

GROSSMONT UNION HIGH SCHOOL DISTRICT

MMHS SCIENCE BUILDING MODERNIZATION MULTI-PRIME

ATTACHMENT E BID PACKAGE

CN-4070

**FINISH CARPENTRY, ROOFING,
DOORS/ HARDWARE,
DRYWALL, INSULATION, FRP,
PLASTER, TILE, PAINT,
CEILINGS, SPECIALTIES,
CASEWORK, FINAL CLEAN**

**TRADE CONTRACTOR SPECIFIC PROVISIONS
BID PACKAGE: CN-4070**

**FINISH CARPENTRY, ROOFING, DOORS/ HARDWARE,
DRYWALL, INSULATION, FRP, PLASTER, TILE, PAINT,
CEILINGS, SPECIALTIES, CASEWORK, FINAL CLEAN –
VERSION 01**

FINISH CARPENTRY / ROOFING / DOORS / HARDWARE / DRYWALL / INSULATION / FRP / PLASTER / TILE / PAINT / CEILINGS / SPECIALTIES/ CASEWORK/ FINAL CLEAN – VERSION 01

The following clarifies certain inclusions, exclusions, and other information. This list is not inclusive of all work and is not limiting in any manner. This Exhibit shall supplement all General and Special Conditions in this Contract unless specifically noted herein to supersede them. This exhibit shall supersede all other conditions in the Contract and Contract Documents in the event of specific conflicts between the Documents.

I. GENERAL REQUIREMENTS: The following General Requirements apply to all work included in this Contract:

1. Full compliance and scope coverage with Specification Section(s):

- DIVISION 00
- DIVISION 01
- 06 41 00 – Architectural Wood Casework
- 07 21 00 – Thermal Insulation
- 07 54 00 – Thermoplastic Membrane Roofing
- 07 62 00 – Sheet Metal Flashing & Trim
- 07 72 00 – Roof Accessories
- 07 84 13 – Penetration Firestopping
- 07 92 00 – Joint Sealants
- 08 11 13 – Hollow Metal Doors and Frames
- 08 14 00 – Wood Doors
- 08 31 00 – Access Doors and Panels
- 08 71 00 – Door Hardware
- 08 71 00 – Door Hardware Cutsheets
- 09 24 00 – Cement Plastering
- 09 29 00 – Gypsum Board
- 09 30 00 – Ceramic Tile
- 09 51 00 – Acoustical Ceilings
- 09 51 00 – Acoustical Ceilings DSA IR 25-2
- 09 72 00 – Vinyl Wall Coverings
- 09 90 00 – Painting and Coating
- 10 11 00 – Visual Display Units
- 10 14 00 – Signage
- 10 28 13 – Toilet Accessories
- 10 28 13.1 – Toilet Accessories Cut Sheets

- 12 36 00 – Laboratory Casework

Full compliance and scope coverage with all other Project Scope and Specification Sections that interface with and require services related to this scope of work.

2. Prime Contractor and its subcontractors and/or lower tier contractors shall be a licensed contractor pursuant to the California Contractors License Law required for the performance of work in the appropriate classification(s) of contractor's license(s) for the work bid upon, and must maintain the license(s) throughout the duration of the Contract. License required for this work shall be B.
3. Schedule of shop drawings, submittals, and dimension verifications: The following groups of shop drawings and submittals are not all-inclusive and are supplemental to requirements found elsewhere in the Documents. These submittals shall be delivered to the Construction Manager not later than the below listed dates:

- a. #064100 – Architectural Wood Casework

Due: 15 Calendar Days after Notice to Proceed

- b. #075400 – Thermoplastic Membrane Roofing

Due: 15 Calendar Days after Notice to Proceed

- c. #081113 – Hollow Metal Doors and Frames

Due: 15 Calendar Days after Notice to Proceed

- d. ALL Other Contractual Submittals

Due: 20 Calendar Days after Notice to Proceed

These due dates take precedence over other dates found elsewhere in the Contract Documents.

4. Prepare any coordination drawings required to show the interface between work provided by this Contract and others.
5. Procurement of Critical Long Lead Items: Contractor shall be responsible to ensure that critical long lead items are delivered to the project site noted in the Master Construction Schedule.
6. Contractor has included the costs for off-site storage of project materials.

7. Schedule: Prime Contractor shall issue to the Construction Manager a detailed Construction Schedule for this trade's work as it pertains to this Project. The work shall proceed in accordance with the Master Construction Schedule issued with the Construction Documents. This schedule shall be modified from time to time in order to properly coordinate and sequence the work; however, the Prime Contractor is responsible to supply sufficient manpower, equipment and material necessary to ensure the duration of time established for the Prime Contractor's work is maintained as per the Construction. **This is a very tight schedule as the schools needs to open this building for the fall 2025 semester. Weekend work and overtime will be required on this job and needs to be included. Review the schedule durations listed in the construction schedule (Attachment F) and plan for weekend work/overtime accordingly to meet those durations.**
8. Contractor has reviewed the Project and is aware of existing conditions.
9. Contractor will be responsible for collateral damage to areas or finishes not scheduled for demolition as a result of his operations.
10. It is understood that all scope inclusions contained in this bid package shall be provided by the Contractor regardless of similar or identical inclusions found in other bid packages or trade Contracts.
11. It is understood that the Project Specific Provisions contained in the Contract Documents are a material element of this Contract and scope of work. It is specifically noted that the Contractor shall be responsible for all requirements and clauses contained in the Project Specific Provisions.
12. In the event of conflicts not clarified prior to bidding deadline, Prime Contractor shall assume the most stringent, higher quality and greater quantity of work for bidding purposes. If Prime Contractor still requires clarification after awarded project, Prime Contractor shall generate an RFI. If appropriate, a deductive change order shall be issued if the clarification results in a reduced scope of work.
13. Provide all layout as required for all work included in this Prime Contract.
14. Include minor demolition (up to 1' back) where new work meets an existing surface. This includes detail prep for this prime contractor's new work.
15. All patching where existing walls need to be opened to install new work /blocking, etc.
16. The rough carpentry contractor will provide all rough carpentry as required by the contract drawings and in accordance with all applicable codes and standards. It is anticipated, and hereby a requirement of this contract, that some minor shimming, leveling, blocking, etc. will be required in order to complete your scope of work. This prime contractor is responsible for all unidentified but necessary

shimming, leveling, blocking, etc. in order to provide complete systems for the scope of this contract.

17. Prime Contractor understands that parking will be very limited. With the building located in the middle of the campus, parking at the building will not be available.

II. GENERAL CONSTRUCTION INCLUSIONS: The following General Construction items are specifically included in the scope of this Contract:

1. Prime Contractor shall include five hundred (500) journeyman hours for miscellaneous work. The Construction Manager/District may authorize the use of these hours only.
2. Provide 5 ea. temporary fire extinguishers with stands for use throughout the duration of the project. Locate as direct by Construction manager. These fire extinguishers should be placed at the start of the job and refreshed as needed throughout the job.
3. Provide 4 ea. Temporary restrooms serviced 2x /week for the full duration of the project; from start date thru completion date.
4. Provide 3 ea. temporary handwash stations, serviced 2x/week for full duration of the project; from start date thru completion date.
5. Prime Contractor includes pumping the sewer tank connected to the CM trailer 2x/week when the temporary restrooms are serviced.
6. Provide 30 ea. 40 CY Dumpsters including trash removal for use by all trades to dispose of non-hazardous materials. These will be used over the full duration of the project, from start date thru completion date.
7. Daily clean-up of all debris related to the Work of this Contractor is required. All debris generated by this Contractor shall be legally removed daily and disposed of offsite by this Contractor. All Contractors, while on site, will provide a clean-up laborer to be included in the weekly clean-up effort for the duration of the project. For bidding purposes, Prime Contractor shall provide 2 hours per week of clean-up labor for 33 total weeks.
8. Prime Contractor shall furnish and install temporary chain-link fencing with full height windscreen per Attachment G – Site Logistics Plan, approximately 750 lineal feet (LF) of fencing. Fence shall be a minimum of six feet high. Fence posts shall be on tee stands and shall have a minimum of (2) gravel bags on each tee stand. Prime Contractor shall install fence on the start date of the project and shall maintain the fence in place for the full duration of the project. Assume gravel bags will break and need to be replaced throughout the course of the job.

9. Prime Contractor shall include twenty-four (24) journeyman hours for moving/modifying the temporary fence. This is in addition to the initial setup and takedown of the fence. The Construction Manager/District may authorize the use of these hours only.
10. Prime Contractor shall include provisions for staffing the project with an ON-SITE Project Manager or Superintendent capable of making financial decisions & manpower decisions while contract scope or added scope is being performed. Prime Contractor shall account for this scope by explicitly including this item on the Prime Contractor's Schedule of values (SOV). This individual is prohibited from performing any work. The intent is for this individual to manage and supervise this Prime Contractor's scope while the Prime Contractor is performing scope on the Project.
11. The Prime Contractor has reviewed the Attachment J – As-Builts and is aware of the existing building and site conditions.

III. FINAL CLEANING INCLUSIONS: At conclusion of project, provide final cleaning with all required supervision, labor, material, supplies, equipment, taxes, and insurance to professionally complete this project as follows:

1. Clean the interior and exterior of the building. Although the majority of the scope is inside the building, the exterior will take on construction dust throughout the project. Include power washing the exterior plaster, cleaning all windows and frames and power washing the exterior walkways.
2. Clean and sanitize all restrooms and back of house rooms including the electrical room 116.
4. Sweep and machine scrub all vinyl and ceramic tile floors, polished concrete floor and sealed concrete floors.
5. Clean all doors, frames, hardware, cabinets, counters, shelves, sinks, workstations, and drawers.
6. Clean light fixtures, air vents, grills, switches, water coolers, fire hose boxes, overhead piping/ductwork/ light troughs, etc.
7. Clean mechanical and electrical rooms, wipe down equipment, sweep floors, spot clean all walls.
8. Remove smudges and washable marks from floors, walls, and ceilings.
9. Each room and area shall be inspected and accepted by C.W. Driver at the beginning of each shift. Acceptance shall be granted upon C.W. Driver signing off each room on the plans.

10. Clean all casework, inside and out. Clean and shine all casework fixtures and hardware.
11. Power wash al exterior hardscape and building roof. This includes all new and existing hardscape and roofing within the project limits.
12. Provide final cleaning in two phases. One full cleaning will occur prior to punch list and one full cleaning will occur after punch list, prior to Owner occupancy.
13. Include forty (40) man hours and equipment for additional interior cleanup beyond the scope of this Contract.

IV. Plastic Fabrications & Architectural Wood Casework Inclusions: The following items are specifically included in the plastic fabrications and architectural wood casework:

1. Furnish and install all new architectural wood casework and countertops at all locations per the contract documents. This includes upper cabinets, lower cabinets, full heigh cabinets, work stations, desks, counters, etc.. Provide a complete system per the details on sheet A-581 with the exception of the counter support brackets which will be provided by the rough carpentry prime. Provide a detailed layout in the field for the counter support brackets and coordinate directly with the rough carpentry prime contractor.
2. Field measure all casework and countertop locations prior to fabrication.
3. Prime contractor includes all epoxy lab counters along with all PLAM classroom counters.
4. This prime contractor shall furnish and install all laboratory casework in the contract documents in accordance with specification section 12 36 00 – Laboratory Casework. The mechanical prime contractor will furnish and install the fume hood. This prime contractor shall coordinate directly with the mechanical contractor for the height of the casework below the fume hood.
5. This prime contractor includes the delegated design submittal required for the laboratory casework. The prime contractor will submit this delegated design submittal for review in a timely manner to fabricate the casework per the project schedule.
6. Prime contractor shall coordinate directly with the framer and layout all backing required for casework. It is the prime contractor's responsibility to verify all required backing is in place.
7. Coordinate all receptacle and switch locations near casework locations directly with the electrical contractor prior to fabrication.

8. Coordinate all pipe penetrations, cleanout caps and plumbing finishes directly with the plumber. Cut out all countertop penetrations as required by the plumber for plumbing finishes including sinks, faucets, etc. prior to fabrication.
9. Furnish and install proper anchorage of all work as required by the Contract Documents. Concealed backing for this scope of work shall be located and verified by this Contractor and installed by others. All other anchorage devices for this scope of work shall be by this Contractor.
10. Hoisting of all materials is included. Contractor shall deliver and stock materials per sequencing of rooms or areas as directed by Contractor. Material shall be fabricated to allow for stocking through doorways and/or opening that will exist at the time of jobsite delivery. There will be no location other than inside building 300 to store this casework onsite. Coordinate with other prime contractors accordingly for delivery timeframes and storage locations with the building.
11. Contractor to provide all engineering required for proper installation of items. Shop drawings/details/calculations to be submitted for approval in a timely manner to meet the construction schedule.
12. Provide continuous backing for floor base at all base cabinets. Toe kick backing shall be pressure treated.
13. Include installation of grommets in the work as per the Contract Documents. Grommets may be plastic or finished metal as selected by Architect. Assume twice as many grommets as indicated in the drawings and coordinate final location with the CM and site.
14. Include all cutouts and access panels in cabinets for computer equipment. Coordinate all work to allow installation of computer equipment without further rework of casework.
15. Include all plastic laminate colors per the Contract Documents. Where a particular color is not specifically designed, provide custom color at Architect's discretion.
16. Include a total of forty (40) journeyman labor hours for miscellaneous finish carpentry. The Construction Manager/District may authorize the use of these hours only.
17. Coordinate with all trades including framing, plumbing, electrical, and flooring Contractors to ensure proper alignment, backing, and cutouts. Field modifications may be required if sufficient coordination does not take place.
18. It is the responsibility of this Contractor to directly coordinate with the Plumbing Contractor and confirm in writing the sink locations, including trap assembly locations.

19. Include all caulking and sealing of this work and to that of adjacent and dissimilar materials as required for weatherproofing or appearance. Caulking and sealant materials shall be compatible with all materials and conform to the Contract Document requirements. Coordinate caulking color with the Construction Manager.
20. Furnish and install all cabinetry hardware and locks as specified and required for a complete functional installation. Provide keying as coordinated with the site. Contractor should assume that each space will have casework keyed differently than the adjacent space.
21. Immediately following installation of countertops, this Contractor shall install continuous cardboard protection on all horizontal surfaces. Remove protection prior to acceptance and as directed by the Contractor.
22. Provide wood substructure to support all countertops.
23. Fully coordinate all work with other trades to ensure final construction with all applicable work by other trades meets all codes and will fit as indicated on the drawings. Coordinate all dimensions for cutouts with other trades.
24. Include resources to fully comply with all casework notes and details on sheet A-581.
25. Furnish and install the accessible workstations per the details on A-401. Provide a complete system.
26. Include all glass panel cabinet doors per the interior elevations AWI Standards #324 call out.

V. FIRESTOPPING/CAULKING/SEALANT INCLUSIONS: The following items are specifically included in the firestopping scope of this Contract:

1. Furnish and install fire-safe, firestopping, and smoke stopping materials at floor and roof deck edges, between stud walls, on top of stud walls and partitions, and storefronts/window walls as required to maintain ratings. Materials shall be furnished and installed per applicable code and Specification requirements. Include fire-safeing / fire stopping as required to seal all deck edges and deck penetrations as required weather specifically shown or not on the Contract Documents.
2. Furnish and install all caulking and sealant at all areas requiring painting. Reference painting scope section of this Scope of Work.
3. Properly coordinate the sequence of work with the Construction Manager and all other related trades. Include move-ins as required by the Master Project Schedule.

VI. INSULATION INCLUSIONS: The following items are specifically included in the Insulation scope of this Contract:

1. All interior and exterior thermal, sound, fire and other insulation located in the walls, ceilings, under roof decking and otherwise.
2. Furnish and install insulation at new interior walls, interior wall infills, new exterior walls, exterior wall infills and ceiling spaces per the assembly schedules on sheets A-571, A-572 and architectural details. Provide insulation with the necessary thickness to meet R-19 value in vertical locations and R-30 value in horizontal locations.
3. Furnish and install batt insulation at underside of roof assemblies at mechanical unit infill areas as required. Assume the entire underside of the roof requires new class A faced batt insulation R-30, mechanically fastened to the underside of the deck.
4. Furnish and install sound insulation as indicated.
5. All clips, fasteners, pins, wires, adhesives, etc. as required by specification, code, job conditions and manufacturer's requirements to attach/retain work in place. All materials and methods will conform to the required fire ratings of the design intent.

VIII. ROOFING INCLUSIONS: The following items are specifically included in the Roofing scope of this contract:

1. Prime contractor is responsible for all roof patching to the existing single ply membrane as indicated on the roof plans. This includes all new mechanical openings, mechanical curbs, Hose bib locations, refrigerant piping, plumbing vents, and all other MEP penetrations.
2. Provide roof infill at all locations called out on the roof plan per 7/A-521 and 22/S-501.
3. Furnish and install a complete roofing assembly per the details on A-521 at all roof patches.
4. Provide new roof insulation at all patches per roof assembly 'A'.
5. Prime contractor to verify that all roofing details in the plans comply with the approved roofing system. It is the responsibility of the roofing contractor to supply any additional details and/or materials to ensure compliance with the manufacturer's warranty.
6. Coordinate all testing and inspections required for this scope of work. Provide access for inspection of work. Testing and inspection will be by others except for costs incurred as a result of remedial work.
7. Install the specified TPO membrane roof system in accordance with both the Project Specifications and the manufacturer's requirements. Include the any

tapered roof insulation system at all areas. The tapered insulation shall be designed in accordance with the Contract Documents to achieve proper drainage in all areas. Where a conflict exists, the more stringent requirements shall apply. Install products as recommended to receive required guarantee and warranty. Install tapered insulation on all canopy roofs, low point shall be 1" of insulation at drains.

8. Contractor shall protect in place all items to remain on roof as needed
9. Furnish and install roof insulation board, cant boards, crickets, caulking and sealants, wood blocking and nailers, etc. as required for a complete roofing system.
10. Inspect and accept all substrate surfaces and building components prior to application of roof systems. Contractor shall timely notify the Construction Manager in writing of all problems requiring corrective action. Upon Contractor acceptance of substrate surfaces and building components, Contractor shall install roofing system. If ponding or other unacceptable conditions are discovered after the application is complete, Contractor shall correct the problem at no additional cost.
11. Provide proper methods and materials approved by roof system manufacturer to seal and flash all penetrations as required (MEP penetrations, supports, etc.) for both horizontal and vertical. This may be extensive; reference MEP drawings.
12. Contractor to clean all roof/overflow drain assemblies after work is complete.
13. Perform water test on roof areas at completion of work. Contractor shall correct any "ponding" or leaks prior to acceptance.
14. Extend roof membrane up walls to manufacturer's required height or per the drawings, whichever is greater.
15. Extend waterproofing over mechanical/electrical pads and curbs whether shown or not.
16. Provide crickets (whether shown or not) on roofing drawings for all MEP curbs and pads for drainage. Refer to MEP, Architectural, and Structural drawings. Contractor to provide a Tapered Roof Insulation Plan showing the layout for the roof, including all crickets, and identifying the finish insulation height at each corner of the roof curbs, platforms, ducts and penetrations. Contractor must submit the tapered Roof Insulation Plan with his submittals and provide copies for the Architect, Plumber, Mechanical, Sheet Metal, and electrical contractors for review and comment prior to start of construction.
17. Include all manufacturers' flashings/terminations, etc. at all locations where roof terminates.

18. Provide a separate move on after the roof is complete for twenty (20) man-hours of final additional penetration flashings.
19. Terminate all work in accordance with manufacturer's instructions. Provide clean lines at termination edges. Extend up or down adjacent surfaces to guarantee waterproofing.
20. Provide all surface prep of substrate including washing, blasting, fin removal, filling, etc.
21. Verify and accept substrates moisture content prior to performing work.
22. Ensure all materials to be used are VOC compliant.
23. Joint sealants are to be included by Contractor wherever necessary.
24. Recommended contact adhesives and reinforcing strips are to be suggested in writing by manufacturer.
25. Do not store materials in direct sunlight. Materials are to be stored in conditions recommended by manufacturer.
26. Roof submittal shop drawings must specifically address the requirements of this project. Manufacturer's standard details that do not apply to this specific project are not acceptable as shop drawings. Prime Contractor understands that Architectural drawings are included to supplement the roofing manufacturer's project specific shop drawings/details. Prime Contractor includes all work required to achieve the Roofing Manufacturer's roofing warranty.

IX. SHEET METAL FLASHING AND TRIM INCLUSIONS: The following items are specifically included in the Sheet Metal Flashing and Trim scope of this Contract:

1. Furnish and install all sheet metal flashing and trim in accordance with the Contract Documents including but not limited to Mechanical, electrical and plumbing penetration flashing, mechanical unit flashings, mechanical curb flashings, metal cap flashings over mechanical curbs, and any other references to flashings in the drawings.
2. Install new flashings at new door frames per details on S-561.

X. DOORS, FRAMES, AND HARDWARE INCLUSIONS: Hollow metal doors & frames, and hardware with all required supervision, labor, material, supplies, equipment, taxes, and insurance to professionally complete this project as follows:

A. HOLLOW METAL DOORS, AND HOLLOW METAL FRAMES (Including

Window Frames and Glazing)

1. METAL DOORS AND FRAMES - Furnish and install all INTERIOR AND EXTERIOR hollow metal frames and doors as indicated on the construction documents. Provide all material required for a complete, finished and properly operating opening as intended by the Contract Documents.
2. DOOR AND FRAME PREPARATION - All doors and frames shall be prepared for finish hardware cut-outs, backing, electrified hardware, etc. All fabrication shall be based on the reviewed hardware and hollow metal schedules that are issued to Prime Contractor directly from Construction Manager. Hardware location and preparation shall comply with all current codes and handicap requirements.
3. FIRE RATINGS - All work to have factory-applied fire rating labels as required on contract documents. All rating labels shall mechanically fastened (NO STICKERS).
4. STC RATINGS – Include all STC rated doors and frames as required.
5. ANCHORAGE - Furnish the proper types of clips, anchors, and fasteners to attach frames to building framing.
6. DOOR ACCESSORIES - Furnish vision lite frames, louvers, fusible link louvers, astragals, and fasteners in doors where required by Contract Documents and applicable building codes.
7. HARDWARE PREPARATION - Provide preparation for all hollow metal frames / doors for security and electronic hardware as required by Contract Documents.
8. CONSTRUCTION CORES – Prime Contractor includes construction key cores for all existing and new doors schedule in the project. Prime Contractor shall coordinate a date/time to install new cores in existing doors at the start of the project with the District's locksmith. Prime Contractor shall expect to perform this task within the first two weeks of the project start date.
9. CERTIFICATION - Provide labels or certificates indicating that installed work complies with AWMAC/WI (NAAWS) requirements for grade or grades specified.
10. Coordinate directly with the rough carpentry prime contractor contractor for all rough opening sizes. Prime contractor is responsible for verifying rough openings.

B. FINISH HARDWARE

1. FINISH HARDWARE- Provide and install all finish hardware indicated on the construction documents. Provide all material required for a complete, finished

and properly operating opening as intended by the Contract Documents. Provide cylinders only for aluminum storefront doors.

2. PANIC HARDWARE- Include all Panic Hardware as indicated in the Contract Documents.
3. HARDWARE ACCESSORIES- Include proper screws, accessories and fasteners to install materials in wood doors, hollow metal and aluminum materials.
4. MAINTENANCE TOOLS- Furnish a minimum of (3) three complete sets of maintenance and adjustment tools for items such as closers, locksets, etc.
5. KEYING- Provide all keying per the Contract Documents and in accordance with the Owner's keying schedule. Provide I/C cores and keys during construction (two sets, one of which for electrical room). Coordinate with Elevator Contractor on Key Activation Hardware.
6. FIRE RATINGS- All hardware shall be suitable for installation in rated walls where applicable.
7. PROJECT CONDITIONS- Where hardware types have not been noted, provide hardware groups consistent with similar conditions found elsewhere in the project, the most conservative condition will apply.
8. THRESHOLDS- Furnish and install new thresholds at all door frames.

XI. DRYWALL INCLUSIONS: The following items are specifically included in the Drywall scope of this Contract:

1. Include all work which is consistent with the defined scope of work in this Contract and that may be required by the entire set of drawings and specifications. Where a conflict exists, the more stringent requirement shall be included.
2. Verify and coordinate dimensions for alcoves, walls and opening dimensions for equipment furnished by others. Particular attention to code mandated exiting clearance and handicap clearance dimensions is required. All work shall fully comply with current handicap codes (even if contrary to the Contract Documents and submittal approvals). This Contractor shall request specific written direction from the Construction Manager before proceeding with any work that is non-compliant.
3. All drywall and necessary accessories and hardware required to provide a complete and finished system.
4. Provide all seismic bracing and supports as required at all walls and suspended drywall ceilings.

5. Furnish/install hat channels, furring, backing, etc. for all suspended gypsum board ceilings depicted on the reflected ceiling plan sheet A-121.
6. Prime contractor includes drywall, drywall finishing, drywall texturing and drywall detail work at all walls inside of building 300 per the partition assembly schedule and floor plan.
7. All patching and drywall work at opening penetrations required for other trades and equipment, e.g., ducts, fire dampers, pipes, conduits, lights, elevator rail brackets, doors, frames, J-boxes, etc.
8. All fire/smoke rated construction shall maintain continuous required ratings at all areas as required by the Contract Documents.
9. Furnish and install all interior drywall board and finishing as required by the Contract Documents. Provide flat taped joints and surfaces on drywall backing board located behind ceramic tile. Provide fire rated and moisture resistant board/compounds where required by code and the Contract Documents. Include all trims, accessories, casings, corner/edge trims, reveals, moldings, etc. as required by the Contract Documents and for a complete job.
10. Furnish and install all drywall board and finishing at infill areas on exterior walls as required by the Contract Documents.
11. Contractor to provide drywall at all framing when directed by the Construction Manager as required to commence acoustical ceiling grid installation. This may or may not be in sequence with drywall production work but will be performed as necessary for acoustical ceiling grid installation. Taping may not be in place prior to the start of acoustical grid installation due to schedule requirements. If this is the case, provide all protection of acoustical ceiling as necessary.
12. Coordinate all special requirements and sequence of drywall installation with the Casework Contractor and the Electrical Contractor. Provide openings in walls/soffits for wiring and equipment requirements.
13. Provide all custom trim, molds, reveals, shadow molds, frye reveals, f-stops, etc.
14. Include all items to ensure STC rated rooms meet or exceed the specified parameters. Include all sealants. Sound seal all MEP/FP penetrations.
15. furnish, and install all access doors and panels shown on the Contract Documents. Access doors provided by Contractor shall be fire rated as required to comply with applicable codes. Additionally, unless specified to the contrary, access doors in finished area shall be of the "concealed" type, (i.e., tapeable flange/drywall insert in drywall applications; plaster flange/plaster insert for plaster applications, etc.)
16. Install all additional access panels provided by MEP prime contractors.

17. Coordinate directly with the other prime contractors for the locations of any additional access panels that may be needed. It is the prime contractor's responsibility to coordinate with the framer and layout all access door locations. Prime contractor shall verify that all access doors have been framed out prior to hanging drywall.
18. Install acoustical sealant as required by the Contract Documents at sound and /or rated construction.
19. All interior drywall partitions shall be full height unless specifically shown otherwise. This includes insulation and drywall. This supersedes the Contract drawings. Where plywood and drywall meet, provide trim to protect drywall edge.
20. Provide one hundred (100) journeyman hours for miscellaneous drywall work. The Construction Manager/District may authorize the use of these hours only.
21. Provide moisture resistant 'purple' board for top-down drywall as directed by the construction manager. This product may be installed prior to the building being weatherized and will extend down to the ceiling elevation.
22. Provide and install Cementous backer board behind FRP Walls per detail 8/A-562.
23. Assume multiple mobilizations to begin drywall work throughout the building.

XII. CEMENT PLASTERING The following items are specifically included in the cement plastering scope of this Contract:

1. Furnish and install all cement plaster at new door frame locations per the contract documents.
2. This prime contractor is responsible for all demo layout that pertains to door frames install and existing plaster removal. Coordinate with the demo prime contractor for all plaster demo and tie in points for new plaster.
3. Tie in the new plaster around door frames per the opening details on sheet A-561. Provide all nessacary caulking and sealants associated with the plaster scope. Provide all flashings and termination pieces associated with the plaster scope. Provide a finish texture to match the existing conditions.

XIII. ACOUSTICAL CEILING SYSTEMS The following items are specifically included in the Acoustical Ceiling scope of this Contract:

4. Furnish and install all acoustical ceilings as required by the Contract Documents and specifications. Include all necessary suspension systems and seismic requirements as mandated by code and the Contract Documents.
5. Furnish and install all support/seismic wires for all light fixtures, projection

mounts, projector screens, and diffusers /registers within the acoustic ceilings. Furnish and install all pre-finished wall/perimeter angles, edge trim, frye reglet, reveals, miscellaneous trim, etc. at all conditions where the ceilings intersect adjoining surfaces, terminate at light coves, and terminate at drywall soffits etc.

6. Furnish and install acoustical ceiling panels and all necessary trim at the exposed bottom surfaces of ceiling mounted equipment.
7. Furnish and install caulking between work installed under this Contract and dissimilar materials.
8. Fully coordinate all Contract work with all other related trades that interface with the work included in this Contract. Proper coordination shall occur before any work or suspensions systems/wires are installed. Reference all Contract Documents and trade shop drawings.
9. Coordinate all work and dimension requirements with related trades, i.e., dimensions of framed/drywall ceiling soffits. Coordinate installation and location of all wires and suspension system components with all other work above ceiling systems (i.e., ducts, piping, equipment, light fixtures, etc.). This includes coordination with all related building trade Contractors.
10. All hanger wires shall have a looped twisted end after installation for protection of workmen below.
11. Grid and suspension systems shall be configured and constructed in a manner that allows the minimum amount of disassembly at locations where access hatches, projection screens, operable walls, wall mounted cabinets, doors and HVAC equipment are located above the ceiling systems, i.e., corridors. This may include special splices in the main runners.
12. Provide all cut outs, etc. as required for other trades in the acoustic ceiling panels.
13. Include an additional 30 ceiling tiles and necessary labor to replace damaged tiles prior to final punch walk.
14. Include a separate mobilization to drop all ceiling tiles.
15. Coordinate the installation of all ceiling mounted equipment with the responsible Contractor to ensure that all backing is securely mounted and not supported by the ceiling system. Ceiling Contractor to provide all cut-outs/trim/bracing to incorporate other systems into the ceiling system.
16. Include all compression struts/ bracing as required by code and the Contract Documents. The most conservative shall apply.
17. Contractor responsible for all wood blocking for their own systems, including but not limited to, compression posts, splay wires, etc.

18. Coordinate with MEP contractors for room specific grid layout prior to install. Ensure that the grid layout works for all MEP contractors and shift the grid as needed with the approval from the design team.
19. Include resources to comply with all notes and details on sheet A-573.

XIV. CERAMIC TILING & TILE PATTERN FRP INCLUSIONS: The following items are specifically included in the Ceramic Tiling & FRP scope of this Contract:

1. Provide all floor and wall preparation and treatment for tile product installation.
2. Furnish and install all floor tiling at all locations as indicated on the architectural elevations, floor plans and finish schedule.
3. Provide the exact manufacturer and color tile as noted in the finish schedule on A-601.
4. Include all caulking and sealing of all ceramic tile.
5. Include waterproofing membrane on tiled floors.
6. Include all bathroom floor tile per the enlarged floor plan on A-401.
7. Furnish and install MARLITE SYMMETRIX SMARTSEAM FRP at all walls as depicted and called out on the interior elevations. Provide a complete system per the manufacturers recommendations/installation instructions and the requirements of detail 8/A-562. Include any necessary transition pieces from tile to FRP or concrete to FRP. Provide samples of the tile patterned FRP to the design team for selection.
8. Coordinate with the rough carpentry and concrete prime contractors for any depressions or special framing conditions to prep for tile or FRP.
9. Coordinate with the plumber for install of their equipment over the tile and FRP. This prime contractor shall cut all penetrations in the tile or FRP for the MEP contractors. Penetrations should have a clean finished appearance.
10. Include all ceramic tile base at the bathrooms per the finish schedule on A-601 and detail 8/A-562.

XV. SPECIALTIES: The following items are specifically included in the specialties scope of this Contract:

1. This contractor shall furnish and install all visual display unit, markerboards, vinyl tackboards, fire extinguisher cabinets including fire extinguishers shown in the contract documents. Provide all specialty items called out on the floor plan and the interior elevations.

2. Furnish and install all sliding and fixed markerboards per the contract documents, furnish and install all vinyl covered tackboards per the contract documents. This prime contractor includes marker trays at all whiteboards per contract documents.
3. Prime contractor shall coordinate directly with the rough carpentry prime contractor to layout their backing and any framing opening needed by this prime contractor. Layout backing to achieve the structural and architectural backing detail requirements.
4. Furnish and install all exterior, interior room and code related signage as required by Contract Documents.
5. Properly coordinate the dimensions and alignment of signage with other building components.
6. Prime contractor includes all signage shown on the code analysis & signage plan on sheet G-002 both interior and exterior.
7. Prime contractor shall install all signage in accordance with the signage details on sheet G-003.
8. Furnish and install all toilet accessories located in the new bathrooms 305A and 305B. Coordinate directly with the rough carpentry prime contractor for backing install during framing activities. Provide all toilet accessories on the project per specification section 10 28 13 – Toilet Accessories and associated cut sheet in section 10 28 13.1. Review the enlarged floor plans and elevations on sheet A-401 for toilet accessories required by this contract.
9. Prime contractor includes grab bars, paper towel dispensers, waste receptacles, mirrors, soap dispensers, toilet paper dispensers as depicted on sheet A-401.
10. Include all mirrors in the bathrooms per detail 10/A-575. Coordinate backing with the rough carpentry prime contractor.

XVI. FLOORING: The following items are specifically included in the flooring scope of this contract:

1. This prime contractor shall furnish and install all rubber base on this project following completion of concrete polish.
2. Provide the RB-1 base as called out on the finish schedule and project specifications.
3. Assume the perimeter of every room requires rubber base whether called out or not, this includes back of house rooms such as IDF and electrical rooms.
4. Include rubber base below casework and casework openings.

XVII. PAINTING & COATINGS: The following General Construction items are specifically included in the Painting & Coatings scope of this Contract:

1. Provide all painting per the contract documents. Provide all high-performance coatings per the contract documents.
2. Paint all exposed plumbing lines.
3. Paint all supply and return grilles in accent painted ceiling areas.
4. Include all task lighting as required for this contractor's scope of work.
5. MSDS sheets for all materials to be used on site are to be submitted to the Construction Manager jobsite trailer within ten working days following the award of this scope.
6. Provide and maintain all required ventilation throughout the duration of all work included in this scope.
7. Painting contractor is to provide all finish caulking at the interior doors and window frames. Also include all finishes caulking around all items that will be set in a wood stud and gypsum partition (i.e., fire extinguisher cabinets, fire hose cabinets, etc.) This finish caulking is to be neat and finished product.
8. Painting contractor is responsible to mask off all U.L. label, nameplates, etc. during the painting process.
9. Include painting all surfaces as shown on the drawings or described in the specifications.
10. Paint exposed metal flashing as shown on the plans.
11. Paint interior gyp walls, ceilings, and soffits as shown on the plans and finish schedule. This includes all accent colors, patterns, stencil lettering as shown on interior elevations and other such locations.
12. Paint all hollow metal doors and frames as shown on Contract Documents.
13. Clean and Paint all exterior plaster where patched around new door frames. Paint the surrounding area as needed to blend in the new plaster and paint.
14. Include three (3) total mobilizations. First coat of paint, final coat of paint after all finishes have been installed and a third final coat of paint after all touchups have been made. This third coat is intended to account for trade damage and last-minute changes that require paint touchup as well as punch list items.
15. Provide forty (40) journeyman hours for painting work. The Construction Manager/District may authorize the use of these hours only. Furnish and install

all wall coverings per contract documents.

XVIII. ALLOWANCES: The following allowances are included in this scope of work. The Construction Manager must agree to the price, type and extent of additional scope before work is started. Field tickets must be signed by Construction Manager's Superintendent on a daily basis to account for the time, material, and equipment used from these allowances. All time, material, and equipment used from these allowances will be billed against these allowances and any portion of the original allowance amount not used will be credited back to the Owner at the end of this Contract's scope of work as a deductive change order. This Article is separate and exclusive from all other Work required by the Contract.

- CN-4070 Allowance #1: Unforeseen Finishes = \$50,000

XIX. ALTERNATES: N/A

XX. EXCLUSIONS: N/A