARDS ARE GIVEN BELOW.

DESIGN LOADS
a. WIND LOAD: 100 MPH, EXPOSURE B, I= 1.00
b. SNOW LOAD: Pg= 50 psf, I= 1.00
c. SEISMIC LOAD: Ss=1.5, Si=.55, Site Class= D, Ie=1.0,
d. FLOOR LIVE LOADS: LIVE LOAD (LL)=50PSF PARTITION LOAD (PL)=20PSF

FOUNDATIONS
a. REMOVE ALL ORGANIC OVERBURDEN, FILL, AND UNSUITABLE SOIL FROM UNDER AND WITHIN A 45 DEGREE SLOPE FROM THE OUTSIDE OF ALL FOUNDATIONS AND SLABS DOWN TO THE EXISTING NFS GRAVEL LAYER. FOUNDATION DESIGN IS BASED ON SOILS COMPLYING WITH CLASS 3. (SANDY GRAVEL IN ACCORDANCE WITH IBC TABLE 1804.2 CLASS 3.). VERIFICATION OF THE ACTUAL SOIL CONDITIONS AND THE FOUNDATION DESIGN SHALL BE MADE BY A QUALIFIED GEOTECHNICAL ENGINEER PRIOR TO CONSTRUCTION.

b. MAXIMUM SOIL BEARING PRESSURE = 3000 PSF AT DEPTH SHOWN ON DRAWNGS ON UNDISTURBED CUT OR ON COMPACTED STRUCTURAL FILL.

c. POUR CONCRETE FOUNDATIONS ONLY ON UNDISTURBED BASE, OR IF FILL IS REQUIRED, USE A MINIMUM THICKNESS OF 9" AND COMPACT IN 9" LIFTS TO A MINIMUM OF 95% MDD.

CONCRETE
a. FOUNDATIONS, FLOOR SLABS, STRUCTURAL CONCRETE, AND TOPPING SLABS SHALL BE Fc = 3000 PSI @ 28 DAYS WITH A MINIMUM OF 5 - 1/2 SACKS OF CEMENT PER CU. YARD AND A MAXIMUM OF 6-3/4 GALLONS OF WATER PER SACK.

b. CONCRETE SHALL BE PLACED PROPERLY SO AS TO AVOID SEGREGATION, HONEYCOMBING OR POCKETS; SURFACES WHERE EXPOSED SHALL BE LEFT SMOOTH AND FREE FROM PROTRUDING FINS, RIDGES AND IRREGULARITIES.

c. CONCRETE SHALL BE KEPT MOIST AT LEAST 7 DAYS AFTER POURING, AND PROTECTED FROM FREEZING OR RAPID DRYING.

d. MINIMUM COVERAGE FOR REINFORCING STEEL: (UNLESS SHOWN):
3 INCHES (UNFORMED, EXPOSED TO EARTH)
2 INCHES (EXPOSED TO EARTH OR WEATHER)
1 - 1/2 INCHES (ALL OTHER BARS)

e. CONCRETE QUALITY AND PLACEMENT SHALL BE SUBJECT TO SPECIAL INSPECTION BY AN APPROVED TESTING LABORATORY.

f. ALL CONSTRUCTION SHALL BE IN CONFORMANCE WITH AMERICAN CONCRETE INSTITUTE (ACI 318).

REINFORCING STEEL
a. ALL REINFORCING STEEL NO. 4 AND LARGER SHALL BE ASTM A706 GRADE 60; NO. 3 AND SMALLER, GRADE 40.

b. SPLICES, WHERE LOCATED AND APPROVED SHALL BE A MINIMUM OF 12" OR 40 BAR DIAMETERS AND IN ACCORDANCE WITH ACI 318.

c. ALL REINFORCING SHALL BE SECURELY TIED WITH #16 ANNEALED IRON WIRE AND SUPPORTED ON METAL CHAIRS OR CONCRETE BLOCKS.

d. REINFORCING STEEL FABRICATION AND PLACEMENT SHALL BE INSPECTED AND APPROVED BY A CERTIFIED INSPECTION AGENCY PRIOR TO PLACEMENT OF CONCRETE.

STRUCTURAL STEEL
a. ALL STRUCTURAL STEEL SHALL BE NEW, CLEAN, RUST FREE AND MADE OF ASTM A36, Fy = 36 KSI, UNLESS OTHERWISE NOTED.

b. ALL STRUCTURAL STEEL CONSTRUCTION SHALL COMPLY WILL AMERICAN INSTITUTE OF STEEL CONSTRUCTION, "SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS " AND "CODE OF STANDARD PRACTICE FOR STEEL BUILDING AND BRIDGES".

d. SUBMIT SHOP DRAWINGS FOR ENGINEERS APPROVAL PRIOR TO FABRICATION.

e. ALL STRUCTURAL WELDING SHALL BE BY CERTIFIED WELDERS. MINIMUM WELD SIZE 3/16, E70XX ELECTRODE.

f. ALL BOLTS NOTED AS "MB" OR "AB" SHALL BE ASTM A307. ALL OTHER BOLTS SHALL BE ASTM A325 (X) AND SHALL BE SUBJECT TO SPECIAL INSPECTION.

g. CLEAN AND PAINT ALL STRUCTURAL STEEL AFTER FABRICATION WITH (1) SHOP COAT OF PRIMER.

LIGHT GAUGE METAL FRAMING
a. SIZE, TYPE AND GAUGE OF LIGHT GAUGE METAL FRAMING SHALL BE AS SHOWN ON THE DRAWINGS AND DESCRIBED BELOW. ALL FRAMING MEMBERS SHALL COMPLY WITH AISC "SPECIFICATION FOR THE DESIGN OF COLD FORMED STEEL STRUCTURAL MEMBERS."

b. ALL MEMBERS 16 GAUGE AND HEAVIER SHALL BE FABRICATED FROM STEEL HAVING MINIMUM YIELD STRENGTH OF 50 KSI AND COMPLYING WITH ASTM A446, GRADE D. ALL MEMBERS 18 GAUGE AND LIGHTER SHALL BE FABRICATED FROM STEEL HAVING MINIMUM YIELD STRENGTH OF 33 KSI AND COMPLYING WITH ASTM A-446, GRADE A. ALL STUD AND JOIST COMPONENTS SHALL HAVE G-60 GALVANIZED COATING.

c. JOIST AND STUD BRIDGING SHALL COMPLY WITH MANUFACTURER'S RECOMMENDATIONS. STUDS AND JOISTS SHALL BE SUPPLIED AND INSTALLED FULL LENGTH WITHOUT SPLICES UNLESS OTHERWISE SHOWN ON THE PLANS.

d. STUDS SHALL BE CUT SQUARE TO BEAR FULLY ON BOTTOM TRACK AND SHALL BE ATTACHED WITH (2) #10 SCREWS TO THE TOP AND BOTTOM TRACK OR BY WELDING WHERE SHOWN. WELDING OF FRAMING MEMBERS SHALL COMPLY WITH PROVISIONS OF AWS "SPECIFICATION FOR WELDING SHEET STEEL IN STRUCTURES." FIELD WELDS WILL BE COATED WITH ZINC RICH PAINT.

e. MANUFACTURER'S SPECIFICATIONS ALONG WITH FABRICATION AND ERECTION DRAWINGS SHALL BE SUBMITTED TO THE STRUCTURAL ENGINEER FOR APPROVAL. FRAMING MEMBERS SHALL HAVE THE MINIMUM PROPERTIES: SIZE, X, GRADE Ixx, Sxx, rxx SHOWN ON THE PLANS.

LUMBER AND TIMBER
a. STRUCTURAL LUMBER AND TIMBER TO BE HEM-FIR #2 OR BETTER.

b. UNLESS NOTED OTHERWISE, CONFORM TO UBC TABLE 2304.9.1.

c. METAL FRAMING ANCHORS AND HANGERS SHALL BE "SIMPSON STRONG TIE." OR APPROVED EQUAL.

d. SOLID 2X BLOCKING SHALL BE PROVIDED AT THE ENDS AND AT ALL SUPPORTS OF JOIST AND RAFTERS.

e. ALL BOLTS NOTED 'MB' OR 'AB' SHALL BE A307 WITH FLAT WASHERS AT WOOD BEARING.

FABRICATED WOOD JOISTS
a. JOISTS SHOWN ON DRAWINGS AS "TJ" SHALL BE "TRUS JOIST" OR APPROVED EQUAL.

b. COMPLETE JOIST DESIGNS UTILIZING THE LOADS SHOWN ON THE DRAWINGS AND /OR PUBLISHED IN "TRUS JOIST" CURRENT CATALOG AND BEARING THE STAMP OF A REGISTERED ENGINEER SHALL BE SUBMITTED TO THE ENGINEER PRIOR TO FABRICATION.

c. SHOP DRAWINGS SHALL BE SUBMITTED SHOWING THE REQUIRED BRIDGING AND LATERAL BRACING FOR STABILITY OF THE JOIST AND ALL SPECIALTY ITEMS NECESSARY FOR THE COMPLETE INSTALLATION OF THE JOIST.

d. COMPLY WITH JOIST MANUFACTURER'S RECOMMENDATIONS FOR INSTALLATION.

PLYWOOD
a. PLYWOOD SHEATHING SHALL CONFORM TO EXPOSURE 1 AND HAVE PROPERTIES LISTED BELOW:
1. FLOORS (ALL) 3/4" APA RATED "STURDI-FLOOR" SPAN RATING: 24 OC.

b. SEE DRAWINGS FOR NAILING REQUIREMENTS. MINIMUM NAILING SHALL BE 8d AT 6" O.C. AT ALL SUPPORTED EDGES AND 10" O.C.THROUGH 'FIELD'.

c. ALL PLYWOOD USED IN SHEAR WALLS SHALL BE BLOCKED AT THE FREE EDGES. SEE DRAWNGS FOR ROOF AND FLOOR DIAPHRAGM BLOCKING REQUIREMENTS.

PRE-ENGINEERED STEEL BUILDING
a. DESIGN THE PRE-ENGINEERED STEEL BUILDING TO THE DESIGN LOADS AND STANDARDS GIVEN ABOVE AND AS SHOWN ON THE DRAWINGS.

b. DESIGN THE BUILDING TO THE FOUNDATION DIMENSIONS GIVEN ON THE DRAWINGS.

c. THE PRE-ENGINEERED BUILDING SHALL INCLUDE ALL ACCESSORIES INCLUDING SIDING AND ROOFING PANELS, TRIM, FLASHING, INSULATION, DOORS AND WINDOWS, ETC. REQUIRED FOR A COMPLETE BUILDING PACKAGE.

d. ALL BUILDING COLUMNS AND FRAMES SHALL BE DESIGNED FOR PIN CONNECTION (0 MOMENT) AT THE BASE.

e. DESIGN THE BUILDING FOR FRAME BASE REACTIONS NO GREATER THAN THOSE SHOWN.

f. DESIGN THE COLUMN AND BUILDING FRAME ANCHOR BOLTS TO BE FULLY ENCLOSED WITHIN THE FOUNDATION PILASTER TIES AS SHOWN ON THE DRAWINGS.

g. COMPLY WITH METAL BUILDING MANUFACTURER'S ASSOCIATION'S (MBMA) "LOW RISE BUILDING SYSTEMS MANUAL" AND "COMMON INDUSTRY PRACTICES" EXCEPT WHERE SHOWN OR SPECIFIED ELSEWHERE.

h. PROVIDE UNDERWRITER'S LABORATORY'S (UL) RATED CLASS 90 ROOF PANEL INSTALLATION

LEGEND

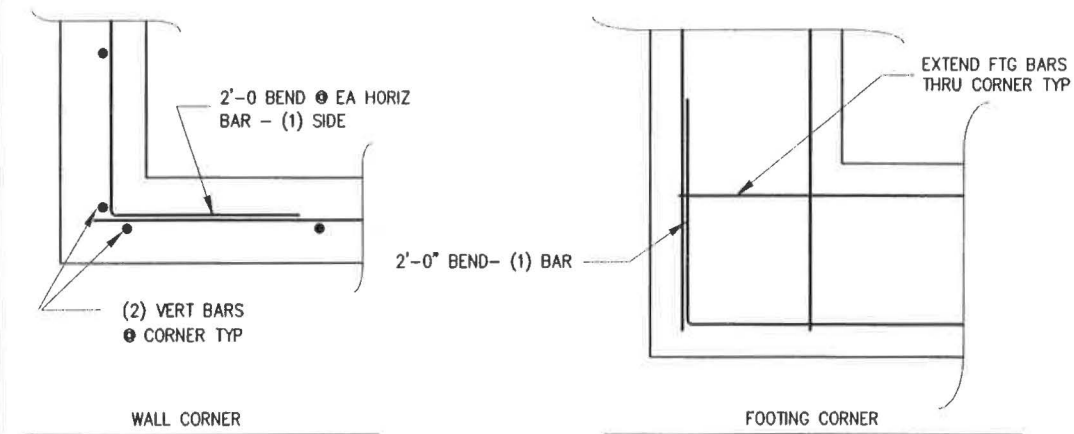
AB	=	ANCHOR BOLT (A307)
ASW	=	ARC SPOT WELD
BM	=	BEAM
C/L	=	CENTER LINE
CIP	=	CAST IN PLACE CONCRETE
CLR	=	CLEAR
CMU	=	CONCRETE MASONRY UNITS
COL	=	COLUMN
CONC	=	CONCRETE
CONT	=	CONTINUOUS
DIA	=	DIAMETER
EA	=	EACH
EW	=	EACH WAY
FP	=	FULL PENETRATION
FTG	=	FOOTING
GALV	=	HOT DIP GALVANIZED
H&V	=	HORIZONTAL & VERTICAL
HORIZ	=	HORIZONTAL
HSB	=	A325-X UNO
KIP	=	1000 POUNDS
KSI	=	KIPS PER SQUARE INCH
MB	=	MACHINE BOLT (A307)
MIN	=	MINIMUM
OC	=	ON CENTER
OH	=	OPPOSITE HAND
OS	=	OTHER SIDE
PCC	=	PRECAST CONCRETE
PCPS	=	PRECAST PRESTRESSED CONCRETE
PLF	=	POUNDS PER LINEAL FOOT
PSF	=	POUNDS PER SQUARE FOOT
PT	=	PRESSURE TREATED
R	=	RADIUS
REBAR	=	REINFORCING STEEL
REINF	=	REINFORCING STEEL
SIM	=	SIMILAR
SS	=	STANLESS STEEL (ASTM A666)
TYP	=	TYPICAL
UNO	=	UNLESS NOTED OTHERWISE
VERT	=	VERTICAL
W/IN	=	WITHIN
W/O	=	WITHOUT
WF	=	WIDE FLANGE

LIGHT GAGE STEEL FRAMING MEMBERS

MINIMUM PROPERTIES OF THE LIGHT GAGE STEEL WALL FRAMING MEMBERS ARE AS FOLLOWS:

1. WALL STUDS: 6CC16: DEPTH: 6"; FLANGE WIDTH: 1.375"; THICKNESS: 16 GAGE; FLANGE STIFFNR LIP: 0.375"; GROSS AREA: 0.513; Ixx= 2.51 IN^4.

2. TRACKS: 6SU16: DEPTH= 6"; FLANGE WIFTH= 1.375"; THICKNESS= 16 GAGE; GROSS AREA= .483 IN^2; Ixx= 2.12 IN^4.



TYPICAL CONCRETE DETAILS (NTS)

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

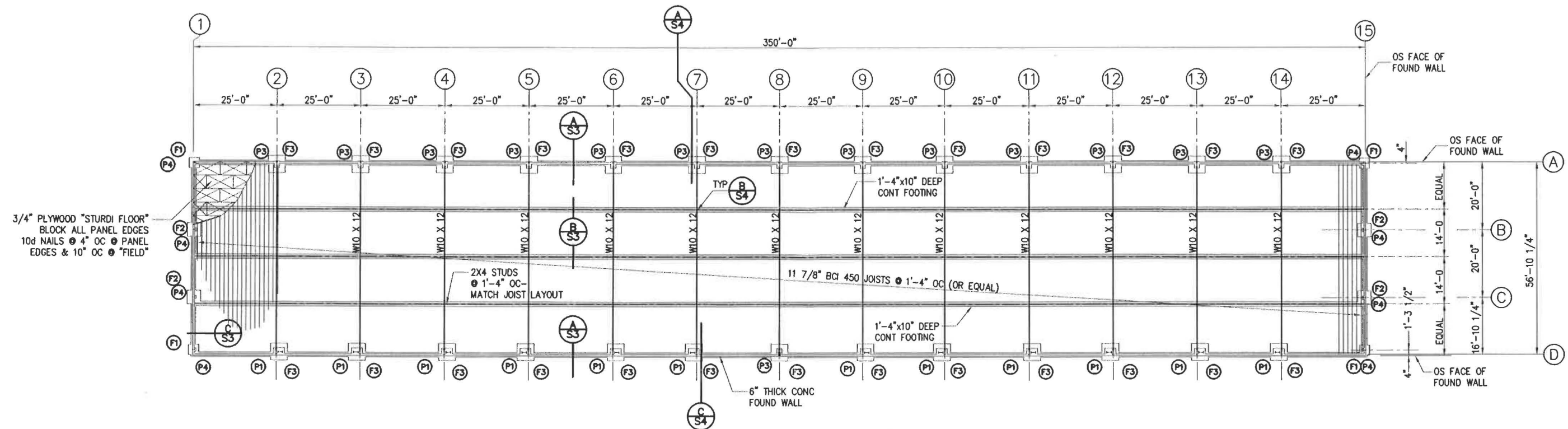
GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



STRUCTURAL NOTES

8/15/02
9/12/02
9/24/02
11/11/02
WIDEN BUILDING
LENGTHEN BUILDING

S1



1 FLOOR FRAMING/ FOUNDATION PLAN
SCALE: 1/16"=1'-0"

PILASTER SCHEDULE

P#	SIZE	VERTICAL REBAR	TIES	NOTES
P1	2'-2 1/2"x3'-2 1/2"	(8)#7 BARS	#3 TIES @ 10" OC MAX	(2) VERTS @ EA CRNR
P2	1'-6"x2'-2 1/2"	(4)#7 BARS	#3 TIES @ 10" OC MAX	
P3	1'-6"x2'-0"	(4)#7 BARS	#3 TIES @ 10" OC MAX	
P4	1'-0"x1'-0"	(4)#5 BARS	#3 TIES @ 10" OC MAX	

- NOTES:
 1. (3)#3 TIES REQUIRED WITHIN TOP 5" OF PILASTER TO ENCLOSE ALL COLUMN ANCHOR BOLTS.
 2. TOP OF PILASTER ELEVATION (TOC) = 99'-8 1/4" FOR ALL PILASTERS.
 3. TOP OF FOOTING ELEVATION (TOF) = 96'-10" @ ALL PILASTERS.
 4. 12" HOOK REQUIRED @ ALL PILASTER VERTS.

FOOTING SCHEDULE

F#	SIZE	REINFORCEMENT	NOTES
F1	3'-0"x3'-0"x1'-0" DEEP	(4)#5 BARS X 2'-6" EA WAY	
F2	4'-0"x4'-0"x1'-0" DEEP	(5)#5 BARS X 3'-6" EA WAY	
F3	5'-0"x5'-0"x1'-0" DEEP	(6)#5 BARS X 4'-6" EA WAY	

- NOTES:
 1. TOP OF FOOTING ELEVATION (TOF) = 96'-10" FOR ALL FOOTINGS.
 2. ALL REBAR 3" CLEAR FROM SIDES & BOTTOM OF FOOTING.

- NOTES:
 1. TOP OF PLYWOOD FLOOR DECK ELEVATION (FF) = 100'-0" (ASSUMED).
 2. TOP OF FOOTING ELEVATION (TOF) = 96'-10" FOR ALL FOOTINGS.
 3. TOP OF CONCRETE FOUNDATION WALL ELEVATION (TOC) = 99'-8 1/4" TYPICAL.
 4. SEE SHEET S6 FOR FOOTING/PILASTER/COLUMN ARRANGEMENTS.
 5. DESIGN & BUILD THE PRE-ENGINEERED METAL BUILDING TO COMPLY WITH THE FOUNDATION DIMENSIONS AND MAXIMUM COLUMN REACTIONS GIVEN ON THE DRAWINGS.

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
 8530 DIMOND D CIRCLE
 ANCHORAGE, ALASKA 99515
 (907) 344-5188

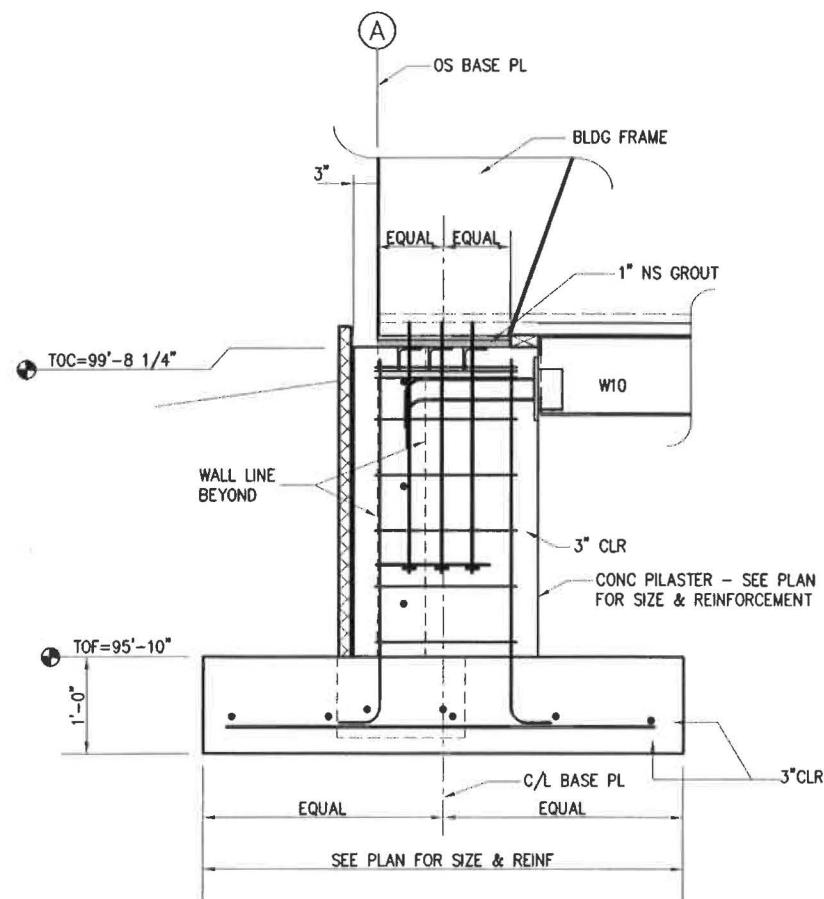
GARRETT OFFICE BUILDING
 D&J EXCAVATION & DEVELOPMENT
 PALMER-WASILLA HIGHWAY
 WASILLA, ALASKA



FOUNDATION & FLOOR FRAMING PLAN

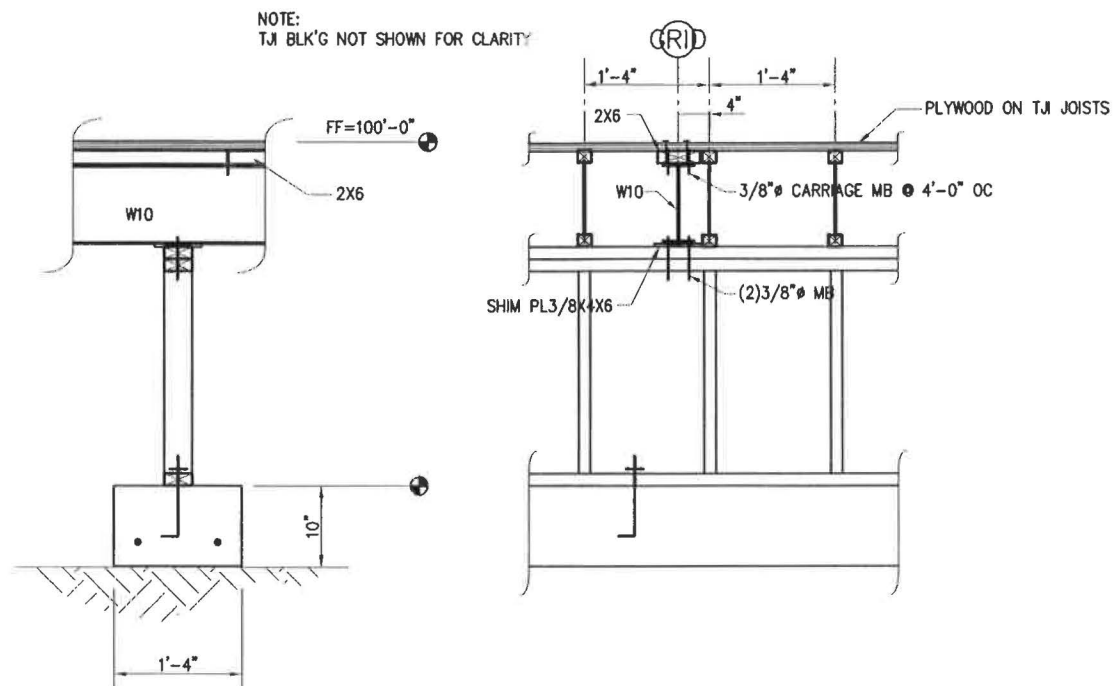
8/15/02
 9/12/02
 9/24/02
 11/11/02
 WIDEN BUILDING
 LENGTHEN BUILDING

S2

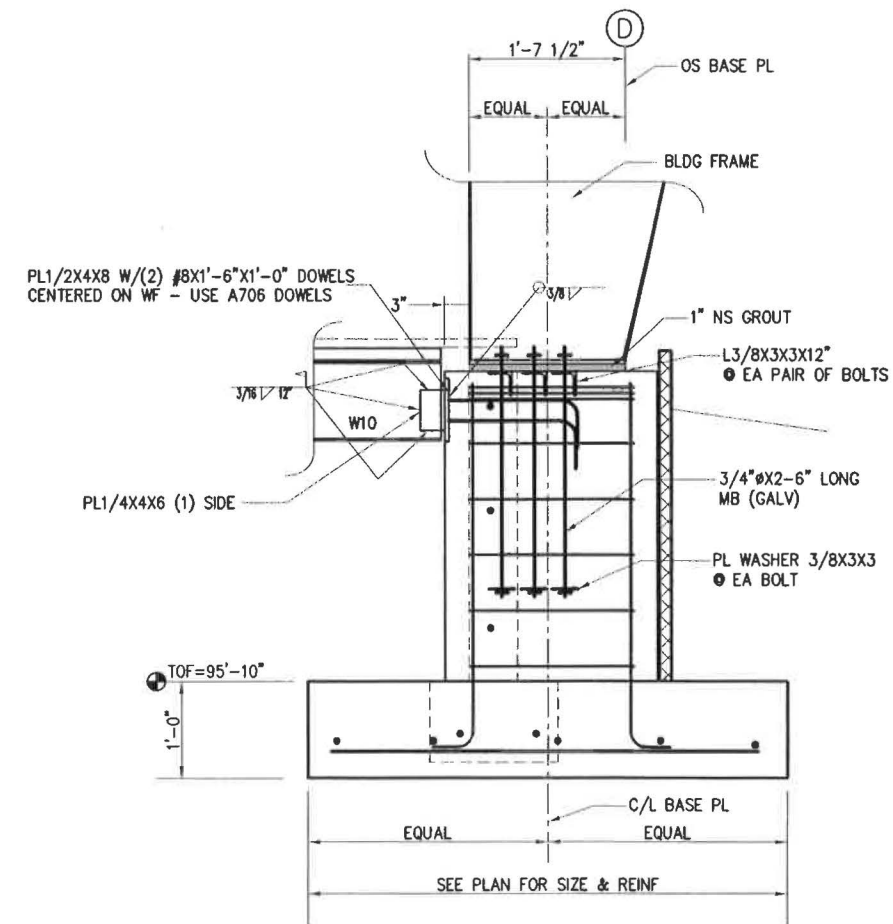


NOTE:
SEE OTHER DETAILS THIS SHEET AND SHEET S5 FOR INFO NOT SHOWN.

A
S4 PILASTER DETAIL
SCALE: 1"=1'-0"



B
S4 TIE BEAM DETAIL
SCALE: 1"=1'-0"



NOTE:
SEE OTHER DETAILS THIS SHEET AND SHEET S5 FOR INFO NOT SHOWN.

C
S4 PILASTER DETAIL
SCALE: 1"=1'-0"

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



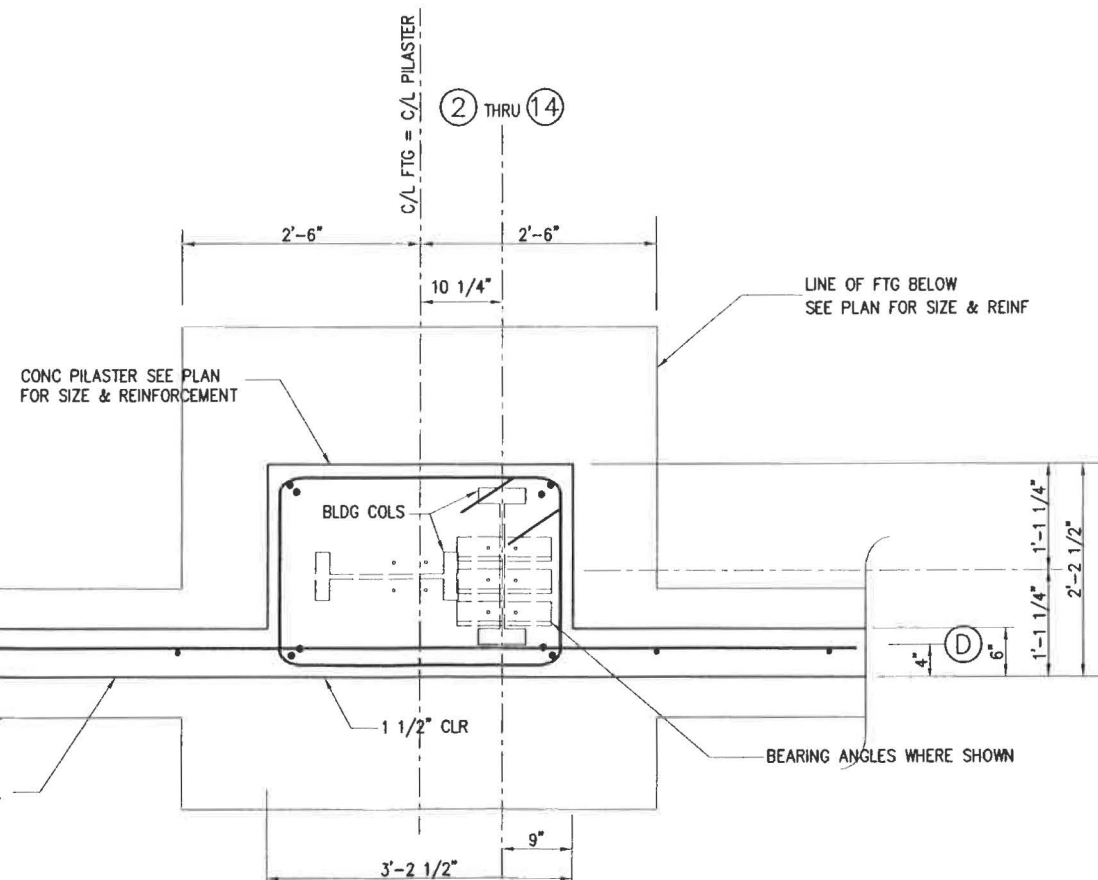
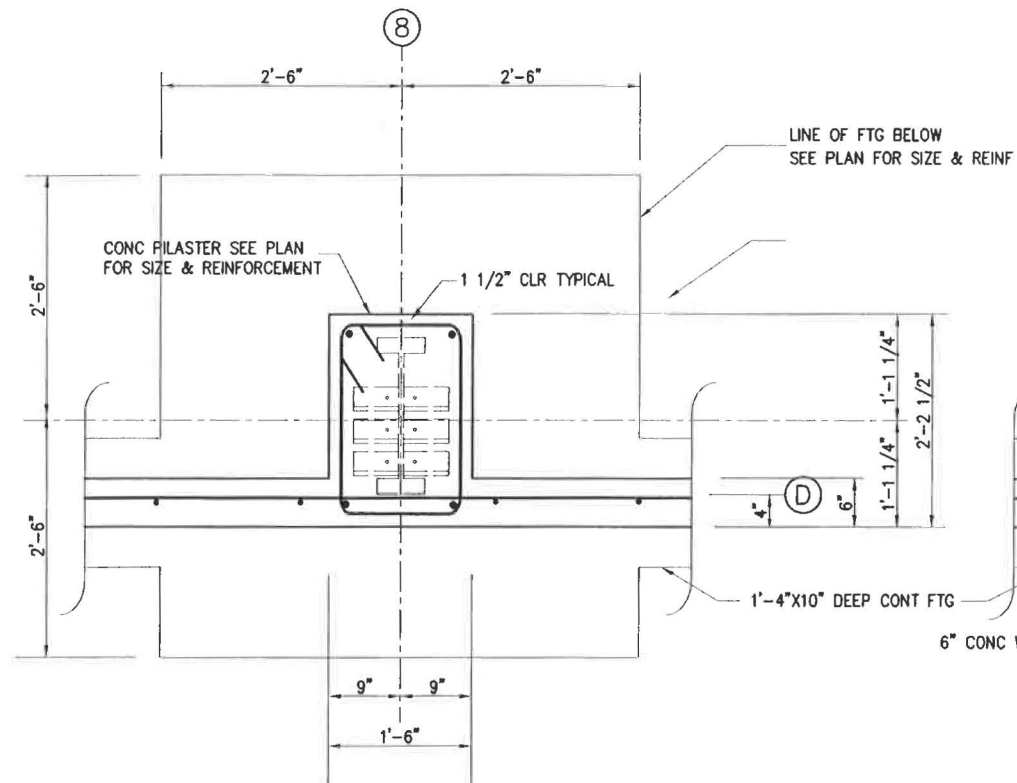
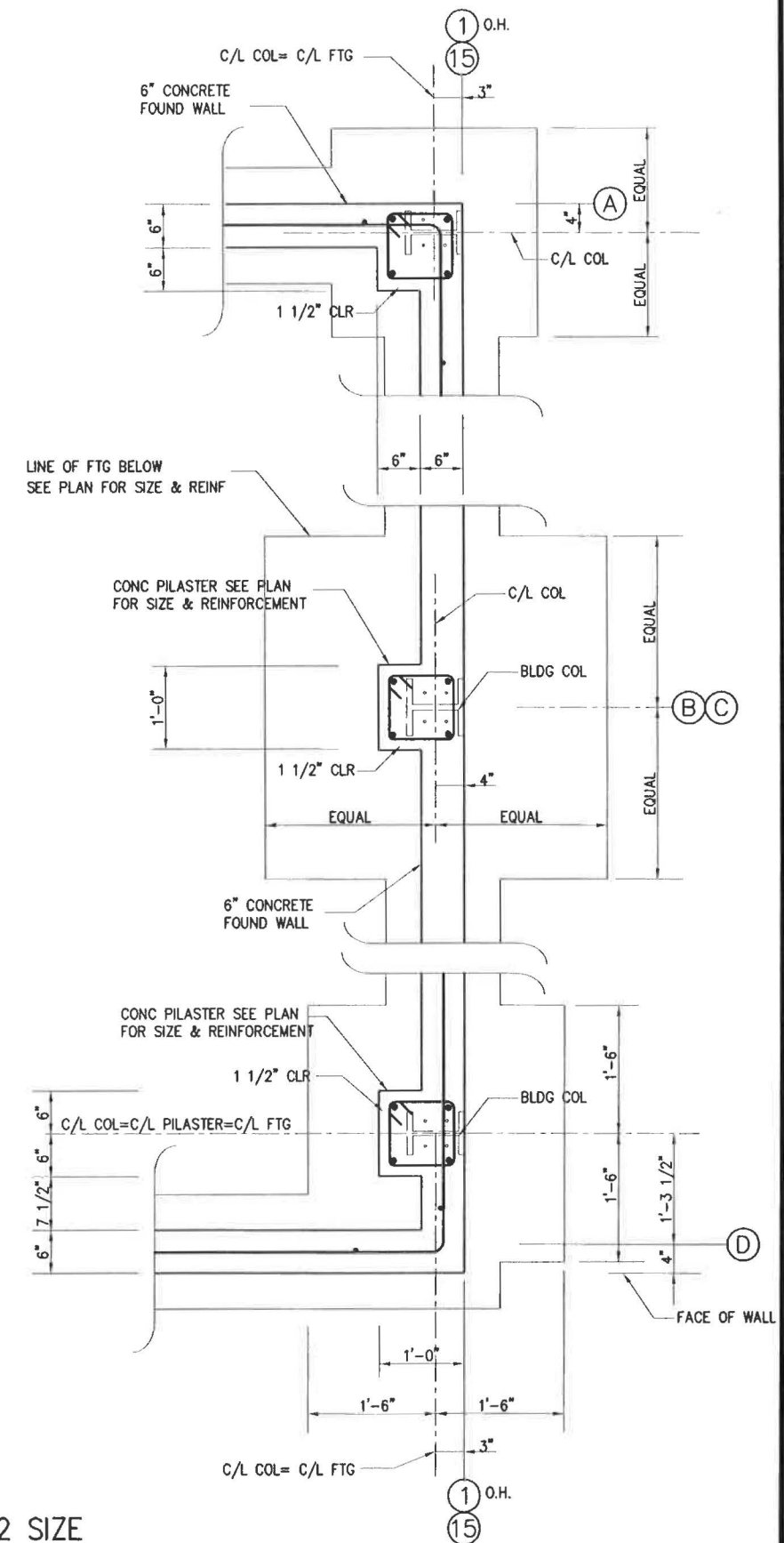
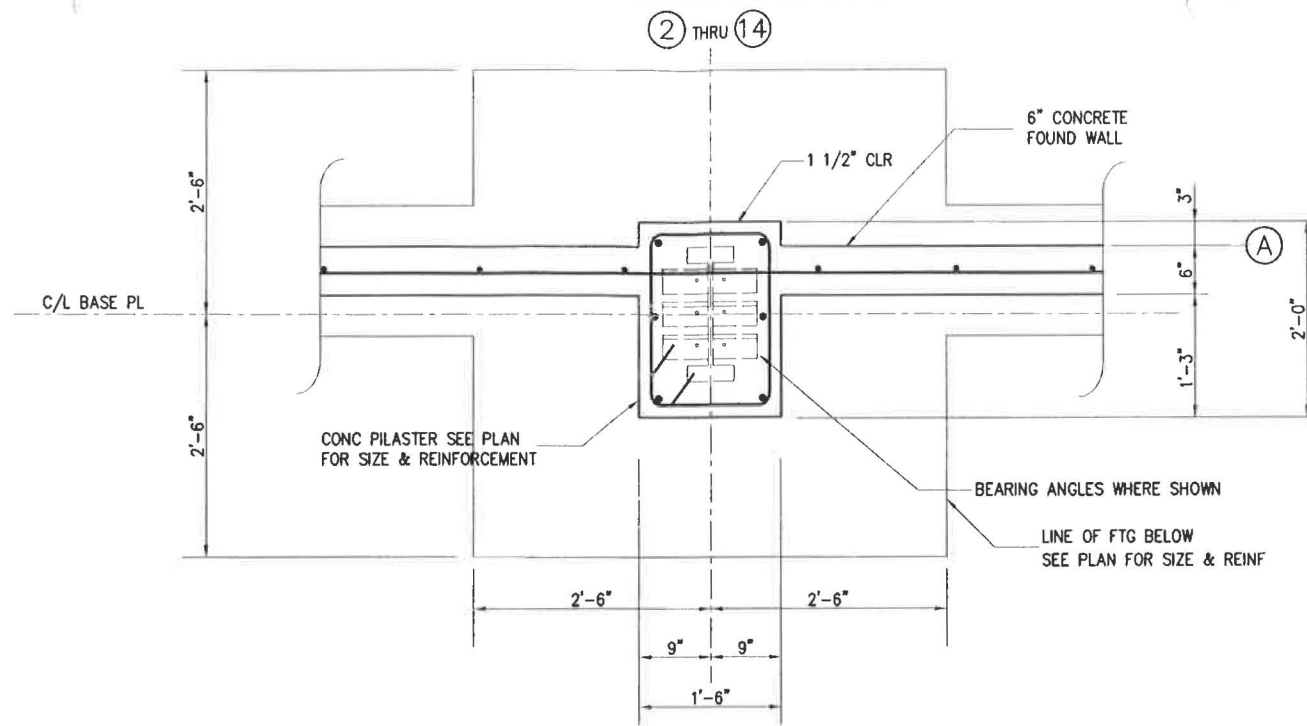
STRUCTURAL DETAILS

8/15/02
9/12/02
9/24/02 WIDEN BUILDING
11/11/02 LENGTHEN BUILDING

S4

NOTES:

1. SEE SHEET S2 FOR FOOTING & PILASTER SIZE & REINFORCEMENT SCHEDULES.
2. SEE BUILDING DESIGN DRAWINGS FOR COLUMN BASE PLATE AND ANCHOR BOLT ARRANGEMENTS.
3. ALL COLUMN ANCHOR BOLTS: 3/4"ØX2'-6" LONG W/ PL3/8X3X3 WASHER @ BOTTOM OF BOLT.
4. PROVIDE L3/8X3X3 BEARING ANGLES @ ANCHOR BOLTS WHERE SHOWN.



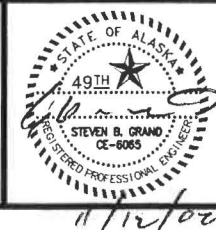
1 S5 PILASTER DETAILS
SCALE: 1"=1'-0"

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

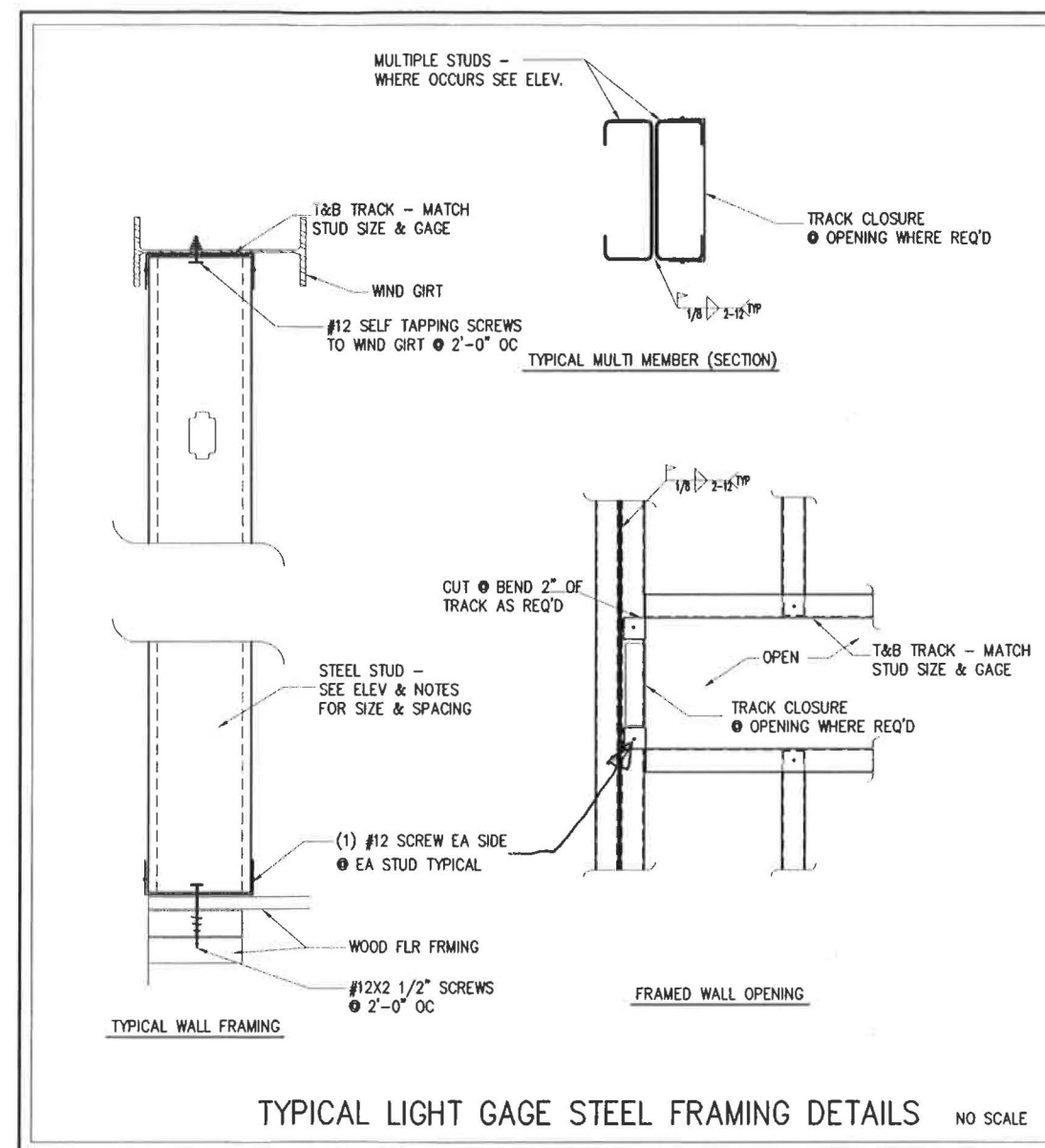
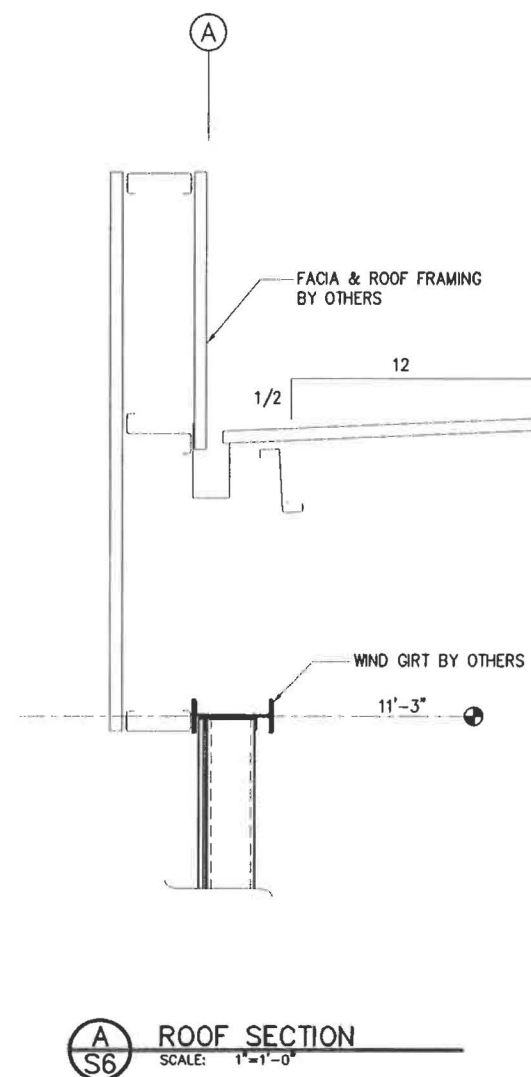
GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



PILASTER DETAILS

8/15/02
9/12/02
9/24/02
11/11/02
WIDEN BUILDING
LENGTHEN BUILDING

S5



PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
 8530 DIMOND D CIRCLE
 ANCHORAGE, ALASKA 99515
 (907) 344-5188

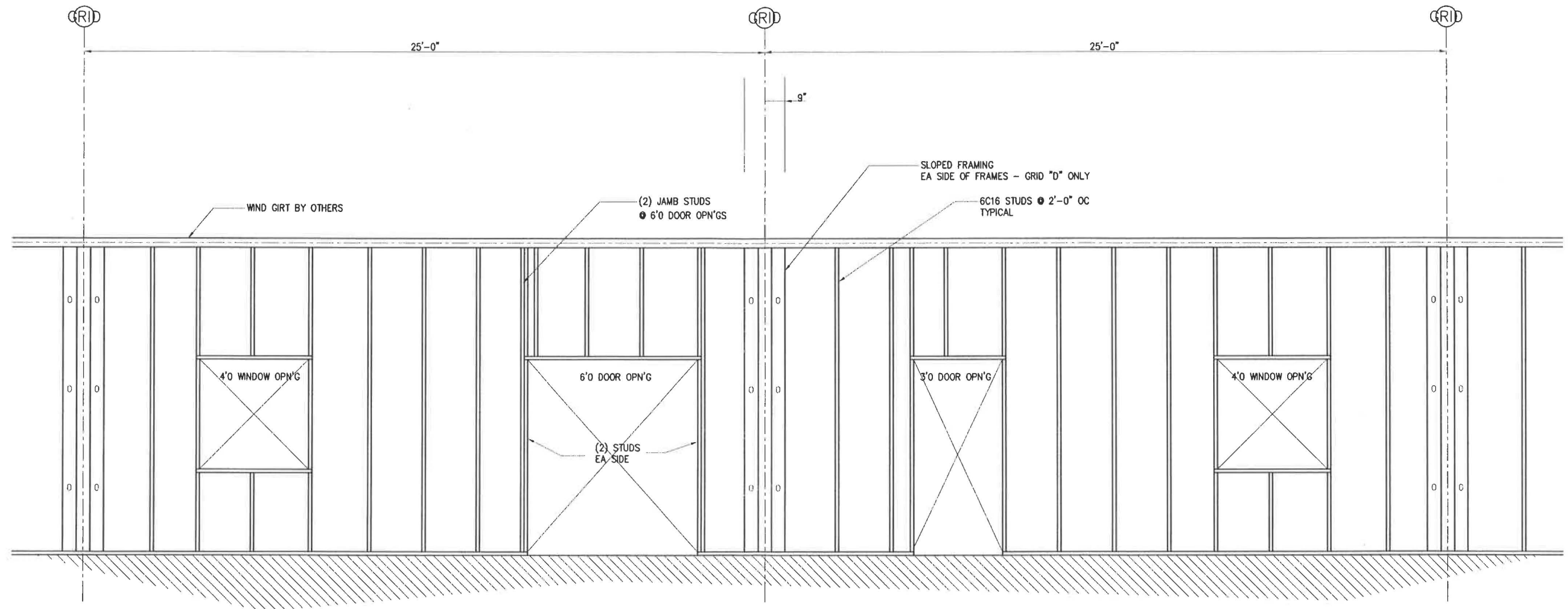
GARRETT OFFICE BUILDING
 D&J EXCAVATION & DEVELOPMENT
 PALMER-WASILLA HIGHWAY
 WASILLA, ALASKA



STRUCTURAL DETAILS

8/15/02
 9/12/02
 9/24/02
 11/11/02
 WIDEN BUILDING
 LENGTHEN BUILDING

S6



NOTES:

1. SEE SHEET S1 FOR STEEL STUD FRAMING SPECIFICATION.
2. SEE SHEET S6 FOR TYPICAL CONNECTION DETAILS.
3. SEE FLOOR PLAN & ELEVATIONS FOR ACTUAL DOOR & WINDOW LOCATIONS.
4. COORDINATE WIND GIRT CONNECTION WITH THE METAL BUILDING MANUFACTURER.

1
S7 TYPICAL EXTERIOR WALL FRAMING ELEVATION
SCALE: 1/2"=1'-0"

PRINTED 1/2 SIZE

GRAND ENGINEERING

CONSULTING ENGINEERS
8530 DIMOND D CIRCLE
ANCHORAGE, ALASKA 99515
(907) 344-5188

GARRETT OFFICE BUILDING
D&J EXCAVATION & DEVELOPMENT
PALMER-WASILLA HIGHWAY
WASILLA, ALASKA



STRUCTURAL DETAILS

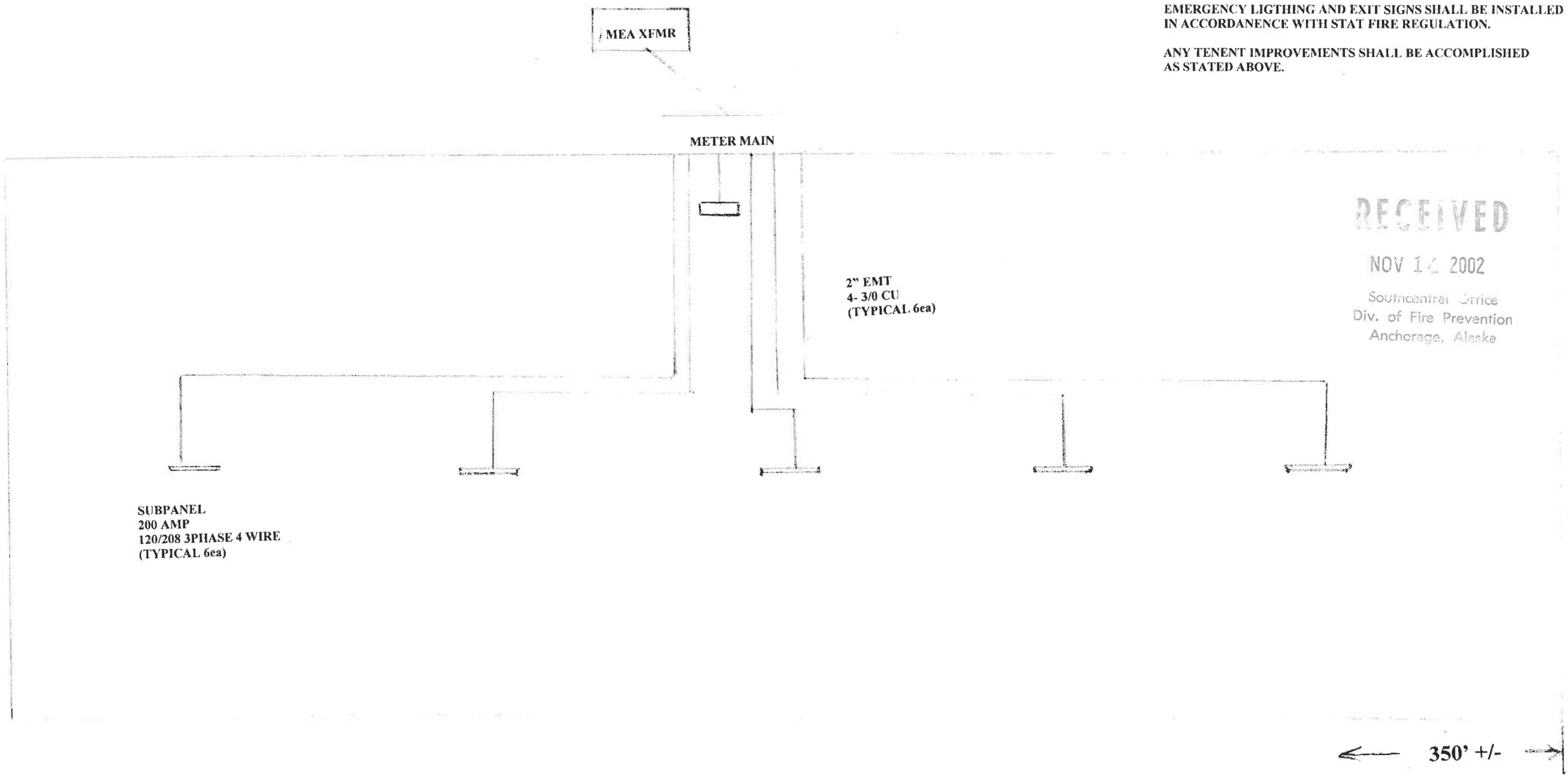
8/15/02
9/12/02
9/24/02
11/11/02
WIDEN BUILDING
LENGTHEN BUILDING

S7

ALL ELECTRICAL WORK SHALL BE ACCOMPLISHED
TO LATEST NATIONAL, STATE & LOCAL ELECTRICAL CODES.

EMERGENCY LIGHthing AND EXIT SIGNS SHALL BE INSTALLED
IN ACCORDANENCE WITH STAT FIRE REGULATION.

ANY TENENT IMPROVEMENTS SHALL BE ACCOMPLISHED
AS STATED ABOVE.



RECEIVED

NOV 14 2002

Southcentral Office
Div. of Fire Prevention
Anchorage, Alaska

THE GARRETT BUILDING

DJ DEVELOPMENT



8:18 No.001 P.02

JUL 22'02

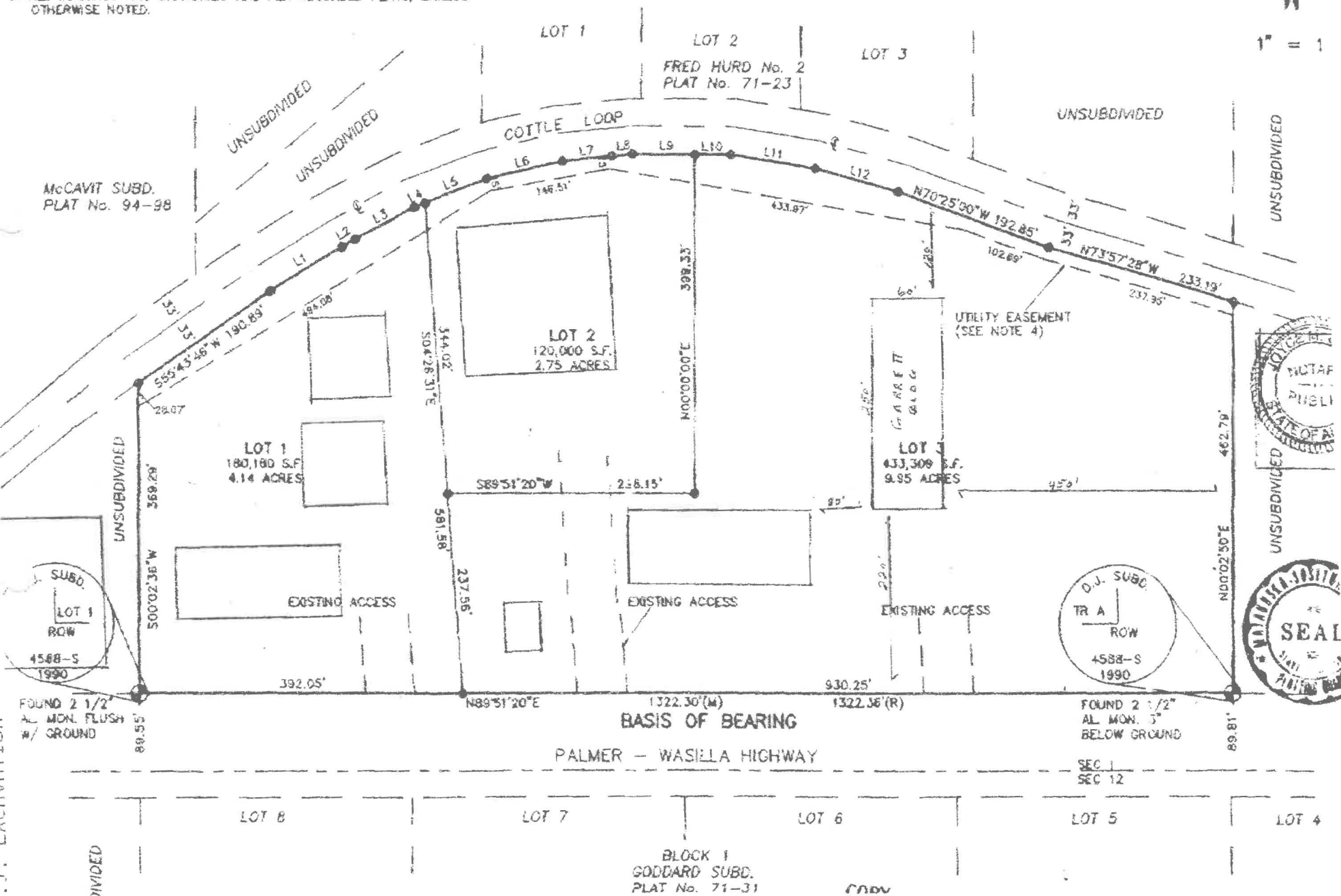
ID:376-6069

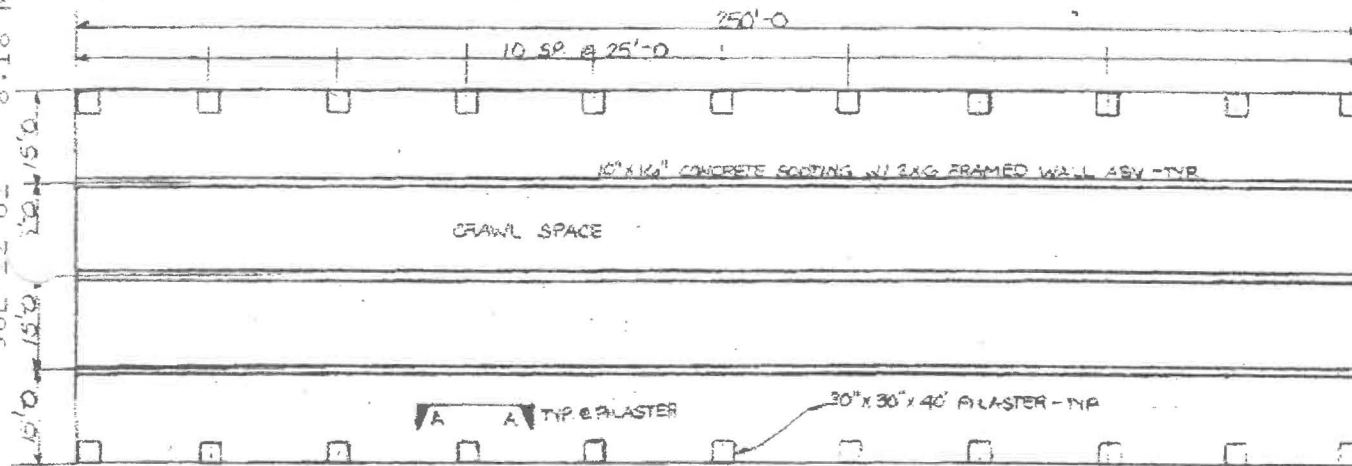
D.J. EXCAVATION

1. NO DIRECT ACCESS TO THE PALMER-WASILLA HIGHWAY UNLESS PREVIOUSLY APPROVED BY A.D.O.T./P.F.
6. ALL BEARINGS AND DISTANCES ARE PER RECORDED PLATS, UNLESS OTHERWISE NOTED.

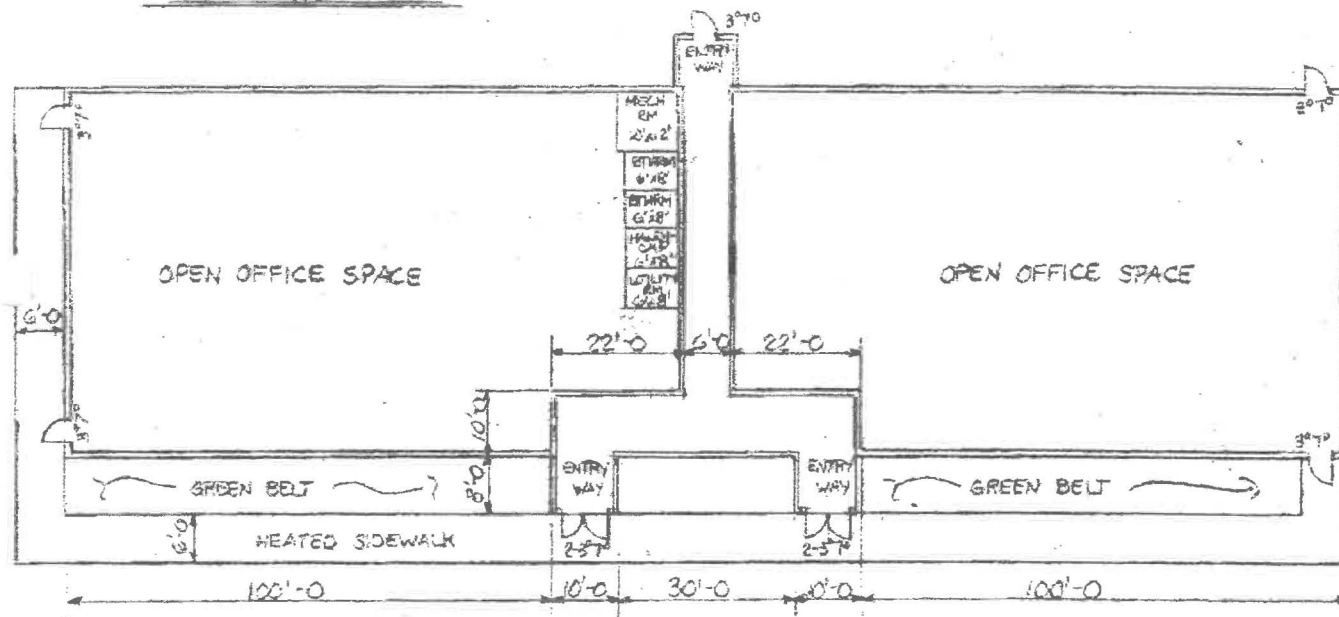
L10	S89°58'29"W	43.25'
L11	S81°04'42"E	102.65'
L12	N75°03'25"W	103.99'

1" = 1'

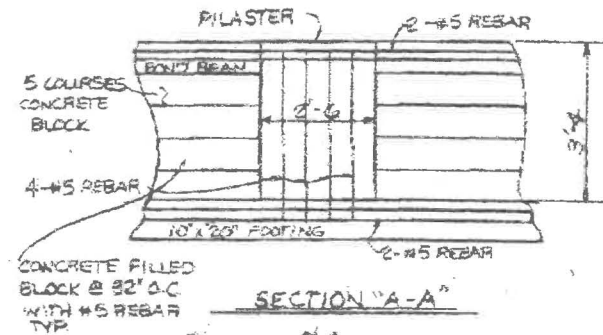




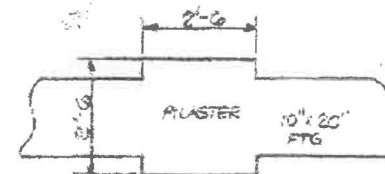
FOUNDATION PLAN



FLOOR PLAN



SECTION "A-A"



TOP VIEW

NOTES:

- 1) PRE-ENGINEERED STEEL FRAME BLDG WITH METAL ROOF.
- 2) OUTSIDE WALLS 2X6 STEEL STUDS WITH 1/2" OSB & COVERED WITH 4" x 8" SPLIT BLOCK FACING

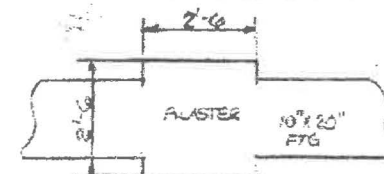
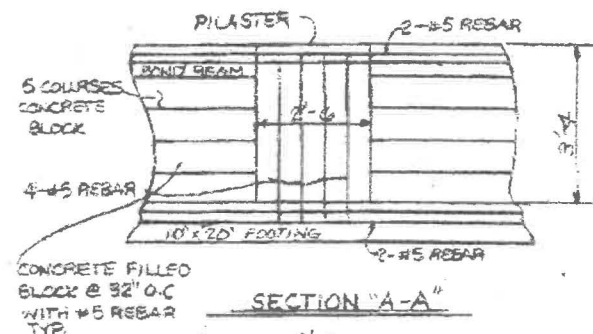
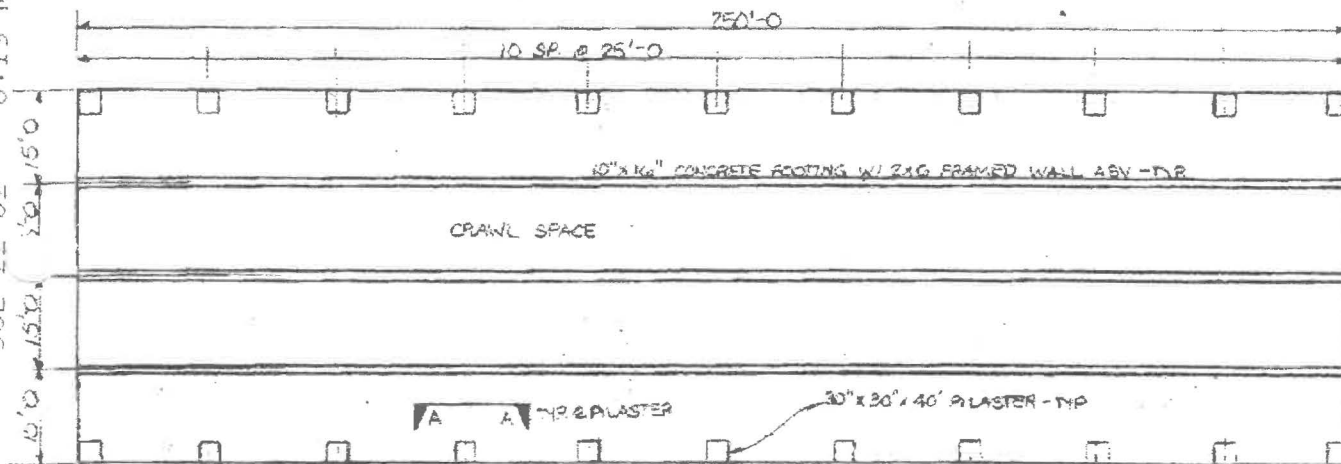
MECHANICAL ROOM

2-200,000 BTU BOILERS FOR HEATED WALKWAYS & BOILER-MATE FOR HOT WATER.

HEATING & A/C

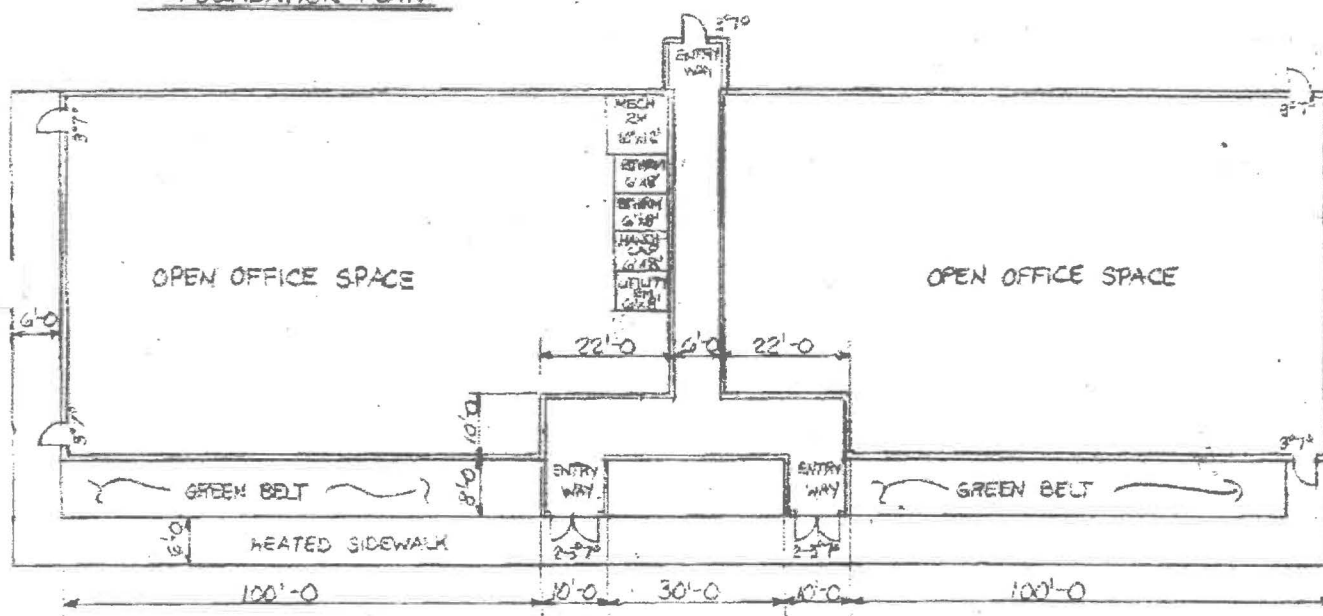
2- 7 1/2 TON & 4- 5TON HVAC ROOF MOUNTED UN

GARRETT BLDG



NOTES:

- 1) PRE-ENGINEERED STEEL FRAME BLDG WITH METAL ROOF.
- 2) OUTSIDE WALLS 2x6 STEEL STUDS WITH 1/2" OSB & COVERED WITH 4" x 8" SPLIT BLOCK FACING



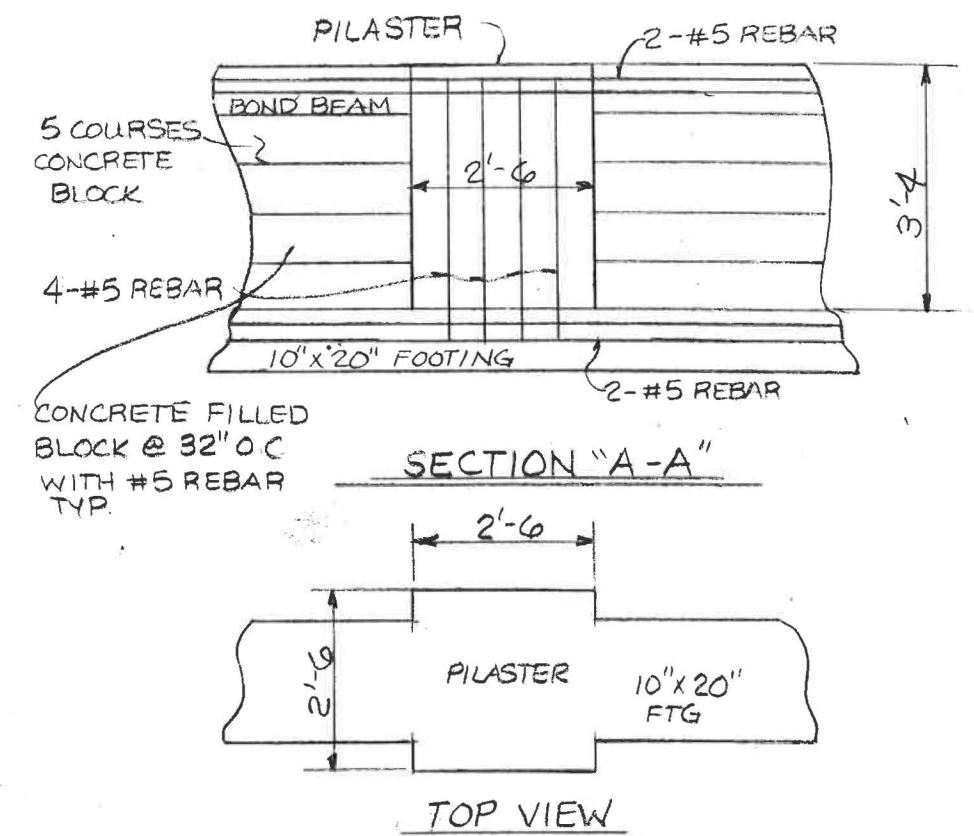
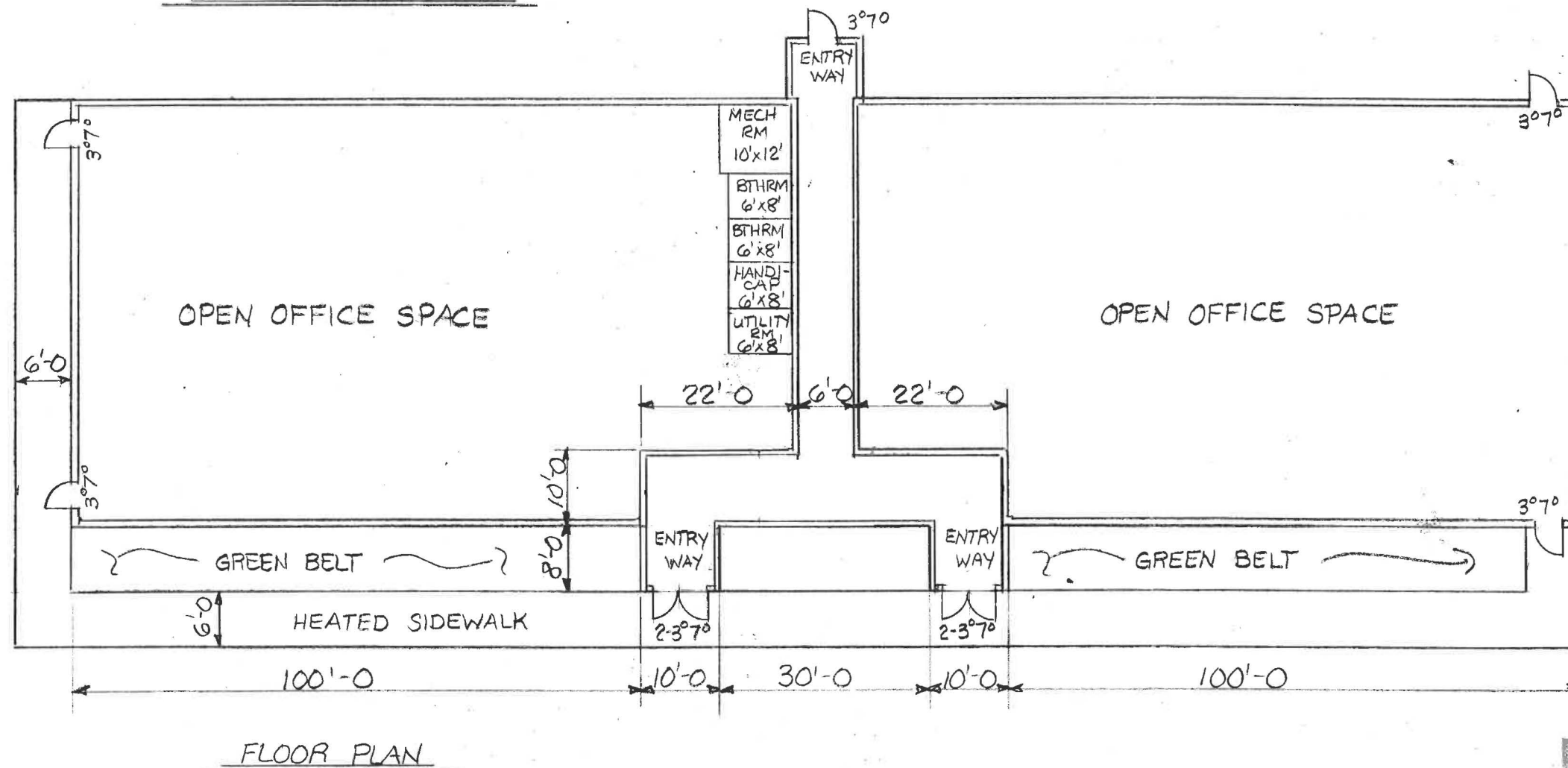
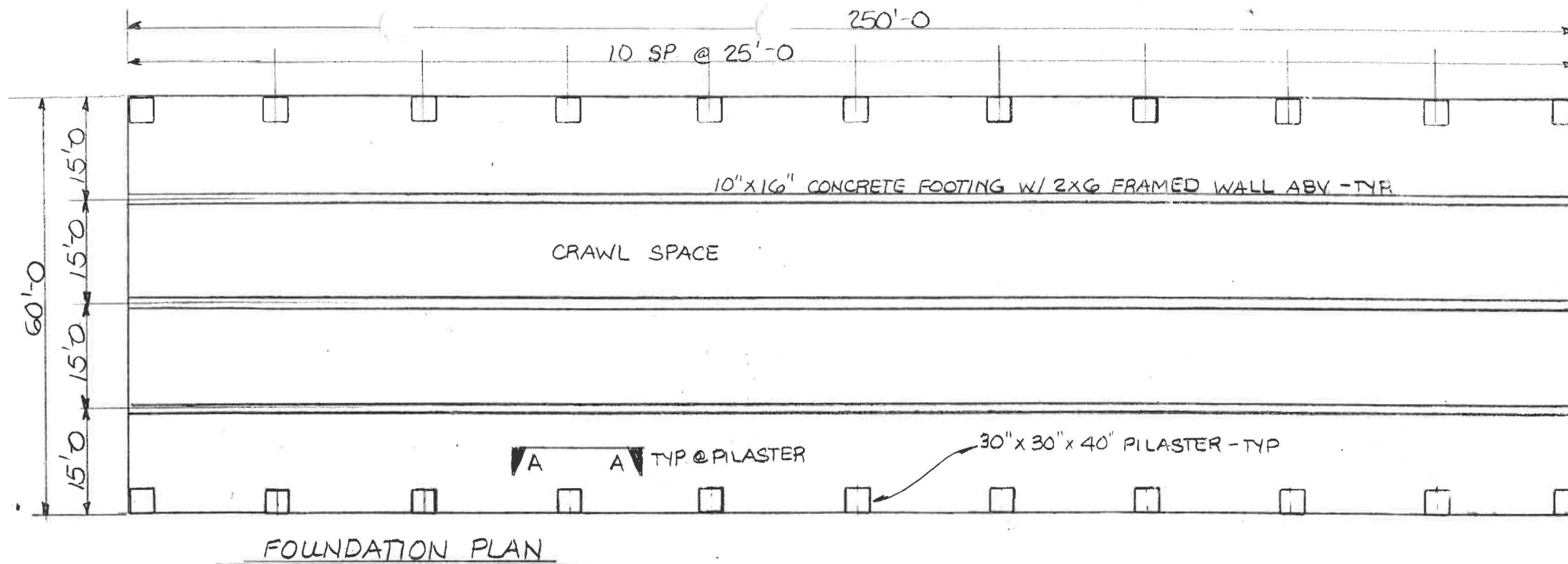
MECHANICAL ROOM

2- 200,000 BTU BOILERS FOR HEATED WALKWAYS & BOILER-MATE FOR HOT WATER.

HEATING & A.C.

2- 7 1/2 TON & 4- 5 TON HVAC ROOF MOUNTED UN

GARRETT BLDG



NOTES:

- 1) PRE-ENGINEERED STEEL FRAME BLDG WITH METAL ROOF.
- 2) OUTSIDE WALLS 2X6 STEEL STUDS WITH 12" OSB & COVERED WITH 4"X8" SPLIT BLOCK FACING

MECHANICAL ROOM

2- 200,000 BTU BOILERS FOR
HEATED WALKWAYS & BOILER-
MATE FOR HOT WATER.

HEATING & A.C.

2- 7¹/₂ TON & 4- 5 TON HVAC
ROOF MOUNTED UN

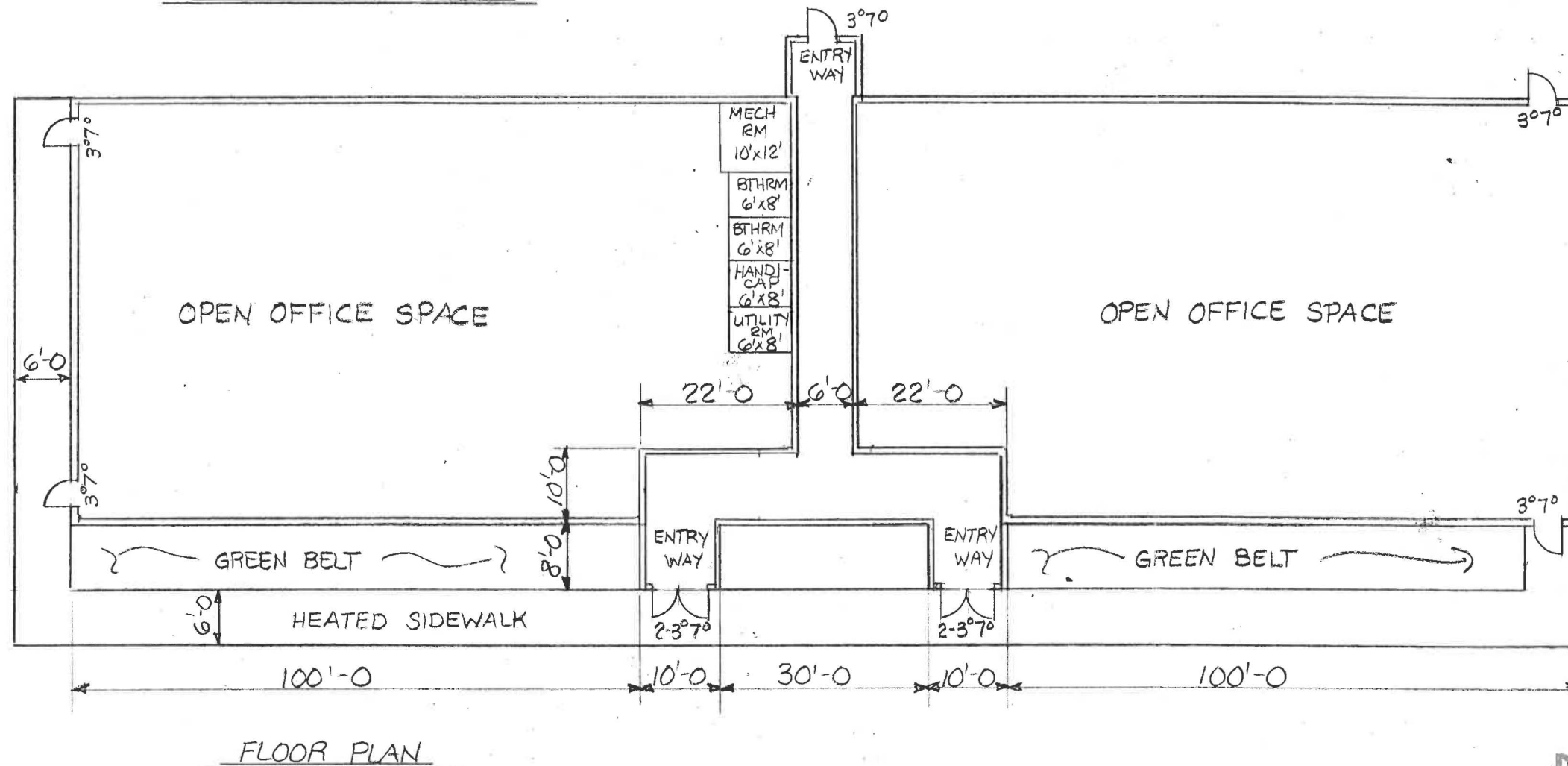
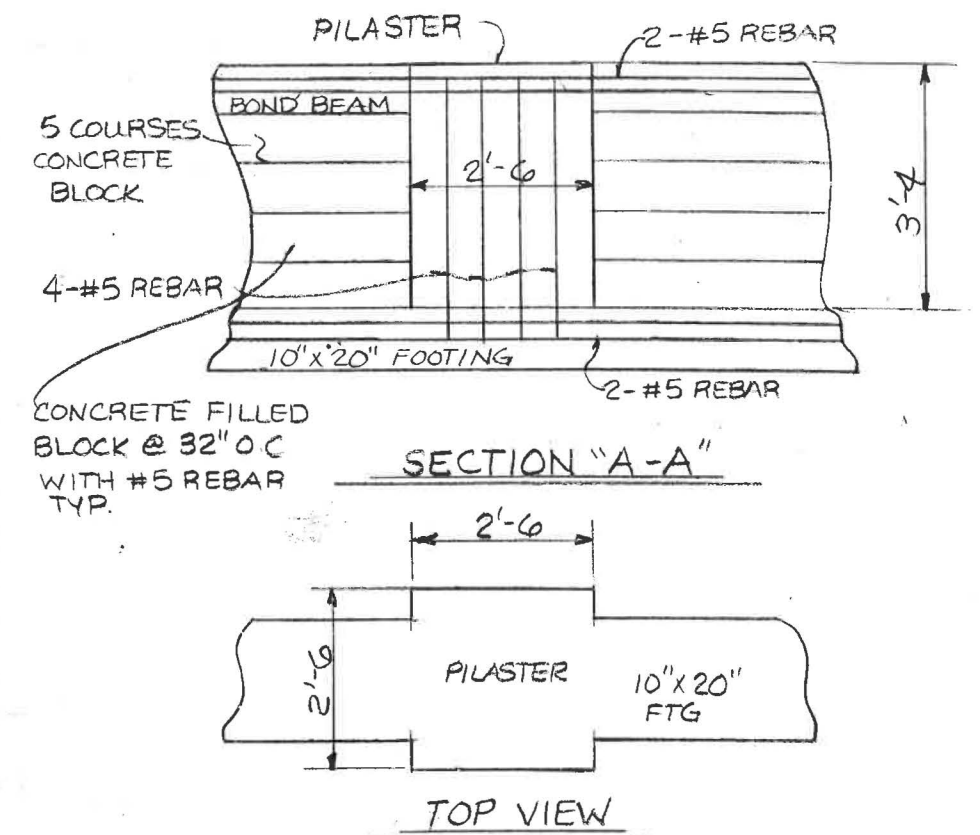
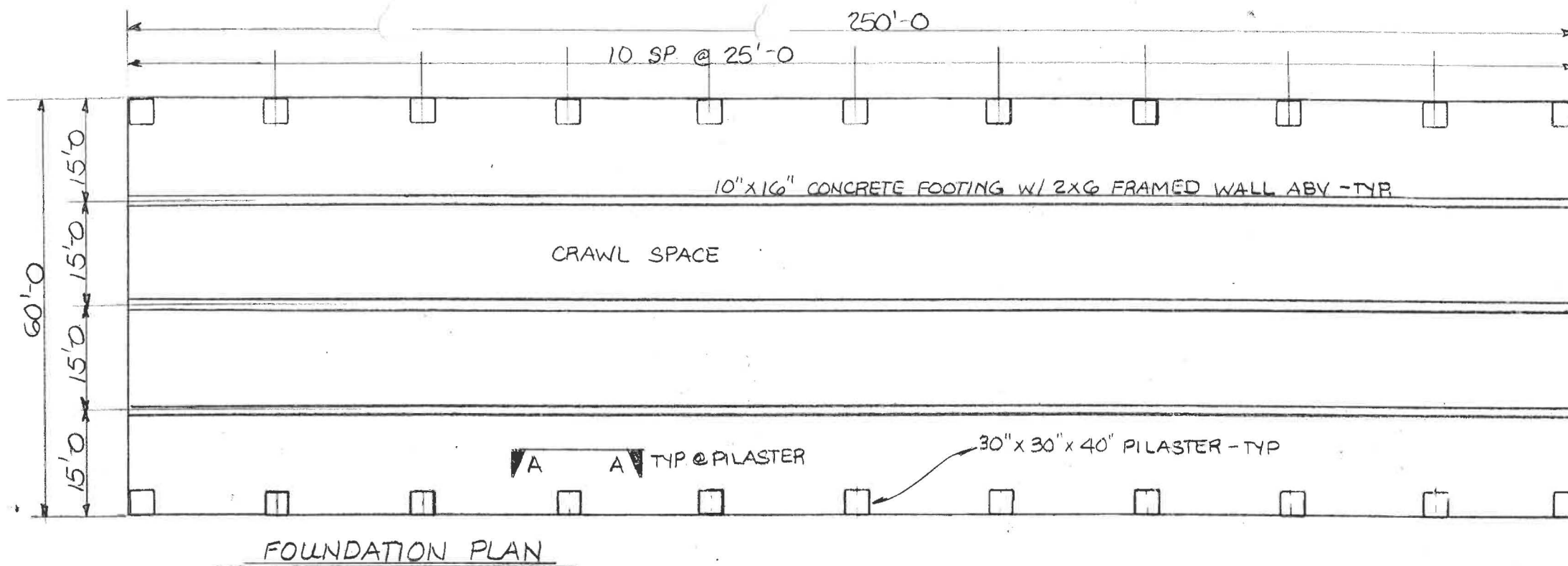
RECEIVED

JUL 19 2002

Southcentral Office
Div. of Fire Prevention
Anchorage, Alaska

GARRETT BLDG

D.J. EXCAVATION & DEVELOPMENT



NOTES:

- 1) PRE-ENGINEERED STEEL FRAME BLDG WITH METAL ROOF.
- 2) OUTSIDE WALLS 2x6 STEEL STUDS WITH 1/2" OSB & COVERED WITH 4"x8" SPLIT BLOCK FACING

MECHANICAL ROOM

2- 200,000 BTU BOILERS FOR HEATED WALKWAYS & BOILER-MATE FOR HOT WATER.

HEATING & A.C.

2- 7 1/2 TON & 4- 5 TON HVAC ROOF MOUNTED UN

RECEIVED

JUL 19 2002

Southcentral Office
Div. of Fire Prevention
Anchorage, Alaska

GARRETT BLDG

D.J. EXCAVATION & DEVELOPMENT

EXHIBIT B: Proposal Offer and Signature Page

RFP Number: SCF21-1054

RFP Name: 4 Direction Wasilla Renovation

Proposal Due Date and Time: April 7, 2021 by 3pm AKDT

BIDDERS MUST COMPLETE THE SECTION BELOW

- A. Base Bid \$ _____
- B. Overhead and Profit on approved change orders _____ %
- C. Additive Alternate #1: Lighting fixtures \$ _____
- D. Additive Alternate #2: Sidewalk ramp \$ _____
- E. Additive Alternate #3: Semi-recessed water dispenser \$ _____
- F. Additive Alternate #4: Sound walls \$ _____

Company Name: _____

Contact Name: _____

Email: _____ Phone: _____

Address _____ City _____ State _____ Zip Code _____

Is an Alaska Native / American Indian Business Owner Preference being claimed? YES ☐ or NO ☐

Acknowledgement of receipt of addenda:

Addendum No. _____	Date Received _____	Signature _____
Addendum No. _____	Date Received _____	Signature _____
Addendum No. _____	Date Received _____	Signature _____
Addendum No. _____	Date Received _____	Signature _____

By signing below the contractor agrees to all terms and conditions as listed within this Request for Proposal issued by SCF.

Authorized Signature: _____

Date: _____

END OF RFP

Division	Section Title	Pages
SPECIFICATIONS GROUP		
DIVISION 02 - EXISTING CONDITIONS		
024119	SELECTIVE DEMOLITION	7
DIVISION 03 - CONCRETE		
033000	CAST-IN-PLACE CONCRETE	10
DIVISION 05 - METALS		
051200	STRUCTURAL STEEL FRAMING	5
054000	COLD-FORMED METAL FRAMING	7
DIVISION 06 - WOOD, PLASTICS, AND COMPOSITES		
062023	INTERIOR FINISH CARPENTRY	4
064116	PLASTIC-LAMINATE-CLAD ARCHITECTURAL CABINETS	7
066400	PLASTIC PANELING	2
DIVISION 07 - THERMAL AND MOISTURE PROTECTION		
072119	FOAMED-IN-PLACE INSULATION	3
072600	VAPOR RETARDERS	2
076200	SHEET METAL FLASHING AND TRIM	6
078100	APPLIED FIRE PROTECTION	6
079200	JOINT SEALANTS	5
DIVISION 08 - OPENINGS		
081116	INTERIOR ALUMINUM DOORS AND FRAMES	10
081416	FLUSH WOOD DOORS	8
087100	DOOR HARDWARE	16
087101	DOOR HARDWARE SCHEDULE	6
088000	GLAZING	10
DIVISION 09 - FINISHES		
092216	NON-STRUCTURAL METAL FRAMING	6
092900	GYPSON BOARD	5
095123	ACOUSTICAL TILE CEILINGS	8
096513	RESILIENT BASE AND ACCESSORIES	3
096516	RESILIENT SHEET FLOORING	6
096519	RESILIENT TILE FLOORING	5
099123	INTERIOR PAINTING	5

DIVISION 10 - SPECIALTIES

101419	DIMENSIONAL LETTER SIGNAGE	2
102239	COILING PARTITION SYSTEM PART 1 - GENERAL	5
102600	WALL AND DOOR PROTECTION	6
102800	TOILET, BATH, AND LAUNDRY ACCESSORIES	6
104413	FIRE PROTECTION CABINETS	5
104416	FIRE EXTINGUISHERS	3

DIVISION 12 - FURNISHINGS

122413	ROLLER WINDOW SHADES	7
123661.16	SOLID SURFACING COUNTERTOPS	5

DIVISION 21-24 - MECHANICAL

PART 1	GENERAL PROVISIONS (DIVISION 21, 22, 23)
PART 2	COMMON WORK RESULTS (DIVISION 21, 22, 23)
PART 3	EXECUTION (DIVISION 21, 22, 23)

DIVISION 26-28 - ELECTRICAL

26 05 00	COMMON RESULTS FOR ELECTRICAL
26 05 05	SELECTIVE DEMOLITION FOR ELECTRICAL
26 05 19	LOW-VOLTAGE ELECTRICAL POWER CONDUCTORS AND CABLES
26 05 26	GROUNDING AND BONDING FOR ELECTRICAL SYSTEMS
26 05 29	HANGERS AND SUPPORTS FOR ELECTRICAL SYSTEMS
26 05 33	RACEWAY AND BOXES FOR ELECTRICAL SYSTEMS
26 05 33	IDENTIFICATION FOR ELECTRICAL SYSTEMS
26 27 26	WIRING DEVICES
26 51 00	INTERIOR LIGHTING
26 52 00	EMERGENCY LIGHTING
27 10 00	STRUCTURED CABLING
28 31 00	FIRE DETECTION AND ALARM

DIVISION 32 - EXTERIOR IMPROVEMENTS

321216	ASPHALT PAVING	4
--------	----------------	---

END OF TABLE OF CONTENTS

SECTION 081416 - FLUSH WOOD DOORS

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

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

1.2 SUMMARY

- A. Section Includes:
 - 1. Solid core, five-ply flush wood veneer-faced doors for transparent finish.
 - 2. Factory finish flush wood doors.
 - 3. Factory machining for hardware.
- B. Related Requirements:
 - 1. Section 064023 "Interior Architectural Woodwork"
 - 2. Section 064216 "Flush Wood Paneling" for requirements for veneers from the same flitches for both flush wood doors and flush wood paneling.
 - 3. Section 088000 "Glazing" for glass view panels in flush wood doors.

1.3 ACTION SUBMITTALS

- A. Product Data: For each type of product, including the following:
 - 1. Door core materials and construction.
 - 2. Door edge construction
 - 3. Door face type and characteristics.
 - 4. Factory-machining criteria.
 - 5. Factory finish sample.
- B. LEED Submittals:
 - 1. Product Data for Credit MR 4: For products having recycled content, provide documentation indicating percentage by weight of post-consumer and pre-consumer/post-industrial recycled content.
 - a. Provide statement indicating cost for each material having recycled content.
 - b. Provide third party certification for recycled content.
 - c. Product Data for Credit IEQ 4.4: For adhesives and composite wood products, documentation indicating that product contains no added urea formaldehyde. Prefer products that are third-party certified through GREENGUARD.
 - 2. Product Data for Credit IEQ 4.4: For adhesives and composite wood products, documentation indicating that product contains no added urea formaldehyde. Prefer products that are third-party certified through GREENGUARD.
 - 3. Product Certificates for Credit MR 5: For products and materials required to comply with requirements for regional materials, certificates indicating location of material manufacturer and point of extraction, harvest, or recovery for each raw material. Include

statement indicating distance to Project, cost for each regional material, and fraction by weight that is considered regional.

4. Product Certificates for Credit MR 5: For products and materials required to comply with requirements for regionally manufactured materials. Include statement indicating cost for each regionally manufactured material.
 - a. Include statement indicating location of manufacturer and distance to Project for each regionally manufactured material.
 - b. Include statement indicating location of manufacturer and point of extraction, harvest, or recovery for each raw material used in regionally extracted and manufactured materials. Indicate distance to Project and fraction by weight of each regionally manufactured material that is regionally extracted.
5. Product Data for Credit IEQ 4.4: For adhesives and composite wood products, documentation indicating that product contains no added urea formaldehyde. Prefer products that are third-party certified through GREENGUARD.

C. Laboratory Test Reports

1. Laboratory Test Reports for Credit IEQ 4.1: For adhesives, documentation indicating that products comply with the testing and product requirements of the California Department of Health Services' "Standard Practice for the Testing of Volatile Organic Emissions from Various Sources Using Small-Scale Environmental Chambers." Prefer products that are third-party certified through GREENGUARD Gold.
2. Laboratory Test Reports for Credit IEQ 4.2: For paints and coatings, documentation indicating that products comply with the testing and product requirements of the California Department of Health Services' "Standard Practice for the Testing of Volatile Organic Emissions from Various Sources Using Small-Scale Environmental Chambers." Prefer products that are third-party certified through GREENGUARD Gold.
3. Laboratory Test Reports for Credit IEQ 4.4: For composite wood products, documentation indicating that products comply with the testing and product requirements of the California Department of Health Services' "Standard Practice for the Testing of Volatile Organic Emissions from Various Sources Using Small-Scale Environmental Chambers." Prefer products that are third-party certified through GREENGUARD Gold.

D. Shop Drawings: Indicate location, size, and hand of each door; elevation of each kind of door; construction details not covered in Product Data; and the following:

1. Dimensions and locations of blocking.
2. Dimensions and locations of mortises and holes for hardware.
3. Dimensions and locations of cutouts.
4. Undercuts.
5. Requirements for veneer matching.
6. Doors to be factory finished and finish requirements.
7. Fire-protection ratings for fire-rated doors.

E. Samples for initial selection: For factory-finished doors.

F. Samples for verification:

1. Factory finishes applied to actual door face materials, approximately 8 by 10 inches, for each material and finish. For each wood species and transparent finish, provide set of three Samples showing typical range of color and grain to be expected
2. Frames for light openings, 6 inches long

1.4 INFORMATIONAL SUBMITTALS

- A. Sample Warranty: For special warranty.

1.5 CLOSEOUT SUBMITTALS

- A. Special warranties.

1.6 QUALITY ASSURANCE

- A. Manufacturer's Qualifications: A qualified manufacturer that is certified for chain of custody by an FSC-accredited certification body when FSC certified wood is specified.
- B. Fire-Rated Door Inspector Qualifications: Inspector for field quality-control inspections of fire-rated door assemblies shall comply with qualifications set forth in NFPA 80, Section 5.2.3.1 and the following:
- C. Egress Door Inspector Qualifications: Inspector for field quality-control inspections of egress door assemblies shall comply with qualifications set forth in NFPA 101, Section 7.2.1.15.4 and the following:

1.7 DELIVERY, STORAGE, AND HANDLING

- A. Comply with requirements of referenced standard and manufacturer's written instructions.
- B. Comply with requirements of referenced standard and manufacturer's written instructions.
- C. Package factory finished wood veneer doors individually in plastic bags or cardboard cartons.
- D. Mark each door on the top rail with the opening number, door handling, and door construction, including face veneer type used on Shop Drawings. Do not apply any information to the bottom rail.

1.8 FIELD CONDITIONS

- A. Environmental Limitations: Do not deliver or install doors until spaces are enclosed and weathertight, wet-work in spaces is complete and dry, and HVAC system is operating and maintaining temperature and relative humidity at levels designed for building occupants for the remainder of construction period.

- B. Environmental Limitations: Do not deliver or install doors until building is enclosed and weathertight, wet work is complete, and HVAC system is operating and maintaining temperature between 60° and 90° F and relative humidity between 17 and 50 percent during remainder of construction period.

1.9 WARRANTY

- A. Special Warranty: Manufacturer agrees to repair or replace doors and frames that fail in materials or workmanship within specified warranty period.
 - 1. Failures include, but are not limited to, the following:
 - a. Delamination of veneer.
 - b. Warping (bow, cup, or twist) more than 1/4 inch (6.4 mm) in a 42-by-84-inch section.
 - c. Telegraphing of core construction in face veneers exceeding 0.01 inch in a 3-inch span.
 - 2. Warranty shall also include installation and finishing that may be required due to repair or replacement of defective doors.
 - 3. Warranty Period for Solid-Core Interior Doors: Life of installation.

PART 2 - PRODUCTS

2.1 MANUFACTURERS

- A. Basis-of-Design Product; Subject to compliance with requirements, provide Oregon Door; solid core wood doors.
- B. Source Limitations: Obtain flush wood doors from single manufacturer

2.2 PERFORMANCE REQUIREMENTS

- A. Fire-Rated Wood Door Assemblies: Assemblies complying with NFPA 80 that are listed and labeled by a qualified testing agency acceptable to authorities having jurisdiction, for fire-protection ratings indicated on Drawings, based on testing at positive pressure in accordance with NFPA 252.
- B. Smoke- and Draft-Control Door Assemblies: Listed and labeled for smoke and draft control by a qualified testing agency acceptable to authorities having jurisdiction, based on testing in accordance with UL 1784 and installed in compliance with NFPA 105.

2.3 FLUSH WOOD DOORS, GENERAL

- A. Quality Standard: In addition to requirements specified, comply with WDMA I.S.1-A, "Architectural Wood Flush Doors"
- B. Certified Wood: Flush wood doors shall be certified as "FSC Mixed Credit" according to FSC STD-01-001, "FSC Principles and Criteria for Forest Stewardship," and to FSC STD-40-004, "FSC Standard for Chain of Custody Certification."

1. Where the Contract Documents contain requirements that are more stringent than the referenced quality standard. Comply with the Contract Documents in addition to those of the referenced quality standard.

2.4 SOLID-CORE FIVE-PLY FLUSH WOOD VENEER-FACED DOORS FOR TRANSPARENT FINISH

A. Interior Doors:

1. Performance Grade: ANSI/WDMA I.S. 1A Extra Heavy Duty
 - a. ANSI/WDMA I.S. 1A Extra Heavy Duty unless otherwise indicated on Drawings.
2. Architectural Woodwork Standards WDMA I.S. 1A Grade: Premium, Grade "AA"
3. Faces: Single-ply wood veneer not less than 1/50 inch thick.
 - a. Species: White Birch
 - b. Cut: Plain sliced
 - c. Match between Veneer Leaves: Book match.
 - d. Assembly of Veneer Leaves on Door Faces: Running match.
 - e. Pair and Set Match: Provide for doors hung in same opening
 - f. Room Match: Provide door faces of compatible color and grain within each separate room or area of building.

B. Fire-Rated Wood Doors: Doors complying with NFPA 80 that are listed and labeled by a qualified testing agency, for fire-protection ratings indicated, based on testing at positive pressure according to UL 10C.

1. Cores: Provide core specified or mineral core as needed to provide fire- protection rating indicated.
2. Blocking: Provide composite blocking approved for use in doors of fire-protection ratings indicated as needed to maintain WDMA performance level and eliminate through-bolting hardware.
3. Edge Construction: Provide edge construction with Category A - intumescent seals included in door construction where required.

C. Smoke- and Draft-Control Door Assemblies: Listed and labeled for smoke and draft control, based on testing according to UL 1784.

D. Particleboard-Core Doors:

1. Particleboard: ANSI A208.1, Grade LD-1 or Grade LD-2, made with binder containing no urea-formaldehyde.
2. Particleboard: Straw-based particleboard complying with ANSI A208.1, Grade LD-2 or M-2, except for density.
3. Blocking: Provide wood blocking in particleboard-core doors as needed to eliminate through-bolting hardware as follows:
 - a. 5-inch top-rail blocking, in doors indicated to have closers.
 - b. 5-inch bottom-rail blocking, in doors indicated to have kick, mop, or armor plates.

E. Structural-Composite-Lumber-Core Doors:

1. Provide structural composite lumber core as required to meet WDMA performance duty level specified.

2. Provide structural composite lumber core for doors with glass openings as required to meet stile dimensions shown on door schedule and elevations
3. Provide structural composite lumber core for doors indicated to receive exit devices.
4. Structural Composite Lumber: WDMA I.S.10.
 - a. Screw Withdrawal, Face: 700 lbf.
 - b. Screw Withdrawal, Edge: 400 lbf.

2.5 LIGHT FRAMES AND LOUVERS

- A. Wood Beads for Light Openings in Wood Doors: Provide manufacturer's standard wood beads unless otherwise indicated.
 1. Wood Species: Same species as door faces
 2. Profile: Flush tapered beads
 3. At wood-core doors with 20-minute fire-protection ratings, provide wood beads and metal glazing clips approved for such use.
- B. Wood-Veneered Beads for Light Openings in Fire-Rated Doors: Manufacturer's standard wood-veneered noncombustible beads matching veneer species of door faces and approved for use in doors of fire-protection rating indicated on Drawings. Include concealed metal glazing clips where required for opening size and fire-protection rating indicated.
- C. Metal Frames for Light Openings in Fire-Rated Doors: Manufacturer's standard frame formed of 0.032-inch thick, cold-rolled steel sheet; wood veneered finish to match door species, and approved for use in doors of fire-protection rating indicated on Drawings.
 1. Basis of Design: Air-Louvers "VWL"

2.6 FABRICATION

- A. Factory fit doors to suit frame-opening sizes indicated.
 1. Comply with clearance requirements of referenced quality standard for fitting unless otherwise indicated.
 2. Comply with NFPA 80 requirements for fire-rated doors.
- B. Factory machine doors for hardware that is not surface applied.
 1. Locate hardware to comply with DHI-WDHS-3.
 2. Comply with final hardware schedules, door frame Shop Drawings, ANSI/BHMA-156.115-W, and hardware templates.
 3. Coordinate with hardware mortises in metal frames, to verify dimensions and alignment before factory machining.
 4. For doors scheduled to receive electrified locksets, provide factory-installed raceway for field wiring.
- C. Openings: Factory cut and trim openings through doors.
 1. Light Openings: Trim openings with moldings of material and profile indicated.

2.7 FACTORY FINISHING FACTORY FINISHING

- A. General: Comply with referenced quality standard for factory finishing. Complete fabrication, including fitting doors for openings and machining for hardware that is not surface applied, before finishing.
 1. Finish faces, all four edges, edges of cutouts, and mortises. Stains and fillers may be omitted on top and bottom edges, edges of cutouts, and mortises.

- B. Factory finish doors.
- C. Factory finish doors that are indicated to receive transparent finish.
- D. Factory finish doors where indicated in schedules or on Drawings as factory finished.
- E. Use only paints and coatings that comply with the testing and product requirements of the California Department of Health Services' "Standard Practice for the Testing of Volatile Organic Emissions from Various Sources Using Small-Scale Environmental Chambers." Prefer products that are third-party certified through GREENGUARD.
- F. Transparent Finish:
 - 1. Grade: Premium.
 - 2. Finish: WDMA TR-6 catalyzed polyurethane.
 - 3. Staining: As selected by Architect from manufacturer's full range.
 - 4. Effect: Open-grain finish
 - 5. Sheen: Semi-gloss

PART 3 - EXECUTION

3.1 EXAMINATION

- A. Examine doors and installed door frames, with Installer present, before hanging doors.
 - 1. Verify that installed frames comply with indicated requirements for type, size, location, and swing characteristics and have been installed with level heads and plumb jambs.
 - 2. Reject doors with defects.
- B. Proceed with installation only after unsatisfactory conditions have been corrected.

3.2 INSTALLATION

- A. Hardware: For installation, see Section 08 71 00 "Door Hardware."
- B. Install doors to comply with manufacturer's written instructions and referenced quality standard, and as indicated.
- C. Install Lite frames Flush and straight.
 - 1.
 - a. Use fine finishing nails for exposed fastening, countersunk and filled flush with woodwork with filler matching finish of items being installed.
 - 2. Install fire-rated doors and frames in accordance with NFPA 80.
 - 3. Install smoke- and draft-control doors in accordance with NFPA 105.
- D. Job-Fitted Doors:
 - 1. Align and fit doors in frames with uniform clearances and bevels as indicated below.
 - a. Do not trim stiles and rails in excess of limits set by manufacturer or permitted for fire-rated doors.
 - 2. Machine doors for hardware.

3. Seal edges of doors, edges of cutouts, and mortises after fitting and machining.
 4. Clearances:
 - a. Provide 1/8 inch at heads, jambs, and between pairs of doors.
 - b. Provide 1/2 inch from bottom of door to top of decorative floor finish or covering unless otherwise indicated on Drawings.
 - c. Where threshold is shown or scheduled, provide 1/4 inch from bottom of door to top of threshold unless otherwise indicated.
 - d. Comply with NFPA 80 for fire-rated doors.
 5. Bevel non-fire-rated doors 1/8 inch in 2 inches at lock and hinge edges.
- E. Factory-Fitted Doors: Align in frames for uniform clearance at each edge.
- F. Factory-Finished Doors: Restore finish before installation if fitting or machining is required at Project site.

3.3 FIELD QUALITY CONTROL

- A. Inspection Agency: Engage a qualified inspector to perform inspections and to furnish reports to Architect.
- B. Inspections:
1. Fire-Rated Door Inspections: Inspect each fire-rated door in accordance with NFPA 80, Section 5.2.
 2. Egress Door Inspections: Inspect each door equipped with panic hardware, each door equipped with fire exit hardware, each door located in an exit enclosure, each electrically controlled egress door, and each door equipped with special locking arrangements in accordance with NFPA 101, Section 7.2.1.15.
- C. Repair or remove and replace installations where inspections indicate that they do not comply with specified requirements.
- D. Reinspect repaired or replaced installations to determine if replaced or repaired door assembly installations comply with specified requirements.
- E. Prepare and submit separate inspection report for each fire-rated door assembly indicating compliance with each item listed in [NFPA 80 and NFPA 101.

3.4 ADJUSTING

- A. Operation: Rehang or replace doors that do not swing or operate freely.
- B. To prevent stile failure, ensure that door closers are properly adjust and do not limit the opening swing. Limit door opening swing only with a properly located stop.
- C. Finished Doors: Replace doors that are damaged or that do not comply with requirements. Doors may be repaired or refinished if Work complies with requirements and shows no evidence of repair or refinishing.

END OF SECTION 081416

SECTION 101419 – DIMENSIONAL LETTER SIGNAGE

PART 1 - GENERAL

1.1 SUMMARY

A. Section Includes:

1. Molded-plastic dimensional characters.

1.2 ACTION SUBMITTALS

A. Product Data: For each type of product.

B. Shop Drawings: For dimensional letter signs.

1. Include fabrication and installation details and attachments to other work.
2. Show sign mounting heights, locations of supplementary supports to be provided by others, and accessories.
3. Show message list, typestyles, graphic elements, and layout for each sign.

C. Samples: For each exposed product and for each color and texture specified.

D. Sign Schedule: Southcentral Foundation will provide a sign schedule upon Contractor request to be submitted with Contractor's submittal package.

1.3 INFORMATIONAL SUBMITTALS

A. Sample warranty.

1.4 CLOSEOUT SUBMITTALS

A. Maintenance data.

1.5 WARRANTY

A. Special Warranty: Manufacturer agrees to repair or replace components of signs that fail in materials or workmanship within specified warranty period.

1. Warranty Period: Five years from date of Substantial Completion.

PART 2 - PRODUCTS

2.1 GENERAL

- A. The use of a manufacturer's name and model or catalog number is for the purpose of establishing the standard of quality and general configuration only. Products of other manufacturers will be considered in accordance with Section 01610.

2.2 INTERIOR SIGNAGE

- A. Molded-Plastic Characters <Insert drawing designation>: Characters having uniform faces and profiles:
- B. Color: as selected by Architect from manufacturer's full range.
- C. ES Plastic, 1/8 inch thick with nondirectional matte finish and light-colored figures engraved minimum 1/32 inch on a dark-colored background. Room identification signs shall be 12 inches by 6 inches with 1-inch high letters. Signs shall have beveled edges and square corners. Lettering style shall be Helvetica Bold, upper case. Use Series 200 as manufactured by Mohawk Sign Systems, Hermes, or equal.
- D. Provide signage in both English and Braille language and universal graphic in accordance with ADAAG requirements.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Installation of identifying devices shall be as recommended by the manufacturer. Contractor shall furnish such incidental materials and labor as required for proper, secure mounting that is level and plumb.
- B. Interior Signage
 - 1. Mount signs to wall at locations in accordance with Architect and ADAAG requirements, with double-adhesive tape.

3.2 LOCATION

- C. Interior signage shall be located alongside doors on the latch side at 60 inches above finished floor. Where this is not possible, the exact location of each signs shall be designated by the Architect.

END OF SECTION 101419

Addendum #2 – Sheet A6.01

Addendum #2
3/26/21

Alder
Architecture & Design, LLC



259 S Alaska St.
Palmer, Alaska 99645
907-745-ALDR(2537)
AlderArchitecture@gmail.com

DOOR SCHEDULE															
MARK	DOOR							FRAME			HARDWARE GROUP	JAMB	HEAD	THRESHOLD	COMMENTS
	TYPE	WIDTH	HEIGHT	THICKNESS	MATERIAL	FINISH	FIRE RATING	TYPE	MATERIAL	FINISH					
A101A	-	3' - 0"	1' - 0"	-	-	-	-	-	-	-	1	-	-	3 / A0.01	RELOCATED EXISTING STOREFRONT FRAME W/ TRANSOM FROM WEST SIDE ENTRANCE TO EAST SIDE AS PER PLAN, DOOR LEAF TO BE REPLACED
A101B	-	3' - 0"	1' - 0"	-	-	-	-	-	-	-	13	-	-	1 / A0.01	EXISTING STOREFRONT DOOR, DOOR LEAF TO BE REPLACED
A102	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	11	1 / A0.01	1 / A0.01	1 / A0.01	SECURITY ACCESS
A103	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	1	1 / A0.01	1 / A0.01	-	
A104	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	8	1 / A0.01	1 / A0.01	-	
A105	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	0	1 / A0.01	1 / A0.01	-	
A106	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	5	1 / A0.01	1 / A0.01	-	
A107	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	8	1 / A0.01	1 / A0.01	-	
A108A	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	0	1 / A0.01	1 / A0.01	-	SECURITY ACCESS
A108B	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	0	1 / A0.01	1 / A0.01	-	SECURITY ACCESS
A109	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A110	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A111	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A112	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A113	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	0	1 / A0.01	1 / A0.01	-	
A114	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	11	1 / A0.01	1 / A0.01	-	
A116	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	8	1 / A0.01	1 / A0.01	-	
A117	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A118	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A119	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A120	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	15	1 / A0.01	1 / A0.01	-	
A121A	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	0	1 / A0.01	1 / A0.01	-	
A121B	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	1	1 / A0.01	1 / A0.01	-	
A122A	-	3' - 0"	1' - 0"	-	-	-	-	-	-	-	2	-	-	3 / A0.01	EXISTING STOREFRONT FRAME, DOOR LEAF TO BE REPLACED
A122B	-	-	-	-	-	-	-	-	-	-	10	-	-	-	EXISTING DOOR
A122C	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	11	1 / A0.01	1 / A0.01	1 / A0.01	
A123	-	-	-	-	-	-	-	-	-	-	10	2 / A0.01	2 / A0.01	-	EXISTING DOOR, EXISTING TRIM TO BE REMOVED AND REPLACED
A124	-	-	-	-	-	-	-	-	-	-	10	2 / A0.01	2 / A0.01	-	EXISTING DOOR, EXISTING TRIM TO BE REMOVED AND REPLACED
A125	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	15	1 / A0.01	1 / A0.01	-	
A126	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	10	1 / A0.01	1 / A0.01	-	
A127	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	5	1 / A0.01	1 / A0.01	-	
A128	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	5	1 / A0.01	1 / A0.01	-	
A129	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	11	1 / A0.01	1 / A0.01	1 / A0.01	SECURITY ACCESS
A130	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A131	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A132	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A133	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	5	1 / A0.01	1 / A0.01	-	
A134	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A135	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A136	A	3' - 0"	0' - 8"	1 3/4"	W/D	FF	-	I	AL	FF	3	1 / A0.01	1 / A0.01	-	
A142	-	3' - 0"	1' - 0"	-	-	-	-	-	-	-	2	0 / A0.01	0 / A0.01	3 / A0.01	RELOCATED EXISTING STOREFRONT FRAME FROM EAST SIDE ENTRANCE TO WEST SIDE AS PER PLAN, SECURITY ACCESS, DOOR LEAF TO BE REPLACED
B101	A	3' - 0"	1' - 0"	1 3/4"	W/D	FF	-	I	AL	FF	12	1 / A0.01	1 / A0.01	-	

ADDENDUM NUMBER THREE (3)
BENTEH NUUTAH FOUR DIRECTIONS TENANT IMPROVEMENT
SOUTHCENTRAL FOUNDATION – SCF21-1054

March 30, 2021

The following corrections, changes, additions, deletions, revisions, and/or clarifications are hereby made a part of the Contract Documents as issued by Southcentral Foundation on March 8, 2021. In the case of conflicts between this Addendum and previously issued documents, this Addendum shall take precedence. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to disqualification.

This Addendum consists of one (1) page and three (3) attachments of twenty one (21) pages, for a total page count of twenty two (22). Documents are amended by the following additions (indicated by underlining) and deletions (indicated by strikethroughs):

CHANGES TO REQUEST FOR PROPOSAL (RFP) – revised version issued via SCF website on 3-16-21.

Item No. RFP.1.

Section 3, Request for Proposal Details

Page 4 of 14. Modify Section 3.9 Performance Bonds and Surety Deposits by adding “Bonding Requirements: All bidders shall submit a cashier’s check or a bid bond, using form AIA A310-2010, in the amount of five percent (5%) of the total sum of lines A and C-F on Exhibit B: Proposal Offer and Signature Page as reissued in Addendum #2. Bid Bond to be underwritten by a surety qualified to issue bonds in the State of Alaska guaranteeing the signing of the contract for construction in the amount of the Proposer’s offer as defined above. Successful bidder shall furnish a one hundred percent (100%) performance bond and a one hundred percent (100%) payment bond on forms AIA A312-2010 with a qualified corporate surety for construction services.”

CHANGES TO DIVISION 01 GENERAL CONDITIONS AND PROJECT MANUAL

Item No. PM.1.

Project Manual

Add attached section 05 12 00 Structural Steel.

Item No. PM.2.

Section 07 81 00 Applied Fire Protection

Replace section provided in 3-8-21 documents with attached Section 07 81 00 Applied Fire Protection.

Item No. PM.3.

Project Manual

Section 08 11 16 Interior Aluminum Doors and Frames add Section 3.1.a. “3. STC rating of 45.”

Item No. PM.4.

Section 08 14 16 Flush Wood Doors

Section 2.2 Performance Requirements Add item C as follows “Provide an STC rating of 45.”

Item No. PM.5.

Project Manual

Add attached Section 09 97 35 Dry Erase Coatings.

END OF ADDENDUM NUMBER THREE

SECTION 051200 - STRUCTURAL STEEL FRAMING

1.0.0.1 SUMMARY

A. Section Includes:

1. Structural steel.
2. Movable partition support beam frame
3. Shrinkage-resistant grout.

B. Related Requirements:

1. Section 051213 "Architecturally Exposed Structural Steel Framing" for additional requirements for architecturally exposed structural steel.
2. Section Section 099600 High-Performance Coatings for painting requirements.

1.0.0.2 DEFINITIONS

- A. Structural Steel: Elements of the structural frame indicated on Drawings and as described in ANSI/AISC 303.

1.0.0.3 COORDINATION

- A. Coordinate selection of shop primers with topcoats to be applied over them. Comply with paint and coating manufacturers' written recommendations to ensure that shop primers and topcoats are compatible with one another.
- B. Coordinate installation of anchorage items to be embedded in or attached to other construction without delaying the Work. Provide setting diagrams, sheet metal templates, instructions, and directions for installation.

1.0.0.4 ACTION SUBMITTALS

A. Product Data:

1. Structural-steel materials.

B. Shop Drawings: Show fabrication of structural-steel components.

1. Include details of cuts, connections, splices, camber, holes, and other pertinent data.
2. Include embedment Drawings.
3. Indicate welds by standard AWS symbols, distinguishing between shop and field welds, and show size, length, and type of each weld. Show backing bars that are to be removed and supplemental fillet welds where backing bars are to remain.

4. Indicate type, size, and length of bolts, distinguishing between shop and field bolts. Identify pretensioned and slip-critical, high-strength bolted connections.

1.0.0.5 DELIVERY, STORAGE, AND HANDLING

- A. Store materials to permit easy access for inspection and identification. Keep steel members off ground and spaced by using pallets, dunnage, or other supports and spacers. Protect steel members and packaged materials from corrosion and deterioration.
 1. Do not store materials on structure in a manner that might cause distortion, damage, or overload to members or supporting structures. Repair or replace damaged materials or structures as directed.
- B. Store fasteners in a protected place in sealed containers with manufacturer's labels intact.
 1. Fasteners may be repackaged provided Owner's testing and inspecting agency observes repackaging and seals containers.
 2. Clean and relubricate bolts and nuts that become dry or rusty before use.
 3. Comply with manufacturers' written recommendations for cleaning and lubricating ASTM F3125/F3125M, Grade F1852 bolt assemblies and for retesting bolt assemblies after lubrication.

PART 2 - PRODUCTS

2.0.0.1 STRUCTURAL-STEEL MATERIALS

- A. W-Shapes: ASTM A992/A992M or ASTM A572/A572M, Grade 50
- B. Channels, Angles, M-Shapes, S-Shapes: ASTM A36/A36M
- C. Plate and Bar: ASTM A572/A572M, Grade 50
- D. Cold-Formed Hollow Structural Sections: ASTM A1085/ASTMA1085M] structural tubing.
- E. High-Strength A325 Bolts, Nuts, and Washers: ASTM F3125/F3125M, Grade A325 (Grade A325M), Type 1, heavy-hex steel structural bolts; ASTM A563, Grade DH (ASTM A563M, Class 10S), heavy-hex carbon-steel nuts; and ASTM F436/F436M, Type 1, hardened carbon-steel washers; all with plain finish.

2.0.0.2 RODS

- A. Unheaded Anchor Rods: ASTM F1554, Grade 36 or Grade 55.
 1. Configuration: Straight or Hooked
 2. Nuts: ASTM A563 heavy-hex carbon steel.
 3. Plate Washers: ASTM A36/A36M carbon steel.

4. Washers: ASTM F436 Type 1, hardened carbon steel.
 5. Finish: Hot-dip zinc coating, ASTM A153/A153M, Class C or Mechanically deposited zinc coating, ASTM B695, Class 50.
- B. Headed Anchor Rods: ASTM F1554, Grade 36 or Grade 55
1. Nuts: ASTM A563 heavy-hex carbon steel.
 2. Plate Washers: ASTM A36/A36M carbon steel.
 3. Washers: ASTM F436 Type 1, hardened carbon steel.
 4. Finish: Hot-dip zinc coating, ASTM A153/A153M, Class C or Mechanically deposited zinc coating, ASTM B695, Class 50].
- C. Threaded Rods: ASTM A36/A36M
1. Nuts: ASTM A63 carbon steel.
 2. Washers: ASTM F436, Type 1, hardened ASTM A36/A36M carbon steel.
 3. Finish: Hot-dip zinc coating, ASTM A153/A153M, Class C or Mechanically deposited zinc coating, ASTM B695, Class 50.

2.0.0.3 FABRICATION

- A. Structural Steel: Fabricate and assemble in shop to greatest extent possible. Fabricate in accordance with ANSI/AISC 303 and to ANSI/AISC 360.
1. Camber structural-steel members where indicated.
 2. Fabricate beams with rolling camber up.
 3. Identify high-strength structural steel in accordance with ASTM A6/A6M and maintain markings until structural-steel framing has been erected.
 4. Mark and match-mark materials for field assembly.
 5. Complete structural-steel assemblies, including welding of units, before starting shop-priming operations.
- B. Thermal Cutting: Perform thermal cutting by machine to greatest extent possible.
1. Plane thermally cut edges to be welded to comply with requirements in AWS D1.1/D1.1M.
- C. Bolt Holes: Cut or drill standard bolt holes perpendicular to metal surfaces.
- D. Finishing: Accurately finish ends of columns and other members transmitting bearing loads.

2.0.0.4 SHOP PRIMING

- A. Shop prime steel surfaces

- B. Priming: Immediately after surface preparation, apply primer in accordance with manufacturer's written instructions and at rate recommended by SSPC to provide a minimum dry film thickness of 1.5 mils. Use priming methods that result in full coverage of joints, corners, edges, and exposed surfaces.
 - 1. Stripe paint corners, crevices, bolts, welds, and sharp edges.
 - 2. Apply two coats of shop paint to surfaces that are inaccessible after assembly or erection. Change color of second coat to distinguish it from first.

PART 3 - EXECUTION

3.0.0.1 EXAMINATION

- A. Verify elevations of concrete- and masonry-bearing surfaces and locations of anchor rods, bearing plates, and other embedments for compliance with requirements.
- B. Proceed with installation only after unsatisfactory conditions have been corrected.

3.0.0.2 PREPARATION

- A. Provide temporary shores, guys, braces, and other supports during erection to keep structural steel secure, plumb, and in alignment against temporary construction loads and loads equal in intensity to design loads. Remove temporary supports when permanent structural steel, connections, and bracing are in place unless otherwise indicated on Drawings.

3.0.0.3 ERECTION

- A. Set structural steel accurately in locations and to elevations indicated and in accordance with ANSI/AISC 303 and ANSI/AISC 360.
- B. Baseplates: Clean concrete- and masonry-bearing surfaces of bond-reducing materials, and roughen surfaces prior to setting plates. Clean bottom surface of plates.
- C. Maintain erection tolerances of structural steel within ANSI/AISC 303.
- D. Align and adjust various members that form part of complete frame or structure before permanently fastening. Before assembly, clean bearing surfaces and other surfaces that are in permanent contact with members. Perform necessary adjustments to compensate for discrepancies in elevations and alignment.
 - 1. Level and plumb individual members of structure.
 - 2. Make allowances for difference between temperature at time of erection and mean temperature when structure is completed and in service.
- E. Do not use thermal cutting during erection.
- F. Do not enlarge unfair holes in members by burning or using drift pins. Ream holes that must be enlarged to admit bolts.

3.0.0.4 FIELD CONNECTIONS

- A. Bolts: Install bolts in accordance with RCSC's "Specification for Structural Joints Using High-Strength Bolts" for bolt and joint type specified.
 - 1. Joint Type: Snug tightened.
- B. Weld Connections: Comply with AWS D1.1/D1.1M for tolerances, appearances, welding procedure specifications, weld quality, and methods used in correcting welding work.
 - 1. Comply with ANSI/AISC 303 and ANSI/AISC 360 for bearing, alignment, adequacy of temporary connections, and removal of paint on surfaces adjacent to field welds.

3.0.0.5 FIELD QUALITY CONTROL

- A. Special Inspections: Owner may engage a special inspector to perform the following special inspections:
 - 1. Verify structural-steel materials and inspect steel frame joint details.
 - 2. Verify weld materials and inspect welds.
 - 3. Verify connection materials and inspect high-strength bolted connections.

END OF SECTION 051200

SECTION 078100 - APPLIED FIRE PROTECTION

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

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

1.2 SUMMARY

- A. Section Includes:
 - 1. Sprayed fire-resistive materials.

1.3 DEFINITIONS

- A. SFRM: Sprayed fire-resistive materials.

1.4 PREINSTALLATION MEETINGS

- A. Preinstallation Conference: Conduct conference at Project site.
 - 1. Review products, design ratings, restrained and unrestrained conditions, densities, thicknesses, bond strengths, and other performance requirements.

1.5 ACTION SUBMITTALS

- A. Product Data: For the following:
 - 1. Sprayed fire-resistive material.
 - 2. Substrate primers.
 - 3. Bonding agent.
 - 4. Sealer.
 - 5. Topcoat.
- B. Shop Drawings: Framing plans or schedules, or both, indicating the following:
 - 1. Extent of fire protection for each construction and fire-resistance rating.
 - 2. Applicable fire-resistance design designations of a qualified testing and inspecting agency acceptable to authorities having jurisdiction.
 - 3. Minimum sprayed fire-resistive material thicknesses needed to achieve required fire-resistance rating of each structural component and assembly.
 - 4. Treatment of sprayed fire-resistive material after application.

1.6 INFORMATIONAL SUBMITTALS

- A. Qualification Data: For Installer and testing agency.
- B. Product Certificates: For each type of sprayed fire-resistive material.
- C. Evaluation Reports: For sprayed fire-resistive material, from ICC-ES.

1.7 QUALITY ASSURANCE

- A. Installer Qualifications: A firm or individual certified, licensed, or otherwise qualified by sprayed fire-resistive material manufacturer as experienced and with sufficient trained staff to install manufacturer's products according to specified requirements.

1.8 FIELD CONDITIONS

- A. Environmental Limitations: Do not apply fire protection when ambient or substrate temperature is 44 deg F (7 deg C) or lower unless temporary protection and heat are provided to maintain temperature at or above this level for 24 hours before, during, and for 24 hours after product application.
- B. Ventilation: Ventilate building spaces during and after application of fire protection, providing complete air exchanges according to manufacturer's written instructions. Use natural means or, if they are inadequate, forced-air circulation until fire protection dries thoroughly.

PART 2 - PRODUCTS

2.1 PERFORMANCE REQUIREMENTS

- A. Assemblies: Provide fire protection, including auxiliary materials, according to requirements of each fire-resistance design and manufacturer's written instructions.
- B. Source Limitations: Obtain fire protection for each fire-resistance design from single source.
- C. Fire-Resistance Design: Indicated on Drawings, tested according to ASTM E119 or UL 263; testing by a qualified testing agency. Identify products with appropriate markings of applicable testing agency.
 - 1. Steel members are to be considered unrestrained unless specifically noted otherwise.
- D. Asbestos: Provide products containing no detectable asbestos.

2.2 SPRAYED FIRE-RESISTIVE MATERIALS

- A. Sprayed Fire-Resistive Material: Manufacturer's standard, factory-mixed, lightweight, dry formulation, complying with indicated fire-resistance design, and mixed with water at Project

site to form a slurry or mortar before conveyance and application or conveyed in a dry state and mixed with atomized water at place of application.

- a. GCP Applied Technologies
 - b. Carboline Company
 - c. Southwest Fire Proofing Products
2. Application: Designated for exterior use by a qualified testing agency acceptable to authorities having jurisdiction.
 3. Bond Strength: Minimum 150-lbf/sq. ft. (7.18-kPa) cohesive and adhesive strength based on field testing according to ASTM E736.
 4. Density: Not less than density specified in the approved fire-resistance design, according to ASTM E605.
 5. Thickness: As required for fire-resistance design indicated, measured according to requirements of fire-resistance design or ASTM E605, whichever is thicker, but not less than 0.375 inch (9 mm).
 6. Combustion Characteristics: ASTM E136.
 7. Surface-Burning Characteristics: Comply with ASTM E84; testing by a qualified testing agency. Identify products with appropriate markings of applicable testing agency.
 - a. Flame-Spread Index: 25 or less.
 - b. Smoke-Developed Index: 450 or less.
 8. Compressive Strength: Minimum 10 lbf/sq. in. (68.9 kPa) according to ASTM E761.
 9. Corrosion Resistance: No evidence of corrosion according to ASTM E937.
 10. Deflection: No cracking, spalling, or delamination according to ASTM E759.
 11. Effect of Impact on Bonding: No cracking, spalling, or delamination according to ASTM E760.
 12. Air Erosion: Maximum weight loss of 0.025 g/sq. ft. (0.270 g/sq. m) in 24 hours according to ASTM E859.
 13. Finish: As selected by Architect from manufacturer's standard finishes
 - a. Color: As selected by Architect from manufacturer's full range

2.3 AUXILIARY MATERIALS

- A. Provide auxiliary materials that are compatible with sprayed fire-resistive material and substrates and are approved by UL or another testing and inspecting agency acceptable to authorities having jurisdiction for use in fire-resistance designs indicated.
- B. Substrate Primers: Primers approved by sprayed fire-resistive material manufacturer and complying with one or both of the following requirements:
 1. Primer and substrate are identical to those tested in required fire-resistance design by UL or another testing and inspecting agency acceptable to authorities having jurisdiction.

2. Primer's bond strength in required fire-resistance design complies with specified bond strength for sprayed fire-resistive material and with requirements in UL's "Fire Resistance Directory" or in the listings of another qualified testing agency acceptable to authorities having jurisdiction, based on a series of bond tests according to ASTM E736.
- C. Bonding Agent: Product approved by sprayed fire-resistive material manufacturer and complying with requirements in UL's "Fire Resistance Directory" or in the listings of another qualified testing agency acceptable to authorities having jurisdiction.
- D. Sealer: Transparent-drying, water-dispersible, tinted protective coating recommended in writing by sprayed fire-resistive material manufacturer for each fire-resistance design.
- E. Topcoat: Suitable for application over sprayed fire-resistive material; of type recommended in writing by sprayed fire-resistive material manufacturer for each fire-resistance design.
 1. Cement-Based Topcoat: Factory-mixed, cementitious hard-coat formulation for trowel or spray application over SFRM.
 2. Water-Based Permeable Topcoat: Factory-mixed formulation for brush, roller, or spray application over applied SFRM. Provide application at a rate of 30 sq. ft./gal. (0.75 sq. m/L)

PART 3 - EXECUTION

3.1 EXAMINATION

- A. Examine substrates, areas, and conditions, with Installer present, for compliance with requirements for substrates and other conditions affecting performance of the Work and according to each fire-resistance design.
 1. Verify that substrates are free of dirt, oil, grease, release agents, rolling compounds, mill scale, loose scale, incompatible primers, paints, and encapsulants, or other foreign substances capable of impairing bond of fire protection with substrates under conditions of normal use or fire exposure.
 2. Verify that objects penetrating fire protection, including clips, hangers, support sleeves, and similar items, are securely attached to substrates.
 3. Verify that substrates receiving fire protection are not obstructed by ducts, piping, equipment, or other suspended construction that will interfere with fire protection application.
- B. Verify that concrete work on steel deck is complete before beginning Work.
- C. Verify that roof construction, installation of rooftop HVAC equipment, and other related work are complete before beginning Work.
- D. Conduct tests according to sprayed fire-resistive material manufacturer's written instructions to verify that substrates are free of substances capable of interfering with bond.

- E. Prepare written report, endorsed by Installer, listing conditions detrimental to performance of the Work.
- F. Proceed with installation only after unsatisfactory conditions have been corrected.

3.2 PREPARATION

- A. Cover other work subject to damage from fallout or overspray of fire protection materials during application.
- B. Clean substrates of substances that could impair bond of fire protection.
- C. Prime substrates where included in fire-resistance design and where recommended in writing by sprayed fire-resistive material manufacturer unless compatible shop primer has been applied and is in satisfactory condition to receive fire protection.
- D. For applications visible on completion of Project, repair substrates to remove surface imperfections that could affect uniformity of texture and thickness in finished surface of fire protection. Remove minor projections and fill voids that would telegraph through fire-resistive products after application.

3.3 APPLICATION

- A. Construct fire protection assemblies that are identical to fire-resistance design indicated and products as specified, tested, and substantiated by test reports; for thickness, primers, sealers, topcoats, finishing, and other materials and procedures affecting fire protection Work.
- B. Comply with sprayed fire-resistive material manufacturer's written instructions for mixing materials, application procedures, and types of equipment used to mix, convey, and apply fire protection; as applicable to particular conditions of installation and as required to achieve fire-resistance ratings indicated.
- C. Coordinate application of fire protection with other construction to minimize need to cut or remove fire protection.
 - 1. Do not begin applying fire protection until clips, hangers, supports, sleeves, and other items penetrating fire protection are in place.
 - 2. Defer installing ducts, piping, and other items that would interfere with applying fire protection until application of fire protection is completed.
- D. Metal Decks:
 - 1. Do not apply fire protection to underside of metal deck substrates until concrete topping, if any, is completed.
 - 2. Do not apply fire protection to underside of metal roof deck until roofing is completed; prohibit roof traffic during application and drying of fire protection.
- E. Install auxiliary materials as required, as detailed, and according to fire-resistance design and sprayed fire-resistive material manufacturer's written instructions for conditions of exposure and

intended use. For auxiliary materials, use attachment and anchorage devices of type recommended in writing by sprayed fire-resistive material manufacturer.

- F. Spray apply fire protection to maximum extent possible. After the spraying operation in each area, complete the coverage by trowel application or other placement method recommended in writing by sprayed fire-resistive material manufacturer.
- G. Extend fire protection in full thickness over entire area of each substrate to be protected.
- H. Install body of fire protection in a single course unless otherwise recommended in writing by sprayed fire-resistive material manufacturer.
- I. Where sealers are used, apply products that are tinted to differentiate them from fire protection over which they are applied.
- J. Provide a uniform finish complying with description indicated for each type of fire protection material and matching finish approved for required mockups.
- K. Cure fire protection according to sprayed fire-resistive material manufacturer's written instructions.
- L. Do not install enclosing or concealing construction until after fire protection has been applied, inspected, and tested and corrections have been made to deficient applications.
- M. Finishes: Where indicated, apply fire protection to produce the following finishes:
 - 1. Manufacturer's Standard Finishes: Finish according to manufacturer's written instructions for each finish selected.
 - 2. Spray-Textured Finish: Finish left as spray applied with no further treatment.
 - 3. Rolled, Spray-Textured Finish: Even finish produced by rolling spray-applied finish with a damp paint roller to remove drippings and excessive roughness.
 - 4. Skip-Troweled Finish: Even leveled surface produced by troweling spray-applied finish to smooth out the texture and neaten edges.

3.4 FIELD QUALITY CONTROL

- A. Special Inspections: **Engage** a qualified special inspector to perform the following special inspections:
 - 1. Test and inspect as required by the IBC, **Subsection 1705.13, "Sprayed Fire-Resistant Materials."**
- B. Perform the tests and inspections of completed Work in successive stages. Do not proceed with application of fire protection for the next area until test results for previously completed applications of fire protection show compliance with requirements. Tested values must equal or exceed values as specified and as indicated and required for approved fire-resistance design.
- C. Fire protection will be considered defective if it does not pass tests and inspections.
 - 1. Remove and replace fire protection that does not pass tests and inspections, and retest.

2. Apply additional fire protection, per manufacturer's written instructions, where test results indicate insufficient thickness, and retest.

D. Prepare test and inspection reports.

3.5 CLEANING

- A. Cleaning: Immediately after completing spraying operations in each containable area of Project, remove material overspray and fallout from surfaces of other construction and clean exposed surfaces to remove evidence of soiling.

3.6 PROTECTION

- A. Protect fire protection, according to advice of manufacturer and Installer, from damage resulting from construction operations or other causes, so fire protection is without damage or deterioration at time of Substantial Completion.

3.7 REPAIRS

- A. As installation of other construction proceeds, inspect fire protection and repair damaged areas and fire protection removed due to work of other trades.
- B. Repair fire protection damaged by other work before concealing it with other construction.
- C. Repair fire protection by reapplying it using same method as original installation or using manufacturer's recommended trowel-applied product.

END OF SECTION 078100

This page is blank intentionally.

Addendum #3
3/30/21

SECTION 099735

DRY ERASE COATINGS – Field Applied Modified Epoxy Dry Erase Coating: (Clear, White, Solid Colors, and Metallic Finishes)

PART 1 GENERAL

1.1 SECTION INCLUDES

- A. Systems for field applied dry erase coatings: clear, white solid colors, and metallic finishes.

1.2 REFERENCES

- A. ASTM D 16 - Terminology Relating to Paint, Varnish, Lacquer, and Related Products.
- B. Painting & Decorating Contractors of America (PDCA) Standards: P1 – P21
- C. Gypsum Association (GA): GA 214, Recommended Specification: Level of Gypsum Board Finish

1.3 DEFINITIONS

- A. Definitions of Painting Terms: ASTM D 16, unless otherwise specified.

1.5 SUBMITTALS

- A. Comply with Section 01330 - Submittal Procedures.
- B. Product Data: Submit manufacturer's product information for each coating, including generic description, complete technical data, storage and handling requirements and application instructions.
- C. Manufacturer's Quality Assurance: Submit manufacturer's certification that coatings comply with specified requirements and are suitable for intended application.
- D. Maintenance Instructions: Provide manufacturer's recommended maintenance and cleaning instructions for the coated surfaces.
- E. Color Sample: Prepare all color and finishes on samples, 8-1/2" x 11" in size. Samples shall be submitted as requested until required sheen, color, and texture is achieved. Label and identify each sample as to location and application.

- F. Warranty: Submit manufacturer's standard warranty.

1.6 QUALITY ASSURANCE

- A. Manufacturer's Qualifications:
1. Manufacturer of high performance coatings with a demonstrated minimum of 10 years of successful experience.
 2. Manufacturer shall supply a list of successfully completed projects of a comparable type.
 3. Source Responsibility: Coatings shall be products of a single supplier.
- B. Applicator's Qualifications:
1. Experienced in application of specified coatings for a minimum of 5 years on projects of similar size and complexity to this Work.
 2. Applicator's Personnel: Supervisory personnel shall be trained/experienced in the successful application of the specified coatings.
- C. Mock-ups:
1. Prepare mock-ups for Architect's review and to establish requirements for substrate finish and final coating application, texture, sheen and color.
 2. Install dry erase coating mock-up(s) in area designated by the Architect.
 3. Correct areas, modify method of application and installation, or adjust finish texture as directed by the Architect to comply with the specified requirements.
 4. Maintain mock-up(s) accessible to serve as a standard of quality for this Section.
 5. Accepted mock-up(s) may remain in place.

1.7 DELIVERY, STORAGE, AND HANDLING

- A. Delivery: Deliver materials to job site in manufacturer's original, unopened containers and packaging, with all labeling clearly identifying:
1. Coating or material name.
 2. Manufacturer.
 3. Color name and number.
 4. Batch or lot number.
 5. Date of manufacture.
 6. Mixing and thinning instructions.
- B. Storage:
1. Store materials in a clean, dry area and within temperature range in accordance with manufacturer's instructions.
 2. Keep containers sealed until ready for use.
 3. Do not use materials beyond manufacturer's shelf life limitations.

- C. Handling: Protect materials during handling and application to prevent damage or contamination.

1.8 ENVIRONMENTAL REQUIREMENTS

- A. Weather:
 - 1. Air and Surface Temperatures: Prepare surfaces and apply and cure coatings within air and surface temperature range in accordance with manufacturer's instructions.
 - 2. Surface Temperature: Minimum of 5 degrees F (3 degrees C) above dew point.
 - 3. Relative Humidity: Prepare surfaces and apply and cure coatings within relative humidity range in accordance with manufacturer's instructions.
- B. Ventilation: Provide ventilation during coating evaporation stage in confined or enclosed areas in accordance with manufacturer's instructions.
- C. Dust and Contaminants:
 - 1. Schedule coating work to avoid excessive dust and airborne contaminants.
 - 2. Protect work areas from excessive dust and airborne contaminants during coating application and curing.

1.9 REGULATORY REQUIREMENTS

- A. Comply with applicable codes and regulations of government agencies having jurisdiction over airborne emissions, rinse runoff and industrial waste disposal. Where those requirements conflict with this specification, comply with the more stringent provisions.
- B. Comply with current applicable regulations of the state and local air pollution control agencies / districts and the Environmental Protection Agency (EPA).

PART 2 PRODUCTS

2.1

- A. **Material shall be as manufactured by Precision Coatings (PCI), Springfield, MO**
(Contact: Jim O'Keefe at 417-655-0021).
- B. Dry Erase Coating: EeZeClean Dry Erase Coating as manufactured by Precision Coatings Inc.
 - a. Colors & Sheens: As manufactured by Precision Coatings and defined as:
 - i. Clear: Gloss
 - ii. White: Gloss

- iii. Standard solid colors: Gloss
- iv. Standard metallic colors: Gloss

- b. Primer: Precision's DTM 1600 Waterborne Urethane Bonding Primer.

2.2 COATING SYSTEMS: INTERIOR

A. Gypsum Board - Interior

1. System Type: Waterborne urethane primer / modified epoxy dry erase topcoat
2. Surface Preparation: Remove hardware, accessories, plates and similar items to allow dry erase coatings to be installed.
3. Primer: PCI DTM 1600 Waterborne Urethane Bonding Primer; DFT 1.0 to 3.0 mils
4. Finish Coat: PCI EeZeClean (Clear, White, Standard Solid Colors, and Standard Metallic Finishes; DFT 3.0 to 5.0 mils.
5. Sheen: Gloss
6. Total DFT: 4.0 to 8.0 mils.
7. Finish Color: As indicated on the drawings.

B. Medium-Density Fiberboard (MDF) - Interior

1. System Type: Waterborne urethane primer / modified epoxy dry erase topcoat
2. Surface Preparation: Remove hardware, accessories, plates and similar items to allow dry erase coatings to be installed.
3. Primer: PCI DTM 1600 Waterborne Urethane Bonding Primer; DFT 1.0 to 3.0 mils
4. Finish Coat: PCI EeZeClean (Clear, White, Standard Solid Color, and Standard Metallic Finishes; DFT 3.0 to 5.0 mils.
5. Sheen: Gloss
6. Total DFT: 4.0 to 8.0 mils.
7. Finish Color: As indicated on the drawings.

C. Previously Painted Surface – Interior

1. System Type: Modified epoxy dry erase topcoat: Clear, White, Standard Colors or Metallics.
2. Surface Preparation: Remove hardware, accessories, plates and similar items to allow dry erase coatings to be installed.
3. Finish Coat(s): PCI EeZeClean (Clear, White, Standard Solid Colors, and Metallic Finishes; DFT 3.0 to 5.0 mils. Depending on existing color, a second coat or a primer may be required for hide and coverage.
4. Sheen: Gloss
5. Total DFT: 4.0 to 8.0 mils.
6. Finish Color: As indicated on the drawings.

2.3 ACCESSORIES

- A. Coating Application Accessories:
 - 1. Accessories required for application of specified coatings in accordance with manufacturer's instructions, including thinners.
 - 2. Products of coating manufacturer:
 - 1. [PCI 16060 VOC Exempt Reducer]
 - 2. [PCI 17000 VOC Exempt Gun Cleaner]

PART 3 EXECUTION

3.1 EXAMINATION

- A. Examine areas and conditions under which dry erase coating system is to be applied. Notify Architect of areas or conditions not acceptable. Do not begin surface preparation or application until unacceptable areas or conditions have been corrected.
- B. Wall surfaces to receive dry erase coating shall be dry and free from dirt, grease, loose paint and scale.
- C. Do not proceed with installation until unsatisfactory conditions have been corrected.

3.2 PROTECTION OF SURFACES NOT SCHEDULED TO BE COATED

- A. Protect surrounding areas and surfaces not scheduled to be coated from damage during surface preparation and application of coatings.
- B. Immediately remove coatings that fall on surrounding areas and surfaces not scheduled to be coated.

3.3 SURFACE PREPARATION OF GYPSUM BOARD

- A. Prepare gypsum board surfaces in accordance with Level 5 Drywall Finish.
- B. Ensure surfaces are clean, dry, and free of oil, grease, dirt, dust, and other contaminants.
- C. Sand joint compound smooth and feather the edge to match.
- D. Avoid heavy sanding of adjacent gypsum board surfaces, which will raise nap of paper covering.
- E. Do not apply putty, patching pencils, caulking, or masking tape to gypsum board

surfaces to be painted.

- F. Lightly scuff sand tape joints after priming to remove raised paper nap. Do not sand through primer

3.4 SURFACE PREPARATION OF MEDIUM-DENSITY FIBERBOARD (MDF)

- A. Ensure surfaces are clean, dry, and free of oil, grease, dirt, dust, and other contaminants.
- B. Scuff sand the substrate with 150 to 220 grit sandpaper to achieve a slight etch.

3.5 SURFACE PREPARATION OF PREVIOUSLY COATED SURFACE

- A. Ensure surfaces are clean, dry, and free of oil, grease, dirt, dust, and other contaminants.
- B. Scuff sand the substrate with 150 to 220 grit sandpaper to achieve a slight etch.
- C. Before applying EeZeClean, a test or mock-up should be performed to ensure adhesion, appearance and color are compatible with the existing substrate coating and meet the expectations of the owner.

4.0 APPLICATION

- A. Apply coatings in accordance with manufacturer's instructions.
- B. Mix and thin coatings, including multi-component materials, in accordance with manufacturer's instructions.
- C. Keep containers closed when not in use to avoid contamination.
- D. Do not use mixed coatings beyond pot life limits.
- E. Use application equipment, tools, pressure settings, and techniques in accordance with manufacturer's instructions.
- F. Uniformly apply coatings at spreading rate required to achieve specified DFT.
- G. Apply coatings to be free of film characteristics or defects that would adversely affect performance or appearance of coating systems.

4.1 REPAIR

- A. Materials and Surfaces Not Scheduled To Be Coated: Repair or replace damaged materials and surfaces not scheduled to be coated.
- B. Damaged Coatings: Touch-up or repair damaged coatings. Touch-up of minor

damage shall be acceptable where result is not visibly different from adjacent surfaces. Recoat entire surface where touch-up result is visibly different, either in sheen, texture, or color.

- D. Coating Defects: Repair in accordance with manufacturer's instructions coatings that exhibit film characteristics or defects that would adversely affect performance or appearance of coating systems.

4.4 CLEANING

- A. Remove temporary coverings and protection of surrounding areas and surfaces.

4.5 PROTECTION OF COATING SYSTEMS

- A. Protect surfaces of coating systems from damage during construction.

END OF SECTION

This page is blank intentionally.