



City of Valdez

212 Chenega Ave.
Valdez, AK 99686

Meeting Agenda - Final-revised

City Council

Tuesday, July 16, 2019

7:00 PM

Council Chambers

Regular Meeting

REGULAR AGENDA - 7:00 PM

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

IV. PUBLIC BUSINESS FROM THE FLOOR

V. CONSENT AGENDA

1. [Approval of License Renewal: Herbal Outfitters, LLC](#)

VI. NEW BUSINESS

1. [Approval of a Professional Services Agreement with Kinney Engineering, LLC, for Pavement Management Plan, Phase One](#)
2. [Approval of Change Order No. 2 with Prosser-Dagg Construction for the VHS Concrete Replacement Project in the Amount of \\$54,917.50](#)
3. [Approval of Contract with Roger Hickel Contracting, Inc., for Kelsey Dock Phase II in the amount of \\$6,477,829. POSTPONED FROM JULY 16, 2019.](#)
4. [Approval of Professional Services Agreement with Meridian Management, Inc. for Construction Management Services in the Amount of \\$253,803](#)

VII. ORDINANCES

1. [#19-04 Amending Title 6, Chapters 6.04 and 6.08 of the Valdez Municipal Code Related to Animals. Second Reading. Adoption.](#)
2. [#19-05 - Amending Title 10, Chapter 10.04 of the Valdez Municipal Code Related to Traffic Code. Second Reading. Adoption.](#)

3. [#19-06 - Amending the Zoning Map to Effect a Change to a Portion of ASLS 79-94, 1570 Dayville Road, from Unclassified Lands to Public Lands. Second Reading. Adoption.](#)

VIII. RESOLUTIONS

1. [#19-32 - Providing for the Submission to the Qualified Voters of the City of Valdez, Alaska, the Question of Incurring General Obligation Bond Indebtedness in an Amount Not To Exceed \\$15,000,000 for the Design and Construction of the Citywide Pavement and Utilities Upgrades](#)
2. [#19-33 - Amending the 2019 City Budget by Accepting Grant Funds in the Amount of \\$2,940.07 to the Valdez Consortium Library and Authorizing its Expenditure](#)
3. [#19-34 - Amending the 2019 City Budget by Transferring \\$275,000 of Unencumbered Project Funds from the Kelsey Dock Parks Storage Project to the Kelsey Dock Yellow Building Project \(POSTPONED FROM JULY 16, 2019 REGULAR MEETING\)](#)
4. [#19-35 - Amending the 2019 City Budget by Transferring \\$500,000 from Unassigned General Fund Balance to the Citywide Pavement Management Plan](#)

IX. REPORTS

1. [Report: Temporary Land Use Permit for Haltness Equipment](#)
2. [Report: Temporary Land Use Permit for Faith Harbor Fellowship](#)
3. [May 2019 Treasury Report](#)
4. [Economic Development Department Staff Report – Second Quarter 2019](#)

X. CITY MANAGER / CITY CLERK / CITY ATTORNEY / MAYOR REPORTS

1. City Manager Report
2. City Clerk Report
3. City Attorney Report
4. City Mayor Report

XI. COUNCIL BUSINESS FROM THE FLOOR

XII. ADJOURNMENT

XIII. APPENDIX

1. [Council Calendars - July & August 2019](#)



Legislation Text

File #: 19-0292, **Version:** 1

ITEM TITLE:

Approval of License Renewal: Herbal Outfitters, LLC

SUBMITTED BY: Sheri Pierce, MMC, City Clerk

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Express no objection to license renewal for Herbal Outfitters, LLC.

SUMMARY STATEMENT:

The City has received notification of renewal of license for Herbal Outfitters, LLC. The governing body has the ability to protest the issuance of this renewal by submitting a written statement of reasons for the protest within 60 days of the date of notice.

The Valdez Police Department has been notified of the renewal and has expressed no objection. Chief Hinkle has submitted a written report to the city council regarding inspection of this business which is attached.



June 14, 2019

City of Valdez

Attn: Sheri Pierce, City Clerk

VIA Email: spierce@valdezak.gov

License Number:	10173
License Type:	Retail Marijuana Store
Licensee:	Herbal Outfitters, LLC
Doing Business As:	HERBAL OUTFITTERS, LLC
Physical Address:	165 Fairbanks Drive Lower Floor Valdez, AK 99686
Designated Licensee:	Richard Ballow
Phone Number:	907-255-0223
Email Address:	info@herbaloutfitters.green

License Renewal Application **Endorsement Renewal Application**

AMCO has received a complete renewal application and/or endorsement renewal application for a marijuana establishment within your jurisdiction. This notice is required under 3 AAC 306.035(c)(2). Application documents will be sent to you separately via ZendTo.

To protest the approval of this application pursuant to 3 AAC 306.060, you must furnish the director **and** the applicant with a clear and concise written statement of reasons for the protest within 60 days of the date of this notice, and provide AMCO proof of service of the protest upon the applicant.

3 AAC 306.060 states that the board will uphold a local government protest and deny an application for a marijuana establishment license unless the board finds that a protest by a local government is arbitrary, capricious, and unreasonable. If the protest is a “conditional protest” as defined in 3 AAC 306.060(d)(2) and the application otherwise meets all the criteria set forth by the regulations, the Marijuana Control Board may approve the license renewal, but require the applicant to show to the board’s satisfaction that the requirements of the local government have been met before the director issues the license.

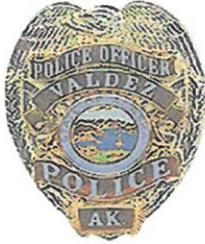
At the May 15, 2017, Marijuana Control Board meeting, the board delegated to me the authority to approve renewal applications with no protests, objections, or notices of violation. However, if a timely protest or objection is filed for this application, or if any notices of violation have been issued for this license, the board will consider the application. In those situations, a temporary license will be issued pending board consideration.

If you have any questions, please email amco.localgovernmentonly@alaska.gov.

Sincerely,

Erika McConnell

Erika McConnell
Director



POLICE DEPARTMENT MEMORANDUM



TO: Sheri Pierce, City Clerk

FROM: Bart Hinkle, Chief of Police

RE: Herbal Outfitters Commercial Marijuana Renewal Application

DATE: July 11, 2019

On July 9th, 2019, I received notice that the Commercial Marijuana License Renewal for Herbal Outfitters, LLC was on the agenda for the July 16th meeting. As has become customary, I contacted Derek Morris (General Manager) and asked his availability for a walk-through.

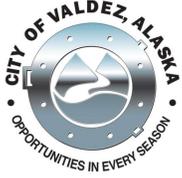
At about 0830 on July 10th, 2019, I met Mr. Ballow and Mr. Morris at Herbal Outfitters, LLC. As in my previous inspections, I observed the security measures and protocols to meet or exceed industry requirements. I also observed the storefront to be in good condition and an inviting retail space and environment.

I found that each aspect of operations we discussed (inventory tracking, storage of product, video security systems and protocols, etc.) met or exceeded industry requirements.

We also discussed the relationship between Herbal Outfitters, LLC and the Valdez Police Department. There have been a few occasions over the years in which one organization has requested assistance from the other. I have always found that Herbal Outfitters, LLC has been a responsible entity and willing to cooperate and assist when they are able to. Mr. Morris also confirmed that VPD has responded to their needs appropriately, when called for service.

Lastly, I was provided with literature that Herbal Outfitters has devised with the intent of informing cruise ship passengers of the laws and regulations surrounding purchase, and consumption, of cannabis infused items. This is in addition to the literature they provide upon purchase, which I have discussed in previous reports to Council.

By my estimation, Herbal Outfitters continues to be a responsible member of the Valdez community, operating well within the regulations of their Commercial Marijuana License. I have no reasonable grounds to contest or deny the submitted renewal application.



Legislation Text

File #: 19-0293, **Version:** 1

ITEM TITLE:

Approval of a Professional Services Agreement with Kinney Engineering, LLC, for Pavement Management Plan, Phase One

SUBMITTED BY: Austin Rake, Capital Facilities Project Manager

FISCAL NOTES:

Expenditure Required: \$1,154,801
Unencumbered Balance: \$758,090
Funding Source: 310-1100-58000

RECOMMENDATION:

Approve a Professional Services Agreement with Kinney Engineering, LLC, for the Design Services-Pavement Management Plan Phase 1 Project in the Amount of \$1,154,801.

SUMMARY STATEMENT:

The City issued a Request for Qualifications for the Design Services, Pavement Management Plan Phase 1, to design repair sections of roadways in Valdez. Three firms responded with their proposals, including CRW Engineering Group, LLC; Kinney Engineering, LLC; and DOWL Engineering. After an interview process with Nathan Duval, Capital Facilities Director; Robert Comstock, Public Works Director; and Austin Rake, Project Manager; Kinney Engineering, LLC, was selected as the firm to provide Design Services.

Kinney has experience performing similar work in other municipalities and has staff that recently completed a similar phased approach in the Mat Su Valley. They have performed pavement and utility design services for Alyeska in the last two years and assisted with the preliminary design for Whalen Avenue for the City of Valdez.

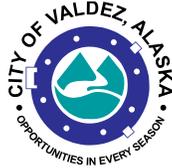
Kinney's proposal incorporates public involvement and stakeholder engagement including three community meetings, personal communication with property owners, an interactive GIS map of the projects, a dedicated project e-mail and a comment hotline.

The scope of the designs is still preliminary and will be refined following survey work, further on-site investigations, and stakeholder meetings. The scope may be refined or modified if significant damage is discovered in another priority area. The intent is to systematically move across the city and upgrade, repair, or replace the street and utility infrastructure over multiple phases.

The recommendation is to fund the specific projects below with proceeds from a successful bond vote in September.

Project Areas: This project is intended to design repairs and upgrades to existing roads of Robe River Subdivision, South Harbor Drive, Meals Avenue, and West Egan. These streets have deteriorated over time and are the top priorities following the 2018 evaluation. Utilities and sidewalks will be replaced as needed and the extension of existing infrastructure will be included where practical.

Design Schedule: Prepared for construction/bidding in Spring of 2020.



**City of Valdez
Agreement for Professional Services**

THIS AGREEMENT between the CITY OF VALDEZ, ALASKA, (“City”) and KINNEY ENGINEERING, LLC (“Consultant”) is effective on the ____ day of _____, 2019.

All work under this agreement shall be referred to by the following:

**Project: Design Services-Pavement Management Plan Phase 1
Project No: 19-310-1100
Contract No.: 1522
Cost Code: 310-1100-58000**

Consultant’s project manager under this agreement is John Pekar or Chuck Casper.

Consultant’s project manager may not be changed without the written consent of the City.

City’s project manager is Austin Rake.

ARTICLE 1. Scope of Work

1.1 The scope of work to be performed hereunder is more completely described in Appendix A which is incorporated herein by reference.

ARTICLE 2. Compensation

2.1 Compensation shall be paid in accordance with the Basis of Compensation Schedule attached hereto as Appendix B and incorporated herein by reference. Compensation not to exceed, unless amended, \$1,154,801.00.

ARTICLE 3. Period of Performance

3.1 The Consultant agrees to commence work under this agreement only as authorized by and in accordance with written notice to proceed and to complete the work in accordance with the Scope of Work (Appendix A).

3.2 The period of performance under this agreement shall end and Consultant shall have completed all work under this agreement within 720 days of the written Notice to Proceed. Work shall proceed in accordance with the schedule set forth in Appendix A.

Agreement for Professional Services
Project: Design Services-Pavement
Management Plan Phase I
Project No. 19-310-1100
Contract No. 1522
Cost Code: 310-1100-58000



ARTICLE 4. Subconsultants

4.1 The Consultant shall be responsible for the performance of all services required under this agreement.

ARTICLE 5. Insurance

5.1 In accordance with the provision contained in the General Conditions (Appendix C), the following minimum limits of insurance coverage are required:

<u>Type of Insurance</u>	<u>Limits of Liability</u>	
	<u>Each Occurrence</u>	<u>Aggregate</u>
Workers' Compensation	Statutory	Statutory
Employers' General	\$ 100,000	\$ 300,000
Commercial General Liability*	\$1,000,000	\$2,000,000
Comprehensive Automobile Liability	\$ 100,000	\$ 300,000
Professional Liability*	\$1,000,000	\$2,000,000

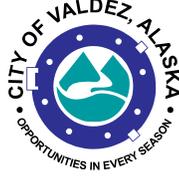
*(including Broad Form Property Damage Coverage and Completed Operations Coverage)

ARTICLE 6. Appendices

6.1 The following appendices are attached to this agreement and incorporated herein:

<u>Appendix</u>	<u>Title</u>
A	Scope of Work
B	Basis of Compensation
C	General Conditions

Agreement for Professional Services
Project: Design Services-Pavement
Management Plan Phase I
Project No. 19-310-1100
Contract No. 1522
Cost Code: 310-1100-58000



IN WITNESS WHEREOF, the parties to this presence have executed this CONTRACT in two (2) counterparts, each of which shall be deemed an original, in the year and day first mentioned above.

KINNEY ENGINEERING, LLC

BY: _____

DATE: _____

TITLE: _____

FEDERAL ID #: _____

Mailing Address

City, State, Zip Code

Signature of Company Secretary or Attest

Date: _____

**CITY OF VALDEZ, ALASKA
APPROVED:**

Jeremy O'Neil, Mayor

Date: _____

ATTEST:

Sheri L. Pierce, MMC, City Clerk

Date: _____

Roxanne Murphy, Interim City Manager

Date: _____

RECOMMENDED:

Nathan Duval, Capital Facilities Director

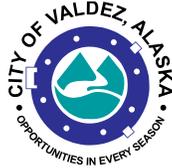
Date: _____

APPROVED AS TO FORM:

Brena, Bell & Walker, P.C.

Jon S. Wakeland

Date: _____



Appendix A Scope of Work

BASIC SERVICES

Provide all engineering and support services necessary to provide the City of Valdez:

Complete survey, geotechnical analysis, public involvement, and design for Pavement Management Phase 1 inclusive of West Egan Drive, South Harbor/Kobuk Drive, Meals Avenue, and Robe River Subdivision.

The scope of work is more specifically described in the attached proposals dated July 3, 2019 and July 9, 2019 which are incorporated herein by reference.

Appendix B Basis of Compensation

On completion of work and submission of invoices, the City shall pay to consultant the compensation as follows:

Payment shall be made based on the proposed fee and shall not exceed \$1,154,801.00 per the proposal attached to Appendix A of this Agreement, without prior authorization by the City as required in Section V of the General Conditions (Appendix C).



July 3, 2019

Nathan Duval, Director
City of Valdez, Capital Facilities
PO Box 307
Valdez, AK 99686

**Subject: Scope of Work and Fee Proposal for Design Services-Pavement Management Phase 1
Project Number: 19-310-1100**

Dear Nathan:

Thank you for the opportunity to provide our expertise. Attached is the Scope of Work and the Fee Proposal for the project areas as described in the RFQ issued by the City of Valdez. Specifically, the Robe River Subdivision, South Harbor Drive, Meals Ave., and West Egan. Attachment 1 describes the scope of work in detail. Attachment 2 presents our fee proposal by major activity.

We are here to help you. Please contact me if you have any questions or need clarifications. We are available to discuss deferring work or phased funding if the City desires.

Sincerely,

KINNEY ENGINEERING, LLC

A handwritten signature in blue ink that reads 'John Pekar'.

John B. Pekar, P.E., Contract Manager
Member, Kinney Engineering, LLC

ATTACHMENT 1
SCOPE OF WORK
FOR
DESIGN SERVICES – PAVEMENT MANAGEMENT PHASE I

SCOPE OF WORK

Kinney Engineering, LLC (KE) will provide public involvement, surveying, civil engineering, support during bidding, construction contract administration, and project closeout services for the City of Valdez (COV).

PROJECT LOCATIONS AND DESCRIPTIONS

This scope of work pertains to the project locations described by the COV as Pavement Management Phase 1 in Valdez, Alaska. Specifically, Robe River Subdivision, South Harbor Drive, Meals Ave., and West Egan. The projects will improve existing roadways, utilities, drainage, and pedestrian facilities. The following summarizes project locations and the anticipated work:

Robe River Subdivision – Design the replacement of asphalt pavement surface for approximately 2.6 miles of residential subdivision roadways. Evaluate unpaved roads for inclusion in the project.

South Harbor Drive (including of E. Kobuk Drive and Kennicott Avenue) – Design the replacement of asphalt pavement surface for approximately 0.8 mile of urban roadway including curb, gutter, and pedestrian walkways. Design utility replacement for water, sewer, and storm drainage systems.

Meals Avenue, Egan to Pioneer – Design the replacement of asphalt pavement surface for approximately 0.1 mile of urban roadway including curb, gutter, and pedestrian walkways. Design utility replacement for water, sewer, and storm drainage systems. Analyze utilities and present recommendation for City to evaluate future replacement within core area of town.

West Egan Drive, Hazelet to Whalen Avenue – Design the replacement of asphalt pavement surface for approximately 0.7 mile of urban roadway including curb, gutter, and pedestrian walkways.

All work is expected to occur within existing Rights-of-Way (ROW).

1 CONTRACT ADMINISTRATION

KE will provide all necessary management and administration necessary to complete this design project. Work will include project setup, brief weekly status updates to COV, bi-weekly progress meetings with COV, design team meetings, meeting minutes/summaries, schedules, and billings. Also included will be a Kick-Off Meeting consisting of the designers, geotechnical engineer, construction representative, COV Capital Facilities personnel, and COV utilities personnel.

2 PUBLIC INVOLVEMENT

2.1 General

KE and COV will facilitate communication with the public, governmental agencies, the Alyeska Pipeline Service Company, and other affected interests through a public involvement process.

2.2 Develop and Maintain a Stakeholders List

KE shall develop and maintain a current mailing list of interested stakeholders including agencies, organizations, individuals, adjacent property owners, and affected user groups. The list shall be submitted to COV when requested. Surrounding property owner information shall be generated from the current COV property ownership database as available from the COV GIS system.

2.3 Project Web Site

KE will create and maintain a project-specific website to inform stakeholders and the general public about the project, provide a portal for documents and information on how to contact the project team, provide a means for the public to comment, and as an avenue to advertise open houses/workshops, design milestones and other public outreach activities.

2.4 Bond Information Materials

KE shall create materials providing information to the public about the bond proposition for the project. Materials may include posters, flyers, fact sheets, and graphics suitable for posting on social media.

2.5 Public Meetings

KE shall hold two (2) public meetings during the design phase of the project and one (1) public meeting at the start of construction. This task includes the preparation, organization, and staffing for information gathering and presentations. The meetings shall be conducted in an open house format (allowing attendees to arrive and depart at will during the time window), shall be approximately two hours in length, and shall be formatted to allow the project team to speak and listen to the public individually. Comment sheets will be provided for the public, and KE shall make a written record of all pertinent information, comments, support, and opposition.

The Public Meeting outreach shall be by mailing notices (postcards or newsletters) to the mailing list, email notices, and radio announcements.

COV shall review and approve the mailings and announcements prior to distribution.

2.6 Newsletters and Announcements

KE shall mail and email notices to Stakeholders on the mailing list at intervals throughout the project. The mailings can be either postcards or newsletters based on the amount of information that needs to be shared. Some mailings might be sent to only a portion of the mailing list depending on the content of the mailing.

COV shall review and approve the mailings prior to distribution.

2.7 One-on-One Meetings

KE and COV shall meet one-on-one with affected businesses during the design phase.

2.8 Coordination with Public

KE will coordinate with COV to respond to public inquiries and requests for information.

2.9 Additional Public Involvement

Additional presentations, stakeholder meetings, newsletters, and announcements may be performed as additional services.

2.10 Public Involvement During Construction

The Construction Management (CM) Services may include providing Community Liaison services as required by the COV.

Prior to initiation of project-related construction activities, the CM shall establish a Community Liaison to consult with affected communities, businesses, and appropriate agencies; develop cooperative solutions to local concerns; be available for public meetings; and conduct periodic public outreach. The CM shall provide the name and phone number of the Community Liaison to COV Council Members, mayor and other appropriate local officials.

If requested by the COV, these duties shall include but not be limited to:

- Provide day-to-day point of contact for governmental, agency and community members concerning project activities.

- Attendance at public meetings and forums to update audiences on the Construction status.

- Monitor and document project phone and email activity.

- Reply to inquiries as appropriate.

- Forward requests to appropriate people for response to inquiries.

- Greet and address comments/or questions from people who visit the Project office.

3 SURVEYING AND MAPPING

3.1 General

The Contractor shall research records of surveys applicable to the requirements of this Project and perform field and office services necessary to collect surveying data and to reduce the collected data to a form useful for the design. Contractor shall perform the services to standards called for in the Alaska State Professional Land Surveyors (ASPLS) Standards of Practice and 2003 COV Standard Specifications, as appropriate to the services being performed, unless otherwise required in the Contract.

3.1.1 Survey Limits

The Contractor shall collect topographic survey data along four project areas:

- A. All streets in the Robe River Subdivision and Borealis and Aurora Streets (Northern Lights Subdivision). Total length of approximately 17,000 feet or 3.2 miles.
- B. South Harbor Drive (inclusive of E. Kobuk Drive east of Chitna Avenue and Kennicott Avenue). Total length of approximately 4,700 feet.
- C. Meals Avenue from Egan Avenue to E. Pioneer Drive. Total length of approximately 1,000 feet.
- D. West Egan Drive from Hazlet to Whalen Avenue. Total length of approximately 4,100 feet.

The survey limits are shown graphically on the attached Exhibits A-D.

3.1.2 Field Books

The Contractor shall furnish hardbound field books for recording survey information. The books shall become the property of Valdez after the survey information has been entered and the contract completed. Each book shall be labeled with the project name and an appropriate title, e.g., Horizontal Control, Vertical Control, etc., and shall have an index and comments page. The index page shall reference the contents by page number.

3.1.3 Field Notes

Field notes shall be kept in a neat and orderly fashion. Pages shall be consecutively numbered, showing date, weather, and crew names. Abbreviations used shall be described on the comments page. Sketches are to be used frequently and shall be detailed enough to assist in following the progression of the services. Notes and sketches shall be adequately detailed to convey their intent to a person who is not familiar with the project.

3.1.4 Monument Descriptions

Descriptions of monuments or other points, recovered or set, are to include the data stamped on the monument and the condition of the monument.

3.1.5 Registration

Survey services shall be conducted by, or under, the direct supervision of a Professional Land Surveyor (PLS) holding current registration in the State of Alaska. Deliverables shall be sealed signed and certified by the PLS responsible for the accuracy of the services. The certification shall state the survey standard that was followed in performing the services.

3.2 Control Survey

Control Surveys shall include establishing horizontal and vertical control points from existing monuments, from survey control points previously established by others, or from points newly established by the Contractor and shall also include locating and establishing project coordinates for the existing centerline and monuments within the project survey limits.

The Contractor shall tie subdivision and property corners located along the roadway right-of-way and those corners necessary to control the impacted area. This includes corners both inside the right-of-way and any monuments that could be destroyed during construction.

The Contractor shall develop a Survey Control Diagram (SCD) for the project showing the relationship between survey monuments set and found in the field. The SCD typically shows all horizontal and vertical control found or set in the course of a survey, as well as all found or set monuments that exist in the roadway. A PLS from the Contractor will sign the Survey Control Diagram.

3.3 Topographic/Planimetric Survey

Planimetric features shall be survey-tied using appropriate data collection methods. Differential leveling techniques shall be utilized only for those planimetric features whose vertical elevations are critical, as directed by COV. Typical survey limits for this task are defined as extending from the right-of-way centerline to the back of sidewalk on both sides of the street and side streets plus an additional twenty (20) feet beyond. If no sidewalk is present, limits will extend twenty-five (25) feet beyond edge of pavement. Survey shall also include property features such as retaining walls, fences, driveways, and other features adjacent to the roadway that may impact project design. The survey limits shall extend fifty (50) feet along all side streets.

3.3.1 TIN Data

By conventional ground survey, define the existing ground surface by creating a Triangulated Irregular Network (TIN) sufficient to generate cross sections at the specified interval (50 feet) within the typical survey limits. These limits shall be extended as necessary to enable matching the existing surface with the proposed design. This TIN shall locate and include feature lines (grade breaks, existing centerlines, edges of pavement, curbs, sidewalks, shoulders and/or tops of bank, toes of slope/fill, ditches and/or drainages, etc.) and additional shots as necessary to insure that the distance between any two shots does not exceed the specified maximum (50 feet). These feature lines shall be honored in the creation and subsequent editing of the TIN. Shots shall also be taken along driveways and side streets to allow adequate grade matching.

3.3.2 Improvements and Utilities

Locate and map existing improvements and utilities (above and below ground) within the typical survey limits. These limits shall be extended as necessary to match the TIN limits. Overhead utility wire crossings shall be located at the roadway centerlines; elevations for these points shall be the wire elevation. For below-grade structures, the frame top and pipe invert shall be recorded. The Contractor will also collect the next storm, sewer and water access point outside the survey limits, to provide pipe directions and depths. Underground utilities shall be located according to information provided by the Alaska Digline (278-3121).

3.3.3 Drainage Structures

Locate and map drainage structures within the typical survey limits. These limits shall be extended as necessary to match the TIN limits. Record diameter, length, invert elevations, structure type and condition, presence of thaw system and apparent flow direction.

3.3.4 Physical Features

Locate and map other physical features, natural or man-made, that could affect the design of the project, as directed by COV.

3.4 Project Control Points

The Contractor shall provide project control points sufficient for the Construction Contractor to re-establish roadway centerlines at intersections and points of curvature. Each control point shall be a five-eighths inch (5/8") by 30-inch (30") rebar with a 2-inch (2") aluminum cap driven flush with the grade.

3.5 Right-of-Way Mapping

The Contractor shall perform the services necessary to establish the existing Right of Way and prepare ROW Lines for Construction Plans, Base Maps, Right of Way Maps, and Parcel Plats. The Contractor shall submit an electronic drawing file which contains the existing ROW lines, existing ROW centerline, adjoining property lines and subdivisions.

4 GEOTECHNICAL

4.1 General

Geotechnical work will be accomplished in the tasks outlined below. In general, this work includes:

- research and review of existing information;
- attendance of a one-day, on-site kickoff meeting and site visit prior to fieldwork;
- conducting on-site geotechnical explorations;
- laboratory testing on soil samples;
- conducting geotechnical engineering analyses; and
- preparing geotechnical engineering reports presenting our findings.

Phase I design and construction work will likely consist of several different projects that will be divided as appropriate based on the needs of the COV. It is assumed that field activities and laboratory testing will take place in one mobilization but that individual reports may be needed.

4.2 Data Review

Contractor shall perform a review of the available subsurface information from the project vicinity. COV will provide any existing geotechnical data from the project area that they have on file. Contractor will also search their in-house library for available subsurface information from the project areas. This information will be used as a basis for developing an understanding of the likely conditions at the sites and to adjust the scope and focus of the fieldwork proposed and described below, if appropriate.

4.3 Geotechnical Explorations

To gather the necessary geotechnical information, a drill crew from an Anchorage drilling contractor will be used to advance borings at the various sites. It is assumed to be approximately five days of effort, which should be enough time to advance 20 to 25 borings in the project areas. The initial scope of explorations are based on the results and suggested repairs presented in the 2018 pavement study. According to the study, PASER ratings of 1 and 2 are recommended for reconstruction, a 3 rating is recommended as mill and repave, and higher ratings typically indicate overlay, crack sealing, seal coating, or no treatment. As such the following frequency of explorations was assumed:

- PASER rating 1 and 2 (reconstruct): 1 boring for every 500 linear feet of roadway.
- PASER rating 3 (mill and repave): 1 boring for every 1,000 linear feet of roadway.
- PASER rating 4 and higher: occasional borings on an as-needed basis, to be determined during site visit before mobilization of drill crew.

It is assumed that the sites are easily accessed with a truck-mounted drill rig. Prior to mobilization, Contractor will coordinate with the Call Locate Center and the COV to clear the boring areas of buried public utilities. Costs for traffic control and flaggers that may be required by COV during drilling in the city street area have been included. It is assumed that flagging will not be required in the Robe River Subdivision. Traffic control will be provided by a subcontractor using a two-person flagging crew, as required by a City-approved traffic control plan (TCP). The TCP will be developed by the subcontractor and approved by COV. In areas where flagging is not required, cones and signs will be provided by the

drilling subcontractor to protect the crews and to alert the travelling public. Contractor will coordinate all other permits and site access with current property owners, as needed.

The borings will be advanced to a depth of 15 feet below the ground surface (bgs) using a drill rig equipped with hollow-stem augers, and Standard Penetration Test (SPT) or Modified Penetration Test (MPT) sampling tools. The MPT method will be used if dense conditions or cobbly materials are encountered. Soil samples will generally be collected at 2.5-foot intervals to 10 feet bgs and at 5-foot intervals thereafter, or as needed to characterize changing soil conditions. In addition, Contractor will collect one grab sample from the upper 2 feet bgs to evaluate the character of the structural fill materials beneath the existing asphalt pavements. An experienced professional will be present during the fieldwork to locate the borings, observe the drilling action, collect samples, prepare a descriptive log for each boring, and observe groundwater conditions, if appropriate. The soil samples will be described in general accordance with the Unified Soil Classification System for presentation on the boring logs.

Upon completion, the borings will be backfilled with auger cuttings produced during drilling and the ground surface patched with asphalt cold patch, as necessary. We plan to install 1-inch diameter PVC casings in ten borings across the project area to facilitate measurement of groundwater levels after drilling. The top of the casings will be protected with flush-mounted steel monuments.

If conditions are encountered during drilling that may require borings to extend deeper than anticipated (e.g. deep organics or potentially liquefiable soils), Contractor will stop all drilling and discuss options before further action is taken.

4.4 Laboratory Testing

Soil samples recovered during drilling will be selectively tested for moisture content, occasional grainsize, and/or plasticity (Atterberg Limits) as needed to confirm visual classifications and estimate the index properties of the sampled soils, as appropriate. Laboratory testing will generally be accomplished in accordance with ASTM International standard procedures.

4.5 Reporting

Upon completion of field work and laboratory tests, Contractor will conduct geotechnical engineering analyses to evaluate the design parameters and provide recommendations needed for the design of the proposed project. Two separate reports will be prepared; one for the Robe River Subdivision area and one for the remainder of the city streets. Reports will include recommendations for pavement structural sections, geotextile usage, site drainage, use of existing materials as borrow, structural fill placement and compaction, utility excavation and backfill. Reports will also include details regarding potential construction dewatering efforts. Note, that the dewatering evaluation will be based primarily on grain size results and engineering judgement. If shallow groundwater or conditions are encountered that may warrant more rigorous analysis or field studies, COV will be notified as soon as possible to discuss options. Depending on the final design of the project, this may include additional explorations to refine the understanding of the aquifer conditions.

Along with the basic geotechnical recommendations, reports will also include a site description, summary of field explorations, a narrative of the subsurface conditions encountered, and the laboratory testing results. A boring location map and graphical logs of borings will support the description of subsurface conditions. Reports will be prepared under the supervision of, and will be signed and stamped by, a civil engineer registered in the State of Alaska and experienced in geotechnical engineering. Two hard copies and one electronic copy of the final reports will be submitted.

5 UTILITIES

5.1 Utility Conflicts

KE will identify utility conflicts in a utility conflict spreadsheet and report summary for all non-city utilities. Plan views and cross sections depicting conflicting utilities will be produced. KE and COV will notify individual utility providers of potential conflicts with their facilities and assist in developing relocation agreements if necessary.

5.2 Utility Design

5.2.1 Water

KE will coordinate with COV water system maintenance personnel to verify scope of design, system materials, and improvements in the defined project areas. The COV will provide all available water system as-builts and GIS system maps. KE will design a trench section with applicable water system notes, details, plan and profile layout of all water main piping and insulation, plan layout of water services, fire and commercial services, and hydrant laterals, plan layout of connections, gate valves/valve boxes, and fire hydrants. Design of corrosion protection will be provided if necessary. All ADEC permitting applications will be completed with input from the COV.

5.2.2 Sanitary Sewer

KE will coordinate with COV sanitary sewer system maintenance personnel to verify scope of design, system materials, and improvements in the defined project areas. The COV will provide all available sewer system as-builts and GIS system maps. KE will design a trench section with applicable sewer system notes, details, plan and profile layout of all sewer main piping and insulation, plan layout of sewer services, plan layout of connections, manholes, and cleanouts. All ADEC permitting applications will be completed with input from the COV.

5.2.3 Storm Drain

KE will coordinate with COV storm drain system maintenance personnel to verify scope of design, system materials, and improvements in the defined project areas. The COV will provide all available storm drain system as-builts and GIS system maps. KE will design a plan and profile layout of all storm drain piping, insulation, connections, manholes, inlets, and details. Structure and pipe summary tables will be provided. Open ditches and replacement of culvert pipes will be designed where applicable. All ADEC permitting applications will be completed with input from the COV.

5.2.4 Conduit

KE will coordinate with COV to include conduit and junction boxes for future fiber optic facilities.

5.3 Core Area Utility Review

KE will review as-builts, GIS system maps, identify utility replacement criteria, and draft recommendations for reconstructing water, sewer, and storm drain piping and structures in the core city area bounded by Hazelet Avenue, Robe River Drive, and Meals Avenue. Plan views and cross sections depicting utilities will be produced. KE will develop a construction cost estimate for this work and produce final recommendations to incorporate any comments from the COV.

6 CIVIL DESIGN

KE will provide a Plans, Specifications and Estimate (PS&E) assembly suitable for project bidding and construction. The PS&E assembly shall present the design that best accommodates the information derived from field survey, research, and coordination with COV staff.

KE will prepare three PS&E assemblies for project bidding. The individual PS&E assemblies will be:

1. Robe River Subdivision
2. Meals Ave., E. Kobuk Dr, and S. Harbor Dr.
3. W. Egan Dr

Upon direction from COV, KE will join or separate the PS&E assemblies to facilitate construction.

6.1 Line and Grade Assembly (35%)

The initial project deliverable will include a survey base map and preliminary design to identify proposed roadway centerlines, profiles, and intersection geometry. This assembly shall consist of plans and engineer's estimate that represents the design effort approximately 35% complete.

Upon completion of the 35% submittal, KE will schedule a walk-through with COV for on-site review. A site visit at the project and a meeting will be conducted to review the plans and discuss comments.

6.2 Preliminary Plans (65%)

Upon COV's approval of the 35% deliverable, KE will advance the project design to minimize impacts to ROW, utilities, driveways. The 65% assembly will be used to design utility relocations and permitting (if required). The 65% design slope limits, utility and ROW impacts shall be approved by COV before advancing to final design. An estimate of probable construction cost for major bid items will be submitted.

This assembly shall consist of complete plans, specifications and engineer's estimate at about 65% of final design, plus the following:

- A. A brief memorandum of significant changes made to the Line and Grade Assembly submittal after the Site Visit/Line and Grade Assembly Review.
- B. A letter from KE to the COV that lists all the comments made on the Line and Grade Assembly submittal and a response to each.
- C. Draft Specifications and/or special provisions
- D. Estimate of Probable Cost
- E. Draft Erosion and Sediment Control Plan (ESCP)

6.3 Final Plans (95%)

This assembly shall consist of complete plans, specifications and engineer's estimate at about 95% of final design for final review by COV and include the following:

- A. A brief report of significant changes made to the assembly after the Preliminary Plans Review.
- B. A letter from KE to the COV that lists all the comments made on the Preliminary Plans submittal and a response to each.
- C. Final Specifications and/or special provisions

- D. Final Erosion and Sediment Control Plan (ESCP).
- E. Estimate of Probable Costs
- F. A technical memo describing all non-standard design features and the reason(s) for them.
- G. Cross sections of roadways at 50-ft intervals along the alignment and at the beginning and end of horizontal curves.
- H. Quantity computations

6.4 Bid Set (100%)

This assembly shall consist of complete, sealed and signed, Plans, Specifications and Engineer's Estimate plus the following:

- A. A brief report of significant changes made to the assembly after the Final Plans Review.
- B. A letter from KE to the COV that lists all the comments made on the Final Plans submittal assembly and a response to each.
- C. Final Erosion and Sediment Control Plan (ESCP).
- D. Letter describing any unusual features and the reason(s) for them.

6.5 Construction Support During Design

Construction administrative support during design shall include plan review and site visits. The Contractor shall provide reviews at the 35%, 65%, and 95% Plans, Specifications, & Estimate stages. Contractor will provide tabulated, written comments. Reviews will consider traffic control, constructability, materials testing, and other items as appropriate to deliver a successful project to the City of Valdez.

Contractor will attend two site meetings: one meeting will be during the kick-off stage, and the second meeting will be after the 35% PS&E submittal. Each meeting is envisioned to last no more than 1 day, with Contractor flying to and returning from Valdez on the same day of each meeting.

The Contractor shall assist the COV as requested during project bidding. Personnel that were in responsible charge for engineering and land surveying, and other personnel as necessary and appropriate, shall be available to interpret and clarify documents prepared during project development and to assist the City with preparing necessary addenda to the bid documents. When performing these services, the Contractor shall not communicate about this project with potential bidders for its construction.

7 SUPPORT DURING BIDDING

KE will attend the Pre-bid conference and will assist the COV as requested during project bidding. Personnel who were in responsible charge for engineering and other personnel as necessary and appropriate, will be available to interpret and clarify documents prepared during project development and to assist the COV with preparing any necessary addenda to the bid documents.

8 CONSTRUCTION MANAGEMENT SERVICES

8.1 General

KE shall provide construction management services for the projects and at the direction COV. These services shall include the following:

8.2 Construction Monitoring

Perform monitoring of the Construction Contractors' activities to include field inspections utilizing qualified engineers and technicians to ensure the Construction Contractors conform to the requirements of the individual Contracts, City of Valdez Standard Specifications (COVSS) and other relevant documents. Monitor Construction Contractor progress and quality control for COV, perform materials testing and coordinate any special inspections. Provide daily written reports to COV detailing the work performed. Provide photographic logs of the work performed and conditions encountered. Submit inspection reports and photographs to COV on a daily or weekly basis as directed. The Contractor shall be available when the Construction Contractor is working, including weekends, holidays and nights, if necessary.

8.3 Compliance Enforcement

Notify the Construction Contractor, in writing, of any work not in compliance. Report to COV any work or material that fails to conform to the Contracts.

8.4 Construction Meetings

Facilitate and attend all construction meetings with the Construction Contractors and stakeholders. These may include pre-construction conferences, regular progress meetings, and other meetings as they arise.

8.5 Materials Testing

Provide qualified and experienced materials technicians to conduct both on-site tests, as necessary, to assure that Work is in conformance with the project documents. This testing may include, but is not limited to, soils testing, compaction testing of trench backfill, and structural testing of concrete.

8.6 Preconstruction Conditions

Document preconstruction conditions of the total project area, utilizing video filming throughout, and supplemented with still photography and written records as necessary.

8.7 Utility Interaction and Coordination

Keep COV staff and management informed of the work progress including preparation of monthly status reports and schedules. Coordinate Construction Contractor requirements of COV Operations & Maintenance staff. Coordinate with COV's Project Manager on a regular basis, daily if necessary.

8.8 Shop Drawing and Submittal Reviews

Develop and implement a method for identifying and tracking all submittals from the Construction Contractors. Coordinate shop drawing and submittal reviews. Receive, log and distribute to COV staff and Design Engineer all submittals and shop drawings. Compile COV and Designer comments and transmit back to Contractor Ensure all materials and equipment have been approved and certified prior to incorporation into the Projects.

8.9 DCVR Review

Log, review, and distribute to COV and the Design Engineer all design clarification/verification requests (DCVR). Prepare responses to all DCVRs and provide recommendations for disposition if changes to the Construction Contracts are required.

8.10 Change Orders

Review all change order requests. Prepare Change Orders using COV format. Provide recommendation for disposition to COV. Issue and track all change orders.

8.11 Pay Estimates

Review all requests for payments by the Construction Contractors. Prepare Pay Estimates using COV format. Verify quantities of materials incorporated into the project and provide tracking of all quantities. Make recommendations for any withholdings necessary.

8.12 Claims

Review all Claims submitted by Construction Contractor. Evaluate merits of the claim in conjunction with COV and Design Engineer. Provide recommendation of disposition of Claim to COV. Provide written responses to all claims and help to compile necessary information to respond to Claims.

8.13 Project Closeout Activities

Assist with project closeout to include review of Construction Contractor submitted redline drawings and signature on project Record Drawings. Prepare project files for integration into COV standard file format.

9 ADDITIONAL SERVICES

KE will complete the following as additional services to be billed on a Time and Expense (T&E) basis:

9.1 Public Involvement

Additional presentations, stakeholder meetings, newsletters, and announcements may be performed as additional services

9.2 ROW Acquisition Support

Where additional right-of-way is needed to facilitate construction, KE will identify the limits of Temporary Construction Easements and/or Public Use Easements. We will prepare the necessary parcel plats and legal descriptions for acquisition.

9.3 Utility As-Built Support

Hardcopy as-builts will be shipped to Anchorage for scanning and returned to Valdez.

10 ASSUMPTIONS

KE's assumptions for this effort are shown below.

1. Timing:
 - a. Notice to Proceed is anticipated in July 2019.
 - b. The City desires an estimated cost estimate to support the public involvement in advance of the vote on Bond in September 2019.
 - c. Construction will start in the Spring of 2020.
2. The City will provide:
 - a. As-builts documents for the project areas. KE assumes that hard copies will be shipped to Anchorage for scanning and returned to Valdez. KE has budgeted 40 hours of drafting time to incorporate the scanned information and \$1,500 of expense for third party scanning services. This portion will be billed on a Time and Expense (T&E) basis.
 - b. All available storm drain system as-builts, non-destructive testing information, and GIS system maps in the core city area to facilitate the analysis of the utility system.
 - c. GIS information for adjacent property owners.
3. Other aspects:
 - a. Realignment of the Right-Of-Way will not be required.
 - b. KE will provide the preparation of bid forms.
 - c. The permitting fees will be paid by the City of Valdez.
 - d. The various entities will be able to provide locates for their utilities. If circumstance require the use of KE's Ground Penetrating Radar, then that will be negotiated separately.
 - e. Pavement repairs by others after survey data has been acquired may affect the accuracy of the design.

- f. Illumination upgrades are not included, but can be negotiated later if desired.
- g. If exhibits or research by the Professional Land Surveyor are required for a Temporary Construction Permit, Temporary Construction Easement, or Public Use Easement, then those services can be negotiated on a time and expense basis.
- h. Field work for analysis of the utilities within the core area will inspect a representative sample of the utility elements.

SURVEY LIMITS
EXHIBITS A, B, C, & D

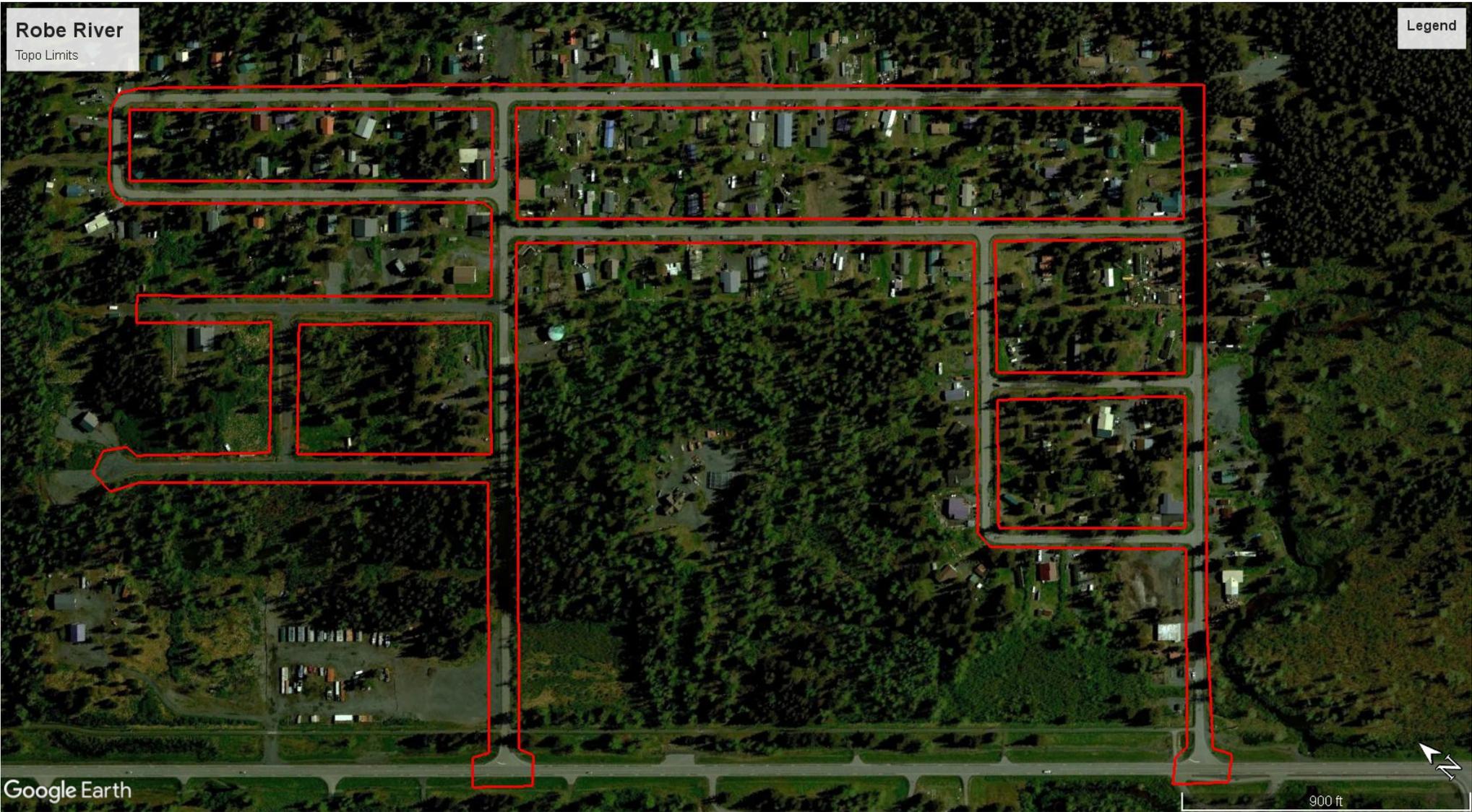


EXHIBIT A - Robe River Survey Limits.



EXHIBIT B - South Harbor Drive Survey Limits

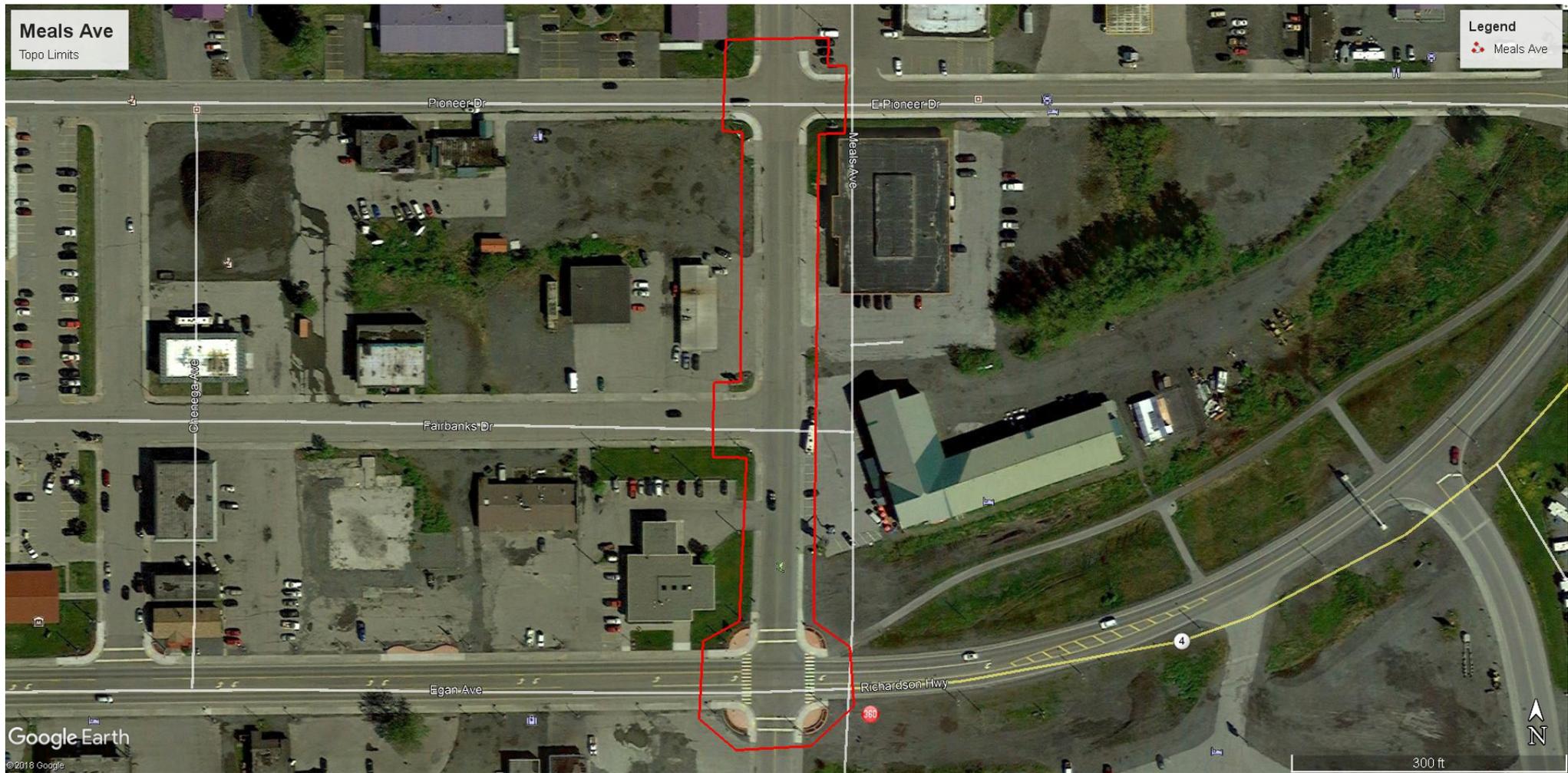


EXHIBIT C - Meals Ave Survey Limits



EXHIBIT D - West Egan Survey Limits

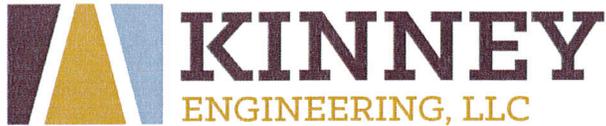
ATTACHMENT 2
FEE PROPOSAL
FOR
DESIGN SERVICES – PAVEMENT MANAGEMENT PHASE I

Below is our proposed fee to provide design services and construction support during the design phase.

Fee Proposal for Design Services-Pavement Management Phase 1

PRICE PER TASK SUMMARY							
FIRM: Kinney Engineering, LLC				PROJECT TITLE: Valdez: Pavement Management, Phase 1		DATE: 7/2/19	
GROUP	TASK	LABOR (or FP)	INDIRECT COST	EXPENSES	FIRM'S TOTAL PRICE	*SUB- CONTRACTS	PRICE PLUS SUBS
Management							
A	1	\$ 71,160	\$ -	\$ 5,680	\$ 76,840	\$ -	\$ 76,840
Public Involvement							
A	2	\$ 95,520	\$ -	\$ 16,140	\$ 111,660	\$ 4,800	\$ 116,460
Surveying and Mapping							
A	3	\$ 12,060	\$ -	\$ -	\$ 12,060	\$ 154,892	\$ 166,952
Geotechnical Engineering							
A	4	\$ 9,140	\$ -	\$ -	\$ 9,140	\$ 86,015	\$ 95,155
Egan - Plans, Specifications and Engineer's Estimate							
A	5	\$ 139,465	\$ -	\$ 1,680	\$ 141,145	\$ 5,054	\$ 146,199
S. Harbor/Kobuk - Plans, Specifications and Engineer's Estimate							
A	6	\$ 216,000	\$ -	\$ -	\$ 216,000	\$ 5,054	\$ 221,054
Meals - Plans, Specifications and Engineer's Estimate							
A	7	\$ 93,365	\$ -	\$ -	\$ 93,365	\$ 5,054	\$ 98,419
Robe River Subd - Plans, Specifications and Engineer's Estimate							
A	8	\$ 152,818	\$ -	\$ -	\$ 152,818	\$ 5,054	\$ 157,872
Utilities Agreements							
A	9	\$ 27,190	\$ -	\$ 1,760	\$ 28,950	\$ -	\$ 28,950
Assistance During Bidding							
A	10	\$ 12,410	\$ -	\$ -	\$ 12,410	\$ -	\$ 12,410
Assistance During Construction							
A	11	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Assistance During Project Closeout							
A	12	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Additional Services							
B	13	\$ 21,920	\$ -	\$ 6,340	\$ 28,260	\$ -	\$ 28,260
*Subcontractors for negotiated professional or technical services, products, etc. (Commodity items available to the general public at market prices, equipment use, and unit priced items are generally included in estimate as expenses.)							
ESTIMATED TOTALS		LABOR (or FP)	INDIRECT COST	EXPENSES	FIRM'S TOTAL PRICE	*SUB- CONTRACTS	PRICE PLUS SUBS
FOR FIRM:		\$ 851,048	\$ -	\$ 31,600	\$ 882,648	\$ 265,923	\$ 1,148,571

*Design Services-Pavement Management Phase 1, Project Number: 19-310-1100
Contract for Professional Services between City of Valdez and Kinney Engineering, LLC*



July 9, 2019

Nathan Duval, Director
City of Valdez, Capital Facilities
PO Box 307
Valdez, AK 99686

**Subject: Additional Survey Work for Reroute of E. Kobuk
Scope of Work and Fee Proposal for Design Services-Pavement Management Phase 1
Project Number: 19-310-1100**

Dear Nathan:

Per your request we are providing a price to capture survey information for the proposed reroute of E. Kobuk. We understand the proposed reroute to generally start at the north end of Kennicott, run on the north side of existing E. Kobuk, and tie into Chitina between the R.V. Park on the north and the parking area on the south. The additional survey will complement the survey of E. Kobuk stated in the scope of work submitted last week. The extents of the additional survey are shown on Exhibit E (attached).

The elements of the survey work are the same as stated in the scope of work submitted last week; with the addition of the area to capture the proposed reroute of E. Kobuk. The price for the additional survey work is: \$6,230.00.

We are here to help you. Please contact me if you have any questions or need clarifications.

Sincerely,

KINNEY ENGINEERING, LLC

A handwritten signature in blue ink, appearing to read 'Joann Mitchell', with a long horizontal flourish extending to the right.

Joann Mitchell, P.E.
Member, Kinney Engineering, LLC

Legend
E. Kobuk Reroute

E. Kobuk Reroute
Additional area to be surveyed for E. Kobuk reroute



Google Earth



Appendix C General Conditions

I. Definitions:

Basic Services: The identified work elements set forth in this Agreement for which the Consultant will receive prime compensation.

Change: An addition to, or reduction of, or other revision in the scope, complexity, character, or duration of the services or other provisions of this Agreement.

City's Project Manager: City's representative in charge of the project(s) and the consultant's primary point of contact for notice(s) to proceed, invoices, correspondence and interface with the City.

Consultant's Project Manager: The Consultant's representative in charge of the project(s) who is directly responsible and engaged in performing the required services.

Extra Services: Any services or actions required of the Consultant above and beyond provisions of this Agreement.

Funding Agency(s): The agency(s) of the federal, state or municipal government which furnishes funds for the Consultant's compensation under this Agreement.

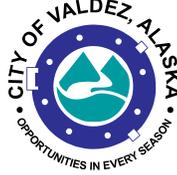
Optional Services: Identifiable and/or indeterminate work elements set forth in this Agreement, which are separate and distinct from those covered by the prime compensation, which the City has the option to authorize.

Prime Compensation: The dollar amount paid to the Consultant for basic services set forth in this Agreement. Prime compensation does not include payment for any optional or extra services.

Scope of Work: Basic and optional services required of the Consultant by provisions of this Agreement.

Subconsultant: Any person, firm, corporation, joint venture, partnership or other entity engaged through or by Consultant.

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Project No. 19-310-1100
Contract No. 1522
Cost Code: 310-1100-58000



II. Information and Services from Others:

Provisions of information, data, budget, standards, and other materials by the City does not warrant their accuracy or quality nor provide approval of omissions or oversights or of any non-compliance with applicable regulation.

The City may, at its election, or in response to a request from the Consultant, furnish information or services from other Consultants. If, in the Consultant's opinion, such information or services are inadequate, the Consultant must notify the City of the specific service or material deemed inadequate and the extent of the inadequacy prior to use in the performance of this Agreement. Unless so notified by the Consultant, the City may assume the information or services provided are adequate.

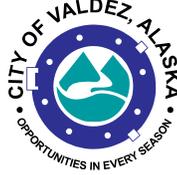
III. Indemnification

Excepting only sole negligence on the part of the City, and to the fullest extent permitted by law, the Consultant shall hold harmless, defend, and indemnify, the City from and against any claim for damages, losses, expenses and liability (including but not limited to fees and charges of engineers, architects, attorneys, and other professionals, and court, mediation and/or arbitration costs) for any occurrence, including, but not limited to, any negligent act(s), error(s), and/or omission(s), in connection with any act in furtherance of the performance the contract. In this provision, "Consultant" and "City" include the employees, agents, and contractors who are directly responsible to each, respectively.

IV. Insurance:

The Consultant shall purchase and maintain professional liability insurance coverage with limits not less than those specified herein for the duration of the Agreement. The professional liability insurance shall be maintained in force for one year following the date of final payment for the work performed herein. The amount of the contract may be renegotiated if the insurance premiums for the following year are raised over those in force when the contract was let. Should the professional liability insurance become unavailable during the one year period following the date of final payment, the insurance coverage may be renegotiated between the owner and the Consultant. Insurance coverage shall provide for negligent acts, errors or omissions which the Consultant, employees of the Consultant or Subconsultant may make which produce loss or liability to the Owner and for the protection against loss which results from reliance on the Consultant's products, reports or a combination thereof. Failure to comply with the provision for maintaining the insurance in effect for one year following the date of final payment may be cause for the Owner to refrain from dealing with the Consultant in the future.

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V. Payments:

The City shall pay to the Consultant the amount of any changes in the cost of insurance that are attributable to the Scope of Work created by change orders.

Payments shall be made in accordance with Appendix B. Consultant shall submit progress invoices to City in duplicate showing the itemized services performed during the invoice period and the charges therefore.

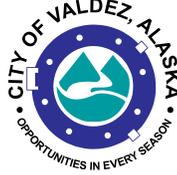
All progress invoices shall be prepared as a percentage of the work is completed except contracts performed on “time and expenses” basis which invoiced amounts shall not exceed the actual charges to the invoice date.

Under no circumstances will City pay for charges in excess of any lump-sum or not-to-exceed contract amount incurred prior to written authorization by City for an increase in the contract amount. Written request for an increase in the contract amount shall be given to City with sufficient notice to allow City to issue formal approval prior to the incurring of excess charges without delay to the work.

On “time and expenses” contract amounts, compensation for work included in the Scope of Work shall be for direct labor costs and the actual cost of reimbursable expenses. Direct labor costs shall be as shown on the current Standard Labor Rates for the Consultant, a copy of which is attached as Appendix D, times a factor of n/a, for services rendered by principals and employees of the firm. Reimbursable expenses mean the actual expenses incurred directly or indirectly in connection with the Project for: transportation and subsistence incidental thereto; obtaining bids or proposals from contractor(s); furnishing and maintaining field office facilities; toll telephone calls and telegrams; reproduction of reports, drawings, specifications, and similar project-related items and, if authorized in advance by City, overtime work requiring higher than regular rates. Reimbursable expenses shall also include the amount billed to Consultant by Subconsultant employed by consultant for such Subconsultants’ services and reimbursable expenses times a factor of 1.05.

The sum of payments shall not exceed the allowable compensation stated in this Agreement. In the event items on an invoice are disputed, payment on those items will be withheld until the dispute is resolved.

The Consultant shall submit a final invoice and required documentation for services authorized by each Notice to Proceed within Ninety (90) days after final acceptance by the City. The City will not be held liable for payment of invoices submitted after this time unless prior written approval has been given.



VI. Changes:

Changes in the Scope of Work or of services may only be made by written amendment signed by both City and Consultant.

If at any time the City through its authorized representatives, either orally or in writing, requests or issues instructions for extra services or otherwise directs actions which conflict with any provisions of this Agreement, the Consultant shall, within ten (10) days of receipt and prior to pursuing such instructions, notify the City in writing, and to the extent possible, describe the scope and estimated cost of any extra services. Unless so notified by the Consultant, the City may assume such instructions have not changed any provisions of this Agreement nor require additional compensation. No additional payments shall be made to the Consultant without such notice.

VII. Audits and Records:

The Consultant shall maintain records of all performances, communications, documents, and correspondence pertinent to this Agreement, and the City of its authorized representatives shall have the right to examine such records and accounting procedures and practices.

The materials described in the Article shall be made available at the business office of the Consultant, at all reasonable times, for inspection, audit or reproduction by City or any funding agency, for a minimum of three years from the date (a) of final payment under this Agreement (b) final payment upon claims or disputes, and for such longer period, if any, as may be required by applicable statute or other provisions of this Agreement.

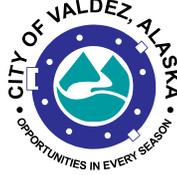
VIII. Inspections:

The City, or any funding agency, has the right to inspect, in the manner and at reasonable times it considers appropriate during the period of this Agreement, all facilities, materials and activities of the Consultant in the performance of this Agreement.

IX. Termination or Suspension:

This Agreement may be terminated by either party upon ten (10) day's written notice if the other party fails substantially to perform in accordance with its terms through no fault of the party initiating the termination (default termination). If the City terminates this Agreement, the City will pay the Consultant a sum equal to the percentage of work completed that can be substantiated by the Consultant and the City. If the City becomes aware of any fault or defect in the work of the Consultant or nonconformance with this Agreement, the City will give prompt written notice thereof to the consultant. Should the Consultant's services remain in

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nonconformance with this Agreement, the percentage of total compensation attributable to the nonconforming work may be withheld.

The City at any time may terminate (convenience termination) or suspend this Agreement for its own needs or convenience. In the event of a convenience termination or suspension for more than three months, the Consultant will be compensated for authorized services and authorized expenditures performed to the date of receipt of written notice of termination plus reasonable termination expenses. NO fee or other compensation for the uncompleted portion of the services will be paid, except for already incurred indirect costs which the Consultant can establish and which would have been compensated for over the life of this Agreement, but because of the convenience termination would have to be absorbed by the Consultant without further compensation.

If state or federal funds support this Agreement, settlement in the event of default or convenience termination must be approved by the City and any appropriate state or federal agency.

X. Officials Not to Benefit:

No member of or delegate to Congress, United States Commissioner or other officials of federal, state or local government shall be admitted to any share or part of this Agreement or any benefit to arise therefrom. The Consultant warrants that it has not employed or retained any organization or person, other than a bona fide employee working for the Consultant, to solicit or secure this Agreement and that it has not paid or agreed to pay any consideration contingent upon or resulting from this Agreement.

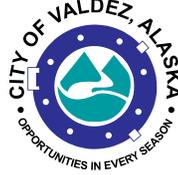
XI. Independent Consultant:

Except in those instances specifically provided for herein, the Consultant and any of its agents and employees shall act in an independent capacity and not as agents of the City in the performance of the Agreement.

XII. Ownership of Work Products:

Work products produced under this Agreement, except items which have preexisting copyrights, are the property of the City. Payments to the Consultant for services hereunder includes full compensation for all work products, field notes, interim work, reports, and other materials produced by the Consultant and its Subconsultants pertaining to this Agreement. Any re-use the City might make of these work products shall be at the City's own risk and the Consultant shall not incur any liability for the City's re-use of the work products on any project for which they were not intended.

Agreement for Professional Services
Project: Design Services-Pavement
Management Plan Phase I
Project No. 19-310-1100
Contract No. 1522
Cost Code: 310-1100-58000



XIII. Subconsultants, Successors and Assigns:

The City must concur in the selection of all Subconsultants for professional services to be engaged in performance of this Agreement.

As soon as practicable after the award of the contract, the Consultant shall furnish to the City in writing the names of the proposed Subconsultants for each of the principal portions of the work. The City shall promptly notify the Consultant if it has reasonable objection to any of the proposed Subconsultants. Failure of the City to give prompt notification shall constitute notice of no reasonable objection. The Consultant shall not contract with any Subconsultant to whom the City has made reasonable objection.

If this Agreement includes named firms or individuals, then such firms or individuals shall be employed for the designated services, unless the Agreement is changed by amendment.

The Consultant shall not assign, sublet or transfer any interest in this Agreement without the prior written consent of the City.

The Consultant binds itself, its partners, its Subconsultants, assigns and legal representatives to this Agreement and to the successors, assigns and legal representatives of the City with respect to all covenants of this Agreement.

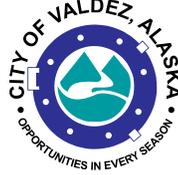
The Consultant shall include provisions appropriate to effectuate the purposes of this Appendix C in all subcontracts executed to perform services under this Agreement in which subcontract amount exceeds \$40,000.

XIV. Claims and Disputes:

If the Consultant becomes aware, or reasonably should have become aware of any act or occurrence which may form the basis of a claim, the consultant shall immediately inform the City's Project Manager. If the matter cannot be resolved within seven (7) days, the Consultant shall within the next fourteen (14) days submit written notice of the facts which may form the basis of the claim.

In addition, all claims by the Consultant for additional compensation or an extension of the time for performance of any dispute regarding a question of fact or interpretation of this Agreement shall be presented in writing by the Consultant to the City's Project Manager with the next sixty (60) days unless the Project Manager agrees in writing to an extension of time for good cause shown. Good cause shown includes time for the Consultant to prepare the claim, and the City's Project Manager will grant an extension of not more than sixty (60) days for preparation of the claim. The Consultant agrees that unless these written notices are

Agreement for Professional Services
Project: Design Services-Pavement
Management Plan Phase I
Project No. 19-310-1100
Contract No. 1522
Cost Code: 310-1100-58000



provided, the Consultant shall not be entitled to additional time or compensation for such act, event or condition. The Consultant shall in any case continue diligent performance under this Agreement. The Consultant shall in any case continue to expeditiously accomplish disputed services pending future resolution of the Consultant's claim unless notified by the City to stop work on the disputed matter.

In presenting any claim, the Consultant shall specifically include, to the extent then possible, the following:

- The provisions of this Agreement that apply to the claim and under which it is made.
- The specific relief requested including any additional compensation claimed and the basis upon which it was calculated and/or the additional time requested and the basis upon which it was calculated.
- The claim will be acknowledged in writing by the City's Project Manager. If the claim is not disposed of within sixty (60) days of acknowledgement, provided additional time is not granted in writing by the City's Contract Officer, the claim will be decided by the City's Contract Officer. The Contract Officer reserves the right to make a written request to the Consultant at any time for additional information that the Consultant may possess to support the claims(s). The Consultant agrees to provide the City such additional information within thirty (30) days of receipt for such a request. The City's Contract Officer will allow a reasonable time extension for good cause if presented in writing prior to the expiration of the thirty (30) days. Failure to furnish such additional information constitutes a waiver of claim.
- The Consultant will be furnished a written, signed copy of the Contract Officer's decision within ninety (90) days of receipt of all necessary information from the Contractor upon which to base the decision. The Contract Officer's decision is final and conclusive unless, within thirty (30) days of receipt of the decision, the Consultant delivers a notice of appeal to the City Manager. The notice of appeal shall include specific exceptions to the City's decision including specific provision of this Agreement which the Consultant intends to rely upon on appeal. General assertions that the City's decision is contrary to law or to fact are not sufficient.
- The decision of the City Manager will be rendered within 120 days of notice of appeal and the decision constitutes the exhaustion of contractual and administrative remedies.

**Agreement for Professional Services
Project: Design Services-Pavement
Management Plan Phase I
Project No. 19-310-1100
Contract No. 1522
Cost Code: 310-1100-58000**



XV. Extent of Agreement:

This Agreement, including appendices, represents the entire and integrated Agreement between the City and the Consultant and supersedes all prior negotiations, representations or agreements, either written or oral.

Nothing contained herein may be deemed to create any contractual relationship between the City and any Subconsultants or material suppliers; nor may anything contained herein be deemed to give any third party a claim or right of action against the City or the Consultant that does not otherwise exist without regard to this Agreement.

This Agreement may be changed only by written amendment executed by both the City and the Consultant.

All communications that affect this Agreement must be made or confirmed in writing.

The Consultant receiving final payment will execute a release, if required, relinquishing in full all claims against the City arising out of or by reason of the services and work products furnished under this Agreement.

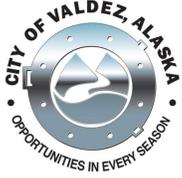
The Consultant shall pay all federal, state and local taxes incurred by the Consultant and shall require payment of such taxes by any Subconsultant or any other persons in the performance of this Agreement.

XVI. Governing Laws:

This Agreement is governed by the laws of the State of Alaska and such federal and local laws and ordinances as are applicable to work performed. Any litigation arising out of the terms of this Agreement shall be brought in the Third Judicial District, Superior or District Court at Valdez.

XVII. Minimum Wages:

Minimum wages as determined by the Department of Labor shall be paid to all persons performing work on this Contract.



Legislation Text

File #: 19-0294, **Version:** 1

ITEM TITLE:

Approval of Change Order for the VHS Concrete Replacement Project

SUBMITTED BY: Melissa Ross, Capital Facilities Project Manager

FISCAL NOTES:

Expenditure Required: \$54,917.50
Unencumbered Balance: \$59,957.95
Funding Source: 350-0310-55000.1806

RECOMMENDATION:

Approve Change Order #2 with Prosser-Dagg Construction Co. LLC for the VHS Concrete Replacement project in the Amount of \$54,917.50

SUMMARY STATEMENT:

During construction, it was found that the existing thicknesses of the concrete was 8 inches, or up to 12 inches, and not at 6 inches, which was specified in the construction documents and noted on the as-builts. Due to the increase of the leveling course needed to make up the difference in those areas, the current total below for leveling course is required. This is a conservative estimate due to demo work still taking place in certain locations and is not based on an actual needed quantity. The original sidewalk demolition and concrete sidewalk quantity was miscalculated during design, which caused an increase to these quantities during construction. The additional quantities added for curb demolition and concrete curb were due to additional sections requiring repair because of wear over this past winter.

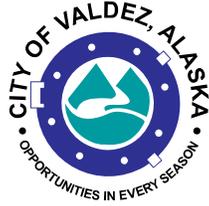
Leveling Course - \$20,625
Sidewalk Demolition - \$7,812.5
Curb Demolition - \$480
Concrete Curb - \$2,000
Concrete Sidewalk - \$24,000
Grand Total: \$54,917.50

While these changes are significant, we have identified the root causes and can avoid similar situations in the future. The pricing is based on the unit prices provided at bid time and the project

remains within the approved budget.

VHS Concrete Replacement - contract no. 1474

DOCUMENT	DESCRIPTION	AMOUNT	
Original Contract		\$ 343,275.00	
Change Order #1	East VHS entrance footing and MS glycol line repair in sidewalk	\$ 15,000.00	\$ 358,275.00
Change Order #2	Quantity Adjustments	\$ 54,917.50	\$ 413,192.50
		TOTAL \$ 413,192.50	



**CHANGE ORDER
CITY OF VALDEZ**

TO: Prosser-Dagg Construction Co. LLC
10355 E. Palmer-Wasilla HWY
STE 120B
Palmer, AK 99645

DATE ISSUED 07-09-2019
CHANGE ORDER NO 02
COST CODE NO 350-0310-55000.1806
PROJECT NO. 18-350-1806

PROJECT: VHS Concrete Replacement

CONTRACT NO. 1474
Distribute to _____
Engineering _____
Owner _____
Contractor _____ **X** _____
Other _____

You are directed to make the changes in this CONTRACT as follows:

- B.6 - Leveling Course - 165 Tons = \$20,625
- C.1 – Sidewalk Demolition - 625 SF = \$7,812.5
- C.2 – Curb Demolition - 16 LF = \$480
- C.3 – Concrete Curb - 16 LF = \$2,000
- C.4 – Concrete Sidewalk – 12 CY = \$24,000
- Grand Total: \$54,917.50

Justification:

During construction it was found that the existing thicknesses of the concrete was 8” to 12” in some places rather than 6” as specified within the construction documents. Due to the increase of the leveling course needed to make up the difference in those areas the current total above for B.6 is required. This is a conservative estimate due to demo work still taking place in certain locations. The original C.1 – sidewalk demolition and C.4 concrete sidewalk quantity was miscalculated during design which caused an increase to this quantities during construction. The additional quantities added for C.2 - curb demolition and C.3 - concrete curb were due to additional sections requiring repair because of wear over this past winter.

Not valid until signed by the City Manager. Signature of Contractor indicates his agreement herewith, including any adjustment in CONTRACT sum or CONTRACT time.

The original CONTRACT sum was.....	\$ <u>343,275.00</u>
Change by previously authorized Change Order(s).....	\$ <u>15,000.00</u>
The CONTRACT sum prior to this Change Order was.....	\$ <u>358,275.00</u>
The CONTRACT sum will be increased by this Change Order...	\$ <u>54,917.50</u>
New CONTRACT sum including this Change Order will be.....	\$ <u>413,192.50</u>

CONTRACT time will be unchanged. The date of Substantial Completion as of the date of this Change Order therefore is July 31, 2019.

Prosser-Dagg Construction Co. LLC

By: _____

Date: _____

CORPORATE SEAL

Attest: _____
Corporate Secretary

**AUTHORIZED BY:
CITY OF VALDEZ**

By: _____
Jeremy O'Neil, Mayor

Attest: _____
Sheri Pierce, City Clerk

Date: _____

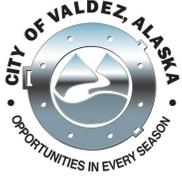
RECOMMENDED

By: _____
Roxanne Murphy, Interim City Manager

Date: _____

By: _____
Nathan Duval, Capital Facilities Director

Date: _____



Legislation Text

File #: 19-0295, **Version:** 1

ITEM TITLE:

Approval of Contract with Roger Hickel Contracting, Inc., for Kelsey Dock Phase II in the amount of \$6,477,829. Postponed from July 16, 2019.

SUBMITTED BY: Lindy Vititow, Capital Facilities Project Manager

FISCAL NOTES:

Expenditure Required: \$6,477,829.00
Unencumbered Balance: \$7,235,866.41
Funding Source: 310-6400-58000 / 310-9513-58000

RECOMMENDATION:

Approve contract with Roger Hickel Contracting, Inc. for Kelsey Dock Phase II in the amount of \$6,477,829.

SUMMARY STATEMENT:

In March, 2019, after a competitive proposal process, the City Council awarded Roger Hickel Contracting, Inc., a Construction Manager / General Contractor (CM/GC) contract for Kelsey Dock Phase II Pre-Construction Services. This provides the City of Valdez with comprehensive planning and cost information relative to the modifications of the Yellow Building Warehouse and to develop a scope of services and associated costs for the necessary upgrades needed at the current Parks & Building Maintenance lot on West Egan. RHC, Inc., worked closely with ECI Architects and all consultants to provide the city with a Guaranteed Maximum Price for this CM /GC contract to complete all work required for the project scope: removing the ends and beautifying the Yellow Building and recreating displaced storage on the centralized maintenance site.

RHC GMP is based on self-performed work compensated at a fixed rate, competitive bidding of sub contracted work, a fix fee for profit and overhead as outlined in their original proposal, and Contractor and Owner contingencies.

Below outline the three packages or phases that comprise the work necessary to truncate the Yellow building and provide an adequate replacement on the existing Building Maintenance and Parks and Recreation site on West Egan.

Please note in order to facilitate plan review and estimating, the scopes are divided into three distinct design packages: 'A', 'B', & 'C'. comprise the entirety of the project. These packages are referenced in the contract and identified the attached document names.

Yellow Building Modifications:

Contractor to remodel existing Yellow Building Warehouse to reduce the footprint on the north side and remove the storage on the south side of the existing building. No changes are to be made to the interior Museum Annex space. The remodel includes demo work, refurbishment of the existing metal roof, new exterior paint, the installation of new insulated metal panels on the north and south ends of the building, new canopy entry for the Museum Annex, an exterior mural, regrading and installing a new ADA accessible route, an ADA compliant parking lot, installation of building signage, landscaping and all other work required within the Construction Documents and Specifications (see package 'B'). Work will commence in August and structural work will be complete late fall 2019. Painting and mural work will be complete in spring 2020. The Contractor has worked with the Museum and Port and is contractually obligated to accommodate any cruise ship traffic. The cost for this scope is \$2,339,903.

Parks Maintenance Storage:

Work includes enclosing and adding a mezzanine to the existing covered pole barn on the West Egan property adjacent to the school district bus barn.

The total area of the current level and the new mezzanine is 5,800 square feet. Additionally, the Contractor is to remove and install a new larger coiling door and hose bib as detailed in the Construction Documents (see package 'A') at the existing Building Maintenance Shop to accommodate the PistenBully trail groomer. This work will also begin in August 2019 and continue through winter 2019 at a cost of \$1,357,926.

The second half of the work at the West Egan maintenance lot entails the construction of a 2,400 square foot conditioned storage building which will provide storage for large equipment and workable space for Parks and Recreation as well as storage for the Police Department for large evidence impound. This package also includes an unconditioned receiving/ storage canopy for the existing Building Maintenance Shop covering the existing west overhead door. Lastly, the Contractor is to regrade and resurface the existing site to provide enhanced drainage per the Construction Documents and Specifications (see package 'C'). The inclusion of the Police impound portion of the facility is to provide a more valuable solution than the currently approved project of an impound lot off of Loop Road.

The new conditioned space is a concept design that will be further developed by a design-build type of effort with the City, ECI & RHC and scoped according to the available budget. The budget was established by similar past projects and regionally adjusted costs per square foot data. Construction will commence as soon as possible following State Fire Marshal approval (assumed fall 2019) and will continue through summer 2020. The budget for this portion of the scope is \$2,780,000.

**CITY OF VALDEZ
ALASKA**

CM/GC CONTRACT DOCUMENTS

Project: Kelsey Dock Phase II

Project Number: 19-310-9513

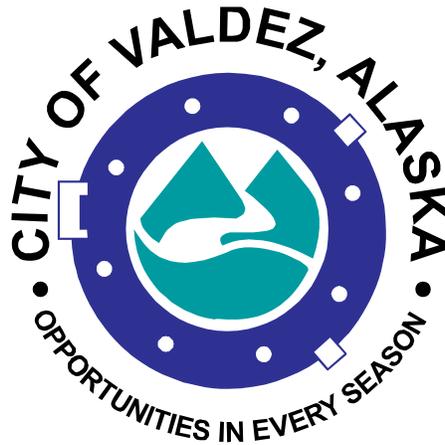
Contract Number: 1516

Cost Code: 310-9513-58000 (Maintenance Facilities Pkg. "A" & "C")

Cost Code: 310-6400-58000 (Yellow Bldg. Pkg. "B")

Issued for Construction

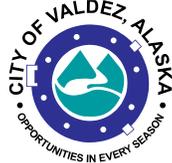
Date: July 17, 2019



City of Valdez
Capital Facilities and Engineering
300 Airport Road, Suite 201
P.O. Box 307
Valdez, Alaska 99686

Project Manager:
Lindy Vititow

Construction Plan Set Completed By:
ECI
3909 Arctic Boulevard, Suite 103
Anchorage, Alaska 99503

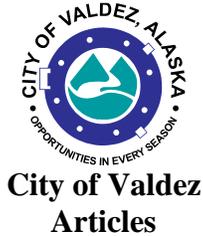


City of Valdez
CM/GC Contract Documents

Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

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Special Provisions_____	41
Modifications and Additions to the Standard Specifications_____	49
Minimum Prevailing Wage Rates_____	51
Drawings and Specifications “ <u>Specifically Titled by Packages A, B, & C</u> ”_____	Attached
<ol style="list-style-type: none"> 1. Package A – Construction Documents for the Parks & Rec. Pole Barn Wrap and replacement of the Maintenance Shop coiling door and new hose bib. 2. Package B – Building Construction Documents for Warehouse 1 (Building ONLY; Architectural Site Plan included) and Architectural Specifications Binder (refer to sheet specifications for Structural and M/E) 3. Package C – Conceptual Drawings for Conditioned Enclosed Pole Barn, Facilities Parking Shed and Sitework 	



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

ARTICLE 1 GENERAL

1.1 RELATIONSHIP OF PARTIES

Contractor accepts the Construction Manager relationship of trust and confidence established with the Owner by the Contract, and covenants with the Owner to furnish the Contractor's reasonable skill and judgment and to cooperate with the Architect and the Project Manager (defined in Section 3.2) in furthering the interests of the Owner. The Contractor shall furnish Pre-Construction and Construction Phase construction services, cost tracking and scheduling and other similar services and use the Contractor's best efforts to perform the Work in an expeditious and economical manner consistent with the interests of the Owner. The Owner shall endeavor to promote cooperation among the Architect, the Project Manager, the Contractor and other persons or entities employed by the Owner for the Project.

1.2 GENERAL

For the Construction Phase (including any portion of the Construction Phase that proceeds concurrently with the Preconstruction Phase), the General Provisions of this Contract shall be the standard City of Valdez General Provisions, Division 10 ("General Provisions"), which are attached and incorporated herein by reference as (Exhibit B). These may be modified by the Special Provisions (Exhibit C).

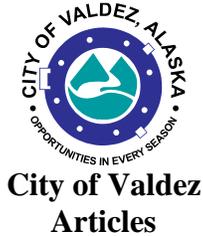
ARTICLE 2 CONTRACTOR'S RESPONSIBILITIES

The Contractor shall perform the services and construct the Work as designed in the Contract Documents. The services specified in Sections 2.1 are to be provided in the Preconstruction Phase. The Work specified in Section 2.3 is to be provided in the Construction Phase. If the Owner and the Contractor agree, the Construction Phase may commence before the Preconstruction Phase is completed, in which case both Phases will proceed concurrently.

2.1 PRECONSTRUCTION PHASE

2.1.1 PRELIMINARY EVALUATION

The Contractor shall provide a preliminary evaluation of the Owner's Work budget and schedule requirements, each in terms of the other.



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

2.1.2 CONSULTATION

The Contractor, the Project Manager and the Architect shall jointly schedule and attend regular meetings with the Owner. The Contractor shall consult with the Owner and Architect regarding site use and improvements and the selection of materials, building systems and equipment. The Contractor shall provide recommendations on construction feasibility, actions designed to minimize adverse effects of labor or material shortages or harsh weather conditions, time requirements for procurement, installation and construction completion, and factors related to construction cost, including estimates of alternative designs or materials, preliminary budgets and possible economies.

2.1.3 PRELIMINARY WORK SCHEDULE

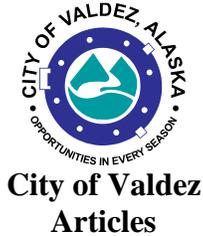
When Work requirements described in Section 3.1 have been sufficiently identified, the Contractor shall prepare, and periodically update, a preliminary Work construction schedule for the Architect's review and the Owner's approval. The Contractor shall (a) obtain the Architect's approval of the portion of the preliminary Work construction schedule relating to performance of the Architect's services and (b) coordinate and integrate the preliminary Work construction schedule with the other Project services and activities. As design proceeds, the preliminary Work construction schedule shall be updated to indicate proposed activity sequences and durations, milestone dates for receipt and approval of pertinent information, submittal of a Guaranteed Maximum Price and Schedule of Values (defined in Section 2.2.4.6) proposal, preparation and processing of shop drawings and samples, delivery of materials or equipment requiring long-lead-time procurement, Owner's occupancy requirements showing portions of the Work having occupancy priority, and proposed date of Substantial Completion. If preliminary Work schedule updates indicate that previously approved schedules may not be met, the Contractor shall make appropriate recommendations to the Owner and Architect.

2.1.4 PHASED CONSTRUCTION

The Contractor shall make recommendations to the Owner and Architect regarding the phased issuance of Construction Documents to facilitate phased construction of the Work, if such phased construction is appropriate for the Work, taking into consideration such factors as economies, time of performance, availability of labor and materials, harsh weather conditions, ability to finish required work as scheduled, and provisions for temporary facilities.

2.1.5 PRELIMINARY COST ESTIMATES

During the preparation of the Construction Documents for the Work, the Contractor shall update and refine the construction cost estimate at appropriate intervals agreed to by the Project Manager, Architect and Contractor.



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

2.1.6 SUBCONTRACTORS AND SUPPLIERS

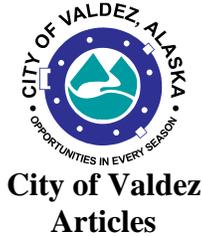
The Contractor shall seek to develop interest by subcontractors (each subcontractor a “Subcontractor”; a subcontractor of a Subcontractor also a “Subcontractor”) and suppliers (each supplier a “Supplier”; a supplier of a Supplier also a “Supplier”) for the Work, including those Subcontractors and Suppliers specified in Section 2.1.10, and shall furnish upon request to the Owner and Architect for their information a list of possible Subcontractors and Suppliers who are to furnish work, materials or equipment fabricated to a special design, from which bids or proposals will be requested for principal portions of the Work. The Owner will promptly reply in writing to the Contractor if the Owner has any objection to any such Subcontractor or Supplier. The receipt of such list shall not require the Owner to investigate the qualifications of proposed Subcontractors or Suppliers; nor shall it waive the right of the Owner later to object to or reject any proposed Subcontractor or Supplier and/or to require competitive bidding or proposals for Subcontractor or Supplier selection by the Contractor.

2.1.7 LONG-LEAD-TIME ITEMS

The Contractor shall recommend to the Owner and Architect a schedule for procurement of long-lead-time items which will constitute part of the Work as required to meet the Work schedule. If such long-lead-time items are procured by the Owner, they shall be procured on terms and conditions acceptable to both the Owner and the Contractor. Upon the Owner’s acceptance of the Contractor’s Guaranteed Maximum Price and Schedule of Values proposal, all contracts for such items shall be assigned by the Owner to the Contractor and assumed by the Contractor, and the Contractor shall accept responsibility for such items as if procured by the Contractor. The Contractor shall expedite the delivery of long-lead-time items.

2.1.8 EXTENT OF RESPONSIBILITY

The Contractor does not warrant or guarantee estimates and schedules except as may be included as a condition to or in the Guaranteed Maximum Price, the Schedule of Values, any Change Orders, any amendment to this Contract, or any Subcontract, Supply Contract or Work authorized pursuant to Section 2.3.1.1(b). The recommendations and advice of the Contractor concerning design alternatives, construction feasibility, costing and scheduling, and other required construction management services shall be subject to the review and approval of the Owner, the Architect, and the Owner’s other professional consultants. It is not the Contractor’s responsibility to ascertain that the Contract Documents (including the Construction Documents) are in accordance with applicable laws, statutes, ordinances, building codes, rules and regulations. However, if the Contractor claims that portions of them are at variance therewith, the Contractor shall promptly notify the Architect and the Owner in writing, specifying the particulars of such



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

variances. Because the Contractor is participating in the design phase of the Work, it shall be deemed to have waived all future claims against the Owner that the Work is not constructible, in whole or in part, based upon the Contract Documents (including the Construction Documents). However, the Contractor shall not be deemed to have waived any future claim that any specific part of the Contract Documents (including the Construction Documents) contains an error which has caused the Contractor to suffer increased Costs of Work, losses, damages or delays.

2.1.9 EQUAL EMPLOYMENT OPPORTUNITY, AFFIRMATIVE ACTION & MINIMUM WAGES

The Contractor shall comply with (a) all applicable laws, regulations and special requirements of the Contract Documents regarding equal employment opportunity and affirmative action programs, (b) any minimum wage requirements of Federal and/or State law, and (c) any special requirements that may be required by any of the Owner's funding sources for the Work. Owner shall advise Contractor of all such special requirements by the Owner's funding sources. Alaska prevailing wage requirements are in Article 6.15 of the General Provisions.

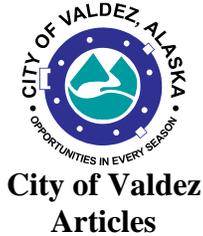
2.1.10 REQUIRED PERSONNEL

Contractor shall assign and provide a list of specific personnel to be primarily in charge of and responsible for Contractor's Construction Phase services. Contractor shall not re-assign or substitute for such equivalent personnel without the Owner's prior written consent, which shall not be unreasonably withheld.

2.2 GUARANTEED MAXIMUM PRICE PROPOSAL AND CONTRACT TIME

2.2.1 "GMP" COST PROPOSAL

When the Construction Documents are sufficiently complete in the opinion of both the Owner and Contractor, within 30 days thereafter the Contractor shall propose an updated Guaranteed Maximum Price, which shall be the sum of the estimated Cost of the Work (including Contractor's Contingency defined in Section 2.2.3.2) (including the Owner's Contingency defined in Section 2.2.3.1) and the Contractor's Fixed Fee (defined in Section 4.1.1) for construction of the Work in accordance with the Contract Documents (including the Construction Documents).



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

2.2.2 CHANGES TO THE “GMP” COST PROPOSAL

If the Construction Documents are not finished and approved by the Owner at the time the Guaranteed Maximum Price and Schedule of Values proposal is made, the Contractor shall base the Guaranteed Maximum Price on the then existing Construction Documents by the Architect that includes such things as changes in scope or substantial changes in systems, kinds and quality of materials, finishes, or equipment shall entitle the Contractor and/or the Owner to a Change Order that adjusts the Guaranteed Maximum Price based upon such change as set forth in the General Provisions. Otherwise, neither the Contractor nor the Owner shall be entitled to any Change Order or other adjustment to the Guaranteed Maximum Price or Schedule of Values as a result of any such change.

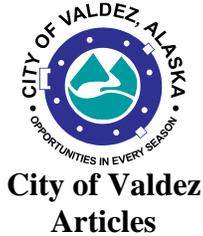
2.2.3 THE GUARANTEED MAXIMUM PRICE

The Guaranteed Maximum Price proposal shall include all costs which are properly reimbursable as a Cost of the Work and include two separate contingency funds: 1) an Owner’s Contingency fund, which may also be identified as a Scope & Unforeseen Conditions Contingency; and 2) a Construction Manager’s Contingency fund, which may also be identified as Contractor Contingency. The value of these funds shall be negotiated as part of the Guaranteed Maximum Price cost reconciliation process. A request to utilize these funds shall be made in the form of a Contingency Authorization Request to be reviewed by the Owner’s Representative.

With prior Owner approval, Contingency may be used to account for errors and omissions in the Construction Documents; or for unknown conditions. Unused amounts in the Contractor’s Contingency and the Owner’s Contingency will be returned to the Owner at the Completion of the Work.

2.2.3.1 OWNER’S CONTINGENCY

Owner’s Contingency: To the extent that the Drawings and Specifications are anticipated to require further development and complete the design, the Construction Manager shall provide in the Guaranteed Maximum Price for such further development consistent with the Contract Documents and reasonably inferable therefrom. Such further development does not include such things as material changes in scope, systems, kinds and quality of materials, finishes or equipment, all of which, if required shall be funded, at the Owner’s sole discretion, through the Owner’s Contingency. A request to access the Owner’s Contingency will not be warranted if the Work in question was reasonably inferable from or contemplated by, or a prudent contractor should have realized that the



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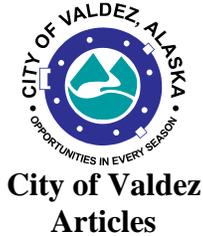
Work was necessary and appropriate under the Contract Documents referenced in the Guaranteed Maximum Price proposal.

2.2.3.2 CONTRACTOR'S CONTINGENCY

Contractor's Contingency: The Construction Manager's Contingency is for the Construction Manager's use to cover costs that are properly reimbursable as a Cost of the Work but not qualified for funding by the Owner's Contingency. The Construction Manager may use the Construction Manager's Contingency to pay for Project issues that are within its control, such as design issues that a reasonable construction manager should have resolved during the Preconstruction Services Phase, buy-out errors or shortfalls, scope gaps, ambiguities in the Construction Documents, damaged Work not covered by insurance (including, to the extent permitted by the Contract Documents, a deductible), interdisciplinary design coordination, Subcontractor performance, and unanticipated expediting cost for critical materials. The Construction Manager's Contingency may also be used for issues beyond the Construction Manager's control such as weather impacts. This Construction Manager's Contingency is not available for Owner-directed design or scope changes, and design errors or omissions beyond the reasonable inferences, as those costs entitle the Construction Manager to request funding from the Owner's Contingency.

2.2.3.3 CONTINGENCY AUTHORIZATION REQUEST

Contingency Authorization Request: The Construction Manager must give the Owner notice and supporting cost backup when applying to use the Construction Manager's Contingency or the Owner's Contingency. The Construction Manager shall use the Construction Manager's Contingency only with the Owner's prior written consent, which shall not unreasonably be withheld. The Construction Manager shall use the Owner's Contingency only with the Owner's prior written consent which shall be granted at the Owner's sole discretion. Use of the Contingency shall be tracked in the Schedule of Values submitted with the Application for Payment. Any balance remaining in either Contingency shall be returned to the Owner at the end of the Project.



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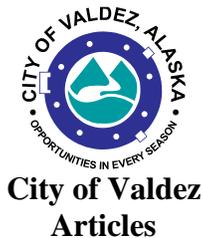
2.2.4 BASIS OF GUARANTEED MAXIMUM PRICE

The Contractor shall include with the Guaranteed Maximum Price proposal a written statement of its basis, which shall include:

1. A list of all of the Contract Documents (including the Drawings and Specifications), which are the basis for, and included within, the Guaranteed Maximum Price proposal.
2. A list of all allowances assumed by the Contractor in its Guaranteed Maximum Price proposal and a statement of their basis.
3. A list of the clarifications and assumptions made by the Contractor in the preparation of the Guaranteed Maximum Price proposal to supplement the information contained in such Construction Documents and other Contract Documents.
4. The proposed Guaranteed Maximum Price.
5. A time schedule for performing the Work covered by the Guaranteed Maximum Price, which includes (a) the Date of Substantial Completion for such Work upon which the proposed Guaranteed Maximum Price is based and (b) the required permitting issuance dates (if any) upon which the date of Substantial Completion is based.
6. A schedule of values (“Schedule of Values”) for all of the Work covered by the Guaranteed Maximum Price. The Schedule of Values shall allocate the Guaranteed Maximum Price among the various portions of the Work by CSI Specifications, showing the Contractor’s Fee and Contractor’s Contingency as separate items.

2.2.5 “GMP” SUBMITTAL

The Contractor shall submit to the Owner and Architect the Guaranteed Maximum Price and Schedule of Values proposal, including the written statement of its basis. In the event that the Owner or Architect discovers any inconsistencies or inaccuracies in the information presented, they shall promptly notify the Contractor, who shall make appropriate adjustments to the Guaranteed Maximum Price proposal, its basis, or both.



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2.2.6 “GMP” SUBMITTAL REVIEW TIMEFRAME

The Owner shall have 30 days to review and accept the Guaranteed Maximum Price and Schedule of Values proposal in writing. Unless the Owner timely accepts the proposal by notifying the Contractor, the Guaranteed Maximum Price and Schedule of Values proposal shall not be effective without written acceptance by the Contractor.

2.2.7 PRIOR TO “GMP” ACCEPTANCE

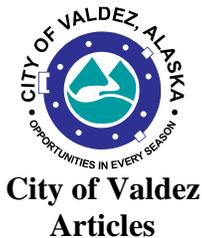
Prior to the Owner’s acceptance of the Contractor’s Guaranteed Maximum Price and Schedule of Values proposal and issuance of a Notice to Proceed with the Work, the Contractor shall not incur any cost to be reimbursed as part of the Cost of the Work, except as the Owner may specifically authorize in writing. However, the Owner shall have the right to issue (a) a Notice to Proceed to the Contractor for specific early portions of the Work prior to agreement on the Guaranteed Maximum Price if the price and other terms for such specific portions of the Work are agreed upon in writing by the Contractor and the Owner or (b) absent such agreement, a Construction Change Directive(s) for such specific portions of the Work may be issued by the Owner.

2.2.8 “GMP” ACCEPTANCE

Upon acceptance by the Owner of the Guaranteed Maximum Price and Schedule of Values proposal, the Guaranteed Maximum Price and Schedule of Values shall be set forth in a written amendment to the Contract Documents that is executed by the Owner and Contractor. This Contract, as amended, including the General Provisions, the Construction Documents, and documents specified by the Contract pursuant to Section 2, shall thereafter constitute the “Contract Documents.” The Guaranteed Maximum Price and Schedule of Values shall be subject to additions and deductions by changes in the Work as provided in the Contract Documents, and the Date of Substantial Completion shall be subject to adjustment as provided in the Contract Documents.

2.2.9 REVISION OF CONSTRUCTION DOCUMENTS

The Owner shall authorize and cause the Architect to revise the Construction Documents to the extent necessary to reflect the agreed-upon assumptions and clarifications contained in any amendment to this Contract referred to in Section 2.2.8. Such revised Construction Documents shall include any revised Work or Substantial Completion schedule agreed to by the Owner, Architect and Contractor. The Contractor shall promptly notify the Architect and Owner if such revised Construction Documents are inconsistent with or contrary to the agreed-upon assumptions and clarifications.



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2.2.10 APPLICABLE SALES AND USE TAXES

The Guaranteed Maximum Price shall include in the Cost of the Work only those applicable sales and use taxes which are enacted at the time the Guaranteed Maximum Price established. Any applicable sales, use or similar taxes that are first enacted after the Guaranteed Maximum Price is agreed to entitle Contractor to a Change Order equitably adjusting the Guaranteed Maximum Price. However, no income tax or increase therein applicable to the Contractor shall entitle it to any such Change Order.

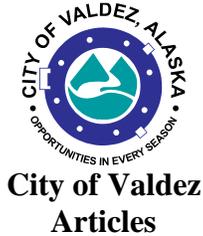
2.3 CONSTRUCTION PHASE

2.3.1 GENERAL

The Construction Phase shall commence on the earlier of: (a) the Owner's acceptance of the Contractor's Guaranteed Maximum Price and Schedule of Values proposal and issuance of a Notice to Proceed, or (b) the Owner's first authorization to the Contractor to: (i) award a Subcontract or Supply Contract or (ii) undertake construction Work with the Contractor's own forces: provided, however, that in the case of the authorizations referred to in Section 2.2.7 the Construction Phase shall apply only to such Subcontract, Supply Contract or Work, (ii) the Construction Phase for the remaining part of the Work shall not begin until the Guaranteed Maximum Price and Schedule of Values are agreed to by the Contractor and the Owner in writing, and (iii) the price of all such Subcontract, Supply Contract and Work shall be included in the Guaranteed Maximum Price and Schedule of Values if and when they are agreed to by the Contractor and the Owner in writing.

2.3.2 ADMINISTRATION

Those portions of the Work that the Contractor does not customarily perform with the Contractor's own personnel shall be performed by Subcontractors under subcontracts ("Subcontracts") or by Suppliers under supply contracts ("Supply Contracts") with the Contractor. The Contractor shall obtain bids or proposals from Subcontractors (as required by the Owner), and Suppliers of materials or equipment fabricated to a special design for the Work, from the list previously approved by the Owner and, after analyzing such bids or proposals, shall deliver such bids or proposals to the Owner. The Owner will then determine, with the advice of the Contractor, which bids or proposals will be accepted. The Owner may designate specific persons or entities from which the Contractor shall obtain bids or proposals. The Owner reserves the right to require the Contractor to obtain competitive bids or proposals for any Subcontract or Supply Contract which has a cost to the Contractor of \$10,000 or more. If a non-competitive or competitive proposal method for such a Subcontract or Supply Contract would result in



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significant cost savings to Owner, Contractor shall propose such method to Owner for its consideration and decision. If the Guaranteed Maximum Price has been established, the Owner may not prohibit the Contractor from obtaining bids or proposals from other qualified Subcontractor or Supplier bidders or proposers. The Contractor shall not be required to contract with any Subcontractor or Supplier to which the Contractor has reasonable objection; and the Contractor shall not contract with any Subcontractor or Supplier to which the Owner has reasonable objection.

If the Guaranteed Maximum Price has been established and a specific bidder or proposer among those whose bids or proposals are delivered by the Contractor to the Owner (a) is recommended to the Owner by the Contractor, (b) is qualified to perform that portion of the Work, and (c) has submitted a bid or proposal which conforms to the requirements of the Contract Documents without reservations or exceptions, but the Owner requires that another bid or proposal be accepted, then the Contractor may require that a change in the Work be issued to equitably adjust the Contract Time and the Guaranteed Maximum Price and Schedule of Values or other change in the Contract Documents based thereon.

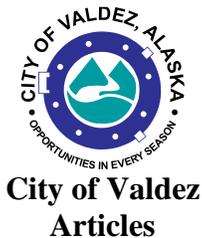
Subcontracts with Subcontractors and Supply Contracts with Suppliers furnishing materials or equipment fabricated to a special design shall conform to the payment provisions of Sections 6.

The Contractor shall schedule and conduct periodic meetings at which the Owner, Project Manager, Contractor and appropriate Subcontractors and Suppliers to discuss the status of the Work. The Project Manager shall prepare and promptly distribute accurate meeting minutes.

Promptly after the Owner's acceptance of the Guaranteed Maximum Price and Schedule of Values proposal, the Contractor shall prepare a Construction Schedule in accordance with Article 5.22 of the General Provisions.

The Contractor shall provide monthly written reports to the Owner and Project Manager on the progress of the Work. The Contractor shall maintain an accurate and complete daily log containing a record of weather, Subcontractors working on the site, number of workers working on the Work site, Work accomplished, problems encountered and other similar relevant data as the Owner may reasonably require. The log shall be available to the Owner for its inspection and copying.

The Contractor shall develop a system of control for the Cost of Work acceptable to the Owner, including regular monitoring of actual Costs of Work for activities in progress and estimates for uncompleted tasks and proposed changes. The Contractor shall identify variances between actual and estimated Costs of Work and report the variances to the



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Owner on at least a monthly basis. At the request of the Owner, the Contractor shall provide copies of job records or reports on a scheduled or as-requested basis. The cost of preparing these copies will be an eligible Cost of the Work.

2.4 PROFESSIONAL SERVICES

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

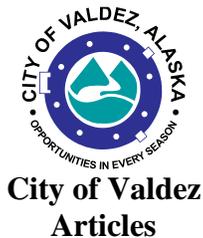
2.5 HAZARDOUS MATERIALS

2.5.1 PRECAUTIONS

If reasonable precautions will be inadequate to prevent foreseeable bodily injury or death to persons resulting from a hazardous or toxic material or substance, including, but not limited to, asbestos or polychlorinated biphenyl (PCB), encountered at the Work site by the Contractor, the Contractor shall, upon recognizing the condition, immediately stop Work in the affected area and report the condition to the Project Manager in writing.

2.5.2 TESTING

The Owner shall obtain the services of a licensed laboratory to verify the presence or absence of the hazardous or toxic material or substance reported by the Contractor and, in the event any such hazardous or toxic material or substance is found to be present in dangerous amounts, to verify that it has been rendered harmless. Unless otherwise



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required by the Contract Documents, the Project Manager shall furnish in writing to the Contractor the names and qualifications of persons or entities who are to perform tests verifying the presence or absence of such hazardous or toxic material or substance or who are to perform the task of removal or safe containment of such hazardous or toxic material or substance. The Contractor will promptly reply to the Project Manager in writing stating whether or not either has reasonable objection to the persons proposed by the Project Manager. If the Contractor has an objection to a person proposed by the Project Manager, the Project Manager shall propose another to whom the Contractor has no reasonable objection. When the hazardous or toxic material or substance has been rendered harmless, Work in the affected area shall resume upon written agreement of the Owner and Contractor. The Contract Time shall be extended appropriately and the Contract Sum shall be increased in the amount of the Contractor's reasonable additional costs of shut-down, delay and start-up.

2.6 REQUIRED PERSONNEL

For the Construction Phase services the Contractor shall provide a list of names to the Owner of all of the Contractor's personnel, their titles and the roles they will hold during the Construction Phase. Contractor shall not reassign or substitute such personnel without the Owner's consent, which shall not be unreasonably withheld.

2.7 FINANCIAL ARRANGEMENTS

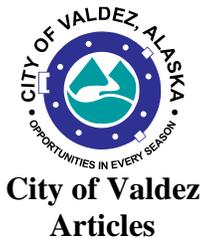
In addition to the Performance and Payment Bond requirements in Article 3.5 of the General Provisions, the Contractor shall, at the written request of the Owner, prior to commencement of the Construction Phase and thereafter whenever required by the Owner, furnish to the Owner reasonable evidence that adequate financial arrangements have been made to fulfill the Contractor's obligations under the Contract. Furnishing of adequate evidence shall be a condition precedent to the Contractor's right to commence and continue the Work. After such evidence has been furnished, the Contractor shall not materially vary such financial arrangements without prior notice to Owner.

ARTICLE 3 OWNER'S RESPONSIBILITIES

3.1 INFORMATION OF SERVICES

For the Preconstruction Phase, the Owner shall provide information in a timely manner regarding its requirements for the Work which sets forth the Owner's objectives, constraints, criteria, space requirements and relationships, flexibility and expandability requirements, special equipment and systems, and site requirements.

The Owner shall establish and update an overall budget for the Work, based on consultation with the Contractor, which shall include contingencies for changes in the Work and other costs which are the responsibility of the Owner.



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3.1.2 STRUCTURAL AND ENVIRONMENTAL TESTS, SURVEYS & REPORTS

In the Preconstruction Phase, Owner shall furnish to the Contractor with reasonable promptness, at the Owner's expense, the following, except to the extent that the Contractor knows or should know of any inaccuracy, the Contractor shall be entitled to rely upon the accuracy of any such information, reports, surveys, drawings and tests, but shall exercise customary precautions in doing so:

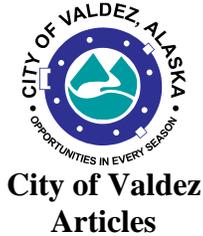
Reports, surveys, drawings and tests concerning the physical conditions of the site which are required by law.

Surveys describing physical characteristics, legal limitations and utility locations for the site of the Project, and a written legal description of the site. The surveys and legal information shall include, as applicable, grades and lines of streets, alleys, pavements and adjoining property and structures; adjacent drainage; rights-of-way, restrictions, easements, encroachments, zoning, deed restrictions, boundaries and contours of the site; locations, dimensions and necessary data pertaining to existing buildings, other improvements and trees; and information concerning available utility services and lines, both public and private, above and below grade, including inverts and depths. All information on the survey shall be referenced to a Project benchmark.

To the extent reasonably required and when requested by the Contractor, the services of a professional geotechnical engineer for test borings, test pits, determinations of soil bearing values, percolation tests, evaluations of hazardous materials, ground corrosion and resistivity tests, including necessary operations for anticipating subsoil conditions, with reports and appropriate professional recommendations.

Structural, mechanical, chemical, air and water pollution tests, tests for hazardous materials, and other laboratory and environmental tests, inspections and reports which are required by law.

The services of other consultants when such services are reasonably required for the Work are requested by the Contractor and are customarily provided by other owners in similar circumstances.



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3.2 OWNER’S PROJECT MANAGER

The Owner shall designate in writing a representative (“Project Manager”) who shall have express authority to bind the Owner with respect to all matters requiring the Owner’s approval or authorization, Such Project Manager shall have the authority to make day to day decisions on behalf of the Owner related to the administration of the Work and will coordinate Owner approvals concerning estimates and schedules, construction budgets, and changes in the Work as required. The Project Manager shall render decisions promptly and furnish information expeditiously, so as to avoid unreasonable delay in the Work of the Contractor. The Project Manager for all such matters is Lindy Vititow.

3.3 ARCHITECT

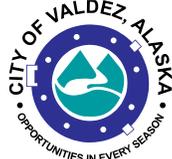
The Owner shall retain an architect and/or other qualified professionals to provide Design Services, including normal architectural, civil, landscape, structural, mechanical, electrical engineering and cost estimating services (in addition to those cost estimating services required of the Contractor) for the Work. The Owner has retained ECI to provide the Basic Design Services for the Work. Such services shall be provided in accordance with time schedules agreed to by the Owner and Contractor.

3.4 LEGAL REQUIREMENTS

The Owner shall determine and advise the Contractor of any special legal requirements relating specifically to the Work which are known to the Owner and differ from those generally applicable to construction of the Work in Alaska.

ARTICLE 4 COMPENSATION

For the Contractor’s performance of the Work as described in Section 2.3, the Owner shall pay the Contractor in current funds the Contract Sum consisting of the Cost of the Work as defined in Article 5 and the Contractor’s Fee determined as follows:



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Articles**

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4.1 COMPENSATION

For the Contractor's performance of the Work as described in Section 2.3, the Owner shall pay the Contractor in current funds the Contract Sum consisting of the Cost of the Work as defined in Article 5 and the Contractor's Fee determined as follows:

4.1.1. Package A - CM/GC Contractor "GMP" Fee: \$ 1,357,926 (One Million Three Hundred Fifty-Seven Thousand Nine Hundred Twenty-Six dollars and Zero cents)

- Cost of Construction - \$951,908.00
- Contractor Fee @ 3% - \$28,557.00
- Contractor Contingency @ 3% - \$29,414.00
- *Owner Contingency @ 35.5% - \$348,047.00
- *Higher contingency due to unknown Fire Marshal requirements
 - Sub-Total GMP 'A' - \$1,357,926.00

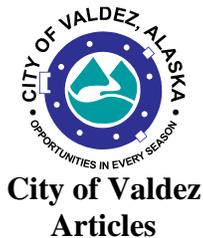
4.1.1 Package B - CM/GC Contractor "GMP" Fee: \$2,339,903 (Two Million Three Hundred Thirty-Nine Thousand Nine Hundred Three dollars and Zero cents)

- Cost of Construction - \$1,520,535.00
- Contractor Fee @ 3% - \$45,616.00
- Contractor Contingency @ 3% - \$46,985.00
- Owner Contingency @ 10% - \$156,615.00
- Allowance: Sitework - \$518,172.00
- Allowance: Fuel Line - \$51,980.00
 - Sub-Total GMP 'B' - \$2,339,903.00

4.1.1. Package C - CM/GC Contractor "GMP" Fee: \$ 2,780,000 (Two Million Seven Hundred Eighty Thousand dollars and Zero cents)

- Cost of Construction : Heated Building - \$TBD
- Cost of Construction: Lean-to Building - \$TBD
- Cost of Construction: Sitework - \$TBD
- Contractor Fee @ 3% - \$TBD
- Contractor Contingency @ 3% - \$ TBD
- *Owner Contingency - \$2,780,000.00
- *The line items above will be reallocated by "Contingency Authorization Requests" (Articles Sec.2.2.3.3) upon completion of final construction drawings and final Package C "GMP" estimate.
 - Sub-Total GMP 'C' - \$2,780,000.00

Grand Total of GMP = A \$1,357,926.00 + B \$2,339,903.00 + C \$2,780,000.00 = \$6,477,829.00



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4.2 GUARANTEED MAXIMUM PRICE

The sum of the maximum Cost of the Work agreed to in writing by the Contractor and the Owner and the Contractor's Fixed Fees based thereon are guaranteed by the Contractor not to exceed the amount provided in the amendment to this Contract referred to in Section 2.2.8, subject to additions and deductions by changes in the Work by Change Order or Construction Change Directive as provided in the Contract Documents. Such maximum sum as adjusted by approved changes in the Work is referred to in this Contract and the other Contract Documents as the Guaranteed Maximum Price. Costs which would cause the Guaranteed Maximum Price to be exceeded shall be paid by the Contractor without reimbursement by the Owner.

4.3 CHANGES IN THE WORK

4.3.1 ADJUSTMENTS TO "GMP"

Adjustments to the Guaranteed Maximum Price on account of changes in the Work subsequent to the execution of the amendment to this Contract referred to in Section 2.2.8 may be determined by any of the methods listed in Article 5.20 of the General Provisions.

In no event shall the aggregate profit and general, administrative and overhead charges of (a) Contractor exceed 3% of any Change Order or Construction Change Directive allowable direct costs, (b) any Subcontractor exceed 12% of any Change Order or Construction Change Directive allowable direct costs, or (c) any Supplier exceed 8% of any Change Order or Construction Change Directive allowable direct costs. In no event shall the total of all such profit, general, administrative and overhead percentages exceed 23%, regardless of whether there are multiple tiers of Subcontractors and/or Suppliers.

4.3.2 UNUSED FUNDS OF "GMP"

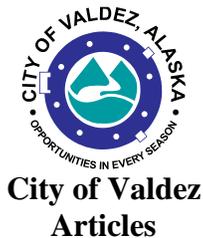
Any unused funds from the final associated "GMP" costs for each package shall be returned to the Owner.

ARTICLE 5 COST OF WORK PHASE TO BE REIMBURSED

The term "Cost of the Work" shall mean costs reasonably, necessarily and ordinarily incurred by the Contractor in the proper performance of the Work. Such costs shall be at rates not higher than those customarily paid at the place of the Project, except with prior consent of the Owner (which may in its discretion be withheld). The Cost of the Work shall include only the items set forth in this Article 5.

5.1 LABOR COSTS

Wages of construction workers directly employed by the Contractor to perform the construction of the Work at the site or, with the Owner's agreement, at off-site workshops.



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Wages or salaries (but not performance bonuses or the equivalent) of the Contractor's supervisory and administrative personnel when, and to the extent, stationed at the site.

Wages and salaries (but not performance bonuses or the equivalent) of the Contractor's supervisory or administrative personnel engaged at factories, workshops or on the road in expediting the production or transportation of materials or equipment required for the Work, but only for that portion of their time required for the Work.

Costs paid or incurred by the Contractor for sales, use and similar taxes, insurance, contributions, assessments and benefits required by law or collective bargaining agreements, and, for personnel not covered by such agreements, customary benefits such as sick leave, medical and health benefits, holidays, vacations and pensions, provided that such costs are based on wages and salaries included in the, Cost of the Work, current Davis-Bacon wage rates shall be applied for the Work under this contract. Reference Alaska Department of Labor and Workforce Development Wage Rates information.

5.2 SUBCONTRACT AND SUPPLIER COSTS

Payments made by the Contractor to Subcontractors and Suppliers in accordance with the requirements of the applicable Subcontracts and Supply Contracts and the Contract Documents.

5.3 COSTS OF MATERIALS AND EQUIPMENT INCORPORATED IN THE COMPLETED CONSTRUCTION

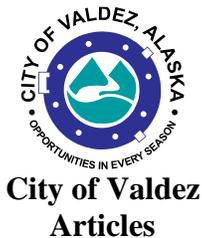
Costs, including transportation, of materials and equipment incorporated or to be incorporated in the completed construction.

Costs of materials in excess of those actually installed but required to provide reasonable allowance for waste and for spoilage. Unused, excess materials, if any, shall be turned over to the Owner at the completion of the Work.

5.4 COSTS OF OTHER MATERIALS AND EQUIPMENT, TEMPORARY FACILITIES AND RELATED ITEMS

Costs, including transportation, installation, maintenance, dismantling and removal of materials, supplies, temporary facilities, machinery, equipment, and hand tools not customarily owned by the construction workers, which are provided by the Contractor at the site and fully consumed in the performance of the Work; and cost less salvage value on such items if not fully consumed, whether sold to others or retained by the Contractor. Cost for items previously used by the Contractor shall mean fair market value.

Rental charges for temporary facilities, machinery, equipment, and hand tools not customarily owned by the construction workers, which are provided by the Contractor at the site, whether rented from the Contractor or others, and costs of transportation, installation, minor repairs and



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replacements, dismantling and removal thereof. Rates and quantities of equipment rented shall be subject to the Owner's prior approval.

Costs of removal of debris from the site.

Reproduction costs, facsimile transmissions and long-distance telephone calls, postage and express delivery charges, telephone at the site and reasonable petty cash expenses of the site office.

That portion of the reasonable travel and subsistence expenses of the Contractor's personnel incurred while traveling in discharge of duties connected with the Work.

5.5 MISCELLANEOUS COSTS

That portion directly attributable to this Contract of premiums for insurance and bonds specifically required by the General Provisions. (If charges for self- insurance are to be included, specify the basis of reimbursement.)

Sales, use or similar taxes imposed by a governmental authority which are related to the Work and for which the Contractor is liable.

Fees and assessments for the building permit and for other permits, licenses and inspections for which the Contractor is required by the Contract Documents to pay.

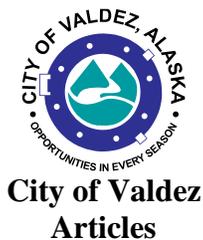
Fees of testing laboratories for tests required by the Contract Documents, except those related to nonconforming Work.

Royalties and license fees paid for the use of a particular design, process or product required by the Contract Documents; the cost of defending suits or claims for infringement of patent or other intellectual property rights arising from such requirement by the Contract Documents; payments made in accordance with legal judgments against the Contractor resulting from such suits or claims and payments of settlements made with the Owner's express prior written consent; provided, however, that such costs of legal defenses, judgment and settlements shall not be included in the calculation of the Contractor's Fee or the Guaranteed Maximum Price and provided that such royalties, fees and costs are not excluded by other provisions of the Contract Documents.

Data processing costs related to the Work.

Deposits lost for causes other than the fault of Contractor or its Subcontractors or their failure to fulfill a specific responsibility to the Owner set forth in this Contract.

Legal, mediation and arbitration costs, other than those arising from disputes between the Owner and Contractor, to the extent they are not caused by the Contractor's fault and are reasonably incurred by the Contractor in the performance of the Work, provided the Owner gives its prior written permission, which permission shall not be unreasonably withheld.



Project: Kelsey Dock Phase II
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Expenses incurred in accordance with Contractor's standard personnel policy for relocation and temporary living allowances of personnel required for the Work, in case it is necessary to relocate such personnel from distant locations.

5.6 OTHER COSTS

Other costs incurred in the performance of the Work if and to the extent approved in advance in writing by the Owner.

Completion Cost —The Contractor will establish a Contract Completion line item in the Schedule of Values with an amount equal to 0.5% of the Cost of the Work. Once the Owner issues a notice of Substantial Completion as outlined in the General Provisions, the Contractor may request payment of the completion cost line item, less 1.5 times the Cost of the Work remaining to be completed, but not before then.

5.7 EMERGENCIES AND REPAIRS TO DAMAGED OR NONCONFORMING WORK

The Cost of the Work shall also include costs described in Section 5.1 which are incurred by the Contractor:

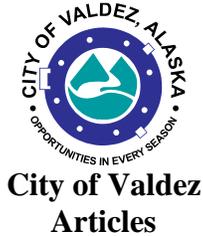
To the extent not caused by the fault of the Contractor, its Subcontractors, Suppliers, or any person for which any of them is legally responsible, in taking action to prevent threatened damage, injury or loss in case of an emergency affecting the safety of persons and property.

In repairing or correcting damaged or nonconforming Work executed by the Contractor or any of its Subcontractors or replacing non-conforming materials provided by any of its Suppliers, provided that such damaged or nonconforming Work or materials was not caused by the failure of the Contractor or any of its Subcontractors or Suppliers to fulfill a specific responsibility set forth in this Contract, any Subcontract or any Supply Contract or the fault of the Contractor or any of its Subcontractors or Suppliers, and only to the extent that the cost of repair, correction or replacement is not recoverable by the Contractor from insurance.

The costs described in Sections 5.1 through 5.7 shall be included in the Cost of the Work notwithstanding any provision of the General Provisions which may require the Contractor to pay such costs, unless such costs are excluded.

5.8 ACCOUNTING RECORDS

The Contractor shall keep accurate, full and detailed accounts and utilize such accounting and control systems as may be necessary for proper financial management under this Contract and are acceptable to the Owner and its funding sources. The Owner and the Owner's accountants and attorneys shall be afforded full access during normal business hours for inspection and copying all of the Contractor's records, books, correspondence, instructions, drawings, receipts, Subcontracts, Supply Contracts, purchase orders, vouchers, memoranda and other data relating to the Work, and the Contractor shall preserve these for a period of five years after final payment, or for such longer period as may be required by funding sources or State law.



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

ARTICLE 6 CONSTRUCTION PHASE

6.1 PROGRESS PAYMENTS

Based upon Applications for Payment submitted to the Architect, itemized based upon the CSI Specification Divisions listed in the Schedule of Values, and Certificates for Payment issued by the Architect and the Project Manager the Owner shall make progress payments to the Contractor as provided below and elsewhere in the Contract Documents.

6.1.2 PAYMENT PERIOD

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

6.1.3 PAYMENT SUBMISSION TERMS

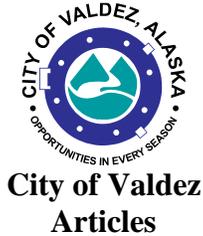
Provided an Application for Payment for the preceding month is received by the Project Manager by the 10th day of the next succeeding month, the Architect shall issue a Certificate of Payment based upon the percentage of completion of the Work through the period covered by such Application for Payment that is computed in accordance with the requirements of Section 6.1.6 and agreed upon by the Contractor and the Project Manager or, failing such agreement, the percentage of completion determined by the Project Manager. The Owner shall make payment to the Contractor of the amount specified in such Certificate of Payment not later than 30 days after the Project Manager's receipt of such Application for Payment. If and to the extent that an Application for Payment is received by the Project Manager after the 10th day of the next succeeding month, such Certificate of Payment and payment deadlines shall be correspondingly extended.

6.1.4 PAYMENT FORMAT

Upon Owner's request, the Contractor shall make available an accounting in an electronic format, together with all supporting payrolls, petty cash accounts, invoices, and any other backup for the Application of Payment required by Owner.

6.1.5 PAYMENT SUPPORTING DOCUMENTATION

Each Application for Payment shall (a) be based upon and allocate the Cost of the Work for which payment is sought therein among the various Work items (on both a per Application and cumulative basis) shown on the Schedule of Values; and (b) be prepared in such form and supported by such data to substantiate its accuracy and completeness as the Project Manager may require. The Schedule of Values shall be used as a basis for the Project Manager's review of the Contractor's Applications for Payment.



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

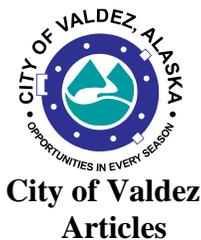
6.1.6 PAYMENT PERCENTAGE COMPLETION

Each Application for Payment shall show the percentage completion for each portion of the Work shown in the Schedule of Values, as well as all of the Work, as of the end of the period covered by the Application. The percentage completion for each such purpose shall be the lesser of

- (a) the percentage of the subject Work which has actually been completed, or
- (b) the percentage obtained by dividing
- (c) the allowable Cost of Work which has actually been incurred by the Contractor on account of the subject Work for which the Contractor has made payment, by the share of the Guaranteed Maximum Price allocable to completed Work as determined by multiplying the percentage completion of each portion of the Work shown in the Schedule of Values by the share of the Guaranteed Maximum Price allocated to that portion of the Work in the Schedule of Values.

6.1.7 PAYMENT COMPUTATION

1. Take that portion of the Guaranteed Maximum Price properly allocable to completed Work as determined by multiplying the percentage completion of each portion of the Work shown in the Schedule of Values by the share of the Guaranteed Maximum Price allocated to that portion of the Work in the Schedule of Values. In determining the share of the Guaranteed Maximum Price properly allocable to completed Work, the Contractor shall have the right to allocate Contractor's Contingency among the other Work items shown in the Schedule of Values in its discretion. Pending final determination of cost to the Owner of changes in the Work, amounts not in dispute may be included, even though the Guaranteed Maximum Price has not yet been adjusted by Change Order.
2. Add that portion of the Guaranteed Maximum Price properly allocable to materials and equipment delivered and suitably stored at the site for subsequent incorporation into the Work or, if approved in advance by the Owner, suitably Stored off the site at a location agreed upon in writing, provided that good, marketable and unencumbered title to such materials and equipment passes to the Owner before or upon payment of such portion of the Guaranteed Maximum Price.
3. Add the Contractor's Fee attributable to the Cost of the Work for which payment is sought in such Application for Payment. The Contractor's Fee shall be computed on a pro rata amount based upon the Cost of the Work for the period covered by the



Project: Kelsey Dock Phase II

Project Number: 19-310-9513 / Contract Number: 1516

Application of Payment of the CM/GC Contractor fixed fee stated in Section 4.1.1.a. Subtract the aggregate of previous payments made by the Owner. Subtract amounts, if any, for which the Architect has withheld or nullified a payment.

6.1.8 PAYMENT RECONCILIATION

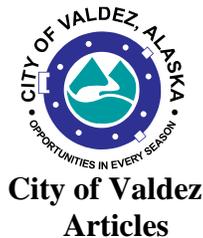
Upon receipt of the backup materials referred to in Section 6.1.4, the Owner shall compare (a) the aggregate Cost of Work through the end of the period covered by the Application for Payment to which they apply with (b) the Guaranteed Maximum Price multiplied by the percentage of completion of all of the Work which is the lesser of the percentages of compensation for all of the Work computed pursuant to Sections 6.1.6(a) and (b). If the amount in Section 6.1.8(a) varies from the amount in Section 6.1.8(b) by plus or minus 5% or more, at the discretion of the Owner it may require the Contractor to provide a written reconciliation of such aggregate Cost of Work within 10 days. Such written reconciliation shall explain in detail why such variation exists. In the event of an aggregate Cost of Work under run, such reconciliation shall estimate the portion of the Guaranteed Maximum Price that the Contractor then believes will remain unspent by the Owner after the Final Payment to the Contractor to allow the Owner to plan for use in other Project priorities. In the case of an aggregate Cost of Work overrun, such reconciliation shall provide a detailed written plan for the Contractor to complete the Work for a total Cost of Work not to exceed the Guaranteed Maximum Price.

6.1.9 ADVANCED PAYMENTS

Except with the Owner's express prior written approval, which may be withheld at the Owner's discretion, the Contractor shall not make advance payments to Subcontractors or Suppliers for Work, materials or equipment which have not been delivered and stored at the site.

6.1.10 AUDITS OF PAYMENTS

In taking action on the Contractor's Applications for Payment, the Owner and the Architect shall be entitled to rely on the accuracy and completeness of the accounting, backup and other information furnished by the Contractor and shall not be deemed to represent that they have made a detailed examination, audit or arithmetic verification of such accounting, backup or other information, that they have made exhaustive or continuous on-site inspections, or that they have made examinations to ascertain how or for what purposes the Contractor has used amounts previously paid on account of the Contract. Such examinations, audits and verifications, if required by the Owner, will be performed by the Architect or Owner's accountants or attorneys acting in the sole interest of the Owner.



Project: Kelsey Dock Phase II

Project Number: 19-310-9513 / Contract Number: 1516

6.1.11 WITHHOLDING PAYMENTS

The Owner may withhold a payment in whole or in part to the extent reasonably necessary to protect the Owner due to the Owner's determination that the Work has not progressed to the point indicated in the Application for Payment or that the quality of Work is not in accordance with the Construction Documents. The Owner may also withhold a payment or, because of subsequently discovered evidence, may nullify the whole or a part of an Application Payment previously issued to such extent as may be necessary to protect the Owner from loss for which the Contractor is responsible, including loss resulting from acts or omissions. The Owner may withhold up to 5% of each progress payment until the progress Work is substantially complete.

6.2 FINAL PAYMENT

Based upon Applications for Payment submitted to the Architect, itemized based upon the CSI Specification Divisions listed in the Schedule of Values, and Certificates for Payment issued by the Architect, the Owner shall make progress payments to the Contractor as provided below and elsewhere in the Contract Documents.

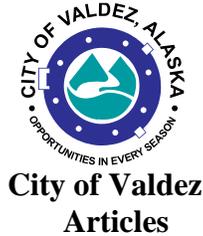
6.2.1 FINAL PAYMENT TERMS

Final Payment shall be made by the Owner to the Contractor when (1) the Contract has been fully performed by the Contractor except for the Contractor's responsibility to correct nonconforming Work, as provided in the Standard General Provisions, or to satisfy other requirements, if any, which necessarily survive final payment; (2) a notarized Certificate of Compliance has been filed per Standard General Provisions Article 7.7, (3) a final Application for Payment and a final accounting for the Cost of the Work, together with such backup and other information as the Architect and Owner may require, have been submitted by the Contractor and reviewed by the Architect and Owner; and (4) a final Certificate for Payment has then been issued by the Architect and the Owner. Such final payment shall be made by the Owner not more than 30 days after the issuance of the final Certificate for Payment.

6.2.2 FINAL PAYMENT CALCULATIONS

The amount of the Final Payment shall be calculated as follows:

1. Take the sum of the Cost of the Work substantiated by the Contractor's final accounting and the Contractor's Fee, but not more than the Guaranteed Maximum Price after all required Change Orders, Construction Change Directives and other proper adjustments (if any) are taken into account.



Project: Kelsey Dock Phase II

Project Number: 19-310-9513 / Contract Number: 1516

2. Subtract amounts, if any, for which the Architect withholds, in whole or in part, in a final Certificate for Payment as provided in the General Provisions or other provisions of the Contract Documents.

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

If the aggregate of previous payments made by the Owner exceeds the amount due the Contractor, the Contractor shall reimburse the difference to the Owner, with interest at the Contract Rate.

6.2.3 FINAL ACCOUNTING

The Owner will review and report in writing on the Contractor's final accounting within 30 days after delivery of the final accounting to the Architect by the Contractor. Based upon such Cost of the Work as the Owner reports to be substantiated by the Contractor's final accounting, together with such backup and other information as the Owner may require, and provided the other conditions of Section 6.2.1 have been met, the Architect will, within seven days after completion of its written report, either issue to the Owner a final Certificate for Payment with a copy to the Contractor or notify the Contractor and the Owner in writing of its reasons for withholding such Certificate as provided in the General Provisions. The time periods stated in this Section 6.2 supersede those stated in other contract documents.

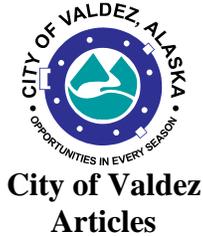
6.2.4 FINAL PAYMENT DISPUTES

If the Architect reports the Cost of the Work as substantiated by the Contractor's final accounting to be less than claimed by the Contractor, the Contractor shall be entitled to proceed in accordance with Article 8 without a further decision of the Architect. Unless agreed to otherwise, a demand for mediation of the disputed amount shall be made by the Contractor within 60 days after the Contractor's receipt of a copy of the final Certificate for Payment. Failure to make such demand within this 60-day period shall result in the substantiated amount reported by the Architect becoming binding on the Contractor. Pending a final resolution of the disputed amount, the Owner shall pay the Contractor the amount certified in the final Certificate for Payment by the Architect.

ARTICLE 7 INSURANCE AND BONDS

7.1 INSURANCE REQUIRED OF THE CONTRACTOR

The CM/GC Contractor shall provide at a minimum with the following types and amounts of insurance as in accordance with the requirements set forth in Article 6.9 of the General Provisions. The City of Valdez, and their respective related persons or entities (to be determined



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

by the City of Valdez) shall be named as an additional insured on all insurance policies except professional liability contracts.

Each policy of insurance required by this section shall provide for no less than thirty (30) days advance notice to the City of Valdez prior to cancellation or material modification. Failure to provide evidence of adequate coverage is a material breach and grounds for termination of the contract.

The premium cost of the insurance required is a Cost of the Work if and to the extent that it is expressly endorsed to apply only to the Work. Absent any such endorsement, only such premium cost multiplied by the ratio that the Guaranteed Maximum Cost bears to the aggregate contract prices for Contractor's work for all clients during each premium period may be included within the Cost of the Work.

7.2 PERFORMANCE BONDS

The CM/GC Contractor shall provide Performance and Payments Bonds in accordance with the requirements set forth in Article 3.5 of the General Provisions. City of Valdez forms for Performance Bond and Labor and Material Payment Bond are attached to this contract.

ARTICLE 8 MISCELLANEOUS PROVISIONS

8.1 RESOLUTIONS FOR DISPUTES

8.1.1 RESOLUTIONS

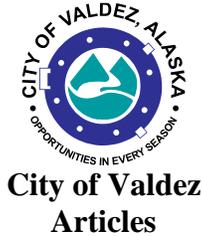
During both the Preconstruction and Construction Phases, Claims, disputes or other matters in question between the parties to this Contract shall be resolved as provided in the General Provisions.

ARTICLE 8 MISCELLANEOUS PROVISIONS

8.1 RESOLUTIONS FOR DISPUTES

8.1.1 RESOLUTIONS

During both the Preconstruction and Construction Phases, Claims, disputes or other matters in question between the parties to this Contract shall be resolved as provided in the General Provisions.



Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

8.2 OTHER PROVISIONS

8.2.1 TERMS

Unless otherwise noted, the terms used in this Contract shall have the same meaning as those in the General Provisions. “Architect” is the same as “Engineer”.

8.2.2 EXTENT OF CONTRACT

The Contract Documents, which include this Contract and the other documents incorporated herein by reference, represent the entire and integrated agreement between the Owner and the Contractor and supersede all prior negotiations, representations, warranties, covenants, promises and agreements, either written or oral, with respect to the subject matter thereof. The Contract Documents may be amended only by written instrument signed by both the Owner and Contractor. If anything in any document incorporated into this Contract is inconsistent with this Contract, this Contract shall govern. No oral communications or course of dealing or performance between Contractor, Architect, Project Manager and/or Owner shall be taken into account to determine whether any amendment to the Contract Documents has occurred.

8.2.3 ASSIGNMENT

The provisions for Assignment of the Contract are included in Article 1 of the General Provisions.

8.2.4 OWNERSHIP OF DOCUMENTS

All project documents developed during delivery of this Contract shall become property of the Owner.

ARTICLE 10 SUSPENSION OR TERMINATION

10.1 SUSPENSION

The Owner may suspend this Contract at any time pursuant to Article 5.24 of the General Provisions.

10.2 TERMINATION

The Owner may suspend this Contract at any time pursuant to Article 5.24 of the General Provisions.



**City of Valdez
Scope of Work**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

SCOPE OF WORK

Contractor to provide services per the Contract Documents which includes, but are not necessarily limited to, the following:

Package A:

Work includes the enclosure of an existing covered building and the addition of a second floor mezzanine level for the use of required storage by the Parks and Recreation Department of the City of Valdez. The total area of the level 01 and new level 02 floor for this project is 5,800 SF. Additionally, the Contractor is to remove and install a new larger coiling door and hose bib (as detailed in the Construction Documents) at the existing Facilities Building.

Package B:

Contractor to remodel existing Warehouse #1 to reduce the storage space on the north side and remove the storage on the south side of the existing building. No changes are to be made to the interior Museum Annex space. The remodel includes demo work, refurbishment of the existing metal roof, new exterior paint, the installation of new insulated metal panels on the north and south ends of the building, new canopy entry for the Museum Annex, an exterior mural, regrading and installing a new ADA accessible route, an ADA compliant parking lot, installation of building signage, landscaping and all other work required within the Construction Documents and Specifications is to be provided by the Contractor.

Package C:

Contractor is to construct a 2,400 SF conditioned storage building and a 1,200 SF covered, unconditioned receiving/ storage structure for the City of Valdez. Additionally, the Contractor is to regrade and resurface the existing site to provide enhanced drainage per the Construction Documents and Specifications.



City of Valdez
Agreement Page 1 of 2

Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

This agreement is made on the ____ day of _____, 2019, by and between the City of Valdez, Alaska, hereinafter called the Owner, acting through its Mayor, and Roger Hickel Contracting, Inc. doing business as ~~an individual, partnership,~~ a corporation (strike out inapplicable words) located in Anchorage, Alaska, hereinafter called the Contractor.

The Contractor agrees to this Contract known as:

Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

Furthermore the Contractor agrees to accept as full and complete payment for all work to be done in this Contract for the Guaranteed Maximum Price inclusive of Contractor and Owner Contingencies and per unit prices as set forth in the Contract Documents for this project. The total amount of this Contract shall not exceed:

Package A - One Million Three Hundred Fifty-Seven Thousand Nine Hundred Twenty-Six dollars and Zero cents (\$1,357,926.00).

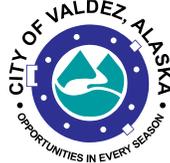
Package B - Two Million Three Hundred Thirty-Nine Thousand Nine Hundred Three dollars and Zero cents (\$2,339,903.00).

Package C - Two Million Seven Hundred Eighty Thousand dollars and Zero cents (\$2,780,000.00).

“GMP” Grand Total (includes Packages A, B, & C above) Six Million Four Hundred Seventy-Seven Thousand Eight Hundred Twenty-Nine dollars and Zero cents (\$6,477,829.00).

The Contractor hereby agrees to commence work on this project within ten (10) working days after the date of the written Notice to Proceed and to complete all work in accordance with the contract documents by August 15, 2020 for Packages A & C, and June 15, 2020 for Package B. Said contract documents are listed in the Table of Contents herein. All documents listed therein are by this reference made a part hereof.

The Owner agrees to pay the Contractor for the performance of the Contract, subject to additions and deductions, as provided in the City of Valdez Standard Specifications Section 10 Standard General Provisions of this of this Contract, and to make payments on account thereof as provided in the City of Valdez Standard Specifications Section 10 Standard General Provisions and City of Valdez City Code.



**City of Valdez
Agreement Page 2 of 2**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

IN WITNESS WHEREOF, the parties to this presence have executed this Contract in two (2) counterparts, each of which shall be deemed as original, in the year and day first mentioned above.

Roger Hickel Contracting, Inc.

City of Valdez, Alaska, Authorized

Signature

Jeremy O'Neil, Mayor

Name

Date

Title

Attested:

Date

Sheri L. Pierce, MMC, City Clerk

Mailing Address

Date

City, State, Zip Code

Recommended:

Federal I.D. or S.S.N.

Roxanne Murphy, Interim City Manager

Corporate Secretary

Date

Nathan Duval, Capital Facilities Director

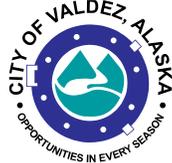
Attest: _____
Corporate Secretary

Date

Approved as to Form:
Brena, Bell & Walker, P.C.

Jon S. Wakeland

Date



**City of Valdez
Labor and Material Payment Bond**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

Know all men by these presents that:

Roger Hickel Contracting, Inc.
11001 Calaska Circle
Anchorage, AK 99515

as Principal, hereinafter called Principal, and,

(Here insert full name and address or legal title of Surety)

as Surety, hereinafter called Surety, are held and firmly bound unto

**City of Valdez
P.O. Box 307
Valdez, Alaska 99686**

as Obligee, hereinafter called Owner, for the use and benefit of claimants as herein below defined, in the amount of

Dollars (\$_____),
(Here insert a sum equal to the contract amount)

for the payment whereof Principal and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS,

Principal has by written agreement dated _____, 20____, entered into a contract with Owner for

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

in accordance with Drawings and Specifications prepared by

**ECI
3909 Arctic Boulevard, Suite 103
Anchorage, Alaska 99503**

which contract is be reference made a part hereof, and is hereinafter referred to as the Contract.



**City of Valdez
Labor and Material Payment Bond**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION is such that, if Principal shall promptly make payment to all claimants as hereinafter defined, for all labor and material used or reasonably required for use in the performance of the Contract, then this obligation shall be void; otherwise it shall remain in full force and effect, subject, however, to the following conditions:

1. A claimant is defined as one having a direct contract with the Principal or with a Subcontractor of the Principal for labor, material, or both, used or reasonably required for use in the performance of the Contract, labor and material being construed to include that part of water, gas, power, light, heat, oil, gasoline, telephone service or rental of equipment directly applicable to the Contract.

2. The above named Principal and Surety hereby jointly and severally agree with the Owner that every claimant as herein defined, who has not been paid in full before the expirations of a period of ninety (90) days after the date on which the last of such claimant's work or labor was done or performed or materials were furnished by such claimant, may sue on this bond for the use of such claimant, prosecute the suit to final judgment for such sum or sums as may be justly due claimant, and have execution thereon. The Owner shall not be liable for the payment of any costs or expenses of any such suit.

3. No suit or action shall be commenced hereunder by any claimant:

a) Unless claimant, other than one having a direct contract with the Principal, shall have given written notice to any two of the following: the Principal, the Owner, or the Surety above named, within ninety (90) days after such claimant did or performed the last of the work or labor, or furnished the last of the materials for which said claim is made, stating with substantial accuracy the amount claimed and the name of the party to whom the materials are

furnished, or for whom the work or labor was done or performed. Such notice shall be served by mailing the same by registered mail or certified mail, postage prepaid, in an envelope addressed to the Principal, Owner or Surety, at any place where an office is regularly maintained for the transaction of business. Or served in any manner in which legal process may be served in the state in which aforesaid project is located, save that such service need not be made by a public officer.

b) After the expiration of one (1) year following the date on which Principal ceased Work on said Contract, it being understood, however, that if any limitation embodied in this bond is prohibited by any law controlling the construction hereof such limitation shall be deemed to be amended so as to be equal to the minimum period of limitation permitted by such law.

c) Other than in a state court of competent jurisdiction in and for the county of other political subdivision of the state in which the Project, or any part thereof is situated, or in the United States District Court for the district in which the Project, or any part thereof, is situated, and not elsewhere.

4. The amount of this bond shall be reduced by and to the extent of any payment of payments made in good faith hereunder, inclusive of the payment by Surety or mechanic's liens which may be filed of record against said improvement, whether or not claim for the amount of such lien be presented under and against the bond

Signed and Sealed this _____, day of _____, 201____

(Witness)

(Principal)

(Seal)

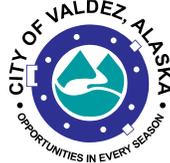
(Title)

(Witness)

(Surety)

(Seal)

(Title)



**City of Valdez
Performance Bond**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

KNOW ALL MEN BY THESE PRESENTS: that

Roger Hickel Contracting, Inc
11001 Calaska Circle
Anchorage, AK 99515

as Principal, hereinafter called Contractor, and ,

(Here insert full name and address or legal title Surety)

as Surety, hereinafter called Surety, are held and firmly bound unto

**City of Valdez
P.O. Box 307
Valdez, AK 99686**

as Obligee, hereinafter called Owner, in the amount of

Dollars (\$)

for the payment whereof Contractor and Surety bind themselves, their heirs, executor, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS,

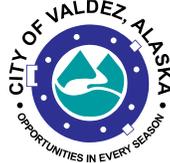
Contractor has by written agreement dated _____, 20____, entered into a contract with Owner for

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

in accordance with Drawings and Specifications prepared by

**ECI
3909 Arctic Boulevard, Suite 103
Anchorage, Alaska 99503**

which contract is by reference made a part hereof, and is hereinafter referred to as the Contract.



**City of Valdez
Performance Bond**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

Now, therefore the condition of this obligation is such that, if Contractor shall promptly and faithfully perform said Contract, then this obligation shall be null and void; otherwise it shall remain in full force and effect.

The Surety hereby waives notice of any alteration or extension of time made by the Owner.

Whenever Contractor shall be, and declared by Owner to be in default under the Contract, the Owner having performed Owner’s obligations thereunder, the Surety may promptly remedy the default, or shall promptly comply with one of the following:

1. Complete the Contract in accordance with its terms and conditions, or
2. Obtain a bid or bids for completing the Contract in accordance with its terms and conditions, and upon determination by Surety of the lowest responsible bidder, or, if the Owner elects, upon determination by the bidder, arrange for contract between such bidder and Owner, and make available as Work progresses (even though there should be a default or a succession of defaults under the contract or contracts of completion arranged under this paragraph) sufficient funds to pay the cost of completion less the balance of the contract price; but not exceeding, including other costs and damages for which the Surety may be liable hereunder, the amount set forth in the first paragraph hereof. The term “balance of the contract price,” as used in this paragraph, shall mean the total amount payable by Owner to contractor under the Contract and any amendments thereto, less the amount properly paid by Owner to Contractor.

Any suit under this bond must be instituted before the expiration of two (2) years from the date on which final payment under the Contract falls due.

No right of action shall accrue on this bond to or for the use of any person or corporation other than the Owner named herein or the heirs, executors, administrators or successors of the Owner.

Signed and Sealed this ____ day of _____, 20____

(Witness)

(Principal) (Seal)

(Title)

(Witness)

(Surety) (Seal)

(Title)



**City of Valdez
Contractor Certificate of Substantial Completion**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

CONTRACTOR: _____

This is to certify that I, _____, am a duly authorized official of the said CONTRACTOR working in the capacity of _____, and in my official capacity representing said CONTRACTOR do hereby certify as follows:

1. The work of the subject Contract above has been performed, and materials used and installed in accordance with and in conformity to, the Contract Drawings, Contract Specifications, City of Valdez Standard Specifications and Details.
2. The Contract work is now substantially complete in all parts and requirements.
3. I understand that neither the determination by the Engineer--Architect that the work is substantially complete nor the acceptance thereof by the Owner shall operate as a bar to claim against the Contractor under the terms of the guarantee provisions of the Contract Documents.
4. The work to which this Certificate applies has been properly inspected and that work is hereby declared to be substantially complete in accordance with the Contract Documents.
5. The date of Substantial Completion is the date upon which all guarantees and warranties begin.
6. The Owner accepts the Project or specified area as described under "REMARKS," of the Project as substantially complete and will assume full possession of the Project or specified area of the Project at _____(time) on _____day, _____, 201__.

ROGER HICKEL CONTRACTING, INC
CONTRACTOR

CITY OF VALDEZ
OWNER

(Signature)

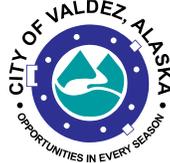
Capital Facilities Director

(Title)

Date

Date

REMARKS: _____



**City of Valdez
Contract Release Page 1 of 2**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

The undersigned, _____
for itself, its successors in interest, assigns trustees, administrators, subcontractors, suppliers, and laborers do hereby release and forever discharge the CITY OF VALDEZ, ALASKA a municipal corporation, from all actions, causes of actions, suits, controversies, claims, damages and demands of every kind and nature, mature or to mature in the future, for and by reason of any matter, thing or claim arising out of the following Contract:

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

The undersigned also intends hereby to discharge the City of Valdez from all liability for any and all damages or injuries presently undiscovered or unanticipated. The undersigned's intention hereby is to waive any right it may subsequently have to set aside this release under the doctrine of Witt v. Watkins, 579 P.2d 1065 (Alaska 1978).

The undersigned further agrees to defend, indemnify and hold harmless the City of Valdez against any claims, liens, or causes of action arising under or by virtue of this Contract, including, but not limited to, any claim that the undersigned, any successor in interest, assignee, trustee, administrator, subcontractor, supplier or laborer of the undersigned or any other person might make or claim that he could possibly make against the City of Valdez.

The undersigned certifies that he has not assigned any amounts payable under this Contract to anyone.

The undersigned hereby acknowledges receipt of the amount of \$ _____
as full of final payment in consideration for all services, materials and labors rendered in connection with this Contract.

The undersigned hereby declares that the terms of this RELEASE have been completely read and are fully understood, and said terms are voluntarily accepted for the purpose of making a full and final release of any and all claims, disputed or otherwise, arising under or by virtue of this Contract.

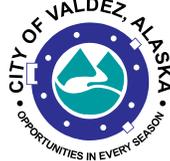


**City of Valdez
Special Provisions**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

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**City of Valdez
Special Provisions**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

SP 01 General Statement

The Special Provisions set forth conditions and requirements unique to this Project and are supplemental to, and supersede, the City of Valdez “Standard Specifications/ Standard General Provisions and Standard Details.”

SP 02 Special Site Conditions

Develop construction phasing plans for work adjacent the existing neighborhood, Bus Barn, Facilities building, and Museum Annex. The phasing plans must allow access and accommodate operations of the neighborhood, Bus Barn, Facilities building, Museum Annex including appropriate access for the public, pedestrian traffic, employees and emergency services vehicles at all times.

No construction work is allowed to take place at the “Yellow Building” Museum Annex location at any time while cruise ships are docked in the City of Valdez, unless the Contractor has given a prior 72 hour notice to the Owner and the Owner gives such approval to the Contractor in writing.

Work to not exceed noise levels of 70 decibels is allowed to take place during regular Museum Annex hours of operation without prior approval from the Capital Facilities Director.

Condition of Existing Buildings: Maintain portions of existing buildings affected by the construction operations in a weather tight condition throughout construction period. Repair damage caused by construction operations. Where work of this contract affects the condition of existing interior spaces, such areas shall be patched and repaired to the level encountered before work activities began.

The Contractor will be responsible for the disposal of all refuse and debris generated by the project. The City has, on a limited ‘first come first served’ basis, dumpsters for use free of charge on City projects if available. Dump fees will be waived. The Contractor will be responsible for hauling demolished materials and construction waste out to the City Baler facility on South Sawmill Drive. The Baler is located approximately 5 miles out of town. Please contact the Baler ahead of time to make arrangements for the disposal of such materials. The Baler’s number is 907-835-2356. The project name and contract number will be required on all Baler disposal forms and when calling to reserve or empty dumpsters.

Staging area for all work included within Package “B” will be the west side parking lot located behind the “Yellow Building”. The staging area for all work included within Package “A & C” will be located on the north end of the Building Maintenance/ Parks and Recreation Facilities Lot.



City of Valdez Special Provisions

Project: Kelsey Dock Phase II Project Number: 19-310-9513 / Contract Number: 1516

The Contractor will be responsible for moving equipment and other items necessary to complete the work.

The Contractor is responsible for setting up detours or barricades if their work is in a public area and will interfere with normal traffic flow.

Special attention to pedestrian and Museum Annex staff safety is required by the Contractor to maintain clear unobstructed pathways to the Museum Annex, located at the “Yellow Building” and must be provided at all times. Proper signage, fencing and barricades must be maintained to ensure safe access into the Museum Annex.

SP 03 Hazardous Waste Generation

Every effort to minimize or eliminate the generations of hazardous waste shall be used by the Contractor in the performance of the work of this Contract. Unless there is no substitute, no hazardous material shall be used in the performance of the work of this Contract.

SP 04 Coordination and Schedule

The Contractor shall, within ten (10) working days of the date of the Notice to Proceed, submit to the Project Manager and Architect a schedule as required in Section 10.5, Control of Work, Article 5.3. The schedule shall be updated every week. An updated schedule shall be submitted with each of the Contractor’s Periodic Payment Requests. Failure to provide an updated schedule will be cause to withhold partial payment.

SP 05 Site Preservation, Restoration, Cleanup and Environmental Reporting

The Contractor shall be solely responsible for damage to public or private property caused by construction operations. The Contractor shall take all precautions necessary to control dust. The Contractor shall notify the City of any claims of damage, and shall clean and restore any property so damaged at the sole expense of the Contractor. All spills or releases of any hazardous substance shall be reported to the appropriate governmental agency as well as notice to the City. Contractor shall be responsible for all associated cleanup costs and fines.

At all times during the work, keep the premises clean and orderly. Upon completion of the work, repair all damage caused by equipment and leave the Project free of rubbish and excess materials of any kind.



**City of Valdez
Special Provisions**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

SP 06 Permits

The Contractor shall obtain all licenses and permits that are required to do the work, except the City will obtain the required City of Valdez building permits and the building permits from the State Fire Marshal.

SP 07 Payment

Payments shall be in accordance with Section 10.07, Measurement and Payment of the CVSS. All invoices for payment must be submitted on a City of Valdez *Periodic Payment Request Form*. An electronic copy of this form (Excel Spreadsheet) will be made available for the Contractor's use.

Disbursement of money to a person, firm or corporation will be made only after all the various receivable accounts of the general government and any municipal utility or enterprise have been reviewed for outstanding balances owed, and the disbursement will be reduced by setting off the amount of any delinquent indebtedness due the city from such person, firm or corporation.

All contracts to which the city is a party which will or may involve the disbursement of city funds shall contain the following clause, or its substantial equivalent: "Disbursement of money by the City of Valdez hereunder shall subject to set-off pursuant to the provisions of the Valdez City Code." Such contracts include, but are not limited to, oral contracts, employment contracts, construction contracts, purchasing contracts and contracts of any municipal utility or enterprise, including customer's deposits.

SP 08 References to City of Valdez Standard Specifications (CVSS)

The City of Valdez Standard Specifications & Standard Details, Streets-Drainage-Utilities-Parks, dated April 2003, hereafter referred to as CVSS, are incorporated in and become a part of the Contract Documents for the work, The Standard Specifications are available for purchase from the Engineer's Office of the City of Valdez, P.O. Box 307, Valdez, Alaska 99686. All work under this Contract shall comply with the latest edition and addenda to all applicable codes, ordinances, and standards.

It shall be the responsibility of the Contractor to prepare his "GMP" Cost Proposal so all materials and/or different arrangements of connections or fittings shall harmoniously conform with the intent of the Contract Drawings, CVSS, and the Special Provisions.



City of Valdez Special Provisions

Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

SP 09 Construction Specifications

The Specifications for construction of the work of this Project are incorporated into the design and on the future drawings. These drawings are by reference to ECI/ Hyer, Inc dba ECI.

SP 10 Resident Project Representative

The Owner shall designate a person authorized to act as Resident Project Representative, having the same authority and limitations described for the Engineer in Section 10.05, Article 5.1 of the CVSS. The Resident Project Representative will be responsible for daily coordination with the Contractor and for furnishing instruction to the Contractor's field Superintendent during the performance of field Work. The Resident Project Representative may be assisted by inspectors, surveyors, or technical support staff.

SP 11 Contractor Daily Reports

By the end of each day's work, the Contractor's Superintendent shall complete a daily report describing the general conditions and activities at the site, including but not limited to: Weather; number of workers and description of activities for general contractor, subcontractor and specialty/sub-subcontractors; testing and inspections; instructions, extra work, or additional testing from Architect, Owner representatives; remarks about site visitors, preconstruction conferences, new work activities, special site meetings, exceptions to anticipated progress; site surveys, as-built entries. This report in digital format shall be furnished to the Resident Representative before noon on the following day accompanied by subcontractor's daily reports and sufficient color photographs to document the relevant activities and progress that day

SP 12 Definitions

ALLOWANCES shall mean the establishment of cash allowances in the GMP for portions of the work that cannot be specified with sufficient particularity to estimate at the time of contracting. This includes primarily items that have not yet been designed, chosen, or other specific characteristics have not been determined. When the actual costs of allowance items are known, the differences from the specified allowances should be adjusted by means of a change order. If the net cost (including shipping and taxes) exceeds the allowance, the excess is to be charged to the owner by an additive change order or, when it is less, by a deductive change order.

CONTRACTOR CONTINGENCY shall mean an amount included in the construction budget to cover the cost of unforeseen factors related to construction. The contractor shall have full control of the contingency and shall be able to use it as needed. Contractor shall keep the owner informed of how much of the contingency has been used and for what purpose. Any remaining contingency will revert to the owner and will be adjusted by means of a deductive change order prior to final payment.



**City of Valdez
Special Provisions**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

FIELD LABOR shall mean, in addition to items as defined in the general conditions, standard rates cover costs related to safety, quality control, small tools, and overhead applicable to the self-performance by the General Contractors crews.

SP 13 Owner

Owner will provide information so that the Contractor can confirm the funding for the project has been secured.

Owner will provide all permits and provide a refund to the Contractor all Fire Marshal Plan check fees. Owner will provide all Special Inspections and pay for all inspection and testing costs.

When unforeseen conditions or work outside the scope upon which the GMP has been established are discovered, the Contractor will notify the Owner and present a cost proposal to the Owner for review and approval.

SP 14 General Contractor and/or Construction Manager Rates

President -	\$120/ Per Hour
Construction Manager -	\$104/ Per Hour
Sr. Project Manager -	\$ 88/ Per Hour
Assist Project Manager -	\$ 85/ Per Hour
Contract Administrator -	\$ 54/ Per Hour
Accounting Manager -	\$ 78/ Per Hour
Accounting Support -	\$ 40/ Per Hour

SP 15 Time of Completion

All work shall be completed in accordance with the Contract Documents as follows:

Package A – Substantial Completion deadline is August 15, 2020

Package B – Substantial Completion deadline is June 15, 2020

Package C – Substantial Completion deadline is August 15, 2020

Substantial Completion: Substantial Completion shall be defined as the stage in the progress of the work when the work is sufficiently complete in accordance with the Contract Documents so the Owner (City) can occupy or use the structure or that which is the subject of the contract, for its' intended use.



**City of Valdez
Special Provisions**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

SP 16 Insurance

At the date and approval by the Owner (City) that substantial completion has been met the Owner's General Liability Policy will replace the Contractor's Builder's Risk Insurance.

SP 17 Warranty

The Contractor will provide a minimum one year warranty from the date of substantial completion on all Contractor and Subcontractor supplied materials, labor and services provided.

SP 18 Closeout

The Contractor will provide a minimum one year warranty from the date of substantial completion on all Contractor and Subcontractor supplied materials, labor and services provided.

Tax Clearances

Upon completion of the project, the Contractor shall grant permission to the Alaska Department of Labor and Workforce Development to provide the Owner with clearance that all Payroll Taxes have been paid by the Contractor and all Subcontractors that have worked on the project.

In addition, the Contractor shall grant permission to the Alaska Department of Revenue to provide the Owner with clearance that all Corporate Taxes have been paid by the Contractor.

Certified Payroll

The Contractor shall provide the Owner with an approved Notice of Completion from the Alaska Department of Labor and Workforce Development upon completion of the project.

Per ADOLWD directive, a portion of the final payment shall be retained by the Owner until such time as an approved Notice of Completion is received. This standard shall also be applied to include the Payroll and Corporate tax clearances.



**City of Valdez
Special Provisions**

**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

Release of Liens

Following final payment of the contract, the Contractor shall provide the Owner with a Release of Liens removing all claims the Owner.

Consent of Surety

Following final payment of the contract where Payment and Performance bonds have been issued, the Contractor shall in addition provide the Owner with a Consent of Surety.

Maintenance, Operation, Ownership of the Completed Project

The Contractor shall provide project documentation required to establish an effective facility management and preventative maintenance program that satisfies the requirements of AS 14.11.011(b)(4).

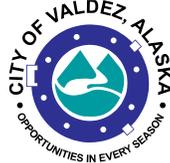


City of Valdez
Modifications and Additions to the Standard Specifications

Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

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City of Valdez
Modifications and Additions to the Standard Specifications

Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516

Division 10 Standard General Provisions

Article 7.5 Progress Payments

Add the following:

Any request for payments for work accomplished within the calendar fiscal year (January 1st to December 31st) must be received by the city no later than January 31st of the following year. Failure to provide a request for payment by Jan. 31st for work accomplished the previous year will delay payment. Failure to provide a request for payment by January 31st for work accomplished the previous year will be subject to a penalty. Penalty may be assessed at a minimum of \$1,000 and up to 5% of the invoice not to exceed \$10,000.

Article 7.7 Final Payments

Add the following:

Any request for final payment for work accomplished within the calendar fiscal year (January 1st to December 31st) must be received by the city no later than January 31st of the following year. Failure to provide a request for final payment by January 31st for work accomplished the previous year will delay payment. Failure to provide a request for payment by January 31st for work accomplished the previous year will be subject to a penalty. Penalty may be assessed at a minimum of \$1,000 and up to 5% of the invoice not to exceed \$10,000.



**City of Valdez
Minimum Prevailing Wage Rates**

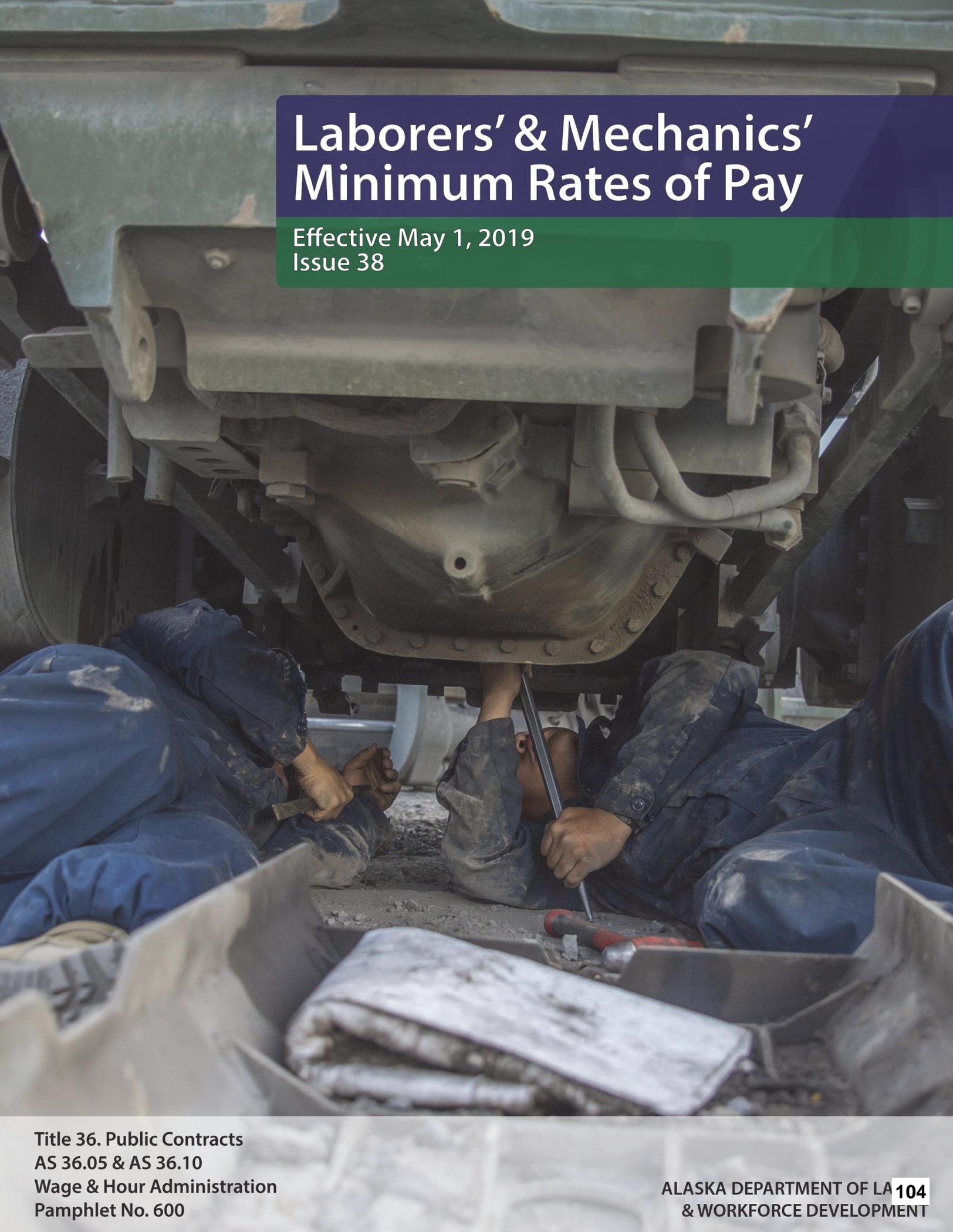
**Project: Kelsey Dock Phase II
Project Number: 19-310-9513 / Contract Number: 1516**

Minimum Prevailing Wage Rates and Title 36 Public Contracts Follows
See attached Links:

<http://labor.state.ak.us/lss/pamp600.htm>
<http://labor.alaska.gov/lss/forms/Pam400.pdf>

In accordance with the requirements of AS 36.05.070 and AS 36.05.080, the following provisions are included where applicable:

- (1) The Contractor or subcontractors of the Contractor shall pay all employees unconditionally and not less than once a week;
- (2) wages may not be less than those stated in the advertised specifications, regardless of the contractual relationship between the Contractor or subcontractors and laborers, mechanics, or field surveyors;
- (3) the scale of wages to be paid shall be posted by the Contractor in a prominent and easily accessible place at the site of the work;
- (4) Owner shall withhold so much of the accrued payments as is necessary to pay to laborers, mechanics, or field surveyors employed by the Contractor or subcontractors the difference between
 - (A) the rates of wages required by the contract to be paid laborers, mechanics, or field surveyors on the work; and
 - (B) the rates of wages in fact received by laborers, mechanics, or field surveyors.
- (5) If it is found that a laborer, mechanic, or field surveyor employed by the Contractor or subcontractor has been or is being paid a rate of wages less than the rate of wages required by the contract to be paid, the Owner may, by written notice to the Contractor, terminate the Contractor's right to proceed with the work or the part of the work for which there is a failure to pay the required wages and to prosecute the work to completion by contract or otherwise, and the Contractor and the Contractor's sureties are liable to Owner for excess costs for completing the work.



Laborers' & Mechanics' Minimum Rates of Pay

Effective May 1, 2019
Issue 38

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May 1, 2019

TO ALL CONTRACTING AGENCIES:

At the Alaska Department of Labor and Workforce Development, our goal is putting Alaskans to work. This pamphlet is designed to help contractors awarded public construction contracts understand the most significant laws of the State of Alaska pertaining to prevailing wage and resident hire requirements.

This pamphlet identifies current prevailing wage rates and resident hire classifications for public construction contracts (any construction projects awarded for the State of Alaska or its political subdivisions, such as local governments and certain non-profit organizations). Because these rates may change in a subsequent determination, please be sure you are using the appropriate rates. The rates published in this edition become effective May 1, 2019.

The prevailing wage rates contained in this pamphlet are applicable to public construction projects with a final bid date of May 11, 2019, or later. As the law now provides, these rates will remain stable during the life of a contract or for 24 calendar months, whichever is shorter. **The 24-month period begins on the date the prime contract is awarded.** Upon expiration of the initial 24-month period, the latest wage rates issued by the department shall become effective for a subsequent 24-month period or until the original contract is completed, whichever occurs first. This process shall be repeated until the original contract is completed.

The term "original contract" means the signed contract that resulted from the original bid and any amendments, including changes of work scope, additions, extensions, change orders, and other instruments agreed to by the parties that have not been subject to subsequent open bid procedures.

If a higher federal rate is required due to partial federal funding or other federal participation, the higher rate must be paid.

For additional copies of this pamphlet go to: <http://labor.state.ak.us/lss/pamp600.htm>

For questions regarding prevailing wage or employment preference requirements, please contact the nearest Wage and Hour office. These offices are listed on Page xi.

Sincerely,

A blue ink signature of Dr. Tamika L. Ledbetter.

Dr. Tamika L. Ledbetter
Commissioner

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Wage Rates Pages 1-26

Note to Readers: The statutes and administrative regulations listed in this publication were taken from the official codes, as of the effective date of the publication. However, there may be errors or omissions that have not been identified and changes that occurred after the publication was printed. This publication is intended as an informational guide only and is not intended to serve as a precise statement of the statutes and regulations of the State of Alaska. To be certain of current laws and regulations, please refer to the official codes.

Photo By: Sgt. Ian Leones. Courtesy of the United States Marine Corps. Safety Note: Potential safety issues include making sure the vehicle and equipment are secured from inadvertent movement while work is performed. Gloves and eye protection would help reduce the chances of injuries while performing this type of work.

EXCERPTS FROM ALASKA LAW

Sec. 36.05.005. Applicability.

This chapter applies only to a public construction contract that exceeds \$25,000.

Sec. 36.05.010. Wage rates on public construction.

A contractor or subcontractor who performs work on a public construction contract in the state shall pay not less than the current prevailing rate of wages for work of a similar nature in the region in which the work is done. The current prevailing rate of wages is that contained in the latest determination of prevailing rate of wages issued by the Department of Labor and Workforce Development at least 10 days before the final date for submission of bids for the contract. The rate shall remain in effect for the life of the contract or for 24 calendar months, whichever is shorter. At the end of the initial 24-month period, if new wage determinations have been issued by the department, the latest wage determination shall become effective for the next 24-month period or until the contract is completed, whichever occurs first. This process shall be repeated until the contract is completed.

Sec. 36.05.040. Filing schedule of employees, wages paid, and other information.

All contractors or subcontractors who perform work on a public construction contract for the state or for a political subdivision of the state shall, before the Friday of every second week, file with the Department of Labor and Workforce Development a sworn affidavit for the previous reporting period, setting out in detail the number of persons employed, wages paid, job classification of each employee, hours worked each day and week, and other information on a form provided by the Department of Labor and Workforce Development.

Sec. 36.05.045. Notice of work and completion; withholding of payment.

- (a) Before commencing work on a public construction contract, the person entering into the contract with a contracting agency shall designate a primary contractor for purposes of this section. Before work commences, the primary contractor shall file a notice of work with the Department of Labor and Workforce Development. The notice of work must list work to be performed under the public construction contract by each contractor who will perform any portion of work on the contract and the contract price being paid to each contractor. The primary contractor shall pay all filing fees for each contractor performing work on the contract, including a filing fee based on the contract price being paid for work performed by the primary contractor's employees. The filing fee payable shall be the sum of all fees calculated for each contractor. The filing fee shall be one percent of each contractor's contract price. The total filing fee payable by the primary contractor under this subsection may not exceed \$5,000. In this subsection, "contractor" means an employer who is using employees to perform work on the public construction contract under the contract or a subcontract.
- (b) Upon completion of all work on the public construction contract, the primary contractor shall file with the Department of Labor and Workforce Development a notice of completion together with payment of any additional filing fees owed due to increased contract amounts. Within 30 days after the department's receipt of the primary contractor's notice of completion, the department shall inform the contracting agency of the amount, if any, to be withheld from the final payment.
- (c) A contracting agency
 - (1) may release final payment of a public construction contract to the extent that the agency has received verification from the Department of Labor and Workforce Development that
 - (A) the primary contractor has complied with (a) and (b) of this section;
 - (B) the Department of Labor and Workforce Development is not conducting an investigation under this title; and
 - (C) the Department of Labor and Workforce Development has not issued a notice of a violation of this chapter to the primary contractor or any other contractors working on the public construction contract; and

- (2) shall withhold from the final payment an amount sufficient to pay the department's estimate of what may be needed to compensate the employees of any contractors under investigation on this construction contract, and any unpaid filing fees.
- (d) The notice and filing fee required under (a) of this section may be filed after work has begun if
 - (1) The public construction contract is for work undertaken in immediate response to an emergency; and
 - (2) The notice and fees are filed not later than 14 days after the work has begun.
- (e) A false statement made on a notice required by this section is punishable under AS 11.56.210.

Sec. 36.05.060. Penalty for violation of this chapter.

A contractor who violates this chapter is guilty of a misdemeanor and upon conviction is punishable by a fine of not less than \$100 nor more than \$1,000, or by imprisonment for not less than 10 days nor more than 90 days, or by both. Each day a violation exists constitutes a separate offense.

Sec. 36.05.070. Wage rates in specifications and contracts for public works.

- (a) The advertised specifications for a public construction contract that requires or involves the employment of mechanics, laborers, or field surveyors must contain a provision stating the minimum wages to be paid various classes of laborers, mechanics, or field surveyors and that the rate of wages shall be adjusted to the wage rate under AS 36.05.010.
- (b) Repealed by §17 ch 142 SLA 1972.
- (c) A public construction contract under (a) of this section must contain provisions that
 - (1) the contractor or subcontractors of the contractor shall pay all employees unconditionally and not less than once a week;
 - (2) wages may not be less than those stated in the advertised specifications, regardless of the contractual relationship between the contractor or subcontractors and laborers, mechanics, or field surveyors;
 - (3) the scale of wages to be paid shall be posted by the contractor in a prominent and easily accessible place at the site of the work;
 - (4) the state or a political subdivision shall withhold so much of the accrued payments as is necessary to pay to laborers, mechanics, or field surveyors employed by the contractor or subcontractors the difference between
 - (A) the rates of wages required by the contract to be paid laborers, mechanics, or field surveyors on the work; and
 - (B) the rates of wages in fact received by laborers, mechanics, or field surveyors.

Sec. 36.05.080. Failure to pay agreed wages.

Every contract within the scope of AS 36.05.070 shall contain a provision that if it is found that a laborer, mechanic, or field surveyor employed by the contractor or subcontractor has been or is being paid a rate of wages less than the rate of wages required by the contract to be paid, the state or its political subdivision may, by written notice to the contractor, terminate the contractor's right to proceed with the work or the part of the work for which there is a failure to pay the required wages and to prosecute the work to completion by contract or otherwise, and the contractor and the contractor's sureties are liable to the state or its political subdivision for excess costs for completing the work.

Sec. 36.05.090. Payment of wages from withheld payments and listing contractors who violate contracts.

- (a) The state disbursing officer in the case of a state public construction contract and the local fiscal officer in the case of a political subdivision public construction contract shall pay directly to laborers, mechanics, or field surveyors from accrued payments withheld under the terms of the contract the wages due laborers, mechanics, or field surveyors under AS 36.05.070.
- (b) The state disbursing officer or the local fiscal officer shall distribute to all departments of the state government and to all political subdivisions of the state a list giving the names of persons who have disregarded their obligations to employees. A person appearing on this list and a firm, corporation,

partnership, or association in which the person has an interest may not work as a contractor or subcontractor on a public construction contract for the state or a political subdivision of the state until three years after the date of publication of the list. If the accrued payments withheld under the contract are insufficient to reimburse all the laborers, mechanics, or field surveyors with respect to whom there has been a failure to pay the wages required under AS 36.05.070, the laborers, mechanics, or field surveyors have the right of action or intervention or both against the contractor and the contractor's sureties conferred by law upon persons furnishing labor or materials, and in the proceedings it is not a defense that the laborers, mechanics, or field surveyors accepted or agreed to accept less than the required rate of wages or voluntarily made refunds.

Sec. 36.05.900. Definition.

In this chapter, "contracting agency" means the state or a political subdivision of the state that has entered into a public construction contract with a contractor.

EXCERPTS FROM ALASKA ADMINISTRATIVE CODE

*****Notice:** Regulations relating to board and lodging and per diem went into effect on November 25, 2018. The new regulations are excerpted here***

8 AAC 30.051. Purpose. The purpose of 8 AAC 30.052 – 8 AAC 30.056 is to ensure that wages paid to laborers, mechanics, and field surveyors do not fall below the prevailing rate of pay.

8 AAC 30.052. Board and lodging; remote sites. (a) A contractor on a public construction project located 65 or more road miles from the international airport closest to the project area in either Fairbanks, Juneau, or Anchorage, or that is inaccessible by road in a two-wheel drive vehicle, shall provide adequate board and lodging to each laborer, mechanic, or field surveyor while the person is employed on the project. If commercial lodging facilities are not available, the contractor shall provide temporary lodging facilities. Lodging facilities must comply with all applicable state and federal laws. For a highway project, the location of the project is measured from the midpoint of the project.

(b) A contractor is not required to provide board and lodging:

(1) to a laborer, mechanic, or field surveyor who is a domiciled resident of the project area; or

(2) on a laborer, mechanic, or field surveyor's scheduled days off, when the person can reasonably travel between the project and the person's permanent residence; for the purposes of this paragraph, "scheduled day off" means a day in which a person does not perform work on-site, is not required to remain at or near the job location for the benefit of the contractor, and is informed of the day off at least seven days before the day off.

(c) Upon a contractor's written request, the commissioner may waive the requirements of (a) of this section where:

(1) the project is inaccessible by road in a two-wheel drive vehicle, but the laborer, mechanic, or field surveyor can reasonably travel between the project and the person's permanent residence within one hour; or

(2) a laborer, mechanic, or field surveyor is not a domiciled resident of the project area, but has established permanent residence, with the intent to remain indefinitely, within 65 road miles of the project, or for a highway project, the mid-point of the project.

8 AAC 30.054. Per diem instead of board and lodging. (a) A contractor may pay a laborer, mechanic, or field surveyor per diem instead of providing board and lodging, when the following conditions are met:

(1) the department determines that per diem instead of board and lodging is an established practice for the work classification; the department shall publish and periodically revise its determinations in the pamphlet *Laborers' and Mechanics' Minimum Rates of Pay*;

(2) the contractor pays each laborer, mechanic, or field surveyor the appropriate per diem rate as published and periodically revised in the pamphlet *Laborers' and Mechanics' Minimum Rates of Pay*; and

(3) the contractor pays the per diem to each laborer, mechanic, or field surveyor on the same day that wages are paid.

(b) A contractor may not pay per diem instead of board and lodging on a highway project located

(1) west of Livengood on the Elliot Highway, AK-2;

(2) on the Dalton Highway, AK-11;

(3) north of milepost 20 on the Taylor Highway, AK-5;

(4) east of Chicken on the Top of the World Highway; or

(5) south of Tetlin Junction to the Alaska-Canada border on the Alaska Highway, AK-2.

8 AAC 30.056. Alternative arrangement. Upon a contractor's written request, the commissioner may approve an alternative board and lodging or per diem arrangement, provided

(1) the arrangement does not reduce the laborer, mechanic, or field surveyor's wages below the prevailing wage rate; and

(2) the laborer, mechanic, or field surveyor voluntarily enters into and signs the written arrangement; a labor organization representing laborers, mechanics, or field surveyors may enter into the written agreement on their behalf.

8 AAC 30.900. General definitions (selected excerpts only):

In this chapter and in AS 36

(22) "domiciled resident" means a person living within 65 road miles of a public construction project, or in the case of a highway project, the mid-point of the project, for at least 12 consecutive months prior to the award of the public construction project;

(23) "employed on the project" means the time period from the date the laborer, mechanic, or field surveyor first reports on-site to the project through the final date the person reports on-site to the project.

ADDITIONAL INFORMATION

PER DIEM

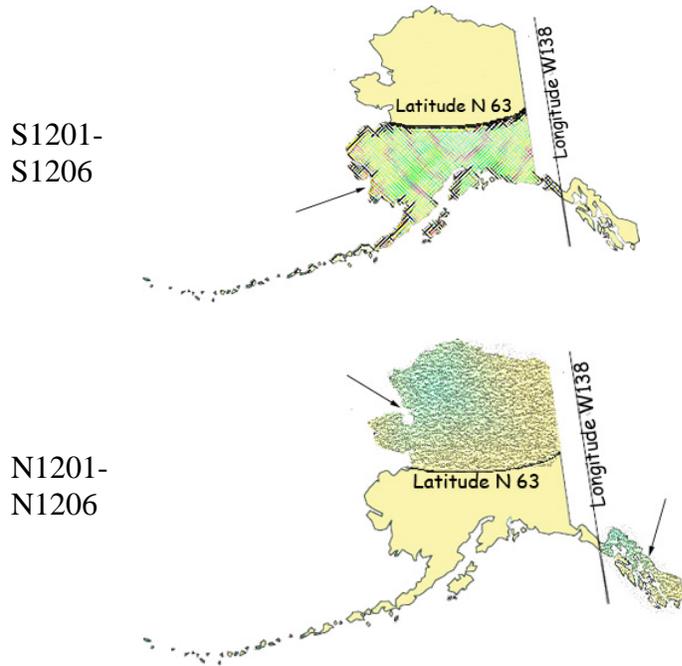
Notice: New regulations relating to board and lodging and per diem went into effect on November 25, 2018. The regulations provide a comprehensive set of requirements for the provision of board and lodging or per diem for workers on remote projects. Please refer to Alaska Administrative Code 8 AAC Chapter 30 and read the chapter carefully.

The Alaska Department of Labor and Workforce Development has determined that per diem is an established work practice for certain work classifications. These classifications are indicated throughout the Pamphlet by an asterisk (*) under the classification title. If all of the conditions of 8 AAC 30.054 are met, an employer may pay workers in these classifications per diem instead of providing board and lodging on a remote project.

Per Diem Rate: As of May 1st, 2019, the minimum per diem rate is \$100.00 per day, or part thereof, the worker is employed on the project. In the event that a contractor provides lodging facilities, but no meals, the department will accept a payment of \$48 per day for meals to meet the per diem requirements.

LABORER CLASSIFICATION CLARIFICATION

The laborer rates categorized in class code S1201-S1206 apply in one area of Alaska; the area that is south of N63 latitude and west of W138 Longitude. The laborer rates categorized in class code N1201-N1206 apply in two areas of Alaska; the Alaska areas north of N63 latitude and east of W138 longitude. The following graphic representations should assist with clarifying the applicable wage rate categories:



APPRENTICE RATES

Apprentice rates at less than the minimum prevailing rates may be paid to apprentices according to an apprentice program which has been registered and approved by the Commissioner of the Alaska Department of Labor and Workforce Development in writing or according to a bona fide apprenticeship program registered with the U.S. Department of Labor, Office of Apprenticeship Training. **Any employee listed on a payroll at an apprentice wage rate who is not registered as above shall be paid the journeyman prevailing minimum wage in that work classification.** Wage rates are based on prevailing crew makeup practices in Alaska and apply to work performed regardless of either the quality of the work performed by the employee or the titles or classifications which may be assigned to individual employees.

FRINGE BENEFIT PLANS

Contractors/subcontractors may compensate fringe benefits to their employees in any one of three methods. The fringe benefits may be paid into a union trust fund, into an approved benefit plan, or paid directly on the paycheck as gross wages.

Where fringe benefits are paid into approved plans, funds, or programs including union trust funds, the payments must be contributed at least monthly. If contractors submit their own payroll forms and are paying fringe benefits into approved plans, funds, or programs, the employer's certification must include, in addition to those requirements of 8 AAC 30.020(c), a statement that fringe benefit payments have been or will be paid at least monthly. Contractors who pay fringe benefits to a plan must ensure the plan is one approved by the Internal Revenue Service and that the plan meets the requirements of 8 AAC 30.025 (eff. 3/2/08) in order for payments to be credited toward the prevailing wage obligation.

SPECIAL PREVAILING WAGE RATE DETERMINATION

Special prevailing wage rate determinations may be requested for special projects or a special worker classification if the work to be performed does not conform to traditional public construction for which a prevailing wage rate has been established under 8 AAC 30.050(a) of this section. Requests for special wage rate determinations must be in writing and filed with the Commissioner at least 30 days before the award of the contract. An applicant for a special wage rate determination shall have the responsibility to support the necessity for the special rate. An application for a special wage rate determination filed under this section must contain:

- (1) a specification of the contract or project on which the special rates will apply and a description of the work to be performed;
- (2) a brief narrative explaining why special wage rates are necessary;
- (3) the job class or classes involved;
- (4) the special wage rates the applicant is requesting, including survey or other relevant wage data to support the requested rates;
- (5) the approximate number of employees who would be affected; and
- (6) any other information which might be helpful in determining if special wage rates are appropriate.

Requests made pursuant to the above should be addressed to:

Director
Alaska Department of Labor and Workforce Development
Labor Standards and Safety Division
Wage and Hour Administration
P.O. Box 111149
Juneau, AK 99811-1149

-or-

Email: statewide.wagehour@alaska.gov

DEPARTMENT OF LABOR and WORKFORCE DEVELOPMENT
ALASKA EMPLOYMENT PREFERENCE INFORMATION

By authority of AS 36.10.150 and 8 AAC 30.064, the Commissioner of Labor and Workforce Development has determined the State of Alaska to be a Zone of Underemployment. A Zone of Underemployment requires that Alaska residents who are eligible under AS 36.10.140 be given a minimum of 90 percent employment preference on public works contracts throughout the state in certain job classifications. **This 90 percent Alaska resident hiring preference applies on a project-by-project, craft-by-craft or occupational basis and must be met each workweek by each contractor/subcontractor in each of the following classifications:**

Boilermakers	Electricians	Laborers	Roofers
Bricklayers	Engineers & Architects	Mechanics	Sheet Metal Workers
Carpenters	Equipment Operators	Millwrights	Surveyors
Cement Masons	Foremen & Supervisors	Painters	Truck Drivers
Culinary Workers	Insulation Workers	Piledriving Occupations	Tug Boat Workers
	Ironworkers	Plumbers & Pipefitters	Welders

This determination became effective July 1, 2017, and remains in effect through June 30, 2019. This determination will be applied to projects with a bid submission deadline on or after July 1, 2017 and to projects previously covered by the 2015 Alaska employment preference determination. This will afford contractors an opportunity to consider the impacts of Alaska resident hire in their bids.

The first person on a certified payroll in any classification is called the "first worker" and is not required to be an Alaskan resident. However, once the contractor adds any more workers in the classification, then all workers in the classification are counted, and the 90 percent calculation is applied to compute the number of required Alaskans to be in compliance. To compute the number of Alaskan residents required in a workweek in a particular classification, multiply the total number of workers in the classification by 90 percent. The result is then rounded down to the nearest whole number to determine the number of Alaskans that must be employed in that classification.

If a worker works in more than one classification during a week, the classification in which they spent the most time would be counted for employment preference purposes. If the time is split evenly between two classifications, the worker is counted in both classifications.

If you have difficulty meeting the 90 percent requirement, an approved waiver must be obtained before a non-Alaska resident is hired who would put the contractor/subcontractor out of compliance (8 AAC 30.081 (e) (f)). The waiver process requires proof of an adequate search for qualified Alaskan workers. Qualified Alaska residents identified through the search must be hired before waivers for non-resident workers may be granted. To apply for a waiver, contact the nearest Wage and Hour Office for instructions.

Here is an example to apply the 90 percent requirement to four boilermaker workers. Multiply four workers by 90% and drop the fraction ($.90 \times 4 = 3.6 - .6 = 3$). The remaining number is the number of Alaskan resident boilermakers required to be in compliance in that particular classification for that week.

The penalties for being out of compliance are serious. AS 36.10.100 (a) states "A contractor who violates a provision of this chapter shall have deducted from amounts due to the contractor under the contract the prevailing wages which should have been paid to a displaced resident and these amounts shall be retained by the contracting agency." If a contractor/subcontractor is found to be out of compliance, penalties accumulate until they come into compliance.

Contractors are responsible for determining residency status. If you have difficulty determining whether a worker is an Alaska resident, you should contact the nearest Wage and Hour Office. Contact Wage and Hour in Anchorage at (907) 269-4900, in Fairbanks at (907) 451-2886, or in Juneau at (907) 465-4842.

Alaska Department of Labor and Workforce Development
Labor Standards and Safety Division
Wage and Hour Administration
Web site: <http://labor.state.ak.us/lss/pamp600.htm>

Anchorage

1251 Muldoon Road, Suite 113
Anchorage, Alaska 99504-2098
Phone: (907) 269-4900

Email:
statewide.wagehour@alaska.gov

Juneau

PO Box 111149
Juneau, Alaska 99811
Phone: (907) 465-4842

Email:
statewide.wagehour@alaska.gov

Fairbanks

Regional State Office Building
675 7th Ave., Station J-1
Fairbanks, Alaska 99701-4593
Phone: (907) 451-2886

Email:
statewide.wagehour@alaska.gov

LABOR STANDARDS AND SAFETY NOTICE REQUESTS

If you would like to receive Wage and Hour Administration or Mechanical Inspection **regulation notices** or **publications information**, they are available via electronic mail, by signing up in the GovDelivery System, <https://public.govdelivery.com/accounts/AKDOL/subscriber/new> and selecting topics *LSS – Wage and Hour – Forms and Publications*, *LSS – Mechanical Inspection Regulations*, or *LSS – Wage and Hour Regulations*.

Publications are also available online at <http://labor.alaska.gov/lss/home.htm>

DEBARMENT LIST

AS 36.05.090(b) states that “the state disbursing officer or the local fiscal officer shall distribute to all departments of the state government and to all political subdivisions of the state a list giving the names of persons who have disregarded their obligations to employees.”

A person appearing on the following debarment list and a firm, corporation, partnership, or association in which the person has an interest may not work as a contractor or subcontractor on a public construction contract for the state or a political subdivision of the state for three years from the date of debarment.

Company Name

Debarment Expires

Tim Banach, Individual
Boulder Creek Electric

February 23, 2021
February 23, 2021

Laborers' & Mechanics' Minimum Rates of Pay

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other	Benefits	THR
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Boilermakers

*See per diem note on last page

A0101	Boilermaker (journeyman)	46.13	8.57	16.42	1.65	VAC 3.50	SAF 0.34	76.61
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Bricklayers & Blocklayers

*See per diem note on last page

A0201	Blocklayer	40.81	9.83	8.50	0.55	L&M 0.15	0.74	60.58
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Bricklayer
 Marble or Stone Mason
 Refractory Worker (Firebrick, Plastic, Castable, and Gunitite Refractory Applications)
 Terrazzo Worker
 Tile Setter

A0202	Tuck Pointer Caulker	40.81	9.83	8.50	0.55	L&M 0.15	0.74	60.58
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Cleaner (PCC)

A0203	Marble & Tile Finisher	34.79	9.83	8.50	0.55	L&M 0.15	0.74	54.56
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Terrazzo Finisher

A0204	Torginal Applicator	38.83	9.83	8.50	0.55	L&M 0.15	0.74	58.60
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Carpenters, Statewide

*See per diem note on last page

A0301	Carpenter (journeyman)	38.34	10.08	14.63	0.95	L&M 0.10	SAF 0.10	64.20
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Lather/Drywall/Acoustical

Cement Masons, Region I (North of N63 latitude)

*See per diem note on last page

N0401	Group I, including:	38.13	8.70	11.80	1.18	L&M 0.10		59.91
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Application of Sealing Compound
 Application of Underlayment
 Building, General
 Cement Mason (journeyman)
 Concrete

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other Benefits	THR
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Cement Masons, Region I (North of N63 latitude)

*See per diem note on last page

N0401	Group I, including:	38.13	8.70	11.80	1.18	L&M 0.10	59.91
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- Concrete Paving
- Curb & Gutter, Sidewalk
- Curing of All Concrete
- Grouting & Caulking of Tilt-Up Panels
- Grouting of All Plates
- Patching Concrete
- Screed Pin Setter
- Spackling/Skim Coating

N0402	Group II, including:	38.13	8.70	11.80	1.18	L&M 0.10	59.91
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- Form Setter

N0403	Group III, including:	38.13	8.70	11.80	1.18	L&M 0.10	59.91
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- Concrete Saw (self-powered)
- Curb & Gutter Machine
- Floor Grinder
- Pneumatic Power Tools
- Power Chipping & Bushing
- Sand Blasting Architectural Finish
- Screed & Rodding Machine Operator
- Troweling Machine Operator

N0404	Group IV, including:	38.13	8.70	11.80	1.18	L&M 0.10	59.91
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- Application of All Composition Mastic
- Application of All Epoxy Material
- Application of All Plastic Material
- Finish Colored Concrete
- Gunite Nozzleman
- Hand Powered Grinder
- Tunnel Worker

N0405	Group V, including:	38.13	8.70	11.80	1.18	L&M 0.10	59.91
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- Plasterer

Cement Masons, Region II (South of N63 latitude)

*See per diem note on last page

S0401	Group I, including:	37.88	8.70	11.80	1.18	L&M 0.10	59.66
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Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Cement Masons, Region II (South of N63 latitude)

*See per diem note on last page

							L&M	
S0401	Group I, including:	37.88	8.70	11.80	1.18	0.10		59.66
	Application of Sealing Compound							
	Application of Underlayment							
	Building, General							
	Cement Mason (journeyman)							
	Concrete							
	Concrete Paving							
	Curb & Gutter, Sidewalk							
	Curing of All Concrete							
	Grouting & Caulking of Tilt-Up Panels							
	Grouting of All Plates							
	Patching Concrete							
	Screed Pin Setter							
	Spackling/Skim Coating							
S0402	Group II, including:	37.88	8.70	11.80	1.18	0.10		59.66
	Form Setter							
S0403	Group III, including:	37.88	8.70	11.80	1.18	0.10		59.66
	Concrete Saw (self-powered)							
	Curb & Gutter Machine							
	Floor Grinder							
	Pneumatic Power Tools							
	Power Chipping & Bushing							
	Sand Blasting Architectural Finish							
	Screed & Rodding Machine Operator							
	Troweling Machine Operator							
S0404	Group IV, including:	37.88	8.70	11.80	1.18	0.10		59.66
	Application of All Composition Mastic							
	Application of All Epoxy Material							
	Application of All Plastic Material							
	Finish Colored Concrete							
	Guniting Nozzleman							
	Hand Powered Grinder							
	Tunnel Worker							
S0405	Group V, including:	37.88	8.70	11.80	1.18	0.10		59.66
	Plasterer							

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other	Benefits	THR
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Culinary Workers

A0501	Baker/Cook	28.37	7.40	6.97			LEG 0.07	42.81
A0503	General Helper	25.05	7.40	6.97			LEG 0.07	39.49
	Housekeeper							
	Janitor							
	Kitchen Helper							
A0504	Head Cook	28.97	7.40	6.97			LEG 0.07	43.41
A0505	Head Housekeeper	25.45	7.40	6.97			LEG 0.07	39.89
	Head Kitchen Help							

Dredgemen
*See per diem note on last page

A0601	Assistant Engineer	39.76	10.00	12.50	1.00		L&M 0.10 0.05	63.41
	Craneman							
	Electrical Generator Operator (primary pump/power barge/dredge)							
	Engineer							
	Welder							
A0602	Assistant Mate (deckhand)	38.60	10.00	12.50	1.00		L&M 0.10 0.05	62.25
A0603	Fireman	39.04	10.00	12.50	1.00		L&M 0.10 0.05	62.69
A0605	Leverman Clamshell	42.29	10.00	12.50	1.00		L&M 0.10 0.05	65.94
A0606	Leverman Hydraulic	40.53	10.00	12.50	1.00		L&M 0.10 0.05	64.18
A0607	Mate & Boatman	39.76	10.00	12.50	1.00		L&M 0.10 0.05	63.41
A0608	Oiler (dredge)	39.04	10.00	12.50	1.00		L&M 0.10 0.05	62.69

Electricians
*See per diem note on last page

A0701	Inside Cable Splicer	40.03	13.64	13.84	0.95		L&M 0.20	LEG 0.15	68.81
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Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other	Benefits	THR	
Electricians									
*See per diem note on last page									
A0702	Inside Journeyman Wireman, including: Technicians (including use of drones in electrical construction)	39.70	13.64	14.08	0.95		L&M 0.20	LEG 0.15	68.72
A0703	Power Cable Splicer	56.05	13.64	18.87	0.95		L&M 0.20	LEG 0.15	89.86
A0704	Tele Com Cable Splicer	49.28	13.64	16.13	0.95		L&M 0.20	LEG 0.15	80.35
A0705	Power Journeyman Lineman, including: Power Equipment Operator Technician (including use of drones in electrical construction)	54.30	13.64	18.82	0.95		L&M 0.20	LEG 0.15	88.06
A0706	Tele Com Journeyman Lineman, including: Technician (including use of drones in telecommunications construction) Tele Com Equipment Operator	47.53	13.64	16.08	0.95		L&M 0.20	LEG 0.15	78.55
A0707	Straight Line Installer - Repairman	47.53	13.64	16.08	0.95		L&M 0.20	LEG 0.15	78.55
A0708	Powderman	52.30	13.64	18.76	0.95		L&M 0.20	LEG 0.15	86.00
A0710	Material Handler	26.57	13.07	4.80	0.15		L&M 0.15	LEG 0.15	44.89
A0712	Tree Trimmer Groundman	27.54	13.64	12.23	0.15		L&M 0.15	LEG 0.15	53.86
A0713	Journeyman Tree Trimmer	36.21	13.64	12.49	0.15		L&M 0.15	LEG 0.15	62.79
A0714	Vegetation Control Sprayer	39.66	13.64	12.59	0.15		L&M 0.15	LEG 0.15	66.34
A0715	Inside Journeyman Communications CO/PBX	38.28	13.64	13.79	0.95		L&M 0.20	LEG 0.15	67.01

Elevator Workers
*See per diem note on last page

A0802	Elevator Constructor	40.06	15.58	17.51	0.62		L&M 0.42	VAC 4.44	78.63
A0803	Elevator Constructor Mechanic	57.23	15.58	17.51	0.62		L&M 0.42	VAC 6.35	97.71

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other Benefits	THR
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Heat & Frost Insulators/Asbestos Workers

*See per diem note on last page

A0902	Asbestos Abatement-Mechanical Systems	38.68	9.24	11.01	1.20	SAF 0.12	60.25
A0903	Asbestos Abatement/General Demolition All Systems	38.68	9.24	11.01	1.20	SAF 0.12	60.25
A0904	Insulator, Group II	38.68	9.24	11.01	1.20	SAF 0.12	60.25
A0905	Fire Stop	38.68	9.24	11.01	1.20	SAF 0.12	60.25

IronWorkers

*See per diem note on last page

A1101	Ironworkers, including:	37.90	8.73	21.18	1.57	L&M 0.20	IAF 0.36	69.94
	Bender Operators							
	Bridge & Structural							
	Machinery Mover							
	Ornamental							
	Reinforcing							
	Rigger							
	Sheeter							
	Signalman							
	Stage Rigger							
	Toxic Haz-Mat Work							
	Welder							
A1102	Helicopter	38.90	8.73	21.18	1.57	L&M 0.20	IAF 0.36	70.94
	Tower (energy producing windmill type towers to include nacelle and blades)							
A1103	Fence/Barrier Installer	34.40	8.73	20.93	1.47	L&M 0.20	IAF 0.36	66.09
	Guard Rail Installer							
A1104	Guard Rail Layout Man	35.14	8.73	20.93	1.47	L&M 0.20	IAF 0.36	66.83

Laborers (The Alaska areas north of N63 latitude and east of W138 longitude)

*See per diem note on last page

N1201	Group I, including:	30.71	8.70	17.31	1.30	L&M 0.20	LEG 0.20	58.42
	Asphalt Worker (shovelman, plant crew)							

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Laborers (The Alaska areas north of N63 latitude and east of W138 longitude)

*See per diem note on last page

						L&M	LEG	
N1201	Group I, including:	30.71	8.70	17.31	1.30	0.20	0.20	58.42
	Brush Cutter							
	Camp Maintenance Laborer							
	Carpenter Tender or Helper							
	Choke Setter, Hook Tender, Rigger, Signalman							
	Concrete Labor (curb & gutter, chute handler, curing, grouting, screeding)							
	Crusher Plant Laborer							
	Demolition Laborer							
	Ditch Digger							
	Dumpman							
	Environmental Laborer (hazard/toxic waste, oil spill)							
	Fence Installer							
	Fire Watch Laborer							
	Flagman							
	Form Stripper							
	General Laborer							
	Guardrail Laborer, Bridge Rail Installer							
	Hydro-seeder Nozzleman							
	Laborer, Building							
	Landscaper or Planter							
	Laying of Mortarless Decorative Block (retaining walls, flowered decorative block 4 feet or less - highway or landscape work)							
	Material Handler							
	Pneumatic or Power Tools							
	Portable or Chemical Toilet Serviceman							
	Pump Man or Mixer Man							
	Railroad Track Laborer							
	Sandblast, Pot Tender							
	Saw Tender							
	Slurry Work							
	Steam Cleaner Operator							
	Steam Point or Water Jet Operator							
	Storm Water Pollution Protection Plan Worker (SWPPP Worker - erosion and sediment control Laborer)							
	Tank Cleaning							
	Utiliwalk & Utilidor Laborer							
	Watchman (construction projects)							
	Window Cleaner							

						L&M	LEG	
N1202	Group II, including:	31.71	8.70	17.31	1.30	0.20	0.20	59.42

Burning & Cutting Torch

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Laborers (The Alaska areas north of N63 latitude and east of W138 longitude)

*See per diem note on last page

						L&M	LEG	
N1202	Group II, including:	31.71	8.70	17.31	1.30	0.20	0.20	59.42
	Cement or Lime Dumper or Handler (sack or bulk)							
	Certified Erosion Sediment Control Lead (CESCL Laborer)							
	Choker Splicer							
	Chucktender (wagon, air-track & hydraulic drills)							
	Concrete Laborer (power buggy, concrete saws, pumpcrete nozzleman, vibratorman)							
	Culvert Pipe Laborer							
	Cured Inplace Pipelayer							
	Environmental Laborer (asbestos, marine work)							
	Floor Preparation, Core Drilling							
	Foam Gun or Foam Machine Operator							
	Green Cutter (dam work)							
	Gunite Operator							
	Hod Carrier							
	Jackhammer/Chipping Gun or Pavement Breaker							
	Laser Instrument Operator							
	Laying of Mortarless Decorative Block (retaining walls, flowered decorative block over 4 feet - highway or landscape work)							
	Mason Tender & Mud Mixer (sewer work)							
	Pilot Car							
	Pipelayer Helper							
	Plasterer, Bricklayer & Cement Finisher Tender							
	Powderman Helper							
	Power Saw Operator							
	Railroad Switch Layout Laborer							
	Sandblaster							
	Scaffold Building & Erecting							
	Sewer Caulker							
	Sewer Plant Maintenance Man							
	Thermal Plastic Applicator							
	Timber Faller, Chainsaw Operator, Filer							
	Timberman							

						L&M	LEG	
N1203	Group III, including:	32.61	8.70	17.31	1.30	0.20	0.20	60.32
	Bit Grinder							
	Camera/Tool/Video Operator							
	Guardrail Machine Operator							
	High Rigger & Tree Topper							
	High Scaler							
	Multiplate							

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Laborers (The Alaska areas north of N63 latitude and east of W138 longitude)

*See per diem note on last page

N1203 Group III, including:	32.61	8.70	17.31	1.30	L&M	LEG	60.32
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- Plastic Welding
- Slurry Seal Squeegee Man
- Traffic Control Supervisor
- Welding Certified (in connection with laborer's work)

N1204 Group IIIA	35.89	8.70	17.31	1.30	L&M	LEG	63.60
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- Asphalt Raker, Asphalt Belly Dump Lay Down
- Drill Doctor (in the field)
- Driller (including, but not limited to, wagon drills, air-track drills, hydraulic drills)
- Pioneer Drilling & Drilling Off Tugger (all type drills)
- Pipelayers
- Powderman (Employee Possessor)
- Storm Water Pollution Protection Plan Specialist (SWPPP Specialist)
- Traffic Control Supervisor, DOT Qualified

N1205 Group IV	20.28	8.70	17.31	1.30	L&M	LEG	47.99
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- Final Building Cleanup
- Permanent Yard Worker

N1206 Group IIIB	39.68	5.99	17.31	1.30	L&M	LEG	64.68
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- Federal Powderman (Responsible Person in Charge)
- Grade Checking (setting or transferring of grade marks, line and grade, GPS, drones)
- Stake Hopper

Laborers (The area that is south of N63 latitude and west of W138 longitude)

*See per diem note on last page

S1201 Group I, including:	30.71	8.70	17.31	1.30	L&M	LEG	58.42
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- Asphalt Worker (shovelman, plant crew)
- Brush Cutter
- Camp Maintenance Laborer
- Carpenter Tender or Helper
- Choke Setter, Hook Tender, Rigger, Signalman
- Concrete Labor (curb & gutter, chute handler, curing, grouting, screeding)
- Crusher Plant Laborer
- Demolition Laborer
- Ditch Digger

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Laborers (The area that is south of N63 latitude and west of W138 longitude)

*See per diem note on last page

						L&M	LEG	
S1201	Group I, including:	30.71	8.70	17.31	1.30	0.20	0.20	58.42

- Dumpman
- Environmental Laborer (hazard/toxic waste, oil spill)
- Fence Installer
- Fire Watch Laborer
- Flagman
- Form Stripper
- General Laborer
- Guardrail Laborer, Bridge Rail Installer
- Hydro-seeder Nozzleman
- Laborer, Building
- Landscaper or Planter
- Laying of Mortarless Decorative Block (retaining walls, flowered decorative block 4 feet or less - highway or landscape work)
- Material Handler
- Pneumatic or Power Tools
- Portable or Chemical Toilet Serviceman
- Pump Man or Mixer Man
- Railroad Track Laborer
- Sandblast, Pot Tender
- Saw Tender
- Slurry Work
- Steam Cleaner Operator
- Steam Point or Water Jet Operator
- Storm Water Pollution Protection Plan Worker (SWPPP Worker - erosion and sediment control Laborer)
- Tank Cleaning
- Utiliwalk & Utilidor Laborer
- Watchman (construction projects)
- Window Cleaner

						L&M	LEG	
S1202	Group II, including:	31.71	8.70	17.31	1.30	0.20	0.20	59.42

- Burning & Cutting Torch
- Cement or Lime Dumper or Handler (sack or bulk)
- Certified Erosion Sediment Control Lead (CESCL Laborer)
- Choker Splicer
- Chucktender (wagon, air-track & hydraulic drills)
- Concrete Laborer (power buggy, concrete saws, pumpcrete nozzleman, vibratorman)
- Culvert Pipe Laborer
- Cured Inplace Pipelayer

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Laborers (The area that is south of N63 latitude and west of W138 longitude)

*See per diem note on last page

					L&M	LEG	
S1202	Group II, including:	31.71	8.70	17.31	1.30	0.20	0.20 59.42

- Environmental Laborer (asbestos, marine work)
- Floor Preparation, Core Drilling
- Foam Gun or Foam Machine Operator
- Green Cutter (dam work)
- Gunite Operator
- Hod Carrier
- Jackhammer/Chipping Gun or Pavement Breaker
- Laser Instrument Operator
- Laying of Mortarless Decorative Block (retaining walls, flowered decorative block over 4 feet - highway or landscape work)
- Mason Tender & Mud Mixer (sewer work)
- Pilot Car
- Pipelayer Helper
- Plasterer, Bricklayer & Cement Finisher Tender
- Powderman Helper
- Power Saw Operator
- Railroad Switch Layout Laborer
- Sandblaster
- Scaffold Building & Erecting
- Sewer Caulker
- Sewer Plant Maintenance Man
- Thermal Plastic Applicator
- Timber Faller, Chainsaw Operator, Filer
- Timberman

					L&M	LEG	
S1203	Group III, including:	32.61	8.70	17.31	1.30	0.20	0.20 60.32

- Bit Grinder
- Camera/Tool/Video Operator
- Guardrail Machine Operator
- High Rigger & Tree Topper
- High Scaler
- Multiplate
- Plastic Welding
- Slurry Seal Squeegee Man
- Traffic Control Supervisor
- Welding Certified (in connection with laborer's work)

					L&M	LEG	
S1204	Group IIIA	35.89	8.70	17.31	1.30	0.20	0.20 63.60

- Asphalt Raker, Asphalt Belly Dump Lay Down
- Drill Doctor (in the field)

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Laborers (The area that is south of N63 latitude and west of W138 longitude)

*See per diem note on last page

						L&M	LEG	
S1204	Group IIIA	35.89	8.70	17.31	1.30	0.20	0.20	63.60

- Driller (including, but not limited to, wagon drills, air-track drills, hydraulic drills)
- Pioneer Drilling & Drilling Off Tugger (all type drills)
- Pipelayers
- Powderman (Employee Possessor)
- Storm Water Pollution Protection Plan Specialist (SWPPP Specialist)
- Traffic Control Supervisor, DOT Qualified

						L&M	LEG	
S1205	Group IV	20.28	8.70	17.31	1.30	0.20	0.20	47.99

- Final Building Cleanup
- Permanent Yard Worker

						L&M	LEG	
S1206	Group IIIB	39.68	5.99	17.31	1.30	0.20	0.20	64.68

- Federal Powderman (Responsible Person in Charge)
- Grade Checking (setting or transferring of grade marks, line and grade, GPS, drones)
- Stake Hopper

Millwrights

*See per diem note on last page

						L&M		
A1251	Millwright (journeyman)	36.99	10.08	12.28	1.00	0.40	0.05	60.80

						L&M		
A1252	Millwright Welder	37.99	10.08	12.28	1.00	0.40	0.05	61.80

Painters, Region I (North of N63 latitude)

*See per diem note on last page

						L&M		
N1301	Group I, including:	32.29	8.21	12.70	1.08	0.07		54.35

- Brush
- General Painter
- Hand Taping
- Hazardous Material Handler
- Lead-Based Paint Abatement
- Roll

						L&M		
N1302	Group II, including:	32.81	8.21	12.70	1.08	0.07		54.87

- Bridge Painter

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Painters, Region I (North of N63 latitude)
 *See per diem note on last page

						L&M	
N1302	Group II, including:	32.81	8.21	12.70	1.08	0.07	54.87
	Epoxy Applicator						
	General Drywall Finisher						
	Hand/Spray Texturing						
	Industrial Coatings Specialist						
	Machine/Automatic Taping						
	Pot Tender						
	Sandblasting						
	Specialty Painter						
	Spray						
	Structural Steel Painter						
	Wallpaper/Vinyl Hanger						

N1304	Group IV, including:	39.78	8.21	15.23	1.05	0.05	64.32
	Glazier						
	Storefront/Automatic Door Mechanic						

N1305	Group V, including:	29.13	8.21	5.02	0.83	0.07	43.26
	Carpet Installer						
	Floor Coverer						
	Heat Weld/Cove Base						
	Linoleum/Soft Tile Installer						

Painters, Region II (South of N63 latitude)
 *See per diem note on last page

						L&M	
S1301	Group I, including :	30.13	8.21	12.85	1.08	0.07	52.34
	Brush						
	General Painter						
	Hand Taping						
	Hazardous Material Handler						
	Lead-Based Paint Abatement						
	Roll						
	Spray						

						L&M	
S1302	Group II, including :	31.38	8.21	12.85	1.08	0.07	53.59
	General Drywall Finisher						
	Hand/Spray Texturing						
	Machine/Automatic Taping						
	Wallpaper/Vinyl Hanger						

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Painters, Region II (South of N63 latitude)
 *See per diem note on last page

						L&M	
S1303	Group III, including :	31.48	8.21	12.85	1.08	0.07	53.69
	Bridge Painter						
	Epoxy Applicator						
	Industrial Coatings Specialist						
	Pot Tender						
	Sandblasting						
	Specialty Painter						
	Structural Steel Painter						

						L&M	
S1304	Group IV, including:	39.99	8.21	14.27	1.08	0.07	63.62
	Glazier						
	Storefront/Automatic Door Mechanic						

						L&M	
S1305	Group V, including:	29.13	8.21	5.02	0.83	0.07	43.26
	Carpet Installer						
	Floor Coverer						
	Heat Weld/Cove Base						
	Linoleum/Soft Tile Installer						

Piledrivers
 *See per diem note on last page

						L&M	IAF	
A1401	Piledriver	38.34	10.08	14.63	0.95	0.10	0.10	64.20
	Assistant Dive Tender							
	Carpenter/Piledriver							
	Rigger							
	Sheet Stabber							
	Skiff Operator							

						L&M	IAF	
A1402	Piledriver-Welder/Toxic Worker	39.34	10.08	14.63	0.95	0.10	0.10	65.20

						L&M	IAF	
A1403	Remotely Operated Vehicle Pilot/Technician	42.65	10.08	14.63	0.95	0.10	0.10	68.51
	Single Atmosphere Suit, Bell or Submersible Pilot							

						L&M	IAF	
A1404	Diver (working) **See note on last page	82.45	10.08	14.63	0.95	0.10	0.10	108.31

						L&M	IAF	
A1405	Diver (standby) **See note on last page	42.65	10.08	14.63	0.95	0.10	0.10	68.51

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Piledrivers
*See per diem note on last page

A1406	Dive Tender **See note on last page	41.65	10.08	14.63	0.95	L&M 0.10	IAF 0.10	67.51
A1407	Welder (American Welding Society, Certified Welding Inspector)	43.90	10.08	14.63	0.95	L&M 0.10	IAF 0.10	69.76

Plumbers, Region I (North of N63 latitude)
*See per diem note on last page

N1501	Journeyman Pipefitter	41.46	8.25	16.90	1.25	L&M 0.65	S&L	68.51
	Plumber							
	Welder							

Plumbers, Region II (South of N63 latitude)
*See per diem note on last page

S1501	Journeyman Pipefitter	39.00	10.33	15.02	1.35	L&M 0.20		65.90
	Plumber							
	Welder							

Plumbers, Region IIA (1st Judicial District)
*See per diem note on last page

X1501	Journeyman Pipefitter	38.02	13.37	11.25	2.50	L&M 0.24		65.38
	Plumber							
	Welder							

Power Equipment Operators
*See per diem note on last page

A1601	Group I, including:	40.53	10.00	12.50	1.00	L&M 0.10	0.05	64.18
	Asphalt Roller: Breakdown, Intermediate, and Finish							
	Back Filler							
	Barrier Machine (Zipper)							
	Beltcrete with Power Pack & similar conveyors							
	Bending Machine							
	Boat Coxswain							
	Bulldozer							
	Cableways, Highlines & Cablecars							
	Cleaning Machine							
	Coating Machine							

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Power Equipment Operators

*See per diem note on last page

	L&M						
A1601 Group I, including:	40.53	10.00	12.50	1.00	0.10	0.05	64.18
Concrete Hydro Blaster							
Cranes (45 tons & under or 150 feet of boom & under (including jib & attachments))							
(a) Hydralifts or Transporters, (all track or truck type)							
(b) Derricks							
(c) Overhead							
Crushers							
Deck Winches, Double Drum							
Ditching or Trenching Machine (16 inch or over)							
Drag Scraper, Yarder, and similar types							
Drilling Machines, Core, Cable, Rotary and Exploration							
Finishing Machine Operator, Concrete Paving, Laser Screed, Sidewalk, Curb & Gutter Machine							
Helicopters							
Hover Craft, Flex Craft, Loadmaster, Air Cushion, All-Terrain Vehicle, Rollagon, Bargecable, Nodwell, & Snow Cat							
Hydro Ax, Feller Buncher & similar							
Hydro Excavation (Vac-Truck and Similar)							
Licensed Line & Grade							
Loaders (2 1/2 yards through 5 yards, including all attachments):							
(a) Forklifts (with telescopic boom & swing attachment)							
(b) Front End & Overhead, (2-1/2 yards through 5 yards)							
(c) Loaders, (with forks or pipe clamp)							
(d) Loaders, (elevating belt type, Euclid & similar types)							
Material Transfer Vehicle (Elevating Grader, Pickup Machine, and similar types)							
Mechanic, Welder, Bodyman, Electrical, Camp & Maintenance Engineer							
Micro Tunneling Machine							
Mixers: Mobile type with hoist combination							
Motor Patrol Grader							
Mucking Machine: Mole, Tunnel Drill, Horizontal/Directional Drill Operator and/or Shield							
Off-Road Hauler (including Articulating and Haul Trucks)							
Operator on Dredges							
Piledriver Engineer, L.B. Foster, Puller or similar paving breaker							
Plant Operator (Asphalt & Concrete)							
Power Plant, Turbine Operator 200 k.w & over (power plants or combination of power units over 300 k.w.)							
Remote Controlled Equipment							
Scraper (through 40 yards)							
Service Oiler/Service Engineer							

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Power Equipment Operators

*See per diem note on last page

A1601 Group I, including:							L&M	
	40.53	10.00	12.50	1.00	0.10	0.05		64.18

- Shot Blast Machine
- Shovels, Backhoes, Excavators with all attachments, and Gradealls (3 yards & under)
- Sideboom (under 45 tons)
- Spreaders Topside (Asphalt Paver, Slurry machine, and similar types)
- Sub Grader (Gurries, Reclaimer & similar types)
- Tack Tractor
- Truck Mounted Concrete Pump, Conveyor/Tele-belt, & Creter
- Wate Kote Machine

A1602 Group IA, including:							L&M	
	42.29	10.00	12.50	1.00	0.10	0.05		65.94

- Camera/Tool/Video Operator (Slipline)
- Certified Welder, Electrical Mechanic, Camp Maintenance Engineer, Mechanic (over 10,000 hours)
- Cranes (over 45 tons or 150 feet including jib & attachments)
 - (a) Clamshells & Draglines (over 3 yards)
 - (b) Tower Cranes
- Licensed Water/Waste Water Treatment Operator
- Loaders (over 5 yards)
- Motor Patrol Grader, Dozer, Grade Tractor, Roto-Mill/Profiler (finish: when finishing to final grade and/or to hubs, or for asphalt)
- Power Plants (1000 k.w. & over)
- Quad
- Scrapers (over 40 yards)
- Screed
- Shovels, Backhoes, Excavators with all attachments (over 3 yards)
- Sidebooms (over 45 tons)
- Slip Form Paver, C.M.I. & similar types

A1603 Group II, including:							L&M	
	39.76	10.00	12.50	1.00	0.10	0.05		63.41

- Boiler - Fireman
- Cement Hogs & Concrete Pump Operator
- Conveyors (except those listed in Group I)
- Grade Checker
- Hoists on Steel Erection, Towermobiles & Air Tuggers
- Horizontal/Directional Drill Locator
- Licensed Grade Technician
- Locomotives, Rod & Geared Engines
- Mixers
- Screening, Washing Plant

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Power Equipment Operators

*See per diem note on last page

A1603 Group II, including:							L&M	
	39.76	10.00	12.50	1.00	0.10	0.05		63.41

- Sideboom (cradling rock drill, regardless of size)
- Skidder
- Trenching Machines (under 16 inches)
- Water/Waste Water Treatment Operator

A1604 Group III, including:							L&M	
	39.04	10.00	12.50	1.00	0.10	0.05		62.69

- "A" Frame Trucks, Deck Winches
- Bombardier (tack or tow rig)
- Boring Machine
- Brooms, Power (sweeper, elevator, vacuum, or similar)
- Bump Cutter
- Compressor
- Farm Tractor
- Forklift, Industrial Type
- Gin Truck or Winch Truck (with poles when used for hoisting)
- Hoists, Air Tuggers, Elevators
- Loaders:
 - (a) Elevating-Athey, Barber Greene & similar types
 - (b) Forklifts or Lumber Carrier (on construction job sites)
 - (c) Forklifts, (with tower)
 - (d) Overhead & Front End, (under 2-1/2 yards)
- Locomotives: Dinkey (air, steam, gas & electric) Speeders
- Mechanics, Light Duty
- Oil, Blower Distribution
- Posthole Digger, Mechanical
- Pot Fireman (power agitated)
- Power Plant, Turbine Operator, (under 200 k.w.)
- Pumps, Water
- Roller (other than Asphalt)
- Saws, Concrete
- Skid Hustler
- Skid Steer (with all attachments)
- Stake Hopper
- Straightening Machine
- Tow Tractor

A1605 Group IV, including:							L&M	
	32.83	10.00	12.50	1.00	0.10	0.05		56.48

- Crane Assistant Engineer/Rig Oiler
- Drill Helper

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other	Benefits	THR
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Power Equipment Operators

*See per diem note on last page

A1605 Group IV, including:		32.83	10.00	12.50	1.00		L&M	
						0.10	0.05	56.48

- Parts & Equipment Coordinator
- Spotter
- Steam Cleaner
- Swamper (on trenching machines or shovel type equipment)

Roofers

*See per diem note on last page

A1701 Roofer & Waterproofer		44.62	11.75	3.41	0.81		L&M	
						0.10	0.03	60.72

A1702 Roofer Material Handler		31.23	11.75	3.41	0.81		L&M	
						0.10	0.03	47.33

Sheet Metal Workers, Region I (North of N63 latitude)

*See per diem note on last page

N1801 Sheet Metal Journeyman		47.74	10.80	13.11	1.45		L&M	
						0.12		73.22

- Air Balancing and duct cleaning of HVAC systems
- Brazing, soldering or welding of metals
- Demolition of sheet metal HVAC systems
- Fabrication and installation of exterior wall sheathing, siding, metal roofing, flashing, decking and architectural sheet metal work
- Fabrication and installation of heating, ventilation and air conditioning ducts and equipment
- Fabrication and installation of louvers and hoods
- Fabrication and installation of sheet metal lagging
- Fabrication and installation of stainless steel commercial or industrial food service equipment
- Manufacture, fabrication assembly, installation and alteration of all ferrous and nonferrous metal work
- Metal lavatory partitions
- Preparation of drawings taken from architectural and engineering plans required for fabrication and erection of sheet metal work
- Sheet Metal shelving
- Sheet Metal venting, chimneys and breaching
- Skylight installation

Sheet Metal Workers, Region II (South of N63 latitude)

*See per diem note on last page

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other	L&M	Benefits	THR
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Sheet Metal Workers, Region II (South of N63 latitude)

*See per diem note on last page

S1801	Sheet Metal Journeyman	42.70	10.80	13.49	1.68		0.43		69.10
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- Air Balancing and duct cleaning of HVAC systems
- Brazing, soldering or welding of metals
- Demolition of sheet metal HVAC systems
- Fabrication and installation of exterior wall sheathing, siding, metal roofing, flashing, decking and architectural sheet metal work
- Fabrication and installation of heating, ventilation and air conditioning ducts and equipment
- Fabrication and installation of louvers and hoods
- Fabrication and installation of sheet metal lagging
- Fabrication and installation of stainless steel commercial or industrial food service equipment
- Manufacture, fabrication assembly, installation and alteration of all ferrous and nonferrous metal work
- Metal lavatory partitions
- Preparation of drawings taken from architectural and engineering plans required for fabrication and erection of sheet metal work
- Sheet Metal shelving
- Sheet Metal venting, chimneys and breaching
- Skylight installation

Sprinkler Fitters

*See per diem note on last page

A1901	Sprinkler Fitter	47.25	10.02	15.95	0.52		0.25		73.99
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Surveyors

*See per diem note on last page

A2001	Chief of Parties	43.16	10.83	12.14	1.15		0.10		67.38
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A2002	Party Chief	41.57	10.83	12.14	1.15		0.10		65.79
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A2003	Line & Grade Technician/Office Technician/GPS, Drones	40.97	10.83	12.14	1.15		0.10		65.19
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A2004	Associate Party Chief (including Instrument Person & Head Chain Person)/Stake Hop/Grademan	38.85	10.83	12.14	1.15		0.10		63.07
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A2006	Chain Person (for crews with more than 2 people)	34.51	10.83	12.14	1.15		0.10		58.73
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Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Truck Drivers

*See per diem note on last page

A2101 Group I, including:							L&M	
	39.94	10.83	12.14	1.15	0.10			64.16

- Air/Sea Traffic Controllers
- Ambulance/Fire Truck Driver (EMT certified)
- Boat Coxswain
- Captains & Pilots (air & water)
- Deltas, Commanders, Rollagons, & similar equipment (when pulling sleds, trailers or similar equipment)
- Dump Trucks (including rockbuggy, side dump, belly dump, & trucks with pups) over 40 yards up to & including 60 yards
- Helicopter Transporter
- Liquid Vac Truck/Super Vac Truck
- Lowboys (including attached trailers & jeeps up to & including 8 axles)
- Material Coordinator or Purchasing Agent
- Ready-mix (over 12 yards up to & including 15 yards) (over 15 yards to be negotiated)
- Semi with Double Box Mixer
- Tireman, Heavy Duty/Fueler
- Water Wagon (250 Bbls and above)

A2102 Group 1A including:							L&M	
	41.21	10.83	12.14	1.15	0.10			65.43

- Dump Trucks (including rockbuggy, side dump, belly dump & trucks with pups) over 60 yards up to & including 100 yards (over 100 yards to be negotiated)
- Jeeps (driver under load)
- Lowboys, including tractor attached trailers & jeeps, 9 axles, up to & including 12 axles (over 12 axles or 150 tons to be negotiated)

A2103 Group II, including:							L&M	
	38.68	10.83	12.14	1.15	0.10			62.90

- All Deltas, Commanders, Rollagons, & similar equipment
- Batch Trucks (8 yards & up)
- Batch Trucks (up to & including 7 yards)
- Boom Truck/Knuckle Truck (over 5 tons)
- Cacasco Truck/Heat Stress Truck
- Construction and Material Safety Technician
- Dump Trucks (including rockbuggy, side dump, belly dump, & trucks with pups) over 20 yards up to & including 40 yards
- Gin Pole Truck, Winch Truck, Wrecker (truck mounted "A" frame manufactured rating over 5 tons)
- Mechanics
- Oil Distributor Driver
- Partsman
- Ready-mix (up to & including 12 yards)

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Truck Drivers

*See per diem note on last page

A2103	Group II, including:	38.68	10.83	12.14	1.15		L&M 0.10	62.90
	Stringing Truck							
	Turn-O-Wagon or DW-10 (not self loading)							
A2104	Group III, including:	37.86	10.83	12.14	1.15		L&M 0.10	62.08
	Boom Truck/Knuckle Truck (up to & including 5 tons)							
	Dump Trucks (including rockbuggy, side dump, belly dump, & trucks with pups) over 10 yards up to & including 20 yards							
	Expeditor (electrical & pipefitting materials)							
	Gin Pole Truck, Winch Truck, Wrecker (truck mounted "A" frame manufactured rating 5 tons & under)							
	Greaser - Shop							
	Semi or Truck & Trailer							
	Thermal Plastic Layout Technician							
	Traffic Control Technician							
	Trucks/Jeeps (push or pull)							
A2105	Group IV, including:	37.28	10.83	12.14	1.15		L&M 0.10	61.50
	Air Cushion or similar type vehicle							
	All Terrain Vehicle							
	Buggymobile							
	Bull Lift & Fork Lift, Fork Lift with Power Boom & Swing Attachment (over 5 tons)							
	Bus Operator (over 30 passengers)							
	Cement Spreader, Dry							
	Combination Truck-Fuel & Grease							
	Compactor (when pulled by rubber tired equipment)							
	Dump Trucks (including rockbuggy, side dump, belly dump, & trucks with pups) up to & including 10 yards							
	Dumpster							
	Expeditor (general)							
	Fire Truck/Ambulance Driver							
	Flat Beds, Dual Rear Axle							
	Foam Distributor Truck Dual Axle							
	Front End Loader with Fork							
	Grease Truck							
	Hydro Seeder, Dual Axle							
	Hyster Operators (handling bulk aggregate)							
	Loadmaster (air & water operations)							
	Lumber Carrier							
	Ready-mix, (up to & including 7 yards)							

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Truck Drivers

*See per diem note on last page

						L&M	
A2105	Group IV, including:	37.28	10.83	12.14	1.15	0.10	61.50
	Rigger (air/water/oilfield)						
	Tireman, Light Duty						
	Track Truck Equipment						
	Truck Vacuum Sweeper						
	Warehouseperson						
	Water Truck (Below 250 Bbls)						
	Water Truck (straight)						
	Water Wagon, Semi						

						L&M	
A2106	Group V, including:	36.52	10.83	12.14	1.15	0.10	60.74
	Buffer Truck						
	Bull Lifts & Fork Lifts, Fork Lifts with Power Boom & Swing Attachments (up to & including 5 tons)						
	Bus Operator (up to 30 passengers)						
	Farm Type Rubber Tired Tractor (when material handling or pulling wagons on a construction project)						
	Flat Beds, Single Rear Axle						
	Foam Distributor Truck Single Axle						
	Fuel Handler (station/bulk attendant)						
	Gear/Supply Truck						
	Gravel Spreader Box Operator on Truck						
	Hydro Seeders, Single axle						
	Pickups (pilot cars & all light-duty vehicles)						
	Rigger/Swamper						
	Tack Truck						
	Team Drivers (horses, mules, & similar equipment)						

Tunnel Workers, Laborers (The Alaska areas north of N63 latitude and east of W138 longitude)

*See per diem note on last page

						L&M	LEG	
N2201	Group I, including:	33.78	8.70	17.31	1.30	0.20	0.20	61.49
	Brakeman							
	Mucker							
	Nipper							
	Storm Water Pollution Protection Plan Worker (SWPPP Worker - erosion and sediment control Laborer)							
	Topman & Bull Gang							
	Tunnel Track Laborer							

						L&M	LEG	
N2202	Group II, including:	34.88	8.70	17.31	1.30	0.20	0.20	62.59

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Tunnel Workers, Laborers (The Alaska areas north of N63 latitude and east of W138 longitude)

*See per diem note on last page

						L&M	LEG	
N2202	Group II, including:	34.88	8.70	17.31	1.30	0.20	0.20	62.59
	Burning & Cutting Torch							
	Certified Erosion Sediment Control Lead (CESCL Laborer)							
	Concrete Laborer							
	Floor Preparation, Core Drilling							
	Jackhammer/Chipping Gun or Pavement Breaker							
	Laser Instrument Operator							
	Nozzle-men, Pumpcrete or Shotcrete							
	Pipelayer Helper							

						L&M	LEG	
N2203	Group III, including:	35.87	8.70	17.31	1.30	0.20	0.20	63.58
	Miner							
	Retimberman							

						L&M	LEG	
N2204	Group IIIA, including:	39.48	8.70	17.31	1.30	0.20	0.20	67.19
	Asphalt Raker, Asphalt Belly Dump Lay Down							
	Drill Doctor (in the field)							
	Driller (including, but not limited to wagon drills, air-track drills, hydraulic drills)							
	Pioneer Drilling & Drilling Off Tugger (all type drills)							
	Pipelayer							
	Powderman (Employee Possessor)							
	Storm Water Pollution Protection Plan Specialist (SWPPP Specialist)							

						L&M	LEG	
N2206	Group IIIB, including:	43.65	5.99	17.31	1.30	0.20	0.20	68.65
	Federal Powderman (Responsible Person in Charge)							
	Grade Checking (setting or transferring of grade marks, line and grade, GPS, drones)							
	Stake Hopper							

Tunnel Workers, Laborers (The area that is south of N63 latitude and west of W138 longitude)

*See per diem note on last page

						L&M	LEG	
S2201	Group I, including:	33.78	8.70	17.31	1.30	0.20	0.20	61.49
	Brakeman							
	Mucker							
	Nipper							
	Storm Water Pollution Protection Plan Worker (SWPPP Worker - erosion and sediment control Laborer)							
	Topman & Bull Gang							

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other	Benefits	THR
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Tunnel Workers, Laborers (The area that is south of N63 latitude and west of W138 longitude)
 *See per diem note on last page

S2201	Group I, including:	33.78	8.70	17.31	1.30		L&M	LEG	61.49
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Tunnel Track Laborer

S2202	Group II, including:	34.88	8.70	17.31	1.30		L&M	LEG	62.59
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- Burning & Cutting Torch
- Certified Erosion Sediment Control Lead (CESCL Laborer)
- Concrete Laborer
- Floor Preparation, Core Drilling
- Jackhammer/Chipping Gun or Pavement Breaker
- Laser Instrument Operator
- Nozzlemen, Pumpcrete or Shotcrete
- Pipelayer Helper

S2203	Group III, including:	35.87	8.70	17.31	1.30		L&M	LEG	63.58
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- Miner
- Retimberman

S2204	Group IIIA, including:	39.48	8.70	17.31	1.30		L&M	LEG	67.19
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- Asphalt Raker, Asphalt Belly Dump Lay Down
- Drill Doctor (in the field)
- Driller (including, but not limited to wagon drills, air-track drills, hydraulic drills)
- Pioneer Drilling & Drilling Off Tugger (all type drills)
- Pipelayer
- Powderman (Employee Possessor)
- Storm Water Pollution Protection Plan Specialist (SWPPP Specialist)

S2206	Group IIIB, including:	43.65	5.99	17.31	1.30		L&M	LEG	68.65
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- Federal Powderman (Responsible Person in Charge)
- Grade Checking (setting or transferring of grade marks, line and grade, GPS, drones)
- Stake Hopper

Tunnel Workers, Power Equipment Operators
 *See per diem note on last page

A2207	Group I	44.58	10.00	12.50	1.00		L&M	0.05	68.23
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A2208	Group IA	46.52	10.00	12.50	1.00		L&M	0.05	70.17
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Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

Class Code	Classification of Laborers & Mechanics	BHR	H&W	PEN	TRN	Other	Benefits	THR
Tunnel Workers, Power Equipment Operators								
*See per diem note on last page								
A2209	Group II	43.74	10.00	12.50	1.00	0.10	0.05	67.39
A2210	Group III	42.94	10.00	12.50	1.00	0.10	0.05	66.59
A2211	Group IV	36.11	10.00	12.50	1.00	0.10	0.05	59.76

* Per diem is an established practice for this classification. This means that per diem is an allowable alternative to board and lodging if all criteria are met. See 8 AAC 30.051-08 AAC 30.056, and the per diem information on page vii of this Pamphlet.

** Work in combination of classifications: Employees working in any combination of classifications within the diving crew (working diver, standby diver, and tender) in a shift are paid in the classification with the highest rate for a minimum of 8 hours per shift.

Wage benefits key: BHR=basic hourly rate; H&W=health and welfare; IAF=industry advancement fund; LEG=legal fund; L&M=labor/management fund; PEN=pension fund; SAF=safety; SUI=supplemental unemployment insurance; S&L=SUI & LEG combined; TRN=training; THR=total hourly rate; VAC=vacation

VALDEZ



The first Old Town Valdez, Alaska that can be seen to this day is the Old Town area in the heart of Valdez. The foundation of the port was laid as a memorial to the great men who were born and died in Old Town to help us think tomorrow. Old Town was created by the men of courage and spirit who were born and died in Old Town to help us think tomorrow. Old Town was created by the men of courage and spirit who were born and died in Old Town to help us think tomorrow.

MUSEUM ANNEX



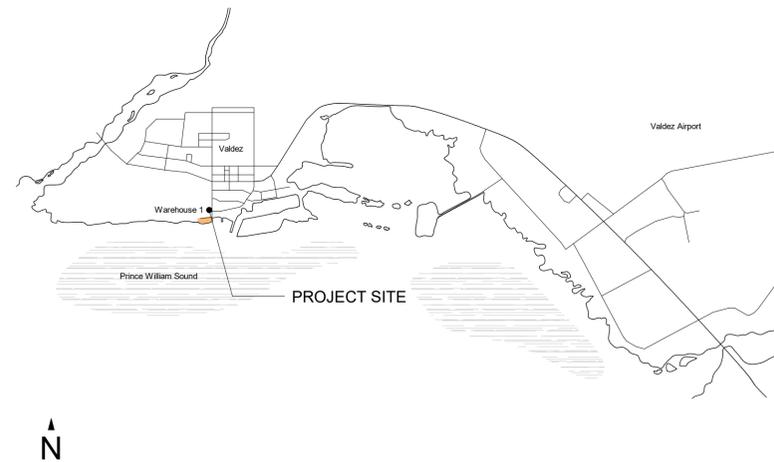


RENDERING FOR REFERENCE ONLY

LOCATION MAP



VICINITY MAP



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COVER SHEET

ECI 3909 ARCTIC BOULEVARD, SUITE 103
ANCHORAGE, ALASKA 99503 907.561.5543
PROJECT NO. 17-0009.01

CITY OF VALDEZ
VALDEZ WAREHOUSE 1 ©2019 ECI/Hyer, Inc.

ISSUE DATE: 05.31.2019
CONSTRUCTION DOCUMENTS

PACKAGE B

ABBREVIATIONS

ABV	ABOVE
AFF	ABOVE FINISH FLOOR
ALT	ALTERNATE
ARCH	ARCHITECTURAL
BD	BOARD
BLDG	BUILDING
BLK	BLOCK
BLW	BELOW
BO	BOTTOM OF
BOF	BOTTOM OF FINISH
CIP	CAST IN PLACE
CF	CUBIC FOOT
CFOI	CONTRACTOR FURNISHED OWNER INSTALLED
CL	CENTERLINE
CONC	CONCRETE
CONT	CONTINUOUS
CTR	CENTER
DIA	DIAMETER
DIM	DIMENSION
DWG	DRAWING
EA	EACH
EL	ELEVATION
ELEC	ELECTRICAL
EQ	EQUAL
EQUIP	EQUIPMENT
FAF	FLUID APPLIED FLOORING
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FF	FINISHED FLOOR
FO	FACE OF
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FOS	FACE OF STUD
FRT	FIRE RETARDANT TREATED
FT	FOOT, FEET
FURR	FURRING
GA	GAUGE
GALV	GALVANIZED
GWB	GYPSUM WALL BOARD
GYP	GYPSUM WALL BOARD
HR	HOOR
HT	HEIGHT
ID	INSIDE DIAMETER
INCL	INCLUDE, INCLUDED
INSUL	INSULATION
INT	INTERIOR
LH	LEFT HAND
MAX	MAXIMUM
MFR	MANUFACTURER
MKBD	MARKERBOARD
MIN	MINIMUM
MIR	MIRROR
MTL	METAL
NA	NOT APPLICABLE
NIC	NOT IN CONTRACT
OD	OUTSIDE DIAMETER
OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
OFOI	OWNER FURNISHED OWNER INSTALLED
OH	OVERHEAD
PERF	PERFORATED
PLAM	PRESSURE TREATED LAMINATE
PLY	PLYWOOD
PT	PAINT
RCP	REFLECTED CEILING PLAN
REBAR/RB	REINFORCING BARS
REF	REFERENCE
REQD	REQUIRED
SECT	SECTION
SCHED	SCHEDULE
SIM	SIMILAR
SPEC	SPECIFICATION
SS	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STRUCT	STRUCTURAL
TBD	TO BE DETERMINED
TOP	TOP OF BEAM
TCC	TOP OF CONCRETE
TOS	TOP OF STEEL
TYP	TYPICAL
UL	UNDERWRITERS LABORATORY CERTIFIED
UNFIN	UNFINISHED
UNO	UNLESS NOTED OTHERWISE
VIF	VERIFY IN FIELD
WD	WOOD

MATERIALS

	CONCRETE (SECTION)
	EARTH (SECTION)
	FINISH CARPENTRY (SECTION)
	GYPSUM BOARD (SECTION)
	INSULATION, BATT (PLAN & SECTION)
	INSULATION, RIGID (PLAN & SECTION)
	MINERAL WOOD INSULATION (PLAN & SECTION)
	METAL (SECTION)
	FILL (SECTION)
	PLYWOOD (SECTION)
	WOOD, CONTINUOUS (SECTION)
	WOOD, BLOCKING (SECTION)
	STONE (PLAN)

SYMBOLS

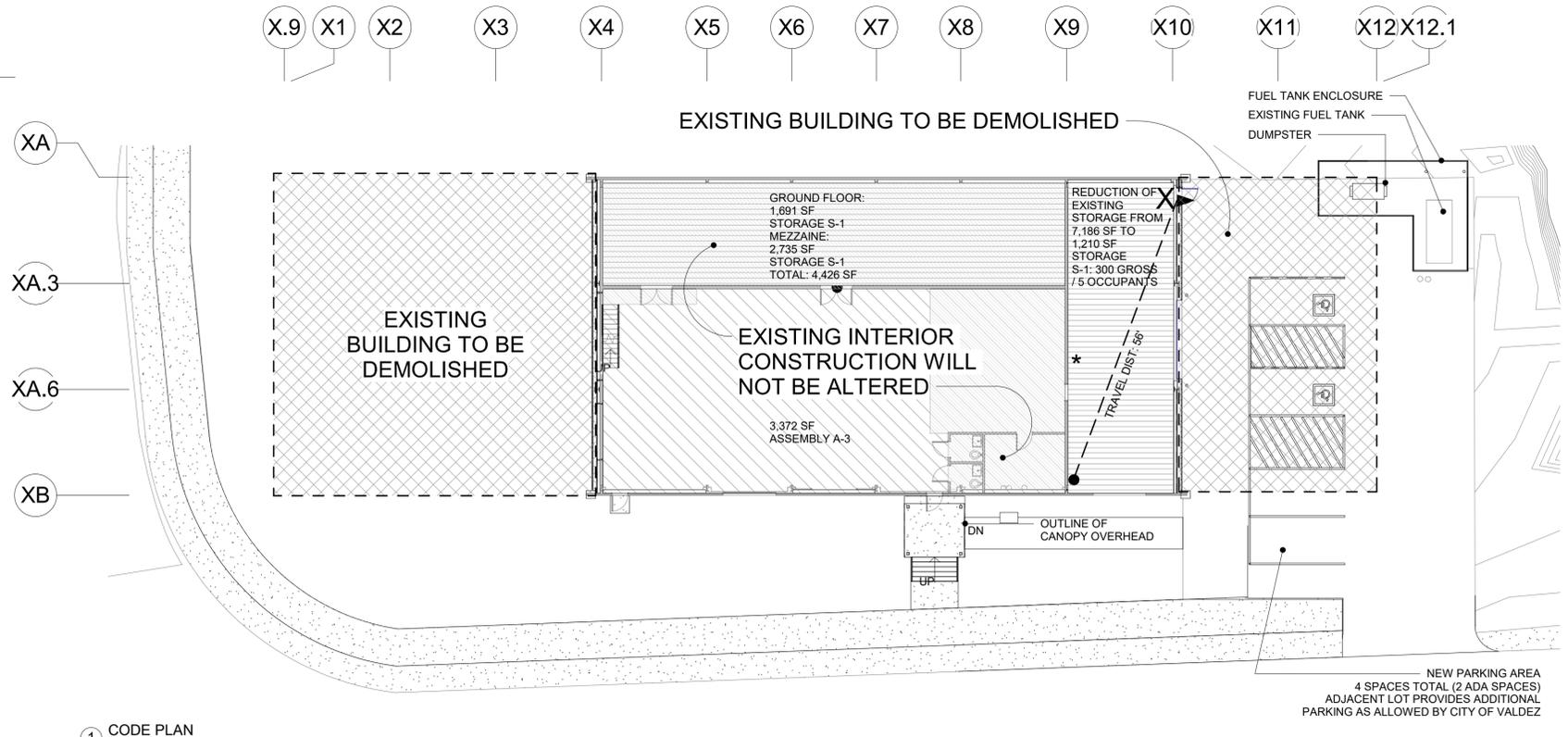
	GRID LINE INDICATION
	ROOM IDENTIFICATION
101	ROOM NAME
150 SF	ROOM NUMBER
	AREA
	INTERIOR / EXTERIOR ELEVATION
XX	DASH INDICATES NO ELEVATION
	BUILDING SECTION
XX	SECTION NUMBER
XX	SECTION SHEET
	WALL SECTION
XX	SECTION NUMBER
XX	SECTION SHEET
	DETAIL
XX	DETAIL NUMBER
XX	DETAIL SHEET
	DOOR NUMBER
101	REFER TO DOOR SCHEDULE
	WINDOW TYPE
J	REFER TO WINDOW SCHEDULE
	KEYNOTE
1	REFER TO NOTES LISTED ON SHEET
	WALL TYPE INDICATOR
A1	REFER TO WALL LEGEND
	FLOOR, CEILING, ROOF TYPE INDICATOR
F1	REFER TO FLOOR, CEILING, ROOF LEGEND
	WORK POINT
	(CONTROL or DATUM POINT)

ASSEMBLIES

	INSULATED METAL PANEL WALL
A1	2 1/2" INSULATED METAL PANEL GIRT PER STRUCTURAL

GENERAL NOTES

- CONSTRUCTION IS TO BE IN COMPLIANCE WITH ALL LOCAL, STATE, & FEDERAL BUILDING CODES.
- THE CITY OF VALDEZ STANDARD GENERAL PROVISIONS, DIVISION 107 APPLY TO THE PROJECT.
- CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS PRIOR TO COMMENCEMENT OF WORK.
- CONTRACTOR TO NOTIFY OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES TO AS-BUILT CONDITIONS.
- FIELD VERIFY ALL DIMENSIONS AND EQUIPMENT LOCATIONS. NOTIFY ARCHITECT OF DISCREPANCIES BETWEEN THE DOCUMENTS AND FIELD CONDITIONS.
- CONTRACTOR TO PROTECT ALL EXISTING BUILDINGS, STRUCTURES, FURNITURE, FINISHES, AND EQUIPMENT.
- ALL DIMENSIONS ARE TO FACE OF FINISH UNLESS OTHERWISE NOTED.



1 CODE PLAN
1/16" = 1'-0"

CODE LEGEND

	COMMON PATH OF EGRESS		EXISTING CONSTRUCTION
	EXIT ACCESS TRAVEL DISTANCE		NEW CONSTRUCTION
	EXIT ACCESS STARTING/DECISION POINT		DEMOLISHED CONSTRUCTION
	FIRE EXTINGUISHER		OCCUPANCY TYPE: STORAGE (S-1)
	FIRE EXIT		OCCUPANCY TYPE: ASSEMBLY (A-3)

CODE ANALYSIS

PROJECT DESCRIPTION: THE EXISTING PRE-ENGINEERED METAL BUILDING IS CURRENTLY DIVIDED INTO THREE SEPARATE SPACES. THE SOUTH AREA WILL BE DEMOLISHED, THE NORTH END WILL BE REDUCED IN SIZE, AND THE CENTRAL AREA WILL REMAIN AS IS.

INTERNATIONAL BUILDING CODE ANALYSIS

APPLICABLE CODES:
STATE OF ALASKA
2012 INTERNATIONAL BUILDING CODE (WITH STATE AMENDMENTS)
2012 INTERNATIONAL ENERGY CONSERVATION CODE
2012 INTERNATIONAL MECHANICAL CODE (WITH STATE AMENDMENTS)
2012 INTERNATIONAL FIRE CODE (WITH STATE AMENDMENTS)
CITY OF VALDEZ
2011 NATIONAL ELECTRIC CODE (WITH CITY OF VALDEZ AMENDMENTS)
2009 UNIFORM PLUMBING CODE (WITH CITY OF VALDEZ AMENDMENTS)

IBC SECTION 3401.4 ALTERATIONS
MATERIALS ALREADY IN USE IN A BUILDING IN COMPLIANCE WITH REQUIREMENTS OR APPROVALS IN EFFECT AT THE TIME OF THEIR ERECTION OR INSTALLATION SHALL BE PERMITTED TO REMAIN IN USE UNLESS DETERMINED BY THE BUILDING OFFICIAL TO BE UNSAFE PER SECTION 116.

UPC TABLE 4-1
TABLE 4-1 APPLIES TO NEW BUILDINGS, ADDITIONS TO A BUILDING, AND CHANGES OF OCCUPANCY OR TYPE OF AN EXISTING BUILDING RESULTING IN INCREASED OCCUPANT LOAD. DESIGNED ALTERATIONS DO NOT CHANGE THE USE OR INCREASE THE OCCUPANT LOAD OF THE BUILDING.

IBC SECTION 302 OCCUPANCY CLASSIFICATION: MIXED USE NON SEPARATED - A3 (ASSEMBLY) & STORAGE S-1. EXISTING S-1 STORAGE OUTSIDE OF "MUSEUM SPACE" BEING REDUCED FROM 7,186 SF TO 1,210 SF.

IBC SECTION 503 GENERAL BUILDING HEIGHT AND AREA LIMITATIONS
TYPE VB - A-3 (S) - 1 STORY - 6,000 SF (MOST RESTRICTIVE)
TYPE VB - S-1 (S) - 1 STORY - 9,000 SF

IBC SECTION 506.2 FRONTAGE INCREASE
WHERE A BUILDING HAS MORE THAN 25 PERCENT OF ITS PERIMETER ON A PUBLIC WAY OR OPEN SPACE HAVING A WIDTH OF NOT LESS THAN 20 FEET, THE FRONTAGE INCREASE SHALL BE DETERMINED IN ACCORDANCE WITH EQUATION 5-2.
 $((228 \text{ FT}/341 \text{ FT}) - 25)/30/30 = .42$
AREA INCREASE - 6,000 * .42 = 2,520 SF

IBC SECTION 506.3 AUTOMATIC SPRINKLER SYSTEM INCREASE
A BUILDING EQUIPPED THROUGHOUT WITH AN APPROVED AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH SECTION 903.3.1.1, THE BUILDING AREA LIMITATION IN TABLE 503 IS PERMITTED TO BE INCREASED BY AN ADDITIONAL 200%.
AREA INCREASE - 6,000 * 200% = 12,000

TOTAL ALLOWABLE AREA: 14,520 SF
TOTAL AREA AFTER MODIFICATIONS: 6,432 (LARGEST PLATE)
TOTAL AREA: 9,008 SF (A-3: 3,372 SF; S-1: 5,636 SF)

IBC SECTION 508.3 NONSEPARATED OCCUPANCIES
NONSEPARATED OCCUPANCIES SHALL BE INDIVIDUALLY CLASSIFIED IN ACCORDANCE WITH SECTION 302.1. THE MOST RESTRICTIVE PROVISIONS OF CHAPTER 9 WHICH APPLY TO THE NONSEPARATED OCCUPANCIES SHALL APPLY TO THE TOTAL NONSEPARATED OCCUPANCY AREA.

508.3.3 SEPARATION
NO SEPARATION IS REQUIRED BETWEEN NONSEPARATED OCCUPANCIES.

IBC 601 (TABLE 601) CONSTRUCTION TYPE
TYPE VB (WITH SPRINKLER)

IBC SECTION 803.9 INTERIOR FINISH REQUIREMENTS BASED ON GROUP
GROUP S
ROOMS AND ENCLOSED SPACES: CLASS C

IBC SECTION 906 PORTABLE FIRE EXTINGUISHERS (FE): MAX. TRAVEL DISTANCE TO FE: 75 FT (LIGHT (LOW HAZARD))

IBC SECTION 907.2.1 FIRE ALARM AND DETECTION SYSTEMS
GROUP A/S (AS IT APPLIES TO THE STORAGE AREA ALTERATIONS):
EXCEPTION: MANUAL FIRE ALARM BOXES ARE NOT REQUIRED WHERE THE BUILDING IS EQUIPPED THROUGHOUT WITH AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3.3.1.1 AND OCCUPANT NOTIFICATION APPLIANCES WILL ACTIVATE THROUGHOUT THE NOTIFICATION ZONES UPON SPRINKLER WATERFLOW.

IBC SECTION 1004 OCCUPANT LOAD (STORAGE)
STORAGE AREAS: 1 OCCUPANT PER 300 SF
STORAGE AREA: 1,210 SF/300 SF
OCCUPANT LOAD: 5 OCCUPANTS

IBC SECTION 1005 MEANS OF EGRESS SIZING (STORAGE)
MAX OCCUPANT LOAD OF EGRESS: 5
EGRESS WIDTH AT STAIRS: OCC X 3' = N/A
EGRESS WIDTH AT OTHER COMPONENTS: OCC X 2' = 1"
1. EGRESS DOOR PROVIDED: 36"

IBC SECTION 1007.1 ACCESSIBLE MEANS OF EGRESS REQUIRED
WHERE MORE THAN ONE MEANS OF EGRESS ARE REQUIRED BY SECTION 1015.1 OR 1012.1 FROM ANY ACCESSIBLE SPACE, EACH ACCESSIBLE PORTION OF THE SPACE SHALL BE SERVED BY NOT LESS THAN TWO ACCESSIBLE MEANS OF EGRESS.
EXCEPTION:
1. ACCESSIBLE MEANS OF EGRESS ARE NOT REQUIRED IN ALTERATIONS TO EXISTING BUILDINGS.

IBC SECTION 1008: DOORS
1008.1.2: DOORS SHALL SWING IN DIRECTION OF TRAVEL WHERE SERVING AN OCCUPANT LOAD OF 50 OR MORE.

IBC SECTION 1011: EXIT SIGNS
EXITS AND EXIT ACCESS DOORS SHALL BE MARKED BY AN APPROVED EXIT SIGN READILY VISIBLE FROM ANY DIRECTION OF EGRESS TRAVEL. THE PATH OF EGRESS TRAVEL TO EXITS SHALL BE MARKED BY READILY VISIBLE EXIT SIGNS TO CLEARLY INDICATE THE DIRECTION OF EGRESS TRAVEL.

IBC SECTION 1014.3: COMMON PATH OF EGRESS
OCCUPANCY S WITH SPRINKLER SYSTEM - 100 FT

IBC SECTION 1015.1: SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY
OCCUPANCY S, MAXIMUM OCCUPANT LOAD OF THE SPACE FOR ONE EXIT: 29

IBC SECTION 1021.2: NUMBER OF EXITS
ONE EXIT REQUIRED FOR S OCCUPANCY WITH 29 OR LESS OCCUPANTS/BASEMENT OR FIRST FLOOR, 29 OR LESS OCCUPANTS ON LEVEL 02, AND A MAXIMUM TRAVEL DISTANCE LESS THAN 100 FEET WITH SPRINKLER SYSTEM.

CITY OF VALDEZ
WAREHOUSE 1 REMODEL
436 FERRY TERMINAL WAY,
VALDEZ, AK 99686



CODE ANALYSIS & GENERAL INFO

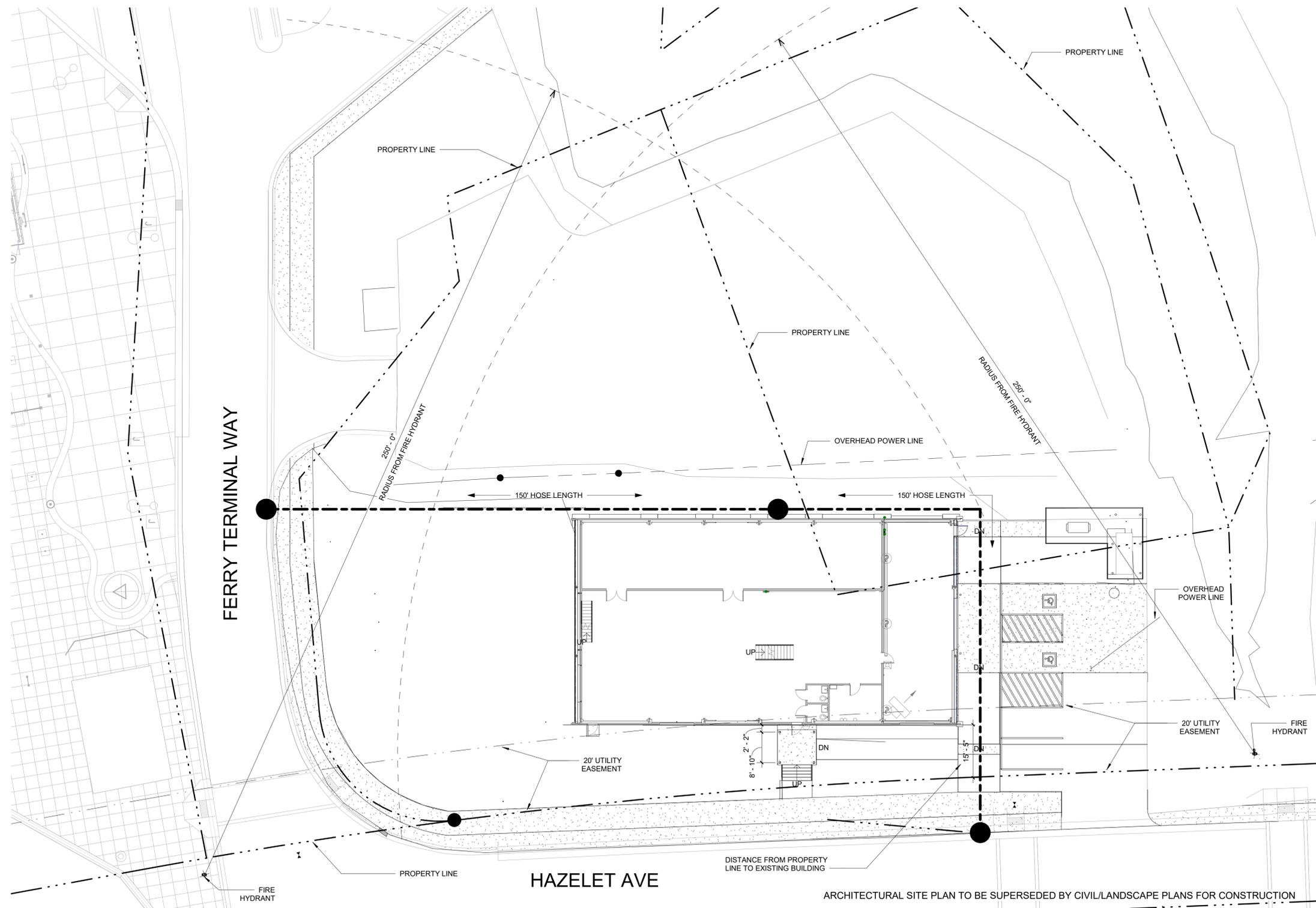
AUTHOR: JMS
REVISION:
ISSUE DATE: 05.31.2019

ECI ARCHITECTURE DESIGN STRATEGY
3909 ARCTIC BOULEVARD, SUITE 103
ANCHORAGE, ALASKA 99503 907.561.5543
PROJECT NO. 17-0009.01

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A1.0.1

FULL SIZE PRINTED ON 22 x 34 145



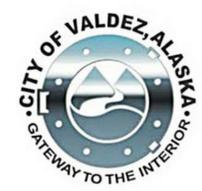
1 SITE PLAN
1/16" = 1'-0"



SITE PLAN

AUTHOR: JMS
REVISION:
ISSUE DATE: 05.31.2019

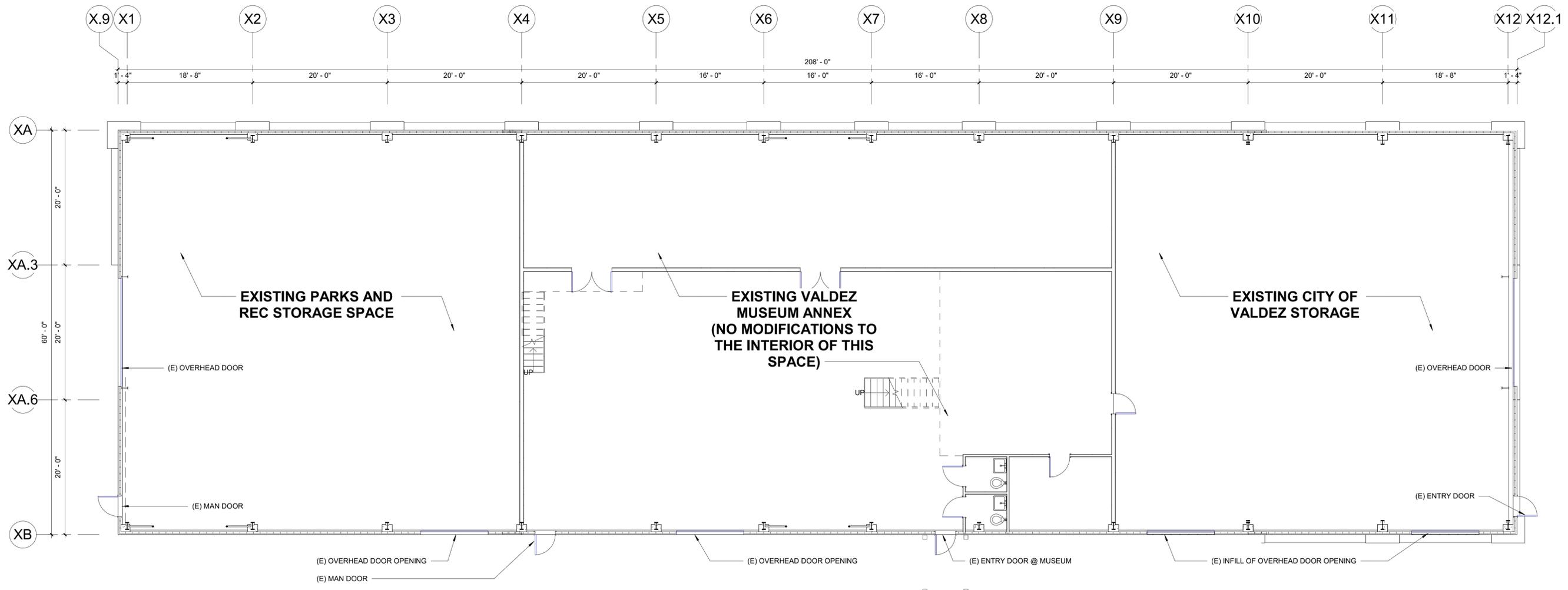
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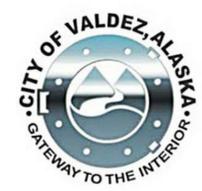
CITY OF VALDEZ
WAREHOUSE 1 REMODEL
436 FERRY TERMINAL WAY,
VALDEZ, AK 99686
CONSTRUCTION DOCUMENTS

ECI ARCHITECTURE DESIGN STRATEGY
3909 ARCTIC BOULEVARD, SUITE 103
ANCHORAGE, ALASKA 99503 907.561.5543
PROJECT NO. 17-0009.01

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1 FLOOR PLAN (EXISTING)
1/8" = 1'-0"



FLOOR PLAN (EXISTING)

AUTHOR: JMS
REVISION:
ISSUE DATE: 05.31.2019

CHECKED: JWS

A1.2.1

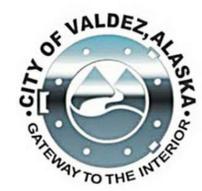
DEMOLITION GENERAL NOTES

1. FIELD VERIFY ALL DIMENSIONS AND EQUIPMENT LOCATIONS. NOTIFY ARCHITECT OF DISCREPANCIES BETWEEN THE DOCUMENTS AND FIELD CONDITIONS
2. COORDINATE DEMOLITION WORK WITH NEW CONSTRUCTION.
3. REPAIR DEMOLITION PERFORMED IN EXCESS OF THAT REQUIRED. REPAIR, PATCH, AND PAINT AS NEEDED TO LIKE NEW CONDITION. SURFACES WHICH ARE TO REMAIN BUT HAVE BECOME SOILED OR DAMAGED BY DEMOLITION WORK.

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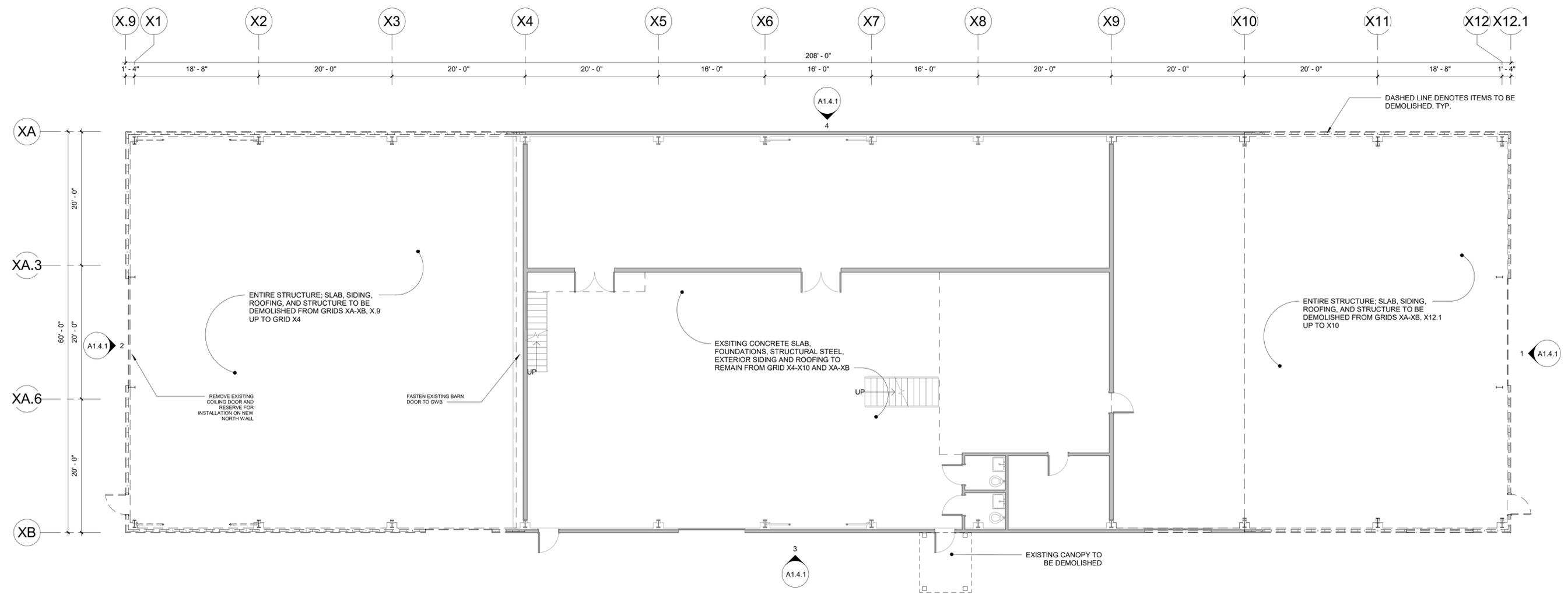
ECI ARCHITECTURE DESIGN STRATEGY
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 ANCHORAGE, ALASKA 99503 907.561.5543
 PROJECT NO. 17-0009.01

CITY OF VALDEZ
WAREHOUSE 1 REMODEL
 436 FERRY TERMINAL WAY,
 VALDEZ, AK 99686
 CONSTRUCTION DOCUMENTS

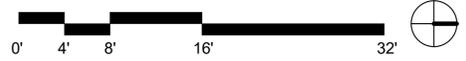


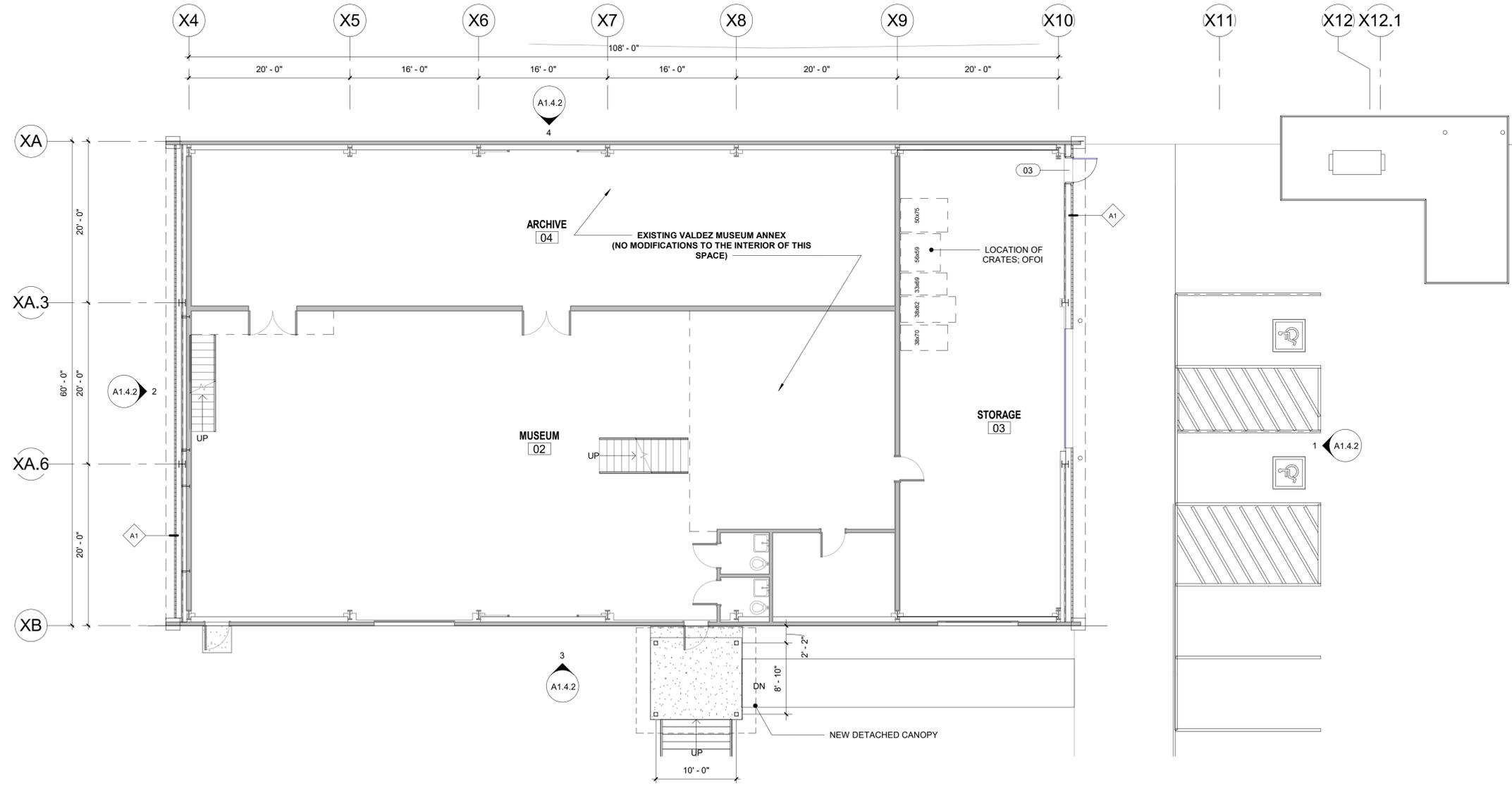
DEMOLITION PLAN
 AUTHOR: DPP/JMS CHECKED: JWS
 REVISION:
 ISSUE DATE: 05.31.2019

A1.2.2
 FULL SIZE PRINTED ON 22 x 34
 148

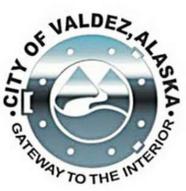


1 FLOOR PLAN (DEMO)
 1/8" = 1'-0"





1 FLOOR PLAN
1/8" = 1'-0"



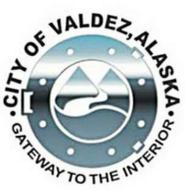
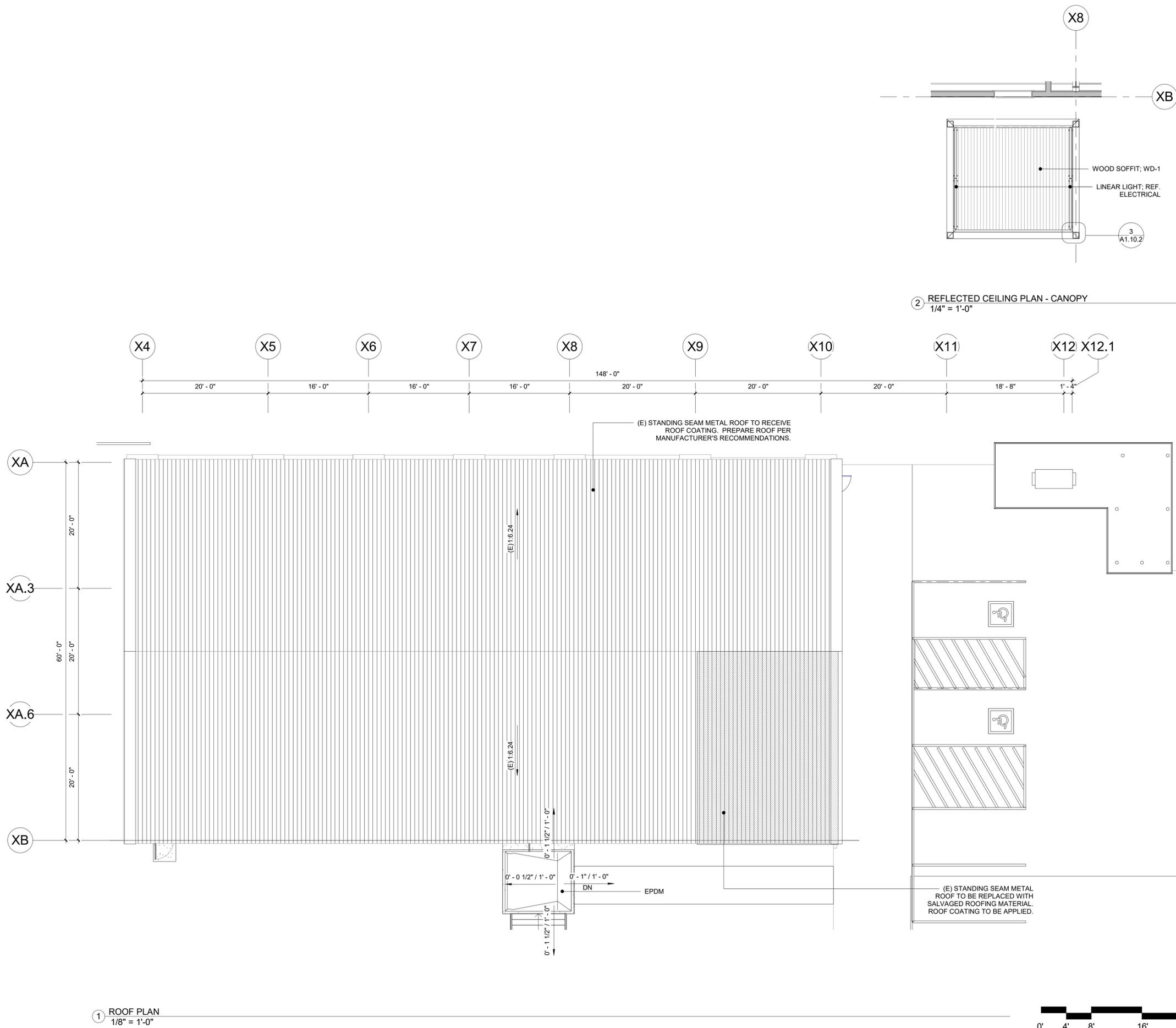
FLOOR PLAN (NEW)
 AUTHOR: JMS
 REVISION:
 ISSUE DATE: 05.31.2019
 CHECKED: JWS

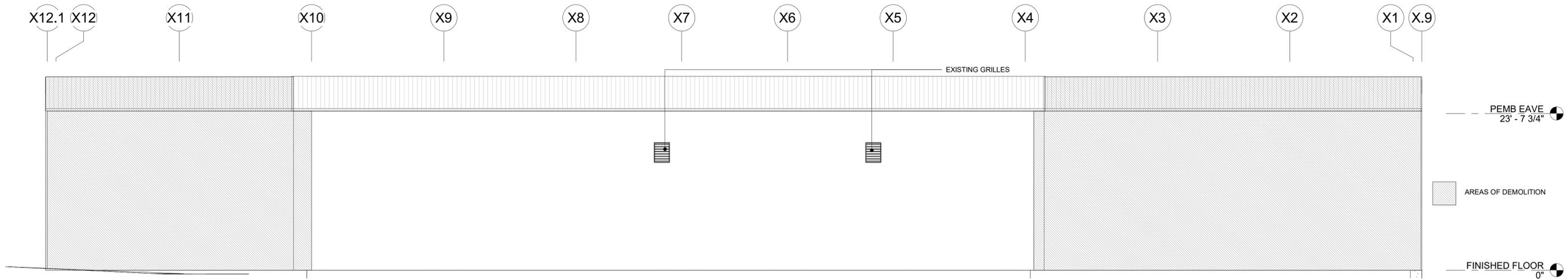
A1.2.3
 FULL SIZE PRINTED ON 22 x 34
 149

CITY OF VALDEZ
WAREHOUSE 1 REMODEL
 436 FERRY TERMINAL WAY,
 VALDEZ, AK 99686
 CONSTRUCTION DOCUMENTS

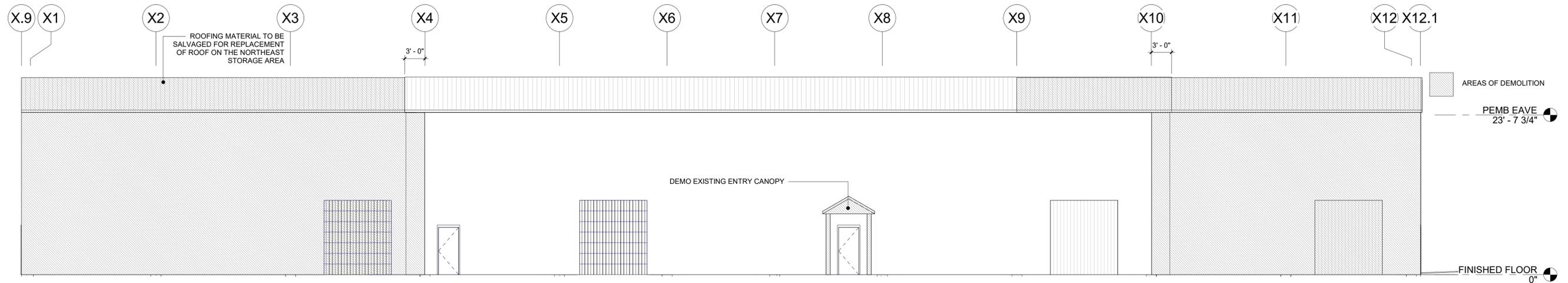
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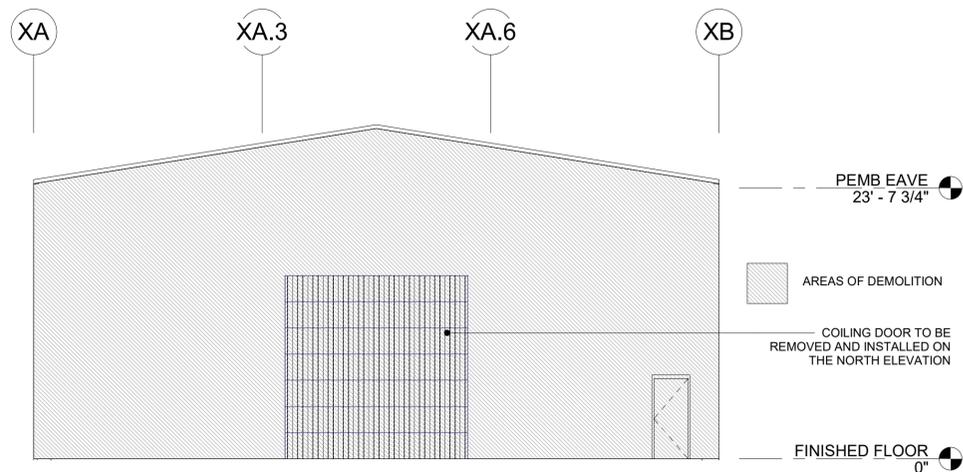




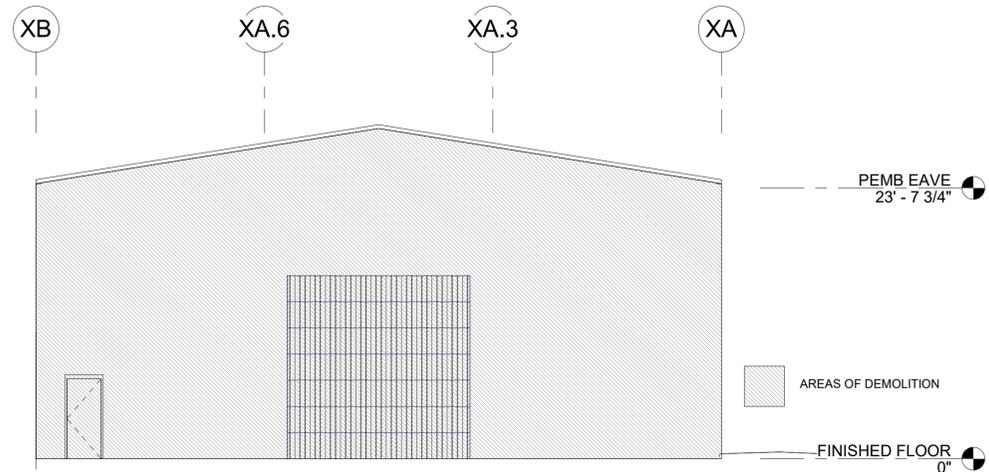
4 WEST ELEVATION (EXISTING)
1/8" = 1'-0"



3 EAST ELEVATION (EXISTING)
1/8" = 1'-0"

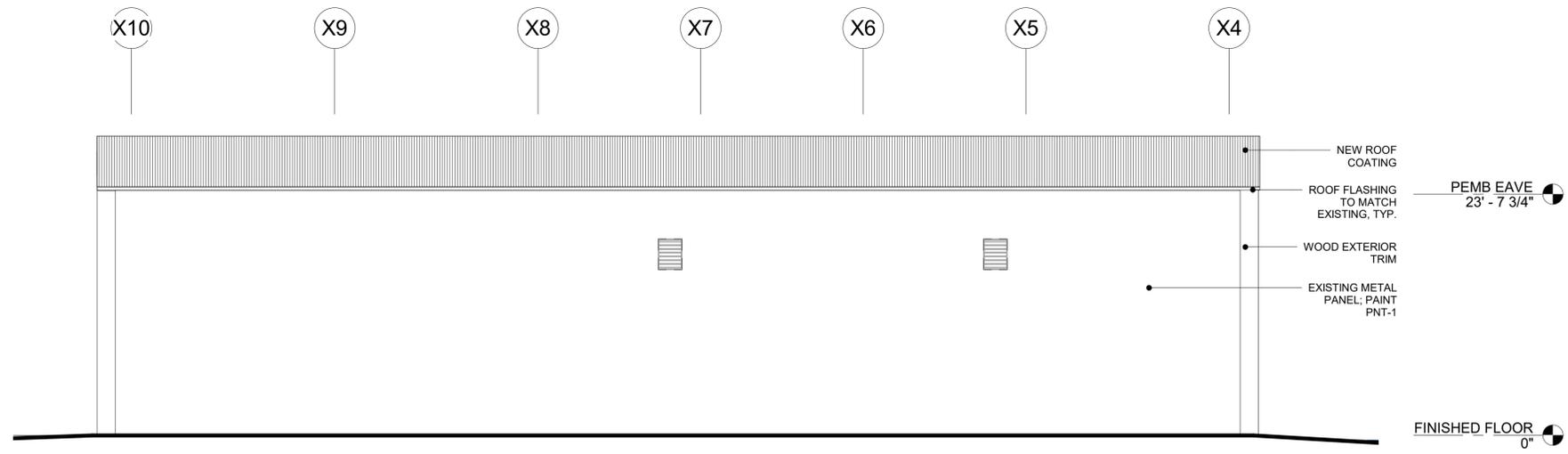


2 SOUTH ELEVATION (EXISTING)
1/8" = 1'-0"

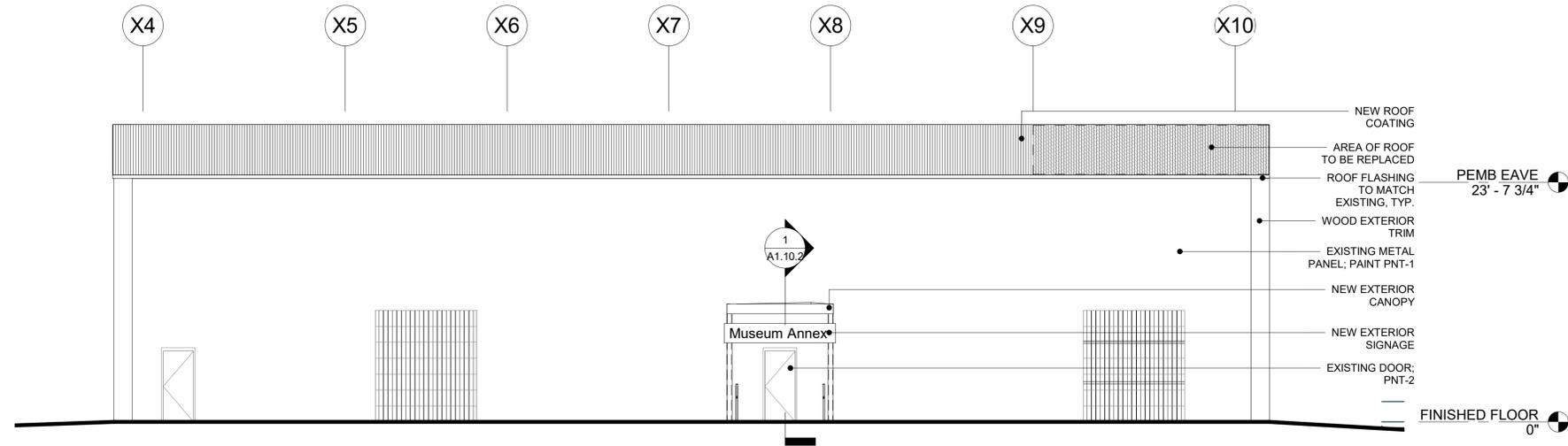


1 NORTH ELEVATION (EXISTING)
1/8" = 1'-0"

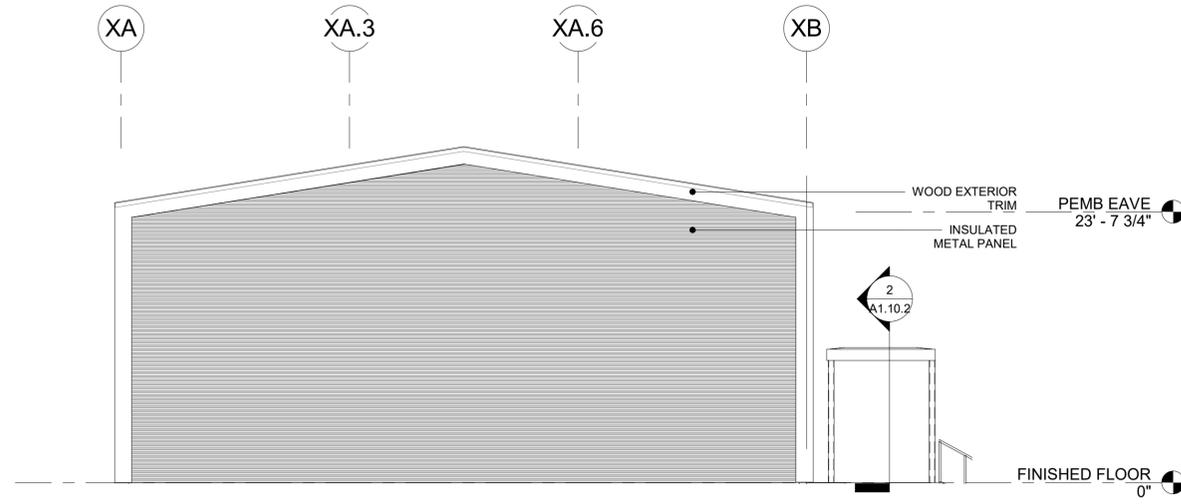




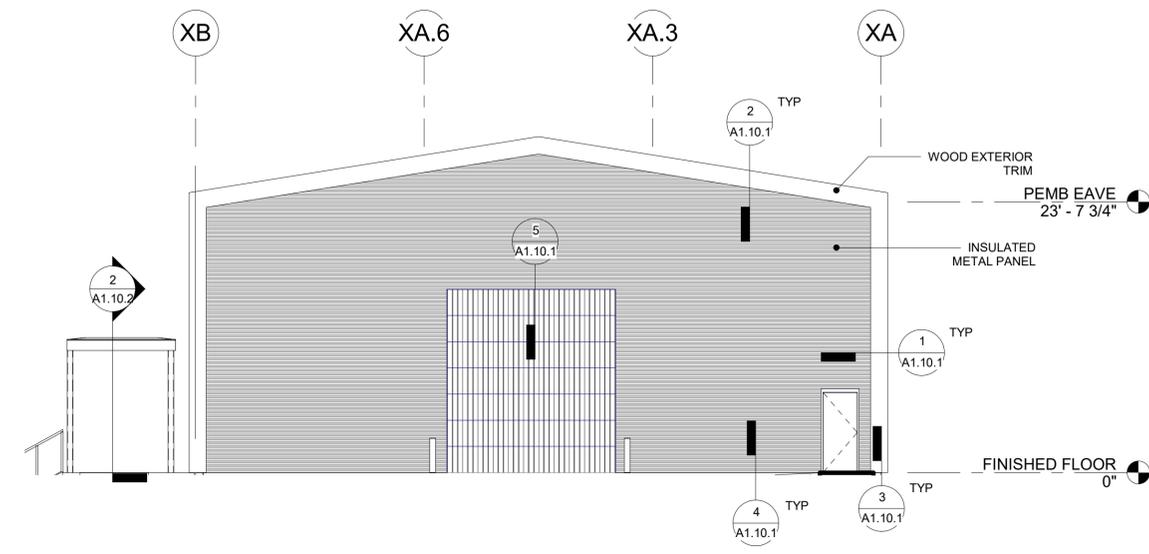
④ WEST ELEVATION (NEW)
1/8" = 1'-0"



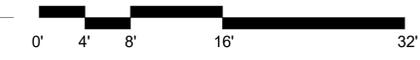
③ EAST ELEVATION (NEW)
1/8" = 1'-0"



② SOUTH ELEVATION (NEW)
1/8" = 1'-0"



① NORTH ELEVATION (NEW)
1/8" = 1'-0"

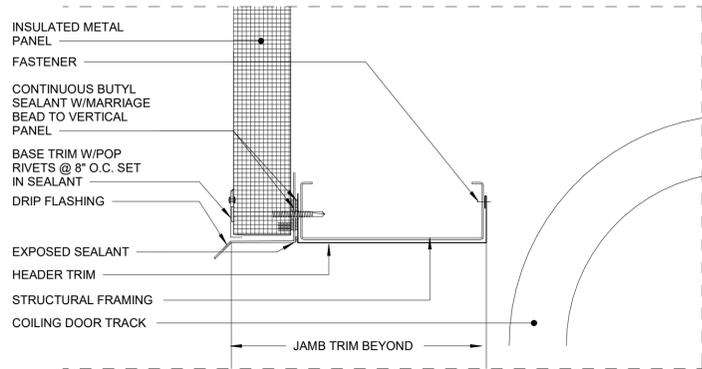


EXTERIOR ELEVATIONS (NEW)
 AUTHOR: JMS
 REVISION:
 ISSUE DATE: 05.31.2019
 CHECKED: JWS

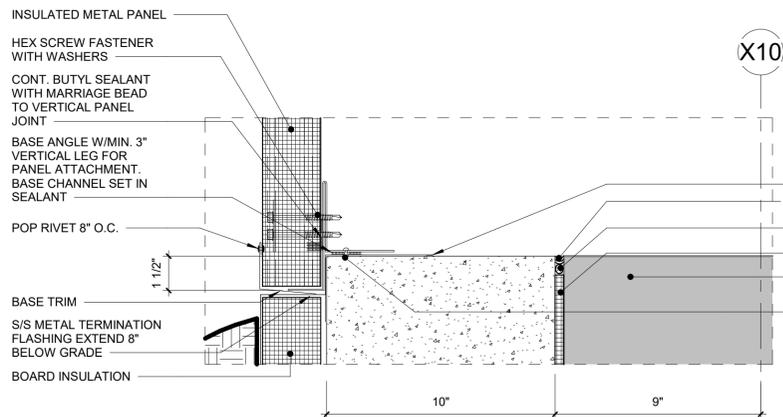
DOOR SCHEDULE - NEW								
Mark	Width	Height	Thickness	Door Material	Door Finish	Frame Material	Frame Finish	Comments
03	3' - 0"	7' - 0"	1 3/4"	INSULATED HOLLOW METAL	PNT-2	INSULATED HOLLOW METAL	PNT-2	OPENING DETAILS: CI-FO-02-KSV & CI-FO-03-KSV

FINISH LEGEND

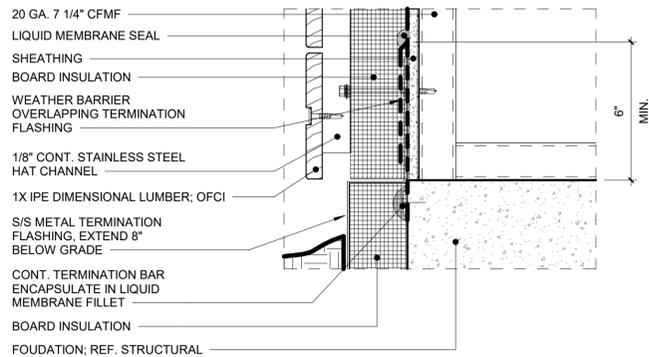
PNT-1: EXTERIOR METAL PANELS; COLOR TBD BY OWNER
PNT-2: EXISTING ENTRY DOOR; COLOR TBD BY OWNER
PNT-3: CANOPY PAINT; COLOR TBD BY OWNER



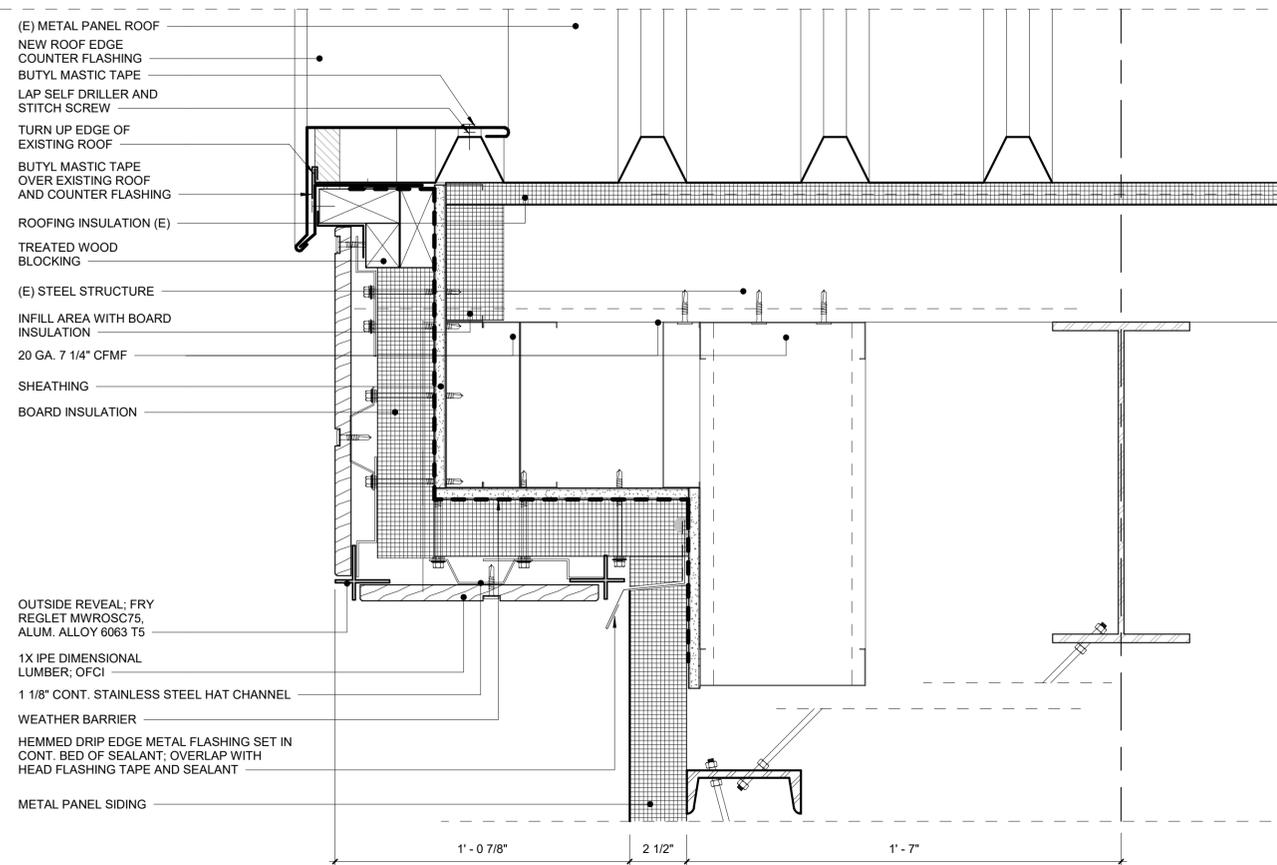
5 SECTION DETAIL - COILING DOOR
3" = 1'-0"



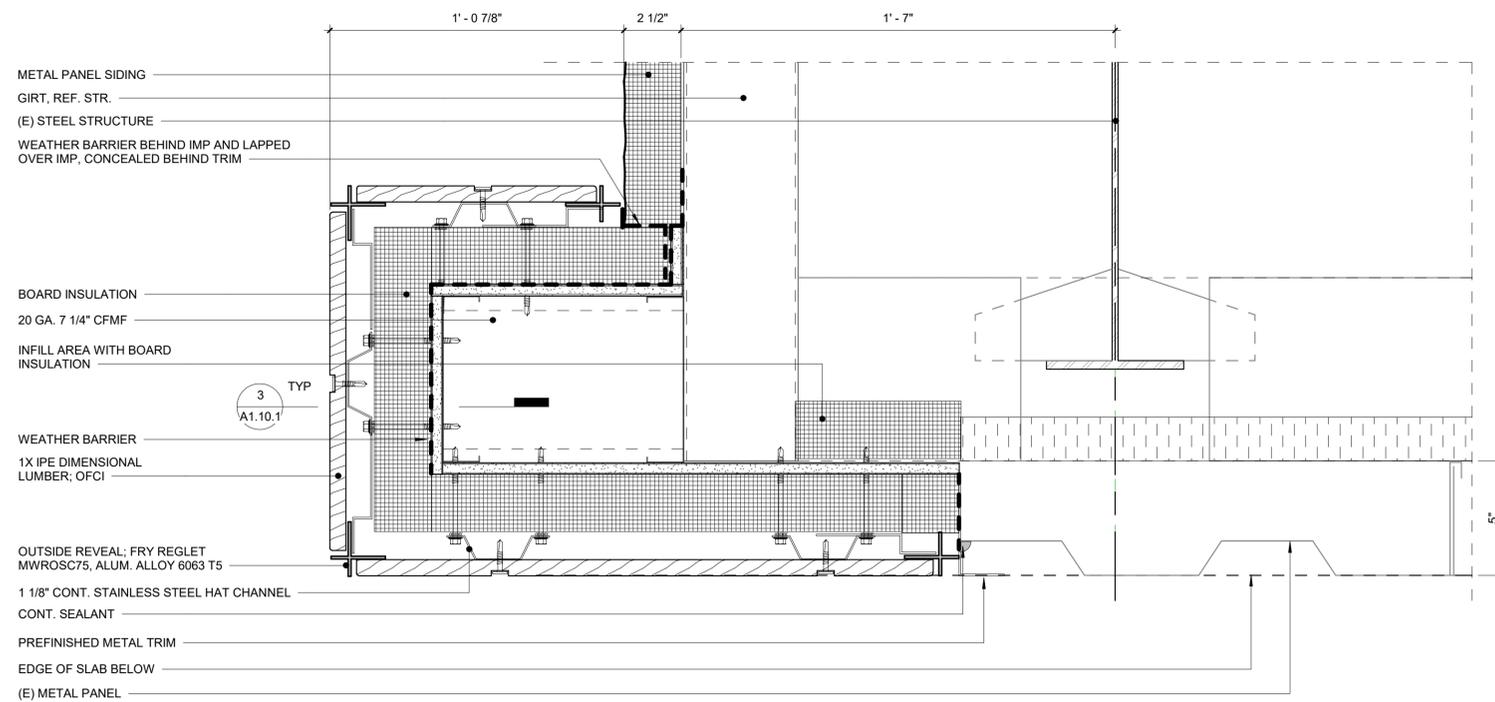
4 SECTION DETAIL - IMP BASE
3" = 1'-0"



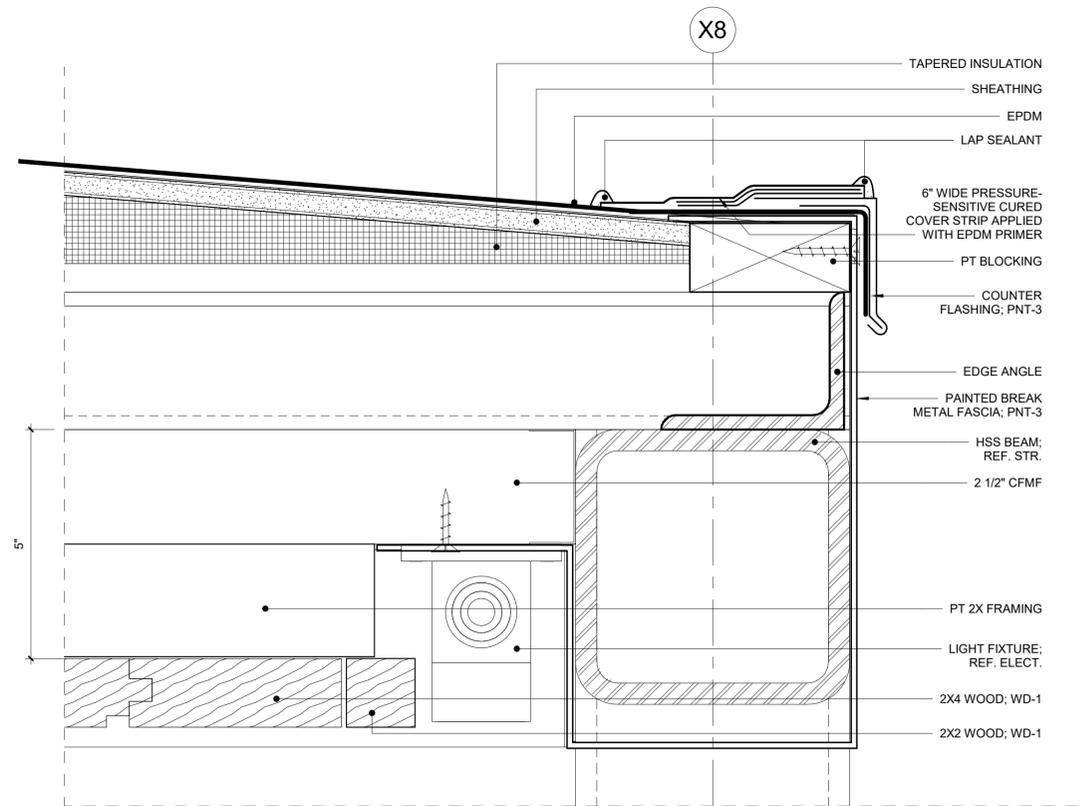
3 SECTION DETAIL - WOOD WALL @ FOUNDATION, TYP.
3" = 1'-0"



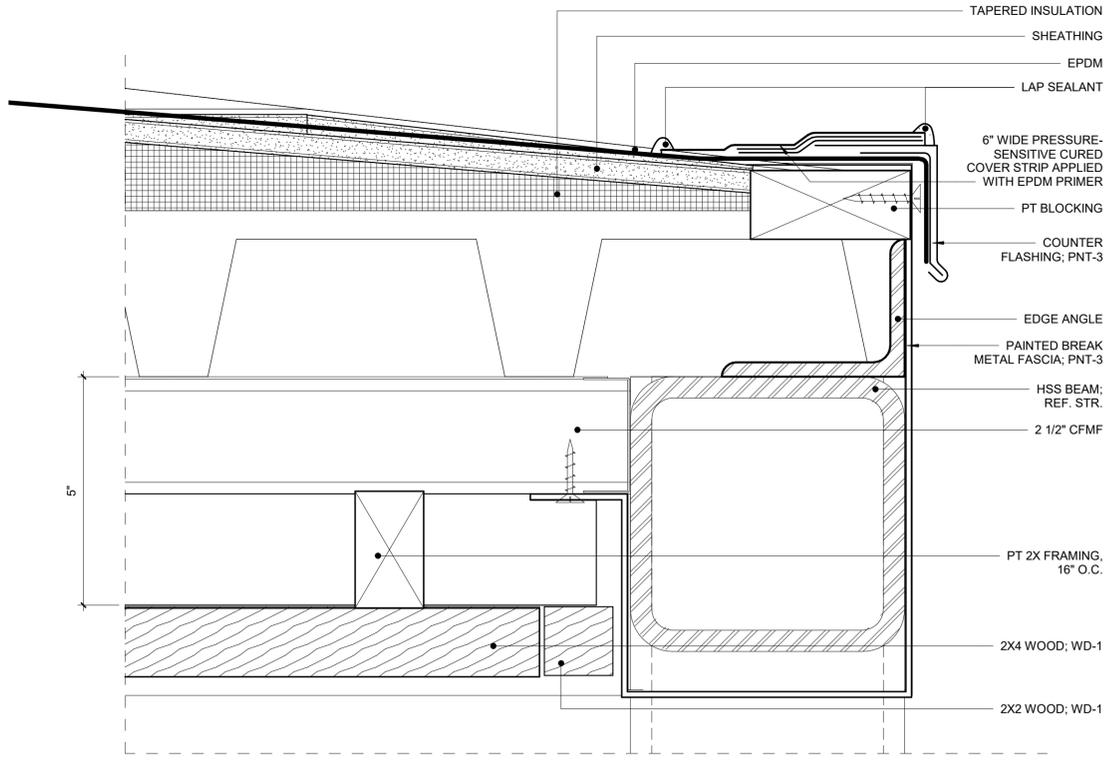
2 SECTION DETAIL - NEW WALL TRIM
3" = 1'-0"



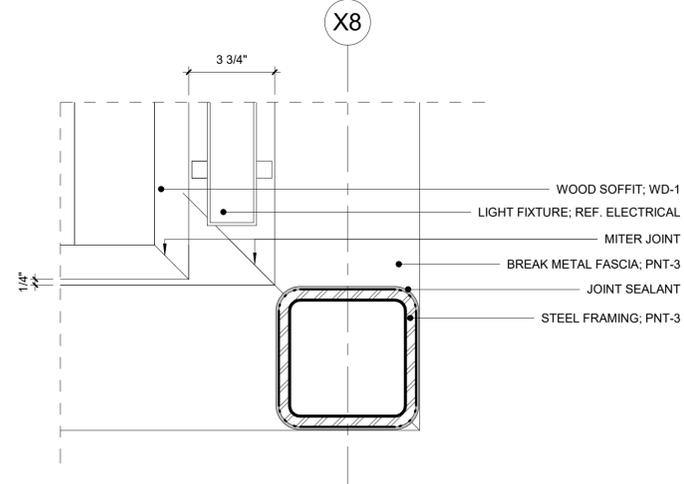
1 PLAN DETAIL - NEW WALL TRIM
3" = 1'-0"



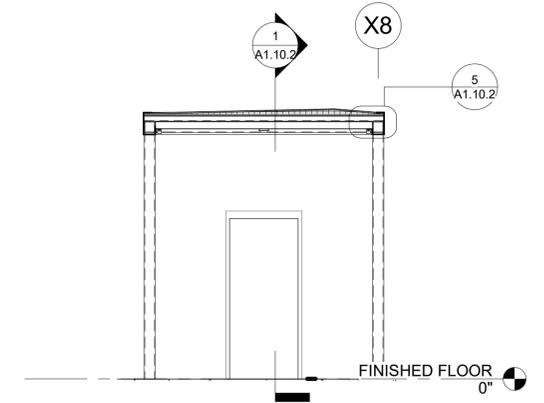
5 SECTION DETAIL - CANOPY N/S
6" = 1'-0"



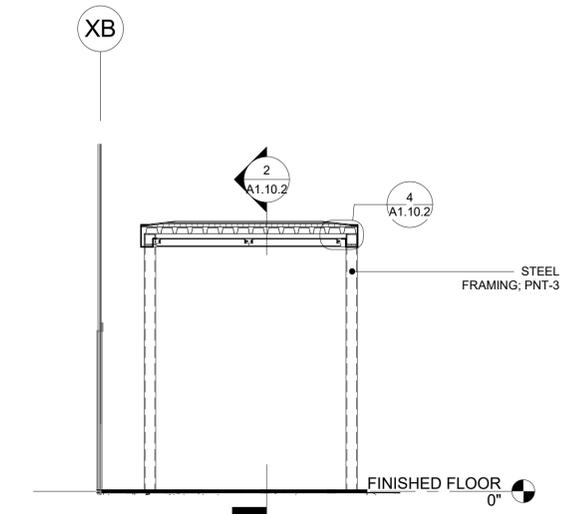
4 SECTION DETAIL - CANOPY E/W
6" = 1'-0"



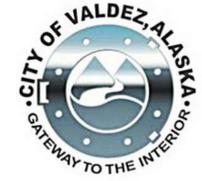
3 REFLECTED CEILING PLAN DETAIL - CANOPY
3" = 1'-0"



2 BUILDING SECTION - CANOPY N/S
1/4" = 1'-0"



1 BUILDING SECTION - CANOPY E/W
1/4" = 1'-0"



CANOPY ELEVATIONS AND DETAILS

AUTHOR: JMS
 REVISION:
 CHECKED: JWS
 ISSUE DATE: 05.31.2019

GENERAL NOTES

- ALL WORK SHALL CONFORM TO THE MINIMUM STANDARDS OF THE FOLLOWING CODES:
- THE INTERNATIONAL BUILDING CODE (IBC) 2012 AND ITS REFERENCED STANDARDS, HEREIN REFERRED TO AS "THE CODE".
- PRIOR TO FABRICATION AND CONSTRUCTION, THE CONTRACTOR SHALL VERIFY EXISTING ELEVATIONS AND DIMENSIONS ASSOCIATED WITH THE WORK. ALL OMISSIONS OR CONFLICTS BETWEEN VARIOUS ELEMENTS OF THE CONTRACT DRAWINGS AND/OR SPECIFICATIONS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ENGINEER OF RECORD PRIOR TO PROCEEDING WITH THE RELATED WORK.
- CONTRACTOR SHALL INVESTIGATE SITE DURING CLEARING AND EARTHWORK OPERATIONS FOR FILLED EXCAVATIONS OR BURIED STRUCTURES, SUCH AS FOUNDATIONS, ETC. THE ENGINEER OF RECORD SHALL BE NOTIFIED IMMEDIATELY IF ANY SUCH STRUCTURES ARE FOUND.
- THE STRUCTURAL DRAWINGS REPRESENT THE FINISHED STRUCTURE AND DO NOT INDICATE THE METHOD OF CONSTRUCTION. CONSTRUCTION LOADS SHALL NOT EXCEED THE DESIGN LIVE LOADS.
- THESE CONTRACT DRAWINGS WERE PREPARED WITH THE ASSISTANCE OF OWNER PROVIDED INFORMATION. THE CONTRACTOR IS RESPONSIBLE FOR BECOMING COMPLETELY FAMILIAR WITH ALL EXISTING CONDITIONS AND VERIFICATION OF EXISTING CONSTRUCTION, ELEVATIONS, AND DIMENSIONS. IF EXISTING CONDITIONS VARY FROM THE REQUIREMENTS OF THE CONTRACT, THE CONTRACTOR SHALL PROMPTLY NOTIFY THE ENGINEER OF RECORD BEFORE WORK STARTS.

STRUCTURAL DESIGN DATA

- LOADS IN ACCORDANCE WITH THE REQUIREMENTS OF THE CODE ARE ALSO IN ACCORDANCE WITH THE MINIMUM REQUIREMENTS OF IBC 2012 AS MODIFIED BY THE CITY OF VALDEZ.

LIVE LOADS:

ROOF 20PSF
 OFFICES 50 PSF AND 20 PSF PARTITION

SNOW LOADS: IN ACCORDANCE WITH THE REQUIREMENTS OF THE CODE

$P_g = 160 \text{ lb/ft}^2$
 $P_f = 101 \text{ lb/ft}^2$
 $C_e = .9$
 $C_t = 1.2$
 $I = 1$
 $P_s = 101\text{PSF}$

WIND LOADS: IN ACCORDANCE WITH THE CODE.

BASIC WIND SPEED V = 137 MPH
 WIND IMPORTANCE I = 1.00
 OCCUPANCY CATEGORY II
 WIND EXPOSURE CATEGORY EXPOSURE D
 INTERNAL PRESSURE COEFFICIENT... GCpi = ±0.18

COMPONENT AND CLADDING WIND PRESSURES (PSF)								
ZONE	<25sq. FT		25-100sq. FT		>100sq. FT			
1	45.1	-41.4	45.1	-41.4	45.1	-41.4		
2	67.7	-63.9	67.7	-63.9	45.1	-41.1		
3	90.2	-124.1	67.7	-63.9	45.1	-41.4		
ZONE	10sq. FT		20sq. FT		50sq. FT		100sq. FT	
4 MAIN WALL	30.8	-34.4	29.4	-32.0	27.6	-30.2	26.2	-28.8
5 EDGE WALL	30.8	-41.3	29.4	-38.6	27.6	-34.9	26.2	-32.0
ZONE	<36sq. FT		≥36sq. FT					
1 CANOPY	47.0	-44.0	47.0	-44.0				
2 CANOPY	71.0	-67.0	71.0	-67.0				
3 CANOPY	95.0	-130.0	71.0	-67.0				

COMPONENT & CLADDING ZONES SHALL BE PER FIGURE 30.8-3 IN ASCE 7-10. a=5ft

SEISMIC LOADS: BASED ON THE EQUIVALENT LATERAL FORCE PROCEDURE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CODE.

SEISMIC IMPORTANCE FACTOR I = 1.0
 OCCUPANCY CATEGORY II
 SITE CLASS D
 SHORT-PERIOD DESIGN ACCELERATION S_{DS} = 1.0g
 1-SECOND DESIGN ACCELERATION S_{D1} = 0.77g
 SEISMIC DESIGN CATEGORY D

FOUNDATION NOTES

- FOUNDATION DESIGN IS BASED ON THE AS-BUILT INFORMATION PROVIDED BY THE CITY OF VALDEZ.
- FOUNDATIONS & WALLS ARE DESIGNED BASED ON THE FOLLOWING INFORMATION:

 ALLOWABLE BEARING PRESSURE*: 3000PSF

 COEFFICIENT OF FRICTION u = 0.25

 *VALUES MAY BE INCREASED BY 1/3 FOR WIND OR SEISMIC LOAD CASES

 FOOTINGS SHALL BEAR ON FIRM NATURAL SOILS.
- ALL FOOTING SUBGRADES AS REQUIRED AND ALL SLAB SUBGRADES SHALL BE COMPACTED TO 95 PERCENT OF MAXIMUM DENSITY AT OPTIMUM MOISTURE CONTENT. ALL BACKFILL AROUND AND ABOVE ALL FOUNDATION ELEMENTS, FOOTINGS, CAPS, MATS, WALLS AND PITS SHALL BE COMPACTED TO 95 PERCENT OF MAXIMUM DENSITY.
- ALL ORGANIC AND/OR OTHER UNSUITABLE MATERIALS SHALL BE REMOVED FROM SUBGRADE AND BACKFILL AREAS AND BACKFILLED WITH ACCEPTABLE GRANULAR FILL, COMPACTED TO 95 PERCENT OF MAXIMUM DENSITY.
- CONTRACTOR SHALL PROVIDE FOR DESIGN AND INSTALLATION OF ALL CRIBBING, SHEATHING AND SHORING REQUIRED AND SHALL BE SOLELY RESPONSIBLE FOR ALL EXCAVATION PROCEDURES INCLUDING LAGGING, SHORING AND PROTECTION OF ADJACENT PROPERTY, STRUCTURES, STREETS AND UTILITIES IN ACCORDANCE WITH ALL NATIONAL, STATE AND LOCAL SAFETY ORDINANCES.
- THE CONTRACTOR SHALL PROVIDE ALL NECESSARY MEASURES TO PREVENT ANY FROST OR ICE FROM PENETRATING ANY FOOTING OR SLAB SUBGRADES BEFORE AND AFTER PLACING OF CONCRETE UNTIL SUCH SUBGRADES ARE FULLY PROTECTED BY THE PERMANENT BUILDING STRUCTURE.
- ALL EXCAVATIONS SHALL BE PROPERLY BACKFILLED. DO NOT PLACE BACKFILL BEHIND RETAINING WALLS BEFORE CONCRETE OR GROUT HAS ATTAINED FULL DESIGN STRENGTH. CONTRACTORS SHALL BRACE OR PROTECT ALL BUILDING AND PIT WALLS BELOW GRADE FROM LATERAL LOADS UNTIL ATTACHING FLOORS ARE COMPLETELY IN PLACE AND HAVE ATTAINED FULL STRENGTH. CONTRACTOR SHALL PROVIDE FOR DESIGN, PERMITS AND INSTALLATION OF SUCH BRACING.
- THE CONCRETE FOR EACH ISOLATED FOOTING SHALL BE PLACED IN ONE (1) CONTINUOUS PLACEMENT.
- NO CONSTRUCTION SHALL COMMENCE UNTIL ALL SEASONAL FROST HAS THAWED OR BEEN REMOVED.

STRUCTURAL CONCRETE NOTES

- ALL CONCRETE CONSTRUCTION SHALL CONFORM TO CHP 19 OF THE CODE AND THE PROVISIONS IN ACI 318.
- SUITABLE CONCRETE MIXES SHALL BE PREPARED BY A QUALIFIED TESTING LABORATORY AND APPROVED BY THE ENGINEER OF RECORD. CONCRETE SPECIFIED BY COMPRESSIVE STRENGTH SHALL BE PROPORTIONED ON THE BASIS DESCRIBED IN 1905.1.1 OF THE CODE.
- SCHEDULE OF CAST-IN-PLACE CONCRETE 28 DAY COMPRESSIVE STRENGTHS AND TYPES:

CONDITION	STRENGTH (PSI)	DENSITY (PCF)	W/C RATIO	AIR ENTRAINMENT
SLAB ON GRADE AND FOOTINGS	4500	150	0.45	4-7%

- PORTLAND CEMENT SHALL CONFORM TO ASTM STANDARD C-150 AND TYPE AS FOLLOWS:
 A. TYPE I/III - TYPICAL USE IN WARM/COLD SEASON CONCRETE, RESPECTIVELY.
 B. TYPE II/V - FOR USE IN MODERATE/HIGH SULFATE CORROSIVE SOILS.
- AGGREGATE FOR HARD-ROCK CONCRETE (150 PCF) SHALL CONFORM TO THE REQUIREMENTS AND TESTS OF ASTM C-33.
- ALL CONCRETE PERMANENTLY EXPOSED TO THE WEATHER SHALL CONTAIN AN APPROVED AIR-ENTRAINING ADMIXTURE IN CONFORMANCE WITH ASTM C-260.
- ALL REINFORCING BARS SHALL BE DEFORMED BAR CONFORMING TO THE STANDARDS OF ASTM A615, GRADE 60.
- WHERE INDICATED ON PLANS, ALL WELDED WIRE FABRIC SHALL CONFORM TO THE STANDARDS OF ASTM A185. A MINIMUM 8 INCH LAP SHALL BE PROVIDED FOR SIDE AND END LAPS. WELDED WIRE FABRIC SHALL BE SUPPORTED ON APPROVED CHAIRS.
- ALL CONCRETE REINFORCEMENT SHALL BE DETAILED, FABRICATED, LABELED, SUPPORTED AND SPACED IN FORMS AND SECURED IN PLACE IN ACCORDANCE WITH THE PROCEDURES AND REQUIREMENTS OF THE LATEST EDITION OF CHP 19 OF THE CODE, ACI 318 AND THE "ACI DETAILING MANUAL: DETAILS AND DETAILING CONCRETE REINFORCEMENT", ACI 315.

- CHECKED SHOP DRAWINGS SHOWING REINFORCING DETAILS, INCLUDING STEEL SIZES, SPACING AND PLACEMENT SHALL BE SUBMITTED TO THE ENGINEER OF RECORD FOR REVIEW PRIOR TO FABRICATION.
- REINFORCING BAR SPLICES SHALL BE MADE AS INDICATED ON THE DRAWINGS. LAP ALL HORIZONTAL BARS AT CORNERS AND INTERSECTIONS. STAGGER ALL SPLICES UNLESS NOTED OTHERWISE ON PLANS.
- DESIGN, REMOVAL AND RESHORING OF FORMWORK SHALL BE IN ACCORDANCE WITH ACI 318, CHP 6.
- WHERE REQUIRED, DOWELS SHALL MATCH SIZE AND NUMBER OF MAIN REINFORCING.
- MAXIMUM SLUMP SHALL BE 4 INCHES, UNO.
- MINIMUM CONCRETE COVER SHALL BE:
 a. 3" FOR CONCRETE CAST AGAINST THE EARTH.
 b. 1 1/2" FOR BARS EXPOSED TO WEATHER AND BEAMS AND COLUMNS.
 c. 3/4" FOR SLABS.
- FOR COLD-WEATHER PLACEMENT (WHEN TEMPERATURE IS EXPECTED TO FALL BELOW 40 DEGREES F FOR THREE CONSECUTIVE DAYS), COMPLY WITH ACI 306.1 DO NOT USE FROZEN MATERIALS, MATERIALS CONTAINING ICE OR SNOW, OR CALCIUM CHLORIDE, SALT, OR OTHER MATERIALS CONTAINING ANTIFREEZE AGENTS OR CHEMICAL ACCELERATORS. A TEMPERATURE OF 50 DEGREES F MUST BE MAINTAINED DURING CURING VIA USE OF TENTING OR OTHER ACCEPTABLE ENCLOSURES. CONCRETE (OTHER THAN HIGH-EARLY-STRENGTH) SHALL BE MAINTAINED ABOVE 50 DEGREES F AND IN A MOIST CONDITION FOR FOR AT LEAST THE FIRST 7 DAYS AFTER PLACEMENT. HIGH-EARLY-STRENGTH CONCRETE SHALL BE MAINTAINED ABOVE 50 DEGREES F AND IN A MOIST CONDITION FOR AT LEAST THE FIRST 3 DAYS.

STRUCTURAL STEEL NOTES

- ALL STRUCTURAL STEEL SHALL BE CONSISTENT WITH THE FOLLOWING STANDARDS:
 STRUCTURAL WF (Fy=50ksi) ASTM A992
 STRUCTURAL HSS TUBES (FY=46KSI) ASTM A500, GRADE C
 STRUCTURAL STEEL PIPE (FY=35KSI) ASTM A53, GRADE B
 STEEL PLATES, ANGLES, CHANNELS & MISC (FY=36KSI) ASTM A36
- ALL VISIBLE STRUCTURAL STEEL SHALL BE AN ARCHITECTURALLY EXPOSED STEEL FEATURE ELEMENT.
- ALL BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM A325 OR A490. ALL BOLTS SHALL BE 3/4 INCH DIAMETER, UNO.
- ALL WELDING ELECTRODES SHALL BE E70XX.
- ALL DETAILING, FABRICATION AND ERECTION SHALL CONFORM TO AISC SPECIFICATIONS AND CODES, LATEST EDITION.
- ALL WELDING SHALL BE DONE BY QUALIFIED WELDERS AND SHALL CONFORM TO THE AWS "D1.1 STRUCTURAL WELDING CODE-STEEL", LATEST EDITION.
- THE FABRICATOR/ERECTOR SHALL SUBMIT TO THE ENGINEER, FOR REVIEW, ENGINEERED AND CHECKED DRAWINGS SHOWING SHOP FABRICATION DETAILS, FIELD ASSEMBLY DETAILS AND ERECTION DIAGRAMS FOR ALL STRUCTURAL STEEL.
- ALL CONNECTIONS SHALL BE SIMPLE SHEAR CONNECTIONS USING HIGH-STRENGTH BOLTS IN BEARING TYPE CONNECTIONS WITH THREADS EXCLUDED FROM THE SHEAR PLANE IN SINGLE SHEAR, UNO.
- WHERE BOLTED CONNECTION ARE NOT REQUIRED BY DESIGN THE CONTRACTOR SHALL PROVIDE A MINIMUM OF (2) BOLTS PER CONNECTION.
- ALL BEAMS, JOISTS AND TRUSSES SHALL BE FABRICATED AND ERECTED WITH THE REQUIRED CAMBER UP. PROVIDE CAMBERS AS INDICATED ON THE DRAWINGS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONTROL OF ALL ERECTION PROCEDURES AND SEQUENCES WITH RELATION TO TEMPERATURE DIFFERENTIALS, ESPECIALLY WITH RESPECT TO STRUCTURAL STEEL FRAMING INTO CONCRETE WALLS, BEAMS OR COLUMNS.
- THERE SHALL BE NO FIELD CUTTING OF STRUCTURAL STEEL MEMBERS FOR THE WORK OF OTHER TRADES WITHOUT PRIOR APPROVAL OF THE ENGINEER OF RECORD.
- STEEL PAINTING: ALL STEEL SHALL BE CLEANED BY METHODS COMPLYING WITH THE STEEL STRUCTURES PAINTING COUNCIL. REMOVE OIL, GREASE, AND SIMILAR CONTAMINANTS. EXCEPT FOR MEMBERS TO BE WELDED, APPLY STRUCTURAL STEEL PRIMER PAINT IN ACCORDANCE WITH THE MANUFACTURERS INSTRUCTIONS AT A RATE TO PROVIDE A UNIFORM DRY FILM THICKNESS OF 2.0 MILS. AFTER FINAL STEEL INSTALLATION, WIRE BRUSH EXPOSED STEEL SURFACES AND CLEAN WITH SOLVENTS BEFORE TOUCH-UP PAINTING. TOUCH-UP PAINT SHALL BE THE SAME AS SHOP PAINT. SEE ARCHITECTURAL FOR STEEL FINISH PAINT SYSTEM.
- ALL EXTERIOR STEEL SHALL BE HOT DIPPED GALVANIZED.
- ALL ANCHOR RODS SHALL BE F1554 GRADE 36.

- ALL EXTERIOR BOLTS SHALL BE HOT DIPPED GALVANIZED UNO.
- THE CONTRACTOR SHALL PROVIDE SHOP DRAWINGS OF ALL STEEL MEMBERS, PLATES AND CONNECTION HARDWARE INCLUDING COATING. SHOP DRAWINGS SHALL BE SUBMITTED TO THE ENGINEER OF RECORD FOR REVIEW AND APPROVAL PRIOR TO FABRICATION.
- ALL STEEL FABRICATED OFF SITE SHALL BE FABRICATED BY A QUALIFIED FABRICATOR THAT PARTICIPATES IN THE AISC QUALITY CERTIFICATION PROGRAM AND IS DESIGNATED AN AISC-CERTIFIED PLANT, CATEGORY STD.

POST-INSTALLED CONCRETE ANCHOR NOTES

- THE SPECIFIC MANUFACTURER, SIZE AND EMBEDMENT OF POST-INSTALLED ANCHORS SHALL BE PROVIDED AS INDICATED ON THE PLANS. ANY SUBSTITUTION OF BRAND, TYPE OR SIZE SHALL BE SUBMITTED TO THE ENGINEER OF RECORD FOR APPROVAL.
- ALL POST-INSTALLED ANCHORS SHALL MEET MINIMUM EMBEDMENT, EDGE DISTANCE AND SPACING REQUIREMENTS AS DIRECTED IN THE APPLICABLE ICC-ES REPORT.
- WHEN PLACING EXPANSION ANCHORS IN EXISTING CAST-IN-PLACE STRUCTURAL CONCRETE OR CMU (DECKS, COLUMNS, WALLS, ETC.) THE CONTRACTOR SHOULD USE CAUTION TO NOT CUT OR DAMAGE EXISTING REINFORCING STEEL.
- THE CONTRACTOR MAY NOT SUBSTITUTE CAST-IN-PLACE BOLTS AND RODS WITH POST-INSTALLED ANCHORS WITHOUT PRIOR APPROVAL FROM THE ENGINEER OF RECORD.
- USE HOT-DIPPED GALVANIZED OR STAINLESS ANCHORS WHEN EXPOSED TO EXTERIOR OR DAMP CONDITIONS, IN ACCORDANCE WITH MANUFACTURER RECOMMENDATIONS.
- ANCHORS SHALL BE INSTALLED AND TESTED IN ACCORDANCE WITH THE CODE SECTION 1704.15 AND THE APPLICABLE ICC-ES REPORT.
- ALL TESTING IS TO BE DONE IN THE PRESENCE OF THE PROJECT INSPECTOR OF RECORD.

ARCHITECTURAL, MECHANICAL, AND ELECTRICAL COMPONENTS

- ALL COMPONENTS SHALL BE ANCHORED TO THE BUILDING STRUCTURE. ANCHORAGE SHALL BE DESIGNED FOR ALL DESIGN CASES, INCLUDING SEISMIC, BY THE CONTRACTORS ENGINEER AND SUBMITTED TO THE ENGINEER FOR APPROVAL. DRAWINGS AND CALCULATIONS SHALL BE SEALED BY A REGISTERED ENGINEER IN THE STATE OF ALASKA.

ABBREVIATIONS

& AND
 ACI AMERICAN CONCRETE INSTITUTE
 AESS ARCHITECTURALLY EXPOSED STRUCTURAL STEEL
 AISC AMERICAN INSTITUTE OF STEEL CONST.
 ARCH ARCHITECTURAL
 ASCE AMERICAN SOCIETY OF CIVIL ENGINEERS
 ASTM AMERICAN SOCIETY FOR TESTING AND MATERIALS
 AWS AMERICAN WELDING SOCIETY
 CHP CHAPTER
 CMU CONCRETE MASONRY UNIT
 DEMO DEMOLISH
 DIA/DIAM/Ø DIAMETER
 (E) EXISTING
 ETC ET CETERA
 FF FINISH FLOOR
 FT FOOT/FEET
 H/HORIZ HORIZONTAL
 HSS HOLLOW STRUCTURAL SECTION
 IBC INTERNATIONAL BUILDING CODE
 K KIP (1000 LB)
 KSI KIPS PER SQUARE INCH
 LB POUND
 MIL ONE THOUSANDTH OF AN INCH
 MISC MISCELLANEOUS
 MIN MINIMUM
 MPH MILES PER HOUR
 OC ON CENTER
 OPP OPPOSITE HAND
 PCF POUNDS PER CUBIC FOOT
 PEMB PRE-ENGINEERED METAL BUILDING
 PSF POUNDS PER SQUARE FOOT
 PSI POUNDS PER SQUARE INCH
 QTY QUANTITY
 SIM SIMILAR
 STD STANDARD
 SQ SQUARE
 TOC TOP OF CONCRETE
 TOS TOP OF STEEL
 TYP TYPICAL
 UNO UNLESS NOTED OTHERWISE
 V VERTICAL
 WF WIDE FLANGE

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CONSTRUCTION DOCUMENTS
 PROJECT NO. 17-0009.01



GENERAL NOTES

AUTHOR: DJM
 REVISION:
 ISSUE DATE: 06.04.2019

CHECKED: AKM

SPECIAL INSPECTION PROGRAM

1. THE OWNER SHALL RETAIN THIRD-PARTY QUALITY ASSURANCE AGENCIES TO CONDUCT SPECIAL INSPECTIONS.
2. THE INSPECTING AGENCY SHALL PROVIDE REPORTS OF THE SPECIAL INSPECTIONS DIRECTLY TO THE OWNER'S REPRESENTATIVE.
3. SPECIAL INSPECTION REQUIREMENTS:

2012 - TABLE 1 STEEL- SPECIAL INSPECTION SCHEDULE				
REQUIRED VERIFICATION AND INSPECTION OF STEEL CONSTRUCTION				
REQUIRED VERIFICATION AND INSPECTION	QA	QC	REFERENCE STANDARD *	IBC REFERENCE
1. INSPECTION TASKS PRIOR TO WELDING				
A. WELDING PROCEDURE SPECIFICATIONS (WPS) AVAILABLE	P	P	AISC 360, SECTION A3.3 - TABLE N5.4-1	1705.2
B. MANUFACTURER CERTIFICATIONS FOR WELDING CONSUMABLES AVAILABLE	P	P		
C. MATERIAL IDENTIFICATION (TYPE / GRADE)	O	O		
D. WELDER IDENTIFICATION SYSTEM	O	O		
E. FIT-UP OF GROOVE WELDS (INCLUDING JOINT GEOMETRY)	O	O		
F. CONFIGURATION AND FINISH OF ACCESS HOLE	O	O		
G. FIT-UP OF FILLET WELDS	O	O		
H. CHECK WELDING EQUIPMENT	O	-		
2. INSPECTION TASKS DURING WELDING				
A. USE OF QUALIFIED WELDERS	O	O	AISC 360, SECTION A3.3 - TABLE N5.4-2	1705.2
B. CONTROL AND HANDLING OF WELDING CONSUMABLES	O	O		
C. ENVIRONMENTAL CONDITIONS	O	O		
D. WPS FOLLOWED	O	O		
E. WELDING TECHNIQUES	O	O		
3. INSPECTION TASKS AFTER WELDING				
A. WELDS CLEANED	O	O	AISC 360, SECTION A3.3 - TABLE N5.4-3	1705.2
B. SIZE, LENGTH AND LOCATION OF WELDS	P	P		
C. WELDS MEET VISUAL ACCEPTANCE CRITERIA	P	P		
D. ARC STRIKES	P	P		
E. K-AREA	P	P		
F. BACKING REMOVED AND WELD TABS REMOVED (IF REQUIRED)	P	P		
G. REPAIR ACTIVITIES	P	P		
H. DOCUMENT ACCEPTANCE OR REJECTION OF WELDED JOINT OR MEMBER	P	P		
4. INSPECTION TASKS PRIOR TO BOLTING				
A. MANUFACTURER'S CERTIFICATIONS AVAILABLE FOR FASTENER MATERIALS	O	P	AISC 360, SECTION A3.3 - TABLE N5.6-1	1705.2
B. FASTENERS MARKED IN ACCORDANCE WITH ASTM REQUIREMENTS	O	O		
C. PROPER FASTENERS SELECTED FOR THE JOINT DETAIL (GRADE, TYPE, BOLT LENGTH IF THREADS ARE TO BE EXCLUDED FROM SHEAR PLANE)	O	O		
D. PROPER BOLTING PROCEDURE SELECTED FOR JOINT DETAIL	O	O		
E. CONNECTING ELEMENTS, INCLUDING THE APPROPRIATE FAYING SURFACE CONDITION AND HOLE PREPARATION, IF SPECIFIED, MEET APPLICABLE REQUIREMENTS	O	O		
F. PRE-INSTALLATION VERIFICATION TESTING BY INSTALLATION PERSONNEL OBSERVED AND DOCUMENTED FOR FASTENER ASSEMBLIES AND METHODS USED	P	O		
G. PROPER STORAGE PROVIDED FOR BOLTS, NUTS, WASHERS AND OTHER FASTENER COMPONENTS	O	O		
5. INSPECTION TASKS DURING BOLTING				
A. FASTENER ASSEMBLIES, OF SUITABLE CONDITION, PLACED IN ALL HOLES AND WASHERS (IF REQUIRED) ARE POSITIONED AS REQUIRED	O	O	AISC 360, SECTION A3.3 - TABLE N5.6-2	1705.2
B. JOINT BROUGHT TO THE SNUG-TIGHT CONDITION PRIOR TO THE PRETENSIONING OPERATION	O	O		
C. FASTENER COMPONENT NOT TURNED BY THE WRENCH PREVENTED FROM ROTATING	O	O		
D. FASTENERS ARE PRETENSIONED IN ACCORDANCE WITH THE RCSC SPECIFICATION, PROGRESSING SYSTEMATICALLY FROM THE MOST RIGID POINT TOWARD THE FREE EDGES	O	O		
6. INSPECTION TASKS AFTER BOLTING				
A. DOCUMENT ACCEPTANCE OR REJECTION OF BOLTED CONNECTIONS	P	P	AISC 360, SECTION A3.3 - TABLE N5.6-3	1705.2

QC - QUALITY CONTROL SHALL BE PROVIDED BY THE FABRICATOR AND ERECTOR PER AISC 360-10 N.1
 QA - QUALITY ASSURANCE SHALL BE PROVIDED BY OTHERS WHEN REQUIRED BY THE AUTHORITY HAVING JURISDICTION, BUILDING CODE, PURCHASER, OWNER, OR ENGINEER OF RECORD PER AISC 360-10 N.1
 O - OBSERVE THESE ITEMS ON A RANDOM BASIS. OPERATIONS NEED NOT BE DELAYED PENDING THESE INSPECTIONS
 P - PERFORM THESE TASKS FOR EACH JOINT OR MEMBER
 D - DOCUMENT

2012 - TABLE 2 CONCRETE - SPECIAL INSPECTION SCHEDULE				
REQUIRED VERIFICATION AND INSPECTION OF CONCRETE CONSTRUCTION				
VERIFICATION AND INSPECTION	CONTINUOUS	PERIODIC	REFERENCE STANDARD *	IBC REFERENCE
1. INSPECTION OF REINFORCING STEEL AND PLACEMENT.	-	X	ACI 318 3.5: 7.1-7.7	1910.4
2. INSPECTION OF BOLTS TO BE INSTALLED IN CONCRETE PRIOR TO AND DURING PLACEMENT OF CONCRETE.	X	-	AISC 318: 8.13, 21.2.8	1908.5, 1909.1
3. VERIFYING USE OF REQUIRED DESIGN MIX	-	X	ACI 318: CH.4: 5.2-5.4	1904.2, 1910.2, 1910.3
4. AT THE TIME FRESH CONCRETE IS SAMPLED TO FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE.	X	-	ASTM C 172, ASTM C 31, ACI 318: 5.6; 5.8	1910.10
5. INSPECTION OF CONCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES.	X	-	ACI 318: 5.9, 5.10	1910.6, 1910.7, 1910.8
6. INSPECTION FOR MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES.	-	X	ACI 318: 5.11-5.13	1910.9
7. INSPECT FORMWORK FOR SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBERS BEING FORMED.	-	X	ACI 318: 6.1. 1	-
8. DRILLED-IN CONCRETE ANCHORS (DICA) INSPECTED IN ACCORDANCE WITH MANUFACTURER'S ESR REPORT FOR THE PRODUCT.				
9. EPOXY ADHESIVE INSPECTED IN ACCORDANCE WITH MANUFACTURER'S ESR REPORT FOR THE PRODUCT.				

(*) WHERE APPLICABLE, SEE TABLE 3 OF THIS SHEET AND SECTION 1707, SPECIAL INSPECTION FOR SEISMIC RESISTANCE

2012 - TABLE 3 SEISMIC - SPECIAL INSPECTION SCHEDULE						
SPECIAL INSPECTION FOR SEISMIC RESISTANCE						
VERIFICATION AND INSPECTION	QC		QA		REFERENCE STANDARD	IBC REFERENCE
	TASK	DOC	TASK	DOC		
1. VISUAL INSPECTION TASKS PRIOR TO WELDING						
A. MATERIAL IDENTIFICATION (TYPE/GRADE)	O	-	O	-	AWS D1.1 AND D1.8, AISC 341 TABLE J6-1	1705.11
B. WELDER IDENTIFICATION SYSTEM	O	-	O	-		
C. FIT-UP OF GROOVE WELDS (INCLUDING JOINT GEOMETRY)	P/O	-	O	-		
D. CONFIGURATION AND FINISH OF ACCESS HOLES	O	-	O	-		
E. FIT-UP OF FILLET WELDS	P/O	-	O	-		
2. VISUAL INSPECTION TASKS DURING WELDING						
A. WPS FOLLOWED	O	-	O	-	AWS D1.1 AND D1.8, AISC 341 TABLE J6-2	1705.11
B. USE OF QUALIFIED WELDERS	O	-	O	-		
C. CONTROL AND HANDLING OF WELDING CONSUMABLES	O	-	O	-		
D. ENVIRONMENTAL CONDITIONS	O	-	O	-		
E. WELDING TECHNIQUES	O	-	O	-		
F. NO WELDING OVER CRACKED TACKS	O	-	O	-		
3. VISUAL INSPECTION TASKS AFTER WELDING						
A. WELDS CLEANED	O	-	O	-	AWS D1.1 AND D1.8, AISC 341 TABLE J6-3	1705.11
B. SIZE, LENGTH AND LOCATION OF WELDS	P	-	P	-		
C. WELDS MEET VISUAL ACCEPTANCE CRITERIA	P	D	P	D		
D. PLACEMENT OF REINFORCING OR CONTOURING FILLET WELDS (IF REQUIRED)	P	D	P	D		
E. BACKING REMOVED, WELD TABS REMOVED AND FINISHED, AND FILLET WELDS ADDED (IF REQUIRED)	P	D	P	D		
F. REPAIR ACTIVITIES	P	-	P	D		
4. INSPECTION TASKS PRIOR TO BOLTING						
A. PROPER FASTENERS SELECTED FOR THE JOINT DETAIL	O	-	O	-	AISC 341 TABLE J7-1	1705.11
B. PROPER BOLTING PROCEDURE SELECTED FOR JOINT DETAIL	O	-	O	-		
C. CONNECTING ELEMENTS, INCLUDING THE APPROPRIATE FAYING SURFACE CONDITION AND HOLE PREPARATION, IF SPECIFIED, MEET APPLICABLE REQUIREMENTS	O	-	O	-		
D. PRE-INSTALLATION VERIFICATION TESTING BY INSTALLATION PERSONNEL OBSERVED FOR FASTENER ASSEMBLIES AND METHODS USED	P	D	O	-		
E. PROPER STORAGE PROVIDED FOR BOLTS, NUTS, WASHERS AND OTHER FASTENER COMPONENTS	O	-	O	-		
5. INSPECTION TASKS DURING BOLTING						
A. FASTENER ASSEMBLIES PLACED IN ALL HOLES AND WASHERS (IF REQUIRED) ARE POSITIONED AS REQUIRED	O	-	O	-	AISC 341 TABLE J7-2	1705.11
B. JOINT BROUGHT TO THE SNUG TIGHT CONDITION PRIOR TO THE PRETENSIONING OPERATION	O	-	O	-		
C. FASTENER COMPONENT NOT TURNED BY THE WRENCH PREVENTED FROM ROTATING	O	-	O	-		
D. BOLTS ARE PRETENSIONED PROGRESSING SYSTEMATICALLY FROM THE MOST RIGID POINT TOWARD THE FREE EDGES	O	-	O	-		
6. INSPECTION TASKS AFTER BOLTING						
A. DOCUMENT ACCEPTED AND REJECTED CONNECTIONS	P	D	P	D	AISC 341 TABLE J7-3	1705.11

2012 - TABLE 4 SOILS - SPECIAL INSPECTION SCHEDULE				
REQUIRED VERIFICATION AND INSPECTION OF SOILS				
VERIFICATION AND INSPECTION	CONTINUOUS	PERIODIC	REFERENCE STANDARD	IBC REFERENCE
1. VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY.	-	X	-	1705.6
2. VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL.	-	X	-	1705.6
3. PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIALS.	-	X	-	1705.6
4. VERIFY USE OF PROPER MATERIALS, DENSITIES AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPACTED FILL.	X	-	-	1705.6

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CONSTRUCTION DOCUMENTS

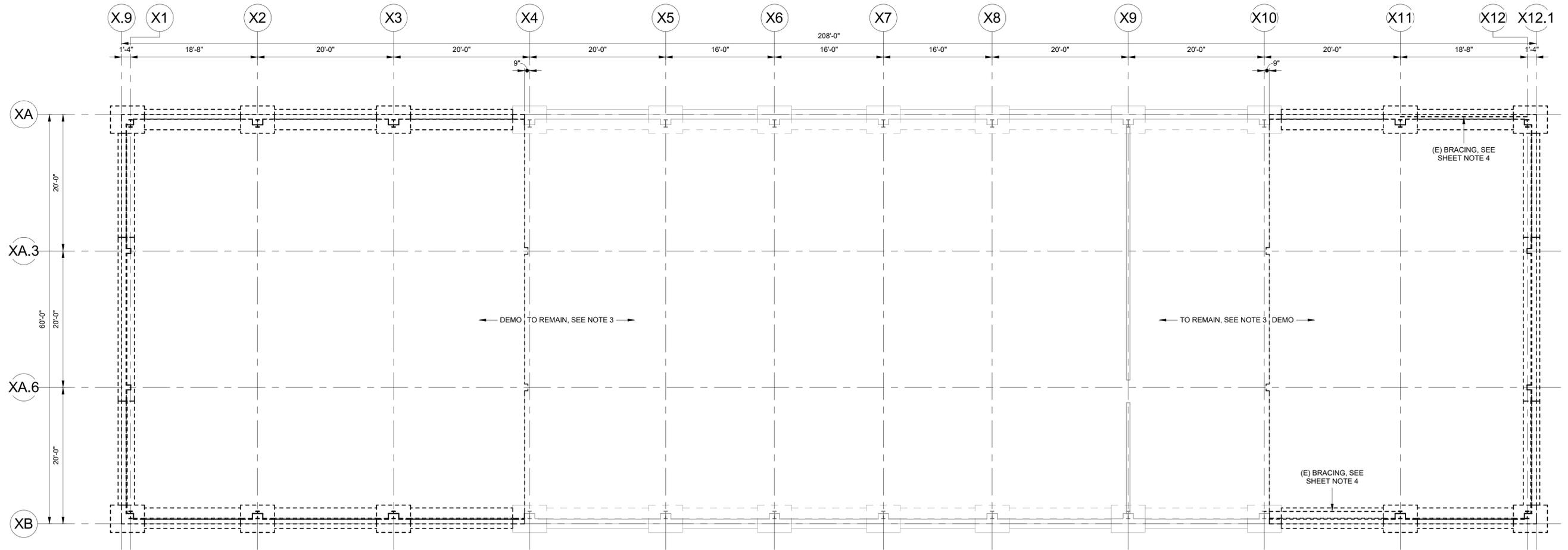


SPECIAL INSPECTIONS
 AUTHOR: DJM
 REVISION:
 ISSUE DATE: 06.04.2019
 CHECKED: AKM

S0.02

SHEET NOTES

1. THE FIRST FLOOR REFERENCE ELEVATION IS 0'-0". THE TOP OF CONCRETE OF THE FIRST FLOOR CONCRETE SLAB-ON-GRADE IS AT THE REFERENCE ELEVATION, UNLESS NOTED OTHERWISE.
2. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS.
3. CONTRACTOR SHALL LEAVE EXISTING TENSION TIES AND ALL COVER CONCRETE IN PLACE.
4. BRACING TO BE REMOVED FOR REUSE.



① FOUNDATION AND SLAB DEMO PLAN
1/8" = 1'-0"



FOUNDATION DEMO PLAN

AUTHOR: DJM
REVISION:
ISSUE DATE: 06.04.2019

CHECKED: AKM

S1.01

CITY OF VALDEZ
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CONSTRUCTION DOCUMENTS

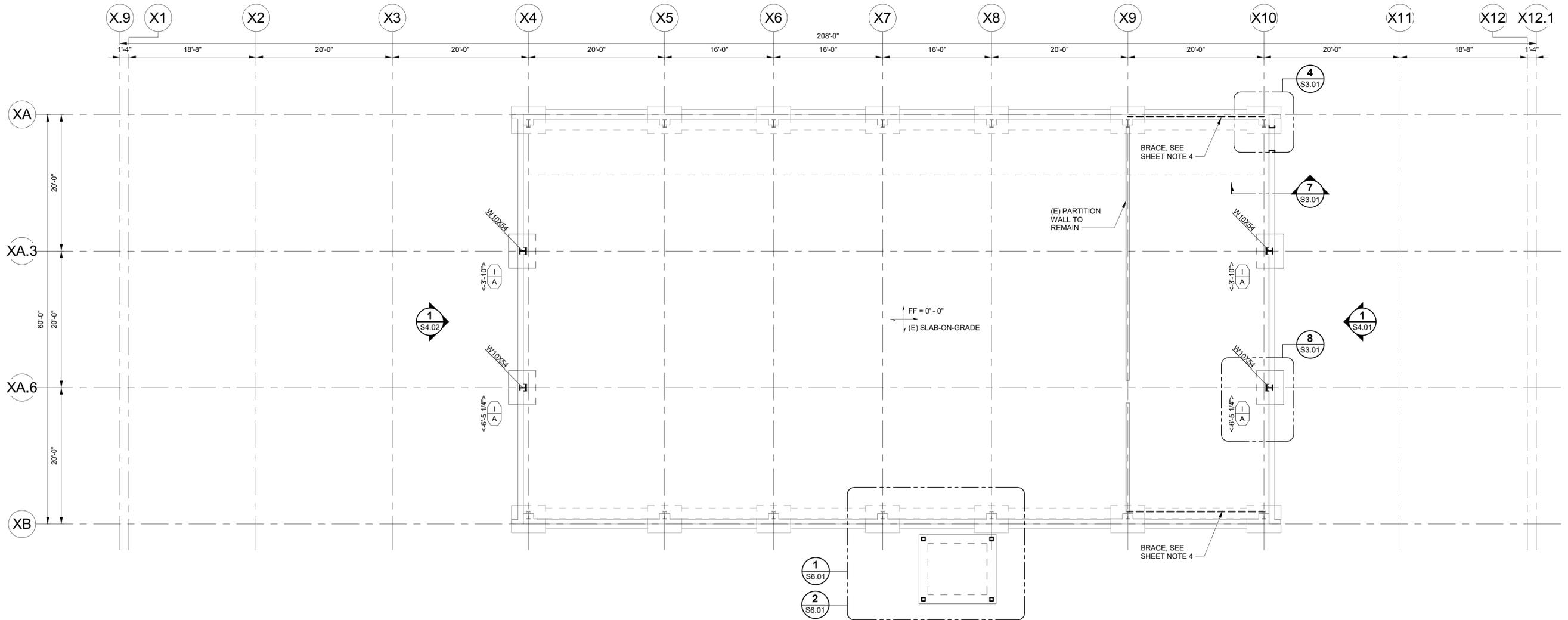
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PROJECT NO. 17-0009.01

FOOTING SCHEDULE											
TYPE	DIMENSIONS			REINFORCEMENT							
	LENGTH (L)	WIDTH (W)	THICKNESS (T)	BOTTOM				TOP			
				LONGITUDINAL	TRANSVERSE	LONGITUDINAL	TRANSVERSE	LONGITUDINAL	TRANSVERSE	LONGITUDINAL	TRANSVERSE
QTY	SIZE	QTY	SIZE	QTY	SIZE	QTY	SIZE	QTY	SIZE	QTY	SIZE
A	5'-0"	4'-0"	1'-4"	(6)	#5	(6)	#5	(6)	#5	(6)	#5

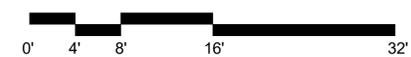
PILASTER SCHEDULE							
TYPE	DIMENSIONS		TIES		LONGITUDINAL		REMARKS
	WIDTH	DEPTH	QTY	SIZE	QTY	SIZE	
I	1'-4"	1'-0"	VARIES	#4	(4)	#5	SEE 8/S0.03

SHEET NOTES

1. THE FIRST FLOOR REFERENCE ELEVATION IS 0'-0". THE TOP OF CONCRETE OF THE FIRST FLOOR CONCRETE SLAB-ON-GRADE IS AT THE REFERENCE ELEVATION, UNLESS NOTED OTHERWISE.
2. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS.
3. WHERE EXISTING SLAB IS UNDERMINED FOR NEW FOOTING, FILL VOID WITH GROUT.
4. REINSTALL EXISTING WALL AND ROOF BRACES FROM ALTERNATE DEMOLISHED BAYS.



① FOUNDATION AND SLAB PLAN
1/8" = 1'-0"



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FOUNDATION PLAN
AUTHOR: DJM
REVISION:
ISSUE DATE: 06.04.2019
CHECKED: AKM

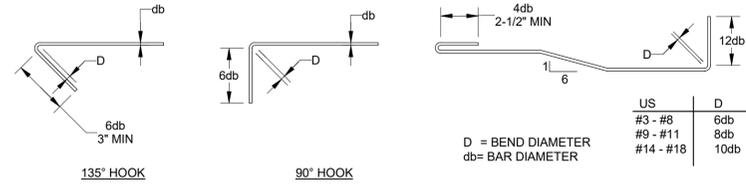
S2.01

FC (PSI)	CLASS "B" TENSION LAP SPLICE									
	BAR SIZE (GR 60)	3	4	5	6	7	8	9	10	11
4500	BAR DIAMETER (IN)	0.375	0.5	0.625	0.75	0.875	1	1.128	1.27	1.41
	TOP BAR	23	31	38	46	53	61	69	77	86
	BOTTOM BAR	18	24	29	35	41	47	53	60	66

SCHEDULE NOTES:

- REINFORCEMENT CLEAR SPACING OF THE BARS BEING DEVELOPED OR SPLICED IS NOT LESS THAN ONE BAR DIAMETER, CLEAR COVER IS NOT LESS THAN ONE BAR DIAMETER AND STIRRUPS ARE PLACED CONTINUOUSLY THROUGHOUT SPLICE LENGTH.
- THE ABOVE VALUES ARE EXPRESSED FOR NORMAL-WEIGHT CONCRETE ONLY.
- THE ABOVE VALUES RELATE ONLY TO PLAIN (UNCOATED) DEFORMED REINFORCING.
- TOP BARS ARE HORIZONTAL REINFORCEMENT WITH MORE THAN 12" OF NEW CONCRETE PLACED MONOLITHICALLY BELOW BAR.
- BOTTOM BARS ARE HORIZONTAL REINFORCEMENT WITH LESS THAN 12" OF NEW CONCRETE PLACED BELOW BAR.

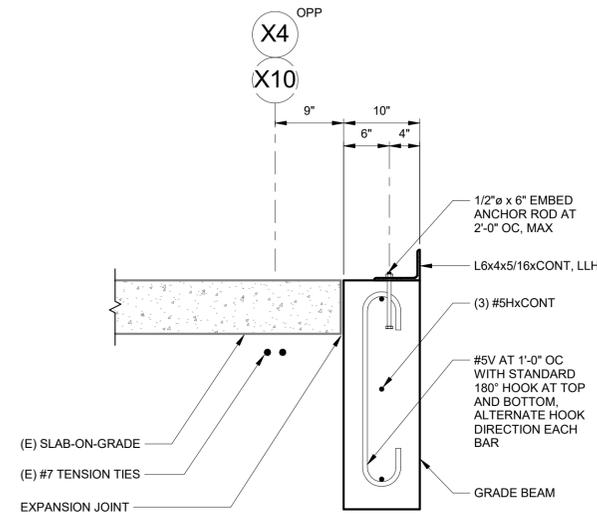
1 TYPICAL LAP SPLICE SCHEDULES
12" = 1'-0"



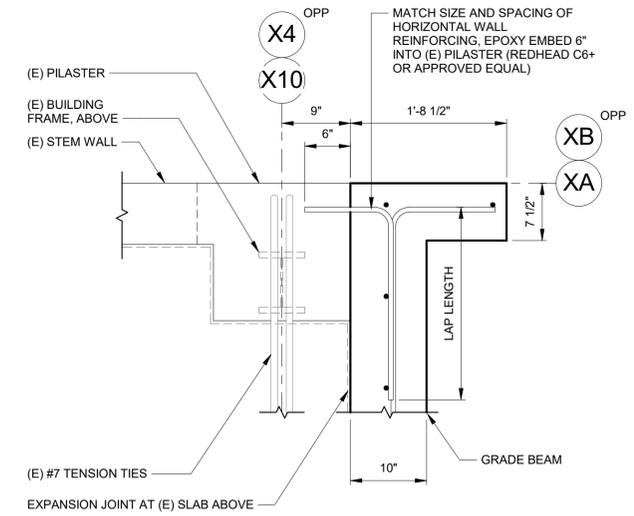
TIE AND STIRRUP REINF

STANDARD HOOKS

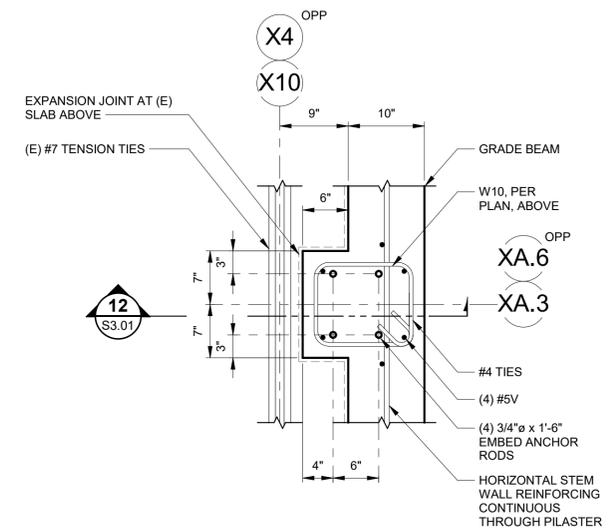
2 TYPICAL REINFORCING HOOK DETAILS
3/4" = 1'-0"



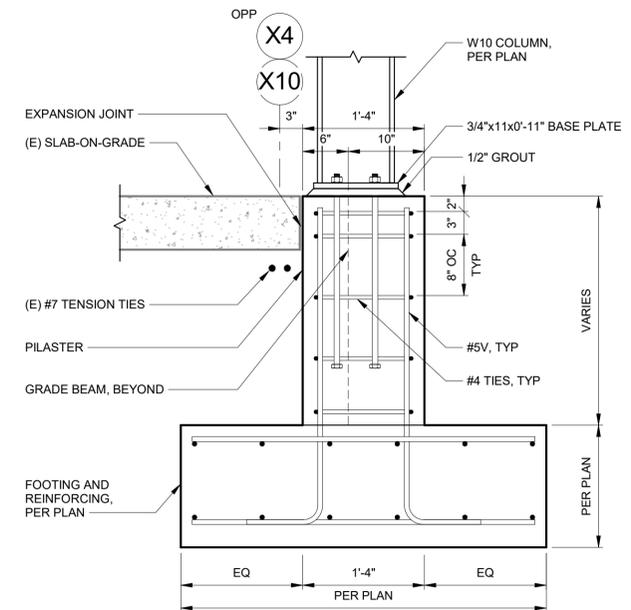
7 TYPICAL SECTION AT GRADE BEAM
1" = 1'-0"



4 TYPICAL STEM WALL AT (E) PILASTER DETAIL
1" = 1'-0"

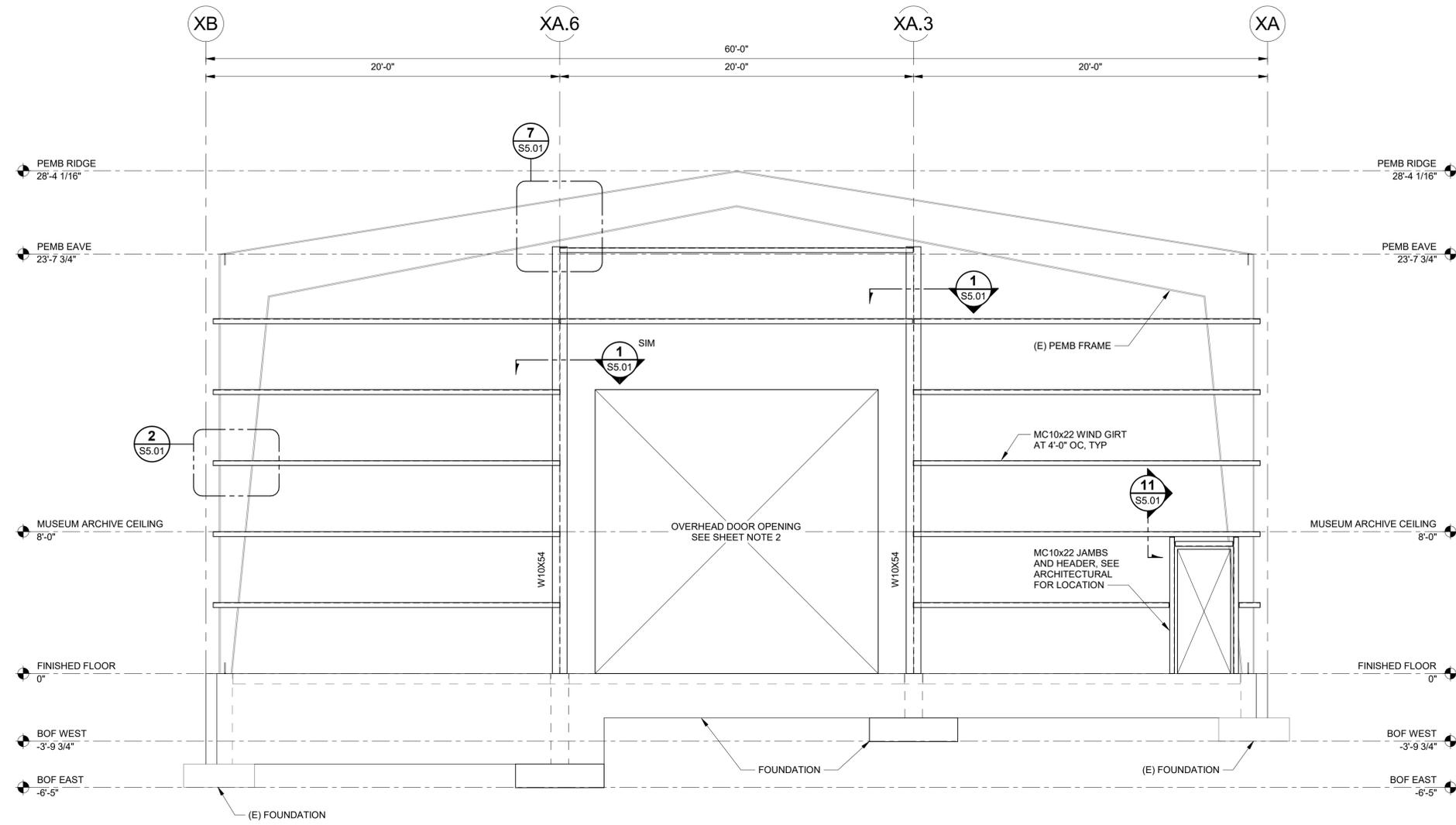


8 TYPICAL PILASTER DETAIL
1" = 1'-0"



12 TYPICAL SECTION AT GRADE BEAM
1" = 1'-0"





① FRAMING ELEVATION - NORTH WALL
1/4" = 1'-0"

SHEET NOTES

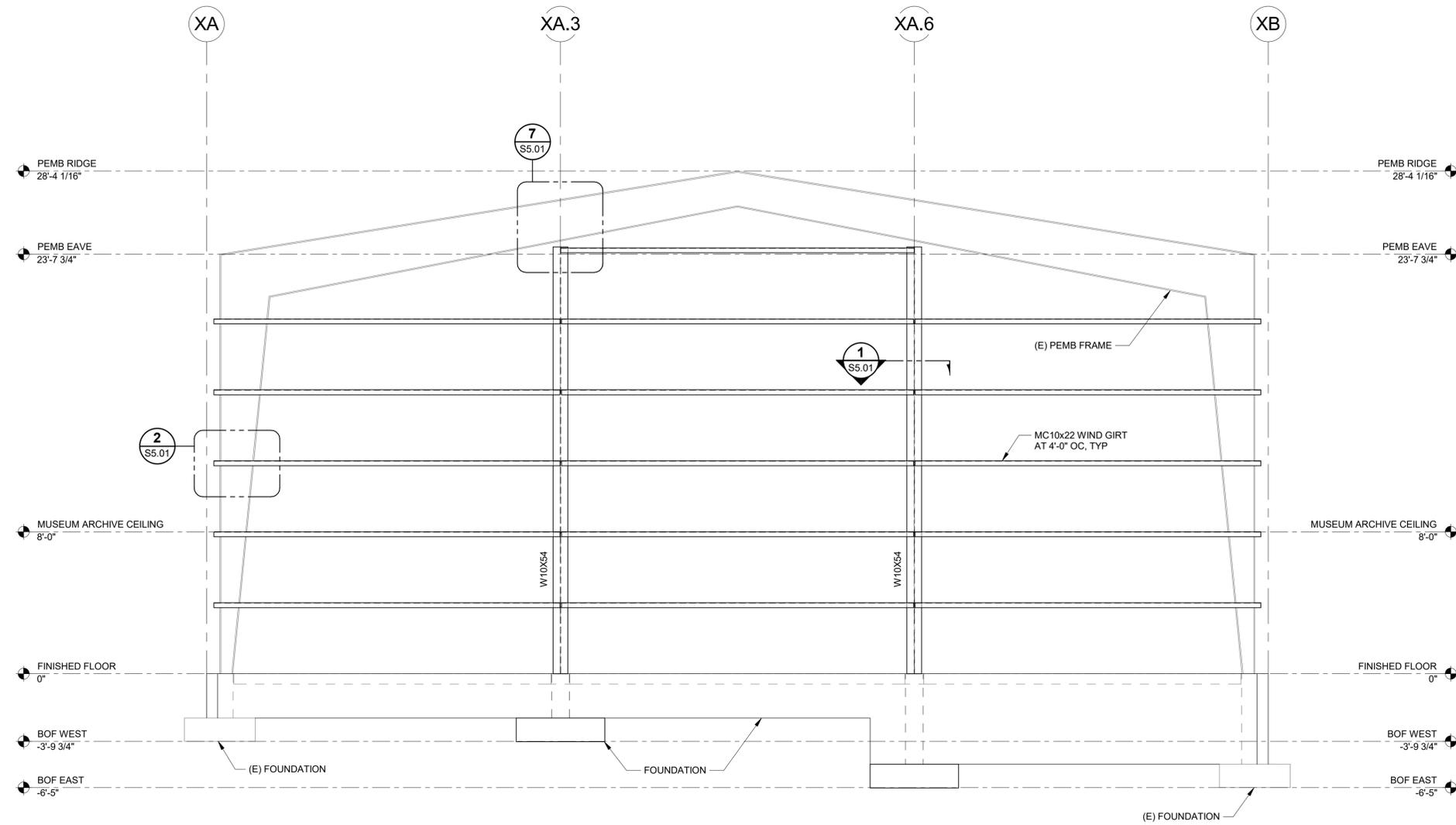
1. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS.
2. REUSE EXISTING GARAGE DOOR AND INFILL FRAMING. CONTRACTOR SHALL FIELD VERIFY FRAMING IS IN ADEQUATE CONDITION FOR REUSE.

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NORTH END WALL ELEVATION
 AUTHOR: DJM
 REVISION:
 ISSUE DATE: 06.04.2019
 CHECKED: AKM



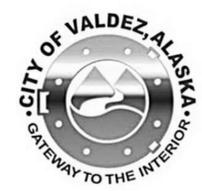
① FRAMING ELEVATION - SOUTH WALL
1/4" = 1'-0"

SHEET NOTES

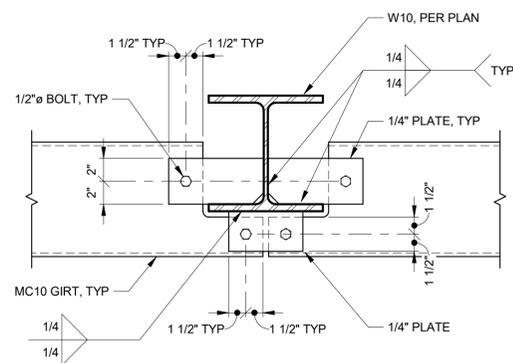
1. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS.

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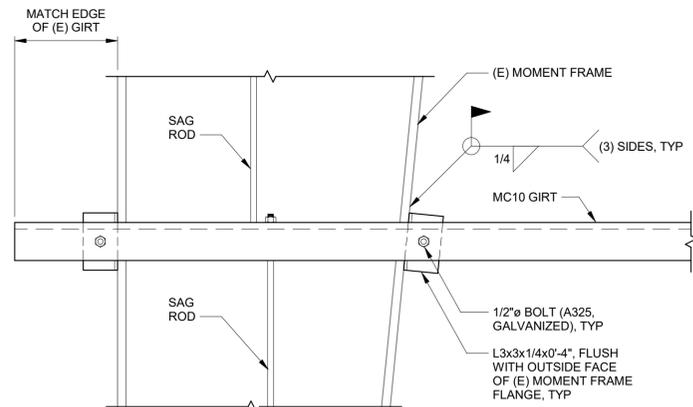
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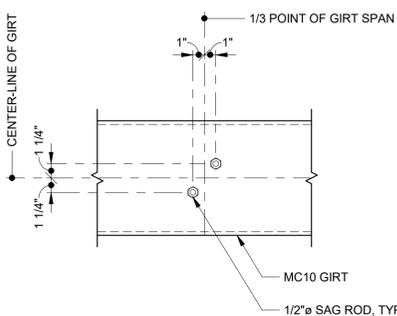
SOUTH END WALL ELEVATION
 AUTHOR: DJM
 REVISION:
 ISSUE DATE: 06.04.2019
 CHECKED: AKM



1 TYPICAL GIRT TO COLUMN DETAIL
1 1/2" = 1'-0"

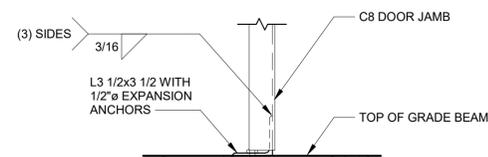


2 TYPICAL GIRT TO (E) MOMENT FRAME DETAIL
1 1/2" = 1'-0"

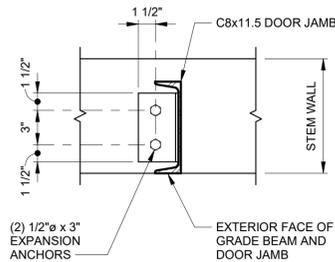


- NOTES:
1. LOCATE SAG ROD AT 1/3 POINTS OF EACH GIRT SPAN.

5 TYPICAL SAG ROD DETAIL
1 1/2" = 1'-0"

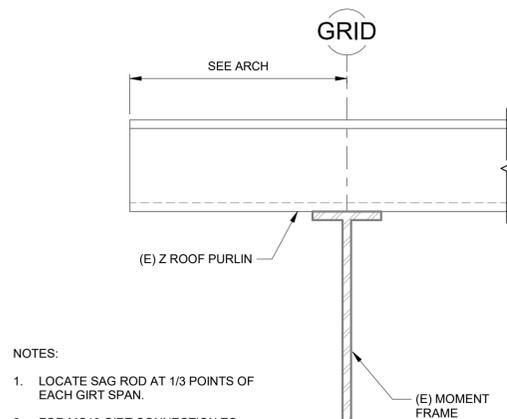


ELEVATION



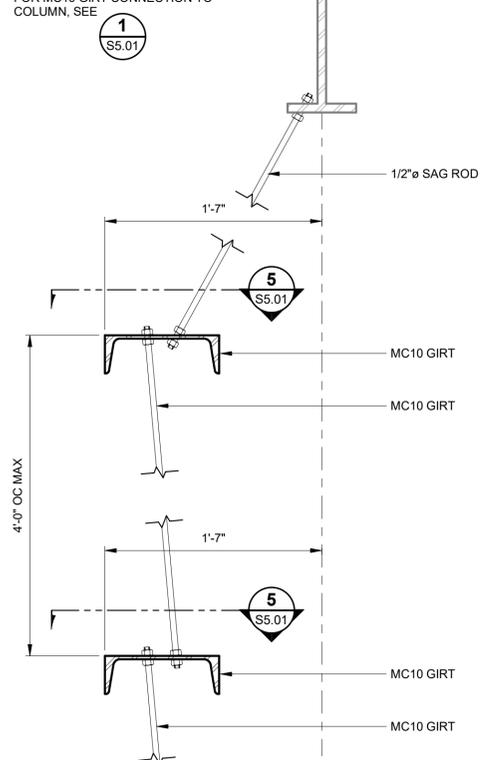
PLAN

9 TYPICAL DOOR JAMB BASE ANGLE DETAIL
1 1/2" = 1'-0"

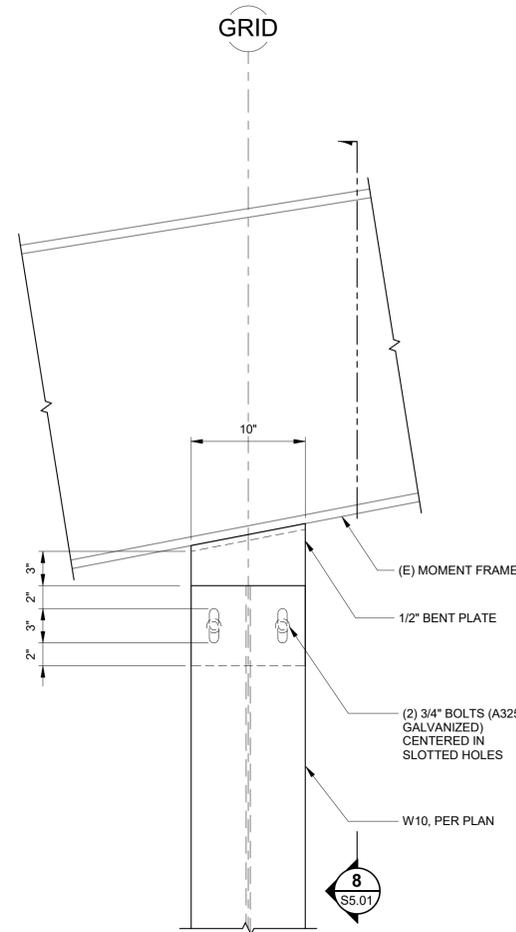


- NOTES:
1. LOCATE SAG ROD AT 1/3 POINTS OF EACH GIRT SPAN.
 2. FOR MC10 GIRT CONNECTION TO COLUMN, SEE 1

1 S5.01

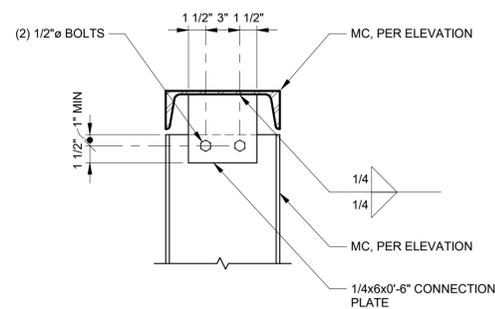


10 TYPICAL SAG ROD DETAIL
1 1/2" = 1'-0"



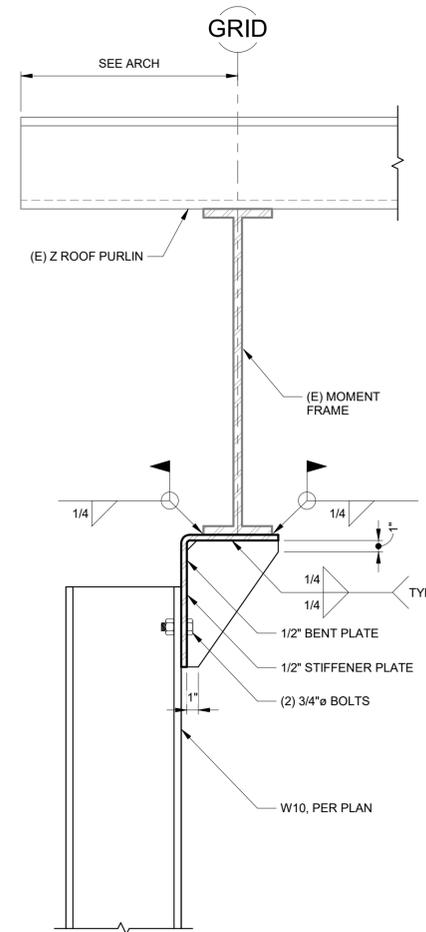
- NOTES:
1. WIND GIRT NOT SHOWN FOR CLARITY.

7 TYPICAL COLUMN TO (E) MOMENT FRAME DETAIL
1 1/2" = 1'-0"



- NOTES:
1. FOR CONNECTION TO FLAT SIDE OF MC, USE 1/4x3x0'-6" CONNECTION PLATE.

11 TYPICAL MC TO MC DETAIL
1 1/2" = 1'-0"



- NOTES:
1. WIND GIRT NOT SHOWN FOR CLARITY.

8 TYPICAL COLUMN TO (E) MOMENT FRAME DETAIL
1 1/2" = 1'-0"



GENERAL

DETAIL SYMBOL		DETAIL IDENTIFICATION DRAWING ON WHICH DETAIL IS SHOWN
SECTION SYMBOL		SECTION IDENTIFICATION DRAWING ON WHICH SECTION IS SHOWN
MATCHLINE VIEW REFERENCE		DETAIL IDENTIFICATION DRAWING ON WHICH CONTINUATION OF VIEW IS SHOWN
ROOM NAME AND NUMBER DESIGNATION		ROOM NAME 101
SHEET KEYNOTE		1
GENERAL SHEET NOTE		3.
POINT OF CONNECTION		
NORTH ARROW		

LINE TYPE LEGEND

	NEW
	EXISTING
	DEMO
	SUPPLY
	RETURN

PIPE FITTINGS

ELBOW, TURNED DOWN	
ELBOW, TURNED UP	
TEE, OUTLET DOWN	
TEE, OUTLET UP	

MECHANICAL SPECIFICATIONS

PART 1 - GENERAL

PLANS – PROVIDE ALL LABOR, MATERIALS, EQUIPMENT, SUPERVISION OF LABOR AND PERFORMANCE OF ALL OPERATIONS REQUIRED TO COMPLETELY INSTALL OPERATING MECHANICAL AND PLUMBING SYSTEMS, TO THE OWNER'S SATISFACTION, AS DEFINED HEREIN AND ON THE DRAWINGS.

CODE - ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE 2015 EDITIONS OF THE INTERNATIONAL BUILDING CODE (IBC), INTERNATIONAL MECHANICAL CODE (IMC), INTERNATIONAL FUEL-GAS CODE, UNIFORM PLUMBING CODE (UPC) AND NATIONAL ELECTRICAL CODE (NEC), ALL AS AMENDED BY THE LOCAL AUTHORITY HAVING JURISDICTION, AND PER CUSTOMARY AND UNIVERSALLY APPROVED INDUSTRY PRACTICES.

DRAWINGS - THE DRAWINGS ARE DIAGRAMMATIC, NOT NECESSARILY SHOWING ALL OFFSETS OR EXACT LOCATIONS OF PIPING AND DUCTS UNLESS SPECIFICALLY DIMENSIONED. REVIEW THE DRAWINGS AND SPECIFICATIONS FOR EQUIPMENT FURNISHED BY OTHER CRAFTS BUT INSTALLED IN ACCORDANCE WITH THIS SECTION. BRING PERCEIVED ISSUES AND CONCERNS TO THE IMMEDIATE ATTENTION OF THE OWNER'S REPRESENTATIVE, SUCH AS QUESTIONABLE OR OBSCURE ITEMS, APPARENT CONFLICTS BETWEEN PLANS AND SPECIFICATIONS, GOVERNING CODES OR UTILITIES REGULATIONS, AND MANUFACTURER'S INSTALLATION DIRECTIONS. CODES, ORDINANCES, REGULATIONS, MANUFACTURER'S INSTRUCTIONS OR STANDARDS TAKE PRECEDENCE WHEN THEY ARE MORE STRINGENT OR CONFLICT WITH THE DRAWINGS AND SPECIFICATIONS.

COORDINATION - COORDINATE WORK UNDER THIS DIVISION WITH WORK OF OTHER TRADES TO AVOID CONFLICTS, ERRORS, AND DELAYS. REVIEW THE DRAWINGS AND SPECIFICATIONS FOR EQUIPMENT FURNISHED BY OTHER CRAFTS BUT INSTALLED IN ACCORDANCE WITH THIS SECTION.

EXISTING CONDITIONS - FIELD VERIFY DIMENSIONS PRIOR TO ORDERING MATERIALS. THE CONTRACTOR IS RESPONSIBLE FOR EXTRA EXPENSES ARISING FROM FAILURE ON HIS PART TO COMPLETE THIS TASK.

PRODUCTS – PROVIDE ALL PRODUCTS AND MATERIALS NEW AND UNUSED. OBTAIN OWNER'S APPROVAL OF ALL PRODUCTS AND MATERIALS PRIOR TO ORDERING OR INSTALLING ANY PART OF ANY SYSTEM.

DEMOLISHING EXISTING ITEMS - COORDINATE ALL DEMO WORK WITH OWNER SO THAT IT IS DONE IN AN APPROVED MANNER AND SCHEDULED IN A WAY THAT DOES NOT ADVERSELY AFFECT THE OWNER'S OPERATIONS.

SALVAGE EQUIPMENT - THE OWNER RETAINS THE RIGHT TO CLAIM SALVAGED MATERIALS. THOSE ITEMS NOT CLAIMED BY THE OWNER ARE TO BE REMOVED FROM THE SITE AND PROPERLY DISPOSED OF BY THE CONTRACTOR.

PART 2 - PRODUCTS

FIRE SUPPRESSION - PROVIDE SERVICES OF A FIRE PROTECTION CONTRACTOR TO MODIFY EXISTING SPRINKLER PIPING AND SPRINKLER HEADS AS REQUIRED FOR A COMPLETE OPERABLE SYSTEM THAT MEETS THE REQUIREMENTS OF NFPA 13.

EXISTING PRE-ACTION SYSTEM SERVING MUSEUM: NO CHANGES TO DISTRIBUTION PIPING OR HEADS. PROVIDE REPLACEMENT FLAPPER-STYLE (TYCO DV-1) PRE-ACTION VALVE AND ACCESSORIES AT SPRINKLER RISER IN BOILER ROOM.

EXISTING DRY SYSTEM IN SOUTH WAREHOUSE: DEMOLISH ENTIRE BRANCH BACK TO ISOLATION VALVE AT RISER IN BOILER ROOM. CLOSE VALVE AND CAP PIPING AT VALVE.

EXISTING DRY SYSTEM IN NORTH WAREHOUSE: DEMOLISH INDICATED PORTIONS OF EXISTING DISTRIBUTION PIPING AND HEADS. MODIFY REMAINING SYSTEM TO PROVIDE COVERAGE TO REMAINING PORTIONS OF EXISTING SPRINKLER ZONE. PROVIDE REPLACEMENT FLAPPER-STYLE (TYCO DPV-1) DRY PIPE VALVE AND ACCESSORIES AT SPRINKLER RISER IN BOILER ROOM.

HYDRONIC PIPING: TYPE L COPPER; SOLDERED, BRAZED, OR MECHANICAL COMPRESSION JOINT (PRO-PRESS), SCHEDULE 40 STEEL, WELDED OR THREADED, MALLEABLE IRON FITTINGS.

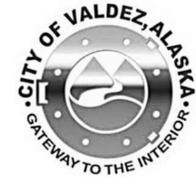
PART 3 – INSTALLATION

INSTALL ALL EQUIPMENT IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND IN THE BEST PRACTICE OF THE CRAFT.

CLEANING - CLEAN EXISTING EQUIPMENT INDICATED FOR REINSTALLATION.

ACCESS - PROVIDE MAINTENANCE ACCESS TO ALL SERVICEABLE AND/OR OPERABLE EQUIPMENT.

PIPING SYSTEM TEST AND START-UP - TEST AND CLEAN HEATING SYSTEM PIPING IN ACCORDANCE WITH THE INTERNATIONAL MECHANICAL CODE. FLUSH AND CLEAN HEATING SYSTEMS PRIOR TO INSTALLATION OF GLYCOL OR WATER QUALITY CHEMICALS. CLEAN HEATING PIPING WITH TRISODIUM PHOSPHATE MIXTURE PRIOR TO FILLING. SUBMIT RECORDS OF TESTING AND CLEANING.



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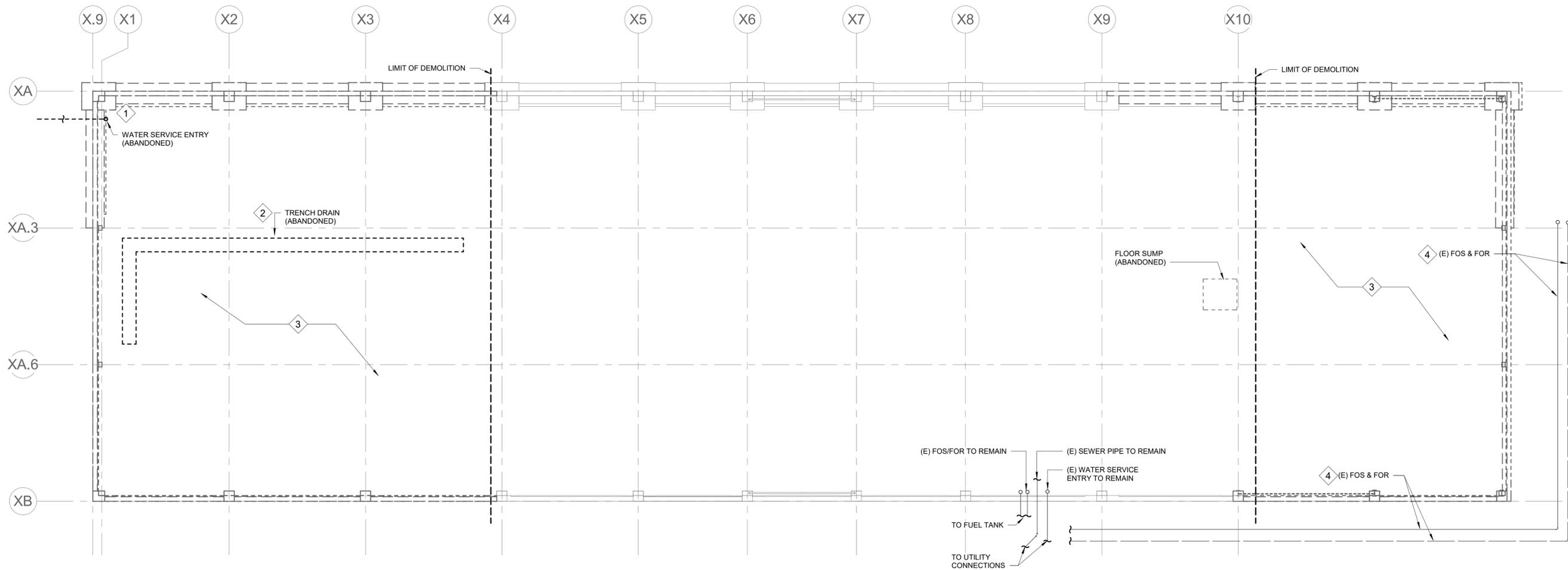


MECHANICAL LEGEND,
SCHEDULES, & SPECIFICATIONS
AUTHOR: MEB
REVISION:
ISSUE DATE: 06.04.2019
CHECKED: RSW

M0.00

SHEET KEYNOTES

- 1 DEMOLISH ABANDONED WATER BACK TO UTILITY SHUTOFF AND CAP.
- 2 DEMOLISH TRENCH DRAIN AND ASSOCIATED PIPING.
- 3 DEMOLISH UNDERFLOOR WASTE AND VENT PIPING BACK TO MAINS AND CAP.
- 4 UNDERGROUND HEATING OIL PIPING TO REMAIN. ROUTING, DEPTH, SIZE, AND MATERIAL ARE UNKNOWN. CONTRACTOR TO VERIFY AND DOCUMENT. DRAIN AND BLOW OUT UNDERGROUND HEATING OIL LINES PRIOR TO START OF DEMOLITION WORK. PROVIDE TEMPORARY FUEL SYSTEM TO MAINTAIN HEATING OPERATIONS, SEE OTHER SHEETS.



1 UNDERFLOOR PLAN - MECHANICAL - DEMO
1/8" = 1'-0"



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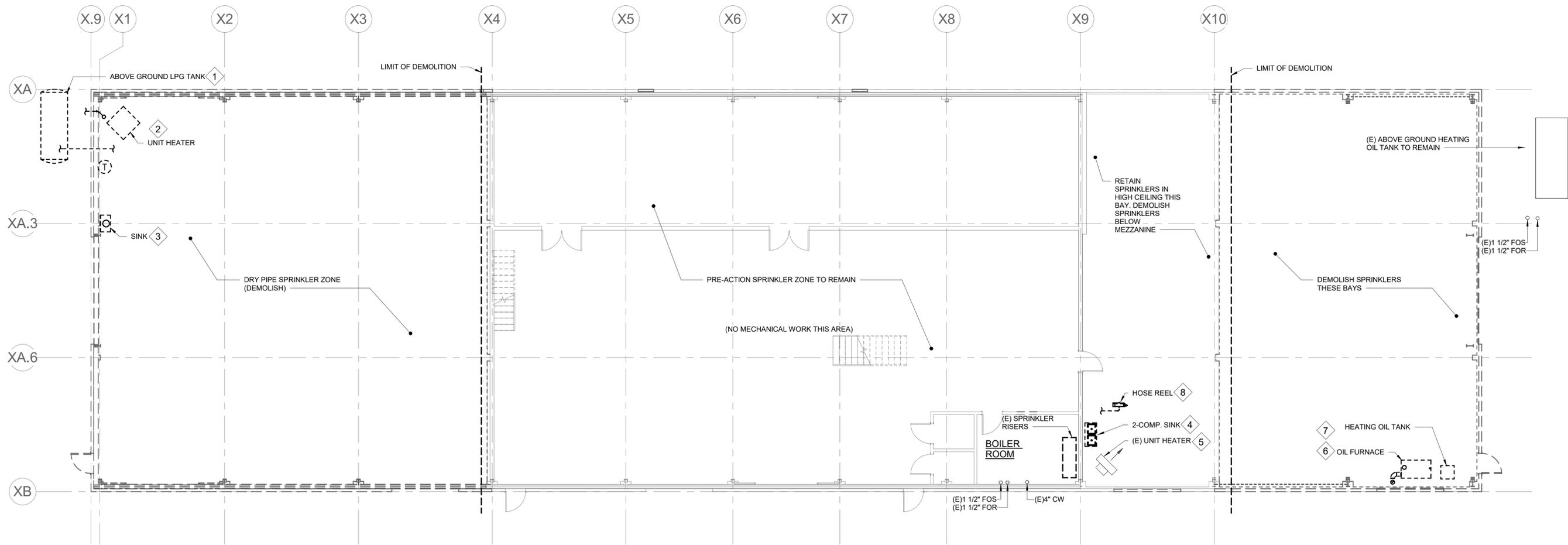
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UNDERFLOOR PLAN - MECHANICAL - DEMO
 AUTHOR: MEB
 REVISION:
 ISSUE DATE: 06.04.2019
 CHECKED: RSW

SHEET KEYNOTES

- 1 SHUT OFF PROPANE AND DISCONNECT TANK. ARRANGE FOR PICKUP OF TANK BY UTILITY (NORTH PACIFIC FUEL).
- 2 REMOVE GAS FIRED UNIT HEATER AND TURN OVER TO OWNER. DEMOLISH ASSOCIATED GAS PIPING, FLUE AND CONTROLS.
- 3 REMOVE SINK AND TURN OVER TO OWNER. DEMOLISH ASSOCIATED PIPING BACK TO MAINS AND CAP.
- 4 REMOVE SINK AND TURN OVER TO OWNER. DEMOLISH ASSOCIATED PIPING BACK TO MAINS AND CAP.
- 5 REMOVE UNIT HEATER. CLEAN AND RETAIN FOR REINSTALLATION.
- 6 REMOVE OIL FURNACE AND TURN OVER TO OWNER. DEMOLISH ASSOCIATED OIL PIPING, FLUE, AND CONTROLS.
- 7 DEMOLISH HEATING OIL TANK.
- 8 REMOVE HOSE REEL AND TURN OVER TO OWNER. DEMOLISH ASSOCIATED PIPING BACK TO MAIN AND CAP.



1 FIRST FLOOR PLAN - MECHANICAL - DEMO
1/8" = 1'-0"

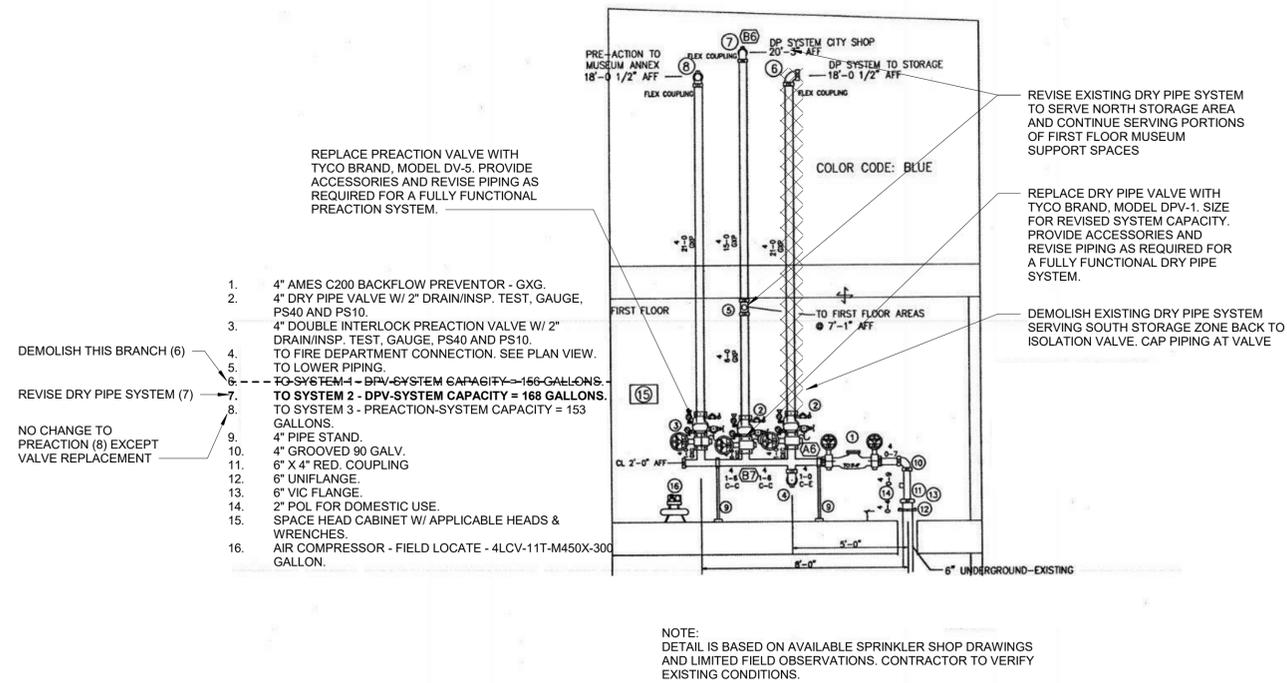


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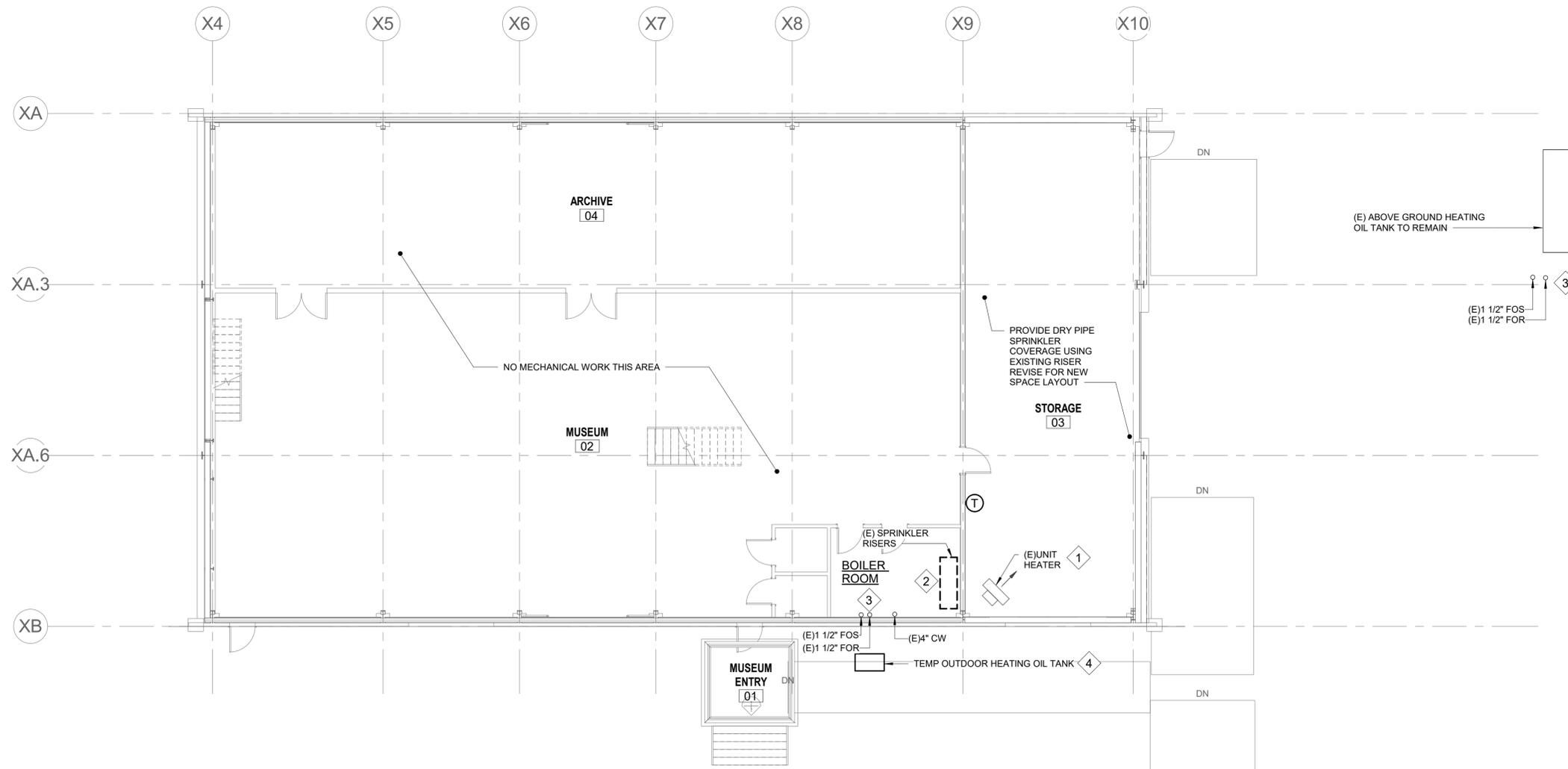
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FIRST FLOOR PLAN - MECHANICAL
- DEMO
 AUTHOR: MEB
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 CHECKED: RSW



2 EXISTING FIRE RISER DETAIL
NO SCALE



1 FIRST FLOOR PLAN - MECHANICAL
1/8" = 1'-0"

SHEET KEYNOTES

- 1 CLEAN AND REINSTALL EXISTING UNIT HEATER APPROXIMATELY 8 FEET ABOVE FINISH FLOOR. RECONNECT TO HYDRONIC HEAT PIPING. PROVIDE LINE VOLTAGE THERMOSTAT TO CYCLE FAN ON CALL FOR HEAT.
- 2 REPLACE PREACTION VALVE SERVING MUSEUM ANNEX. REPLACE DRY PIPE VALVE SERVING REDUCED NORTH ZONE. REMOVE DRY PIPE VALVE AND RISER SERVING FORMER SOUTH ZONE AND CAP BRANCH. REFER TO DETAIL OF EXISTING SYSTEM ON THIS SHEET.
- 3 PRESSURE TEST UNDERGROUND HEATING OIL LINES PRIOR TO RETURNING FUEL SYSTEM TO SERVICE. REPAIR LEAKS. FLUSH LINES AND REFILL WITH FUEL. RESTART HEATING SYSTEM.
- 4 PROVIDE TEMPORARY OUTDOOR HEATING OIL TANK DURING CONSTRUCTION. CONNECT TO EXISTING HEATING OIL DAY TANK IN BOILER ROOM. PROVIDE SECONDARY CONTAINMENT UNDER TANK. MAINTAIN OPERATION OF BOILER AND DAY TANK DURING CONSTRUCTION UNTIL EXISTING FUEL SYSTEM IS RETURNED TO FULL OPERATION.

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WAREHOUSE 1 REMODEL

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FIRST FLOOR PLAN - MECHANICAL

AUTHOR: MEB
REVISION:
ISSUE DATE: 06.04.2019

CHECKED: RSW

M2.11

FULL SIZE PRINTED ON 22 x 34 167



LIGHTING SYMBOLS	
	SURFACE LUMINAIRE
	SURFACE LUMINAIRE, EMERGENCY
	PENDANT LUMINAIRE
	PENDANT LUMINAIRE, EMERGENCY
	WALL MOUNTED LUMINAIRE
	WALL MOUNTED LUMINAIRE, EMERGENCY
	WALL MOUNTED LUMINAIRE
	WALL MOUNTED LUMINAIRE, EMERGENCY
	WALL MOUNTED EXIT SIGN, ARROW AS INDICATED

WIRING AND LIGHTING CONTROL DEVICE SYMBOLS	
S	SINGLE POLE SWITCH
S ₃	THREE-WAY SWITCH
S _a	SWITCH FOR LUMINAIRES MARKED "a"
	OCCUPANCY SENSOR, TYPE A COVERAGE INDICATED
	PHOTOELECTRIC SWITCH/CONTROL
	LIGHTING CONTACTOR
	EMERGENCY RELAY
	DUPLEX RECEPTACLE
	DOUBLE DUPLEX RECEPTACLE
	GROUND-FAULT CIRCUIT INTERRUPTER (GFCI) DUPLEX RECEPTACLE
	WET-LOCATION, WEATHERPROOF DUPLEX RECEPTACLE
	SPECIAL PURPOSE RECEPTACLE; NEMA TYPE AS INDICATED
	GFCI DOUBLE DUPLEX RECEPTACLE
	WET-LOCATION, WEATHERPROOF GFCI DUPLEX RECEPTACLE

SIGNALING SYMBOLS - COMMUNICATIONS	
	TELECOMMUNICATIONS OUTLET; QUANTITY OF JACKS INDICATED

FIRE ALARM SYMBOLS	
	FIRE ALARM SYSTEM CONTROL UNIT
	FIRE ALARM SYSTEM ANNUNCIATOR
	MANUAL FIRE ALARM BOX
	SMOKE DETECTOR
	DUCT MOUNTED SMOKE DETECTOR
	SINGLE-STATION SMOKE DETECTOR
	SINGLE-STATION SMOKE AND CARBON MONOXIDE DETECTOR
	HORN
	STROBE
	HORN/STROBE
	FIRE/SMOKE DAMPER - PROVIDED BY OTHERS, WIRED BY ELECTRICAL
	MAGNETIC DOOR HOLDER - PROVIDED BY OTHERS, WIRED BY ELECTRICAL
	SPRINKLER BELL - PROVIDED BY OTHERS, WIRED BY ELECTRICAL

POWER SYMBOLS	
	JUNCTION BOX/EQUIPMENT CONNECTION
	NONFUSIBLE SWITCH
	FUSIBLE SWITCH
	ENCLOSED CIRCUIT BREAKER
S _m	MOTOR-STARTING SWITCH, WITHOUT OVERLOAD PROTECTION
	MANUAL CONTROLLER, WITH OVERLOAD PROTECTION
	COMBINATION MAGNETIC MOTOR STARTER AND DISCONNECT
	MAGNETIC MOTOR STARTER
	MOTOR CONNECTION
	METER SOCKET
	BRANCH-CIRCUIT PANELBOARD; RECESSED, SURFACE
	DISTRIBUTION PANELBOARD
NL01-2,4	BRANCH CIRCUIT HOME RUN TO PANELBOARD; NUMBER OF ARROWS INDICATES NUMBER OF CIRCUITS, PANEL AND CIRCUIT AS SHOWN

MOUNTING HEIGHT SCHEDULE		
* SWITCHES		4'-0"
* CONVENIENCE OUTLETS		1'-6"
* WEATHERPROOF RECEPTACLES		2'-0"
* TELECOM OUTLETS (VOICE, DATA, VIDEO)		1'-6"
* MULTIOUTLET ASSEMBLY (MOA)		1'-6"
BRANCH PANELS (TOP)		6'-6"
DISCONNECT SWITCHES (TOP)		5'-6"
COMBINATION MAG. STARTER / DISC. SW. (TOP)		5'-6"
* MANUAL FIRE ALARM STATIONS		4'-0"
* FIRE ALARM HORN, BELL OR VISUAL SIGNALS (BOTTOM)		6'-8"

MOUNTING HEIGHTS SHALL PREVAIL ON ALL NEW CONSTRUCTION UNLESS OTHERWISE INDICATED.

MOUNTING HEIGHTS ARE TO CENTER AND ABOVE FINISHED FLOOR UNLESS OTHERWISE INDICATED.

MOUNTING HEIGHTS FOR DEVICES ABOVE COUNTERS REQUIRED TO BE COORDINATED WITH ARCHITECTURAL ELEVATIONS.

MOUNTING HEIGHTS FOR DEVICES FOR EQUIPMENT REQUIRED TO BE COORDINATED WITH ARCHITECTURAL ELEVATIONS.

MOUNTING HEIGHTS FOR DEVICES ABOVE BASEBOARD HEATERS SHOULD BE 4" ABOVE HEATER, MOUNTED VERTICALLY.

THESE ARE TYPICAL MOUNTING HEIGHTS. NOT ALL DEVICES ARE NECESSARILY APPLICABLE TO THIS PROJECT.

* MOUNTING HEIGHTS COMPLY WITH ICC/ANSI A117.1-09

LINE TYPES	
	DEMO WORK
	EXISTING WORK
	NEW WORK

ABBREVIATIONS

#	NUMBER
(D)	DEMOLISH
(E)	EXISTING
(N)	NEW
(S)	SALVAGE
+C	ABOVE COUNTER
+XX	DIMENSIONED HEIGHT XX INCHES AFF
A	AMPERES
AC	ALTERNATING CURRENT
AF	AMP FRAME
AFF	ABOVE FINISHED FLOOR
AFG	ABOVE FINISH GRADE
AIC	AMPS INTERRUPTING CAPACITY
AL	ALUMINUM
AMP	AMPERES
APPX	APPROXIMATE
ARCH	ARCHITECTURAL
BCU	BARE COPPER WIRE
BLDG	BUILDING
BPB	BRANCH-CIRCUIT PANELBOARD, CB BRANCHES
C	CONDUIT
CAT	CATEGORY
CATV	CABLE TELEVISION
CB	CIRCUIT BREAKER
CCTV	CLOSED CIRCUIT TELEVISION
CFOI	CONTRACTOR FURNISH OWNER INSTALL
CIRC	CIRCULATING
CKT	CIRCUIT
CNDR	CONDUCTOR
COAX	COAXIAL CABLE
CT	CURRENT TRANSFORMER
CTRL	CONTROL
CU	COPPER
CVEA	COPPER VALLEY ELECTRIC ASSOCIATION
CVTC	COPPER VALLEY TELEPHONE COOPERATIVE
DEGC	DEGREES CELSIUS
DEGF	DEGREES FAHRENHEIT
DISC	DISCONNECT
DWG	DRAWING
E	EAST
EBJ	EQUIPMENT BONDING JUMPER
EGB	EQUIPMENT GROUND BUS
EGC	EQUIPMENT GROUNDING CONDUCTOR
EM	EMERGENCY
EMT	ELECTRICAL METALLIC TUBING
ENT	ELECTRICAL NONMETALLIC TUBING
ER	EMERGENCY RELAY (EM LIGHTING POWER TRANSFER)
EST	ESTIMATED
ETR	EXISTING TO REMAIN
FA	FIRE ALARM
FACU	FIRE ALARM CONTROL UNIT
FG	FINISH GRADE
FLA	FULL LOAD AMPS
FMC	FLEXIBLE METAL CONDUIT
FO	FIBER OPTIC
FTL	FEED-THRU LUGS
GALV	GALVANIZED
GC	GENERAL CONTRACTOR
GEC	GROUNDING ELECTRODE CONDUCTOR
GFCI	GROUND-FAULT CIRCUIT INTERRUPTER (5mA)
GFPE	GROUND-FAULT PROTECTION OF EQUIPMENT (30mA)
GND	GROUND OR GROUNDED
GRC	GALVANIZED RIGID STEEL CONDUIT (HOT-DIPPED)
HDPE	HIGH-DENSITY POLYETHYLENE
IDC	INITIATING DEVICE CIRCUIT
IFC	INTERNATIONAL FIRE CODE
IMC	INTERMEDIATE METALLIC CONDUIT
JB	JUNCTION BOX
KVA	KILOVOLT AMPERES
L	LINE
LC	LIGHTING CONTACTOR
LED	LIGHT EMITTING DIODE
LFMC	LIQUIDTIGHT FLEXIBLE METAL CONDUIT

ABBREVIATIONS

LFNC	LIQUIDTIGHT FLEXIBLE NONMETALLIC CONDUIT
LTG	LIGHTING
LV	LOW VOLTAGE
MAN	MANUAL
MAX	MAXIMUM
MC	METAL-CLAD
MCB	MAIN CIRCUIT BREAKER
MECH	MECHANICAL
MEZ	MEZZANINE
MH	MANHOLE
MIN	MINIMUM
MISC	MISCELLANEOUS
MLO	MAIN LUGS ONLY
MTD	MOUNTED
MTS	MANUAL TRANSFER SWITCH
N	NEUTRAL, NORTH
NAC	NOTIFICATION APPLIANCE CIRCUIT (FIRE ALARM)
NC	NORMALLY CLOSED
NEC	NATIONAL ELECTRICAL CODE; NFPA 70
NECA	NATIONAL ELECTRICAL CONTRACTORS ASSOCIATION
NEMA	NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION
NESC	NATIONAL ELECTRICAL SAFETY CODE
NFPA	NATIONAL FIRE PROTECTION ASSOCIATION
NO	NORMALLY OPEN
OFCI	OWNER FURNISHED CONTRACTOR INSTALL
OFOI	OWNER FURNISHED OWNER INSTALL
P	POLE
PC	PHOTOELECTRIC CONTROL/SWITCH
PF	POWER FACTOR
PH	PHASE
PNL	PANEL(BOARD)
PVC	POLYVINYL CHLORIDE CONDUIT
RCPT	RECEPTACLE
REQD	REQUIRED
REV	REVISION, REVERSE
RM	ROOM
RMC	RIGID METAL CONDUIT (HOT-DIPPED GALVANIZED)
RMS	ROOT MEAN SQUARED
RU	RACK UNIT
S	SOUTH
SEC	SECONDARY
SFB	SUB-FEED CB
SFL	SUB-FEED DOUBLE LUGS
SHT	SHEET (REFER TO DRAWING)
SLC	SIGNALING LINE CIRCUIT (FA INITIATING)
SPEC	SPECIFICATION
STBY	STAND-BY
STP	SHIELDED TWISTED PAIR
SVD	SERVICE DISCONNECT
SW	SWITCH
SWD	SWITCHED
TBB	TELECOMMUNICATIONS BONDING BACKBONE CABLE
TEBB	TELECOMMUNICATIONS BACKBOARD
TEL	TELEPHONE
TMGB	TELECOMMUNICATIONS MAIN GROUNDING BUSBAR
TYP	TYPICAL
UG	UNDERGROUND
UL	UNDERWRITERS' LABORATORIES
UON	UNLESS OTHERWISE NOTED
UPS	UNINTERRUPTIBLE POWER SUPPLY
UTP	UNSHIELDED TWISTED PAIR
V	VOLTS
VA	VOLT AMPERES
VFC	VARIABLE FREQUENCY CONTROLLER
W	WATT, WEST or WIRE
W/	WITH
W/O	WITHOUT
WH	WATTHOUR
WP	WEATHERPROOF
XFMR	TRANSFORMER
xPyT	x POLE y THROW (x and y indicate quantity)

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PROJECT NO. 17-0009.01

CITY OF VALDEZ
WAREHOUSE 1 REMODEL
436 S HAZLET
VALDEZ, AK 99686
CONSTRUCTION DOCUMENTS



LEGEND AND ABBREVIATIONS
AUTHOR: JDS
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ISSUE DATE: 06.04.2019
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E0.01

GENERAL NOTES AND SPECIFICATIONS

1. GENERAL REGULATORY REQUIREMENTS
 - A. COMPLY WITH NFPA 70, NATIONAL ELECTRICAL CODE 2017 EDITION; NECA 1, STANDARD FOR GOOD WORKMANSHIP IN ELECTRICAL CONSTRUCTION; AND NATIONAL ELECTRICAL SAFETY CODE.
 - B. ELECTRICAL COMPONENTS, DEVICES, ASSEMBLIES, AND ACCESSORIES ARE REQUIRED TO BE LISTED AND LABELED AS DEFINED IN NFPA 70, ARTICLE 100, BY A TESTING AGENCY ACCEPTABLE TO AUTHORITIES HAVING JURISDICTION, AND MARKED FOR INTENDED USE.
 - C. DELIVER, STORE, PROTECT, AND HANDLE PRODUCTS IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS. PROTECT PRODUCTS FROM WEATHER.
 - D. ACCEPT PRODUCTS ON SITE IN MANUFACTURER'S PACKAGING. INSPECT FOR DAMAGE. NOTIFY PROJECT MANAGER OF ALL DAMAGED PRODUCTS.
 - E. THE CONTRACT DOCUMENTS ARE COMPLEMENTARY; WHAT IS REQUIRED BY ONE IS AS BINDING AS IF REQUIRED BY ALL.
 - F. DRAWINGS SHOW THE GENERAL LOCATIONS OF THE ELECTRICAL FEATURES ONLY, UNLESS OTHERWISE INDICATED. MAKE MINOR RELOCATIONS AS REQUIRED FOR PROJECT CONDITIONS WHEN NECESSARY TO PRESENT SYMMETRICAL APPEARANCE OR TO AVOID INTERFERENCE WITH OTHER INSTALLATIONS.
 - G. REVIEW AND COORDINATE THIS WORK WITH ALL ASSOCIATED ARCHITECTURAL AND MECHANICAL WORK AND ALL OTHER DRAWINGS AND SPECIFICATIONS. ADJUST THE WORK AS REQUIRED TO COORDINATE WITH OTHER WORK AND BE COMPATIBLE WITH CONDITIONS.
 - H. WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL STATE, FEDERAL, AND OSHA SAFETY REQUIREMENTS.
 - I. CONTRACTOR COORDINATION
 1. CONTRACTOR SHALL COORDINATE START-UP AND ENERGIZING OF ALL ELECTRICAL EQUIPMENT WITH PROJECT MANAGER.
 2. CONTRACTOR SHALL COORDINATE POWER OUTAGES AND DE-ENERGIZING OF ALL EXISTING ELECTRICAL EQUIPMENT WITH PROJECT MANAGER.
2. SUBMITTALS
 - A. SUBMIT AN ELECTRONIC VERSION OF PRODUCT DATA FOR REVIEW AND APPROVAL.
3. DEMOLITION
 - A. EXISTING ELECTRICAL CONDITIONS BASED ON AS-BUILT DOCUMENTS AND LIMITED FIELD OBSERVATION BY THE ENGINEER. CONTRACTOR SHALL FIELD VERIFY.
 - B. DEMOLISH ELECTRICAL EQUIPMENT ON THE DEMOLITION PLANS SHOWN IN DASHED LINES AND ALL ASSOCIATED CONDUCTORS AND RACEWAY, UNLESS OTHERWISE INDICATED.
 - C. ELECTRICAL EQUIPMENT ON THE DEMOLITION PLAN SHOWN IN THIN SOLID LINES INDICATES EXISTING TO REMAIN.
 - D. DEMOLISH ELECTRICAL EQUIPMENT ON THE DEMOLITION DETAILS SHOWN HATCHED AND ALL ASSOCIATED CONDUCTORS AND RACEWAY, UNLESS OTHERWISE INDICATED.
 - E. RECONNECT AND LABEL EXISTING BRANCH CIRCUITS NOT BEING REMOVED WHICH PASS THROUGH, OR CONNECT INTO, THE PROJECT AREA. RACEWAY MAY BE REUSED IN PLACE IF NOT RENDERED UNUSABLE DUE TO OTHER DEMOLITION AND COMPLIES WITH CONTRACT DOCUMENTS. REUSED RACEWAY SHALL BE IN LIKE-NEW, OR REPAIRED TO LIKE-NEW CONDITION BEFORE INSTALLING CONDUCTORS.
 - F. SALVAGE SHALL MEAN REMOVE WITHOUT DAMAGE DURING DEMOLITION AND REUSE DURING NEW CONSTRUCTION.
 - G. SALVAGE SHALL MEAN REMOVE WITHOUT DAMAGE DURING DEMOLITION AND REUSE DURING NEW CONSTRUCTION.
 - H. ELECTRICAL EQUIPMENT REMOVED AND DEEMED UNUSABLE BY THE OWNER SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND BE PROPERLY DISPOSED OF. EQUIPMENT DEEMED USABLE BY THE OWNER SHALL BE DELIVERED WITHOUT DAMAGE TO A LOCATION DESIGNATED BY THE OWNER, UNLESS OTHERWISE INDICATED.
4. CONDUCTORS AND CABLES
 - A. CONDUCTOR MATERIAL: COPPER. SOLID FOR NO. 10 AWG AND SMALLER; STRANDED FOR NO. 8 AWG AND LARGER.
 - B. INSULATION AND APPLICATION
 1. FEEDERS: TYPE XHHW-2, SINGLE CONDUCTORS IN RACEWAY.
 2. BRANCH CIRCUITS: HEATED SPACES SHALL BE TYPE THHN-2/THWN-2 OR XHHW-2, UNHEATED AND EXTERIOR LOCATIONS SHALL BE TYPE XHHW-2; SINGLE CONDUCTORS IN RACEWAY.
 3. UNDERGROUND BRANCH CIRCUITS: TYPE XHHW-2, SINGLE CONDUCTORS IN RACEWAY.
 - C. METAL-CLAD CABLE, TYPE MC
 1. CONDUCTORS: COPPER, COMPLYING WITH ASTM B 3 FOR BARE ANNEALED COPPER AND WITH ASTM B 8 FOR STRANDED CONDUCTORS.
 2. GROUND CONDUCTOR: BARE.
 3. CONDUCTOR INSULATION: TYPE TFN/THHN/THWN-2; COMPLY WITH UL 83.
 4. ARMOR: STEEL, INTERLOCKED.
 5. JACKET: PVC APPLIED OVER ARMOR.
 - D. ARMORED CABLE, NEC TYPE MC-HL
 1. PVC JACKETED ARMORED CABLE, ALUMINUM ARMOR, XPLE INSULATION.
 2. XPLE CONDUCTOR INSULATION IN ACCORDANCE WITH ICEA S-95-658 AND UL 44 FOR TYPE XHHW-2.
 3. UL APPROVED AND MARKED THE FT-4 FLAME TEST DESIGNATION.
 4. UL APPROVED AND MARKED MINUS 40 DEG C MEETING THE COLD IMPACT REQUIREMENTS OF CSA-C22.2 NO. 0.3.
 5. ROCKBESTOS-SURPRENANT GARDEX-CC SPEC RSS-8-001, AS REQUIRED FOR APPLICATION.
 - E. INSTALLATION
 1. CONCEAL CABLES IN FINISHED WALLS, CEILINGS, AND FLOORS, UNLESS OTHERWISE INDICATED.
 2. NEUTRAL CONDUCTORS SHALL NOT BE SHARED BETWEEN BRANCH CIRCUITS, UNLESS OTHERWISE INDICATED.
 3. PROVIDE INSULATED EQUIPMENT GROUNDING CONDUCTORS WITH ALL FEEDERS AND BRANCH CIRCUITS. TERMINATE EACH END ON SUITABLE LUG, BUS OR BUSHING. SIZE EQUIPMENT GROUNDING CONDUCTORS IN ACCORDANCE WITH NEC, UNLESS OTHERWISE INDICATED, BUT NOT SMALLER THAN NO. 12 AWG.
 4. MINIMUM CONDUCTOR SIZE FOR BRANCH CIRCUITS: NO. 12 AWG.
 - A. USE NO. 10 AWG MINIMUM FOR 15 OR 20 AMPERE, 120 VOLT BRANCH CIRCUITS LONGER THAN 65 FEET, BUT NOT GREATER THAN 100 FEET.
 - B. USE NO. 8 AWG MINIMUM FOR 15 OR 20 AMPERE, 120 VOLT BRANCH CIRCUITS LONGER THAN 100 FEET UNLESS OTHERWISE INDICATED.
 5. SPLICES
 - A. SPLICES ARE PERMITTED ON THIS PROJECT WHERE EXISTING FEEDERS AND BRANCH CIRCUITS ARE TO REMAIN. PROVIDE UL LISTED CONNECTIONS AT EACH SPLICE CONNECTION. PROVIDE SPLICES IN NEC SIZED JUNCTION BOXES.
 - F. MC CABLE MAY BE USED BETWEEN OUTLET AND DEVICE BOXES FOR BRANCH CIRCUITS CONCEALED IN WALLS (EXCLUDING EXTERIOR WALLS).
 - G. FIELD QUALITY CONTROL: AFTER INSTALLING CONDUCTORS AND CABLES AND BEFORE ELECTRICAL CIRCUITRY HAS BEEN ENERGIZED, TEST FOR UNINTENDED OPENS, SHORTS, AND GROUNDS.
5. GROUNDING AND BONDING
 - A. INSULATED CONDUCTORS: COPPER WIRE OR CABLE INSULATED FOR 600 V UNLESS OTHERWISE INDICATED.
 - B. CONNECTORS: LISTED AND LABELED BY A NATIONALLY RECOGNIZED TESTING LABORATORY ACCEPTABLE TO AUTHORITIES HAVING JURISDICTION FOR APPLICATIONS IN WHICH USED, AND FOR SPECIFIC TYPES, SIZES, AND COMBINATIONS OF CONDUCTORS AND OTHER ITEMS CONNECTED.
 - C. GROUND RODS: COPPER-CLAD STEEL; 3/4 INCH BY 10 FEET.
 - D. INSTALLATION
 1. PROVIDE INSULATED EQUIPMENT GROUNDING CONDUCTORS WITH ALL FEEDERS AND BRANCH CIRCUITS. TERMINATE EACH END ON SUITABLE LUG, BUS OR BUSHING. SIZE EQUIPMENT GROUNDING CONDUCTORS IN ACCORDANCE WITH NEC, UNLESS OTHERWISE INDICATED, BUT NOT SMALLER THAN NO. 12 AWG.
6. RACEWAY
 - A. RMC: COMPLY WITH ANSI C80.1 AND UL 6. HOT-DIPPED ZINC GALVANIZED.
 - B. IMC: COMPLY WITH ANSI C80.6 AND UL 1242, ZINC-COATED STEEL WITH THREADED FITTINGS.
 - C. EMT: COMPLY WITH ANSI C80.3 AND UL 797 ZINC-COATED STEEL.
 - D. FMC: COMPLY WITH UL 1; ZINC-COATED STEEL.
 - E. LFMC: ZINC-COATED STEEL WITH SUNLIGHT-RESISTANT AND MINERAL-OIL-RESISTANT PLASTIC JACKET, WORKING TEMPERATURE RANGE -55 DEG C TO 105 DEG C AND COMPLYING WITH UL 360.
 - F. CONTINUOUS HDPE: TYPE SCHEDULE 80, COMPLY WITH UL 651A.
 - G. FITTINGS FOR METAL CONDUIT: COMPLY WITH NEMA FB 1 AND UL 514B.
 - H. FITTINGS FOR HDPE: MECHANICAL TYPE.
 - I. INSTALLATION
 1. OUTDOORS:
 - A. ABOVEGROUND USE IMC OR RMC, UNLESS OTHERWISE INDICATED.
 - B. UNDERGROUND USE RMC OR HDPE UNLESS OTHERWISE INDICATED.
 1. FOR UNDERGROUND USE OF HDPE; THE SWEEPS, ELBOWS, AND ABOVE GRADE CONDUIT FOR CONDUIT RUNS OF HDPE SHALL BE RMC.
 2. INDOOR DRY LOCATIONS: USE IMC OR EMT UNLESS OTHERWISE INDICATED.

3. MINIMUM RACEWAY SIZE:
 - A. 1/2-INCH TRADE SIZE.
 - B. 3/4-INCH TRADE SIZE HOMERUN TO PANELBOARD.
4. COMPLETE RACEWAY INSTALLATION BEFORE STARTING CONDUCTOR INSTALLATION.
5. USE MINIMUM OF 18 INCHES TO MAXIMUM OF 72 INCHES OF FMC FOR CONNECTION TO VIBRATING EQUIPMENT (INCLUDING MOTOR-DRIVEN EQUIPMENT).
6. USE LFMC IN DAMP OR WET LOCATIONS FOR CONNECTION TO VIBRATING EQUIPEMNT (INCLUDING MOTOR-DRIVEN EQUIPMENT).
7. HDPE CONDUIT SHALL BE RUN THROUGH APPROVED RE-ROUNDING AND STRAIGHTENING EQUIPMENT DURING INSTALLATION.
7. BOXES
 - A. SHEET METAL OUTLET AND DEVICE BOXES: NEMA OS 1, DEEP TYPE; FOR USE WITH CONCEALED RACEWAYS AND FOR BOXES EXPOSED ON CEILINGS.
 - B. CAST-METAL OUTLET AND DEVICE BOXES: NEMA FB 1, THREADED HUB, TYPE FD, WITH GASKETED COVER; FOR USE WITH EXPOSED CONDUIT.
8. PANELBOARDS
 - A. PANELBOARDS, SPECIFICATION TYPE BPB; CIRCUIT BREAKER BRANCHES, SQUARE D PANELBOARD TYPES NQ, OR EQUAL.
 - B. GENERAL REQUIREMENTS
 1. ENCLOSURES: NEMA 250, TYPE 1, UNLESS OTHERWISE INDICATED TO COMPLY WITH ENVIRONMENTAL CONDITIONS AT INSTALLED LOCATION.
 2. HINGED FRONT COVER: ENTIRE FRONT TRIM HINGED TO BOX AND WITH STANDARD DOOR WITHIN HINGED TRIM COVER.
 3. PHASE, NEUTRAL, AND GROUND BUSES
 - A. MATERIAL: TIN-PLATED ALUMINUM.
 - B. EQUIPMENT GROUND BUS: ADEQUATE FOR FEEDER AND BRANCH-CIRCUIT EQUIPMENT GROUND CONDUCTORS; BONDED TO BOX.
 4. ALL CONDUCTOR TERMINATIONS SHALL BE LISTED AND LABELED FOR WIRE RATED 75 DEG C.
 - C. INSTALLATION: INSTALL PANELBOARDS AND ACCESSORIES ACCORDING TO NECA 407.
 - D. FIELD QUALITY CONTROL:
 1. PERFORM EACH VISUAL AND MECHANICAL INSPECTION AND ELECTRICAL TEST IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.
 2. NEW BREAKERS IN EXISTING PANELS SHALL BE OF THE SAME MANUFACTURER AND LISTED FOR THE EXISTING PANEL AND SHALL BE OF AN INTERRUPTING CAPACITY SUITABLE TO THE APPLICATION.
9. ELECTRICITY METERING
 - A. METER SOCKET: NEMA 3R WITH PROVISIONS FOR SEALS.
 - B. CURRENT TRANSFORMER CABINET: NEMA 3R WITH PROVISION FOR SEALS.
 - C. SERVICE DISCONNECT: NEMA 3R.
 - D. FIELD QUALITY CONTROL
 1. COMPLY WITH REQUIREMENTS OF ELECTRICAL-POWER UTILITY COMPANY.
 2. HUBS AND RACEWAY FITTINGS SHALL BE OF THE WET LOCATION SEALING TYPE.
10. WIRING DEVICES
 - A. STRAIGHT BLADE RECEPTACLES, 125 V, 20A: SPECIFICATION-GRADE, COMPLY WITH NEMA WD 1, NEMA WD 6 CONFIGURATION 5-20R, UL 498, AND FS W-C-596.
 - B. GFCI RECEPTACLES, 125 V, 20A: SPECIFICATION-GRADE, COMPLY WITH NEMA WD 1, NEMA WD 6, UL 498, UL 943 CLASS A, FS W-C-596, AND INCLUDE INDICATOR LIGHT THAT SHOWS WHEN THE GFCI HAS MALFUNCTIONED AND NO LONGER PROVIDES PROPER GFCI PROTECTION.
 - C. MANUAL SWITCHES, 120/277 V, 20 A: COMPLY WITH FEDERAL SPEC WS896, NEMA WD 1, AND UL 20.
 - D. WALL PLATES
 1. MATERIAL FOR FINISHED SPACES: 0.035-INCH-THICK, SATIN-FINISHED STAINLESS STEEL.
 2. MATERIAL FOR UNFINISHED SPACES: GALVANIZED STEEL. PROVIDE MATCHING CAST COVERS FOR CAST METAL BOXES.
 - E. WET-LOCATION, WEATHERPROOF COVER PLATES: NEMA 250, COMPLYING WITH TYPE 3R, WEATHER-RESISTANT, "EXTRA DUTY" DIE-CAST ALUMINUM WHILE-IN-USE WITH LOCKABLE COVER.
 - F. FINISHES: FACTORY STANDARD FINISH, UNLESS OTHERWISE INDICATED OR REQUIRED BY NFPA 70 OR DEVICE LISTING.
 - G. INSTALLATION
 1. GROUND FAULT RECEPTACLES SHALL NOT BE THROUGH WIRED. PROVIDE INTEGRAL PROTECTION AT EACH GROUND FAULT RECEPTACLE LOCATION SHOWN ON THE DRAWINGS.
 2. ARRANGEMENT OF DEVICES: UNLESS OTHERWISE INDICATED, MOUNT FLUSH, WITH LONG DIMENSION VERTICAL AND WITH GROUNDING TERMINAL OF RECEPTACLES ON BOTTOM. GROUP ADJACENT SWITCHES UNDER SINGLE, MULTIGANG WALL PLATES.
 - H. FIELD QUALITY CONTROL
 1. GFCI TRIP: USING A TEST PLUG TEST FOR TRIPPING VALUES SPECIFIED IN UL 1436 AND UL 943.
 2. USING THE TEST PLUG, VERIFY THAT THE DEVICE AND ITS OUTLET BOX ARE SECURELY MOUNTED.
 3. THE TESTS SHALL BE DIAGNOSTIC, INDICATING IMPROPER WIRING, DEFECTIVE DEVICES, OR SIMILAR PROBLEMS. CORRECT CIRCUIT CONDITIONS, REMOVE MALFUNCTIONING UNITS AND REPLACE WITH NEW ONES, AND RETEST AS SPECIFIED ABOVE.
11. ENCLOSED CONTROLLERS
 - A. GENERAL REQUIREMENTS: COMPLY WITH NEMA ICS 2, GENERAL PURPOSE, CLASS A.
 - B. ALL MOTOR BRANCH CIRCUIT CONDUCTOR TERMINATIONS SHALL BE LISTED AND LABELED FOR WIRE RATED 75 DEG C.
 - C. MOTOR-STARTING SWITCHES; WITHOUT OVERLOAD PROTECTION: "QUICK-MAKE, QUICK-BREAK" TOGGLE OR PUSH-BUTTON ACTION; MARKED TO SHOW WHETHER UNIT IS OFF OR ON.
 1. RED PILOT LIGHT, ILLUMINATED WHEN THE CONTROLLER IS ON.
 2. HANDLE GUARD/LOCK-OFF: ACCEPTS PADLOCK.
 - D. MANUAL CONTROLLERS: "QUICK-MAKE, QUICK-BREAK" TOGGLE OR PUSH-BUTTON ACTION; MARKED TO SHOW WHETHER UNIT IS OFF, ON, OR TRIPPED.
 1. OVERLOAD RELAYS: INVERSE-TIME-CURRENT CHARACTERISTICS; NEMA ICS 2, CLASS 20 TRIPPING CHARACTERISTICS; HEATERS MATCHED TO NAMEPLATE FULL-LOAD CURRENT OF ACTUAL PROTECTED MOTOR; EXTERNAL RESET PUSH BUTTON.
 2. RED PILOT LIGHT, ILLUMINATED WHEN THE CONTROLLER IS ON.
 3. HANDLE GUARD/LOCK-OFF, FRACTIONAL HORSEPOWER: ACCEPTS PADLOCK.
 4. LOCK-OFF MECHANISM, INTEGRAL HORSEPOWER: ACCEPTS PADLOCK.
 - E. ENCLOSURES: NEMA ICS 6, TYPE 1, UNLESS OTHERWISE INDICATED TO COMPLY WITH ENVIRONMENTAL CONDITIONS AT INSTALLED LOCATION.
 1. OUTDOOR LOCATIONS: TYPE 3R.
 2. OTHER WET OR DAMP INDOOR LOCATIONS: TYPE 4.
 - F. ACCESSORIES
 1. PUSH BUTTONS, LED TYPE PILOT LIGHTS, AND ROTARY SELECTOR SWITCHES: HEAVY-DUTY, OILTIGHT TYPE.
 2. TWO REVERSIBLE N.C./N.O. AUXILIARY CONTACTS.
 3. CONTROL RELAYS: AUXILIARY AND ADJUSTABLE TIME-DELAY RELAYS, AS REQUIRED.
 - G. FIELD QUALITY CONTROL: PERFORM EACH VISUAL AND MECHANICAL INSPECTION AND ELECTRICAL TEST IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.
12. LIGHTING
 - A. FURNISH AND INSTALL LUMINAIRES AS SPECIFIED IN THE LUMINAIRE SCHEDULE ON THE DRAWINGS.
 - B. INSTALLATION
 1. SET LEVEL, PLUMB, AND SQUARE WITH CEILINGS AND WALLS.
 - C. CENTRAL LIGHTING INVERTER
 1. COMPLY WITH UL 924; 90 MINUTE RUN-TIME.
 2. SIZE AND VOLTAGE AS SPECIFIED ON THE DRAWINGS.
 3. 1 NORMALLY ON OUTPUT, 1 NORMALLY OFF OUTPUT.
 - D. CONTRACTOR
 1. PROVIDE WITH AT LEAST 4 POLES.
 2. PROVIDE WITH HAND-OFF-AUTO SELECTOR SWITCH ON FRONT OF ENCLOSURE.
 3. PROVIDE IN NEMA 1 ENCLOSURE.
13. DIGITAL, ADDRESSABLE FIRE-ALARM SYSTEM
 - A. EXISTING FIRE ALARM PANEL IS TO REMAIN. EXISTING PANEL IS AN IDENTIFLEX 610 PANEL.
 - B. A FEW DEVICES ARE BEING REMOVED FROM THE SYSTEM PER DRAWINGS.
 - C. PROVIDE PROGRAMMING ADJUSTMENTS REQUIRED FOR REDUCTION OF DEVICES.
 - D. COMPLY WITH NFPA 72 INCLUDING UPDATING BATTERY CALCULATIONS.
 - E. INSTALLER QUALIFICATIONS: PERSONNEL SHALL BE TRAINED AND CERTIFIED BY MANUFACTURER TO WORK ON PANEL AND ASSOCIATED DEVICES.
 - F. PROVIDE UPDATED SHOP DRAWINGS AND O&M MANUALS.
14. COMMUNICATION
 - A. PROVIDE WALL MOUNTED COMMUNICATION CABINET AS SHOWN ON THE DRAWINGS. PROVIDE WITH A 1 RU GROUND BUS BAR IF NOT INTEGRAL WITH COMMUNICATION CABINET.
 - B. PROVIDE WITH EQUIPMENT INDICATED ON COMMUNICATION RISER.
 - C. PROVIDE A MINIMUM OF CATEGORY 5E FOR CABLING TO NEW COMMUNICATION JACKS, PATCH PANEL, AND PATCH CORDS. PATCH CORDS SHALL BE AT LEAST 5 FEET LONG (QUANTITY OF AT LEAST 4 PATCH CORDS).

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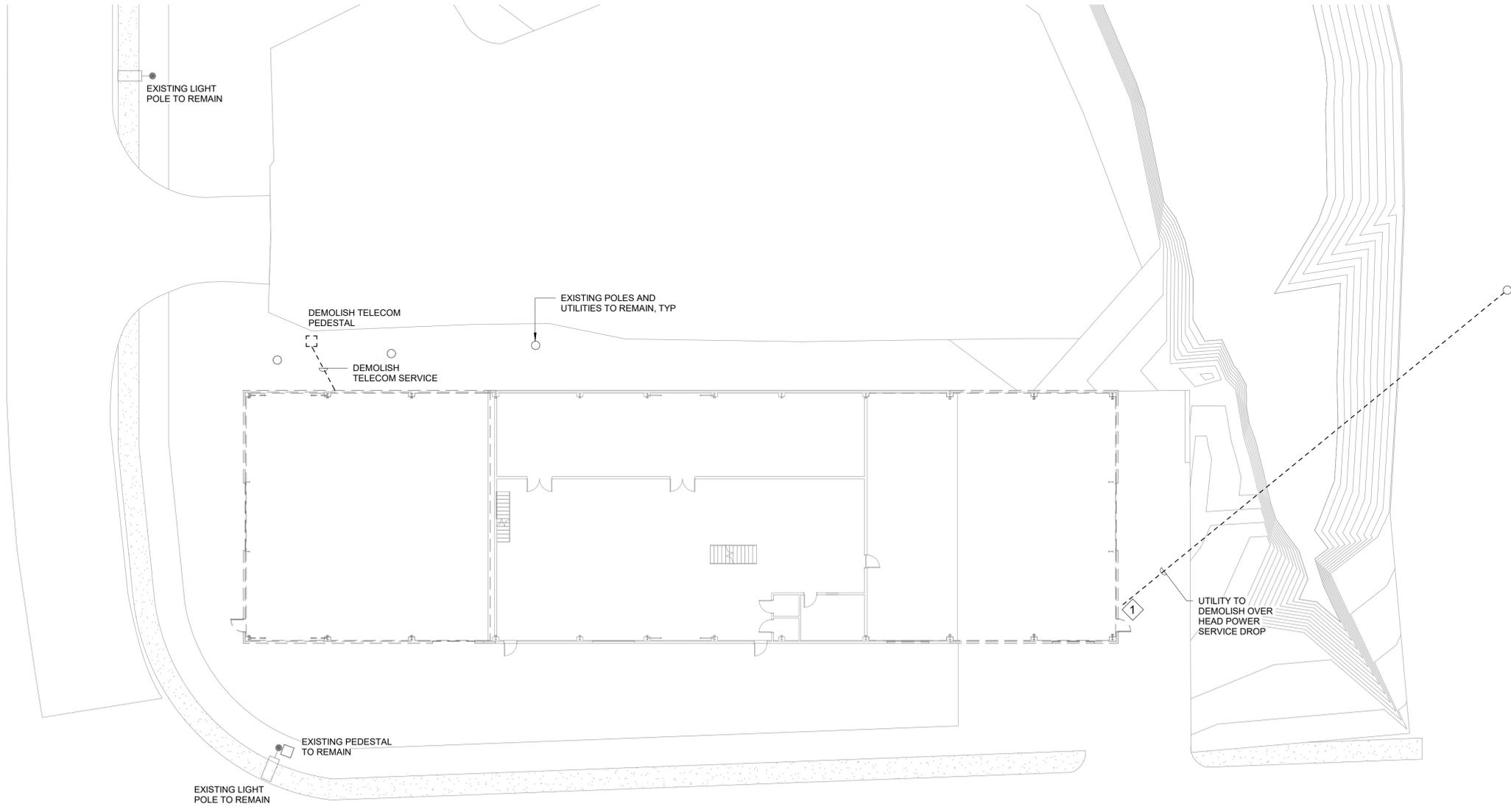
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SHEET SPECIFICATIONS
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E0.02



SHEET NOTES

1. CONTRACTOR AND OWNER TO COORDINATE TEMPORARY UTILITY SERVICE WITH CVEA AND CVTC TO SUPPORT CONTINUED OPERATIONS OF MUSEUM SPACE THROUGHOUT DEMOLITION AND CONSTRUCTION.

SHEET KEYNOTES x

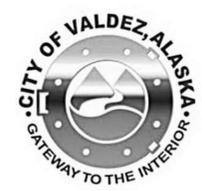
1. SEE SHEET E2.02 FOR LOCATION OF DEMOLISHED METERS.

1 ELECTRICAL SITE PLAN - DEMO
1/16" = 1'-0"

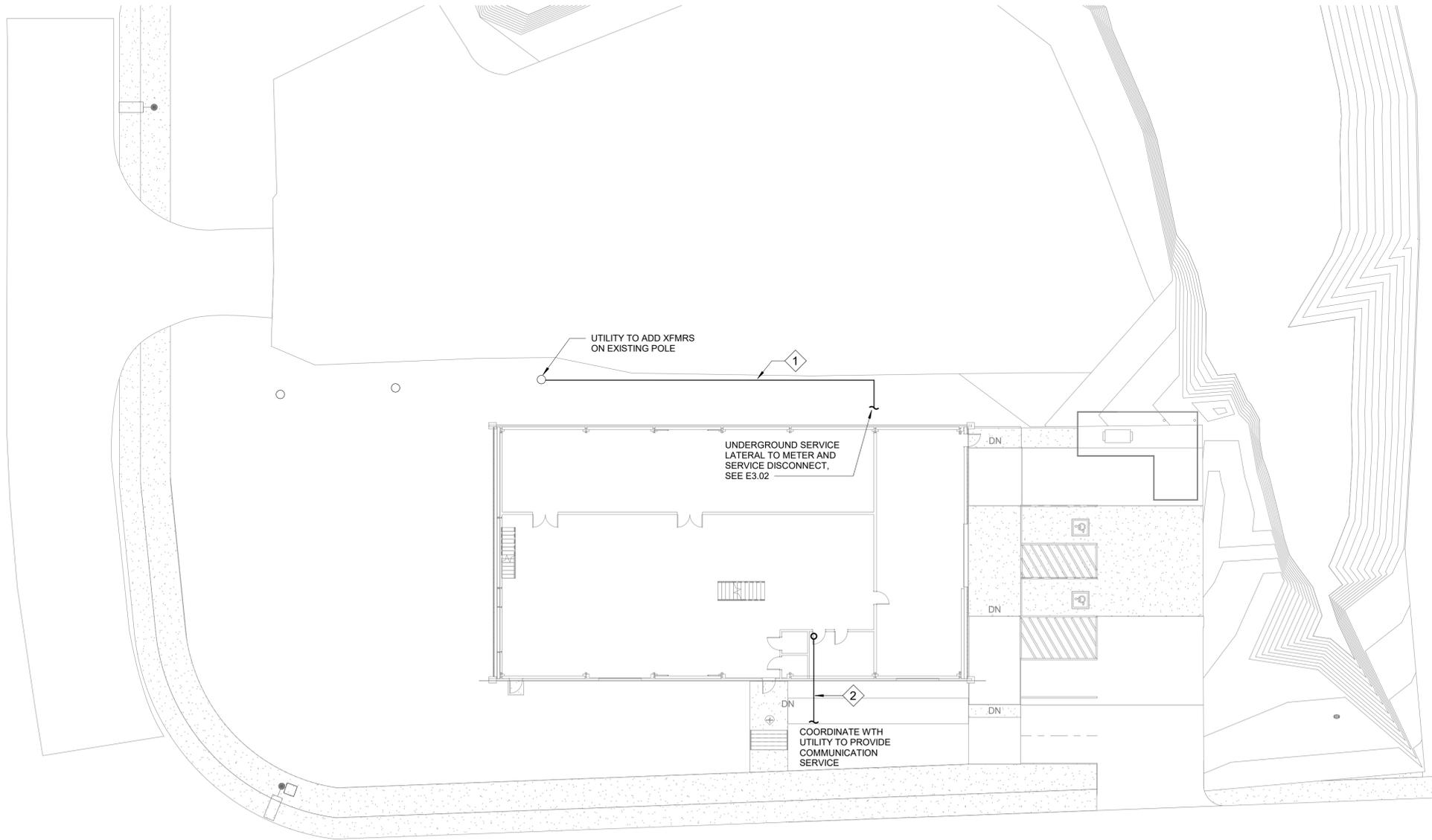


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 907.743.3200/AECC605
ECI ARCHITECTURE DESIGN STRATEGY
 3909 ARCTIC BOULEVARD, SUITE 103
 ANCHORAGE, ALASKA 99503 907.561.5543
 PROJECT NO. 17-0009.01

CITY OF VALDEZ
WAREHOUSE 1 REMODEL
 436 S HAZELET
 VALDEZ, AK 99686
 CONSTRUCTION DOCUMENTS



SITE - DEMOLITION
 AUTHOR: JDS
 REVISION:
 ISSUE DATE: 06.04.2019
 CHECKED: BKH



SHEET NOTES

1. COORDINATE NEW UTILITY SERVICES WITH CVEA, CVTC, AND CIVIL.

SHEET KEYNOTES x

1. APPROXIMATE LOCATION OF UNDERGROUND ELECTRICAL POWER SERVICE, COORDINATE WITH CVEA.
2. APPROXIMATE LOCATION OF UNDERGROUND TELECOM SERVICE, COORDINATE WITH CVTC.

1 ELECTRICAL SITE PLAN
1/16" = 1'-0"



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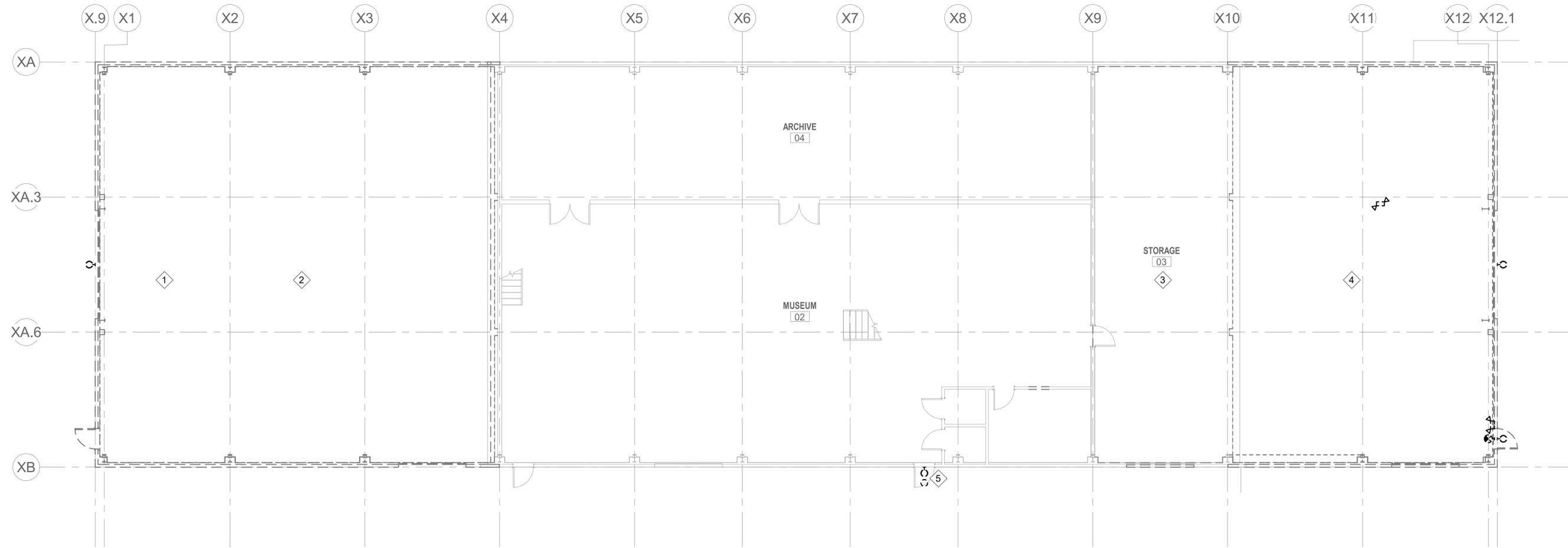
E1.02

SHEET NOTES

1. INTERIOR LIGHTING AND CONTROLS BETWEEN GRIDS X.4 AND X.9, XA AND XB ARE EXISTING TO REMAIN.

SHEET KEYNOTES x

1. DEMOLISH 12 @ 3-LAMP FLUORESCENT INDUSTRIALS AND ASSOCIATED SWITCHES FROM THE UPPER SPACE IN THIS PORTION OF THE BUILDING.
2. DEMOLISH 4 @ 4-LAMP FLUORESCENT WRAPS AND 9 @ 1-LAMP GLOBE FIXTURES AND ASSOCIATED SWITCHES FROM THE LOWER SPACES IN THIS PORTION OF THE BUILDING.
3. DEMOLISH 18 @ 3-LAMP FLUORESCENT INDUSTRIALS AND ASSOCIATED SWITCHES FROM THE UPPER SPACE IN THIS PORTION OF THE BUILDING.
4. DEMOLISH 29 @ 3-LAMP FLUORESCENT WRAPS AND ASSOCIATED SWITCHES FROM THE LOWER SPACES IN THIS PORTION OF THE BUILDING.
5. DEMOLISH EXTERIOR LIGHTS AT CANOPY.



1 FIRST FLOOR - LIGHTING - DEMO
1/8" = 1'-0"

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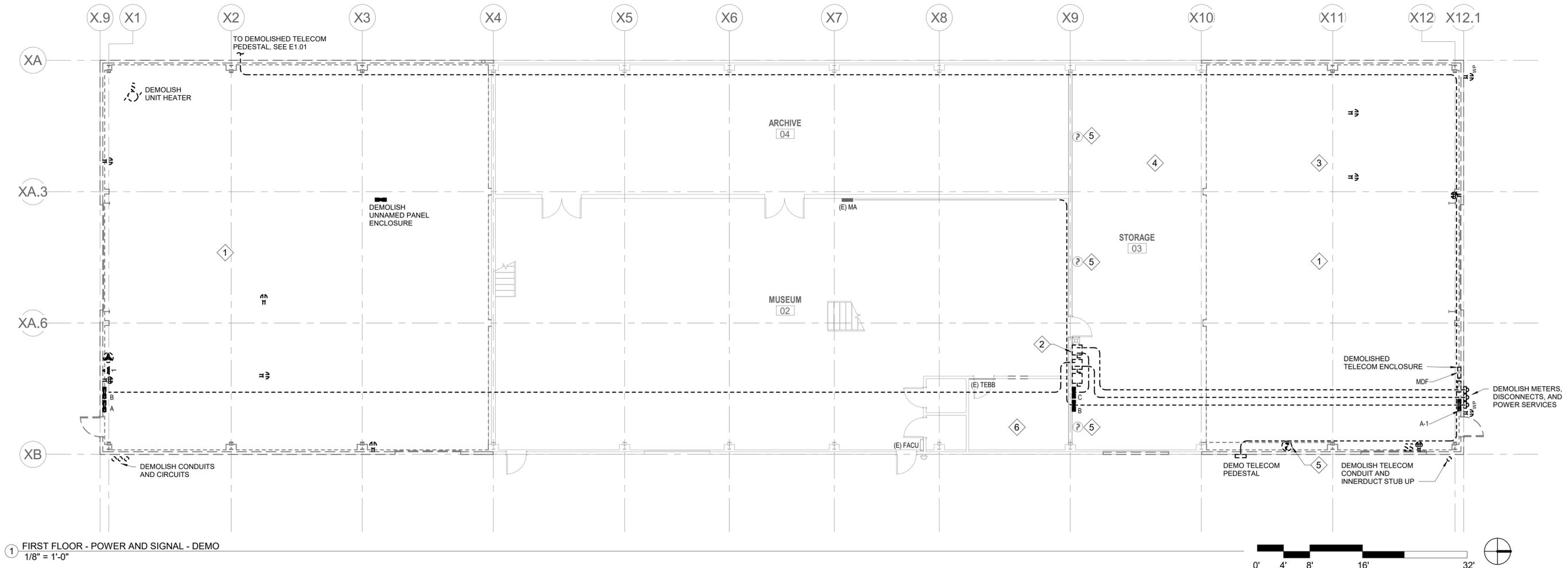
E2.01

SHEET NOTES

1. DEVICES AND EQUIPMENT BETWEEN GRIDS X.4 AND X.9, XA AND XB ARE EXISTING TO REMAIN, UNLESS NOTED OTHERWISE.
2. DEMOLISH POWER TO OVERHEAD DOOR MOTORS AND ASSOCIATED CONTROLS IN PLAN NORTH AND PLAN SOUTH THIRDS OF THE BUILDING.

SHEET KEYNOTES x

1. DEMOLISH ALL ITEMS IN THIS PORTION OF THE BUILDING. ITEMS OBSERVED FROM INITIAL WALK THROUGH ARE NOTED BUT OTHERS LIKELY EXIST (CONCEALED BEHIND ITEMS).
2. DEMOLISH 3 FUSED DISCONNECT SWITCHES AND ASSOCIATED FEEDERS FROM THIS APPROXIMATE LOCATION (60A, 100A, AND 200A).
3. DEMOLISH 8 QUAD RECEPTACLES, 1 DUPLEX RECEPTACLE, AND 1 @ 1-PORT PHONE OUTLET FROM THIS AREA (LOWER).
4. DEMOLISH 4 QUAD RECEPTACLES AND 1 DUPLEX RECEPTACLE FROM THIS AREA (LOWER).
5. WALL MOUNTED SMOKE DETECTOR (ETR).
6. (E) BOILER RM COMPRESSOR FED FROM PANEL A-1, CIRCUIT 10, WITH 30 AMP BREAKER. PROVIDE TEMPORARY POWER TO EQUIPMENT DURING CONSTRUCTION. RE-FEED CIRCUIT FROM PANEL MDP, SEE SHEET E3.02.



1 FIRST FLOOR - POWER AND SIGNAL - DEMO
1/8" = 1'-0"

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DEMOLITION - POWER/SIGNAL
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LUMINAIRE SCHEDULE					
TYPE MARK	LOAD	DESCRIPTION	MANUFACTURER	MODEL NUMBER	MOUNTING TYPE
EX1	1	WHITE THERMOPLASTIC LED EXIT SIGN, RED LETTERS, DUAL VOLTAGE, NICKEL CADMIUM BATTERY	LITHONIA	LQM-S-W-3-R-120/277-ELN	+2" ABOVE DOOR FRAME TO BOTTOM
N1	81	8' LINEAR STRIP LED, FROSTED DIFFUSE DROP LENS, 10,000 LUMENS, 0-10V DIMMING, 40K, 80 CRI, MVOLT, WITH MOUNTING ACCESSORY ZACVH	LITHONIA	TZL1D-L96-10000LM-FST-MVOLT-40K-80CRI-WH	PENDANT TO 22' AFF
S1	15	37-3/8" LONG X 2-5/16" WIDE X 3-1/2" DEPTH LINEAR LED, WHITE 4000K, ALUMINUM HOUSING, 30° X 30° DISTRIBUTION, 5W/FT OUTPUT, MVOLT, 0-10V DIMMING. COORDINATE FINISH WITH ARCHITECTURAL INCLUDING CUSTOM FINISH OPTIONS.	LUMENPULSE	LOG-ASHRAE-120-36-40K-30X30-UMP-DIM-ETE-CRC	SURFACE, CANOPY
W1	12	8-1/2" TALL X 17" WIDE X 10-3/16" DEPTH LED WALL PACK, ALUMINUM HOUSING, 1500 LUMEN PACKAGE, 4000K, VISUAL COMFORT WIDE DISTRIBUTION, MVOLT, WITH DARK BRONZE FINISH.	LITHONIA	WST-LED-P1-40K-VW-MVOLT-DDBXD	WALL, 9' AFG
W2	19	6-3/8" TALL X 13-3/4" WIDE X 10" DEPTH LED WALL PACK, ALUMINUM HOUSING, 10 LEDS, 530mA DRIVE CURRENT, 2200 NOMINAL LUMENS, FORWARD THROW MEDIUM DISTRIBUTION, MVOLT, WITH DARK BRONZE FINISH	LITHONIA	DSXW1-LED-10C-530mA-40K-TFTM-MVOLT-DDBXD	WALL, 18' AFG

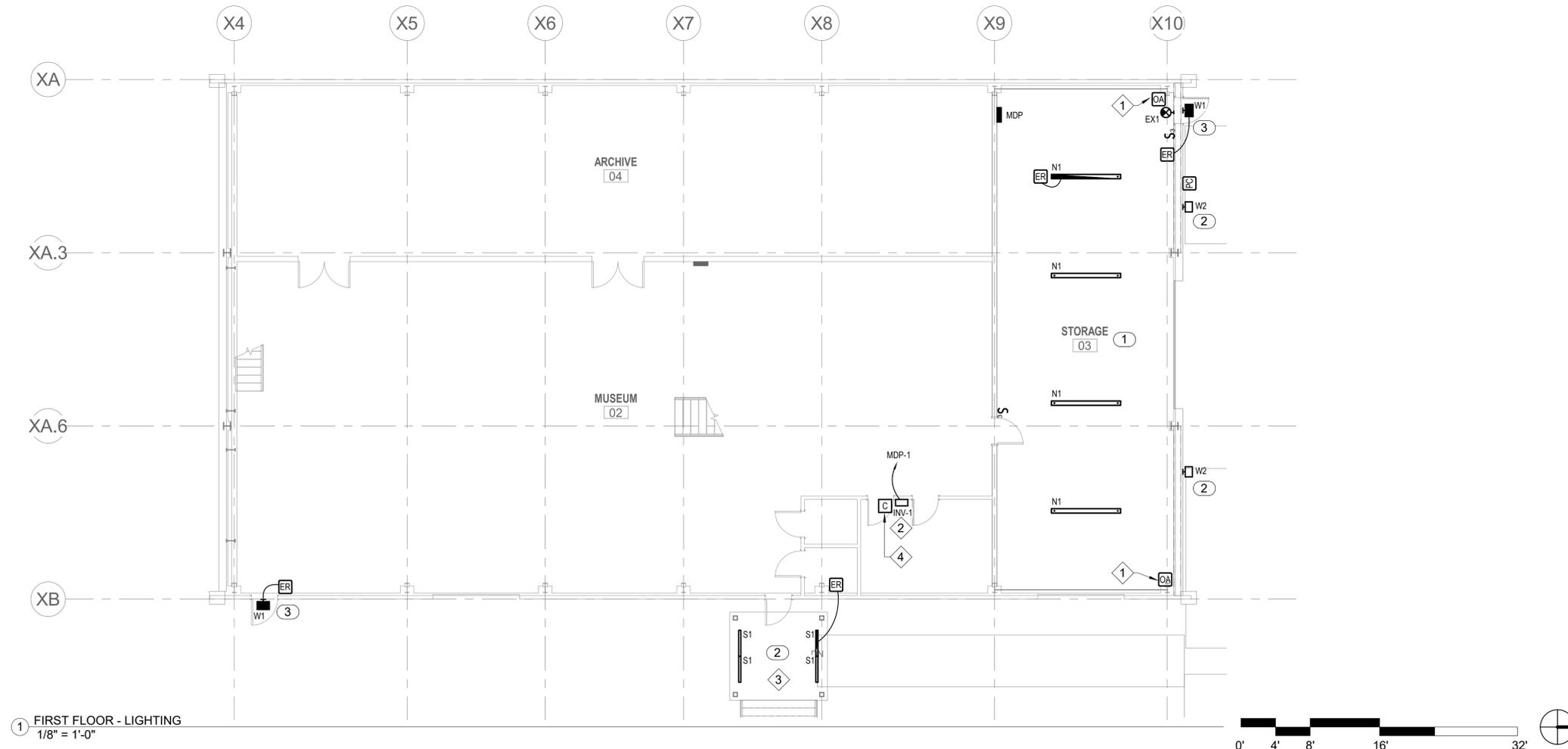
LIGHTING CONTROL SEQUENCES (X)	
KEYNOTE	CONTROL TYPE(S)
1	SWITCH, MANUAL-ON / MANUAL-OFF; VACANCY SENSOR, AUTO-OFF 30 MINUTE TIME DELAY
2	EXTERIOR PHOTOCELL, AUTO-ON / AUTO-OFF, HAND/OFF/AUTO OVERRIDE
3	EMERGENCY RELAY, NORMALLY OFF, AUTO-ON UPON EITHER ACTIVATION OF FIRE ALARM OR LOSS OF NORMAL POWER

SHEET NOTES

1. PROVIDE A DIGITAL LIGHTING CONTROL SYSTEM, SEE LIGHTING CONTROL SEQUENCES FOR ADDITIONAL INFORMATION.
2. PROVIDE NORMAL POWER FOR LUMINAIRES FROM PANEL MDP IN STORAGE RM 03, CIRCUIT 1.
3. PROVIDE EMERGENCY POWER FOR LUMINAIRES FROM CENTRAL LIGHTING INVERTER INV-1, CIRCUIT 1.
4. IN GENERAL, ROOMS SHOWING LUMINAIRE LAYOUT ONLY SHALL BE SWITCHED BY SWITCHES, OCCUPANCY SENSORS, ETC INDICATED IN THE ROOM.
5. THE LIGHTING CONTROL SYSTEM SHALL BE ARRANGED TO FORCE THE EMERGENCY LUMINAIRES TO BE FULL ON WHEN THE CENTRAL INVERTER IS ON BATTERY POWER.
6. OCCUPANCY SENSOR CONTROLS SHALL BE ARRANGED TO FORCE THE EMERGENCY LUMINAIRES TO BE FULL ON BY ACTIVATION OF THE BUILDING FIRE ALARM SYSTEM.

SHEET KEYNOTES (X)

1. CORNER MOUNT WIDE VIEW DUAL-TECH OCCUPANCY SENSOR. PROVIDE ADDITIONAL SENSOR(S) AS NEEDED FOR COMPLETE COVERAGE OF STORAGE RM 03.
2. PROVIDE 250W CENTRAL LIGHTING INVERTER.
3. ROUTE CANOPY LIGHTING POWER AND CONTROL RACEWAYS UNDERGROUND AND UP TO FIXTURES THROUGH STRUCTURAL COLUMN. SEE STRUCTURAL AND ARCHITECTURAL.
4. PROVIDE LIGHTING CONTACTOR FOR EXTERIOR LIGHTING CONTROL.

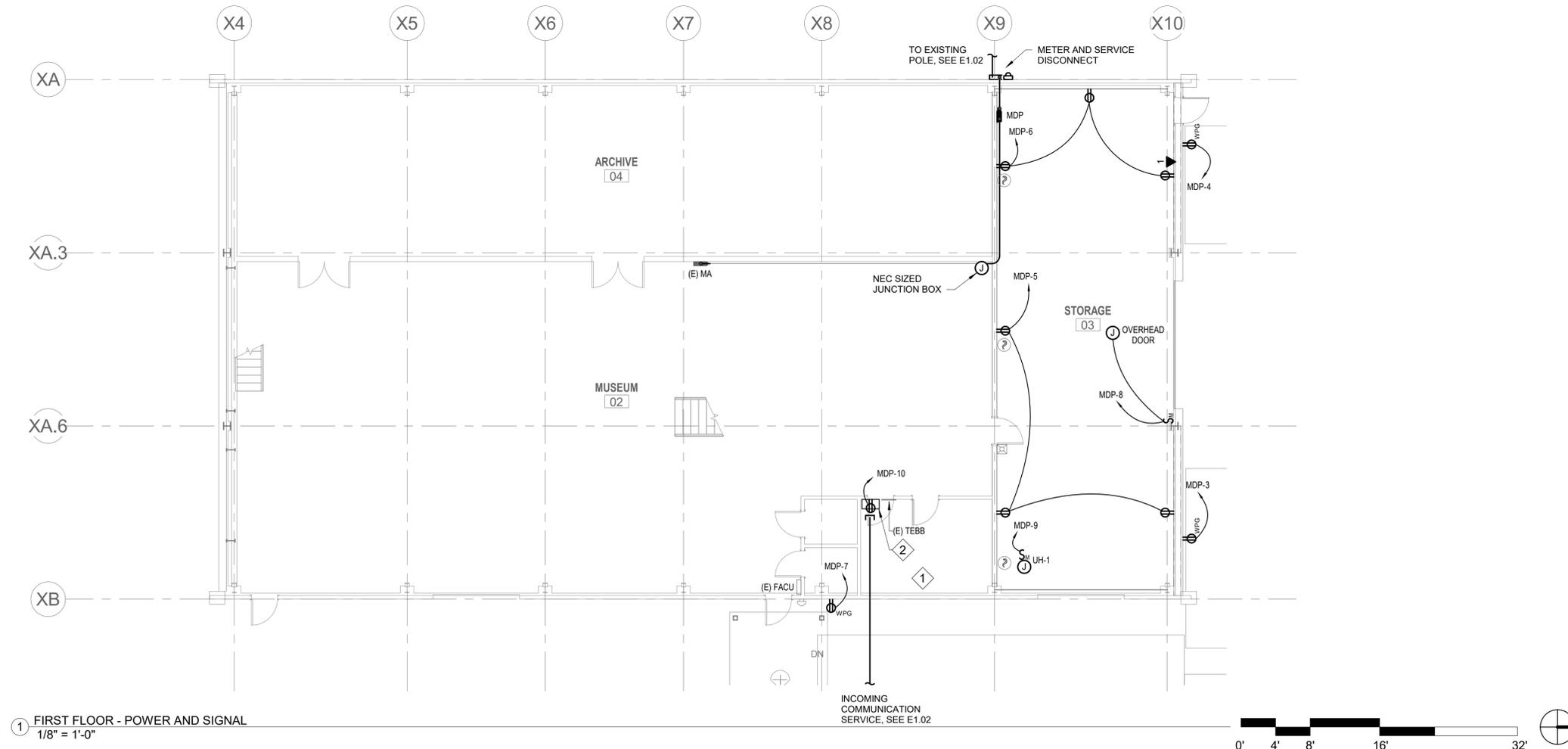


1 FIRST FLOOR - LIGHTING
1/8" = 1'-0"

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PLAN - LIGHTING
 AUTHOR: JDS
 REVISION:
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① FIRST FLOOR - POWER AND SIGNAL
1/8" = 1'-0"

SHEET NOTES

1. RECEPTACLES AND TELECOM OUTLETS IN STORAGE 03 SHALL BE +48" AFF, UON.

SHEET KEYNOTES x

1. PROVIDE POWER TO (E)COMPRESSOR FROM PANEL MDP, CIRCUIT 2.
2. PROVIDE WALL MOUNTED COMMUNICATIONS CABINET WITH A MINIMUM OF 3 RU OF USABLE SPACE. MOUNT RECEPTACLE IN CABINET TO SUPPORT CABINET EQUIPMENT.

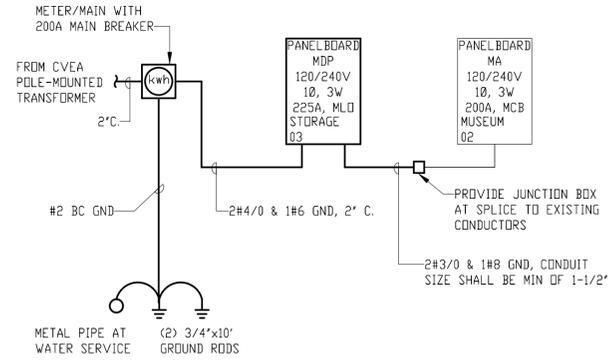
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WAREHOUSE 1 REMODEL
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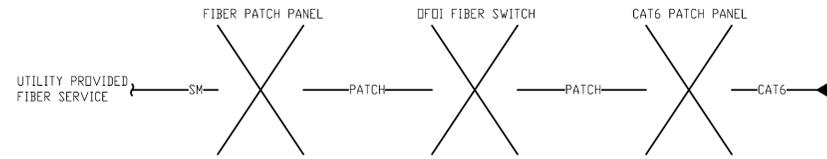
PLAN - POWER/SIGNAL
 AUTHOR: JDS
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E3.02

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① ONE LINE DIAGRAM - POWER
1/8" = 1'-0"



- NOTES:
1. END POINT DEVICE SHOWN IS TYPICAL. NOT ALL DEVICES ARE SHOWN.
 2. ALL CONNECTIONS ARE CONTRACTOR FURNISHED, CONTRACTOR INSTALL UDN.

② ONE LINE DIAGRAM - TELECOM
NO SCALE

PANELBOARD MDP															
VOLTAGE: 120/240V, 1PH, 3W BUS AMPS: 225 A MAIN: MLO; 225 A					SPECIFICATION TYPE: BPB MIN AIC RATING: 25,000 CIRCUITS: 24					ENCLOSURE: NEMA 1 MOUNTING: SURFACE LOCATION: STORAGE 03					
LOAD	CIRCUIT DESCRIPTION	NOTES	AMPS	P	CKT	CONNECTED VA		CONNECTED VA		CKT	P	AMPS	NOTES	CIRCUIT DESCRIPTION	LOAD
						PH A	PH B	PH A	PH B						
1	LTG 03, EXT: INV-1		20 A	1	1	447		2600		2	1	30 A	2	(E) COMPRESSOR - BOILER RM	3
2	RCPT - NE EXTERIOR		20 A	1	3		180		180	4	1	20 A		RCPT - NW EXTERIOR	2
2	RCPT - EAST STORAGE 03		20 A	1	5	540		540		6	1	20 A		RCPT - WEST STORAGE 03	2
2	RCPT - EAST EXTERIOR		20 A	1	7		180		1680	8	1	25 A	3	OVERHEAD DOOR - STORAGE 03	3
5	UH-1 - STORAGE 03		20 A	1	9	700		180		10	1	20 A		RCPT - COMMUNICATIONS CABINET - BOILER ROOM	2
					11					12					
					13					14					
					15					16					
					17					18					
					19					20					
					21					22					
					23					24					
TOTAL LOAD:						PH A CONN		PH B CONN							
TOTAL AMPS:						5007 VA		2220 VA							
PHASE BALANCE:						42 A		19 A							
PERCENT:						A-B									
						126 %									
LOAD SUMMARY AND CODE DEFINITIONS				CONNECTED LOAD	NEC	ESTIMATED DEMAND	PANEL TOTALS			NOTES:					
1	LIGHTING =	447 VA	125%	559 VA	TOTAL CONN LOAD: 7 kVA			1. GFCI BREAKER (5mA).							
2	RECEPTACLES =	1800 VA	10K+50%	1800 VA	TOTAL EST DEMAND: 7 kVA			2. RELOCATED (E) LOAD.							
3	MOTORS =	4280 VA	100%	4280 VA	TOTAL CONN: 30 A			3. CONFIRM BREAKER SIZE WITH FURNISHED EQUIPMENT.							
4	LARGEST MOTOR =	0 VA	125%	0 VA	TOTAL EST DEMAND: 31 A			4. PROVIDE FEED THROUGH LUGS TO FEED PANEL MA.							
5	MISC. NON-CONTINUOUS =	700 VA	100%	700 VA										5. PANEL MA LOAD BASED UPON METER HISTORY IS APPROXIMATELY 42 AMPS.	
6	MISC. CONTINUOUS =	0 VA	125%	0 VA											
7	NON-COINCIDENTAL =	0 VA	0%	0 VA											
8	SPARE =	0 VA	100%	0 VA											
9	OTHER =	0 VA	100%	0 VA											





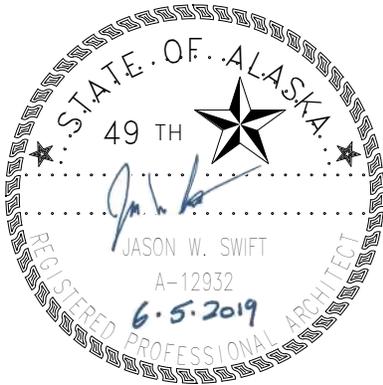
WAREHOUSE #1
CONSTRUCTION SPECIFICATIONS

CITY OF VALDEZ

MAY 31, 2019

ECI

SECTION 00 0107
SEALS PAGE



ARCHITECTURE AND INTERIORS
ECI, Inc.

END OF SECTION

SECTION 00 0101
PROJECT TITLE PAGE

City of Valdez
Valdez, Alaska

OWNER

City of Valdez
212 Chenga Ave
Valdez, AK 99686

ARCHITECTURE AND INTERIORS

ECI, Inc.

CIVIL ENGINEER

PDC Engineers, Inc.

LANDSCAPE DESIGN

Corvus Design

STRUCTURAL ENGINEER

PDC Engineers, Inc.

MECHANICAL AND ELECTRICAL ENGINEERING

PDC Engineers, Inc.

END OF SECTION

PROCUREMENT AND CONTRACTING REQUIREMENTS

DIVISION 00 -- PROCUREMENT AND CONTRACTING REQUIREMENTS

- 00 01 01 - Project Title Page
- 00 01 07 - Seals Page
- 00 01 10 - Table of Contents

SPECIFICATIONS

DIVISION 01 -- GENERAL REQUIREMENTS

- 01 10 00 - Summary
- 01 21 00 - Allowances
- 01 30 00 - Administrative Requirements
- 01 57 19 - Indoor Air Quality Controls
- 01 60 00 - Product Requirements
- 01 70 00 - Execution and Closeout Requirements
- 01 78 00 - Closeout Submittals
- 01 79 00 - Demonstration and Training

DIVISION 02 -- EXISTING CONDITIONS

- 02 41 00 - Demolition

DIVISION 03 -- CONCRETE (REFERENCE STRUCTURAL SHEET SPECIFICATIONS)

DIVISION 04 -- MASONRY (NOT USED)

DIVISION 05 -- METALS

- 05 12 00 - Structural Steel Framing (REFERENCE STRUCTURAL SHEET SPECIFICATIONS)
- 05 31 00 - Steel Decking (REFERENCE STRUCTURAL SHEET SPECIFICATIONS)
- 05 40 00 - Cold-Formed Metal Framing
- 05 50 00 - Metal Fabrications (ALSO REFERENCE STRUCTURAL SHEET SPECIFICATIONS)

DIVISION 06 -- WOOD, PLASTICS, AND COMPOSITES

- 06 10 00 - Rough Carpentry
- 06 20 00 - Finish Carpentry

DIVISION 07 -- THERMAL AND MOISTURE PROTECTION

- 07 01 50 - Rehabilitation of Metal Roofing
- 07 13 00 - Sheet Waterproofing
- 07 21 00 - Thermal Insulation

- 07 25 00 - Weather Barriers
- 07 42 13.19 - Insulated Metal Wall Panels
- 07 46 23 - Wood Siding
- 07 62 00 - Sheet Metal Flashing and Trim
- 07 90 05 - Joint Sealers
- 07 92 00 - Joint Sealants

DIVISION 08 -- OPENINGS

- 08 11 13 - Hollow Metal Doors and Frames
- 08 71 00 - Door Hardware

DIVISION 09 -- FINISHES

- 09 21 16 - Gypsum Board Assemblies
- 09 91 13 - Exterior Painting
- 09 91 23 - Interior Painting

DIVISION 10 -- SPECIALTIES

- 10 11 00 - Visual Display Boards
- 10 14 00 - Signage
- 10 44 00 - Fire Protection Specialties

DIVISION 11 -- EQUIPMENT (NOT USED)

DIVISION 12 -- FURNISHINGS

- 12 24 00 - Window Shades

DIVISION 15 -- RESERVED (NOT USED) (FOR MECHANICAL, SEE DIVISIONS 21, 22, AND 23)

DIVISION 16 -- RESERVED (NOT USED) (FOR ELECTRICAL, SEE DIVISIONS 25, 26, 27, 28, AND 29)

DIVISION 22 -- PLUMBING (REFERENCE MECHANICAL SHEET SPECIFICATIONS)

DIVISION 23 -- HEATING, VENTILATING, AND AIR-CONDITIONING (HVAC) (REFERENCE MECHANICAL SHEET SPECIFICATIONS)

DIVISION 26 -- ELECTRICAL (REFERENCE ELECTRICAL SHEET SPECIFICATIONS)

DIVISION 27 -- COMMUNICATIONS (REFERENCE ELECTRICAL SHEET SPECIFICATIONS)

DIVISION 31 -- EARTHWORK (NOT USED)

DIVISION 32 -- EXTERIOR IMPROVEMENTS (NOT USED)

DIVISION 33 -- UTILITIES (NOT USED)

END OF SECTION

PART 1 GENERAL

1.01 PROJECT

- A. Project Name: Warehouse #1
- B. Owner's Name: City of Valdez.
- C. Architect's Name: ECI Alaska.
- D. The Project is the renovation of an existing warehouse building and includes demolition of the north and south ends and entry canopy, new end walls, new finishes to the existing roof and walls, new entry canopy and new landscape/hardscape (to be released in a later phase).

1.02 OWNER OCCUPANCY

- A. Owner intends to continue to occupy adjacent portions of the existing building during the entire construction period.
- B. Owner intends to occupy renovated areas of the Project upon Substantial Completion.
- C. Cooperate with Owner to minimize conflict and to facilitate Owner 's operations.
- D. Schedule the Work to accommodate Owner occupancy.

1.03 CONTRACTOR USE OF SITE AND PREMISES

- A. Arrange use of site and premises to allow:
 - 1. Safe entry by the public into the museum.
- B. Provide access to and from site as required by law and by Owner :
 - 1. Emergency Building Exits During Construction: Keep all exits required by code open during construction period; provide temporary exit signs if exit routes are temporarily altered.
 - 2. Do not obstruct roadways, sidewalks, or other public ways without permit.
- C. Existing building spaces may not be used for storage.
- D. Time Restrictions:
 - 1. Limit conduct of work to when cruise ships are not scheduled to be at the Port. Coordinate schedules with Owner. Noise related to be limited hours which the Museum is not in operation.
- E. Utility Outages and Shutdown:
 - 1. Do not disrupt or shut down life safety systems, including but not limited to fire sprinklers and fire alarm system, without 7 days notice to Owner and authorities having jurisdiction.
 - 2. Prevent accidental disruption of utility services to other facilities.

1.04 WORK SEQUENCE

- A. Coordinate construction schedule and operations with Owner .

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION

PART 1 GENERAL

1.01 **SECTION INCLUDES**

- A. Contingency allowance.
- B. Inspecting and testing allowances.
- C. Payment and modification procedures relating to allowances.

1.02 **RELATED REQUIREMENTS**

- A. Section 01 20 00 - Price and Payment Procedures: Additional payment and modification procedures.

1.03 **CASH ALLOWANCES**

- A. Architect Responsibilities:
 - 1. Select products in consultation with Owner and transmit decision to Contractor (TBD) .
- B. Contractor (TBD) Responsibilities:
 - 1. Obtain proposals from suppliers and installers and offer recommendations.
 - 2. On notification of which products have been selected, execute purchase agreement with designated supplier and installer.
- C. Differences in costs will be adjusted by Change Order.

1.04 **CONTINGENCY ALLOWANCE**

- A. At closeout of Contract, funds remaining in Contingency Allowance will be credited to Owner by Change Order.

1.05 **INSPECTING AND TESTING ALLOWANCES**

1.06 **ALLOWANCES SCHEDULE**

- A. Section 09-9113: Include the stipulated sum of \$70,000 for purchase and delivery of Mural installation.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION

PART 1 GENERAL

1.01 **SECTION INCLUDES**

- A. General administrative requirements.
- B. Electronic document organization.
- C. Preconstruction meeting.
- D. Site mobilization meeting.
- E. Progress meetings.
- F. Construction progress schedule.
- G. Contractor's daily reports.
- H. Progress photographs.
- I. Coordination drawings.
- J. Coordination.
- K. Submittals for review, information and project closeout.
- L. Number of copies of submittals.
- M. Requests for Interpretation (RFI) procedures.
- N. Submittal procedures.
- O. Shop Drawings.
- P. Requests For Information

1.02 **RELATED REQUIREMENTS**

- A. Division 0 - General Conditions
- B. Section 01 70 00 - Execution and Closeout Requirements: Additional coordination requirements.
- C. Section 01 78 00 - Closeout Submittals: Project record documents; operation and maintenance data; warranties and bonds.

1.03 **GENERAL ADMINISTRATIVE REQUIREMENTS**

- A. Conform to requirements of Section 01 70 00 - Execution and Closeout Requirements for coordination of execution of administrative tasks with timing of construction activities.
- B. Make the following types of submittals to Architect:
 - 1. Requests for Information (RFI).
 - 2. Requests for substitution.
 - 3. Shop drawings, product data, and samples.
 - 4. Test and inspection reports.
 - 5. Design data.

6. Manufacturer's instructions and field reports.
7. Applications for payment and change order requests.
8. Progress schedules.
9. Coordination drawings.
10. Correction Punch List and Final Correction Punch List for Substantial Completion.
11. Closeout submittals.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION

3.01 ELECTRONIC DOCUMENT SUBMITTALS

- A. All documents transmitted for purposes of administration of the contract are to be in electronic (PDF) format and transmitted via email and archived on a box site or other open access platform.
 1. Besides submittals for review, information, and closeout, this procedure applies to Requests for Information (RFIs), progress documentation, contract modification documents (e.g. supplementary instructions, change proposals, change orders), applications for payment, field reports and meeting minutes, Contractor (TBD)'s correction punchlist, and any other document any participant wishes to make part of the project record.
 2. Architect and Contractor (TBD) are required to use this process.
 3. It is Architect's responsibility to submit documents in PDF format.
 4. Paper document transmittals will not be reviewed.
 5. All other specified submittal and document transmission procedures apply.
 6. Electronic document requirements apply to samples or color selection charts via image submission with description as well as physical sample.
 7. Markup notations on submittals shall be distinguishable between reviewers. (Contractor, subcontractor, Architect, etc. by color, font, or initials). Method to be established at preconstruction meeting.
 8. Contractor shall submit a sample template submittal with bookmarks, review marks and images at pre-construction meeting.
 9. Important information to be highlighted in green or orange. Yellow may not be used.
- B. Training: One thirty minute training session will be arranged for all participants, with representatives of Owner's maintenance personnel, Architect and Contractor (TBD) participating.
- C. Project Closeout: Architect will determine when to terminate the service for the project and is responsible for obtaining archive copies of files for Owner.

3.02 PRECONSTRUCTION MEETING

- A. Owner will schedule a meeting after Notice of Award.
- B. Attendance Required:

1. Owner .
 2. Architect .
 3. Contractor (TBD) .
- C. Agenda:
1. Execution of Owner -Contractor (TBD) Agreement.
 2. Submission of executed bonds and insurance certificates.
 3. Distribution of Contract Documents.
 4. Submission of list of subcontractors, list of products, schedule of values, and progress schedule.
 5. Procedures and processing of field decisions, submittals, substitutions, applications for payments, proposal request, Change Orders, and Contract closeout procedures.
 6. Scheduling.
 7. Safety and Security procedures and training.
 8. Security and housekeeping procedures.
 9. Application for payment procedures.
 10. Procedures for Testing.
 11. Special inspections.
- D. Contractor will Record minutes and distribute copies within five days after meeting to participants, with copies to Architect, Contractor (TBD), participants, and those affected by decisions made.

3.03 SITE MOBILIZATION MEETING

- A. Contractor will schedule a teleconference meeting prior to Contractor (TBD) occupancy.
- B. Attendance Required:
1. Contractor (TBD).
 2. Owner.
 3. Architect.
 4. Contractor (TBD)'s superintendent.
 5. Major subcontractors.
- C. Agenda:
1. Use of premises by Owner and Contractor (TBD) .
 2. Owner 's requirements and occupancy prior to completion.
 3. Construction facilities and controls provided by Owner.
 4. Temporary utilities provided by Owner .
 5. Survey and building layout.
 6. Security, site cleaning and housekeeping procedures.

7. Schedules.
 8. Application for payment procedures.
 9. Procedures for testing.
 10. Procedures for maintaining record documents.
 11. Requirements for start-up of equipment.
 12. Inspection and acceptance of equipment put into service during construction period.
- D. Contractor will record minutes and distribute copies within two days after meeting to participants, with two copies to Architect, Contractor (TBD), participants, and those affected by decisions made.

3.04 **PROGRESS MEETINGS**

- A. Schedule and administer meetings throughout progress of the Work at maximum bi-weekly intervals.
- B. Make arrangements for meetings and prepare agenda with copies for participants.
- C. Attendance Required:
 1. Contractor (TBD).
 2. Owner's Representative.
 3. Architect.
 4. Contractor (TBD)'s superintendent.
 5. Major subcontractors.
- D. Agenda:
 1. Review minutes of previous meetings.
 2. Review of work progress.
 3. Field observations, problems, and decisions.
 4. Identification of problems that impede, or will impede, planned progress.
 5. Review of submittals schedule and status of submittals. Spreadsheet to be updated and submitted by contractor.
 6. Review of RFIs log and status of responses.
 7. Review of off-site fabrication and delivery schedules.
 8. Maintenance of progress schedule.
 9. Corrective measures to regain projected schedules.
 10. Planned progress during succeeding work period.
 11. Maintenance of quality and work standards.
 12. Effect of proposed changes on progress schedule and coordination.
 13. Other business relating to work.

- E. Contractor will record minutes and distribute copies within two days after meeting to participants, with electronic copies to Architect, other participants, and those affected by decisions made.

3.05 **CONSTRUCTION PROGRESS SCHEDULE**

- A. Within 5 days after date of the Agreement, submit preliminary schedule .
- B. If preliminary schedule requires revision after review, submit revised schedule within 10 days.
- C. Within 10 days after review of preliminary schedule, submit draft of proposed complete schedule for review.
 - 1. Include written certification that major contractors have reviewed and accepted proposed schedule.
- D. Within 5 days after joint review, submit complete schedule.
- E. Prepare schedule using a computerized, time-scaled critical path method analysis diagram for the Work.
 - 1. Failure to include any work item required for the performance of this Contract shall not excuse Contractor from completing all work within applicable completion dates, regardless of Architect or Owner approval of the schedule.
 - 2. At a minimum, schedule to include all applicable specification sections in the Work Breakdown Structure with sufficient detail to ascertain how the work will be performed.
- F. Update Schedule to record actual start and finish dates of completed activities.
 - 1. Updates shall be representative of how work has been and will be executed on site.
- G. Provide narrative report to define problem areas, anticipated delays, and impact on the schedule.
- H. Submit updated schedule with each Application for Payment.

3.06 **WEEKLY CONSTRUCTION REPORTS**

- A. Include only factual information. Do not include personal remarks or opinions regarding operations and/or personnel.
- B. Prepare a weekly construction report recording the following information concerning events at Project site and Project progress:
 - 1. Date range.
 - 2. High and low temperatures, and general weather conditions.
 - 3. Six or more Digital Images that best represent all aspects of work underway.
 - 4. List of subcontractors at Project site.
 - 5. Approximate count of personnel at Project site.
 - a. Include a breakdown for supervisors, laborers, journeymen, equipment operators and helpers.
 - 6. Major equipment at Project site.
 - 7. Material deliveries.
 - 8. Safety, environmental, or industrial relations incidents.

9. Meetings and significant decisions.
10. Visitors on site.
11. Unusual events (submit a separate special report).
12. Stoppages, delays, shortages, and losses. Include comparison between scheduled work activities (in Contractor (TBD)'s most recently updated and published schedule) and actual activities. Explain differences, if any. Note days or periods when no work was in progress and explain the reasons why.
13. Emergency procedures.
14. Directives and requests of Authority(s) Having Jurisdiction (AHJ).
15. Testing and/or inspections performed.
16. Signature of Contractor (TBD)'s authorized representative.
17. Provide a draft of the weekly log format to the Owner's Representative for review within 15 days after the date of the Agreement.
18. Post weekly log to the Electronic Document site at the end of each week.

3.07 **PROGRESS PHOTOGRAPHS**

- A. In addition to photos in Weekly Reports, submit a minimum of 10 photographs with each application for payment, taken not more than 3 days prior to submission of application for payment.
- B. Photography Type: Digital; electronic files.
- C. In addition to periodic, recurring views, take photographs of each of the following events:
 1. Completion of site clearing/ demolition.
 2. Foundations in progress and upon completion.
 3. Structural framing in progress and upon completion.
 4. Vapor retarders in progress and upon completion.
 5. Roof underlayments in progress and upon completion.
 6. Roof penetrations in progress and upon completion.
 7. Weather barrier installation.
 8. Insulation installation in progress and upon completion.
 9. Enclosure of building, upon completion.
 10. Final completion, minimum of twenty photos.
- D. Views:
 1. Consult with Architect for instructions on views required.
 2. Provide factual presentation.
 3. Provide correct exposure and focus, high resolution and sharpness, maximum depth of field, and minimum distortion.

- E. Digital Photographs: 24 bit color, minimum resolution of 1024 by 768, in JPG format, date stamped; provide files unaltered by photo editing software.
 - 1. File Naming: Include date of view and view identification.
 - 2. Photo CD(s): Provide 1 copy including all photos cumulative to date and PDF file(s), with files organized in separate folders by submittal date.

3.08 **REQUESTS FOR INFORMATION(RFI)**

- A. Definition: A request seeking one of the following:
 - 1. An interpretation, amplification, or clarification of some requirement of Contract Documents arising from inability to determine from them the exact material, process, or system to be installed; or when the elements of construction are required to occupy the same space (interference); or when an item of work is described differently at more than one place in the Contract Documents.
 - 2. A resolution to an issue which has arisen due to field conditions and affects design intent.
- B. Preparation: Prepare an RFI immediately upon discovery of a need for interpretation of the Contract Documents. Failure to submit a RFI in a timely manner is not a legitimate cause for claiming additional costs or delays in execution of the work.
 - 1. Prepare a separate RFI for each specific item.
- C. Reason for the RFI: Prior to initiation of an RFI, carefully study all Contract Documents to confirm that information sufficient for their interpretation is definitely not included.
 - 1. Unacceptable Uses for RFIs: Do not use RFIs to request the following:
 - a. Approval of submittals (use procedures specified elsewhere in this section).
 - b. Approval of substitutions (see Section - 01 60 00 - Product Requirements)
 - 2. Frivolous RFIs: Requests regarding information that is clearly indicated on, or reasonably inferable from, the Contract Documents, with no additional input required to clarify the question. They will be returned without a response, with an explanatory notation.
 - a. The Owner reserves the right to assess the Contractor (TBD) for the costs (on time-and-materials basis) incurred by the Architect, and any of its consultants, due to processing of such RFIs.
- D. Responses: Content of answered RFIs will not constitute in any manner a directive or authorization to perform extra work or delay the project. If in Contractor (TBD)'s belief it is likely to lead to a change to Contract Sum or Contract Time, promptly issue a notice to this effect, and follow up with an appropriate Change Order request to Owner.
 - 1. Notify Architect within seven calendar days if an additional or corrected response is required by submitting an amended version of the original RFI, identified as specified above.

3.09 **SUBMITTALS FOR REVIEW**

- A. When products or fabrications are specified in individual sections **or** identified in drawing, submit the following for review:
 - 1. Product data.

- a. Identified by specification item or drawing reference.
2. Shop drawings.
3. Samples for selection and digital images of samples.
4. Samples for verification and digital images of samples.
- B. Submit to Architect for review for the limited purpose of checking for conformance with information given and the design concept expressed in the contract documents.
- C. Samples will be reviewed for aesthetic, color, or finish selection.
- D. After review, provide copies and distribute in accordance with SUBMITTAL PROCEDURES article below and for record documents purposes described in Section 01 78 00 - Closeout Submittals.

3.10 SUBMITTALS FOR INFORMATION

- A. When the following are specified in individual sections, submit them for information:
 1. Design data.
 2. Certificates.
 3. Test reports.
 4. Inspection reports.
 5. Manufacturer's instructions.
 6. Manufacturer's field reports.
 7. Other types indicated.
- B. Submit for Architect's knowledge as contract administrator or for Owner.

3.11 SUBMITTALS FOR PROJECT CLOSEOUT

- A. At least three days prior to scheduled substantial completion in section, submit contractor's Correction Punch List for Substantial Completion.
- B. At least three days prior to scheduled final inspection, submit Final Correction Punch List indicating how and when all punch list items have been addressed, with each item signed off by the responsible subcontractor's foreman and general contractor's superintendent.
- C. For each specification, as applicable, submit at project closeout:
 1. Project record documents.
 2. Operation and maintenance data.
 3. Warranties.
 4. Bonds.
 5. Other types as indicated.
- D. Submit for Owner 's benefit during and after project completion.
- E. Architect to have a minimum of 10 working days to review each submittal.

- F. Submittals shall contain all items identified in that specification section to be considered complete.
 - 1. Incomplete submittals may be rejected.
- G. Resubmittals shall be complete and include all previous markups or clearly identify any new or replaced information to be reviewed.

3.12 NUMBER OF COPIES OF SUBMITTALS

- A. Electronic Documents: Submit one electronic copy in PDF format; an electronically-marked up file will be returned. Create PDFs at native size and right-side up; illegible files will be rejected.
- B. Samples: Submit the number specified in individual specification sections; one of which will be retained by Architect .

3.13 SUBMITTAL PROCEDURES

- A. General Requirements:
- B. Shop Drawing Procedures:
 - 1. The shop drawing should address the appearance, performance, and prescriptive descriptions in the specifications and construction drawings through layout and detail drawings specific to the fabrications being provided.
 - 2. Prepare accurate, drawn-to-scale, original shop drawing documentation by interpreting the Contract Documents and coordinating related Work.
 - 3. Do not reproduce the Contract Documents to create shop drawings.
 - 4. Generic, non-project specific information submitted as shop drawings do not meet the requirements for shop drawings.
- C. Identify Project, Contractor (TBD), Subcontractor or supplier; pertinent drawing and detail number, and specification section number, as appropriate on each copy.
- D. Apply Contractor (TBD)'s stamp, signed or initialed certifying that review, approval, verification of Products required, field dimensions, adjacent construction Work, and coordination of information is in accordance with the requirements of the Work and Contract Documents.
- E. Schedule submittals to expedite the Project, and coordinate submission of related items.
- F. Submittal shall include all subsections completed. Partial submittals will not be accepted.
- G. Identify variations from Contract Documents and Product or system limitations that may be detrimental to successful performance of the completed Work.
- H. When revised for resubmission, identify all changes made since previous submission with date and revision cloud.
- I. Distribute reviewed submittals as appropriate. Instruct parties to promptly report any inability to comply with requirements.
- J. Submittals are required on all products, systems and fabrications identified in the specifications **or** drawings. It is the contractor's responsibility to ensure information is submitted for each product, fabrication or system.

3.14 COORDINATION

- A. Contractor shall coordinate construction operations included in different sections of the contract documents to ensure efficient and orderly installation of each part of the Work.
 - 1. Schedule construction operations in sequence require to obtain the best results where installation of one part of ht Work depends on installation of other components, before or after its installation.
 - 2. Coordinate installation of different components with other contractors to ensure maximum accessibility for required maintenance, service and repair including mechanical and electrical items.
- B. Prepare memoranda for distribution to each party involved, outlining special procedures required for coordination. Include such items as required notices, reports, special inspections and list of attendees at meetings.
- C. Administrative Procedures: Coordinate the schedule and timing of required administrative procedures and construction activities to ensure orderly progress of the Work.
- D. Conservation: Coordinate construction activities to ensure that operations are carried out with consideration given to conservation of energy, water and materials.
 - 1. Salvage materials and equipment involved in performance of, but not actually incorporated into the Work. Owner shall have first rights to any salvaged materials and equipment.

3.15 INFORMATION BULLETIN

- A. Information Bulletin is provided by the Architect or Owner to give additional information to the contractor.
 - 1. The additional information may or may not result in a change to the Contract Time or Contract Sum.
 - 2. In the event the contractor believes the Information Bulletin warrants change in the Contract Time or the Contract Sum, they will notify the Owner and Architect in writing within 10 days of the receipt of the Information Bulletin and/or prior to the incorporation of the change, whichever comes first.
- B. Information Bulletins shall be entered and logged into the Electronic Document system in a timely manner.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Construction procedures to promote adequate indoor air quality after construction.

1.02 PROJECT GOALS

- A. Dust and Airborne Particulates: Prevent deposition of dust and other particulates in HVAC ducts and equipment.
 - 1. Cleaning of ductwork is not contemplated under this Contract.
 - 2. Contractor (TBD) shall bear the cost of cleaning required due to failure to protect ducts and equipment from construction dust.
 - 3. Establish condition of existing ducts and equipment prior to start of alterations.
 - 4. Assess conditions of existing ducts and equipment to ensure construction particulates do not affect artifacts in Museum Annex.
- B. Airborne Contaminants: Procedures and products have been specified to minimize indoor air pollutants.
 - 1. Furnish products meeting the specifications.
 - 2. Avoid construction practices that could result in contamination of installed products leading to indoor air pollution. This includes absolutely no smoking within the building perimeter or within 50 feet of building perimeter during construction.

1.03 REFERENCE STANDARDS

- A. SMACNA (OCC) - IAQ Guidelines for Occupied Buildings Under Construction 2007.

1.04 DEFINITIONS

- A. Adsorptive Materials: Gypsum board, acoustical ceiling tile and panels, carpet and carpet tile, fabrics, fibrous insulation, and other similar products.
- B. Contaminants: Gases, vapors, regulated pollutants, airborne mold and mildew, and the like.
- C. Particulates: Dust, dirt, and other airborne solid matter.
- D. Wet Work: Concrete, plaster, coatings, and other products that emit water vapor or volatile organic compounds during installation, drying, or curing.

PART 2 PRODUCTS

2.01 MATERIALS

- A. Low VOC Materials: See other sections for specific requirements for materials with low VOC content.

PART 3 EXECUTION

3.01 CONSTRUCTION PROCEDURES

- A. Prevent the absorption of moisture and humidity by adsorptive materials by:

1. Sequencing the delivery of such materials so that they are not present in the building until wet work is completed and dry.
 2. Delivery and storage of such materials in fully sealed moisture-impermeable packaging.
 3. Provide sufficient ventilation for drying within reasonable time frame.
- B. Begin construction ventilation when building is substantially enclosed.
- C. When working in a portion of an occupied building, prevent movement of air from construction area to occupied area.
- D. Do not store construction materials or waste in mechanical or electrical rooms.
- E. Use other relevant recommendations of SMACNA (OCC) for avoiding unnecessary contamination due to construction procedures.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. General product requirements.
- B. Re-use of existing products.
- C. Transportation, handling, storage and protection.
- D. Product option requirements.
- E. Product interfaces.
- F. Procedures for Owner -supplied products.
- G. Maintenance materials, including extra materials, spare parts, tools, and software.

1.02 REFERENCE STANDARDS

- A. 16 CFR 260.13 - Guides for the Use of Environmental Marketing Claims; Federal Trade Commission; Recycled Content Current Edition.
- B. NFPA 70 - National Electrical Code Most Recent Edition Adopted by Authority Having Jurisdiction, Including All Applicable Amendments and Supplements.

1.03 SUBMITTALS

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

PART 2 PRODUCTS

2.01 EXISTING PRODUCTS

- A. Do not use materials and equipment removed from existing premises unless specifically required or permitted by the Contract Documents.
- B. Unforeseen historic items encountered remain the property of the Owner ; notify Owner promptly upon discovery; protect, remove, handle, and store as directed by Owner .

2.02 NEW PRODUCTS

- A. Provide new products unless specifically required or permitted by the Contract Documents.
- B. DO NOT USE products having any of the following characteristics:

1. Made using or containing CFC's or HCFC's.
 2. Made of wood from newly cut old growth timber.
 3. Containing lead, cadmium, asbestos.
- C. Where all other criteria are met, Contractor (TBD) shall give preference to products that:
1. If used on interior, have lower VOC
 2. If used on interior, have lower emissions.
 3. Result in less construction waste.
 4. Are Cradle-to-Cradle Certified.
 5. Have a published Health Product Declaration (HPD).
 6. Have a published GreenScreen Chemical Hazard Analysis.

2.03 **PRODUCT OPTIONS**

- A. Products Specified by Reference Standards or by Description Only: Use any product meeting those standards or description.
- B. Products Specified by Naming One or More Manufacturers: Use a product of one of the manufacturers named and meeting specifications. Submit a request for substitution for any manufacturer not named.

2.04 **PRODUCT SELECTION PROCEDURES**

- A. Standard Products: If available, and unless custom products or nonstandard options are necessary, provide standard products of types that have been produced and used successfully in similar situations on other projects.
- B. Where products are accompanied by the term 'as selected' , Architect will make selection.
- C. Where products are accompanied by the term ' match sample' The sample to be matched is the Architect's. Architect's decision will be final on whether or not a proposed product matches.

2.05 **PRODUCT INTERFACES**

- A. Where products of an integrated assembly of materials are provided and installed by different material suppliers and or subcontractors and where one product is attached to another, Contractor shall coordinate entities to ensure a complete and functioning assembly. It is the Contractor's responsibility to fully understand the context in which all products are being installed and constructed.

2.06 **MAINTENANCE MATERIALS**

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

PART 3 EXECUTION

3.01 **OWNER-SUPPLIED PRODUCTS**

- A. Owner 's Responsibilities:

1. Arrange for and deliver Owner reviewed shop drawings, product data, and samples, to Contractor (TBD) .
 2. Arrange and pay for Ipe wood cladding delivery to site.
 3. On delivery, inspect products jointly with Contractor (TBD) .
- B. Contractor (TBD) 's Responsibilities:
1. Receive and unload products at site; inspect for completeness or damage jointly with Owner .
 2. Handle, store, install and finish products.
 3. Repair or replace items damaged after receipt.

3.02 **TRANSPORTATION AND HANDLING**

- A. Package products for shipment in manner to prevent damage; for equipment, package to avoid loss of factory calibration.
- B. If special precautions are required, attach instructions prominently and legibly on outside of packaging.
- C. Coordinate schedule of product delivery to designated prepared areas in order to minimize site storage time and potential damage to stored materials.
- D. Transport and handle products in accordance with manufacturer's instructions.
- E. Transport materials in covered trucks to prevent contamination of product and littering of surrounding areas.
- F. Promptly inspect shipments to ensure that products comply with requirements, quantities are correct, and products are undamaged.
- G. Provide equipment and personnel to handle products by methods to prevent soiling, disfigurement, or damage, and to minimize handling.
- H. Arrange for the return of packing materials, such as wood pallets, where economically feasible.

3.03 **STORAGE AND PROTECTION**

- A. Designate receiving/storage areas for incoming products so that they are delivered according to installation schedule and placed convenient to work area in order to minimize waste due to excessive materials handling and misapplication.
- B. Store and protect products in accordance with manufacturers' instructions.
- C. Store with seals and labels intact and legible.
- D. Store sensitive products in weather tight, climate controlled, enclosures in an environment favorable to product.
- E. For exterior storage of fabricated products, place on sloped supports above ground.
- F. Protect products from damage or deterioration due to construction operations, weather, precipitation, humidity, temperature, sunlight and ultraviolet light, dirt, dust, and other contaminants.
- G. Comply with manufacturer's warranty conditions, if any.
- H. Do not store products directly on the ground.

- I. Cover products subject to deterioration with impervious sheet covering. Provide ventilation to prevent condensation and degradation of products.
- J. Prevent contact with material that may cause corrosion, discoloration, or staining.
- K. Provide equipment and personnel to store products by methods to prevent soiling, disfigurement, or damage.
- L. Arrange storage of products to permit access for inspection. Periodically inspect to verify products are undamaged and are maintained in acceptable condition.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Examination, preparation, and general installation procedures.
- B. Pre-installation meetings.
- C. Cutting and patching.
- D. Surveying for laying out the work.
- E. Cleaning and protection.
- F. Starting of systems and equipment.
- G. Closeout procedures, including Contractor (TBD)'s Correction Punch List, except payment procedures.
- H. General requirements for maintenance service.

1.02 RELATED REQUIREMENTS

- A. Section 01 10 00 - Summary:
- B. Section 01 30 00 - Administrative Requirements: Submittals procedures, Electronic document submittal service.
- C. Section 01 40 00 - Quality Requirements: Testing and inspection procedures.
- D. Section 01 50 00 - Temporary Facilities and Controls: Temporary exterior enclosures.
- E. Section 01 79 00 - Demonstration and Training: Demonstration of products and systems to be commissioned and where indicated in specific specification sections
- F. Individual Product Specification Sections:
 - 1. Advance notification to other sections of openings required in work of those sections.
 - 2. Limitations on cutting structural members.

1.03 REFERENCE STANDARDS

- A. NFPA 241 - Standard for Safeguarding Construction, Alteration, and Demolition Operations 2013.

1.04 SUBMITTALS

- A. See Section 01 30 00 - Administrative Requirements, for submittal procedures.
- B. Survey work: Submit name, address, and telephone number of Surveyor before starting survey work.
 - 1. On request, submit documentation verifying accuracy of survey work.
 - 2. Submit a copy of site drawing signed by the Land Surveyor, that the elevations and locations of the work are in conformance with Contract Documents.
 - 3. Submit surveys and survey logs for the project record.
- C. Demolition Plan: Submit demolition plan as specified by OSHA and local authorities.

1. Indicate extent of demolition, removal sequence, bracing and shoring, and location and construction of barricades and fences. Include design drawings and calculations for bracing and shoring.
 2. Identify demolition firm and submit qualifications.
 3. Include a summary of safety procedures.
- D. Cutting and Patching: Submit written request in advance of cutting or alteration that affects:
1. Structural integrity of any element of Project.
 2. Integrity of weather exposed or moisture resistant element.
 3. Efficiency, maintenance, or safety of any operational element.
 4. Visual qualities of sight exposed elements.
 5. Work of Owner or separate Contractor.
- E. Project Record Documents: Accurately record actual locations of capped and active utilities.

1.05 QUALIFICATIONS

- A. For survey work, employ a land surveyor registered in Alaska and acceptable to Architect . Submit evidence of Surveyor's Errors and Omissions insurance coverage in the form of an Insurance Certificate.
- B. For field engineering, employ a professional engineer of the discipline required for specific service on Project, licensed in Alaska .
- C. For design of temporary shoring and bracing, employ a Professional Engineer experienced in design of this type of work and licensed in Alaska.
- D. Contractor to obtain all permits required by the AHJ.

1.06 PROJECT CONDITIONS

- A. Use of explosives is not permitted.
- B. Restroom facilities to be provided by Contractor and placed on site with approved location by Owner.
- C. Grade site to drain. Maintain area free of water. Provide, operate, and maintain pumping equipment if necessary.
- D. Protect site from puddling or running water. Provide water barriers as required to protect site from soil erosion.
- E. Ventilate enclosed areas to assist cure of materials, to dissipate humidity, and to prevent accumulation of dust, fumes, vapors, or gases.
- F. Dust Control: Execute work by methods to minimize raising dust from construction operations. Provide positive means to prevent air-borne dust from dispersing into atmosphere and over adjacent property.
- G. Erosion and Sediment Control: Plan and execute work by methods to control surface drainage from cuts and fills, from borrow and waste disposal areas. Prevent erosion and sedimentation.

- H. Pest and Rodent Control: Provide methods, means, and facilities to prevent pests and insects from damaging the work.

1.07 COORDINATION

- A. Coordinate scheduling, submittals, and work of the various sections of the Project Manual to ensure efficient and orderly sequence of installation of interdependent construction elements, with provisions for accommodating items installed later.
- B. Notify affected utility companies and comply with their requirements.
- C. Verify that utility requirements and characteristics of new operating equipment are compatible with building utilities. Coordinate work of various sections having interdependent responsibilities for installing, connecting to, and placing in service, such equipment.
- D. Coordinate space requirements, supports, and installation of mechanical and electrical work that are indicated diagrammatically on drawings. Follow routing indicated for pipes, ducts, and conduit, as closely as practicable; place runs parallel with lines of building. Utilize spaces efficiently to maximize accessibility for other installations, for maintenance, and for repairs. If routing can not be completed as designed, submit a request for additional information before proceeding with alternate routes.
- E. In finished areas except as otherwise indicated, conceal pipes, ducts, and wiring within the construction. Coordinate locations of fixtures and outlets with finish elements.
- F. Coordinate completion and clean-up of work of separate sections.
- G. After Owner occupancy of premises, coordinate access to site for correction of defective work and work not in accordance with Contract Documents, to minimize disruption of Owner 's activities.

PART 2 PRODUCTS

2.01 PATCHING MATERIALS

- A. New Materials: As specified in product sections; match existing products and work for patching and extending work.
- B. Type and Quality of Existing Products: Determine by inspecting and testing products where necessary, referring to existing work as a standard.
- C. Product Substitution: For any proposed change in materials, submit request for substitution described in Section 01 60 00 - Product Requirements.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that existing site conditions and substrate surfaces are acceptable for subsequent work. Start of work means acceptance of existing conditions.
- B. Verify that existing substrate is capable of structural support or attachment of new work being applied or attached.
- C. Examine and verify specific conditions described in individual specification sections.

- D. Proceed with Work only after unsatisfactory conditions have been corrected. Proceeding with the Work indicates acceptance of surfaces and conditions.
- E. Take field measurements before confirming product orders or beginning fabrication, to minimize waste due to over-ordering or misfabrication.
- F. Verify that utility services are available, of the correct characteristics, and in the correct locations.
- G. Prior to Cutting: Examine existing conditions prior to commencing work, including elements subject to damage or movement during cutting and patching. After uncovering existing work, assess conditions affecting performance of work. Beginning of cutting or patching means acceptance of existing conditions.
- H. Existing Conditions: The existence and location of site improvements, utilities, and other construction indicated as existing are not guaranteed. Before beginning work, investigate and verify the existence and location of mechanical and electrical systems and other construction affecting the Work.
 - 1. Before construction, verify the locations and points of connection of utility services.

3.02 PREPARATION

- A. Clean substrate surfaces prior to applying next material or substance.
- B. Seal cracks or openings of substrate prior to applying next material or substance.
- C. Apply manufacturer required or recommended substrate primer, sealer, or conditioner prior to applying any new material or substance in contact or bond.

3.03 PREINSTALLATION MEETINGS

- A. When required in individual specification sections, convene a preinstallation meeting at the site prior to commencing work of the section.
- B. Require attendance of parties directly affecting, or affected by, work of the specific section.
- C. Notify Architect four days in advance of meeting date.
- D. Prepare agenda and preside at meeting:
 - 1. Review conditions of examination, preparation and installation procedures.
 - 2. Review coordination with related work.
- E. Record minutes and distribute copies within two days after meeting to participants, with electronic copies to Architect, Contractor (TBD), participants, and those affected by decisions made.

3.04 LAYING OUT THE WORK

- A. Verify locations of survey control points prior to starting work.
- B. Promptly notify Architect of any discrepancies discovered.
- C. Contractor (TBD) shall locate and protect survey control and reference points.
- D. Protect survey control points prior to starting site work; preserve permanent reference points during construction.

- E. Promptly report to Architect the loss or destruction of any reference point or relocation required because of changes in grades or other reasons.
- F. Replace dislocated survey control points based on original survey control. Make no changes without prior written notice to Architect .
- G. Utilize recognized engineering survey practices.
- H. Establish elevations, lines and levels. Locate and lay out by instrumentation and similar appropriate means:
 - 1. Site improvements including pavements; stakes for grading, fill and topsoil placement; utility locations, slopes, and invert elevations.
 - 2. Grid or axis for structures.
 - 3. Building foundation, column locations, ground floor elevations.
- I. Periodically verify layouts by same means.
- J. Maintain a complete and accurate log of control and survey work as it progresses.

3.05 GENERAL INSTALLATION REQUIREMENTS

- A. In addition to compliance with regulatory requirements, conduct construction operations in compliance with NFPA 241, including applicable recommendations in Appendix A.
- B. Install products as specified in individual sections, in accordance with manufacturer's instructions and recommendations, and so as to avoid waste due to necessity for replacement.
- C. Make vertical elements plumb and horizontal elements level, unless otherwise indicated.
- D. Install equipment and fittings plumb and level, neatly aligned with adjacent vertical and horizontal lines, unless otherwise indicated.
- E. Make consistent texture on surfaces, with seamless transitions, unless otherwise indicated.
- F. Make neat transitions between different surfaces, maintaining texture and appearance.

3.06 ALTERATIONS

- A. Drawings showing existing construction and utilities are based on casual field observation and existing record documents only.
 - 1. Verify that construction and utility arrangements are as indicated.
 - 2. Report discrepancies to Architect before disturbing existing installation.
 - 3. Beginning of alterations work constitutes acceptance of existing conditions.
- B. Keep areas in which alterations are being conducted separated from other areas that are still occupied.
 - 1. Provide, erect, and maintain temporary dustproof partitions of construction as required to protect adjacent areas of the building .
 - 2. Provide perimeter fencing for site improvements and exterior building to prevent public access. Fencing to be approved by Owner prior to order and installation.

3. Coordinate with Owner equipment storage when construction has ceased on site.
- C. Maintain weatherproof exterior building enclosure except for interruptions required for replacement or modifications; take care to prevent water and humidity damage.
 1. Where openings in exterior enclosure exist, provide construction to make exterior enclosure weatherproof.
 2. Insulate existing ducts or pipes that are exposed to outdoor ambient temperatures by alterations work.
- D. Remove existing work as indicated and as required to accomplish new work.
 1. Remove rotted wood, corroded metals, and deteriorated masonry and concrete; replace with new construction specified.
 2. Remove items indicated on drawings.
 3. Relocate items indicated on drawings.
 4. Where new surface finishes are to be applied to existing work, perform removals, patch, and prepare existing surfaces as required to receive new finish; remove existing finish if necessary for successful application of new finish.
 5. Where new surface finishes are not specified or indicated, patch holes and damaged surfaces to match adjacent finished surfaces as closely as possible.
- E. Services (Including but not limited to HVAC, Plumbing, Fire Protection, Electrical and Telecommunications): Remove, relocate, and extend existing systems to accommodate new construction.
 1. Maintain existing active systems that are to remain in operation; maintain access to equipment and operational components; if necessary, modify installation to allow access or provide access panel.
 2. Where existing systems or equipment are not active and Contract Documents require reactivation, put back into operational condition; repair supply, distribution, and equipment as required.
 3. Where existing active systems serve occupied facilities but are to be replaced with new services, maintain existing systems in service until new systems are complete and ready for service.
 - a. Disable existing systems only to make switchovers and connections; minimize duration of outages. Coordinate with Owner schedule for work. No outages allowed during operating hours of the Museum Annex.
 4. Verify that abandoned services serve only abandoned facilities.
 5. Remove abandoned pipe, ducts, conduits, and equipment, including those above accessible ceilings; remove back to source of supply where possible, otherwise cap stub and tag with identification; patch holes left by removal using materials specified for new construction.
- F. Protect existing work to remain.
 1. Prevent movement of structure; provide shoring and bracing if necessary.
 2. Perform cutting to accomplish removals neatly and as specified for cutting new work.

3. Repair adjacent construction and finishes damaged during removal work.
- G. Adapt existing work to fit new work: Make as neat and smooth transition as possible.
- H. Patching: Where the existing surface is not indicated to be refinished, patch to match the surface finish that existed prior to cutting. Where the surface is indicated to be refinished, patch so that the substrate is ready for the new finish.
- I. Refinish existing surfaces as indicated:
 1. Where rooms or spaces are indicated to be refinished, refinish all visible existing surfaces to remain to the specified condition for each material, with a neat transition to adjacent finishes.
 2. If mechanical or electrical work is exposed accidentally during the work, re-cover and refinish to match.
- J. Clean existing systems and equipment.
- K. Remove demolition debris and abandoned items from alterations areas and dispose of off-site; do not burn or bury.
- L. Do not begin new construction in alterations areas before demolition is complete.
- M. Comply with all other applicable requirements of this section.

3.07 CUTTING AND PATCHING

- A. Whenever possible, execute the work by methods that avoid cutting or patching.
- B. Loud cutting and patching not allowed when Museum Annex is in operations.
- C. See Alterations article above for additional requirements.
- D. Perform whatever cutting and patching is necessary to:
 1. Complete the work.
 2. Fit products together to integrate with other work.
 3. Provide openings for penetration of mechanical, electrical, and other services.
 4. Match work that has been cut to adjacent work.
 5. Repair areas adjacent to cuts to required condition.
 6. Repair new work damaged by subsequent work.
 7. Remove samples of installed work for testing when requested.
 8. Remove and replace defective and non-conforming work.
- E. Execute work by methods that avoid damage to other work and that will provide appropriate surfaces to receive patching and finishing. In existing work, minimize damage and restore to original condition.
- F. Employ skilled and experienced installer to perform cutting for weather exposed and moisture resistant elements, and sight exposed surfaces.
- G. Cut rigid materials using masonry saw or core drill. Pneumatic tools not allowed without prior approval.

- H. Restore work with new products in accordance with requirements of Contract Documents.
- I. Fit work air tight to pipes, sleeves, ducts, conduit, and other penetrations through surfaces.
- J. Patching:
 - 1. Finish patched surfaces to match finish that existed prior to patching. On continuous surfaces, refinish to nearest intersection or natural break. For an assembly, refinish entire unit.
 - 2. Match color, texture, and appearance.
 - 3. Repair patched surfaces that are damaged, lifted, discolored, or showing other imperfections due to patching work. If defects are due to condition of substrate, repair substrate prior to repairing finish.

3.08 PROGRESS CLEANING

- A. Coordinate with Owner for use of roll-off dumpsters and to determine appropriate landfill to transport waste materials, debris, and rubbish.
- B. Maintain areas free of waste materials, debris, and rubbish. Maintain site in a clean and orderly condition.
- C. Remove debris and rubbish from pipe chases, plenums, attics, crawl spaces, and other closed or remote spaces, prior to enclosing the space.
- D. Broom and vacuum clean interior areas prior to start of surface finishing, and continue cleaning to eliminate dust.
- E. Collect and remove waste materials, debris, and trash/rubbish from site periodically and dispose off-site; do not burn or bury.

3.09 PROTECTION OF INSTALLED WORK

- A. Protect installed work from damage by construction operations.
- B. Provide special protection where specified in individual specification sections.
- C. Provide temporary and removable protection for installed products. Control activity in immediate work area to prevent damage.
- D. Provide protective coverings at walls, projections, jambs, sills, and soffits of openings.
- E. Protect finished floors, stairs, and other surfaces from traffic, dirt, wear, damage, or movement of heavy objects, by protecting with durable sheet materials.
- F. Protect work from spilled liquids. If work is exposed to spilled liquids, immediately remove protective coverings, dry out work, and replace protective coverings.
- G. Prohibit traffic or storage upon waterproofed or roofed surfaces. If traffic or activity is necessary, obtain recommendations for protection from waterproofing or roofing material manufacturer.
- H. Remove protective coverings when no longer needed; reuse or recycle coverings if possible.

3.10 CORRECTION OF THE WORK

- A. Repair or remove and replace defective construction. Restore damaged substrates and finishes. Replace defective parts.
- B. Restore permanent facilities used during construction to their specified condition.
- C. Remove and replace chipped, scratched, and broken glass or reflective surfaces.
- D. Remove and replace damaged surfaces that are exposed to view if surfaces cannot be repaired without visible evidence of repair.

3.11 SYSTEM STARTUP

- A. Coordinate schedule for start-up of various equipment and systems.
- B. Notify Architect and owner seven days prior to start-up of each item.
- C. Verify that each piece of equipment or system has been checked for proper lubrication, drive rotation, belt tension, control sequence, and for conditions that may cause damage.
- D. Verify tests, meter readings, and specified electrical characteristics agree with those required by the equipment or system manufacturer.
- E. Verify that wiring and support components for equipment are complete and tested.
- F. Execute start-up under supervision of applicable Contractor (TBD) personnel and manufacturer's representative in accordance with manufacturers' instructions.
- G. When specified in individual specification Sections, require manufacturer to provide authorized representative to be present at site to inspect, check, and approve equipment or system installation prior to start-up, and to supervise placing equipment or system in operation.
- H. Submit a written report signed by installer and general contractor that equipment or system has been properly installed and is functioning correctly.

3.12 DEMONSTRATION AND INSTRUCTION

- A. See Section 01 79 00 - Demonstration and Training.

3.13 ADJUSTING

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

3.14 FINAL CLEANING

- A. Execute final cleaning prior to final project assessment.
 - 1. Clean areas to be occupied by Owner prior to final completion before Owner occupancy.
- B. Use cleaning materials that are nonhazardous.
- C. Clean interior and exterior glass, surfaces exposed to view; remove temporary labels, stains and foreign substances, polish transparent and glossy surfaces, vacuum carpeted and soft surfaces.
- D. Remove all labels that are not permanent. Do not paint or otherwise cover fire test labels or nameplates on mechanical and electrical equipment.

- E. Clean equipment and fixtures to a sanitary condition with cleaning materials appropriate to the surface and material being cleaned.
- F. Clean filters of operating equipment.
- G. Clean debris from roofs and drainage systems.
- H. Clean site; sweep paved areas, rake clean landscaped surfaces.
- I. Remove waste, surplus materials, trash/rubbish, and construction facilities from the site; dispose of in legal manner; do not burn or bury.

3.15 CLOSEOUT PROCEDURES

- A. Make submittals that are required by governing or other authorities.
 - 1. Provide pdf copies to Architect.
 - 2. See Section 01 78 00 For Closeout Submittal requirements.
- B. Notify Architect when work is considered ready for Architect's Substantial Completion inspection.
- C. Submit written certification containing Contractor (TBD)'s Correction Punch List, that Contract Documents have been reviewed, work has been inspected, and that work is complete in accordance with Contract Documents and ready for Architect's Substantial Completion inspection.
- D. Conduct Substantial Completion inspection and create Final Correction Punch List containing Architect's and Contractor (TBD)'s comprehensive list of items identified to be completed or corrected and submit to Architect.
- E. Correct items of work listed in Final Correction Punch List and comply with requirements for access to Owner-occupied areas.
- F. Notify Architect when work is considered finally complete and ready for Architect's final inspection.

3.16 MAINTENANCE

- A. Provide service and maintenance of components indicated in specification sections.
- B. Maintenance Period: As indicated in specification sections or, if not indicated, not less than one year from the Date of Substantial Completion or the length of the specified warranty, whichever is longer.
- C. Examine system components at a frequency consistent with reliable operation. Clean, adjust, and lubricate as required.
- D. Include systematic examination, adjustment, and lubrication of components. Repair or replace parts whenever required. Use parts produced by the manufacturer of the original component.
- E. Maintenance service shall not be assigned or transferred to any agent or subcontractor without prior written consent of the Owner .

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Project Record Documents.
- B. Operation and Maintenance Data.
- C. Warranties and bonds.

1.02 RELATED REQUIREMENTS

- A. Section 00 72 00 - General Conditions and 00 73 00 - Supplementary Conditions: Performance bond and labor and material payment bonds, warranty, and correction of work.
- B. Section 01 30 00 - Administrative Requirements: Submittals procedures, shop drawings, product data, and samples.
- C. Section 01 70 00 - Execution and Closeout Requirements: Contract closeout procedures.
- D. Individual Product Sections: Specific requirements for operation and maintenance data.
- E. Individual Product Sections: Warranties required for specific products or Work.

1.03 SUBMITTALS

- A. Project Record Documents: Submit documents to Architect with claim for final Application for Payment.
- B. Operation and Maintenance Data:
 - 1. Submit two copies of preliminary draft or proposed formats and outlines of contents before start of Work. Architect will review draft and return one copy with comments.
 - 2. For equipment, or component parts of equipment put into service during construction and operated by Owner, submit completed documents within ten days after acceptance.
 - 3. Submit one copy of completed documents 15 days prior to final inspection. This copy will be reviewed and returned after final inspection, with Architect comments. Revise content of all document sets as required prior to final submission.
 - 4. Submit two sets of revised final documents and one bookmarked and searchable digital .pdf in final form within 10 days after final inspection.
- C. Warranties and Bonds:
 - 1. For equipment or component parts of equipment put into service during construction with Owner's permission, submit documents within 10 days after acceptance.
 - 2. Make other submittals within 10 days after Date of Substantial Completion, prior to final Application for Payment.
 - 3. For items of Work for which acceptance is delayed beyond Date of Substantial Completion, submit within 10 days after acceptance, listing the date of acceptance as the beginning of the warranty period.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION

3.01 PROJECT RECORD DOCUMENTS

- A. Maintain on site one set of the following record documents; record actual revisions to the Work:
 - 1. Drawings.
 - 2. Specifications.
 - 3. Addenda.
 - 4. Change Orders and other modifications to the Contract.
 - 5. Reviewed shop drawings, product data, and samples.
 - 6. Manufacturer's instruction for assembly, installation, and adjusting.
- B. Ensure entries are complete and accurate, enabling future reference by Owner .
- C. Store record documents separate from documents used for construction.
- D. Record information concurrent with construction progress.
- E. Specifications: Legibly mark and record at each product section description of actual products installed, including the following:
 - 1. Manufacturer's name and product model and number.
 - 2. Product substitutions or alternates utilized.
 - 3. Changes made by Addenda and modifications.
- F. Record Drawings and Shop Drawings: Legibly mark each item to record actual construction including:
 - 1. Measured horizontal and vertical locations of underground utilities and appurtenances, referenced to permanent surface improvements.
 - 2. Measured locations of internal utilities and appurtenances concealed in construction, referenced to visible and accessible features of the Work.
 - 3. Field changes of dimension and detail.
 - 4. Details not on original Contract drawings.

3.02 OPERATION AND MAINTENANCE DATA

- A. Source Data: For each product or system, list names, addresses and telephone numbers of Subcontractors and suppliers, including local source of supplies and replacement parts.
- B. Product Data: Mark each sheet to clearly identify specific products and component parts, and data applicable to installation. Delete inapplicable information.
- C. Drawings: Supplement product data to illustrate relations of component parts of equipment and systems, to show control and flow diagrams. Do not use Project Record Documents as maintenance drawings.
- D. Typed Text: As required to supplement product data. Provide logical sequence of instructions for each procedure, incorporating manufacturer's instructions.

3.03 OPERATION AND MAINTENANCE DATA FOR MATERIALS AND FINISHES

- A. For Each Product, Applied Material, and Finish:
 - 1. Product data, with catalog number, size, composition, and color and texture designations.
 - 2. Information for re-ordering custom manufactured products.
- B. Instructions for Care and Maintenance: Manufacturer's recommendations for cleaning agents and methods, precautions against detrimental cleaning agents and methods, and recommended schedule for cleaning and maintenance.
- C. Moisture protection and weather-exposed products: Include product data listing applicable reference standards, chemical composition, and details of installation. Provide recommendations for inspections, maintenance, and repair.
- D. Additional information as specified in individual product specification sections.
- E. Where additional instructions are required, beyond the manufacturer's standard printed instructions, have instructions prepared by personnel experienced in the operation and maintenance of the specific products.

3.04 OPERATION AND MAINTENANCE DATA FOR EQUIPMENT AND SYSTEMS

- A. For Each Item of Equipment and Each System:
 - 1. Description of unit or system, and component parts.
 - 2. Identify function, normal operating characteristics, and limiting conditions.
 - 3. Include performance curves, with engineering data and tests.
 - 4. Complete nomenclature and model number of replaceable parts.
- B. Where additional instructions are required, beyond the manufacturer's standard printed instructions, have instructions prepared by personnel experienced in the operation and maintenance of the specific products.
- C. Panelboard Circuit Directories: Provide electrical service characteristics, controls, and communications; typed.
- D. Operating Procedures: Include start-up, break-in, and routine normal operating instructions and sequences. Include regulation, control, stopping, shut-down, and emergency instructions. Include summer, winter, and any special operating instructions.
- E. Maintenance Requirements: Include routine procedures and guide for preventative maintenance and trouble shooting; disassembly, repair, and reassembly instructions; and alignment, adjusting, balancing, and checking instructions.
- F. Provide servicing and lubrication schedule, and list of lubricants required.
- G. Include manufacturer's printed operation and maintenance instructions.
- H. Include sequence of operation by controls manufacturer.
- I. Provide original manufacturer's parts list, illustrations, assembly drawings, and diagrams required for maintenance.

- J. Additional Requirements: As specified in individual product specification sections.

3.05 ASSEMBLY OF OPERATION AND MAINTENANCE MANUALS

- A. Assemble operation and maintenance data into durable manuals for Owner's personnel use, with data arranged in the same sequence as, and identified by, the specification sections.
- B. Where systems involve more than one specification section, provide separate tabbed divider for each system.
- C. Binders: Commercial quality, 8-1/2 by 11 inch (216 by 280 mm) three D side ring binders with durable plastic covers; 2 inch (50 mm) maximum ring size. When multiple binders are used, correlate data into related consistent groupings.
- D. Digital pdf: Provide bookmarked and searchable digital .pdf in the same format and order as the hardcopy. Delivery format can be DVD-rom or USB Flash Drive.
- E. Cover: Identify each binder with typed or printed title OPERATION AND MAINTENANCE INSTRUCTIONS; identify title of Project; identify subject matter of contents.
- F. Project Directory: Title and address of Project; names, addresses, and telephone numbers of Architect, Consultants, Contractor (TBD) and subcontractors, with names of responsible parties.
- G. Tables of Contents: List every item separated by a divider, using the same identification as on the divider tab; where multiple volumes are required, include all volumes Tables of Contents in each volume, with the current volume clearly identified.
- H. Dividers: Provide tabbed dividers for each separate product and system; identify the contents on the divider tab; immediately following the divider tab include a description of product and major component parts of equipment.
- I. Text: Manufacturer's printed data, or typewritten data on 20 pound paper.
- J. Drawings: Provide with reinforced punched binder tab. Bind in with text; fold larger drawings to size of text pages.
- K. Arrangement of Contents: Organize each volume in parts as follows:
 - 1. Project Directory.
 - 2. Table of Contents, of all volumes, and of this volume.
 - 3. Operation and Maintenance Data: Arranged by system, then by product category.
 - a. Source data.
 - b. Product data, shop drawings, and other submittals.
 - c. Operation and maintenance data.
 - d. Field quality control data.
 - e. Photocopies of warranties and bonds.

3.06 WARRANTIES AND BONDS

- A. Obtain warranties and bonds, executed in duplicate by responsible Subcontractors, suppliers, and manufacturers, within 10 days after completion of the applicable item of work. Except for items put into

use with Owner's permission, leave date of beginning of time of warranty until Date of Substantial completion is determined.

- B. Verify that documents are in proper form, contain full information, and are notarized.
- C. Co-execute submittals when required.
- D. Retain warranties and bonds until time specified for submittal.

END OF SECTION

PART 1 GENERAL

1.01 SUMMARY

- A. Demonstration of products and systems where indicated in specific specification sections.
- B. Training of Owner personnel in operation and maintenance is required for:
 - 1. Electrical systems and equipment.
 - 2. Items specified in individual product Sections.
- C. Training of Owner personnel in care, cleaning, maintenance, and repair is required for:
 - 1. Roofing, waterproofing, and other weather-exposed or moisture protection products.
 - 2. Finishes, Fixtures and other items specified in individual product Sections including but not limited to the following:
 - a. Exterior Wood Siding.
 - b. Exterior Soffit Decking.
 - c. Weeps and drainage channels in window and door systems.
 - d. Fire Extinguisher Cabinet operation.
 - 3. Fixtures and fittings.
 - 4. Items specified in individual product Sections.

1.02 RELATED REQUIREMENTS

- A. Section 01 78 00 - Closeout Submittals: Operation and maintenance manuals.
- B. Other Specification Sections: Additional requirements for demonstration and training.

1.03 SUBMITTALS

- A. See Section 01 30 00 - Administrative Requirements, for submittal procedures.
- B. Training Plan: Owner will designate personnel to be trained; tailor training to needs and skill-level of attendees.
 - 1. Submit to Architect for transmittal to Owner .
 - 2. Submit not less than four weeks prior to start of training.
 - 3. Revise and resubmit until acceptable.
 - 4. Provide an overall schedule showing all training sessions.
 - 5. Include at least the following for each training session:
 - a. Identification, date, time, and duration.
 - b. Description of products and/or systems to be covered.
 - c. Name of firm and person conducting training; include qualifications.
 - d. Intended audience, such as job description.

- e. Objectives of training and suggested methods of ensuring adequate training.
 - f. Methods to be used, such as classroom lecture, live demonstrations, hands-on, etc.
 - g. Media to be used, such as slides, hand-outs, etc.
 - h. Training equipment required, such as projector, projection screen, etc., to be provided by Contractor (TBD) .
- C. Training Manuals: Provide training manual for each attendee; allow for minimum of two attendees per training session.
- 1. Include applicable portion of O&M manuals.
 - 2. Include paper and digital .pdf copies of all hand-outs, slides, overheads, video presentations, etc., that are not included in O&M manuals.
 - 3. Provide one extra copy of each training manual to be included with operation and maintenance data.
- D. Training Reports:
- 1. Identification of each training session, date, time, and duration.
 - 2. Sign-in sheet showing names and job titles of attendees.
 - 3. List of attendee questions and written answers given, including copies of and references to supporting documentation required for clarification; include answers to questions that could not be answered in original training session.
- E. Video Recordings: Submit digital video recording of each demonstration and training session for Owner 's subsequent use.
- 1. Format: DVD Disc or USB Flash Drive.
 - 2. Label each disc and container with session identification and date.

1.04 **QUALITY ASSURANCE**

- A. Instructor Qualifications: Familiar with design, operation, maintenance and troubleshooting of the relevant products and systems.
- 1. Provide as instructors the most qualified trainer of those contractors and/or installers who actually supplied and installed the systems and equipment.
 - 2. Where a single person is not familiar with all aspects, provide specialists with necessary qualifications.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION

3.01 **DEMONSTRATION - GENERAL**

- A. Demonstrations conducted during system start-up do not qualify as demonstrations for the purposes of this section, unless approved in advance by Owner .
- B. Demonstration may be combined with Owner personnel training if applicable.

- C. Operating Equipment and Systems: Demonstrate operation in all modes, including start-up, shut-down, seasonal changeover, emergency conditions, and troubleshooting, and maintenance procedures, including scheduled and preventive maintenance.
 - 1. Perform demonstrations not less than two weeks prior to Substantial Completion.
 - 2. For equipment or systems requiring seasonal operation, perform demonstration for other season within six months.
- D. Non-Operating Products: Demonstrate cleaning, scheduled and preventive maintenance, and repair procedures.
 - 1. Perform demonstrations not less than two weeks prior to Substantial Completion.

3.02 TRAINING - GENERAL

- A. Conduct training on-site unless otherwise indicated.
- B. Provide training in minimum two hour segments.
- C. Training schedule will be subject to availability of Owner's personnel to be trained; re-schedule training sessions as required by Owner; once schedule has been approved by Owner, failure to conduct sessions according to schedule will be cause for Owner to charge Contractor (TBD) for personnel "show-up" time.
- D. Review of Facility Policy on Operation and Maintenance Data: During training discuss:
 - 1. The location of the O&M manuals and procedures for use and preservation; backup copies.
 - 2. Typical contents and organization of all manuals, including explanatory information, system narratives, and product specific information.
 - 3. Typical uses of the O&M manuals.
- E. Product- and System-Specific Training:
 - 1. Review the applicable O&M manuals.
 - 2. For systems, provide an overview of system operation, design parameters and constraints, and operational strategies.
 - 3. Review instructions for proper operation in all modes, including start-up, shut-down, seasonal changeover and emergency procedures, and for maintenance, including preventative maintenance.
 - 4. Provide hands-on training on all operational modes possible and preventive maintenance.
 - 5. Emphasize safe and proper operating requirements; discuss relevant health and safety issues and emergency procedures.
 - 6. Discuss common troubleshooting problems and solutions.
 - 7. Discuss any peculiarities of equipment installation or operation.
 - 8. Discuss warranties and guarantees, including procedures necessary to avoid voiding coverage.
 - 9. Review recommended tools and spare parts inventory suggestions of manufacturers.
 - 10. Review spare parts and tools required to be furnished by Contractor (TBD) .
 - 11. Review spare parts suppliers and sources and procurement procedures.

- F. Be prepared to answer questions raised by training attendees; if unable to answer during training session, provide written response within three days.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Building demolition excluding removal of hazardous materials and toxic substances.
- B. Selective demolition of built site elements.
- C. Selective demolition of building elements for alteration purposes.

1.02 RELATED REQUIREMENTS

- A. Section 01 10 00 - Summary:
- B. Section 01 10 00 - Summary: Description of items to be salvaged or removed for re-use by Contractor (TBD).

1.03 REFERENCE STANDARDS

- A. 29 CFR 1926 - U.S. Occupational Safety and Health Standards current edition.

1.04 SUBMITTALS

- A. See Section 01 30 00 - Administrative Requirements, for submittal procedures.
- B. Site Plan: Showing:
 - 1. Areas for temporary construction and field offices.
 - 2. Areas for temporary and permanent placement of removed materials.
- C. Demolition Plan: Submit demolition plan as specified by OSHA and local authorities.
 - 1. Indicate extent of demolition, removal sequence, bracing and shoring, and location and construction of barricades and fences.
 - 2. Identify demolition firm and submit qualifications.
 - 3. Include a summary of safety procedures.
- D. Project Record Documents: Accurately record actual locations of capped and active utilities and subsurface construction.

1.05 QUALITY ASSURANCE

- A. Demolition Firm Qualifications: Company specializing in the type of work required.
 - 1. Minimum of 5 years of documented experience.
- B. Conform to applicable Codes for demolition of structures, safety of adjacent structures, dust control, disposal, and additional codes as required.
- C. Conform to applicable Codes for procedures when hazardous or contaminated materials are discovered.
- D. Obtain all required permits and pay all associated fees pertaining to demolition disposal, and any additional items as necessary for the Work.
- E. Perform work in accordance with applicable Federal, State, and Local standards.

PART 3 EXECUTION

2.01 SCOPE

- A. Refer to drawings.
- B. Partial demolition of some elements at the main building for renovation per drawings.
- C. Complete the removal of all hazardous materials according to the approved plans and existing state, federal and local regulations.
- D. Remove other items indicated, for salvage, relocation and recycling.
- E. Fill excavations, open pits, and holes in ground areas generated as result of removals, using specified fill; compact fill as required so that required rough grade elevations do not subside within one year after completion.

2.02 GENERAL PROCEDURES AND PROJECT CONDITIONS

- A. Comply with applicable codes and regulations for demolition operations and safety of adjacent structures and the public.
 - 1. Obtain required permits.
 - 2. Comply with applicable requirements of NFPA 241.
 - 3. Use of explosives is not permitted.
 - 4. Take precautions to prevent catastrophic or uncontrolled collapse of structures to be removed; do not allow worker or public access within range of potential collapse of unstable structures.
 - 5. Provide, erect, and maintain temporary barriers and security devices.
 - 6. Use physical barriers to prevent access to areas that could be hazardous to workers or the public.
 - 7. Conduct operations to minimize effects on and interference with adjacent structures and occupants.
 - 8. Do not close or obstruct roadways or sidewalks without permit.
 - 9. Conduct operations to minimize obstruction of public and private entrances and exits; do not obstruct required exits at any time; protect persons using entrances and exits from removal operations.
 - 10. Obtain written permission from owners of adjacent properties when demolition equipment will traverse, infringe upon or limit access to their property.
- B. Do not begin removal until receipt of notification to proceed from Owner .
- C. Do not begin removal until built elements to be salvaged or relocated have been removed.
- D. Protect existing structures and other elements that are not to be removed.
 - 1. Provide bracing and shoring.
 - 2. Prevent movement or settlement of adjacent structures.
 - 3. Stop work immediately if adjacent structures appear to be in danger.

- E. Minimize production of dust due to demolition operations; do not use water if that will result in ice, flooding, sedimentation of public waterways or storm sewers, or other pollution.
- F. Hazardous Materials: Comply with 29 CFR 1926 and state and local regulations.

2.03 EXISTING UTILITIES

- A. Coordinate work with utility companies; notify before starting work and comply with their requirements; obtain required permits.
- B. Protect existing utilities to remain from damage.
- C. Do not disrupt public utilities without permit from authority having jurisdiction.
- D. Do not close, shut off, or disrupt existing life safety systems that are in use without at least 7 days prior written notification to Owner .
- E. Do not close, shut off, or disrupt existing utility branches or take-offs that are in use without at least 3 days prior written notification to Owner .
- F. Locate and mark utilities to remain; mark using highly visible tags or flags, with identification of utility type; protect from damage due to subsequent construction, using substantial barricades if necessary.
- G. Remove exposed piping, valves, meters, equipment, supports, and foundations of disconnected and abandoned utilities.

2.04 SELECTIVE DEMOLITION FOR ALTERATIONS

- A. Drawings showing existing construction and utilities are based on casual field observation and existing record documents only.
 - 1. Verify that construction and utility arrangements are as indicated.
 - 2. Report discrepancies to Architect before disturbing existing installation.
 - 3. Beginning of demolition work constitutes acceptance of existing conditions that would be apparent upon examination prior to starting demolition.
- B. Maintain weatherproof exterior building enclosure except for interruptions required for replacement or modifications; take care to prevent water and humidity damage.
- C. Remove existing work as indicated and as required to accomplish new work.
 - 1. Remove items indicated on drawings.
- D. Protect existing work to remain.
 - 1. Prevent movement of structure; provide shoring and bracing if necessary.
 - 2. Perform cutting to accomplish removals neatly and as specified for cutting new work.
 - 3. Repair adjacent construction and finishes damaged during removal work.
 - 4. Patch as specified for patching new work.

2.05 DEBRIS AND WASTE REMOVAL

- A. Remove debris, junk, and trash from site.
- B. Leave site in clean condition, ready for subsequent work.

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

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Formed steel stud exterior wall framing.
- B. Exterior wall sheathing.

1.02 RELATED REQUIREMENTS

- A. Section 07 25 00 - Weather Barriers: Weather barrier over sheathing.
- B. Section 07 92 00 - Joint Sealants.

1.03 REFERENCE STANDARDS

- A. AISI S100-12 - North American Specification for the Design of Cold-Formed Steel Structural Members 2012.
- B. ASTM A153/A153M - Standard Specification for Zinc Coating (Hot-Dip) on Iron and Steel Hardware 2016a.
- C. ASTM A653/A653M - Standard Specification for Steel Sheet, Zinc-Coated (Galvanized) or Zinc-Iron Alloy-Coated (Galvannealed) by the Hot-Dip Process 2018.
- D. ASTM C955 - Standard Specification for Cold-Formed Steel Structural Framing Members 2018.
- E. ASTM C1007 - Standard Specification for Installation of Load Bearing (Transverse and Axial) Steel Studs and Related Accessories 2011a (Reapproved 2015).

1.04 ADMINISTRATIVE REQUIREMENTS

- A. Coordinate with work of other sections that is to be installed in or adjacent to the metal framing system, including but not limited to structural anchors, cladding anchors, utilities, insulation, and firestopping.

1.05 SUBMITTALS

- A. See Section 01 30 00 - Administrative Requirements, for submittal procedures.
- B. Shop Drawings: Indicate component details, framed openings, bearing, anchorage, loading and type and location of fasteners, and accessories or items required of related work.
 - 1. Indicate stud and ceiling joist layout.
 - 2. Describe method for securing studs to tracks and for bolted framing connections.
 - 3. Design data:
 - a. Shop drawings signed and sealed by a professional structural engineer.
- C. Manufacturer's Installation Instructions: Indicate special procedures, conditions requiring special attention, and [_____].

1.06 QUALITY ASSURANCE

- A. Designer Qualifications: Design framing system under direct supervision of a Professional Structural Engineer experienced in design of this work and licensed in Alaska.

PART 2 PRODUCTS

2.01 FRAMING SYSTEM

- A. Provide primary and secondary framing members, bridging, bracing, plates, gussets, clips, fittings, reinforcement, and fastenings as required to provide a complete framing system.

2.02 FRAMING MATERIALS

- A. Studs and Track: ASTM C955; studs formed to channel, "C", or "Sigma" shape with punched web; U-shaped track in matching nominal width and compatible height.

2.03 FASTENERS

- A. Self-Drilling, Self-Tapping Screws, Bolts, Nuts and Washers: Hot dip galvanized per ASTM A153/A153M.
- B. Anchorage Devices: Powder actuated.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that substrate surfaces are ready to receive work.

3.02 INSTALLATION OF STUDS

- A. Install components in accordance with manufacturers' instructions and ASTM C1007 requirements.
- B. Align floor and ceiling tracks; locate to wall layout. Secure in place with fasteners at maximum 24 inches (600 mm) on center. Coordinate installation of sealant with floor and ceiling tracks.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Shop fabricated steel and aluminum items.
 - 1. Exterior extruded aluminum sections at wood panel veneer
 - 2. Exterior steel angle at stone veneer

1.02 RELATED REQUIREMENTS

- A. Section 03 30 00 - Cast-in-Place Concrete: Placement of metal fabrications in concrete.
- B. Section 09 91 13 - Exterior Painting: Paint finish.
- C. Section 09 91 23 - Interior Painting: Paint finish.

1.03 REFERENCE STANDARDS

- A. AAMA 611 - Voluntary Specification for Anodized Architectural Aluminum 2014 (2015 Errata).
- B. ASTM A36/A36M - Standard Specification for Carbon Structural Steel 2014.
- C. ASTM B221 - Standard Specification for Aluminum and Aluminum-Alloy Extruded Bars, Rods, Wire, Profiles, and Tubes 2014.
- D. AWS A2.4 - Standard Symbols for Welding, Brazing, and Nondestructive Examination 2012.
- E. SSPC-SP 2 - Hand Tool Cleaning 2018.

1.04 SUBMITTALS

- A. See Division 1 for Submittal procedures.
- B. Shop Drawings: Indicate profiles, sizes, connection attachments, reinforcing, anchorage, size and type of fasteners, and accessories. Include erection drawings, elevations, and details where applicable.
 - 1. Indicate welded connections using standard AWS A2.4 welding symbols. Indicate net weld lengths.
 - 2. Indicate types and locations of coatings or other means of protection from dissimilar metal galvanic corrosion or corrosive reactions with wet concrete.

1.05 QUALITY ASSURANCE

- A. Design any opening support or other structural use items under direct supervision of a Professional Structural Engineer experienced in design of this Work and licensed in TBD.

PART 2 PRODUCTS

2.01 MATERIALS - STEEL

- A. Steel Sections: ASTM A36/A36M.
- B. Shop and Touch-Up Primer:
 - 1. Provide primer as specifically recommended for use with finish coat product per MPI or manufacturer's recommendation.

2. Refer to Div. 09 for finish to match exposed exterior steel.

2.02 MATERIALS - ALUMINUM

- A. Extruded Aluminum: ASTM B221 (ASTM B221M), 6063 alloy, T6 temper.

2.03 FABRICATION

- A. Fit and shop assemble items in largest practical sections, for delivery to site.
- B. Fabricate items with joints tightly fitted and secured.
- C. Grind exposed joints flush and smooth with adjacent finish surface. Make exposed joints butt tight, flush, and hairline. Ease exposed edges to small uniform radius.
- D. Supply components required for anchorage of fabrications. Fabricate anchors and related components of same material and finish as fabrication, except where specifically noted otherwise.

2.04 FABRICATED ITEMS

- A. Ledge Angles, Shelf Angles, Channels and Plates Not Attached to Structural Framing: For support of metal decking; galvanized, primed and painted finish.
- B. Trims at Exterior Wood Paneling:
 1. Basis of Design: Fry Reglet Millwork Trims
 2. Profiles: As indicated on drawings.

2.05 FINISHES - STEEL

- A. Prime paint steel items.
 1. Refer to Div. 09 for steel finish
 2. Exceptions: Galvanize items to be embedded in concrete and items to be embedded in masonry unless noted otherwise.
 3. Exceptions: Do not prime surfaces in direct contact with concrete, where field welding is required, and items to be covered with sprayed fireproofing.
- B. Prepare surfaces to be primed in accordance with SSPC-SP2.
- C. Clean surfaces of rust, scale, grease, and foreign matter prior to finishing.
- D. Prime Painting: One coat.
- E. Finish Painting: Two coats per Div 09

2.06 FINISHES - ALUMINUM

- A. Exterior Aluminum Surfaces: Class I natural anodized or color anodized at Architect option.
- B. Class I Natural Anodized Finish: AAMA 611 AA-M12C22A41 Clear anodic coating not less than 0.7 mils (0.018 mm) thick.
- C. Class I Color Anodized Finish: AAMA 611 AA-M12C22A42 Integrally colored anodic coating not less than 0.7 mils (0.018 mm) thick; light bronze.

2.07 FABRICATION TOLERANCES

- A. Squareness: 1/8 inch (3 mm) maximum difference in diagonal measurements.
- B. Maximum Offset Between Faces: 1/16 inch (1.5 mm).
- C. Maximum Misalignment of Adjacent Members: 1/16 inch (1.5 mm).
- D. Maximum Bow: 1/8 inch (3 mm) in 48 inches (1.2 m).
- E. Maximum Deviation From Plane: 1/16 inch (1.5 mm) in 48 inches (1.2 m).

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that field conditions are acceptable and are ready to receive work.

3.02 INSTALLATION

- A. Install items plumb and level, accurately fitted, free from distortion or defects.
- B. Provide for erection loads, and for sufficient temporary bracing to maintain true alignment until completion of erection and installation of permanent attachments.
- C. Obtain approval prior to site cutting or making adjustments not scheduled.

3.03 TOLERANCES

- A. Maximum Variation From Plumb: 1/4 inch (6 mm) per story, non-cumulative.
- B. Maximum Offset From True Alignment: 1/4 inch (6 mm).
- C. Maximum Out-of-Position: 1/4 inch (6 mm).

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Non-structural dimension lumber framing.
- B. Rough opening framing for doors, windows, and roof openings.
- C. Preservative treated wood materials.
- D. Miscellaneous framing and sheathing.
- E. Concealed wood blocking, nailers, and supports.
- F. Miscellaneous wood nailers, furring, and grounds.

1.02 RELATED REQUIREMENTS

- A. Section 07 25 00 - Weather Barriers:
- B. Section 07 50 00 - Wood Siding
- C. Section 07 72 00 - Roof Accessories: Misc Roof Curbs and Penetrations.
- D. Section 09 21 16 - Gypsum Board Assemblies: Gypsum-based sheathing.
- E. Section 09 91 93 - Exterior Painting of exposed blocking.

1.03 REFERENCE STANDARDS

- A. ASTM A153/A153M - Standard Specification for Zinc Coating (Hot-Dip) on Iron and Steel Hardware 2016a.
- B. ASTM C1177/C1177M - Standard Specification for Glass Mat Gypsum Substrate for Use as Sheathing 2013.
- C. ASTM E2178 - Standard Test Method for Air Permeance of Building Materials 2013.
- D. AWPA U1 - Use Category System: User Specification for Treated Wood 2017.
- E. PS 20 - American Softwood Lumber Standard 2015.
- F. WCLIB (GR) - Standard Grading Rules for West Coast Lumber No. 17 2015.

1.04 SUBMITTALS

- A. See Division 1 for Submittal procedures.
- B. Product Data: Provide technical data on insulated sheathing, wood preservative materials and application instructions.
- C. Shop Drawing: Details of any unique conditions.
- D. Samples: For rough carpentry members that will be exposed to view, submit two samples, 6by6 inch ([_____]by_____ mm) in size illustrating wood grain, color, and general appearance.

1.05 DELIVERY, STORAGE, AND HANDLING

- A. General: Cover wood products to protect against moisture. Support stacked products to prevent deformation and to allow air circulation.

PART 2 PRODUCTS

2.01 GENERAL REQUIREMENTS

- A. Dimension Lumber: Comply with PS 20 and requirements of specified grading agencies.
 - 1. Species: Douglas Fir-Larch, unless otherwise indicated.
- B. Lumber fabricated from old growth timber is not permitted.

2.02 DIMENSION LUMBER FOR CONCEALED APPLICATIONS

- A. Grading Agency: West Coast Lumber Inspection Bureau; WCLIB (GR).
- B. Sizes: Nominal sizes as indicated on drawings, S4S.
- C. Moisture Content: S-dry or MC19.
- D. Miscellaneous Framing, Blocking, Nailers, Grounds, and Furring:
 - 1. Lumber: S4S, No. 1 or Construction Grade.
 - 2. Boards: Standard or No. 3.

2.03 EXPOSED DIMENSION LUMBER

- A. Grading Agency: West Coast Lumber Inspection Bureau; WCLIB (GR).
- B. Sizes: Nominal sizes as indicated on drawings.
- C. Surfacing: S4S.
- D. Moisture Content: S-dry or MC19.

2.04 ACCESSORIES

- A. Fasteners and Anchors:
 - 1. Metal and Finish: Stainless steel at all locations unless noted otherwise.

2.05 FACTORY WOOD TREATMENT

- A. Treated Lumber and Plywood: Comply with requirements of AWPA U1 - Use Category System for wood treatments determined by use categories, expected service conditions, and specific applications.
 - 1. Fire-Retardant Treated Wood: Mark each piece of wood with producer's stamp indicating compliance with specified requirements.
 - 2. Preservative-Treated Wood: Provide lumber and plywood marked or stamped by an ALSC-accredited testing agency, certifying level and type of treatment in accordance with AWPA standards.
 - 3. Locations: As indicated and at all exposed or semi-exposed exterior locations unless noted otherwise.
- B. Preservative Treatment:

1. Preservative Pressure Treatment of Plywood Above Grade: AWPA U1, Use Category UC2 and UC3B, Commodity Specification F using waterborne preservative.
 - a. Kiln dry plywood after treatment to maximum moisture content of 19 percent.

PART 3 EXECUTION

3.01 PREPARATION

- A. Where wood framing bears on cementitious foundations, install full width sill flashing continuous over top of foundation, lap ends of flashing minimum of 4 inches (100 mm) and seal.
- B. Install sill gasket under sill plate of framed walls bearing on foundations; puncture gasket cleanly to fit tightly around protruding anchor bolts.
- C. Coordinate installation of rough carpentry members specified in other sections.

3.02 INSTALLATION - GENERAL

- A. Select material sizes to minimize waste.
- B. Reuse scrap to the greatest extent possible; clearly separate scrap for use on site as accessory components, including: shims, bracing, and blocking.
- C. Where treated wood is used on interior, provide temporary ventilation during and immediately after installation sufficient to remove indoor air contaminants.

3.03 BLOCKING, NAILERS, AND SUPPORTS

- A. Provide framing and blocking members as indicated or as required to support finishes, fixtures, specialty items, and trim.
- B. In framed assemblies that have concealed spaces, provide solid wood fireblocking as required by applicable local code, to close concealed draft openings between floors and between top story and roof/attic space; other material acceptable to code authorities may be used in lieu of solid wood blocking.
- C. In walls, provide blocking attached to studs as backing and support for wall-mounted items, unless item can be securely fastened to two or more studs or other method of support is explicitly indicated.
- D. Where ceiling-mounting is indicated, provide blocking and supplementary supports above ceiling, unless other method of support is explicitly indicated.

3.04 TOLERANCES

- A. Framing Members: 1/4 inch (6 mm) from true position, maximum.
- B. Variation from Plane (Other than Floors): 1/4 inch in 10 feet (2 mm/m) maximum, and 1/4 inch in 30 feet (7 mm in 10 m) maximum.

3.05 CLEANING

- A. Waste Disposal: Comply with the requirements of Section 01 74 19 - Construction Waste Management and Disposal.
- B. Waste Disposal
 1. Comply with applicable regulations.

2. Do not burn scrap on project site.
 3. Do not burn scraps that have been pressure treated.
 4. Do not send materials treated with pentachlorophenol, CCA, or ACA to co-generation facilities or “waste-to-energy” facilities.
- C. Do not leave any wood, shavings, sawdust, etc. on the ground or buried in fill.
- D. Prevent sawdust and wood shavings from entering the storm drainage system.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Canopy Wood Soffit
- B. Warehouse Wood Walls and Soffit (OPCI)

1.02 RELATED REQUIREMENTS

- A. Section 06 10 00 - Rough Carpentry: Support framing, grounds, and concealed blocking.

1.03 ADMINISTRATIVE REQUIREMENTS

- A. Coordinate the work with installation of associated and adjacent components.

1.04 SUBMITTALS

- A. See Division 1 for Submittal Procedures
- B. Product Data:
- C. Shop drawings:
- D. Shop Drawings: Indicate materials, component profiles, fastening methods, jointing details, and accessories.
- E. Samples:
 - 1. Provide sample of finished wood.
 - 2. Provide sample of finish, full range of manufacturer's colors.

1.05 QUALITY ASSURANCE

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

1.06 DELIVERY, STORAGE, AND HANDLING

- A. Protect work from moisture damage.

PART 2 PRODUCTS

2.01 FINISH CARPENTRY ITEMS

2.02 WOOD-BASED COMPONENTS

2.03 LUMBER MATERIALS

- A. Softwood Lumber (WD-1): Western Red Cedar species, rift sawn, maximum moisture content of 6 percent; with vertical grain, F1F grade.
 - 1. Grading: In accordance with rules certified by ALSC; www.alsc.org.

2.04 FABRICATION

2.05 SHOP FINISHING

- A. Sand work smooth, prep for field finishing.

PART 3 EXECUTION

3.01 **EXAMINATION**

- A. Verify adequacy of backing and support framing.

3.02 **INSTALLATION**

- A. Set and secure materials and components in place, plumb and level.

3.03 **TOLERANCES**

- A. Maximum Variation from True Position: 1/16 inch (1.6 mm).
- B. Maximum Offset from True Alignment with Abutting Materials: 1/32 inch (0.79 mm).

END OF SECTION

PART 1 GENERAL

1.1 SUMMARY

A. THIS SECTION INCLUDES THE FOLLOWING:

1. ROOF COATING PREPARATION INCLUDING REHABILITATION OF METAL ROOF PANEL JOINTS, FASTENERS, AND FLASHING, AND CLEANING PREPARATION FOR COATING.

2. APPLICATION OF COATING ON METAL ROOFING.

B. RELATED REQUIREMENTS:

1. DIVISION 00 DOCUMENT "AVAILABLE INFORMATION," INCLUDING THE FOLLOWING PRE-CONSTRUCTION TEST REPORT ATTACHMENTS.

A. ROOFING FASTENER INSPECTION.

B. PHOTOGRAPHIC SURVEY OF EXISTING ROOF CONDITIONS.

C. CONSTRUCTION DRAWINGS FOR EXISTING ROOFING SYSTEM.

D. ADHESION PULL SAMPLES.

2. DIVISION 01 SECTION "SUMMARY" FOR USE OF THE PREMISES AND PHASING REQUIREMENTS, AND FOR RESTRICTIONS ON USE OF THE PREMISES DUE TO OWNER OR TENANT OCCUPANCY.

1.2 MATERIALS OWNERSHIP

A. DEMOLISHED MATERIALS SHALL BECOME CONTRACTOR'S PROPERTY AND SHALL BE REMOVED FROM PROJECT SITE.

1.3 DEFINITIONS

A. ROOFING TERMINOLOGY: REFER TO GLOSSARY IN NRCA'S "THE NRCA ROOFING AND WATERPROOFING MANUAL" FOR DEFINITION OF TERMS RELATED TO ROOFING WORK IN THIS SECTION.

B. EXISTING ROOFING SYSTEM: METAL ROOFING, AND COMPONENTS AND ACCESSORIES BETWEEN DECK AND METAL ROOFING.

C. ROOFING COATING PREPARATION: EXISTING ROOFING THAT IS TO REMAIN AND BE PREPARED TO ACCEPT RESTORATIVE COATING APPLICATION.

D. PATCHING: REMOVAL OF A PORTION OF EXISTING METAL ROOFING SYSTEM FROM DECK OR REMOVAL OF SELECTED COMPONENTS AND ACCESSORIES FROM EXISTING METAL ROOFING SYSTEM AND REPLACEMENT WITH SIMILAR MATERIALS.

E. REMOVE: DETACH ITEMS FROM EXISTING CONSTRUCTION AND LEGALLY DISPOSE OF THEM OFF-SITE UNLESS INDICATED TO BE REMOVED AND REINSTALLED.

F. EXISTING TO REMAIN: EXISTING ITEMS OF CONSTRUCTION THAT ARE NOT INDICATED TO BE REMOVED.

G. MANUFACTURER/ROOFING MANUFACTURER: MANUFACTURER OF ROOFING REHABILITATION PRODUCTS, UNLESS OTHERWISE INDICATED.

1.4 ROOFING CONFERENCES

A. ROOFING REHABILITATION PREINSTALLATION CONFERENCE: CONDUCT CONFERENCE AT PROJECT SITE TO REVIEW METHODS AND PROCEDURES RELATED TO ROOFING SYSTEM.

1. MEET WITH OWNER, ARCHITECT, ROOFING COATING MATERIALS MANUFACTURER'S REPRESENTATIVE; ROOFING COATING INSTALLER INCLUDING PROJECT MANAGER AND FOREMAN; AND INSTALLERS WHOSE WORK INTERFACES WITH OR AFFECTS REHABILITATION INCLUDING INSTALLERS OF ROOF ACCESSORIES AND ROOF-MOUNTED EQUIPMENT REQUIRING REMOVAL AND REPLACEMENT AS PART OF THE WORK.

2. REVIEW METHODS AND PROCEDURES RELATED TO COATING PREPARATION, INCLUDING METAL ROOFING COATING SYSTEM MANUFACTURER'S WRITTEN INSTRUCTIONS.

3. REVIEW TEMPORARY PROTECTION REQUIREMENTS FOR EXISTING ROOFING SYSTEM THAT IS TO REMAIN UNCOATED, DURING AND AFTER INSTALLATION.

4. REVIEW ROOF DRAINAGE DURING EACH STAGE OF COATING AND REVIEW ROOF DRAIN PLUGGING AND PLUG REMOVAL PROCEDURES.

5. REVIEW AND FINALIZE CONSTRUCTION SCHEDULE, AND VERIFY AVAILABILITY OF MATERIALS, INSTALLER'S PERSONNEL, EQUIPMENT, AND FACILITIES NEEDED TO MAKE PROGRESS AND AVOID DELAYS.

6. REVIEW BASE FLASHINGS, SPECIAL ROOFING DETAILS, DRAINAGE, PENETRATIONS, EQUIPMENT CURBS, AND CONDITION OF OTHER CONSTRUCTION THAT WILL AFFECT COATING.

7. REVIEW HVAC SHUTDOWN AND SEALING OF AIR INTAKES.

8. REVIEW SHUTDOWN OF FIRE-SUPPRESSION, -PROTECTION, AND -ALARM AND -DETECTION SYSTEMS.

9. REVIEW GOVERNING REGULATIONS AND REQUIREMENTS FOR INSURANCE AND CERTIFICATES IF APPLICABLE.

10. REVIEW EXISTING CONDITIONS THAT MAY REQUIRE NOTIFICATION OF OWNER BEFORE PROCEEDING.

1.5 ACTION SUBMITTALS

A. PRODUCT DATA: FOR EACH TYPE OF PRODUCT SPECIFIED.

B. SUSTAINABLE DESIGN SUBMITTALS:

C. PRODUCT TEST REPORTS: FOR ROOF COATING, INDICATING THAT COATED ROOF WILL COMPLY WITH SOLAR REFLECTANCE INDEX REQUIREMENTS.

1.6 INFORMATIONAL SUBMITTALS

A. QUALIFICATION DATA: FOR INSTALLER.

B. CONTRACTOR'S PRODUCT CERTIFICATE: SUBMIT NOTARIZED CERTIFICATE, INDICATING PRODUCTS INTENDED FOR WORK OF THIS SECTION, INCLUDING PRODUCT NAMES AND NUMBERS AND MANUFACTURERS' NAMES, WITH STATEMENT INDICATING THAT PRODUCTS TO BE PROVIDED MEET THE

REQUIREMENTS OF THE CONTRACT DOCUMENTS.

C. MANUFACTURER CERTIFICATES: SIGNED BY ROOFING MANUFACTURER CERTIFYING THAT ROOFING SYSTEM COMPLIES WITH REQUIREMENTS SPECIFIED IN "PERFORMANCE REQUIREMENTS" ARTICLE.

1. INDICATE THAT PROPOSED SYSTEM COMPONENTS ARE COMPATIBLE.

D. PRODUCT TEST REPORTS: BASED ON EVALUATION OF COMPREHENSIVE TESTS PERFORMED BY MANUFACTURER AND WITNESSED BY A QUALIFIED TESTING AGENCY, FOR COMPONENTS OF ROOFING REHABILITATION SYSTEM.

E. WARRANTIES: UNEXECUTED SAMPLE COPIES OF SPECIAL WARRANTIES.

F. PHOTOGRAPHS OR VIDEO RECORDINGS: SHOW EXISTING CONDITIONS OF ADJOINING CONSTRUCTION AND SITE IMPROVEMENTS, INCLUDING EXTERIOR AND INTERIOR FINISH SURFACES, WHICH MIGHT BE MISCONSTRUED AS HAVING BEEN DAMAGED BY COATING OPERATIONS. SUBMIT BEFORE WORK BEGINS.

G. INSPECTION REPORTS: DAILY REPORTS OF ROOFING INSPECTOR. INCLUDE WEATHER CONDITIONS, DESCRIPTION OF WORK PERFORMED, TESTS PERFORMED, DEFECTIVE WORK OBSERVED, AND CORRECTIVE ACTIONS REQUIRED AND CARRIED OUT.

1.7 CLOSEOUT SUBMITTALS

A. MAINTENANCE DATA: TO INCLUDE IN MAINTENANCE MANUALS.

B. WARRANTIES: EXECUTED COPIES OF APPROVED WARRANTY FORMS.

1.8 QUALITY ASSURANCE

A. INSTALLER QUALIFICATIONS: AN EMPLOYER OF WORKERS TRAINED AND CERTIFIED BY MANUFACTURER, INCLUDING A FULL-TIME ON-SITE SUPERVISOR WITH A MINIMUM OF FIVE YEARS' EXPERIENCE INSTALLING PRODUCTS COMPARABLE TO THOSE SPECIFIED, ABLE TO COMMUNICATE VERBALLY WITH CONTRACTOR, ARCHITECT, AND EMPLOYEES, AND THE FOLLOWING:

1. QUALIFIED BY THE MANUFACTURER TO INSTALL MANUFACTURER'S PRODUCT AND FURNISH WARRANTY OF TYPE SPECIFIED.

B. ROOFING INSPECTOR QUALIFICATIONS: A TECHNICAL REPRESENTATIVE OF MANUFACTURER NOT ENGAGED IN THE SALE OF PRODUCTS AND EXPERIENCED IN THE INSTALLATION AND MAINTENANCE OF THE SPECIFIED ROOFING SYSTEM, QUALIFIED TO PERFORM ROOFING OBSERVATION AND INSPECTION SPECIFIED IN FIELD QUALITY CONTROL ARTICLE, TO DETERMINE INSTALLER'S COMPLIANCE WITH THE REQUIREMENTS OF THIS PROJECT, AND APPROVED BY THE MANUFACTURER TO ISSUE WARRANTY CERTIFICATION. THE ROOFING INSPECTOR SHALL BE ONE OF THE FOLLOWING:

1. AN AUTHORIZED FULL-TIME TECHNICAL EMPLOYEE OF THE MANUFACTURER.

1.9 PROJECT CONDITIONS

A. WEATHER LIMITATIONS: PROCEED WITH REHABILITATION WORK ONLY WHEN EXISTING AND FORECASTED WEATHER CONDITIONS PERMIT WORK TO PROCEED WITHOUT WATER ENTERING INTO EXISTING ROOFING SYSTEM OR BUILDING.

1. STORE ALL MATERIALS PRIOR TO APPLICATION AT TEMPERATURES RECOMMENDED BY MANUFACTURER.

2. APPLY COATINGS WITHIN RANGE OF AMBIENT AND SUBSTRATE TEMPERATURES RECOMMENDED BY MANUFACTURER.

3. DO NOT APPLY ROOFING IN SNOW, RAIN, FOG, OR MIST.

B. PROTECT BUILDING TO BE REHABILITATED, ADJACENT BUILDINGS, WALKWAYS, SITE IMPROVEMENTS, EXTERIOR PLANTINGS, AND LANDSCAPING FROM DAMAGE OR SOILING FROM REHABILITATION OPERATIONS.

C. MAINTAIN ACCESS TO EXISTING WALKWAYS, CORRIDORS, AND OTHER ADJACENT OCCUPIED OR USED FACILITIES.

D. DAILY PROTECTION: COORDINATE INSTALLATION OF ROOFING SO INSULATION AND OTHER COMPONENTS OF ROOFING SYSTEM NOT PERMANENTLY EXPOSED ARE NOT SUBJECTED TO PRECIPITATION OR LEFT UNCOVERED AT THE END OF THE WORKDAY OR WHEN RAIN IS FORECAST.

E. OWNER WILL OCCUPY PORTIONS OF BUILDING IMMEDIATELY BELOW RE-COATING AREA. CONDUCT RECOATING SO OWNER'S OPERATIONS WILL NOT BE DISRUPTED. PROVIDE OWNER WITH NOT LESS THAN 72 HOURS' NOTICE OF ACTIVITIES THAT MAY AFFECT OWNER'S OPERATIONS.

1.10 WARRANTY

A. MANUFACTURER'S STANDARD WARRANTY FORM, COVERING WORK OF THIS SECTION [AND EXTENDED SYSTEM COMPONENTS INDICATED], IN WHICH MANUFACTURER AGREES TO REPAIR OR REPLACE COMPONENTS OF ROOFING SYSTEM THAT FAIL IN MATERIALS OR WORKMANSHIP WITHIN WARRANTY PERIOD.

1. WARRANTY PERIOD: 12 YEARS FROM DATE OF COMPLETION.

B. INSTALLER'S WARRANTY SIGNED BY INSTALLER, COVERING THE WORK OF THIS SECTION AND EXTENDED SYSTEM COMPONENTS INDICATED[, ON FORM ACCEPTABLE TO ROOFING MANUFACTURER AND OWNER] [, ON FORM INCLUDED IN PROJECT MANUAL].

1. WARRANTY PERIOD: 2 YEARS FROM DATE OF COMPLETION.

C. MANUFACTURER INSPECTION SERVICES: BY MANUFACTURER'S TECHNICAL REPRESENTATIVE, TO REPORT MAINTENANCE RESPONSIBILITIES TO OWNER NECESSARY FOR PRESERVATION OF OWNER'S WARRANTY RIGHTS. THE COST OF MANUFACTURER'S INSPECTIONS IS INCLUDED IN THE CONTRACT SUM.

1. INSPECTIONS TO OCCUR IN FOLLOWING YEARS: 2, 5 AND 10 FOLLOWING COMPLETION.

PART 2 PRODUCTS

2.1 MANUFACTURERS

A. MANUFACTURERS: SUBJECT TO COMPLIANCE WITH REQUIREMENTS, PROVIDE PRODUCTS BY A MANUFACTURER MEETING QUALIFICATION REQUIREMENTS IN QUALITY ASSURANCE ARTICLE.

B. BASIS-OF-DESIGN MANUFACTURER/PRODUCT: THE ROOF SYSTEM SPECIFIED IN THIS SECTION IS BASED UPON PRODUCTS OF TREMCO, INC., BEACHWOOD, OH, (800) 562-2728, WWW.TREMCOROOFING.COM THAT ARE NAMED IN OTHER PART 2 ARTICLES. PROVIDE SPECIFIED PRODUCTS.

C. SOURCE LIMITATIONS: OBTAIN COMPONENTS FOR ROOFING SYSTEM FROM SAME MANUFACTURER AS MEMBRANE ROOFING OR MANUFACTURER APPROVED BY MEMBRANE ROOFING MANUFACTURER.

2.2 PERFORMANCE REQUIREMENTS

A. GENERAL: PROVIDE COATED METAL ROOFING SYSTEM THAT REMAINS WEATHERTIGHT; DOES NOT PERMIT THE PASSAGE OF WATER; AND RESISTS SPECIFIED UPLIFT PRESSURES, THERMALLY INDUCED MOVEMENT, AND EXPOSURE TO WEATHER WITHOUT FAILURE.

B. MATERIAL COMPATIBILITY: PROVIDE ROOFING MATERIALS THAT ARE COMPATIBLE WITH ONE ANOTHER UNDER CONDITIONS OF SERVICE AND APPLICATION REQUIRED, AS DEMONSTRATED BY ROOFING MANUFACTURER BASED ON TESTING AND FIELD EXPERIENCE.

C. ENERGY PERFORMANCE: PROVIDE ROOF COATING WITH INITIAL SOLAR REFLECTANCE INDEX NOT LESS THAN 39 WHEN CALCULATED ACCORDING TO ASTM E 1980, BASED UPON TESTING OF IDENTICAL PRODUCTS BY A QUALIFIED TESTING AGENCY.

2.3 MATERIALS, GENERAL

A. GENERAL: REHABILITATION MATERIALS RECOMMENDED BY ROOF COATING MANUFACTURER FOR INTENDED USE AND COMPATIBLE WITH COMPONENTS OF EXISTING METAL ROOFING SYSTEM.

2.4 METAL COATING MATERIALS

A. METAL REHABILITATION COATING:

1. ACRYLIC URETHANE PAINT: SINGLE-COMPONENT WATER-BASED DIRECT-TO-METAL, LOW-ODOR AND LOW- VOC.

A. BASIS OF DESIGN PRODUCT: TREMCO, SOLARGARD ACRYTHANE.

B. PENCIL HARDNESS, ASTM D 3363: 2B.

C. GLOSS AT 60 DEG, ASTM D 523: 40 TO 50 PERCENT.

D. SALT SPRAY RESISTANCE, ASTM B 117: GREATER THAN 800 HOURS.

E. ACCELERATED WEATHERING, ASTM D 4587: NOT LESS THAN 90 PERCENT GLOSS RETENTION.

F. CROSSHATCH ADHESION, ASTM D 3359: 5A.

G. IMPACT RESISTANCE, ASTM D 2794: 100 LB.

H. CONICAL FLEXIBILITY, ASTM D 522: 180 DEG ON 1/2-INCH MANDREL.

I. SOLIDS, BY WEIGHT, ASTM D 1644: 55 +/- 1 PERCENT.

J. SOLIDS, BY VOLUME, ASTM D 2697: 40 +/- 1 PERCENT.

K. MINIMUM THICKNESS: 6 WET MILS PER COAT; 2 COATS REQUIRED.

2. ACRYLIC ROOF COATING, HIGHLY-REFLECTIVE ELASTOMERIC: ASTM D 6083, APPLIED AS BASE COAT PLUS FINISH COAT OVER PREPARED AND PRIMED ROOF SURFACES.

A. BASIS OF DESIGN PRODUCT: TREMCO, SOLARGARD 6083 BASE AND TOP COAT.

B. SOLAR REFLECTANCE INDEX (SRI), WHITE, ASTM E 1980: 105 INITIAL; 100 AGED.

- C. VOLATILE ORGANIC COMPOUNDS (VOC), MAXIMUM, ASTM D 3960: 50 G/L.
- D. TENSILE STRENGTH AT 73 DEG. F (23 DEG. C), MINIMUM, ASTM D 2370: 250 PSI (1700 KPA).
- E. ELONGATION AT 73 DEG. F (23 DEG. C), MINIMUM, ASTM D 2370: 350 PERCENT.
- F. FLEXIBILITY AT -15 DEG F (-26 DEG C), ASTM D 522: PASS 1/2 INCH MANDREL AFTER 1000 HRS. ACCELERATED WEATHERING.
- G. SOLIDS BY WEIGHT, MINIMUM ASTM D 1644: 60 PERCENT.
- H. SOLIDS BY VOLUME, MINIMUM ASTM D 2697: 50 PERCENT.
- I. COLOR, TOP COAT: TO BE SELECTED BY OWNER.
- J. MINIMUM THICKNESS OVER METAL: 16 WET MILS EACH COAT FOR BASE AND FINISH COATS.
- K. MINIMUM THICKNESS OVER WEATHERED SINGLE PLY: 16 WET MILS EACH COAT FOR BASE AND FINISH COATS.
- L. MINIMUM THICKNESS OVER BUR AND MB: 24 WET MILS EACH COAT FOR BASE AND FINISH COATS.

B. METAL RUST PRIMER:

1. ACRYLIC CORROSION-RESISTANT PRIMER FORMULATED FOR USE WITH ACRYLIC EMULSION METAL COATINGS.

- A. BASIS OF DESIGN PRODUCT: TREMCO, SOLARGARD RUST PRIMER WB.
- B. VOLATILE ORGANIC COMPOUNDS (VOC), MAXIMUM, ASTM D 3960: 3 G/L.
- C. SOLIDS, BY WEIGHT: 50 PERCENT.
- D. APPLICATION: 8 TO 16 MILS WET.

2.5 AUXILIARY MATERIALS

A. GENERAL: AUXILIARY MATERIALS RECOMMENDED BY ROOFING SYSTEM MANUFACTURER FOR INTENDED USE AND COMPATIBLE WITH EXISTING ROOFING SYSTEM AND ROOFING COATING SYSTEM.

B. SEAM SEALER MASTIC: WATERPROOF SEAM AND FASTENER PATCHING MATERIAL.

1. ELASTOMERIC SEAM SEALER: WHITE, SINGLE-COMPONENT HIGH SOLIDS MOISTURE CURING ALIPHATIC POLYURETHANE SEALANT, LOW-VOC, FORMULATED FOR COMPATIBILITY AND USE WITH SPECIFIED ROOFING SUBSTRATES..

- A. BASIS OF DESIGN PRODUCT: TREMCO, SOLARGARD SEAM SEALER.
- B. VOLATILE ORGANIC COMPOUNDS (VOC), MAXIMUM, ASTM D 3960: 75 G/L.
- C. TENSILE STRENGTH, ASTM D 412: 270 PSI.
- D. TEAR STRENGTH, ASTM D 412: 35 PLI.
- E. ELONGATION, ASTM D 412: 700 PERCENT.

C. JOINT SEALANT: ELASTOMERIC JOINT SEALANT COMPATIBLE WITH APPLIED COATING, WITH MOVEMENT CAPABILITY APPROPRIATE FOR APPLICATION.

1. JOINT SEALANT, POLYURETHANE: ASTM C 920, TYPE S, GRADE NS, CLASS 50 SINGLE- COMPONENT MOISTURE CURING SEALANT, FORMULATED FOR COMPATIBILITY AND USE IN DYNAMIC AND STATIC JOINTS; PAINTABLE..

A. BASIS OF DESIGN PRODUCT: TREMCO, TREMSEAL PRO.

B. VOLATILE ORGANIC COMPOUNDS (VOC), MAXIMUM, ASTM D 3960: 40 G/L.

C. HARDNESS, SHORE A, ASTM C 661: 40.

D. ADHESION TO CONCRETE, ASTM C 794: 35 PLI.

E. TENSILE STRENGTH, ASTM D 412: 350 PSI.

F. COLOR: CLOSEST MATCH TO SUBSTRATE.

D. FASTENERS: FACTORY-COATED STEEL FASTENERS AND METAL OR PLASTIC PLATES MEETING CORROSION-RESISTANCE PROVISIONS IN FM 4470; DESIGNED FOR FASTENING METAL ROOFING COMPONENTS TO SUBSTRATE; TESTED BY FASTENER MANUFACTURER FOR REQUIRED PULLOUT STRENGTH; AND ACCEPTABLE TO ROOFING SYSTEM MANUFACTURER.

E. METAL FLASHING SHEET: PROVIDE METAL FLASHING SHEET MATCHING TYPE, THICKNESS, FINISH, AND PROFILE OF EXISTING METAL FLASHING AND TRIM.

PART 3 EXECUTION

3.1 EXISTING WARRANTIES

A. NOTIFY WARRANTOR OF EXTENT OF WORK. DO NOT PROCEED WITH WORK THAT WILL DIMINISH OWNER'S PROTECTION UNDER EXISTING WARRANTIES UNLESS DIRECTED BY OWNER.

3.2 EXAMINATION

A. EXAMINE EXISTING ROOFING SUBSTRATES, WITH INSTALLER PRESENT, FOR COMPLIANCE WITH REQUIREMENTS AND FOR OTHER CONDITIONS AFFECTING APPLICATION AND PERFORMANCE OF ROOF COATINGS

1. FOR THE RECORD, PREPARE WRITTEN REPORT, ENDORSED BY INSTALLER, LISTING CONDITIONS DETRIMENTAL TO PERFORMANCE.

2. VERIFY COMPATIBILITY WITH AND SUITABILITY OF SUBSTRATES.

3. VERIFY THAT SUBSTRATES ARE VISIBLY DRY AND FREE OF MOISTURE.

4. VERIFY THAT METAL ROOFING IS FREE OF RUST AFFECTING STRUCTURAL INTEGRITY OF ROOFING, OR OTHER INDICATIONS OF IMPENDING METAL ROOF SYSTEM FAILURE.

5. APPLICATION OF COATINGS INDICATES ACCEPTANCE OF SURFACES AND CONDITIONS.

3.3 PREPARATION

A. SHUT DOWN AIR INTAKE EQUIPMENT IN THE VICINITY OF THE WORK IN COORDINATION WITH THE OWNER. COVER AIR INTAKE LOUVERS BEFORE PROCEEDING WITH REHABILITATION WORK THAT COULD AFFECT INDOOR AIR QUALITY OR ACTIVATE SMOKE DETECTORS IN THE DUCTWORK.

1. VERIFY THAT ROOFTOP UTILITIES AND SERVICE PIPING AFFECTED BY THE WORK HAVE BEEN SHUT OFF BEFORE COMMENCING WORK.

B. MAINTAIN ROOF DRAINS IN FUNCTIONING CONDITION TO ENSURE ROOF DRAINAGE AT END OF EACH WORKDAY. PREVENT DEBRIS FROM ENTERING OR BLOCKING ROOF DRAINS AND CONDUCTORS.

DO NOT PERMIT WATER TO ENTER INTO OR UNDER EXISTING METAL ROOFING SYSTEM COMPONENTS THAT ARE TO REMAIN.

3.4 ROOFING COATING PREPARATION

A. METAL ROOFING SURFACE PREPARATION:

1. REMOVE RIDGES, BUCKLES, FAILED OR LOOSE ROOFING FASTENERS, AND OTHER SUBSTRATE IRREGULARITIES FROM EXISTING METAL ROOFING THAT WOULD INHIBIT APPLICATION OF UNIFORM, WEATHERTIGHT COATING.

2. REPAIR METAL ROOFING AT LOCATIONS WHERE IRREGULARITIES HAVE BEEN REMOVED.

3. PROVIDE REPLACEMENT FASTENERS WHERE REQUIRED.

4. PROVIDE ADDITIONAL FASTENERS WHERE REQUIRED TO MEET PERFORMANCE REQUIREMENTS.

5. CLEAN SUBSTRATE OF CONTAMINANTS SUCH AS DIRT, DEBRIS, OIL, AND GREASE THAT CAN AFFECT ADHESION OF COATING BY POWER WASHING AT MINIMUM 2000 PSI. REMOVE EXISTING COATINGS IF ANY. ALLOW TO DRY THOROUGHLY.

6. VERIFY THAT EXISTING SUBSTRATE IS DRY BEFORE PROCEEDING WITH APPLICATION OF COATING.

7. PERFORM ADHESION TESTING BEFORE PROCEEDING WITH APPLICATION OF COATING.

3.5 FLASHING REPAIR

A. DO NOT DAMAGE METAL COUNTERFLASHINGS THAT ARE TO REMAIN. REPLACE METAL COUNTERFLASHINGS DAMAGED DURING REMOVAL WITH COUNTERFLASHINGS OF SAME METAL, WEIGHT OR THICKNESS, AND FINISH.

B. REPAIR FLASHINGS, COPINGS, AND OTHER ROOF-RELATED SHEET METAL AND TRIM ELEMENTS. RESEAL JOINTS, REPLACE LOOSE OR MISSING FASTENERS, AND REPLACE COMPONENTS WHERE REQUIRED TO LEAVE IN A WATERTIGHT CONDITION.

3.6 ROOF COATING APPLICATION

A. PRIMER: SPOT PRIME CLEANED RUSTED OR BARE AREAS WITH METAL PRIMER AT MANUFACTURER'S RECOMMENDED APPLICATION RATE AND ALLOW TO DRY.

B. METAL ROOFING SEAM REINFORCEMENT PLIES: COAT HORIZONTAL AND VERTICAL SEAMS WITH DETAIL COURSE OF SEAM SEALER ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS. EMBED SEAM REINFORCEMENT FABRIC IN SEAM SEALER.

C. COATING: APPLY NUMBER OF COATS AND THICKNESS OF COATS INDICATED IN PART 2 PRODUCT LISTING AND AS REQUIRED IN MANUFACTURERS WRITTEN INSTRUCTIONS. [APPLY MINIMUM OF TWO COATS.]

D. JOINT SEALANT: APPLY JOINT SEALANT AT EXPOSED MOVEMENT JOINTS, TERMINATIONS, AND WHERE REQUIRED FOR COMPLETE WEATHERTIGHT APPLICATION.

3.7 PROTECTING AND CLEANING

A. PROTECT ROOFING SYSTEM FROM DAMAGE AND WEAR DURING REMAINDER OF CONSTRUCTION PERIOD.

B. CORRECT DEFICIENCIES IN OR REMOVE COATING THAT DOES NOT COMPLY WITH REQUIREMENTS, REPAIR SUBSTRATES, AND REAPPLY COATING.

C. CLEAN OVERSPRAY AND SPILLAGE FROM ADJACENT CONSTRUCTION USING CLEANING AGENTS AND PROCEDURES RECOMMENDED BY MANUFACTURER OF AFFECTED CONSTRUCTION.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Sheet Waterproofing:
 - 1. Plastic sheet membrane.

1.02 RELATED REQUIREMENTS

- A. Section 03 30 00 - Cast-in-Place Concrete: Concrete substrate.

1.03 REFERENCE STANDARDS

- A. ASTM D4551 - Standard Specification for Poly (Vinyl Chloride) (PVC) Plastic Flexible Concealed Water-Containment Membrane 2017.
- B. ASTM E96/E96M - Standard Test Methods for Water Vapor Transmission of Materials 2016.
- C. ASTM E154/E154M - Standard Test Methods for Water Vapor Retarders Used in Contact with Earth Under Concrete Slabs, on Walls, or as Ground Cover 2008a, with Editorial Revision (2013).
- D. NRCA (WM) - The NRCA Waterproofing Manual 2005.

1.04 SUBMITTALS

- A. See Section 01 30 00 - Administrative Requirements, for submittal procedures.
- B. Product Data: Provide data for membrane.

1.05 QUALITY ASSURANCE

- A. Membrane Manufacturer Qualifications: Company specializing in manufacturing products specified in this section, with not less than three years of documented experience.
- B. Installer Qualifications: Company specializing in performing work of the type specified and with at least three years of documented experience.

1.06 FIELD CONDITIONS

- A. Maintain ambient temperatures above 40 degrees F (5 degrees C) for 24 hours before and during application and until liquid or mastic accessories have cured.

1.07 WARRANTY

- A. See Section 01 78 00 - Closeout Submittals, for additional warranty requirements.
- B. Contractor (TBD) shall correct defective Work within a five year period after Date of Substantial Completion; remove and replace materials concealing waterproofing at no extra cost to Owner .

PART 2 PRODUCTS

2.01 WATERPROOFING APPLICATIONS

- A. Plastic Sheet Membrane:
 - 1. Location: below slab foundation.

2.02 MEMBRANE MATERIALS

- A. Plastic Sheet Membrane:
 - 1. Type: Polyvinyl Chloride (PVC) complying with ASTM D4551.
 - 2. Thickness: [_____] inch (15 mm), minimum.
 - 3. Water Vapor Permeability: [.0183] perm inch ([_____] gm/Pa/s/m), measured in accordance with ASTM E96/E96M.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify existing conditions are acceptable prior to starting this work.

3.02 PREPARATION

- A. Protect adjacent surfaces from damage not designated to receive waterproofing.
- B. Do not apply waterproofing to surfaces unacceptable to membrane manufacturer.

3.03 INSTALLATION - MEMBRANE

- A. Install membrane waterproofing in accordance with manufacturer's instructions and NRCA (WM) applicable requirements.
- B. Roll out membrane, and minimize wrinkles and bubbles.
- C. Overlap edges and ends, minimum 3 inches (76 mm), seal permanently waterproof by method recommended by manufacturer, and apply uniform bead of sealant to joint edge.
- D. Reinforce membrane with multiple thickness of membrane material over joints, whether joints are static or dynamic.
- E. Weather lap joints on sloped substrate in direction of drainage, and seal joints and seams.
- F. Flexible Flashings: Seal items watertight that penetrate through waterproofing membrane with flexible flashings.
- G. Seal membrane and flashings to adjoining surfaces.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Board insulation at perimeter foundation wall, underside of floor slabs, exterior wall behind various wall finish and at soffits as indicated.

1.02 RELATED REQUIREMENTS

- A. Section 07 25 00 - Weather Barriers: Separate air barrier and vapor retarder materials.

1.03 REFERENCE STANDARDS

- A. ASTM C518 - Standard Test Method for Steady-State Thermal Transmission Properties by Means of the Heat Flow Meter Apparatus 2017.
- B. ASTM C553 - Standard Specification for Mineral Fiber Blanket Thermal Insulation for Commercial and Industrial Applications 2013.
- C. ASTM C578 - Standard Specification for Rigid, Cellular Polystyrene Thermal Insulation 2018.
- D. ASTM C612 - Standard Specification for Mineral Fiber Block and Board Thermal Insulation 2014.
- E. ASTM E84 - Standard Test Method for Surface Burning Characteristics of Building Materials 2018b.
- F. ASTM E96/E96M - Standard Test Methods for Water Vapor Transmission of Materials 2016.
- G. NFPA 285 - Standard Fire Test Method for Evaluation of Fire Propagation Characteristics of Exterior Non-Load-Bearing Wall Assemblies Containing Combustible Components 2012.

1.04 SUBMITTALS

- A. See Division 1 for Submittal procedures
- B. Product Data: Provide data on product characteristics, performance criteria and product limitations.
- C. Manufacturer's Certificate: Certify that products meet or exceed specified requirements.
- D. Manufacturer's Installation Instructions: Include information on special environmental conditions required for installation and installation techniques.

1.05 FIELD CONDITIONS

- A. Do not install insulation adhesives when temperature or weather conditions are detrimental to successful installation per manufacturers recommendations or common sense.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Thermal Insulation:
 - 1. R Tech Wall Type XIV Fire Rated Rigid Insulation.

2.02 APPLICATIONS

- A. Insulation Under Concrete Slabs: Extruded polystyrene board.
- B. Insulation at Perimeter of Foundation: Expanded polystyrene board.

- C. Insulation on Inside of Concrete and Masonry Exterior Walls: Mineral Fiber board and High Density EPS.

2.03 FOAM BOARD INSULATION MATERIALS

- A. Expanded Polystyrene (EPS) Board Insulation: ASTM C578, Type XIV; with the following characteristics:
 - 1. Flame Spread Index (FSI): Class A - 0 to 25, when tested in accordance with ASTM E84.
 - 2. Smoke Developed Index (SDI): 450 or less, when tested in accordance with ASTM E84.
 - 3. Board Thickness: [2.5] inch ([] mm).
 - 4. Board Edges: Square.

2.04 FIBER BOARD INSULATION MATERIALS

- A. Mineral Fiber Board Insulation: Rigid or semi-rigid mineral fiber, ASTM C612 or ASTM C553; unfaced flame spread index of 0 (zero) when tested in accordance with ASTM E84.
 - 1. Smoke Developed Index: 450 or less, when tested in accordance with ASTM E84.
 - 2. Thermal Resistance: R-value (RSI-value) of 4.2 degrees F hr sq ft/Btu (0.74 K sq m/W) per inch at 25 degrees F ([] C), minimum, when tested according to ASTM C518.
 - 3. Maximum Density: 4 pounds per cubic foot ([] kg/cu m), nominal.

2.05 BATT INSULATION MATERIALS

2.06 ACCESSORIES

- A. Sheet Vapor Retarder: Specified in Section 07 25 00.
- B. Tape: Reinforced polyethylene film with acrylic pressure sensitive adhesive.
 - 1. Application: Sealing of interior circular penetrations, such as pipes or cables.
 - 2. Width: Are required for application.
- C. Insulation Fasteners: Lengths of galvanized, 13 gage (0.072 inch) (1.83 mm) high carbon spring steel with chisel or mitered tips, held in place by tension, length to suit insulation thickness and substrate, capable of securely supporting insulation in place.
 - 1. Friction fit products when possible. Use fasteners sparingly.
- D. Adhesive: Type recommended by insulation manufacturer for application.

PART 3 EXECUTION

3.01 EXAMINATION

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

3.02 BOARD INSTALLATION AT FOUNDATION PERIMETER

- A. Install boards horizontally on foundation perimeter.
 - 1. Place boards to maximize adhesive contact.

2. Install in running bond pattern.
3. Butt edges and ends tightly to adjacent boards and to protrusions.

B. Cut and fit insulation tightly to protrusions or interruptions to the insulation plane.

3.03 BOARD INSTALLATION AT EXTERIOR WALLS

A. Install boards horizontally on walls.

1. Butt edges and ends tightly to adjacent boards and to protrusions.

B. Cut and fit insulation tightly to protrusions or interruptions to the insulation plane.

3.04 BOARD INSTALLATION UNDER CONCRETE SLABS

A. Place insulation under slabs on grade after base for slab has been compacted.

B. Cut and fit insulation tightly to protrusions or interruptions to the insulation plane.

C. Prevent insulation from being displaced or damaged while placing vapor retarder and placing slab.

3.05 BATT INSTALLATION

A. Install insulation in accordance with manufacturer's instructions.

B. Install in exterior wall and roof spaces without gaps or voids. Do not compress insulation.

C. Trim insulation neatly to fit spaces. Insulate miscellaneous gaps and voids.

D. Fit insulation tightly in cavities and tightly to exterior side of mechanical and electrical services within the plane of the insulation.

3.06 PROTECTION

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

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Vapor Retarders: Materials to make exterior walls, joints between exterior walls and roof, joints around frames of openings in exterior walls and underslabs and ceilings water vapor resistant and air tight.
- B. Air Barriers: Materials that form a system to stop passage of air through exterior walls, joints between exterior walls and roof, joints around frames of openings in exterior walls and allow the passage of water vapor to escape from within the building.

1.02 RELATED REQUIREMENTS

- A. Section 03 30 00 - Cast-in-Place Concrete:
- B. Section 07 21 00 - Thermal Insulation:
- C. Section 07 62 00 - Sheet Metal Flashing and Trim: Metal flashings installed in conjunction with weather barriers.
- D. Section 09 21 16 - Gypsum Board Assemblies:

1.03 DEFINITIONS

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

1.04 REFERENCE STANDARDS

- A. AATCC Test Method 127 - Water Resistance: Hydrostatic Pressure Test 2018.
- B. ASTM D4397 - Standard Specification for Polyethylene Sheeting for Construction, Industrial, and Agricultural Applications 2016.
- C. ASTM E84 - Standard Test Method for Surface Burning Characteristics of Building Materials 2018b.
- D. ASTM E96/E96M - Standard Test Methods for Water Vapor Transmission of Materials 2016.
- E. ASTM E1745 - Standard Specification for Plastic Water Vapor Retarders Used in Contact with Soil or Granular Fill under Concrete Slabs 2017.
- F. ASTM E2178 - Standard Test Method for Air Permeance of Building Materials 2013.
- G. ICC-ES AC38 - Acceptance Criteria for Water-Resistive Barriers 2016.
- H. ICC-ES AC148 - Acceptance Criteria for Flexible Flashing Materials 2017.
- I. ICC-ES AC212 - Acceptance Criteria for Water-Resistive Coatings Used as Water-Resistive Barriers over Exterior Sheathing 2015.

1.05 SUBMITTALS

- A. See Division 1 for Submittal procedures

- B. Product Data: Provide data on material characteristics and any deviations from basis of design products.
- C. Shop Drawings: Provide drawings of all joint conditions, typical and unique.
- D. Manufacturer's Installation Instructions: Indicate preparation and installation methods.

1.06 **FIELD CONDITIONS**

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

PART 2 PRODUCTS

2.01 **WEATHER BARRIER ASSEMBLIES**

- A. Air Barrier:
 - 1. On outside surface of exterior walls use air barrier where indicated.

2.02 **AIR BARRIER MATERIALS (WATER VAPOR PERMEABLE AND WATER-RESISTIVE)**

- A. Air Barrier Sheet, Self Adhered:
 - 1. Air Permeance: [0.00002] cubic feet per minute per square foot ([_____] L/s/sq m), maximum, when tested in accordance with ASTM E2178.
 - 2. Water Vapor Transmission: 52.57 US perms per ASTM E398
 - 3. Flame and Smoke: Class A per ASTM E84
 - 4. Ultraviolet and Weathering Resistance: Approved in writing by manufacturer for up to 180 days of weather exposure.
 - 5. Surface Burning Characteristics: Flame spread index of 25 or less, and smoke developed index of 50 or less, when tested in accordance with ASTM E84.
 - 6. Seam and Perimeter Tape: Of same material as barrier or made for use with specified barrier self adhering type, 2 inches (50 mm) wide, compatible with sheet material; unless otherwise specified.
 - 7. Manufacturers:
 - a. VaproShield, LLC; WrapShield SA: www.vaproshield.com.

2.03 **ACCESSORIES**

- A. Sealants, Tapes, and Accessories for Sealing Weather Barrier and Sealing Weather Barrier to Adjacent Substrates: As specified or as recommended by weather barrier manufacturer.
- B. Liquid Flashing: One part, fast curing, non-sag, elastomeric, gun grade, trowelable liquid flashing.
 - 1. Manufacturers:
 - a. VaproShield Liquiflash

PART 3 EXECUTION

3.01 **EXAMINATION**

- A. Verify that surfaces and conditions are ready to accept the work of this section.

3.02 **PREPARATION**

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

3.03 **INSTALLATION**

- A. Install materials in accordance with manufacturer's instructions.
- B. Air Barriers: Install continuous air tight barrier over surfaces indicated, with sealed seams and with sealed joints to adjacent surfaces.
- C. Openings and Penetrations:
 - 1. Install flashing over sills, covering entire sill frame member, extending at least 5 inches (125 mm) onto weather barrier or exterior drainage plane and at least 6 inches (150 mm) up jambs; fasten stretched edges. Follow air barrier manufacturer recommendations for details at corners, jamb and sill.
 - 2. At openings to be filled with frames having nailing flanges, seal head and jamb flanges using a continuous bead of sealant compressed by flange and cover flanges with sealing tape at least 4 inches (100 mm) wide; do not seal sill flange.
 - 3. At openings to be filled with non-flanged frames, seal weather barrier to all sides of opening framing, using flashing at least 9 inches (230 mm) wide, covering entire depth of framing.
 - 4. At head of openings, install flashing under weather barrier extending at least 4 inches ([_____] mm) beyond face of jambs; seal weather barrier to flashing.
 - 5. At interior face of openings, seal gap between window/door frame and rough framing, using joint sealant over backer rod.
 - 6. Service and Other Penetrations: Form flashing around penetrating item and seal to weather barrier surface.

3.04 **FIELD QUALITY CONTROL**

- A. See Section 01 40 00 - Quality Requirements, for additional requirements.
- B. Take digital photographs of each portion of the installation prior to covering up including all penetrations in wall or ceiling.

3.05 **PROTECTION**

- A. Do not leave materials exposed to weather longer than recommended by manufacturer.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Factory-assembled metal panel system for walls, with trim, related flashings and accessory components.

1.02 RELATED REQUIREMENTS

1.03 REFERENCE STANDARDS

- A. ASTM E330/E330M - Standard Test Method for Structural Performance of Exterior Windows, Doors, Skylights and Curtain Walls by Uniform Static Air Pressure Difference 2014.

1.04 PRE-INSTALLATION MEETING

- A. Preinstallation Meeting: Convene one week before starting work of this section.

1.05 SUBMITTALS

- A. See Section 01 30 00 - Administrative Requirements, for submittal procedures.
- B. Product Data: Provide manufacturer documentation on tested structural, thermal and fire resistance capabilities of assembled panel.
- C. Shop Drawings: Indicate dimensions, panel profile and layout, spans, joints and construction details.
- D. Samples: Submit two samples of panel, 10x10 inch (____x____ mm) in size illustrating finish color, sheen, and texture.
- E. Design and Performance Data: Indicate panel profile and dimensions.
- F. Manufacturer's Installation Instructions: Indicate special handling criteria.
- G. Special Building Enclosure Warranty Documentation: Submit installer warranty and ensure that forms have been completed in Owner's name and registered with installer.

1.06 QUALITY ASSURANCE

- A. Manufacturer Qualifications: Company specializing in manufacturing the products specified in this Section with minimum 5 years documented experience.
- B. Installer Qualifications: Company specializing in performing the work of this Section with minimum 5 years experience.

1.07 DELIVERY, STORAGE, AND HANDLING

- A. Protect panels from accelerated weathering by removing or venting sheet plastic shipping wrap.
- B. Store pre-finished material off ground with weather protection to prevent twisting, bending, or abrasion, and to provide ventilation. Slope metal sheets to ensure drainage.
- C. Prevent contact with materials that could cause discoloration or staining.

1.08 WARRANTY

- A. Correct defective work within a twenty year period after Date of Substantial Completion for degradation of panel finish, including color fading caused by exposure to weather.

- B. Correct defective work within a 20 year period after Date of Substantial Completion, including defects in water tightness and integrity of seals for insulated metal wall panels.
- C. Special Building Enclosure Warranty: Provide 2 year warranty by installer of exterior cladding covering leaks that directly result from defective materials or workmanship supplied or performed by installer of exterior insulated metal wall panels.
 - 1. When exterior walls develop such leaks during warranty period, installer to provide necessary materials and labor to repair effected areas and restore watertight conditions.
 - 2. Provisions for access to effected area and removal of necessary materials is included in warranty.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Basis of Design: [_____].
- B. Insulated Metal Wall Panels:
 - 1. Kingspan Insulated Panels; KS Series Wall Panel, with Profile Azteco: www.kingspan.com/#sle.

2.02 PANEL SYSTEM

- A. Metal Panel System: Factory-assembled metal panel system, with trim, related flashings and accessory components.
 - 1. Provide positive drainage to exterior for moisture entering or condensation occurring within panel system.
 - 2. Accommodate tolerances of building structural framing.
- B. Performance Requirements:
 - 1. Thermal Performance: Provide thermal resistance through entire system; R-value (RSI-value) of 20 deg F hr sq ft/Btu ([_____] K sq m/W), minimum.
 - 2. Structural Performance: Design and size to withstand all dead loads and wind loads caused by positive and negative wind pressure acting normal to plane of panel.
 - a. Verify structural performance in accordance with ASTM E330/E330M, using test pressure 1.5 times design wind pressure, with 10 seconds duration of maximum load.
 - 3. Movement: Accommodate the movement caused by the following without damage to system, components, or deterioration of seals:
 - a. Normal movement between system components.
 - b. Seasonal temperature cycling.
 - c. Deflection of structural support framing,

2.03 PANELS AND TRIM

- A. Wall Panels: Exterior and interior metal sheet skin, factory-assembled, with foamed in place insulation; exterior and interior sheet interlocking at edges, with (2) continuous butyl sealant joints.
 - 1. Panel Width: 42 inch ([_____] mm).

2. Profile: Azteco; horizontal panels.
3. Panel Thickness: [2.5] inch ([____] mm).
4. Exterior Sheet: Pre-finished galvanized steel, 22 gage, 0.0299 inch (0.76 mm) minimum base metal thickness; stucco embossed.
5. Interior Sheet: Galvanized steel, pre-finished, 26 gage, [____] inch ([____] mm) minimum base metal thickness.
6. Exterior Finish: Polyvinylidene fluoride (PVDF) coating; Full Range to be selected by Architect color.
7. Interior Finish: Polyvinylidene fluoride (PVDF) coating; Standard color to be selected by Architect color.

2.04 **PANEL MATERIALS**

- A. Foamed-in-Place Insulation: Urethane type.

2.05 **ACCESSORIES**

- A. Concealed Sealants: Non-curing butyl sealant or tape sealant.
- B. Fasteners: Manufacturer's standard type to suit application; stainless steel with soft neoprene washers. Fastener cap same color as exterior panel.

PART 3 EXECUTION

3.01 **EXAMINATION**

- A. Verify that structural framing is ready to receive panel system.

3.02 **INSTALLATION**

- A. Install panel system on walls and soffits in accordance with manufacturer's instructions.
- B. Permanently fasten panel system to structural supports; aligned, level, and plumb, within specified tolerances.
- C. Locate panel joints over supports.
- D. Use concealed fasteners unless otherwise approved by Architect .
- E. Seal and place gaskets to prevent weather penetration. Maintain neat appearance.

3.03 **TOLERANCES**

- A. Maximum Offset From True Alignment Between Adjacent Members Butting or In Line: 1/16 inch (1.6 mm).

3.04 **CLEANING**

- A. Remove site cuttings from finish surfaces.
- B. Clean and wash prefinished surfaces with mild soap and water; rinse with clean water.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Board siding for wallsexterior.
- B. Trim, flashings, accessories, and fastenings.

1.02 RELATED REQUIREMENTS

- A. Section 06 10 00 - Rough Carpentry:
- B. Section 07 62 00 - Sheet Metal Flashing and Trim: Product requirements for metal flashings and trim associated with wood siding for placement by this section.
- C. Section 09 91 13 - Exterior Painting: Prime and finish painting.

1.03 REFERENCE STANDARDS

- A. ASTM B221 - Standard Specification for Aluminum and Aluminum-Alloy Extruded Bars, Rods, Wire, Profiles, and Tubes 2014.
- B. Architectural Woodwork Institute: Standards for installation of Architectural paneling.
- C. NHLA National Hardwood Lumber Association Grading Rules
- D. WCLIB (GR) - Standard Grading Rules for West Coast Lumber No. 17 2015.
- E. WWPA G-5 - Western Lumber Grading Rules 2017.

1.04 SUBMITTALS

- A. See Division 1 for submittal procedures.
- B. Product Data: Provide data indicating materials, component profiles, fastening methods, jointing details, sizes, surface texture, finishes and accessories.
- C. Samples: Submit two samples 12 by 12 inch (305 by 305 mm) in size illustrating surface texture.
- D. Samples: Submit two samples 12 by 12 inch (305 by 305 mm) in size to applicator of finish paint for use in preparation of finish samples.
- E. Submit a mockup sample of a 2 board sample with edge trim mounted to a backer.
- F. Submit one sample of end-to-end lapped miter joint.
- G. Shop Drawings: Submit shop drawing layout of typical panel area.
 - 1. Include no more than 15% horizontal end-to-end joints in any panel.
 - 2. No more than one end joint in any horizontal board run (trim to trim).

1.05 QUALITY ASSURANCE

- A. Grade lumber in accordance with the following: NHLA Grading Rules

1.06 WARRANTY

- A. 25 Year Manufacturer's warranty on product.

- B. 5 year installation warranty.

1.07 DELIVERY, STORAGE, AND HANDLING

- A. Store in ventilated areas with constant minimum temperature of 60 degrees F (16 degrees C) and maximum relative humidity of 55 percent.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Wood Siding:
 - 1. Iron Woods: Ipe Decking. ironwoods.com

2.02 SIDING

- A. Board Siding: Hardwood Species: Ipe
 - 1. Wood Common Name: Ipe
 - 2. Wood Scientific Name: Hymenaea Courbaril
 - 3. Size: 1x6 nominal (3/4"x 5 1/2")
 - 4. Stick Length: 10' overall lengths to minimize off-cutts
 - 5. Surface Texture: S4S
 - 6. Face Surface: 100% Clear.
 - 7. Orientation and Profile: Refer to Drawings.
 - 8. Finish: Refer to division 9.

2.03 ACCESSORIES

- A. Stainless steel 316 alloy , self tapping, tamper resistant, flat head fasteners with color coated heads.
 - 1. Color to be selected by Architect from manufacturer's full range.
 - 2. Basis of Design: Headcote Stainless Trim Head marine Grade 316
- B. Edge Trims: See drawings for profiles and products.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that substrates are ready to receive work.
- B. Verify that water-resistive barrier has been installed over substrate completely and correctly.
- C. Do not begin until unacceptable conditions have been corrected.
- D. If substrate preparation is the responsibility of another installer, notify Architect of unsatisfactory preparation before proceeding.

3.02 INSTALLATION

- A. Install siding in accordance with manufacturer's instructions.
- B. Fasten siding in place, level and plumb.

1. Arrange for orderly fastening pattern. Refer to drawings for typical fastener pattern and spacing..
 2. Predrill holes prior to installing fasteners to avoid splitting.
 3. Screw heads to be countersunk and flush with surface of siding. Do not overdrive screws.
 4. Install siding for natural shed of water.
 5. Position cut ends over bearing surfaces. Sand cut edges smooth and clean.
- C. Prepare for site finishing specified in Section 09 91 13.
- D. Protect wood from damage by other trades or harsh weather until final finishing has been completed.
- E. Coordinate with div 09 for backpriming of boards as indicated.

3.03 **TOLERANCES**

- A. Maximum Variation From Plumb and Level: 1/4 inch per 10 feet (6 mm/3 m).
- B. Maximum Offset From Joint Alignment: 1/16 inch (1.5 mm).

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Fabricated sheet metal items, including flashings, counterflashings and roofing fascia.
- B. Sealants for joints within sheet metal fabrications.

1.02 REFERENCE STANDARDS

- A. ASTM A653/A653M - Standard Specification for Steel Sheet, Zinc-Coated (Galvanized) or Zinc-Iron Alloy-Coated (Galvannealed) by the Hot-Dip Process 2018.
- B. ASTM A666 - Standard Specification for Annealed or Cold-Worked Austenitic Stainless Steel Sheet, Strip, Plate, and Flat Bar 2015.
- C. ASTM C920 - Standard Specification for Elastomeric Joint Sealants 2018.
- D. SMACNA (ASMM) - Architectural Sheet Metal Manual 2012.

1.03 ADMINISTRATIVE REQUIREMENTS

- A. Preinstallation Meeting: Convene one week before starting work of this section.

1.04 SUBMITTALS

- A. See Division 1 for Submittal procedures
- B. Shop Drawings: Indicate material profile, jointing pattern, jointing details, fastening methods, flashings, terminations, and installation details.
- C. Samples: Submit two samples, 6x6 inch (___by___ mm) in size illustrating material of typical external corner, junction to vertical dissimilar surface and Roof fascia profile.

1.05 QUALITY ASSURANCE

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

1.06 DELIVERY, STORAGE, AND HANDLING

- A. Stack material to prevent twisting, bending, and abrasion, and to provide ventilation. Slope metal sheets to ensure drainage.
- B. Prevent contact with materials that could cause discoloration or staining.

PART 2 PRODUCTS

2.01 SHEET MATERIALS

- A. Pre-Finished Galvanized Steel: ASTM A653/A653M, with G90/Z275 zinc coating; minimum 24 gage, (0.0239) inch (0.61 mm) thick base metal, shop pre-coated with PVDF coating.
 - 1. PVDF (Polyvinylidene Fluoride) Coating: Superior Performance Organic Finish, AAMA 2605; multiple coat, Pearlescent, thermally cured fluoropolymer finish system.

2. Color: TBD by Owner/Architect from full range of manufacturer colors.
 3. Location: Sheet metal profiled roof fascia.
- B. Stainless Steel: ASTM A666, Type 316 alloy, soft temper, 28 gage, (0.0156 inch) (0.40 mm) thick; smooth No. 4 - Brushed finish.

2.02 FABRICATION

- A. Form sections true to shape, accurate in size, square, and free from distortion or defects.
- B. Form pieces in longest possible lengths.
- C. Hem exposed edges on underside 1/2 inch (13 mm); miter and seam corners.
- D. Form material with flat lock seams, except where otherwise indicated; at moving joints, use sealed lapped, bayonet-type or interlocking hooked seams.
- E. Fabricate corners from one piece with minimum 18 inch (450 mm) long legs; seam for rigidity, seal with sealant.
- F. Fabricate flashings to allow toe to extend 2 inches (50 mm) over roofing gravel. Return and brake edges.

2.03 ACCESSORIES

- A. Fasteners: Stainless steel, with soft neoprene washers.
- B. Primer: Zinc chromate type.
- C. Concealed Sealants: Non-curing butyl sealant.
- D. Exposed Sealants: ASTM C920; elastomeric sealant, with minimum movement capability as recommended by manufacturer for substrates to be sealed; color to match adjacent material.
- E. Plastic Cement: ASTM D4586/D4586M, Type I.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify roof openings, curbs, pipes, sleeves, ducts, and vents through roof are solidly set, reglets in place, and nailing strips located.
- B. Verify roofing termination and base flashings are in place, sealed, and secure.

3.02 PREPARATION

- A. Install starter and edge strips, and cleats before starting installation.
- B. Back paint concealed metal surfaces with protective backing paint to a minimum dry film thickness of 15 mil (0.4 mm).

3.03 INSTALLATION

- A. Secure flashings in place using concealed fasteners, and use exposed fasteners only where permitted..
- B. Apply plastic cement compound between metal flashings and felt flashings.
- C. Fit flashings tight in place; make corners square, surfaces true and straight in planes, and lines accurate to profiles.

END OF SECTION

PART 1 GENERAL

1.01 **SECTION INCLUDES**

- A. Sealants and joint backing.

1.02 **RELATED REQUIREMENTS**

- A. Section 07 25 00 - Weather Barriers: Sealants required in conjunction with air barriers and vapor retarders:
- B. Section 09 21 16 - Gypsum Board Assemblies: Acoustic sealant.

1.03 **REFERENCE STANDARDS**

- A. ASTM C834 - Standard Specification for Latex Sealants 2017.
- B. ASTM C919 - Standard Practice for Use of Sealants in Acoustical Applications 2012 (Reapproved 2017).
- C. ASTM C920 - Standard Specification for Elastomeric Joint Sealants 2018.
- D. ASTM C1193 - Standard Guide for Use of Joint Sealants 2016.
- E. ASTM D1056 - Standard Specification for Flexible Cellular Materials--Sponge or Expanded Rubber 2014.

1.04 **ADMINISTRATIVE REQUIREMENTS**

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

1.05 **SUBMITTALS**

- A. See Division 1 for Submittals Procedures
- B. Product Data: Provide data indicating sealant chemical characteristics.
- C. Manufacturer's Installation Instructions: Indicate special procedures.

1.06 **FIELD CONDITIONS**

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

PART 2 PRODUCTS

2.01 **MANUFACTURERS**

- A. Non-Sag Sealants: For use in joints on vertical and horizontal surfaces without sagging or slumping.:
 - 1. Dow Corning Corporation: www.dowcorning.com.
 - 2. Sika Corporation: www.usa-sika.com.

2.02 **SEALANTS**

- A. Color: sealant color to be selected by Architect by manufacturer's full range.
- B. General Purpose Exterior Sealant: Silicone, ASTM C920, Grade NS, Class 50, Uses A, G, M, and O, single component
 - 1. Basis of Design Product: 795 by Dow Corning

- C. General Purpose Interior Sealant: Silicone;ASTM C920, Grade NS, Uses NT, A, G, M, O, single component, non-sagging, non-staining, fungus resistant, non-bleeding.
 - 1. Basis of Design Product: 790 Building Sealant by Dow Corning
- D. Interior Vandal Resistant Areas: Areas withing reach of children or the general public where picking of sealants could be expected including but not limited to doors and windows. Product should meet the following characteristics:
 - 1. Color: Match adjacent finished surfaces as selected by Architect.
 - 2. Hardness: Shore A Scale = 50 points
 - 3. Ultimate Tensile Strength at maximum elongation: 600 psi
 - 4. Peel Strength: ASTM 7964 = 31-43 psi
 - a. Stain and Color ASTM C510 : Pass
 - 5. Movement Capabilities:
 - 6. Basis of Design Product: Sonneborne Ultra
- E. Acoustical Sealant for Concealed Locations:
 - 1. Applications: Use for concealed locations only:
 - a. Sealant bead between top stud and structure and between bottom stud and floor.
 - b. Sealant bead at top and bottom of gwb walls indicated as acoustic.
 - 2. Products:
 - a. Tremco Global Sealants; [____]: www.tremcosealants.com.

2.03 ACCESSORIES

- A. Primer: Non-staining type, recommended by sealant manufacturer to suit application.
- B. Joint Backing: Round foam rod compatible with sealant; surface that sealant will not adhere to and recomended for that specific location; oversized 30 to 50 percent larger than joint width.
- C. Bond Breaker: Pressure sensitive tape recommended by sealant manufacturer to suit application.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that substrate surfaces are ready to receive work.
- B. Verify that joint backing and release tapes are compatible with sealant.

3.02 PREPARATION

- A. Remove loose materials and foreign matter that could impair adhesion of sealant.
- B. Clean and prime joints in accordance with manufacturer's instructions.
- C. Perform preparation in accordance with manufacturer's instructions and ASTM C1193.
- D. Protect elements surrounding the work of this section from damage or disfigurement.

3.03 **INSTALLATION**

- A. Perform work in accordance with sealant manufacturer's requirements for preparation of surfaces and material installation instructions.
- B. Perform installation in accordance with ASTM C1193.
- C. Perform acoustical sealant application work in accordance with ASTM C919.
- D. Install bond breaker where joint backing is not used.
- E. Install sealant free of air pockets, foreign embedded matter, ridges, and sags.
- F. Apply sealant within recommended application temperature ranges. Consult manufacturer when sealant cannot be applied within these temperature ranges.
- G. Tool joints concave.
- H. Immediately clean any excess from adjacent surfaces.

3.04 **CLEANING**

- A. Clean adjacent soiled surfaces at end of workday.

3.05 **PROTECTION**

- A. Protect sealants until cured.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Insulated hollow metal doors and frames.

1.02 RELATED REQUIREMENTS

- A. Section 08 71 00 - Door Hardware.
- B. Section 09 91 13 - Exterior Painting:
- C. Section 09 91 23 - Interior Painting:

1.03 ABBREVIATIONS AND ACRONYMS

- A. HMMA - Hollow Metal Manufacturers Association.
- B. NAAMM - National Association of Architectural Metal Manufacturers.
- C. SDI - Steel Door Institute.
- D. UL - Underwriters Laboratories.

1.04 REFERENCE STANDARDS

- A. ADA Standards - Americans with Disabilities Act (ADA) Standards for Accessible Design 2010.
- B. ANSI/SDI A250.4 - Test Procedure and Acceptance Criteria for Physical Endurance for Steel Doors, Frames and Frame Anchors 2011.
- C. ANSI/SDI A250.6 - Recommended Practice for Hardware Reinforcing on Standard Steel Doors and Frames 2003 (R2009).
- D. ANSI/SDI A250.8 - Specifications for Standard Steel Doors and Frames (SDI-100) 2017.
- E. ASCE 7 - Minimum Design Loads and Associated Criteria for Buildings and Other Structures Most Recent Edition Cited by Referring Code or Reference Standard.
- F. ASTM E84 - Standard Test Method for Surface Burning Characteristics of Building Materials 2018b.
- G. BHMA A156.115 - American National Standard for Hardware Preparation in Steel Doors and Steel Frames 2016.
- H. NAAMM HMMA 840 - Guide Specifications for Installation and Storage of Hollow Metal Doors and Frames 2007.
- I. NAAMM HMMA 861 - Guide Specifications for Commercial Hollow Metal Doors and Frames 2014.

1.05 SUBMITTALS

- A. See Division 1 for Submittal procedures
- B. Product Data: Materials and details of design and construction, hardware locations, reinforcement type and locations, anchorage and fastening methods, and finishes; and one copy of referenced standards/guidelines.

- C. Shop Drawings: Details of each opening, showing elevations, glazing, frame profiles, and any indicated finish requirements.
- D. Samples: Submit two samples of metal, 2 inch by 2 inch in size (50 mm by 50 mm in size) showing factory finishes, colors, and surface texture.
- E. Installation Instructions: Manufacturer's published instructions, including any special installation instructions relating to this project.
- F. Manufacturer's Qualification Statement.

1.06 QUALITY ASSURANCE

- A. Manufacturer Qualifications: Provide hollow metal doors and frames from SDI Certified manufacturer: www.steeldoor.org/sdicertified.php.
- B. Installer Qualifications: Company specializing in performing work of the type specified and with at least three years of documented experience.

1.07 DELIVERY, STORAGE, AND HANDLING

- A. Comply with NAAMM HMMA 840 or ANSI/SDI A250.8 (SDI-100) in accordance with specified requirements.
- B. Protect with resilient packaging; avoid humidity build-up under coverings; prevent corrosion and adverse effects on factory applied painted finish.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Insulated Hollow Metal Doors and Frames:
 - 1. Ceco Door, an Assa Abloy Group company; Heavy Duty Galvanized : www.assaabloydss.com.
 - 2. Curries Heavy Duty Galvanized
 - 3. Steelcraft, an Allegion brand; Heavy Duty Galvanized : www.allegion.com/#sle.
- B. Stainless Steel Frames:
 - 1. Ceco Door, an Assa Abloy Group company; 316 alloy, heavy duty: www.assaabloydss.com.
 - 2. Curries, an Assa Abloy Group company; 316 Alloy Heavy duty: www.assaabloydss.com.
 - 3. Next Door Company; Stainless Steel Door and Frame, Type 316 alloy heavy duty: www.nextdoorco.com/#sle.

2.02 DESIGN CRITERIA

- A. Combined Requirements: If a particular door and frame unit is indicated to comply with more than one type of requirement, comply with the specified requirements for each type; for instance, an exterior door that is also indicated as being sound-rated must comply with the requirements specified for exterior doors and for sound-rated doors; where two requirements conflict, comply with the most stringent.

2.03 INSULATED HOLLOW METAL DOORS

- A. Door Finish: Galvanized and Shop or Field painter per 09 90 00.
- B. Exterior and Interior Doors: Thermally insulated.
 - 1. Based on SDI Standards: ANSI/SDI A250.8 (SDI-100).
 - a. Level 2 - Heavy-duty.
 - b. Physical Performance Level B 500 000 cycles; in accordance with ANSI/SDI A250.4.
 - c. Model 1 - Full Flush.
 - d. Door Face Metal Thickness: 18 gage, 0.042 inch (1.0 mm), minimum.
 - 2. Door Core Material: Polyurethane, 1.8 lbs/cu ft minimum density.
 - 3. Door Thickness: 1-3/4 inch (44.5 mm), nominal.
 - 4. Top Closures for Outswinging Doors: Flush with top of faces and edges.
 - 5. Door Face Sheets: Flush. 14 gauge type 316 stainless steel.

2.04 HOLLOW METAL FRAMES

- A. Comply with standards and/or custom guidelines as indicated for corresponding door in accordance with applicable door frame requirements.
- B. Frame Finish: Stainless Steel alloy 316.
- C. Door Frames: Full profile/continuously welded type.
 - 1. Frame Metal Thickness: 12 gage, 0.093 inch (2.36 mm), minimum.
 - 2. Thermally Broken Frame at Exterior Doors

2.05 ACCESSORIES

- A. Silencers: Resilient rubber, fitted into drilled hole; provide three on strike side of single door, three on center mullion of pairs, and two on head of pairs without center mullions.
- B. Temporary Frame Spreaders: Provide for factory- or shop-assembled frames.
- C. Spray foam insulation for exterior frames.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify existing conditions before starting work.
- B. Verify that opening sizes and tolerances are acceptable.
- C. Verify that finished walls are in plane to ensure proper door alignment.

3.02 INSTALLATION

- A. Install doors and frames in accordance with manufacturer's instructions and related requirements of specified door and frame standards or custom guidelines indicated.
- B. Coordinate frame anchor placement with wall construction.
- C. Protect door and frame finishes during installation.

- D. Install door hardware as specified in Section 08 71 00.
 - 1. Comply with recommended practice for hardware placement of doors and frames in accordance with ANSI/SDI A250.6 or NAAMM HMMA 861.
- E. Touch up damaged factory finishes. Replace doors that have visible damage.

3.03 **TOLERANCES**

- A. Maximum Diagonal Distortion: 1/16 inch (1.6 mm) measured with straight edge, corner to corner.

3.04 **ADJUSTING**

- A. Adjust for smooth and balanced door movement.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Hardware for Insulated Hollow Metal doors.
- B. Thresholds.
- C. Weatherstripping and gasketing.

1.02 RELATED REQUIREMENTS

- A. Section 08 11 13 - Hollow Metal Doors and Frames.

1.03 REFERENCE STANDARDS

- A. ADA Standards - Americans with Disabilities Act (ADA) Standards for Accessible Design 2010.
- B. BHMA (CPD) - Certified Products Directory 2017.
- C. BHMA A156.1 - American National Standard for Butts and Hinges 2016.
- D. BHMA A156.2 - American National Standard for Bored and Preassembled Locks & Latches 2017.
- E. BHMA A156.5 - American National Standard for Cylinders and Input Devices for Locks 2014.
- F. BHMA A156.21 - American National Standard for Thresholds 2014.
- G. BHMA A156.22 - American National Standard for Door Gasketing and Edge Seal Systems, Builders Hardware Manufacturers Association 2017.
- H. BHMA A156.36 - American National Standard for Auxiliary Locks 2016.
- I. ITS (DIR) - Directory of Listed Products current edition.
- J. UL (DIR) - Online Certifications Directory Current Edition.

1.04 ADMINISTRATIVE REQUIREMENTS

- A. Coordinate the manufacture, fabrication, and installation of products that door hardware is installed on.
- B. Sequence installation to ensure utility connections are achieved in an orderly and expeditious manner.

1.05 SUBMITTALS

- A. Product Data: Manufacturer's catalog literature for each type of hardware, marked to clearly show products to be furnished for this project, and includes construction details, material descriptions, finishes, and dimensions and profiles of individual components.
- B. Shop Drawings - Door Hardware Schedule: Submit detailed listing that includes each item of hardware to be installed on each door. Use door numbering scheme as included in Contract Documents.
 - 1. Prepared by or under supervision of Architectural Hardware Consultant (AHC).
 - 2. Provide complete description for each door listed.
- C. Manufacturer's Installation Instructions: Indicate special procedures and perimeter conditions requiring special attention.

- D. Maintenance Data: Include data on operating hardware, lubrication requirements, and inspection procedures related to preventative maintenance.

1.06 QUALITY ASSURANCE

- A. Manufacturer Qualifications: Company specializing in manufacturing products specified in this section with minimum three years of documented experience.
- B. Installer Qualifications: Company specializing in performing work of the type specified for commercial door hardware with at least three years of documented experience.
- C. Supplier Qualifications: Company with certified Architectural Hardware Consultant (AHC) and Electrified Hardware Consultant (EHC) to assist in work of this section.

1.07 DELIVERY, STORAGE, AND HANDLING

- A. Package hardware items individually; label and identify each package with door opening code to match door hardware schedule.

PART 2 PRODUCTS

2.01 DESIGN AND PERFORMANCE CRITERIA

- A. Provide specified door hardware as required to make doors fully functional, compliant with applicable codes, and secure to extent indicated.
- B. Provide individual items of single type, of same model, and by same manufacturer.
- C. Provide door hardware products that comply with the following requirements:
 - 1. Applicable provisions of federal, state and local codes.
 - 2. Hardware on Fire-Rated Doors: Listed and classified by UL (DIR), ITS (DIR), testing firm acceptable to authorities having jurisdiction or [_____] as suitable for application indicated.

2.02 HINGES

- A. Hinges: Comply with BHMA A156.1, Grade 1.
 - 1. Provide hinges on every swinging door.
 - 2. Provide non-removable pins on exterior outswinging doors.
 - 3. Provide following quantity of butt hinges for each door:
 - a. Doors From 60 inches (1.5 m) High up to 90 inches (2.3 m) High: Three hinges.

2.03 CYLINDRICAL LOCKS

- A. Cylindrical Locks (Bored): Comply with BHMA A156.2, Grade 1, 4000 Series.
 - 1. Basis of Design: Stanley QCL200
 - 2. Bored Hole: 2-1/8 inch (54 mm) diameter.
 - 3. Latchbolt Throw: 1/2 inch (12.7 mm), minimum.
 - 4. Backset: 2-3/4 inch (70 mm) unless otherwise indicated.

5. Strikes: Provide manufacturer's standard strike for each latchset or lockset with strike box and curved lip extending to protect frame in compliance with indicated requirements.
 - a. Finish: To match lock or latch.
6. Provide a lock for each door, unless otherwise indicated that lock is not required.
7. Trim: Provide lever handle or pull trim on outside of each lock, unless otherwise indicated.

2.04 **AUXILIARY LOCKS (DEADLOCKS)**

- A. Auxiliary Locks (Deadlocks): Comply with BHMA A156.36, Grade 1.

2.05 **THRESHOLDS**

- A. Thresholds: Comply with BHMA A156.21.
 1. Provide threshold at each exterior door, unless otherwise indicated.
 2. Type: Flat surface.
 3. Material: Aluminum.
 4. Threshold Surface: Fluted horizontal grooves across full width.
 5. Field cut threshold to profile of frame and width of door sill for tight fit.
 6. Provide non-corroding fasteners at exterior locations.

2.06 **WEATHERSTRIPPING AND GASKETING**

- A. Weatherstripping and Gasketing: Comply with BHMA A156.22.
 1. Head and Jamb Type: Adjustable.
 2. Door Sweep Type: Encased in retainer.
 3. Material: Aluminum, with brush weatherstripping.

2.07 **FINISHES**

PART 3 EXECUTION

3.01 **EXAMINATION**

- A. Verify that doors and frames are ready to receive this work; labeled, fire-rated doors and frames are properly installed, and dimensions are as indicated on shop drawings.

3.02 **INSTALLATION**

- A. Install hardware in accordance with manufacturer's instructions and applicable codes.
- B. Use templates provided by hardware item manufacturer.
- C. Door Hardware Mounting Heights: Distance from finished floor to center line of hardware item. As indicated in following list; unless noted otherwise in Door Hardware Schedule or on drawings.
- D. Set exterior door thresholds with full-width bead of elastomeric sealant at each point of contact with floor providing a continuous weather seal; anchor thresholds with stainless steel countersunk screws.

3.03 **ADJUSTING**

- A. Adjust work under provisions of Section 01 70 00 - Execution and Closeout Requirements.
- B. Adjust hardware for smooth operation.
- C. Adjust gasketing for complete, continuous seal; replace if unable to make complete seal.

3.04 **CLEANING**

- A. Clean finished hardware in accordance with manufacturer's written instructions after final adjustments have been made.
- B. Clean adjacent surfaces soiled by hardware installation.

3.05 **PROTECTION**

- A. Protect finished Work under provisions of Section 01 70 00 - Execution and Closeout Requirements.
- B. Do not permit adjacent work to damage hardware or finish.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Acoustic insulation.
- B. Gypsum sheathing.
- C. Cementitious backing board.
- D. Gypsum wallboard for walls and ceilings.
- E. Joint treatment and accessories.

1.02 RELATED REQUIREMENTS

- A. Section 07 21 00 - Thermal Insulation: Acoustic insulation.
- B. Section 07 92 00 - Joint Sealants: Sealing acoustical gaps in construction other than gypsum board or plaster work.
- C. Section 09 22 16 - Non-Structural Metal Framing.

1.03 REFERENCE STANDARDS

- A. ANSI A108.11 - American National Standard Specifications for Interior Installation of Cementitious Backer Units 2010 (Reaffirmed 2016).
- B. ASTM C475/C475M - Standard Specification for Joint Compound and Joint Tape for Finishing Gypsum Board 2015.
- C. ASTM C840 - Standard Specification for Application and Finishing of Gypsum Board 2018b.
- D. ASTM C1047 - Standard Specification for Accessories For Gypsum Wallboard and Gypsum Veneer Base 2014a.
- E. ASTM C1280 - Standard Specification for Application of Exterior Gypsum Panel Products for Use as Sheathing 2018.
- F. ASTM C1658/C1658M - Standard Specification for Glass Mat Gypsum Panels 2018.
- G. ASTM D3273 - Standard Test Method for Resistance to Growth of Mold on the Surface of Interior Coatings in an Environmental Chamber 2016.
- H. GA-216 - Application and Finishing of Gypsum Panel Products 2016.

1.04 SUBMITTALS

- A. See Division 1 for submittal procedures.
- B. Shop Drawings: Indicate special details associated with fireproofing and acoustic seals.
- C. Product Data: Provide data on metal framing, gypsum board, accessories and joint finishing system.
- D. Product Data: Provide manufacturer's data on partition head to structure connectors, showing compliance with requirements.

1.05 QUALITY ASSURANCE

- A. Installer Qualifications: Company specializing in performing gypsum board installation and finishing, with minimum 5 years of experience.
- B. Copies of Documents at Site: Maintain at the project site a copy of each referenced document that prescribes execution requirements.

PART 2 PRODUCTS

2.01 GYPSUM BOARD ASSEMBLIES

- A. Provide completed assemblies complying with ASTM C840 and GA-216.

2.02 METAL FRAMING MATERIALS

- A. See specification section 09 22 16

2.03 BOARD MATERIALS

- A. Gypsum wallboard: Glass-Mat faced gypsum panels.
 - 1. Glass mat faced gypsum panels as defined in ASTM C1658/C1658M, suitable for paint finish, of the same core type and thickness may be substituted for paper-faced board.
 - 2. Mold Resistance: Score of 10, when tested in accordance with ASTM D3273.
 - a. Mold resistant board is required at all locations.
 - b. Use type 'X' board at all locations.
- B. Exterior Sheathing Board: Sizes to minimize joints in place; ends square cut.
 - 1. Application: Exterior sheathing, unless otherwise indicated.
 - 2. Edges: Square.

2.04 ACCESSORIES

- A. Acoustic Sealant: Acrylic emulsion latex or water-based elastomeric sealant; do not use solvent-based non-curing butyl sealant.
- B. Water-Resistive Barrier: As specified in Section 07 25 00.
- C. Finishing Accessories Concealed by mud: ASTM C1047, galvanized steel, unless noted otherwise.
- D. Exposed Trims
 - 1. Manufacturer: Fry Reglet Basis of Design
 - 2. Profile Types: As shown in drawings or required for finished appearance if not shown.
 - a. Corner Profile: Fry Reglet DMCT-1250 Aluminum corner guard with mud-in flanges.
- E. Joint Materials: ASTM C475/C475M and as recommended by gypsum board manufacturer for project conditions.
 - 1. Tape: 2 inch (50 mm) wide, coated glass fiber tape for joints and corners, except as otherwise indicated.
 - 2. Chemical hardening type compound.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that project conditions are appropriate for work of this section to commence.

3.02 ACOUSTIC ACCESSORIES INSTALLATION

- A. Acoustic Insulation: Place tightly within spaces, around cut openings, behind and around electrical and mechanical items within partitions, and tight to items passing through partitions.
- B. Acoustic Sealant: Install in accordance with manufacturer's instructions.
 - 1. Place one bead continuously on substrate before installation of perimeter framing members.
 - 2. Place continuous bead at perimeter of walls.
 - 3. Seal around all penetrations by conduit, pipe, ducts and rough-in boxes, except where firestopping is provided.

3.03 BOARD INSTALLATION

- A. Comply with ASTM C840, GA-216 and manufacturer's instructions. Install to minimize butt end joints, especially in highly visible locations.
- B. Exterior Sheathing: Comply with ASTM C1280. Install sheathing vertically, with edges butted tight and ends occurring over firm bearing.
 - 1. Paper-Faced Sheathing: Immediately after installation, protect from weather by application of water-resistive barrier.
- C. Cementitious Backing Board: Install over steel framing members and plywood substrate where indicated, in accordance with ANSI A108.11 and manufacturer's instructions.

3.04 INSTALLATION OF TRIM AND ACCESSORIES

- A. Control Joints: Place control joints consistent with lines of building spaces and as indicated.
- B. Corner Beads: Install at external corners, using longest practical lengths.

3.05 JOINT TREATMENT

- A. Glass Mat Faced Gypsum Board and Exterior Glass Mat Faced Sheathing: Use fiberglass joint tape, bedded and finished with chemical hardening type joint compound.
- B. Finish gypsum board in accordance with levels defined in ASTM C840, as follows:
 - 1. Level 4: Walls and ceilings to receive paint finish or wall coverings, unless otherwise indicated.
 - 2. Level 2: In utility areas, behind cabinetry, and on backing board to receive tile finish.
 - 3. Level 1: Fire rated wall areas above finished ceilings, whether or not accessible in the completed construction.
- C. Tape, fill, and sand exposed joints, edges, and corners to produce smooth surface ready to receive finishes.
 - 1. Feather coats of joint compound so that camber is maximum 1/32 inch (0.8 mm).

3.06 TOLERANCES

- A. Maximum Variation of Finished Gypsum Board Surface from True Flatness: 1/8 inch in 10 feet (3 mm in 3 m) in any direction.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Surface preparation.
- B. Field application of paints, stains and varnishes.
- C. Scope: Finish exterior surfaces exposed or semi exposed to view, unless fully factory-finished and unless otherwise indicated, including the following:
 - 1. Structural Steel.
 - 2. Misc Steel
 - 3. Metal Doors
 - 4. Existing Metal Fascia
 - 5. Hardwood Siding.
 - 6. Softwood Siding.
 - 7. Exposed surfaces of steel lintels and ledge angles.
- D. Do Not Paint or Finish the Following Items:
 - 1. Items factory-finished unless otherwise indicated; materials and products having factory-applied primers are not considered factory finished.
 - 2. Items indicated to receive other finishes.
 - 3. Items indicated to remain unfinished.
 - 4. Fire rating labels, equipment serial number and capacity labels, and operating parts of equipment.
 - 5. Stainless steel, anodized aluminum, bronze, terne coated stainless steel, zinc, and lead.
 - 6. Floors, unless specifically indicated.
 - 7. Glass.

1.02 RELATED REQUIREMENTS

- A. Section 05 12 00 - Structural Steel- Architecturally Exposed Structural Steel (AESS)
- B. Section 05 50 00 - Metal Fabrications: Shop-primed items.
- C. Section 09 91 23 - Interior Painting.
- D. Section 09 97 23 Concrete and Masonry Coatings - Floor sealer.

1.03 DEFINITIONS

- A. Conform to ASTM D16 for interpretation of terms used in this section.

1.04 REFERENCE STANDARDS

- A. ASTM D16 - Standard Terminology for Paint, Related Coatings, Materials, and Applications 2016.

- B. MPI (APL) - Master Painters Institute Approved Products List; Master Painters and Decorators Association Current Edition.
- C. MPI (APSM) - Master Painters Institute Architectural Painting Specification Manual Current Edition.
- D. SSPC-SP 1 - Solvent Cleaning 2015, with Editorial Revision (2016).
- E. SSPC-SP 2 - Hand Tool Cleaning 2018.

1.05 **SUBMITTALS**

- A. See Division 1 for submittal procedures.
- B. Product Data: Provide complete list of products to be used, with the following information for each:
 - 1. Manufacturer's name, product name and/or catalog number, and general product category (e.g. "alkyd enamel").
 - 2. MPI product number (e.g. MPI #47).
 - 3. Cross-reference to specified paint system(s) product is to be used in; include description of each system.
 - 4. Manufacturer's installation instructions.
 - 5. If proposal of substitutions is allowed under submittal procedures, explanation of substitutions proposed and side by side comparison to specified basis-of-design product.
- C. Samples: Submit three paper "draw down" samples, 8-1/2 by 11 inches (216 by 279 mm) in size, illustrating range of colors available for each finishing product specified.
 - 1. Where sheen is specified, submit samples in only that sheen.
 - 2. Sample draw down application method to match field application method: ie roller applied draw down for roller applied paint in the field, spray applied draw down for spray applied pain in the field.
 - 3. Where sheen is not specified, discuss sheen options with Architect before preparing samples, to eliminate sheens definitely not required.
 - 4. Allow 21 for approval process, after receipt of complete samples by Architect.
- D. Certification: By manufacturer that paints and finishes comply with VOC limits specified.
- E. Manufacturer's Instructions: Indicate special surface preparation procedures.
- F. Maintenance Data: Submit data including finish schedule showing where each product/color/finish was used, product technical data sheets, material safety data sheets (MSDS), care and cleaning instructions, touch-up procedures, repair of painted and finished surfaces and color samples of each color and finish used.
- G. Maintenance Materials: Furnish the following for Owner's use in maintenance of project.
 - 1. See Section 01 60 00 - Product Requirements, for additional provisions.
 - 2. Extra Paint and Finish Materials: 1 gallon (4 L) of each color; from the same product run, store where directed.

3. Label each container with color in addition to the manufacturer's label.

1.06 **QUALITY ASSURANCE**

- A. Manufacturer Qualifications: Company specializing in manufacturing the products specified, with minimum three years documented experience.
- B. Applicator Qualifications: Company specializing in performing the type of work specified with minimum 3 years experience and approved by manufacturer.

1.07 **DELIVERY, STORAGE, AND HANDLING**

- A. Deliver products to site in sealed and labeled containers; inspect to verify acceptability.
- B. Container Label: Include manufacturer's name, type of paint, brand name, lot number, brand code, coverage, surface preparation, drying time, cleanup requirements, color designation, and instructions for mixing and reducing.
- C. Paint Materials: Store at minimum ambient temperature of 45 degrees F (7 degrees C) and a maximum of 90 degrees F (32 degrees C), in ventilated area, and as required by manufacturer's instructions.

1.08 **FIELD CONDITIONS**

- A. Do not apply materials when surface and ambient temperatures are outside the temperature ranges required by the paint product manufacturer or when precipitation is expected within the cure time necessary.
- B. Follow manufacturer's recommended procedures for producing best results, including testing of substrates, moisture in substrates, and humidity and temperature limitations.
- C. Do not apply exterior paint and finishes during rain or snow, or when relative humidity is outside the humidity ranges required by the paint product manufacturer.
- D. Provide lighting level of 80 ft candles (860 lx) measured mid-height at substrate surface.

PART 2 PRODUCTS

2.01 **MANUFACTURERS**

- A. Provide paints and finishes used in any individual system from the same manufacturer; no exceptions.
- B. Paints:
 1. Sherwin-Williams Company: www.sherwin-williams.com/#sle.
- C. Transparent Finishes:
 1. Sherwin-Williams Company: www.sherwin-williams.com/#sle.
- D. Primer Sealers: Bare Steel: Kem Bond HS Universal Alkyd Primer.
- E. Primer Sealers: Other Locations: Extremem Bond Primer

2.02 **PAINTS AND FINISHES - GENERAL**

- A. Paints and Finishes: Ready mixed, unless required to be a field-catalyzed paint.
 1. Where MPI paint numbers are and basis of design products are specified, provide products listed in Master Painters Institute Approved Product List, current edition available at www.paintinfo.com,

- for specified MPI categories , and provide side by side comparison to specified basis of design product. Not all products within the MPI category will be considered equal.
2. Provide paints and finishes of a soft paste consistency, capable of being readily and uniformly dispersed to a homogeneous coating, with good flow and brushing properties, and capable of drying or curing free of streaks or sags.
 3. Provide materials that are compatible with one another and the substrates indicated under conditions of service and application, as demonstrated by manufacturer based on testing and field experience.
 4. Supply each paint material in quantity required to complete entire project's work from a single production run.
 5. Do not reduce, thin, or dilute paint or finishes or add materials unless such procedure is specifically described in manufacturer's product instructions.
- B. Sheens: Provide the sheens specified; where sheen is not specified, sheen will be selected later by Architect from the manufacturer's full line.
- C. Colors: To be selected from manufacturer's full range of available colors.
1. Final selection of color match to be made by 1731 after award of contract.

2.03 PAINT SYSTEMS - EXTERIOR

- A. General:
1. At least two topcoats over specified or recommended primer unless indicated otherwise.
 2. If sheen is not indicated, provide semi gloss subject to architect verification.
 3. Color: As indicated and approved by Architect through sample submittal.
- B. Exterior Metal - Topcoats: Pro Industrial Water Base Alkyd Urethane. Semi gloss. Color TBD by Owner from Full Range unless noted otherwise.
1. Exposed Structural Steel- New:
 - a. Primer/Prep for Galvanized Steel: Wash primer, clean and etch, SW Procryl Universal Primer.
 - b. Topcoats: Water Base Alkyd Urethane-.Basis of Design:SW Acrolon 100
 2. Exposed Structural Steel- Existing to be repainted:
 - a. Primer/Prep: Hand tool clean per SSPC-SP2
 - b. Topcoats:Water Base Alkyd Urethane-.Basis of Design:SW Acrolon 100
 3. Insulated Hollow Metal Doors - New
 - a. Primer/Prep for Galvanized Steel: Wash primer, clean and etch, SW Procryl Universal Primer
 - b. Topcoats:Water Base Alkyd Urethane-.Basis of Design:SW Acrolon 100
 4. Insulated Hollow Metal Doors - existing to be repainted.
 - a. Primer/Prep: Clean and etch, Basis of Design : SW Extreeme Bond Primer
 - b. Topcoats:Water Base Alkyd Urethane-.Basis of Design:SW Acrolon 100

5. Metal Trims and Misc Steel not pre-finished:
 - a. Primer/Prep: Basis of Design: SW Procryl Universal Primer
 - b. Topcoats: Water Base Alkyd Urethane-.Basis of Design:SW Acrolon 100
 6. Prefinished Metal Trims and Fascias- existing to be repainted:
 - a. Primer/Prep: SSPC SP-2
 - b. Topcoats: Basis of Design: SW Bond Plex
 - c. Note: This coating may be used for misc steel and adjacent CMU block to be repainted nearby existing fascia designated to be repainted.
- C. Exterior Wood
1. Hardwood Siding- Basis of Design: Penofin Architectural Grade TMF Hardwood
 - a. Clean wood prior to product application per manufacturer's recommendations.
 - b. One coats min pre applied on all faces.
 - c. Two coat min on exposed faces.
 2. Softwood Panel Ceiling- If not supplied factory finished- Basis of Design:SuperDeck Exterior Waterborne Semi-Transparent Stain.
 - a. Two coats min for exposed faces.
 - b. One coat min concealed faces.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Do not begin application of paints and finishes until substrates have been properly prepared.
- B. Verify that surfaces are ready to receive work as instructed by the product manufacturer.
- C. Examine surfaces scheduled to be finished prior to commencement of work. Report any condition that may potentially effect proper application.
- D. Test shop-applied primer for compatibility with subsequent cover materials.
- E. Provide adhesion tests for application to existing surfaces.

3.02 PREPARATION

- A. Clean surfaces thoroughly and correct defects prior to application.
- B. Prepare surfaces using the methods recommended by the manufacturer for achieving the best result for the substrate under the project conditions.
- C. Remove or repair existing paints or finishes that exhibit surface defects.
- D. Remove or mask surface appurtenances, including electrical plates, hardware, light fixture trim, escutcheons, and fittings, prior to preparing surfaces for finishing.
- E. Seal surfaces that might cause bleed through or staining of topcoat.

- F. Remove mildew from impervious surfaces by scrubbing with solution of tetra-sodium phosphate and bleach. Rinse with clean water and allow surface to dry.
- G. Galvanized Surfaces:
 - 1. Remove surface contamination and oils and wash with solvent according to SSPC-SP 1.
- H. Exterior Wood to Receive Transparent Finish: Remove dust, grit, and foreign matter; seal knots, pitch streaks, and sappy sections with sealer. Fill nail holes with tinted exterior calking compound after sealer has been applied. Prime concealed surfaces.

3.03 APPLICATION

- A. Apply products in accordance with manufacturer's written instructions and recommendations in "MPI Architectural Painting Specification Manual".
- B. Do not apply finishes to surfaces that are not dry. Allow applied coats to dry before next coat is applied.
- C. Apply each coat to uniform appearance.
- D. Vacuum clean surfaces of loose particles. Use tack cloth to remove dust and particles just prior to applying next coat.
- E. Reinstall electrical cover plates, hardware, light fixture trim, escutcheons, and fittings removed prior to finishing.

3.04 CLEANING

- A. Collect waste material that could constitute a fire hazard, place in closed metal containers, and remove daily from site.

3.05 PROTECTION

- A. Protect finishes until completion of project.
- B. Touch-up damaged finishes after Substantial Completion.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Surface preparation.
- B. Field application of paints, stains and varnishes.
- C. Scope: Finish interior surfaces of doors, unless fully factory-finished and unless otherwise indicated.
- D. Do Not Paint or Finish the Following Items:
 - 1. Items factory-finished unless otherwise indicated; materials and products having factory-applied primers are not considered factory finished.
 - 2. Items indicated to receive other finishes.
 - 3. Items indicated to remain unfinished.
 - 4. Fire rating labels, equipment serial number and capacity labels, bar code labels, and operating parts of equipment.
 - 5. Stainless steel, anodized aluminum, bronze, terne coated stainless steel, and lead items.
 - 6. Marble, granite, slate, and other natural stones.
 - 7. Floors, unless specifically indicated.
 - 8. Glass.
 - 9. Concealed pipes, ducts, and conduits.

1.02 RELATED REQUIREMENTS

- A. Section 09 91 13 - Exterior Painting.

1.03 REFERENCE STANDARDS

- A. ASTM D16 - Standard Terminology for Paint, Related Coatings, Materials, and Applications 2016.
- B. MPI (APL) - Master Painters Institute Approved Products List; Master Painters and Decorators Association Current Edition.
- C. MPI (APSM) - Master Painters Institute Architectural Painting Specification Manual Current Edition.
- D. SSPC V1 (PM1) - Good Painting Practice: Painting Manual, Volume 1 2016.
- E. SSPC-SP 2 - Hand Tool Cleaning 2018.
- F. SSPC-SP 3 - Power Tool Cleaning 1982, with Editorial Revision (2004).

1.04 SUBMITTALS

- A. See division 1 for submittal procedures.
- B. Product Data: Provide complete list of products to be used, with the following information for each:
 - 1. Manufacturer's name, product name and/or catalog number, and general product category (e.g. "alkyd enamel").

2. MPI product number (e.g. MPI #47).
 3. Cross-reference to specified paint system(s) product is to be used in; include description of each system.
- C. Samples: Submit two paper "draw down" samples, 8-1/2 by 11 inches (216 by 279 mm) in size, illustrating range of colors available for each finishing product specified.
1. Where sheen is specified, submit samples in that sheen and one sheen higher gloss.
 2. Where sheen is not specified, discuss sheen options with Architect before preparing samples, to eliminate sheens definitely not required.
- D. Certification: By manufacturer that paints and finishes comply with VOC limits specified.
- E. Manufacturer's Instructions: Indicate special surface preparation procedures.
- F. Maintenance Data: Submit data including product technical data sheets, care and cleaning instructions, touch-up procedures and repair of painted and finished surfaces.
- G. Maintenance Materials: Furnish the following for Owner's use in maintenance of project.
1. See Section 01 60 00 - Product Requirements, for additional provisions.
 2. Extra Paint and Finish Materials: 1 gallon (4 L) of each color; from the same product run, store where directed.
 3. Label each container with color in addition to the manufacturer's label.

1.05 **QUALITY ASSURANCE**

- A. Manufacturer Qualifications: Company specializing in manufacturing the products specified, with minimum three years documented experience.
- B. Applicator Qualifications: Company specializing in performing the type of work specified with minimum two years experience and approved by manufacturer.

1.06 **DELIVERY, STORAGE, AND HANDLING**

- A. Deliver products to site in sealed and labeled containers; inspect to verify acceptability.
- B. Container Label: Include manufacturer's name, type of paint, brand name, lot number, brand code, coverage, surface preparation, drying time, cleanup requirements, color designation, and instructions for mixing and reducing.
- C. Paint Materials: Store at minimum ambient temperature of 45 degrees F (7 degrees C) and a maximum of 90 degrees F (32 degrees C), in ventilated area, and as required by manufacturer's instructions.

1.07 **FIELD CONDITIONS**

- A. Do not apply materials when surface and ambient temperatures are outside the temperature ranges required by the paint product manufacturer.
- B. Follow manufacturer's recommended procedures for producing best results, including testing of substrates, moisture in substrates, and humidity and temperature limitations.
- C. Do not apply materials when relative humidity exceeds 85 percent; at temperatures less than 5 degrees F (3 degrees C) above the dew point; or to damp or wet surfaces.

- D. Provide lighting level of 80 ft candles (860 lx) measured mid-height at substrate surface.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Provide paints and finishes used in any individual system from the same manufacturer; no exceptions.
- B. Paints:
 - 1. Sherwin-Williams Company: www.sherwin-williams.com/#sle.

2.02 PAINTS AND FINISHES - GENERAL

- A. Paints and Finishes: Ready mixed, unless intended to be a field-catalyzed paint.
 - 1. Provide paints and finishes of a soft paste consistency, capable of being readily and uniformly dispersed to a homogeneous coating, with good flow and brushing properties, and capable of drying or curing free of streaks or sags.
 - 2. Provide materials that are compatible with one another and the substrates indicated under conditions of service and application, as demonstrated by manufacturer based on testing and field experience.
 - 3. Supply each paint material in quantity required to complete entire project's work from a single production run.
 - 4. Do not reduce, thin, or dilute paint or finishes or add materials unless such procedure is specifically described in manufacturer's product instructions.
- B. Flammability: Comply with applicable code for surface burning characteristics.
- C. Sheens: Provide the sheens specified; where sheen is not specified, sheen will be selected later by Architect from the manufacturer's full line.
- D. Colors: As Indicated or to be selected by Architect to match sample provided by Architect.

2.03 PAINT SYSTEMS - INTERIOR

- A. Paint I-OP-MD-DT - Medium Duty Door/Trim: For surfaces subject to frequent contact by occupants, including metals and wood:
 - 1. Two top coats and one coat primer.
 - 2. Top Coat(s): Interior Epoxy-Modified Latex; MPI #115 or 215.
 - a. Products:
 - 1) Sherwin-Williams Waterbased Catalyzed Epoxy, Semi-Gloss.
- B. Interior Paint System Medium Duty Vertical and Overhead: Including gypsum board and shop primed steel.
 - 1. Two top coats and one coat primer.
 - 2. Top Coat(s): Interior Light Industrial Coating, Water Based; MPI #153.
 - a. Products:

- 1) Sherwin-Williams Pro Industrial Pre-Catalyzed Waterbased Epoxy, Semi-Gloss. (MPI #153)

2.04 PRIMERS

- A. Primers: Provide primer as required or recommended by manufacturer of top coats unless indicated otherwise.

2.05 ACCESSORY MATERIALS

- A. Accessory Materials: Provide primers, sealers, cleaning agents, cleaning cloths, sanding materials, and clean-up materials as required for final completion of painted surfaces.
- B. Patching Material: Latex filler.
- C. Fastener Head Cover Material: Latex filler.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Do not begin application of paints and finishes until substrates have been properly prepared.
- B. Verify that surfaces are ready to receive work as instructed by the product manufacturer.
- C. Examine surfaces scheduled to be finished prior to commencement of work. Report any condition that may potentially effect proper application.
- D. Test shop-applied primer for compatibility with subsequent cover materials.
- E. Measure moisture content of surfaces using an electronic moisture meter. Do not apply finishes unless moisture content of surfaces are below the following maximums:
 1. Gypsum Wallboard: 12 percent.
 2. Interior Wood: 15 percent, measured in accordance with ASTM D4442.

3.02 PREPARATION

- A. Clean surfaces thoroughly and correct defects prior to application.
- B. Prepare surfaces using the methods recommended by the manufacturer for achieving the best result for the substrate under the project conditions.
- C. Remove or mask surface appurtenances, including electrical plates, hardware, light fixture trim, escutcheons, and fittings, prior to preparing surfaces or finishing.
- D. Seal surfaces that might cause bleed through or staining of topcoat.
- E. Wood Surfaces to Receive Opaque Finish: Wipe off dust and grit prior to priming. Seal knots, pitch streaks, and sappy sections with sealer. Fill nail holes and cracks after primer has dried; sand between coats. Back prime concealed surfaces before installation.

3.03 APPLICATION

- A. Apply products in accordance with manufacturer's written instructions and recommendations in "MPI Architectural Painting Specification Manual".
- B. Where adjacent sealant is to be painted, do not apply finish coats until sealant is applied.

- C. Do not apply finishes to surfaces that are not dry. Allow applied coats to dry before next coat is applied.
- D. Apply each coat to uniform appearance in thicknesses specified by manufacturer.
- E. Dark Colors and Deep Clear Colors: Regardless of number of coats specified, apply as many coats as necessary for complete hide.
- F. Sand wood and metal surfaces lightly between coats to achieve required finish.
- G. Vacuum clean surfaces of loose particles. Use tack cloth to remove dust and particles just prior to applying next coat.
- H. Reinstall electrical cover plates, hardware, light fixture trim, escutcheons, and fittings removed prior to finishing.

3.04 **CLEANING**

- A. Collect waste material that could constitute a fire hazard, place in closed metal containers, and remove daily from site.

3.05 **PROTECTION**

- A. Protect finishes until completion of project.
- B. Touch-up damaged finishes after Substantial Completion.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Building and Exterior Entrance mounted identification signs.

1.02 RELATED REQUIREMENTS

- A. Section 26 51 00 - Interior Lighting: Exit signs required by code.

1.03 REFERENCE STANDARDS

1.04 SUBMITTALS

- A. See Division 1 for Submittal Procedures.
- B. Product Data: Manufacturer's printed product literature for each type of sign, indicating sign styles, materials, font, foreground and background colors, locations, overall dimensions of each sign.
- C. Shop Drawings: Include plans, elevations, show mounting methods, mounting heights, layout, accessories, and installation details.
- D. Signage Schedule: Provide information sufficient to completely define each sign for fabrication, including text, sign and letter sizes, fonts, and colors.
 - 1. Submit for approval by Dept. prior to fabrication.
- E. Samples: Submit two samples of each type of sign, of size similar to that required for project, illustrating sign style, font, and method of attachment.
- F. Selection Samples: Where colors are not specified, submit two sets of color selection charts or chips.
- G. Manufacturer's Installation Instructions: Include installation templates, support requirements and attachment devices.
- H. Maintenance Data: For signage cleaning and maintenance requirements to include in maintenance manuals.

1.05 QUALITY ASSURANCE

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

1.06 DELIVERY, STORAGE, AND HANDLING

- A. Package signs as required to prevent damage before installation.

PART 2 PRODUCTS

2.01 SIGNAGE APPLICATIONS

- A. Building Identification Signs:
 - 1. 2'x11'x1/2" CNC Cut lettering Cast Aluminum Sheet.

2.02 ACCESSORIES

- A. Exposed Screws: Stainless steel.

PART 3 EXECUTION

3.01 **EXAMINATION**

- A. Verify that substrate surfaces are ready to receive work.

3.02 **INSTALLATION**

- A. Install in accordance with manufacturer's instructions.
- B. Install neatly, with horizontal edges level.
- C. Locate signs where indicated:
 - 1. If no location is indicated obtain Owner's instructions.
- D. Protect from damage until Substantial Completion; repair or replace damaged items.

END OF SECTION

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Fire extinguishers.
- B. Fire extinguisher cabinets.
- C. Accessories.
- D. Key box.

1.02 REFERENCE STANDARDS

- A. FM (AG) - FM Approval Guide current edition.
- B. NFPA 10 - Standard for Portable Fire Extinguishers 2017.
- C. UL (DIR) - Online Certifications Directory Current Edition.

1.03 SUBMITTALS

- A. See Division 1 for submittal procedures.
- B. Shop Drawings: Indicate cabinet physical dimensions, rough-in measurements for recessed cabinets, wall bracket mounted measurements and location.
- C. Product Data: Provide extinguisher operational features, color and finish and anchorage details.
- D. Manufacturer's Installation Instructions: Indicate special criteria and wall opening coordination requirements.
- E. Maintenance Data: Include test, refill or recharge schedules and re-certification requirements.

1.04 FIELD CONDITIONS

- A. Do not install extinguishers when ambient temperature may cause freezing of extinguisher ingredients.

PART 2 PRODUCTS

2.01 FIRE EXTINGUISHERS

- A. Fire Extinguishers - General: Comply with product requirements of NFPA 10 and applicable codes, whichever is more stringent.
 - 1. Provide extinguishers labeled by UL (DIR) or FM (AG) for purpose specified and as indicated.

2.02 FIRE EXTINGUISHER CABINETS (FEC)

- A. Basis of Design Manufacturer: Larsens Manufacturing Company
 - 1. Product: Architectural Series Fire Extinguisher Cabinets
 - a. Aluminum
 - b. Vertical Duo
 - c. Square profile
- B. Metal: Formed aluminum; [0.036] inch ([____] mm) thick.

- C. Cabinet Configuration: Semi-recessed type.
 - 1. Size to accommodate extinguisher and accessories.
 - 2. Projected Trim: Returned to wall surface, with [1 1/4] inch ([____] mm) projection, and 1 inch ([____] mm) wide face.
- D. Door: 0.036 inch (0.9 mm) metal thickness, reinforced for flatness and rigidity with nylon catch. Hinge doors for 180 degree opening with two butt hinge.
- E. Door Style: Solid
- F. Door Trim: 1/4" Flat Trim
- G. Door Glazing: Acrylic plastic, clear, 1/8 inch (3 mm) thick, flat shape and set in resilient channel glazing gasket.
- H. Cabinet Mounting Hardware: Appropriate to cabinet, with pre-drilled holes for placement of anchors.
- I. Weld, fill, and grind components smooth.
- J. Finish of Cabinet Exterior Trim and Door: Aluminum Clear Anodized.
- K. Lettering Style: Type A
- L. Lettering: White.
- M. Finish of Cabinet Interior: Aluminum.

2.03 ACCESSORIES

- A. Extinguisher Brackets: Formed steel, chrome-plated.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify existing conditions before starting work.
- B. Verify rough openings for cabinet are correctly sized and located.

3.02 INSTALLATION

- A. Install in accordance with manufacturer's instructions.
- B. Secure rigidly in place.
- C. Place extinguishers in cabinets.

END OF SECTION

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By: Estimate #1 Bid Date:

PROJECT: Kelsey Dock - Warehouse Building						UNIT COSTS				EXTENDED COSTS				TOTAL		
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
		SOUTH RATES		NORTH RATES		\$ / HR THIS ESTIMATE (adjust as required)										
LABOR RATES PER HOUR		6/10's	5/8's	6/10's	5/8's	6/10's										
	Overall Crew - Default Rate	77.27	70.54	77.27	70.54	77.27										
	Exterior Utilities Crew	80.37	72.82	80.37	72.82	80.37										
	Building Excavation	79.84	72.27	79.84	72.27	79.84										
	Concrete Construction NOC Form	81.15	73.88	81.15	73.88	81.15										
	Concrete Construction NOC Place	74.85	68.59	74.85	68.59	74.85										
	Concrete Flatwork Form	81.15	73.88	81.15	73.88	81.15										
	Concrete Flatwork Place	74.85	68.59	74.85	68.59	74.85										
	Concrete Flatwork Finishing	80.74	73.48	80.74	73.48	80.74										
	Reinforcing Steel	94.04	85.69	94.04	85.69	94.04										
	Steel Erection NOC	92.55	85.34	92.55	85.34	92.55										
	Steel Erection not over 2 stories	95.58	88.38	95.58	88.38	95.58										
	Metal Decking and Siding	85.02	77.89	85.02	77.89	85.02										
	Carpentry NOC	80.94	73.64	80.94	73.64	80.94										
	Laborer Crew all	70.33	64.69	70.33	64.69	70.33										
DIV 0	CONTRACT REQUIREMENTS										0	0	0	0	0	
CR150	Printing Expenses	1	LS		0			1,500			0	1,500	0	0	0	1,500
					0						0	0	0	0	0	0
CR220	Travel Expense - air fare	4	EA		0			380.00			0	1,520	0	0	0	1,520
CR220	Travel Expense - rental car	12	DA		0			125.00			0	1,500	0	0	0	1,500
CR230	Subsistence	12	MDA		0			48.00			0	576	0	0	0	576
CR230	Superintendent's subsistence	119	MDA		0			48.00			0	5,712	0	0	0	5,712
CR230	Superintendent's apartment	5	MO		0			1,500			0	7,500	0	0	0	7,500
CR250	Manager's hotel	6	EA		0			235.00			0	1,410	0	0	0	1,410
CR250	Manager's Travel and Subsistence	12	EA		0			48.00			0	576	0	0	0	576
CR250	Manager's Travel - air fare	6	EA		0		0.00	380.00			0	2,280	0	0	0	2,280
CR250	Manager's Travel - rental car	16	DA		0			125.00			0	2,000	0	0	0	2,000
					0						0	0	0	0	0	0
DIV 0	CONTRACT REQUIREMENT TOTALS:				0						0	24,574	0	0	0	24,574
DIV 1	GENERAL CONDITIONS										0	0	0	0	0	
01150	Construction Survey	1	LS		0				3,500.00		0	0	0	3,500	0	3,500
					0						0	0	0	0	0	0
01160	Permits (inspections \$150 EA)	0	LS		0						0	0	0	0	0	0
01165	Building Permits - No Fee per CoV	1	LS		0			0.00			0	0	0	0	0	0
					0						0	0	0	0	0	0
01200	PROJECT PERSONNEL - BUILDING				0						0	0	0	0	0	0

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
01201	Project Manager - Rodney Mohr	15	WKS	10	150	77.45	775				11,618	0	0	0	11,618	775
01201	Project Manager - Rodney Mohr	20	WKS	40	800	77.45	3,098				61,960	0	0	0	61,960	3,098
					0						0	0	0	0	0	
01202	Superintendent - Jeremy Mohs	17	WKS	40	680	86.25	3,450	75.00	185.00		58,650	1,275	3,145	0	63,070	3,710
					0						0	0	0	0	0	
01211	Document Expediting	5	MO		0			50.00			0	250	0	0	250	50.00
01213	Jobsite Expediting	17	WKS	10.00	170	70.33	703.30	0.75	25.00		11,956	13	425	0	12,394	729.06
					0						0	0	0	0	0	
01340	Shop Drawings	1	LS		0			2,500			0	2,500	0	0	2,500	2,500.00
					0						0	0	0	0	0	
01410	Testing & Inspection - By CoV	0	LS		0						0	0	0	0	0	#DIV/0!
					0						0	0	0	0	0	
01505	Mobilization - office	0	EA		0	77.27	0.00		5,000		0	0	0	0	0	#DIV/0!
01505	Mobilization - tool van and connexes	1	EA		0	77.27	0.00		2,500		0	0	2,500	0	2,500	2,500.00
01505	Demobilization	0	LS		0	77.27	0.00		1,500		0	0	0	0	0	#DIV/0!
					0						0	0	0	0	0	
01510	TEMPORARY UTILITIES				0						0	0	0	0	0	
01511	Temporary Electrical - set up	1	LS		0	70.33	0.00			Owner	0	0	0	0	0	0
01511	Temporary Electrical - Generator	1	MO		0	70.33	0.00				0	0	0	0	0	0
01513	Temporary Heating and Ventilation	1	MO		0	70.33	0.00				0	0	0	0	0	0
01514	Temporary Telephone and Internet	0	MO		0			400			0	0	0	0	0	#DIV/0!
01514	Temporary Cell Phone (per each)	8	MO		0			120			0	960	0	0	960	120
01515	Temporary Water	8	MO		0	70.33	0.00	100			0	800	0	0	800	100
01516	Temporary Toilets (per each)	8	MO		0			375			0	3,000	0	0	3,000	375
01518	Temporary Fire Protection	8	EA		0	70.33	0.00	50			0	400	0	0	400	50
					0						0	0	0	0	0	
01525	CONSTRUCTION AIDS				0						0	0	0	0	0	
01527	Temp Weather Protection	1	LS	40.00	40	70.33	2,813	1,000			2,813	1,000	0	0	3,813	
01527	Small Tools	1	LS		0			22,689			0	22,689	0	0	22,689	
					0						0	0	0	0	0	
01560	TEMPORARY CONTROLS				0						0	0	0	0	0	
01564	Progress Job Cleanup	17	WKS	30.00	510	70.33	2,110	20.00			35,868	340	0	0	36,208	2,129.88
01564	**EHS Testing For Haz - new Requirement	1	LS		0			800.00			0	800	0	0	800	800.00
01564	Refuse Drop Box - 40 CY	5	MO		0			150.00			0	750	0	0	750	150.00
01564	Drop Box delivery fee	2	EA		0			125.00			0	250	0	0	250	125.00
01564	Refuse Hauling Fees	12	EA		0			175.00			0	2,100	0	0	2,100	175.00
01564	Refuse Landfill Fees	48	TON		0			60.00			0	2,880	0	0	2,880	60.00
01565	Snow Removal and Sanding	4	MO	10.00	40	79.84	798	300	500		3,194	1,200	2,000	0	6,394	1,599
01567	Erosion & Pollution - SWPPP Plan	1	LS		0		0.00			500	0	0	0	500	500	500

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
01567	Erosion & Pollution - Implementation	4	MO	10.00	40	70.33	703.30				2,813	0	0	0	2,813	703.25
											0	0	0	0	0	
01574	Construction Signs	1	LS	4.00	4	70.33	281.32	500.00			281	500	0	0	781	781.00
											0	0	0	0	0	
01590	Field Offices	8	MO		0	77.27	0.00	1,000			0	8,000	0	0	8,000	1,000
01591	Field Office F & E	8	MO		0	77.27	0.00	100.00	400		0	800	3,200	0	4,000	500
01592	Field Office Supply	8	MO		0	77.27	0.00	75.00			0	600	0	0	600	75
01594	Connex	8	MO		0	77.27	0.00	50.00	450		0	400	3,600	0	4,000	500
											0	0	0	0	0	
01600	EQUIPMENT				0						0	0	0	0	0	
01610	Mobe & Set-Up	2	EA	5.00	10	77.27	386	500			773	1,000	0	0	1,773	887
01610	Demobe	2	EA	5.00	10	77.27	386	500			773	1,000	0	0	1,773	887
											0	0	0	0	0	
01625	Equipment - 1 Ton Flatbed	8	MO		0						0	0	0	0	0	0
01625	Equipment - VR 90 Forklift	8	MO		0			600	3,200		0	4,800	25,600	0	30,400	3,800
01625	Equipment - Manlift	8	MO		0						0	0	0	0	0	0
01625	Equipment - Light Tower	4	MO	6	24			200	800		0	800	3,200	0	4,000	1,000
											0	0	0	0	0	
01740	Warranty/Punchlist	20	HRS	1.00	20	77.27	77.27	20.00			1,545	400	0	0	1,945	97.25
											0	0	0	0	0	
DIV 1	GENERAL CONDITIONS TOTALS:				2,498						192,244	59,507	43,670	4,000	299,421	
DIV 2	SITWORK										0	0	0	0	0	
					0						0	0	0	0	0	
02101	SELECTIVE DEMOLITION				0	70.33	0.00				0	0	0	0	0	#DIV/0!
01220	HazMat Demo and Training/Person	15	EA		0	70.33	0		250.00		0	0	0	3,750	3,750	250
01220	HazMat Demo and Training	1	LS	40	40	70.33	2,813				2,813	0	0	0	2,813	2,813
01220	Structural Steel and Concrete Demo	1	SUB		0	70.33	0		200,775		0	0	0	200,775	200,775	200,775
01220	Demo and Reinstall Roofing Panels	1	SUB		0	70.33	0	500.00	49,200		0	0	500	49,200	49,700	49,700
01220	Structural Steel Demo - Haul off Scrap	4	EA	4	16	70.33	281	500.00			incl abv	0	incl abv	0	0	0
02102	Remove OH Door, Frame, controls	3	EA	20.00	60	70.33	1,407	210.00			w/ Div 8	0	w/ Div 8	0	0	0.00
02102	Remove Man Door and Frame	2	EA	20.00	40	70.33	1,407				incl abv	0	0	0	0	0.00
02102	Demo metal siding	7,980	SF	0.02	160	70.33	1.41	0.50			incl abv	0	incl abv	0	0	0.00
02102	Demo metal roofing	1,800	SF	0.030	54	70.33	2.11	0.50			incl abv	incl abv	incl abv	0	0	0.00
02103	Concrete Demo Complete	1	SUB	3.00	3	70.33	210.99	1.50	5.00		incl abv	incl abv	incl abv	0	0	0.00
02103	Saw Cut/Demo at Foundation curb/ wall	320	LF	3.00	960	70.33	210.99	1.50	5.00		incl abv	incl abv	incl abv	0	0	0.00
02115	Demo existing bollard	8	EA	4.000	32	70.33	281.32	5.00	25.00		incl abv	incl abv	incl abv	0	0	0.00
02115	Demo wood Mezzanine and Stairs	2,960	SF	0.030	89	70.33	2.11	0.50			6,245	0	1,480	0	7,725	2.61
02115	Disposal of wood demo	6	EA	4.000	24	70.33	281.32		250.00		1,688	0	1,500	0	3,188	531.33

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
02115	Demo Concrete Slab (7" per as-builts)	6,000	SF	0.250	1,500	70.33	17.58	0.10	0.45		incl abv	incl abv	incl abv	0	0	0.00
02115	Demo Asphalt Drive	290	SF	0.040	12	70.33	2.81	0.10	0.45		816	29	131	0	976	3.37
02115	Asphalt haul off and disposal	2	EA	4.000	8	70.33	281.32		250.00		563	0	500	0	1,063	531.50
02115	Demo Sidewalk	102	SF	0.150	15	70.33	10.55	0.10	0.45		incl abv	incl abv	incl abv	0	0	0.00
02115	Concrete Demo Haul to Landfill	8	EA	2.000	16	70.33	140.66		275.00		incl abv	0	incl abv	0	0	0.00
02115	Demo Entry Canopy	1	LS	8.000	8	70.33	562.64	25.00	225.00		incl abv	incl abv	incl abv	0	0	0.00
01220	Crew Foreman	2	WKS	40	80	85.02	3,401	200.00	490.00		6,802	400	980	0	8,182	4,091
02115	3% OH&P for Self Performed Work	21,134	LS		0	80.94	0.00	0.03			0	634	0	0	634	0.03
					0						0	0	0	0	0	
02200	EARTHWORK				0						0	0	0	0	0	
02115	Site Fencing (500 LF)	1	SUB		0	70.33	0.00			19,350	0	0	0	19,350	19,350	#####
02115	Signage for Museum and Pedestrians	1	LS	4.000	4	70.33	281.32	750.00			281	750	0	0	1,031	1,031.00
					0						0	0	0	0	0	
02200	Sitework - Building Footings	1	LS		0						0	0	0	0	0	
02201	Crew Foreman	2.0	WKS	40.00	80	85.02	#####	200.00	490.00		6,802	400	980	0	8,182	4,091.00
02202	Footing Fine Grading	432	SF	0.03	13	79.84	2.40				1,035	0	0	0	1,035	2.40
02203	Excavation For Structure	132	CY	0.40	53	79.84	31.94				4,216	0	0	0	4,216	31.94
15110	Excavate/Demo Water Main	60	LF		0	79.84	0.00			100	0	0	0	6,000	6,000	100.00
02200	Equipment - 345 Cat Excavator	1.00	MO		0			400	14,500		0	400	14,500	0	14,900	14,900
02200	Equipment - 950 Cat Loader	1.00	MO		0			400	7,500		0	400	7,500	0	7,900	7,900
02200	Equipment - Dumptruck Haul-off	140	HR		0					125.00	0	0	0	17,500	17,500	125
02845	Pipe Bollards - Complete	8	EA	10.00	80	77.27	772.70	415.00	25.00		6,182	3,320	200	0	9,702	1,212.75
02846	Paint Bollards	8	EA	0.40	3	77.27		20.00			247	160	0	0	407	
02205	3% OH&P for Self Performed Work	69,842	LS		0	80.94	0.00	0.03			0	2,095	0	0	2,095	0.03
					0						0	0	0	0	0	
02200	Sitework - Hardscape and Landscape	1	LS		0						0	0	0	0	0	
02200	Landscaping Allowance	1	AL		0					76,000	Allowance	Allowance	Allowance	Allowance	0	
02201	Crew Foreman	2.0	WKS	40.00	80	85.02	#####	200.00	490.00		Allowance	Allowance	Allowance	Allowance	0	0.00
02202	Hand Fine Grading for Ext Concrete	7,700	SF	0.03	231	79.84	2.40				Allowance	Allowance	Allowance	Allowance	0	0.00
02203	Excavation For SOG (1.5')	430	CY	0.40	172	79.84	31.94		incl blw	incl blw	Allowance	Allowance	Allowance	Allowance	0	0.00
02203	D1 Fill and Compact	570	TON		0	79.84	0.00		incl blw	40.00	Allowance	Allowance	Allowance	Allowance	0	0.00
02200	Equipment - 345 Cat Excavator	1.00	MO		0			400	14,500		Allowance	Allowance	Allowance	Allowance	0	0
02200	Equipment - 950 Cat Loader	1.00	MO		0			400	7,500		Allowance	Allowance	Allowance	Allowance	0	0
02200	Equipment - Dumptruck Haul-off	140	HR		0					125.00	Allowance	Allowance	Allowance	Allowance	0	0
02200	Asphalt Paving - Patches	30	SF		0	79.84	0.00			45.00	Allowance	Allowance	Allowance	Allowance	0	0.00
02200	Asphalt Saw cut	30	LF	0.2000	6	80.74	16.15	6.00	9.00		Allowance	Allowance	Allowance	Allowance	0	0.00
02205	3% OH&P for Self Performed Work	105,741	LS		0	80.94	0.00	0.03			Allowance	Allowance	Allowance	Allowance	0	0.00
					0						Allowance	Allowance	Allowance	Allowance	0	
02520	SITE WORK CONCRETE				0						Allowance	Allowance	Allowance	Allowance	0	

ROGER HICKEL
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RECAPITULATION

Estimated By:

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Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
02520	Concrete and Rebar Install	1	SUB		0	81.15	0.00			93,200	Allowance	Allowance	Allowance	Allowance	0	0.00
02520	3% OH&P for Self Performed Work	147,697	LS		0	80.94	0.00	0.03			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Crew Foreman	2.0	WKS	40.00	80	85.02	#####	200.00	490.00		Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Service/Maint.	0.5	MO		0	79.84	0.00	600	1,000		Allowance	Allowance	Allowance	Allowance	0	0
02520	Temp Weather Protection	1	LS	60.00	60	81.15	#####	1,500			Allowance	Allowance	Allowance	Allowance	0	
02520	Form Slab On Grade - Sidewalk/ Drive	720	LF	0.120	86	81.15	9.74	1.00			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Form Stairs and Landings	90	SFCA	0.341	31	81.15	27.67	1.20			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Form Ties & Accessories	1	LS		0	81.15	0.00	1,500			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Formwork & Accessories Freight	1	LS		0	81.15	0.00	1,600			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Clean and Oil Forms	810	SFCA	0.004	3	74.85	0.30	0.02			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Slab Dowels - drill in and epoxy (12" oc)	370	EA	0.500	185	81.15	40.58	8.50			Allowance	Allowance	Allowance	Allowance	0	0.00
					0						Allowance	Allowance	Allowance	Allowance	0	
02520	C.I.P. CONCRETE REBAR				0						Allowance	Allowance	Allowance	Allowance	0	
02520	Rebar - Freight	1	LS		0	94.04	0	3,900			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Footing and slab Rebar	11	TON	18.000	197	94.04	1,693	1,860			Allowance	Allowance	Allowance	Allowance	0	0.00
					0						Allowance	Allowance	Allowance	Allowance	0	
02520	CONCRETE PLACE & FINISH				0						Allowance	Allowance	Allowance	Allowance	0	
02520	RHC Labor to Assist Placement	4.0	DAY	16.000	64	70.33	#####				Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Place Slabs On Grade	143.0	CY	0.350	50	70.33	24.62				Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Pumping Concrete - stairs and misc.	3	CY	1.350	4	70.33	94.95				Allowance	Allowance	Allowance	Allowance	0	0.00
					0						Allowance	Allowance	Allowance	Allowance	0	
	CONCRETE PURCHASE				0						Allowance	Allowance	Allowance	Allowance	0	#DIV/0!
02520	Concrete - 4500 psi .45 W/C	146	CY		0						Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Concrete - sub total	146	CY		0			375.00			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Concrete - Admixture Super P	146	CY		0			15.00			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Concrete - Admixture Type III	146	CY		0			8.00			Allowance	Allowance	Allowance	Allowance	0	0.00
					0						Allowance	Allowance	Allowance	Allowance	0	
02520	Pumping Concrete	146	CY		0				65.00		Allowance	Allowance	Allowance	Allowance	0	0.00
					0						Allowance	Allowance	Allowance	Allowance	0	
02520	Trowel Finish	7,000	SF	0.1200	840	80.74	9.69	0.03	0.05		Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Finish Stairs	45	SF	0.2000	9	80.74	16.15				Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Saw cut Slabs	700	LF	0.004	3	80.74	0.32	0.60	0.20		Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Joint Sealers - Floor	700	LF	0.04	28	80.94	3.24	5.00			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	Cure and Protect	7,000	SF	0.0100	70	80.74	0.81	0.25			Allowance	Allowance	Allowance	Allowance	0	0.00
02520	SOG Expansion Joint 4" (@ Bldg)	70	LF	0.075	5	80.74	6.06	0.67			Allowance	Allowance	Allowance	Allowance	0	0.00
					0						Allowance	Allowance	Allowance	Allowance	0	
02580	Pavement markings - allowance	1	SUB		0					3,599	Allowance	Allowance	Allowance	Allowance	0	
					0						Allowance	Allowance	Allowance	Allowance	0	
02846	Site Signs (ADA/Fire Lane) - allowance	1	SUB		0					3,599	Allowance	Allowance	Allowance	Allowance	0	

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
					0						0	0	0	0	0	
DIV 2	SITWORK TOTALS				5,554						37,690	8,588	28,271	296,575	371,124	
DIV 3	CONCRETE WORK										0	0	0	0	0	
03100	CONCRETE FORMWORK				0						0	0	0	0	0	
03101	All Concrete Work Complete	1	SUB		0	81.15	0.00				0	0	0	0	0	0.00
03103	3% OH&P for Self Performed Work	71,430	LS		0	80.94	0.00	0.03			0	2,143	0	0	2,143	0.03
03102	Crew Foreman - For All Div 3	2.5	WKS	40.00	100	85.02	#####	200.00	490.00		8,502	500	1,225	0	10,227	4,090.80
03102	Service/Maint.	1	MO		0	79.84	0.00	600	1,000		0	600	1,000	0	1,600	1,600
03102	Form Footings - Spot > 1'	96	SFCA	0.100	10	81.15	8.12	1.26			779	121	0	0	900	9.38
03111	Set Bigfoot 36" Dia. Post Footings	4	EA	4.000	16	81.15	324.60	99.99			1,298	400	0	0	1,698	424.50
03111	16" Sonno Tubes for Canopy Piers	4	EA	1.000	4	81.15	81.15	25.00			325	100	0	0	425	106.25
03130	Form Grade Beams (SOG)	886	SFCA	0.090	80	81.15	7.30	1.56			6,471	1,382	0	0	7,853	8.86
03121	Form Pilasters	150	SFCA	0.100	15	81.15	8.12	1.56			1,217	234	0	0	1,451	9.67
03140	Form Slab On Grade - Canopy	43	LF	0.120	5	81.15	9.74	1.00			419	43	0	0	462	10.74
03180	Form Ties & Accessories	1	LS		0	81.15	0.00	500.00			0	500	0	0	500	500.00
03180	Formwork & Accessories Freight	1	LS		0	81.15	0.00	1,600			0	1,600	0	0	1,600	1,600.00
03190	Clean and Oil Forms	1,132	SFCA	0.002	2	74.85	0.15	0.02			169	17	0	0	186	0.16
03254	Slab Dowels - drill in and epoxy	4	EA	0.500	2	70.33	35.17	2.50			141	10	0	0	151	37.75
					0						0	0	0	0	0	
03200	C.I.P. CONCRETE REBAR				0						0	0	0	0	0	
03201	Rebar - SUPPLY	1	LS		0	94.04	0	1,550			0	1,550	0	0	1,550	1,550.00
03201	Rebar - Freight	1	LS		0	94.04	0	2,600			0	2,600	0	0	2,600	2,600.00
03201	Footing and slab Rebar	4	TON	18.000	80	94.04	1,693	1,860			7,490	incl abv	0	0	7,490	1,692.66
					0						0	0	0	0	0	
03300	CONCRETE PLACE & FINISH				0						0	0	0	0	0	
03302	Place Footings - Spot	5	CY	0.325	2	70.33	22.86				114	0	0	0	114	22.80
03302	Place Pilasters	2.0	CY	0.500	1	70.33	35.17				70	0	0	0	70	35.00
03330	Place Grade Beams	14	CY	0.325	5	70.33	22.86				320	0	0	0	320	22.86
03302	Place Flowable Fill at Detail 12/S3.01	25	CY	0.325	8	70.33	22.86				571	0	0	0	571	22.84
03311	Place piers at Canopy posts	8	CY	0.325	3	70.33	22.86				183	0	0	0	183	22.88
03340	Place Slabs On Grade	5.0	CY	0.350	2	70.33	24.62				123	0	0	0	123	24.60
					0						0	0	0	0	0	
	CONCRETE PURCHASE				0						0	0	0	0	0	#DIV/0!
03010	Concrete - 4500 psi .45 W/C	59	CY		0						0	0	0	0	0	0.00
03010	Concrete - sub total	59	CY		0			375.00			0	22,125	0	0	22,125	375.00
03010	Concrete - Admixture Super P	59	CY		0			15.00			0	885	0	0	885	15.00
03010	Concrete - Admixture Type III	59	CY		0			8.00			0	472	0	0	472	8.00
					0						0	0	0	0	0	

ROGER HICKEL
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RECAPITULATION

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Estimate #1

Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
03010	Pumping Concrete	59	CY		0				65.00		0	0	3,835	0	3,835	65.00
					0						0	0	0	0	0	
03381	Trowel Finish - Canopy Slab	116	SF	0.1200	14	80.74	9.69	0.03	0.05		1,124	3	6	0	1,133	9.77
03382	Float Finish	96	SF	0.0200	2	80.74	1.61				155	0	0	0	155	1.61
03384	Cure and Protect - Canopy Slab	212	SF	0.0100	2	80.74	0.81	0.25			171	53	0	0	224	1.06
03381	Trowel Finish - Grade Beams	105	SF	0.0800	8	80.74	6.46	0.03	0.05		678	3	5	0	686	6.53
03384	Cure and Protect - Grade Beams	105	SF	0.0200	2	80.74	1.61	0.25			170	26	0	0	196	1.87
03387	SOG Expansion Joint 6"	126	LF	0.075	9	80.74	6.06	0.67			763	84	0	0	847	6.72
					0						0	0	0	0	0	
03610	GROUTING				0	80.74	0.00				0	0	0	0	0	#DIV/0!
03610	Grout Column Base	8	EA	1.000	8	80.74	80.74	19.00			646	152	0	0	798	99.75
					0						0	0	0	0	0	
DIV 3	CONCRETE TOTALS				379						31,899	35,603	6,071	0	73,573	
DIV 5	METALS										0	0	0	0	0	
05100	STRUCTURAL STEEL FRAMING				0						0	0	0	0	0	
05120	Structural and Misc. Steel - SUPPLY	1	LS		0	95.58		64,120			0	64,120	0	0	64,120	
05120	Structural and Misc. Steel - INSTALL	1	LS		0	95.58			24,525		0	0	0	24,525	24,525	
05120	Allowance for Stairs at Canopy	1	AL		0	95.58				5,000.00	0	0	0	5,000	5,000	
05120	Freight - Includes 05500 freight	1	LS		0	95.58		10,600			0	10,600	0	0	10,600	
					0						0	0	0	0	0	
05300	METAL DECKING				0						0	0	0	0	0	
05120	Metal Decking at Canopy	1	LS		0	95.58		1,645			0	1,645	0	0	1,645	
05120	Freight	1	LS		0	95.58		1,500			0	1,500	0	0	1,500	
					0						0	0	0	0	0	
05400	COLD FORMED METAL FRAMING				0						0	0	0	0	0	
05420	Engineered Shop Drawings	1	LS		0	80.94	0.00			2,000.00	0	0	0	2,000	2,000	2,000.00
05420	2-1/2" CFMF Framing - Canopy Soffit	110	SF	0.130	14	80.94	10.52	5.000	0.75		1,157	550	83	0	1,790	16.27
05420	1 1/8" SSTL Hat Channel	627	LF	0.04	25	80.94	3.24	6.00	0.75		2,030	3,762	470	0	6,262	9.99
05430	7 1/4" CFMF at Roof	806	LF	0.06	48	80.94	4.86	2.50	0.75		3,914	2,015	605	0	6,534	8.11
05430	7 1/4" CFMF at Wall	262	LF	0.06	16	80.94	4.86	2.50	0.75		1,272	655	197	0	2,124	8.11
05430	2 1/2" CFMF at Canopy	76	LF	0.06	5	80.94	4.86	2.50	0.75		369	190	57	0	616	8.11
05430	Re-Use Existing OHD Sub Framing	1	EA	18.00	18	80.94	#####	150.00	80.00		1,457	150	80	0	1,687	1,687.00
05430	Framing at Man door	17	LF	0.20	3	80.94	16.19	2.50	0.75		275	43	13	0	331	19.47
05420	Crew Foreman	2	WKS	40.00	80	85.02	#####	200.00	490.00		6,802	400	980	0	8,182	4,091.00
05430	3% OH&P for Self Performed Work	29,526	LS		0	80.94	0.00	0.03			0	886	0	0	886	0.03
05431	Freight	1	LS		0			2,800			0	2,800	0	0	2,800	
					0						0	0	0	0	0	
05500	METAL FABRICATIONS				0						0	0	0	0	0	

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RECAPITULATION

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PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
05510	L6x4x5/16 Angle at grade beams	100	LF	0.06	6	80.94	4.86		0.75		486	0	75	0	561	5.61
05510	1/2" x 6" foundation AB's HDG	54	EA	0.300	16	80.94	24.28	3.8			1,311	203	0	0	1,514	28.04
05510	3% OH&P for Self Performed Work	2,075	LS		0	80.94	0.00	0.03			0	62	0	0	62	0.03
					0						0	0	0	0	0	
DIV 5	METALS TOTAL				232						19,073	89,581	2,560	31,525	142,739	
DIV 6	WOODS AND PLASTICS										0	0	0	0	0	
06100	ROUGH CARPENTRY				0						0	0	0	0	0	
06200	Wood Framing 2x4 - Roof	250	LF	0.130	33	80.94	10.52	1.500	0.75		2,631	375	188	0	3,194	12.78
06200	Wood Framing 2x4 - Canopy Roof	40	LF	0.130	5	80.94	10.52	1.500	0.75		421	60	30	0	511	12.78
06200	Wood Framing 2x4 - Canopy Soffit	76	LF	0.130	10	80.94	10.52	1.500	0.75		800	114	57	0	971	12.78
06200	Crew Foreman	0.5	WKS	40.00	20	85.02	#####	200.00	490.00		1,700	100	245	0	2,045	4,090.00
06200	3% OH&P for Self Performed Work	6,721	LS		0	80.94	0.00	0.03			0	202	0	0	202	0.03
06200	Freight for Framing/Sheathing/HDWR	1	LS		0			1,500			0	1,500	0	0	1,500	
					0		0.00				0	0	0	0	0	#DIV/0!
06200	FINISH CARPENTRY				0						0	0	0	0	0	
06200	Cedar soffit materials	1	LS		0	80.94	0.00	7,475			0	7,475	0	0	7,475	7,475.00
06200	Cedar soffit Framing at Canopy	100	SF	0.200	20	80.94	16.19	1.000	0.75		1,619	100	75	0	1,794	17.94
06200	Wood Trim at N. and S. Bldg. Ends (1x IPE dimensional - OFCI)	742	SF	0.130	96	80.94	10.52	3.360	0.75		7,807	by CoV	557	0	8,364	11.27
06200	Fry Reglet	627	LF	0.02	13	85.02	1.70	7.00	0.75		1,066	4,389	470	0	5,925	9.45
06200	Crew Foreman	1.5	WKS	40.00	60	85.02	#####	200.00	490.00		5,101	300	735	0	6,136	4,090.67
06200	3% OH&P for Self Performed Work	29,694	LS		0	80.94	0.00	0.03			0	891	0	0	891	0.03
06200	Freight for Framing/Sheathing/HDWR	1	LS		0			1,500			0	1,500	0	0	1,500	
					0						0	0	0	0	0	
DIV 6	WOOD AND PLASTICS TOTAL				257						21,145	17,006	2,357	0	40,508	
DIV 7	THERMAL/ MOISTURE PROTECTION										0	0	0	0	0	
					0						0	0	0	0	0	
07400	PREFORMED ROOFING & SIDING				0						0	0	0	0	0	
07412	Ins Metal Wall Panels-2"-3"- SUPPLY	1	LS		0	85.02	0.00	34,625			0	34,625	0	0	34,625	#####
07412	Freight - BC to WA *On Quote	1	LS		0	85.02	0.00	800			0	800	0	0	800	800.00
07412	Ins Metal Wall Panels-2"-3"- INSTALL ONLY	2,800	SF	0.130	364	85.02	11.05	0.20	0.75		30,947	560	2,100	0	33,607	12.00
07412	Crew Foreman	3	WKS	40.00	120	85.02	#####	200.00	490.00		10,202	600	1,470	0	12,272	4,090.67
07412	3% OH&P for Self Performed Work	80,504	LS		0	80.94	0.00	0.03			0	2,415	0	0	2,415	0.03
07413	Freight - WA to ANC	1	LS		0			10,600			0	10,600	0	0	10,600	
					0						0	0	0	0	0	
07200	INSULATION				0						0	0	0	0	0	
07212	Rigid Insulation-2" at Wood Siding	1,125	BF	0.015	17	80.94	1.21	0.900			1,366	1,013	0	0	2,379	2.11

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RECAPITULATION

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CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
07212	EPS Board Insulation - below grade	700	SF	0.025	18	80.94	2.02	3,800			1,416	2,660	0	0	4,076	5.82
07212	EPS Board Insulation - above grade	742	SF	0.025	19	80.94	2.02	3,800			1,501	2,820	0	0	4,321	5.82
07412	Crew Foreman	1	WKS	40.00	40	85.02	#####	200.00	490.00		3,401	200	490	0	4,091	4,091.00
07212	3% OH&P for Self Performed Work	14,867	LS		0	80.94	0.00	0.03			0	446	0	0	446	0.03
07413	Freight	1	LS		0			1,500			0	1,500	0	0	1,500	
					0						0	0	0	0	0	
072500	WEATHER BARRIERS				0						0	0	0	0	0	
072500	Vaproshield Temp for Construction	3,264	sf	0.008	26	80.94	0.65	3,310			2,114	10,804	0	0	12,918	3.96
072500	Vaproshield at Exterior Walls	742	sf	0.009	7	80.94	0.73	3,310			541	2,456	0	0	2,997	4.04
072500	Dens-Glass Gold 5/8"	742	SF	0.02	15		0.00	0.90			0	668	0	0	668	
072500	Crew Foreman	0.5	WKS	40.00	20	85.02	#####	200.00	490.00		1,700	100	245	0	2,045	4,090.00
072500	3% OH&P for Self Performed Work	18,628	LS		0	80.94	0.00	0.03			0	559	0	0	559	0.03
072500	Freight	1	LS		0			1,500			0	1,500	0	0	1,500	
					0						0	0	0	0	0	
07600	FLASHING & SHEETMETAL				0						0	0	0	0	0	
07610	Roofing Work - Canopy	1	SUB		0	85.02	0.00			12,300	0	0	0	12,300	12,300	#####
070150	Roofing Work - Roof Coating	1	SUB		0	85.02	0.00			142,650	0	0	0	142,650	142,650	#####
07610	Sheetmetal Roofing - Install Salvaged	120	SF		0	85.02	0.00		150.00		0	0	0	w/ div 2	0	0.00
07610	SSTL Base Flashing	126	LF	0.15	19	85.02	12.75	18.00	0.75		1,607	2,268	95	0	3,970	31.51
07610	Break Metal Roof Parapet	124	LF	0.20	25	85.02	17.00	18.00	0.75		2,108	2,232	93	0	4,433	35.75
07610	Break Metal Fascia - Canopy	40	LF	0.20	8	85.02	17.00	18.00	0.75		680	720	30	0	1,430	35.75
07610	Break Metal Eave - Canopy	40	LF	0.10	4	85.02	8.50	18.00	0.75		340	720	30	0	1,090	27.25
07610	Break Metal Trim to Existing	95	LF	0.20	19	85.02	17.00	18.00	0.75		1,615	1,710	71	0	3,396	35.75
07610	Crew Foreman	0.5	WKS	40.00	20	85.02	#####	200.00	490.00		1,700	100	245	0	2,045	4,090.00
07610	3% OH&P for Self Performed Work	16,364	LS		0	80.94	0.00	0.03			0	491	0	0	491	0.03
07610	Freight	1	LS		0	85.02	0.00	800			0	800	0	0	800	800.00
					0						0	0	0	0	0	
07900	JOINT SEALERS				0						0	0	0	0	0	
07910	Joint Sealers - Wall	126	LF	0.04	5	80.94	3.24	3.00	0.75		408	378	95	0	881	6.99
07910	3% OH&P for Self Performed Work	881	LS		0	80.94	0.00	0.03			0	26	0	0	26	0.03
					0						0	0	0	0	0	
DIV 7	THERMAL/MOISTURE PROTECTION TOTAL				744						61,646	83,771	4,964	154,950	305,331	
DIV 8	DOORS AND WINDOWS										0	0	0	0	0	
					0						0	0	0	0	0	
08100	METAL DOORS & FRAMES				0						0	0	0	0	0	
08110	Hollow Metal Doors and Frames	1	LS		0	80.94	0.00	3,995			0	3,995	0	0	3,995	3,995.00
08110	Hollow Metal Frames - 3070 Welded	1	EA	2.00	2	80.94	161.88				162	0	0	0	162	162.00
08120	Hollow Metal Doors - 3070(insulated)	1	EA	1.50	2	80.94	121.41				121	0	0	0	121	121.00

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CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
08120	3% OH&P for Self Performed Work	4,278	LS		0	80.94	0.00	0.03			0	128	0	0	128	0.03
08110	Freight	1	LS		0	80.94	0.00	650			0	650	0	0	650	650.00
					0						0	0	0	0	0	
08300	SPECIAL DOORS				0						0	0	0	0	0	
08360	Overhead Doors - all	1	SUB		0	80.94			14,455		0	0	0	14,455	14,455	
08360	Demo Existing OH Doors	3	EA		0	80.94	0.00		w/abv		0	0	0	0	0	0.00
08360	Overhead Doors - Reinstall E. 16'x16'	1	EA		0	80.94	0.00		w/abv		0	0	0	0	0	0.00
08360	Manlift	2	WK		0	80.94	0.00	400			0	800	0	0	800	400.00
					0						0	0	0	0	0	
08700	HARDWARE				0						0	0	0	0	0	
08710	Door HDW	1	LS		0	80.94	0.00	incl abv			0	0	0	0	0	0.00
08710	Door HDW	1	SETS	6.00	6	80.94	485.64	35			486	35	0	0	521	521.00
08710	3% OH&P for Self Performed Work	521	LS		0	80.94	0.00	0.03			0	16	0	0	16	0.03
					0						0	0	0	0	0	
DIV 8	DOORS AND WINDOWS TOTAL				10						769	5,624	0	14,455	20,848	
DIV 9	FINISHES										0	0	0	0	0	
09900	PAINTING & WALL COVERINGS				0						0	0	0	0	0	
09905	Painting	1	SUB		0				25,640		0	0	0	25,640	25,640	
09920	Painting at Siding	5,184	SF		0						0	0	0	0	0	0.00
					0						0	0	0	0	0	
10520	Mural Allowance	1	AL		0	80.94	0.00		50,000		0	0	0	50,000	50,000	#####
10520	Temp Cover/ Assistance for Mural	1	AL	40.00	40	80.94	3,238	1,500			3,238	1,500	0	0	4,738	4,738.00
08710	3% OH&P for Self Performed Work	4,738	LS		0	80.94	0.00	0.03			0	142	0	0	142	0.03
					0						0	0	0	0	0	
DIV 9	FINISHES TOTAL				40						3,238	1,642	0	75,640	80,520	
DIV 10	SPECIALTIES										0	0	0	0	0	
10500	LOCKERS & FIRE EXTINGUISHERS				0						0	0	0	0	0	
10520	Fire Extinguishers Class 10B- 10# w/ cabinet	1	EA	1.50	2	80.94	121.41	248.00			121	248	0	0	369	369.00
					0						0	0	0	0	0	
10400	IDENTIFYING DEVICES				0						0	0	0	0	0	
10410	Signs all	1	LS		0	80.94	0.00		4,184		0	0	0	4,184	4,184	4,184.00
10430	Exterior Signs - 11'x2' "Museum Annex"	1	EA	4.00	4	80.94	323.76	100			324	100	0	0	424	424.00
10440	Shipping for Sign	1	LS	0.20	0	80.94	16.19	1,250			16	1,250	0	0	1,266	1,266.00
10520	3% OH&P for Self Performed Work	5,874	LS		0	80.94	0.00	0.03			0	176	0	0	176	0.03
					0						0	0	0	0	0	
DIV 10	SPECIALTIES TOTAL				6						461	1,774	0	4,184	6,419	

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS					TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST	
DIV 15 MECHANICAL											0	0	0	0	0		
15105	Mechanical	1	SUB		0					32,300	0	0	0	32,300	32,300		
15110	Temp Barriers/Containment for work in Museum Area	1	LS	20.00	20	79.84	#####	500.00			1,597	500	0	0	2,097	2,097.00	
15110	Maintain Day Use Fuel Oil Tank	4	WKS	10.00	40	79.84	798.40				3,194	0	0	0	3,194	798.50	
15110	Test, Replace UG Fuel Line (no design included)	1	LS		0	79.84	0.00				32,880	Allowance	Allowance	Allowance	Allowance	0	0.00
15110	Allowance for Design	1	AL		0	79.84	0.00				6,000	Allowance	Allowance	Allowance	Allowance	0	0.00
15110	Trenching, bedding, backfill for UG fuel line	1	LS		0	79.84	0.00				5,000	Allowance	Allowance	Allowance	Allowance	0	0.00
					0						0	0	0	0	0		
DIV 15 MECHANICAL TOTALS											4,791	500	0	32,300	37,591		
DIV 15 SPRINKLER SYSTEM											0	0	0	0	0		
15310	Sprinkler System	1	SUB		0					24,944	0	0	0	24,944	24,944		
15310	Boom Lift	4	WK		0				900.00		0	0	incl abv	0	0		
					0						0	0	0	0	0		
DIV 15 SPRINKLER SYSTEM TOTAL											0	0	0	24,944	24,944		
DIV 16 ELECTRICAL											0	0	0	0	0		
16105	Electrical	1	SUB		0					59,330	0	0	0	59,330	59,330		
16110	Trenching w/Bedding	200	LF		0	79.84	0.00				25.00	0	0	0	5,000	25.00	
16111	Temp Barriers/Containment for work in Museum Area	1	LS	20.00	20	79.84	#####	500.00			1,597	500	0	0	2,097	2,097.00	
16115	Wiring at OH Door	1	EA		0	79.84	0.00				0	0	0	0	0	0.00	
16115	Phone and Power Utility Company Fees (By CoV - RHC to coordinate)	0	EA		0	79.84	0.00				0	0	0	0	0	#DIV/0!	
					0						0	0	0	0	0		
DIV 16 ELECTRICAL TOTAL:											1,597	500	0	64,330	66,427		

ROGER HICKEL
Contracting, Inc.

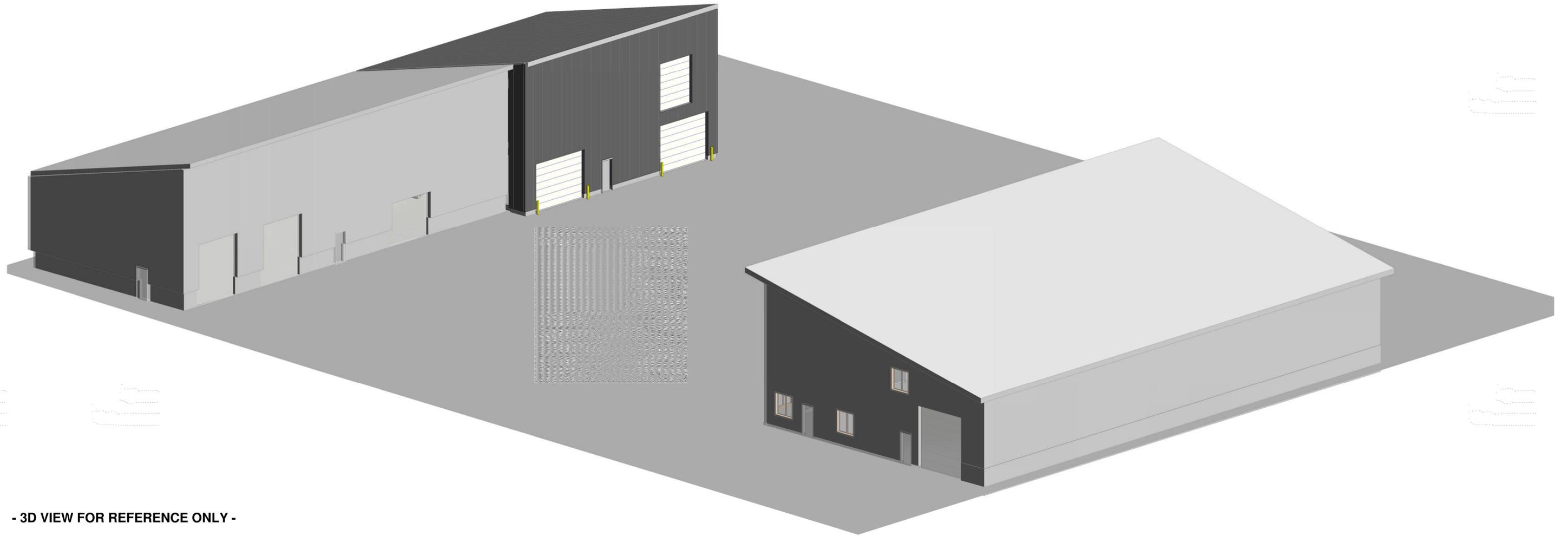
RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT: Kelsey Dock - Warehouse Building							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
SUMMARY SHEET																
DIV 0	CONTRACT REQUIREMENTS				0						0	24,574	0	0	24,574	
DIV 1	GENERAL CONDITIONS				2,498						192,244	59,507	43,670	4,000	299,421	
DIV 2	SITWORK				5,554						37,690	8,588	28,271	296,575	371,124	
DIV 3	CONCRETE WORK				379						31,899	35,603	6,071	0	73,573	
DIV 5	METALS				232						19,073	89,581	2,560	31,525	142,739	
DIV 6	WOOD AND PLASTICS				257						21,145	17,006	2,357	0	40,508	
DIV 7	THERMAL/MOIST. PROTECTION				744						61,646	83,771	4,964	154,950	305,331	
DIV 8	DOORS AND WINDOWS				10						769	5,624	0	14,455	20,848	
DIV 9	FINISHES				40						3,238	1,642	0	75,640	80,520	
DIV 10	SPECIALTIES				6						461	1,774	0	4,184	6,419	
DIV 15	MECHANICAL				60						4,791	500	0	32,300	37,591	
DIV 15	SPRINKLER SYSTEM				0						0	0	0	24,944	24,944	
DIV 16	ELECTRICAL				20						1,597	500	0	64,330	66,427	
SUB-TOTALS					9,799						374,553	328,670	87,893	702,903	1,494,019	
01640	Site Logistics Contingency/total \$		\$					0.05			0	0	0	0	0	
CR605	Bond fee on first \$2,500,000	1,566	M\$					7.85			0	12,294	0	0	12,294	
CR650	All Risk Insurance - per year	15,662	C\$					0.40			0	6,265	0	0	6,265	
CR660	General Liability Insurance	1,566	M\$					4.00			0	6,265	0	0	6,265	
CR680	Directors Liability Insurance	1,566	M\$					0.18			0	282	0	0	282	
CR670	Pollution/Professional Liability Insurance	1,566	M\$					0.90			0	1,410	0	0	1,410	
SUB-TOTALS											374,553	355,186	87,893	702,903	1,520,535	
GENERAL CONTRACTORS FEE at		3%									11,237	10,656	2,637	21,087	45,616	
CONSTRUCTION TOTAL											385,790	365,842	90,530	723,990	1,566,151	
CONTRACTOR CONTINGENCY		3%									11,574	10,975	2,716	21,720	46,985	
SCOPE & UNFORESEEN CONDITIONS CONTINGENCY																
		10%									38,579	36,584	9,053	72,399	156,615	
	Civil Work Allowance	1	LS							518,172	0	0	0	518,172	518,172	
	Fuel Line Allowance	1	LS							51,980	0	0	0	51,980	51,980	
GRAND TOTAL											435,943	413,401	102,299	1,388,261	2,339,903	

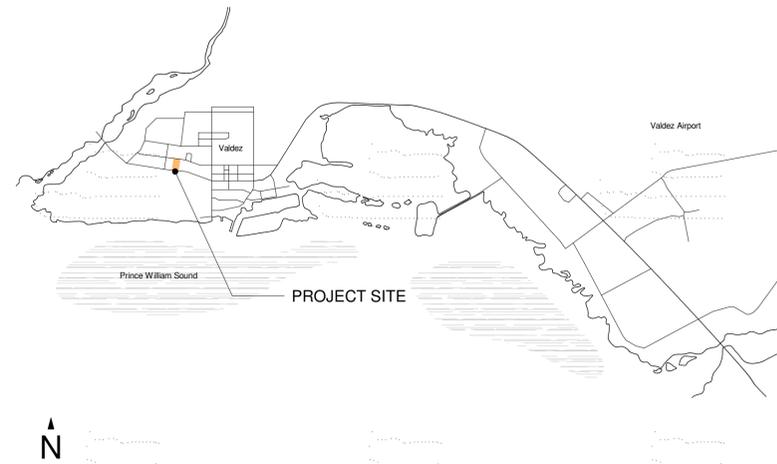


- 3D VIEW FOR REFERENCE ONLY -

LOCATION MAP



VICINITY MAP



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ABBREVIATIONS

ABV	ABOVE
AFF	ABOVE FINISH FLOOR
ALT	ALTERNATE
ARCH	ARCHITECTURAL
BD	BOARD
BLDG	BUILDING
BLK	BLOCK
BLW	BELOW
BO	BOTTOM OF
BOF	BOTTOM OF FINISH
CIP	CAST IN PLACE
CF	CUBIC FOOT
CFOI	CONTRACTOR FURNISHED OWNER INSTALLED
CL	CENTERLINE
CONC	CONCRETE
GONT	CONTINUOUS
CTR	CENTER
DIA	DIAMETER
DIM	DIMENSION
DWG	DRAWING
EA	EACH
EL	ELEVATION
ELEC	ELECTRICAL
EQ	EQUAL
EQUIP	EQUIPMENT
FAF	FLUID APPLIED FLOORING
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FF	FINISHED FLOOR
FO	FACE OF
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FOS	FACE OF STUD
FRT	FIRE RETARDANT TREATED
FT	FOOT, FEET
FURR	FURRING
GA	GAUGE
GALV	GALVANIZED
GWB	GYPSUM WALL BOARD
GYP	GYPSUM WALL BOARD
HR	HOUR
HT	HEIGHT
ID	INSIDE DIAMETER
INCL	INCLUDE, INCLUDED
INSUL	INSULATION
INT	INTERIOR
LH	LEFT HAND
MAX	MAXIMUM
MFR	MANUFACTURER
MKBD	MARKERBOARD
MIN	MINIMUM
MIR	MIRROR
MTL	METAL
NA	NOT APPLICABLE
NIC	NOT IN CONTRACT
OD	OUTSIDE DIAMETER
OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
OFOI	OWNER FURNISHED OWNER INSTALLED
OH	OVERHEAD
OHD	OVERHEAD DOOR
PERF	PERFORATED
PLAM	PRESSURE TREATED LAMINATE
PLY	PLYWOOD
PT	PAINT
RCP	REFLECTED CEILING PLAN
REBAR/RB	REINFORCING BARS
REF	REFERENCE
REQD	REQUIRED
SECT	SECTION
SCHED	SCHEDULE
SIM	SIMILAR
SPEC	SPECIFICATION
SS	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STRUCT	STRUCTURAL
TBD	TO BE DETERMINED
TDB	TOP OF BEAM
TOC	TOP OF CONCRETE
TOS	TOP OF STEEL
TYP	TYPICAL
UL	UNDERWRITERS LABORATORY CERTIFIED
UNFIN	UNFINISHED
UNO	UNLESS NOTED OTHERWISE
VIF	VERIFY IN FIELD
WD	WOOD

MATERIALS

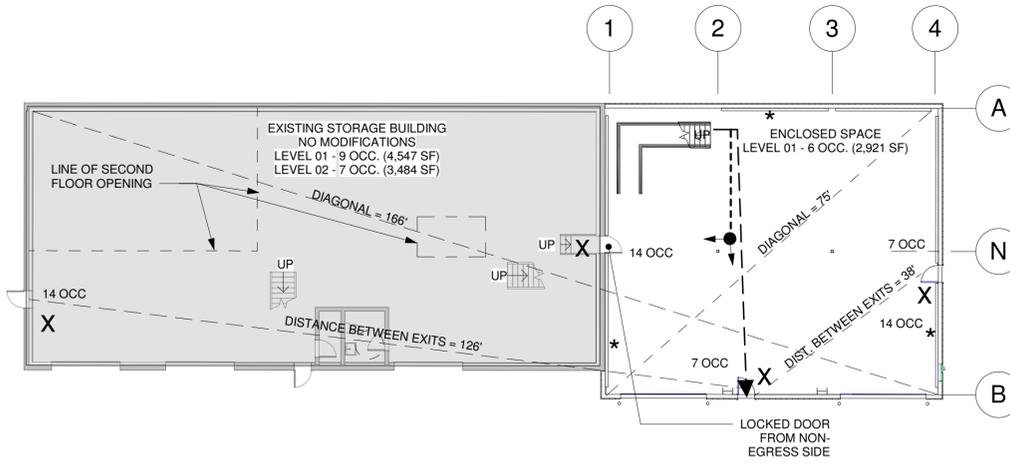
	CONCRETE (SECTION)
	EARTH (SECTION)
	FINISH CARPENTRY (SECTION)
	GYPSUM BOARD (SECTION)
	INSULATION, BATT (PLAN & SECTION)
	INSULATION, RIGID (PLAN & SECTION)
	MINERAL WOOD INSULATION (PLAN & SECTION)
	METAL (SECTION)
	FILL (SECTION)
	PLYWOOD (SECTION)
	WOOD, CONTINUOUS (SECTION)
	WOOD, BLOCKING (SECTION)
	STONE (PLAN)
	PAVING (SECTION)

GENERAL NOTES

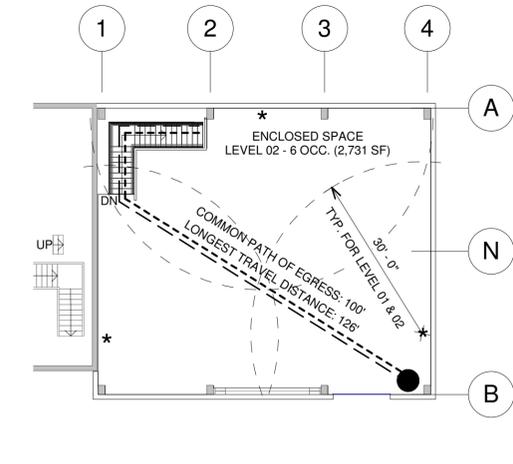
- CONSTRUCTION IS TO BE IN COMPLIANCE WITH ALL LOCAL, STATE, & FEDERAL BUILDING CODES.
- THE CITY OF VALDEZ STANDARD GENERAL PROVISIONS, DIVISION 10 APPLY TO THE PROJECT.
- CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS PRIOR TO COMMENCEMENT OF WORK.
- CONTRACTOR TO NOTIFY OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES TO AS-BUILT CONDITIONS.
- FOR PLUMBING AND MECHANICAL ITEMS NOTED FOR REMOVAL: REMOVE BACK TO SOURCE AND CAP.
- REUSE FIXTURES AS DESIGNATED, ALL OTHERS, COORDINATE WITH OWNER/BUILDING MANAGER FOR SALVAGE OR DISPOSAL.
- CONTRACTOR TO PROTECT ALL EXISTING BUILDINGS, STRUCTURES, FURNITURE, FINISHES, AND EQUIPMENT.
- ALL DIMENSIONS ARE TO FACE OF FINISH UNLESS OTHERWISE NOTED.

SYMBOLS

	GRID LINE INDICATION
	ROOM IDENTIFICATION
	ROOM NAME ROOM NUMBER AREA
	INTERIOR / EXTERIOR ELEVATION
	DASH INDICATES NO ELEVATION
	BUILDING SECTION
	SECTION NUMBER SECTION SHEET
	WALL SECTION
	SECTION NUMBER SECTION SHEET
	DETAIL
	DETAIL NUMBER DETAIL SHEET
	DOOR NUMBER
	REFER TO DOOR SCHEDULE
	WINDOW TYPE
	REFER TO WINDOW SCHEDULE
	KEYNOTE
	REFER TO NOTES LISTED ON SHEET
	WALL TYPE INDICATOR
	REFER TO WALL LEGEND
	FLOOR, CEILING, ROOF TYPE INDICATOR
	REFER TO FLOOR, CEILING, ROOF LEGEND
	WORK POINT
	(CONTROL or DATUM POINT)



1 LEVEL 1 CODE PLAN
1/16" = 1'-0"



2 LEVEL 2 CODE PLAN
1/16" = 1'-0"

CODE LEGEND

	COMMON PATH OF EGRESS		EXISTING CONSTRUCTION
	EXIT ACCESS TRAVEL DISTANCE		FIRE EXTINGUISHER
	EXIT ACCESS STARTING		FIRE EXIT
	DECISION POINT		

CODE ANALYSIS

PROJECT LOCATION DATA

ADDRESS: 613 WEST EGAN DRIVE
VALDEZ, ALASKA, 99686

AUTHORITY HAVING JURISDICTION: STATE OF ALASKA FIRE MARSHAL & CITY OF VALDEZ

2012 INTERNATIONAL BUILDING CODE 2012 INTERNATIONAL MECHANICAL CODE 2015 UNIFORM PLUMBING CODE
2017 NATIONAL ELECTRICAL CODE 2012 INTERNATIONAL FIRE CODE

PROJECT SUMMARY:

- EXISTING STORAGE S-2 BUILDING WITH ADJOINING COVERED STRUCTURE. ADJOINING COVERED STRUCTURE TO BE ENCLOSED AND REMAIN UNHEATED. ADDITIONALLY, STRUCTURE TO RECEIVE NEW SECOND FLOOR FOR ADDITIONAL STORAGE.

BUILDING SUMMARY:

EXISTING ENCLOSED STRUCTURE	LEVEL 01 - 4,547 SF
	LEVEL 02 - 3,484 SF
EXISTING CANOPY WITH NEW ENCLOSURE AND SECOND LEVEL	LEVEL 01 - 2,921 SF
	LEVEL 02 - 2,731 SF
	TOTAL - 13,683 SF

INTERNATIONAL BUILDING CODE ANALYSIS

IBC SECTION 302 OCCUPANCY CLASSIFICATION: S-2 - STORAGE

- IBC SECTION 503 - GENERAL BUILDING HEIGHT AND AREA LIMITATIONS
 - GROUP S-2/TYPE OF CONSTRUCTION: TYPE VB
 - STORIES - 2, HEIGHT - 40 FT
 - AREA - 13,500 SF/STORY

- IBC SECTION 506.2 - BUILDING AREA MODIFICATIONS - FRONTAGE INCREASE
 - {13,500 SF + [13,500 x ((209/420) - .25)(30/30)] + [13,500 x 0] = **16,843 SF PER FLOOR**}

- IBC SECTION 803.9 INTERIOR FINISH REQUIREMENTS BASED ON GROUP
 - GROUP S-2
 - EXIT PASSAGEWAYS: CLASS B
 - CORRIDORS AND ENCLOSURES FOR EXIT ACCESS: CLASS B
 - ROOMS AND ENCLOSED SPACES: CLASS C

- IBC SECTION 906 PORTABLE FIRE EXTINGUISHERS (FE):
 - MODERATE HAZARD STORAGE FACILITY
 - CLASS 10-B EXTINGUISHER
 - MAX. TRAVEL DISTANCE TO FE: 30 FT

- IBC SECTION 1004 OCCUPANT LOAD
 - WAREHOUSE: 1 OCCUPANT PER 500 GSF
 - BUILDING AREA: 13,900 SF
 - OCCUPANT LOAD: 28 OCCUPANTS

- IBC SECTION 1005 MEANS OF EGRESS SIZING
 - MAX OCCUPANT LOAD OF EGRESS: (28/2) - 14
 - EGRESS WIDTH AT STAIRS: 14 X 3' = 4.2'
 - MIN. STAIR WIDTH - 36" PER EXCEPTION 1 OF 1009.4 FOR FLOORS WITH LESS THAN 50 OCCUPANTS
 - EGRESS WIDTH AT OTHER COMPONENTS: 14 X .2" = 2.8"
 - EGRESS DOOR PROVIDED: 36"

- IBC SECTION 1008: DOORS
 - 1008.1.2: DOORS SHALL SWING IN DIRECTION OF TRAVEL WHERE SERVING AN OCCUPANT LOAD OF 50 OR MORE.

- IBC SECTION 1009.3: EXIT ACCESS STAIRWAYS
 - FLOOR OPENINGS BETWEEN STORIES CREATED BY EXIT ACCESS STAIRWAY SHALL BE ENCLOSED.
 - EXCEPTION 1: IN OTHER THAN GROUP I-2 AND I-3 OCCUPANCIES, EXIT ACCESS STAIRWAYS THAT SERVE OR ATMOSPHERICALLY COMMUNICATE BETWEEN ONLY TWO STORIES ARE NOT REQUIRED TO BE ENCLOSED.
 - REFERENCE NOTES BELOW ON IBC SECTION 1021.1 (1)

IBC SECTION 1011: EXIT SIGNS

- EXITS AND EXIT ACCESS DOORS SHALL BE MARKED BY AN APPROVED EXIT SIGN READILY VISIBLE FROM ANY DIRECTION OF EGRESS TRAVEL. THE PATH OF EGRESS TRAVEL TO EXITS SHALL BE MARKED BY READILY VISIBLE EXIT SIGNS TO CLEARLY INDICATE THE DIRECTION OF EGRESS TRAVEL.

- IBC SECTION 1014.3: COMMON PATH OF EGRESS DISTANCE
 - OCCUPANCY S, EQUAL OR LESS THAN 29 OCCUPANTS: 100'

- IBC SECTION 1014.2 EGRESS THROUGH INTERVENING SPACES
 - EGRESS THROUGH INTERVENING SPACES SHALL COMPLY WITH THIS SECTION

- EGRESS FROM A ROOM OR SPACE SHALL NOT PASS THROUGH ADJOINING OR INTERVENING ROOMS OR AREAS, EXCEPT WHERE SUCH ADJOINING ROOMS OR AREAS AND THE AREA SERVED ARE ACCESSORY TO ONE OR THE OTHER, ARE NOT A GROUP H OCCUPANCY AND PROVIDE A DISCERNIBLE PATH OF EGRESS TRAVEL TO AN EXIT.
 - EXCEPTION: MEANS OF EGRESS ARE NOT PROHIBITED THROUGH ADJOINING OR INTERVENING SPACES IN A GROUP H, S, OR F OCCUPANCY WHEN THE ADJOINING OR INTERVENING ROOMS OR SPACES ARE THE SAME OR A LESS HAZARD OCCUPANCY GROUP.

IBC SECTION 1021.1: GENERAL NUMBER OF EXITS

- EACH STORY ABOVE THE SECOND STORY OF A BUILDING SHALL HAVE A MINIMUM OF ONE INTERIOR OR EXTERIOR EXIT STAIRWAY, OR INTERIOR OR EXTERIOR EXIT RAMP.
 - THIS PROJECT DOES NOT HAVE A STORY ABOVE THE SECOND STORY, THEREFORE NEITHER AN INTERIOR OR EXTERIOR EXIT STAIRWAY IS REQUIRED; ONLY AN EXIT ACCESS STAIRWAY IS REQUIRED PER 1009.3.

IBC SECTION 1104.4: MULTILEVEL BUILDINGS AND FACILITIES

- AT LEAST ONE ACCESSIBLE ROUTE SHALL CONNECT EACH ACCESSIBLE LEVEL, INCLUDING MEZZANINES, IN MULTILEVEL BUILDINGS AND FACILITIES.
 - EXCEPTION: 1. AN ACCESSIBLE ROUTE IS NOT REQUIRED TO STORIES AND MEZZANINES THAT HAVE AN AGGREGATE AREA OF NOT MORE THAN 3,000 SQUARE FEET AND ARE LOCATED ABOVE AND BELOW ACCESSIBLE LEVELS.

PLUMBING FACILITIES

UPC TABLE 422.1*

OCCUPANCY TYPE: S-2		
28 OCCUPANTS:		
1. WATER CLOSETS:	14 MALE	14 FEMALE
2. URINALS:	0 MALE: 0 PROVIDED	1 FEMALE: 1 PROVIDED
3. LAVATORIES:	1 MALE: 1 PROVIDED	1 FEMALE: 1 PROVIDED
4. DRINK FOUNTAINS:	1 DRINK FOUNTAIN	(0 PROVIDED)

*EXISTING UNISEX RESTROOM PROVIDED TO ACCOMMODATE OCCUPANTS.



SPECIFICATIONS

SECTION 01 10 00 - SUMMARY

- 1. GENERAL:
A. PROJECT SUMMARY:
AT EXISTING METAL BUILDING (POLE BARN) - ENCLOSE STRUCTURE WITH INSULATED METAL PANELS.
B. OWNER: CITY OF VALDEZ
C. ARCHITECT: ECI ALASKA
2. OWNER OCCUPANCY:
A. COOPERATE AND COORDINATE WITH OWNER TO MINIMIZE CONFLICT AND TO FACILITATE OWNER'S OPERATIONS
3. PROVIDE ACCESS TO AND ACCOMMODATE OWNER OCCUPANCY
A. EMERGENCY BUILDING EXITS DURING CONSTRUCTION: KEEP ALL EXITS REQUIRED BY CODE OPEN DURING CONSTRUCTION PERIOD.
4. WORK SEQUENCE
A. COORDINATE CONSTRUCTION SCHEDULE AND OPERATION WITH OWNER
SECTION 01 25 00 - SUBSTITUTION PROCEDURES
1. SUBSTITUTIONS: CHANGES FROM CONTRACT DOCUMENTS REQUIREMENTS PROPOSED BY CONTRACTOR (TBD) TO MATERIALS, PRODUCTS, ASSEMBLIES, AND EQUIPMENT
A. SUBSTITUTIONS FOR CAUSE: PROPOSED CHANGE DUE TO CHANGED PROJECT CIRCUMSTANCES BEYOND CONTRACTOR'S CONTROL
2. REFERENCE STANDARDS:
A. CSI/CSC FORM 1.5C - SUBSTITUTION REQUEST DURING BIDDING/NEGOTIATION
B. CSI/CSC FORM 13.1A - SUBSTITUTION REQUEST AFTER BIDDING/NEGOTIATION
3. GENERAL REQUIREMENTS
A. DOCUMENT EACH REQUEST WITH COMPLETE DATA SUBSTANTIATING COMPLIANCE OF SUBSTITUTION WITH CONTRACT DOCUMENTS AND EQUAL QUALITY AND PERFORMANCE TO BASIS OF DESIGN PRODUCTS.
SECTION 01 30 00 - ADMINISTRATIVE REQUIREMENTS
1. MAKE THE FOLLOWING TYPE OF SUBMITTALS TO THE ARCHITECT
A. REQUESTS FOR INFORMATION
B. REQUESTS FOR SUBSTITUTION
C. SHOP DRAWINGS, PRODUCT DATA, AND SAMPLES
D. TEST AND INSPECTION REPORTS
E. DESIGN DATA
F. MANUFACTURER'S INSTRUCTIONS AND FIELD REPORTS
G. APPLICATIONS FOR PAYMENT AND CHANGE ORDER REQUESTS
H. PROGRESS SCHEDULES
I. COORDINATION DRAWINGS
J. CORRECTION PUNCH LIST AND FINAL CORRECTION PUNCH LIST FOR SUBSTANTIAL COMPLETION
K. CLOSEOUT SUBMITTALS
2. ELECTRONIC DOCUMENT SUBMITTALS
A. ALL DOCUMENTS TRANSMITTED FOR PURPOSES OF ADMINISTRATION OF THE CONTRACT ARE TO BE IN ELECTRONIC (PDF) FORMAT AND TRANSMITTED VIA EMAIL AND ARCHIVED ON A BOX SITE OR OTHER OPEN ACCESS PLATFORM.
B. PDF'S SHALL BE TITLED BY SPEC. SECTION SUBMITTED, BOOKMARKED, AND TEXT SEARCHABLE
3. PRECONSTRUCTION MEETING
A. OWNER OR OWNER'S REP. WILL SCHEDULE MEETING AFTER NOTICE OF AWARD
B. ATTENDANCE REQUIRED: OWNER, ARCHITECT, CONTRACTOR, MECHANICAL, PLUMBING, ELECTRICAL SUB-CONTRACTORS
C. AGENDA:
a. EXECUTION OF OWNER-CONTRACTOR AGREEMENT
b. SUBMISSION OF BONDS AND INSURANCE CERTIFICATES
c. DISTRIBUTION OF CONTRACT DOCUMENTS
d. LIST OF SUBCONTRACTORS, PRODUCTS, SCHEDULE OF VALUES, AND PROGRESS SCHEDULE
e. DESIGNATION OF PERSONNEL REPRESENTING CONTRACTOR, OWNER, ARCHITECT PROCEDURES AND PROCESSING OF FIELD DECISIONS, SUBMITTALS
f. SUBSTITUTION REQUESTS, APPLICATIONS FOR PAYMENT, PROPOSAL REQUEST, CHANGE ORDERS, AND CONTRACT CLOSEOUT PROCEDURES
g. SCHEDULING
h. SAFETY AND SECURITY PROCEDURES
i. PROCEDURES FOR TESTING
j. SPECIAL INSPECTIONS
D. CONTRACTOR WILL RECORD MINUTES AND DISTRIBUTE COPIES WITHIN 3 DAYS TO PARTICIPANTS AND THOSE AFFECTED BY DECISIONS MADE.
4. SITE MOBILIZATION MEETING: CONTRACTOR WILL SCHEDULE MEETING PRIOR TO CONTRACTOR OCCUPANCY
A. ATTENDANCE REQUIRED: CONTRACTOR, OWNER, ARCHITECT, CONTRACTOR SUPERINTENDENT, MAJOR SUBCONTRACTORS
B. AGENDA:
a. USE OF PREMISES
b. OWNER REQUIREMENTS AND OCCUPANCY PRIOR TO COMPLETION
c. CONSTRUCTION FACILITIES AND CONTROLS PROVIDED BY OWNER
d. TEMPORARY UTILITIES PROVIDED BY OWNER
e. SECURITY AND HOUSEKEEPING PROCEDURES
f. SCHEDULES
g. APPLICATION FOR PAYMENT PROCEDURES
h. PROGRESS MEETING SCHEDULE DURING CONSTRUCTION
i. CONSTRUCTION REPORT SCHEDULE DURING CONSTRUCTION
j. CONTRACTOR WILL RECORD MINUTES AND DISTRIBUTE COPIES TO WITHIN 2 DAYS AFTER MEETING TO PARTICIPANTS AND THOSE AFFECTED BY DECISIONS MADE.
5. REQUESTS FOR INFORMATION (RFIS)
A. DEFINITION: A REQUEST SEEKING ONE OF THE FOLLOWING: AN INTERPRETATION OR CLARIFICATION OF SOME REQUIREMENT OF THE CONTRACT DOCUMENTS ARISING FROM AN INABILITY TO DETERMINE DESIGN INTENT, A RESOLUTION TO AN ISSUE WHICH HAS ARISEN DUE TO FIELD CONDITIONS AND AFFECTS DESIGN INTENT
B. PREPARE RFI IMMEDIATELY UPON DISCOVERING OF NEED FOR INTERPRETATION. PROVIDE SEPARATE RFI FOR EACH ITEM.
C. CONTENT OF ANSWERED RFIS WILL NOT CONSTITUTE IN ANY MANNER A DIRECTIVE OR AUTHORIZATION TO PERFORM EXTRA WORK OR DELAY THE PROJECT. CONTRACTOR MUST PROVIDE NOTICE TO THIS EFFECT.
6. SUBMITTALS
A. WHEN PRODUCTS OR FABRICATIONS ARE SPECIFIED IN INDIVIDUAL SECTIONS OR IDENTIFIED IN DRAWINGS, SUBMIT THE FOLLOWING
a. PRODUCT DATA
b. SHOP DRAWINGS
c. SAMPLES FOR SELECTION
d. SAMPLES FOR VERIFICATION
B. SUBMIT TO ARCHITECT FOR REVIEW FOR THE LIMITED PURPOSE OF CHECKING FOR CONFORMANCE TO CONTRACT DOCUMENTS. SAMPLES REVIEWED FOR AESTHETIC, COLOR, OR FINISH SELECTION.
7. INFORMATION BULLETIN IS PROVIDED BY THE ARCHITECT OR OWNER TO GIVE ADDITIONAL INFORMATION TO THE CONTRACTOR.
A. ADDITIONAL INFORMATION MAY OR MAY NOT RESULT IN A CHANGE TO THE CONTRACT TIME OR CONTRACT SUM. IN THE EVENT THE CONTRACTOR BELIEVE THE INFORMATION BULLETIN WARRANTS CHANGE IN THE CONTRACT TIME OR SUM, THEY WILL NOTIFY OWNER AND ARCHITECT IN WRITING WITHIN 10 DAYS.

SECTION 01 60 00 - PRODUCT REQUIREMENTS

- 1. SUBMITTALS
A. PRODUCT DATA: SUBMIT MANUFACTURER'S STANDARD PRODUCT PUBLISHED DATA
B. SHOP DRAWING SUBMITTALS: PREPARED SPECIFICALLY FOR THIS PROJECT
C. SAMPLE SUBMITTALS: ILLUSTRATE FUNCTION AND AESTHETIC CHARACTERISTICS OF THE PRODUCT. FOR FINISHES, SUBMIT MANUFACTURER'S FULL RANGE OF COLORS
SECTION 01 70 00 - EXECUTION AND CLOSEOUT REQUIREMENTS
1. DEMOLITION PLAN: SUBMIT DEMOLITION PLAN AS SPECIFIED BY OSHA AND LOCAL AUTHORITIES. CUTTING AND PATCHING: SUBMIT WRITTEN REQUEST IN ADVANCE OF CUTTING OR ALTERATION THAT AFFECT STRUCTURAL INTEGRITY, INTEGRITY OF WEATHER PROTECTION, OPERATION OF ANY OPERATIONAL ELEMENT.
2. PROJECT RECORD DOCUMENTS: ACCURATELY RECORD ACTUAL LOCATIONS OF CAPPED AND ACTIVE UTILITIES.
3. PROJECT CONDITIONS
A. DUST CONTROL: EXECUTE WORK BY METHODS TO MINIMIZE RAISING DUST FROM CONSTRUCTION OPERATIONS.
4. COORDINATION
A. COORDINATE SCHEDULING, SUBMITTALS, AND WORK OF VARIOUS SECTIONS OF THE PROJECT MANUAL TO ENSURE EFFICIENT AND ORDERLY SEQUENCE OF INSTALLATION OF INTERDEPENDENT CONSTRUCTION ELEMENTS, WITH PROVISIONS FOR ACCOMMODATING ITEMS INSTALLED LATER.
B. COORDINATE COMPLETION AND CLEAN-UP OF WORK OF SEPARATE SECTIONS
C. AFTER OWNER OCCUPANCY OF PREMISES, COORDINATE ACCESS TO SITE FOR CORRECTION OF DEFECTIVE WORK AND WORK NOT IN ACCORDANCE WITH CONTRACT DOCUMENTS, TO MINIMIZE DISRUPTION TO OWNER'S ACTIVITIES.
5. EXAMINATION
A. VERIFY THAT EXISTING SITE CONDITIONS AND SUBSTRATE SURFACES ARE ACCEPTABLE FOR SUBSEQUENT WORK. START OF WORK MEANS ACCEPTANCE OF EXISTING CONDITIONS.
B. VERIFY THAT EXISTING SUBSTRATE IS CAPABLE OF STRUCTURAL SUPPORT OR ATTACHMENT OF NEW WORK BEING APPLIED OR ATTACHED.
C. TAKE FIELD MEASUREMENTS PRIOR TO CONFIRMED PRODUCT ORDERS OR BEGINNING FABRICATION
6. PREPARATION
A. CLEAN SUBSTRATE SURFACES PRIOR TO APPLYING NEXT MATERIAL OR SUBSTANCE
B. SEAL CRACKS OR OPENINGS OF SUBSTRATE PRIOR TO APPLYING NEXT MATERIAL OR SUBSTANCE
7. PRE-INSTALLATION MEETINGS
A. WHEN REQUIRED IN INDIVIDUAL SPECIFICATION SECTIONS, CONVENE A PREINSTALLATION MEETING ON THE SITE PRIOR TO COMMENCING WORK OF THE SECTION.
8. LAYING OUT THE WORK
A. VERIFY LOCATIONS OF EXISTING CONSTRUCTION PRIOR TO STARTING WORK
9. GENERAL INSTALLATION REQUIREMENTS
A. IN ADDITION TO COMPLIANCE WITH REGULATORY REQUIREMENTS, CONDUCT CONSTRUCTION OPERATIONS IN COMPLIANCE WITH NFPA 241
B. MAKE VERTICAL ELEMENTS PLUMB AND HORIZONTAL ELEMENTS LEVEL UNLESS NOTED OTHERWISE.
C. MAKE NEAT TRANSITIONS BETWEEN DIFFERENT SURFACES, MAKE SEAMLESS TRANSITIONS WITH CONSISTENT TEXTURE
11. ALTERATIONS
A. DRAWINGS SHOWING EXISTING CONSTRUCTION ARE BASED ON CASUAL FIELD OBSERVATION AND EXISTING RECORD DOCUMENT ONLY.
a. VERIFY CONSTRUCTION IS AS INDICATED
b. REPORT DISCREPANCIES TO ARCHITECT
c. BEGINNING OF ALTERATION WORK CONSTITUTES ACCEPTANCE OF EXISTING CONDITIONS.
B. KEEP AREAS IN WHICH ALTERATIONS ARE BEING CONDUCTED SEPARATED FROM OTHER AREAS THAT ARE STILL OCCUPIED
C. MAINTAIN WEATHERPROOF EXTERIOR BUILDING ENVELOPE EXCEPT FOR INTERRUPTIONS REQUIRED FOR REPLACEMENT OR MODIFICATION, TAKE CARE TO PREVENT WATER AND HUMIDITY DAMAGE.
D. REMOVE EXISTING WORK AS INDICATED TO ACCOMPLISH NEW WORK.
E. PROTECT EXISTING WORK TO REMAIN
F. ADAPT EXISTING WORK TO FIT NEW WORK; MAKE AS NEAT AND SMOOTH A TRANSITION AS POSSIBLE.
G. REMOVE DEMOLITION DEBRIS AND ABANDONED ITEMS FROM ALTERATION AREA AND DISPOSE OF OFF-SITE
H. DO NOT BEGIN NEW CONSTRUCTION IN ALTERATIONS AREA UNTIL DEMOLITION IS COMPLETE.
12. CUTTING AND PATCHING
A. PERFORM WHATEVER CUTTING AND PATCHING IS NECESSARY TO: COMPLETE THE WORK, FIT PRODUCTS TOGETHER TO INTEGRATE WITH OTHER WORK, PROVIDE OPENINGS FOR MECHANICAL OR ELECTRICAL ITEMS, MATCH WORK THAT HAS CUT TO ADJACENT WORK, REPAIR AREAS ADJACENT TO CUTS TO REQUIRED CONDITION, REPAIR NEW WORK DAMAGED BY SUBSEQUENT WORK, REMOVE AND REPLACE DAMAGED AND NON-CONFIRMING WORK.
B. PATCHING: FINISH PATCHED SURFACES TO MATCH FINISH THAT EXISTING PRIOR TO PATCHING. MATCH COLOR, TEXTURE, AND APPEARANCE, REPAIR PATCHED SURFACES THAT ARE DAMAGED.
13. PROGRESS CLEANING: COORDINATE WITH OWNER FOR USE OF ROLL-OFF DUMPSTERS AND TO DETERMINE APPROPRIATE LANDFILL TO TRANSPORT WASTE.
14. PROTECTION OF INSTALLED WORK: PROTECT INSTALLED WORK FROM DAMAGE BY CONSTRUCTION OPERATIONS.
15. CORRECTION OF WORK: REPAIR OR REMOVE AND REPLACE DEFECTIVE CONSTRUCTION. RESTORE DAMAGED SUBSTRATES AND FINISHES. REPLACE DEFECTIVE PARTS.
16. SYSTEM START-UP: COORDINATE SCHEDULE FOR START-UP OF VARIOUS EQUIPMENT AND SYSTEMS WITH OWNER.
17. ADJUSTING: ADJUST OPERATING PRODUCTS AND EQUIPMENT TO ENSURE SMOOTH AND UNHINDERED OPERATION.
18. FINAL CLEANING: EXECUTE FINAL CLEANING PRIOR TO FINAL PROJECT ASSESSMENT. MAINTENANCE: PROVIDE SERVICE AND MAINTENANCE OF COMPONENTS INDICATED IN SPECIFICATION SECTIONS.

SECTION 02 41 00 - DEMOLITION

- 1. REFERENCE STANDARDS: 29 CFR 1926 - US OCCUPATIONAL SAFETY AND HEALTH STANDARDS: CURRENT EDITION
2. SUBMITTALS
A. SEE SECTION 01 30 00 FOR SUBMITTAL PROCEDURES
B. PROJECT RECORD DOCUMENTS: ACCURATELY RECORD LOCATIONS OF CAPPED AND ACTIVE UTILITIES.
3. QUALITY ASSURANCE
A. CONFORM TO ALL APPLICABLE CODES FOR DEMOLITION.
B. CONFORM TO APPLICABLE CODES FOR PROCEDURES WHEN HAZARDOUS OR CONTAMINATED MATERIALS ARE DISCOVERED.
C. PERFORM WORK IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE, AND LOCAL STANDARDS.
4. SCOPE
A. REFER TO DRAWINGS
5. REMOVE OTHER ITEMS INDICATED FOR SALVAGE, RELOCATION, AND RECYCLING. COMPLY WITH APPLICABLE CODES AND REGULATIONS FOR DEMOLITION OPERATIONS AND SAFETY OF ADJACENT STRUCTURES AND THE PUBLIC
A. OBTAIN REQUIRED PERMITS
B. REVIEW THE NESHAP SURVEY PERFORMED BY OWNER AND SUBMIT A PLAN TO ADDRESS ALL HAZARDOUS MATERIAL REMOVAL AND DISPOSAL
6. DO NOT BEGIN REMOVAL UNTIL RECEIPT OF NOTIFICATION TO PROCEED FROM OWNER
7. PROTECT EXISTING STRUCTURES AND OTHER ELEMENTS THAT ARE NOT TO BE REMOVED
8. HAZARDOUS MATERIALS: COMPLY WITH 29 CFR 1926 AND STATE AND LOCAL REGULATION EXISTING UTILITIES
A. COORDINATE WORK WITH UTILITY COMPANIES; NOTIFY BEFORE STARTING WORK AND COMPLY WITH THEIR REQUIREMENTS, OBTAIN REQUIRED PERMITS.
9. SELECTIVE DEMOLITION FOR ALTERATIONS
A. DRAWINGS SHOWING EXISTING CONDITIONS ARE BASED ON CASUAL FIELD OBSERVATIONS AND EXISTING RECORD DOCUMENTS ONLY.
B. REMOVE EXISTING WORK AS INDICATED AND AS REQUIRED TO ACCOMPLISH NEW WORK
C. PROTECT EXISTING WORK TO REMAIN.
11. DEBRIS AND WASTE REMOVAL
A. REMOVE DEBRIS, JUNK, AND TRASH FROM SITE
B. LEAVE SITE IN CLEAN CONDITION, READY FOR SUBSEQUENT WORK
C. CLEAN UP SPILLAGE AND WIND-BLOWN DEBRIS FROM PUBLIC AND PRIVATE LANDS.

SECTION 07 42 13 - WALL PANELS

- 1. GENERAL: SECTION INCLUDES STEEL FACE, POLYURETHANE (POLYSOCYANURATE) METAL WALL PANELS AND ASSOCIATED FASTENERS AND TRIM
2. SUBMITTALS:
A. PRODUCT DATA: SUBMIT MANUFACTURER CURRENT TECHNICAL LITERATURE FOR EACH TYPE OF PRODUCT
B. SHOP DRAWINGS: SUBMIT DETAILED DRAWING AND PANEL ANALYSIS SHOWING:
a. PROFILE
b. GAUGE OF BOTH EXTERIOR AND INTERIOR SHEET
c. LOCATION LAYOUT AND DIMENSIONS OF PANELS
d. SHAPE AND METHOD OF ATTACHMENT OF ALL TRIM
e. LOCATIONS AND TYPE OF SEALANTS
f. OTHER DETAILS AS MAY BE REQUIRED FOR A WEATHERTIGHT INSTALLATION
3. PRODUCTS - BASIS OF DESIGN
A. MANUFACTURER:KINGSPAN
B. PRODUCT: 200 SERIES INVERTED RIB
C. WIDTH: 42"
D. THICKNESS: VARIES PER DRAWINGS
E. APPLICATION: VERTICAL EXTERIOR ENCLOSURE
F. EMBOSING: MATCH ADJACENT EXISTING IMP FINISH
4. ACCESSORIES
A. UTILIZE MANUFACTURER RECOMMENDED/PROVIDED FASTENERS, SEALANTS, AND SYSTEM TRIM COMPONENTS
5. EXECUTION
A. VERIFY THAT PROJECT CONDITIONS ARE APPROPRIATE FOR WORK IN THIS SECTION.

SECTION 07 90 00 - JOINT PROTECTION

- 1. GENERAL: SECTION COVERS SEALANT PRODUCTS FOR INCIDENTAL CONDITIONS THAT DO NOT INCLUDE TYPICAL IMP AND ROOFING PANEL INSTALLATION
2. SUBMITTALS
A. PRODUCT DATA: PROVIDE COMPLETE LIST OF PRODUCTS TO BE USED INCLUDING MANUFACTURER'S NAME, PRODUCT NAME, AND PRODUCT CATEGORY
B. MANUFACTURER INSTRUCTIONS AND MAINTENANCE DATA
3. SEALANTS
A. NON-STAINING SILICONE SEALANT: ASTM C920, GRADE NS, USES M AND A; NOT EXPECTED TO WITHSTAND CONTINUOUS WATER IMMERSION OR TRAFFIC.
a. MOVEMENT CAPABILITY: PLUS AND MINUS 50 PERCENT, MINIMUM
b. NON-STAINING TO POROUS STONE: NON-STAINING TO LIGHT-COLORED NATURAL STONE WHEN TESTED IN ACCORDANCE WITH ASTM C1248.3. DIRT PICK-UP: REDUCED DIRT PICK-UP COMPARED TO OTHER SILICONE SEALANTS.
c. COLOR: MATCH ADJACENT FINISHED SURFACES

SECTION 08 11 13 - HOLLOW METAL DOORS AND FRAMES AND HARDWARE

- 1. GENERAL: SECTION COVERS HOLLOW METAL DOORS AND FRAMES
2. REFERENCES:
A. HMMA - HOLLOW METAL MANUFACTURERS ASSOCIATION
B. NAAMM - NATIONAL ASSOCIATION OF ARCHITECTURAL METAL MANUFACTURERS
C. SDI - STEEL DOOR INSTITUTE
D. UL - UNDERWRITERS LABORATORY
3. SUBMITTALS
A. PRODUCT DATA: MATERIAL AND DETAILS OF DESIGN AND CONSTRUCTION, HARDWARE LOCATIONS, ANCHORAGE AND FASTENING METHODS, FINISHES
B. SHOP DRAWINGS: DETAIL OF OPENING, ELEVATION, FRAME PROFILE, AND INDICATED FINISH REQUIREMENTS
C. INSTALLATION INSTRUCTIONS
4. PRODUCTS: BASIS OF DESIGN HOLLOW METAL DOOR AND FRAME MANUFACTURER: CECO DOOR HOLLOW METAL DOORS
A. BASIS OF DESIGN: LEGION POLYSTYRENE CORE FLUSH PANEL STEEL DOORS
B. EXTERIOR DOOR, THERMALLY INSULATED (BASED ON SDI STANDARDS)
a. LEVEL OF HEAVY DUTY
b. PHYSICAL ENDURANCE LEVEL A, 1,000,000 CYCLES, IN ACCORDANCE W/ ANSIS/SDI A250.4
c. FACE PANEL: FULL FLUSH
d. DOOR FACE METAL THICKNESS - 18 GA
e. DOOR CORE MATERIAL: POLYSTYRENE
f. DOOR THICKNESS: 1 3/4 NOMINAL
g. DOOR FACE SHEET: FLUSH, G90, GALVANIZED STEEL
5. HOLLOW METAL FRAMES: CONFORM TO SDI GUIDE SPEC, ANSI 250.8
A. BASIS OF DESIGN PRODUCT: SU SERIES
B. MATERIALS
a. DUTY LEVEL: HEAVY DUTY, 16GA, G90
b. PHYSICAL ENDURANCE LEVEL: LEVEL A (1,000,000 CYCLES) PER ANSI 250.4
c. STEEL: HOT-DIPPED GALVANIZED CONFORMING TO ASTM A924 AND A653
d. FRAME TYPE: WELDED
e. PROFILE: DOUBLE RABBIT
f. FRAME DIMENSIONS: REFER TO DRAWINGS
g. HANDING: REFER TO DRAWINGS
h. FINISH: SHOP PRIMED, PREPPED FOR FIELD PAINT
7. HARDWARE SCHEDULE: REFER TO DRAWINGS
8. EXECUTION
A. VERIFY EXISTING CONDITIONS BEFORE STARTING WORK
B. VERIFY OPENING SIZES AND TOLERANCES ARE ACCEPTABLE
C. INSTALL DOOR AND FRAME IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS
D. INSTALL DOOR AND FRAME PLUMB AND LEVEL, MAX. DIAGONAL DISTORTION OF 1/16", CORNER TO CORNER
E. ADJUST FOR SMOOTH AND BALANCED DOOR MOVEMENT
F. INCLUDE CLOSER REINFORCEMENT WHERE NOTED ON DOOR SCHEDULE

SECTION 08 36 13 - OVERHEAD SECTIONAL DOORS

- 1. GENERAL: SECTION INCLUDES OVERHEAD SECTIONAL STEEL DOOR SYSTEMS
2. SUBMITTALS:
A. PRODUCT DATA: SUBMIT MANUFACTURER CURRENT TECHNICAL LITERATURE FOR EACH TYPE OF PRODUCT
B. SHOP DRAWINGS: SUBMIT DETAILED DRAWINGS SHOWING
a. PANEL DETAILS
b. DOOR PANEL DETAILS
c. INSTALLATION GUIDES
3. PRODUCTS - BASIS OF DESIGN DOORS PROVIDED BY OVERHEAD DOOR CORPORATION
A. BASIS OF DESIGN PRODUCT: MODEL 592
B. WIND LOADS: DESIGN AND SIZE COMPONENTS TO WITHSTAND LOADS CAUSE BY PRESSURE AND SUCTION FORCE
a. DESIGN PRESSURE (ASTM E330): 26.5 LBS/SF
b. ULTIMATE PRESSURE: 44 LBS/SF
C. ELECTRIC OPERATOR: MODEL RSX (EXISTING UNIT AT MAINTENANCE SHOP MAY BE SALVAGED)
a. OPERATOR MOUNTING STYLE: TROLLEY-TYPE
D. LIFT TRACK: STANDARD
E. NOMINAL THICKNESS: 2"
F. JAMB WEATHERSEALS

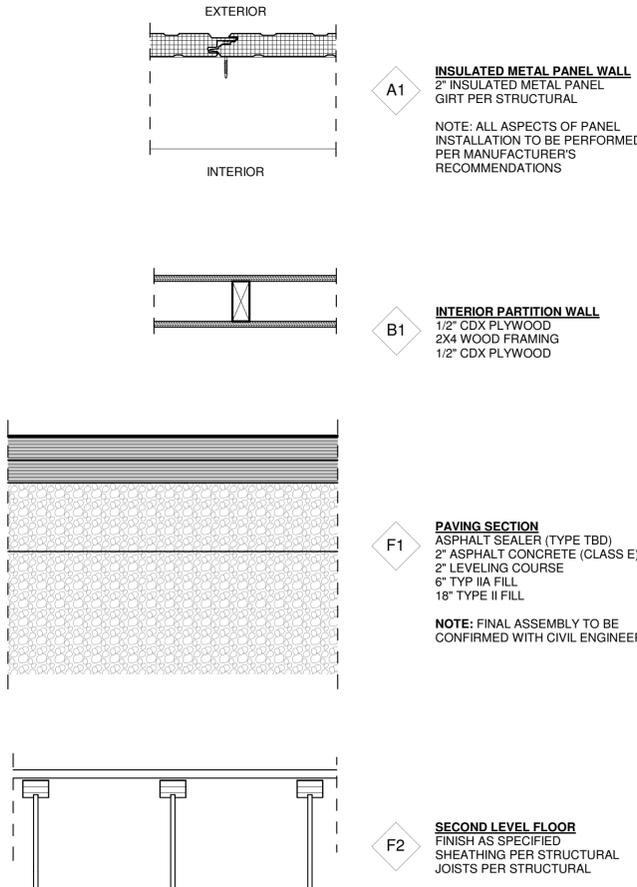
SECTION 09 90 00 - PAINTING

- 1. GENERAL: SECTION INCLUDES SURFACE PREP AND FIELD APPLICATION OF PAINT
2. REFERENCES:
A. MPI: MASTER PAINTER INSTITUTE
B. ASTM D16
3. SUBMITTALS
A. PRODUCT DATA: PROVIDE COMPLETE LIST OF PRODUCTS TO BE USED INCLUDING MANUFACTURER'S NAME, PRODUCT NAME, AND PRODUCT CATEGORY
B. SAMPLES: PROVIDE 2 DRAW DOWN SAMPLES, 8.5" X 11" ILLUSTRATING SPECIFIED COLOR
C. MANUFACTURER INSTRUCTIONS AND MAINTENANCE DATA
D. MAINTENANCE MATERIALS: 1 GALLON OF SPECIFIED COLOR, FROM SAME PRODUCT RUN
4. MANUFACTURER:
A. PROVIDE PAINTS AND FINISHED USED IN ANY INDIVIDUAL SYSTEM FROM THE SAME MANUFACTURER
B. BASIS OF DESIGN MANUFACTURER: SHERWIN WILLIAMS
5. PAINT - GENERAL
A. PAINT: READY MIXED
B. FLAMMABILITY: COMPLY WITH APPLICABLE CODE FOR SURFACE BURNING
C. CHARACTERISTICS
D. COLOR: TO MATCH PAINT COLOR ON ADJACENT CONSTRUCTION, COORDINATE WITH OWNER TO VERIFY EXISTING PAINT.
6. PAINT SYSTEMS
A. HM DOOR AND FRAME:
a. TWO TOP COATS AND ONE COAT PRIMER
b. TOP COAT: INTERIOR EPOXY-MODIFIED LATER; MPI #115 OR 215
c. PRODUCT: SHERWIN WILLIAMS WATER BASED CATALYZED EPOXY SEMI-GLOSS
B. SECOND FLOOR SHEATHING
a. ONE TOP COAT AND ONE COAT PRIMER
b. PRIMER BASIS OF DESIGN: SHERWIN WILLIAMS ARMORSEAL 1000 HS EPOXY
c. TOP COAT BASIS OF DESIGN: SHERWIN WILLIAMS ARMORSEAL 1000 HS EPOXY WITH H&C SHARKGRIP SLIP RESISTANT ADDITIVE
7. EXECUTION
A. PREP SURFACES TO RECEIVE PAINT PER MANUFACTURER'S INSTRUCTIONS
B. APPLICATION PER MANUFACTURER'S WRITTEN INSTRUCTIONS AND RECOMMENDATIONS IN 'MPI ARCHITECTURAL PAINTING SPECIFICATION MANUAL'
C. CLEAN WASTE THAT COULD CONSTITUTE A FIRE HAZARD
D. PROTECT FINISHES UNTIL COMPLETION OF PROJECT. TOUCH UP DAMAGED FINISHES

SECTION 11 13 00 - LOADING DOCK EQUIPMENT

- 1. GENERAL: SECTION INCLUDES SAFETY GATE FOR SECOND FLOOR LOADING AREA
2. SUBMITTALS
A. PRODUCT DATA: MATERIAL AND DETAILS OF DESIGN AND CONSTRUCTION, HARDWARE LOCATIONS, ANCHORAGE AND FASTENING METHODS, FINISH INSTALLATION INSTRUCTION
3. PRODUCTS:
A. MANUFACTURER: PS SAFETY ACCESS
B. PRODUCT: DAGESAFE LOADING DOCK SAFETY GATE (LDSG-144-PCY)
C. WIDTH: UP TO 12'-0"

ASSEMBLIES

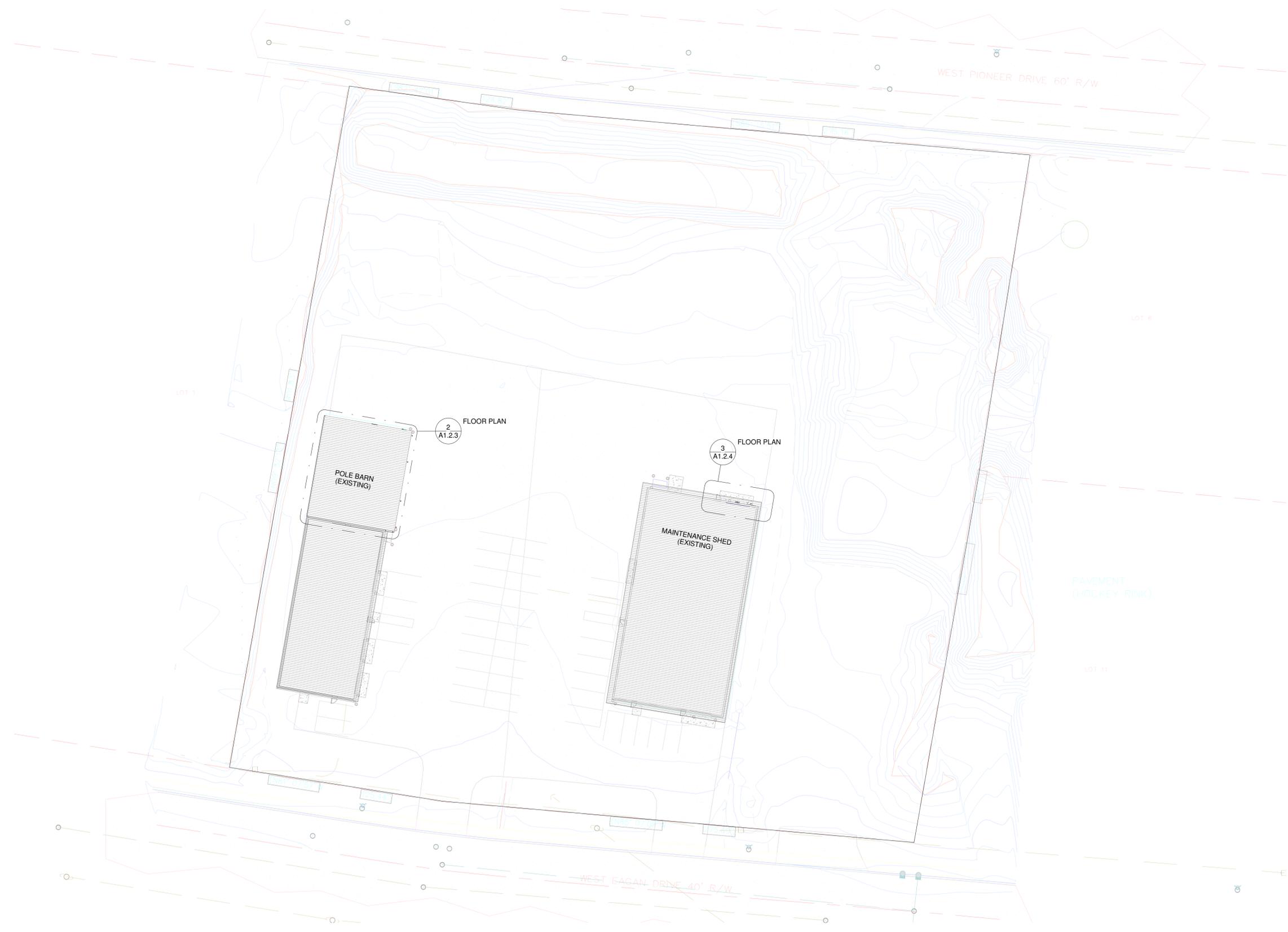


CITY OF VALDEZ
BUILDING MAINTENANCE SHARED FACILITY PROJECT
CONSTRUCTION DOCUMENTS
PROJECT NO. 18-0011.01
2019 ECI/Hyer, Inc.
ECI ARCHITECTURE DESIGN STRATEGY
3909 ARCTIC BOULEVARD, SUITE 103
ANCHORAGE, ALASKA 99503 907.561.5543



SPECIFICATIONS AND ASSEMBLIES
AUTHOR: JDB
CHECKED: JWS
REVISION:
ISSUE DATE: JUNE 11, 2019
OWNER PROJECT NO. -

1 SITE PLAN
1" = 30'-0"



SITE PLAN

AUTHOR: JDB
 REVISION:
 ISSUE DATE: JUNE 11, 2019
 OWNER PROJECT NO: -

CHECKED: BAM

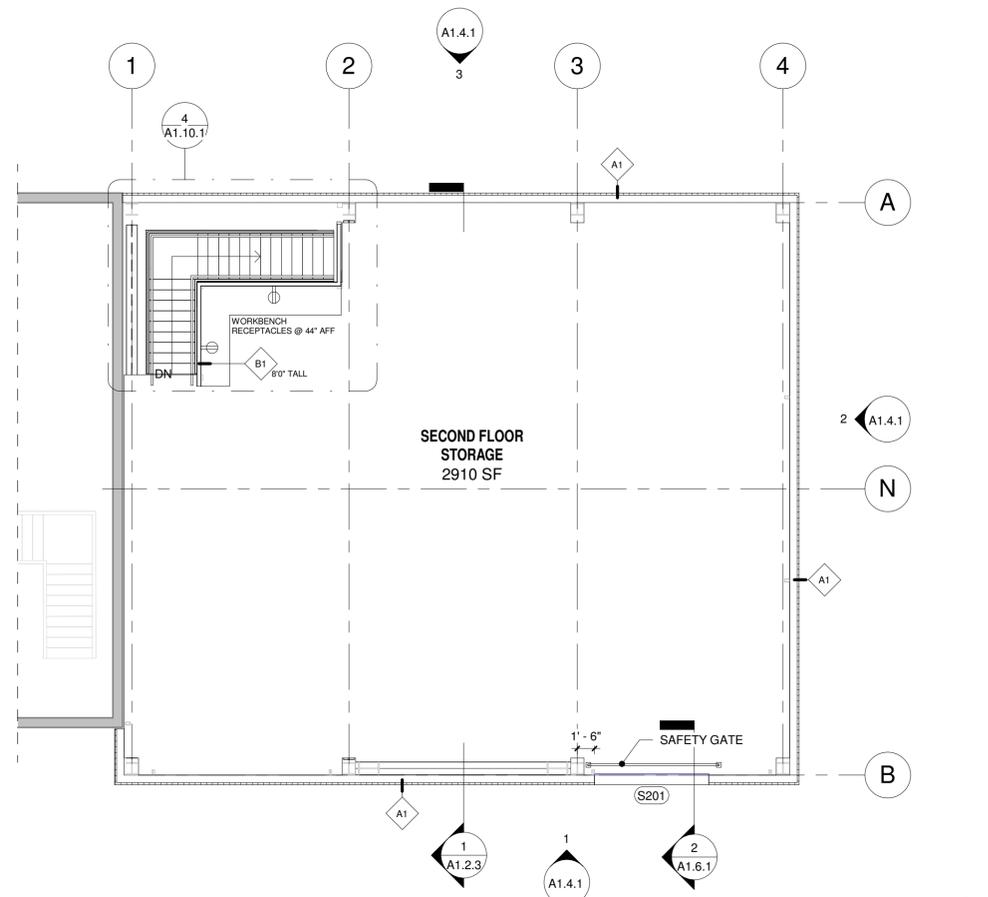


CITY OF VALDEZ
BUILDING MAINTENANCE SHARED FACILITY PROJECT

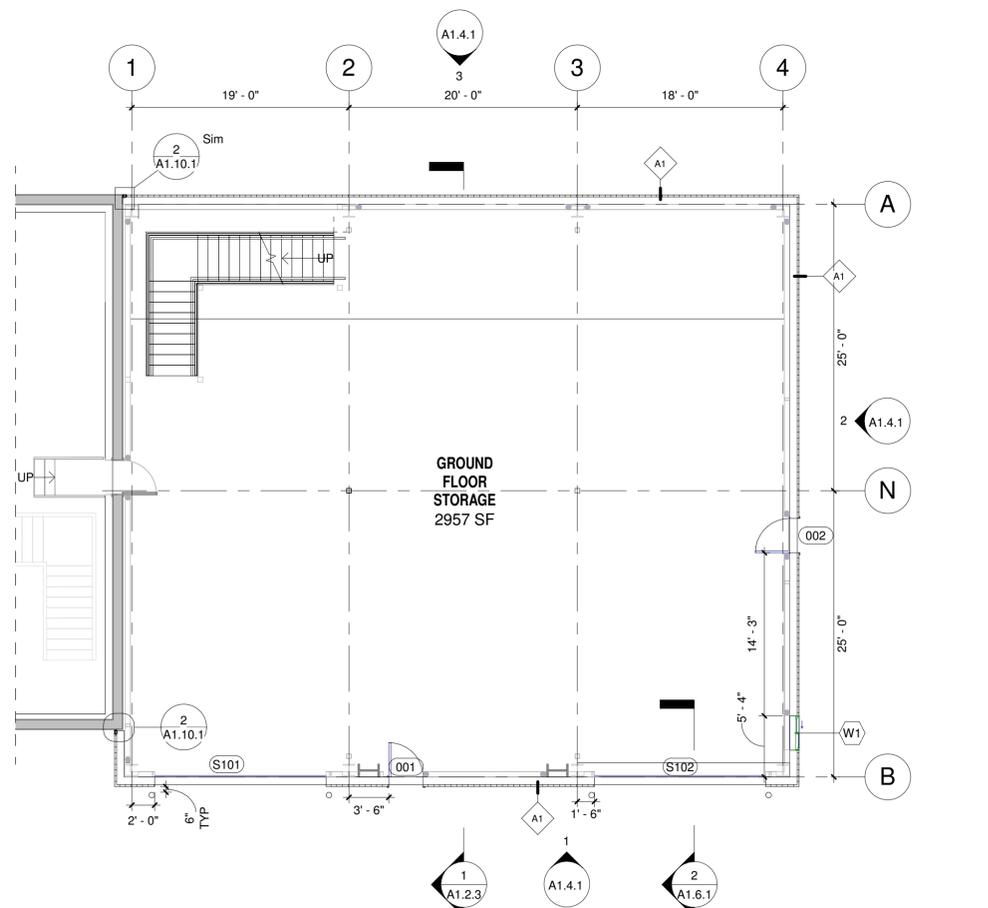
CONSTRUCTION DOCUMENTS

ECI ARCHITECTURE DESIGN STRATEGY
 3909 ARCTIC BOULEVARD, SUITE 103
 ANCHORAGE, ALASKA 99503 907.561.5543
 PROJECT NO. 18-0011.01

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4 MEZZANINE
1/8" = 1'-0"

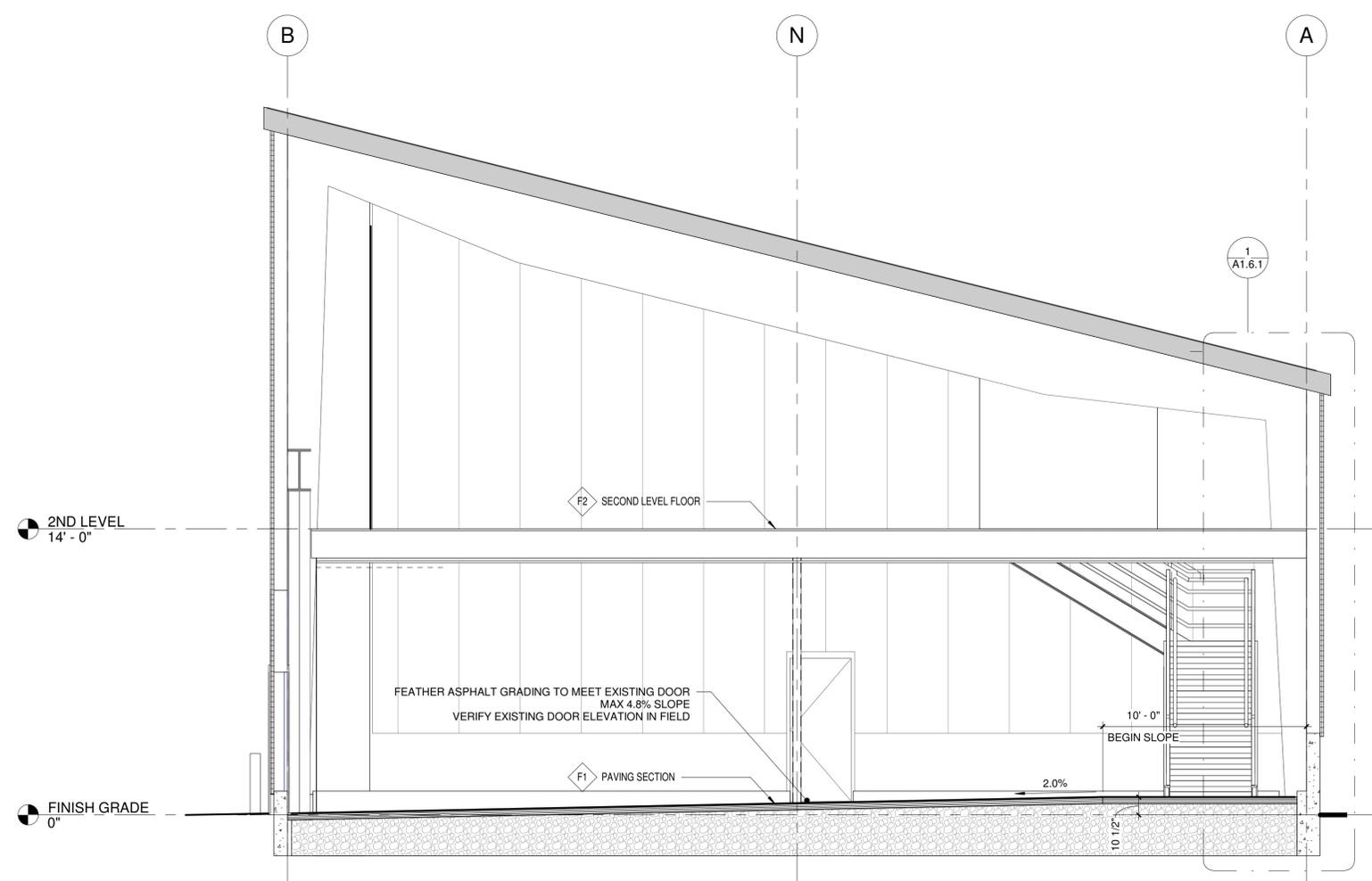


2 POLE BARN FLOOR PLAN
1/8" = 1'-0"



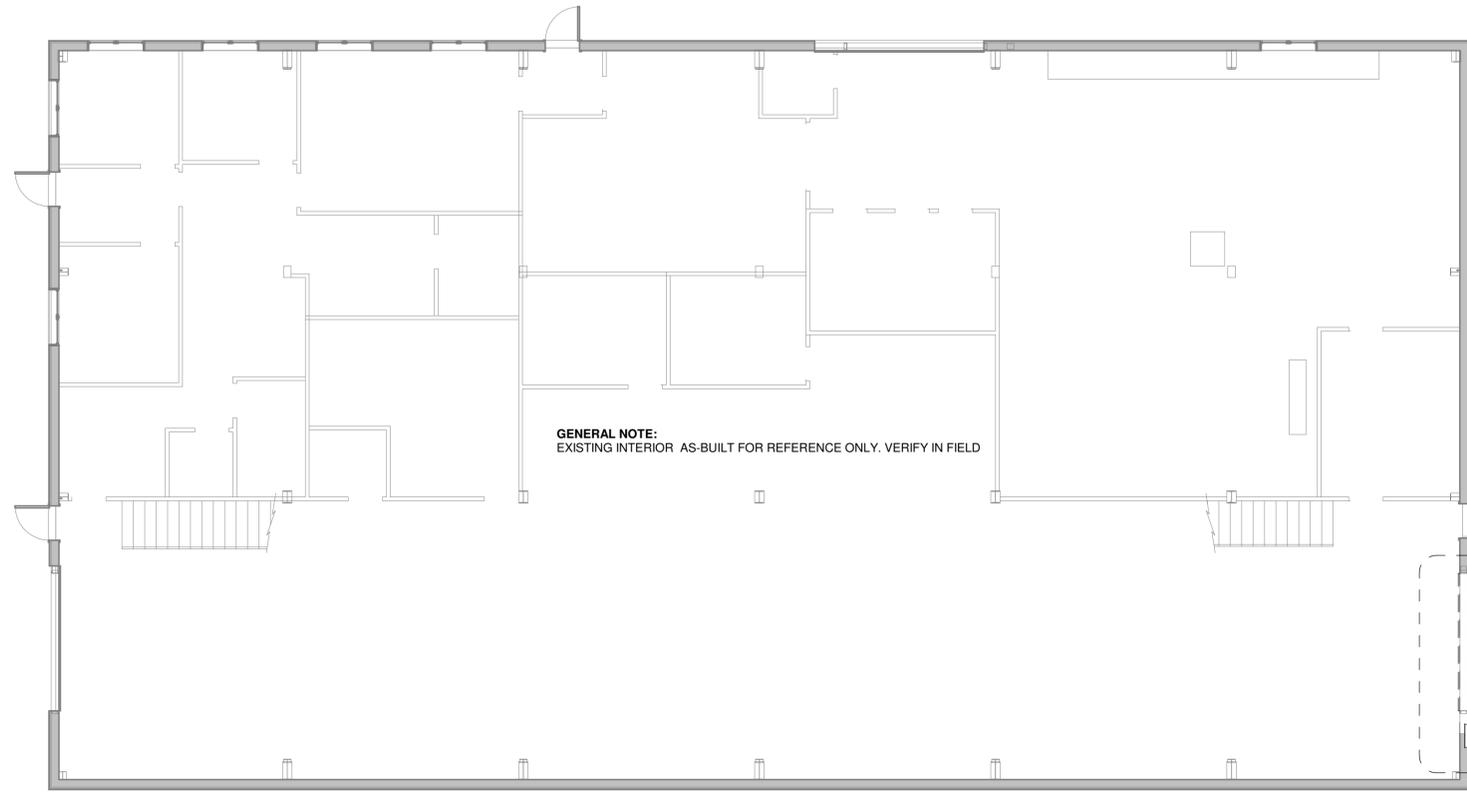
- 3D VIEW FOR REFERENCE ONLY -

3 AXONOMETRIC VIEW - POLE BARN

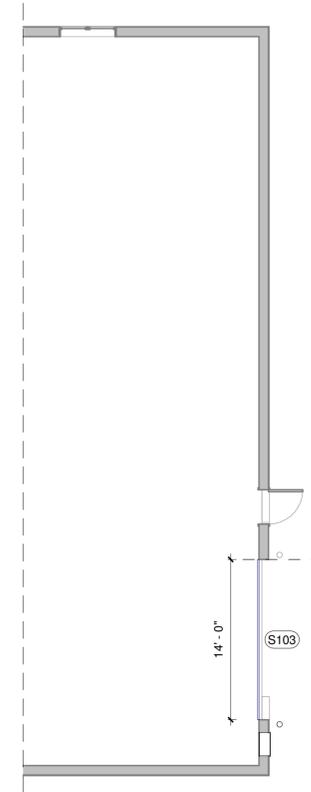


1 POLE BARN SECTION
1/4" = 1'-0"





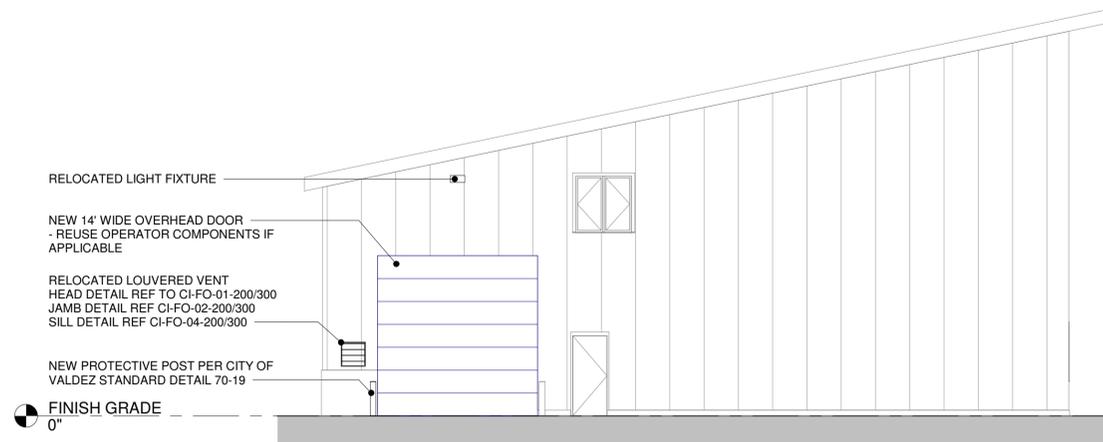
④ SHOP PLAN - DEMOLITION
1/8" = 1'-0"



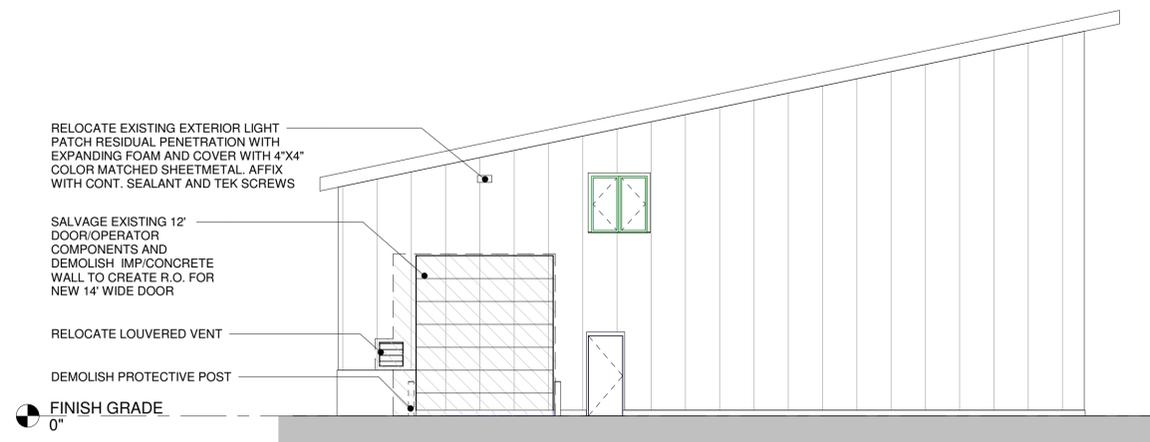
③ SHOP PLAN - NEW CONSTRUCTION
1/8" = 1'-0"

DEMOLITION GENERAL NOTES

1. FIELD VERIFY ALL DIMENSIONS AND EQUIPMENT LOCATIONS. NOTIFY ARCHITECT OF DISCREPANCIES BETWEEN THE DOCUMENTS AND FIELD CONDITIONS
2. COORDINATE DEMOLITION WORK WITH NEW CONSTRUCTION
3. REPAIR DEMOLITION PERFORMED IN EXCESS OF THAT REQUIRED. REPAIR, PATCH, AND PAINT AS NEEDED. SURFACES WHICH ARE TO REMAIN BUT HAVE BECOME SOILED OR DAMAGED BY DEMOLITION WORK, TO LIKE NEW CONDITION

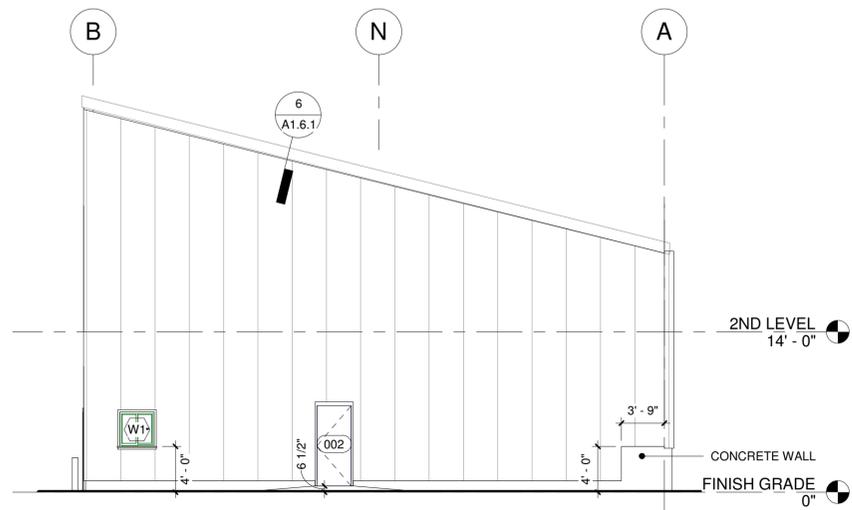


② MAINTENANCE SHOP - NORTH ELEVATION
1/8" = 1'-0"

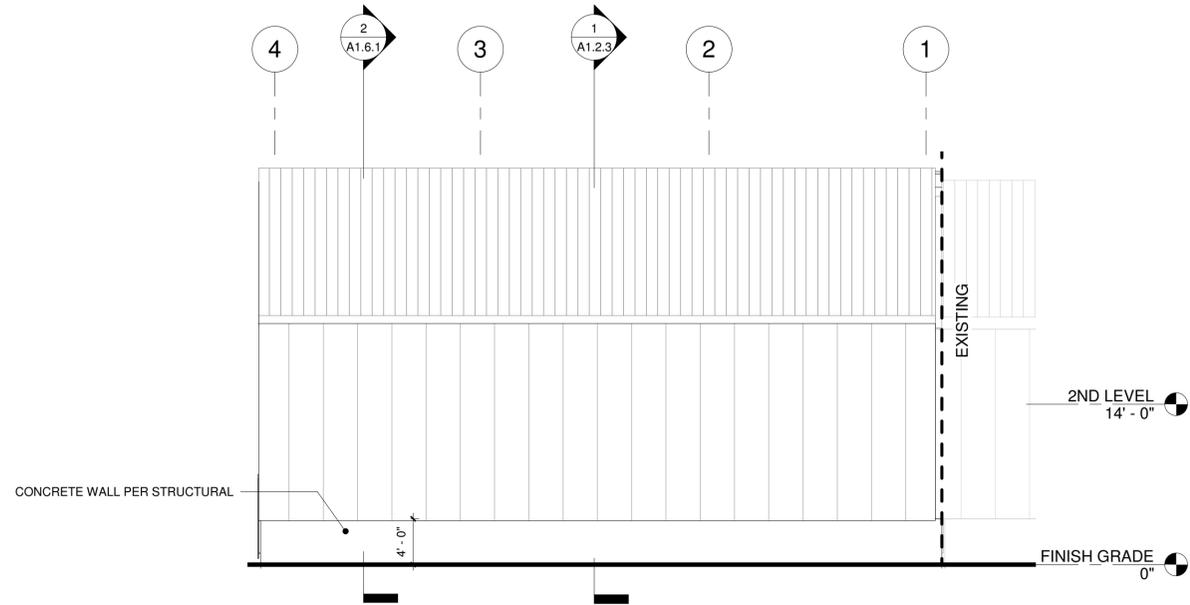


① MAINTENANCE SHOP - NORTH ELEVATION
EXISTING/DEMOLITION
1/8" = 1'-0"

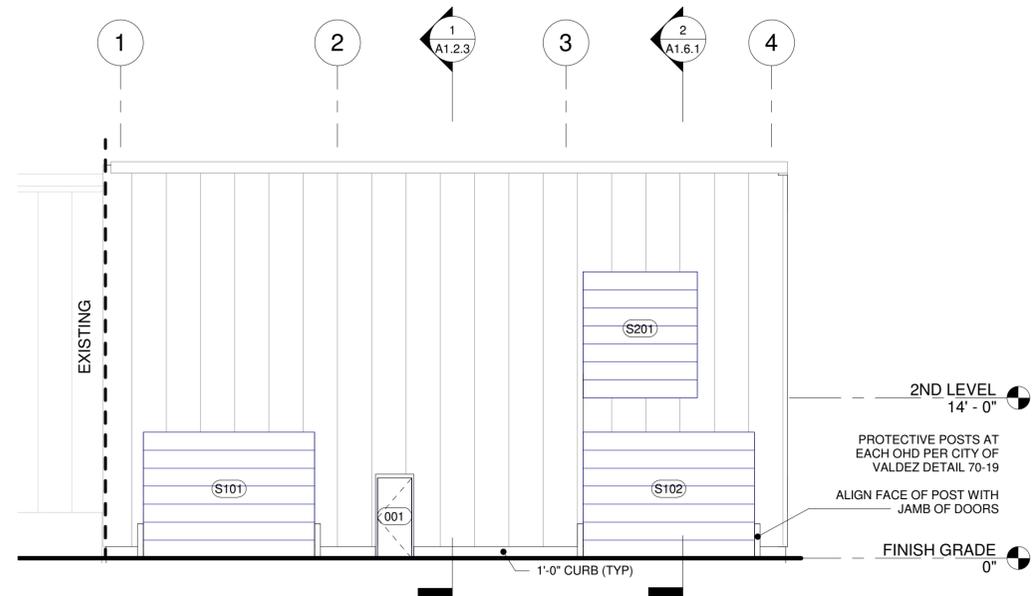




② NORTH ELEVATION
1/8" = 1'-0"



③ WEST ELEVATION
1/8" = 1'-0"



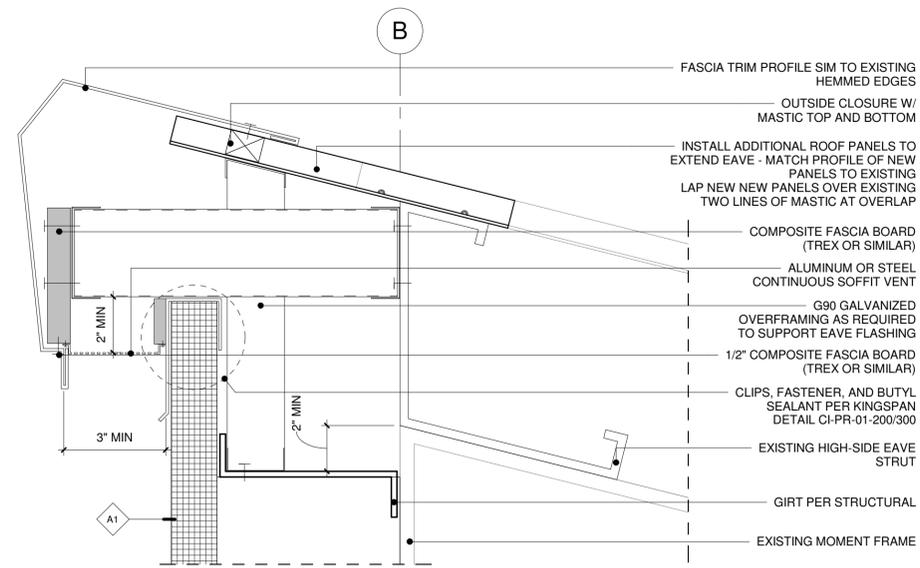
① EAST ELEVATION 1
1/8" = 1'-0"



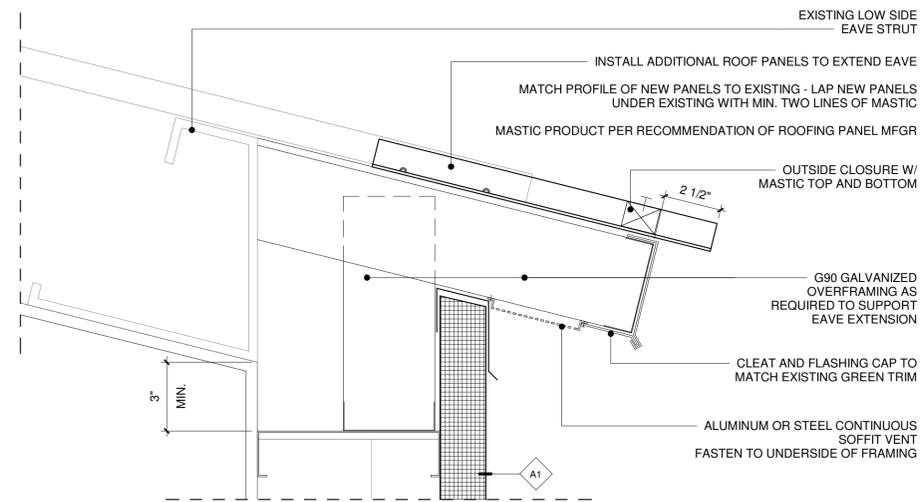
POLE BARN EXTERIOR ELEVATIONS

AUTHOR: JDB
REVISION:
ISSUE DATE: JUNE 11, 2019
OWNER PROJECT NO: -

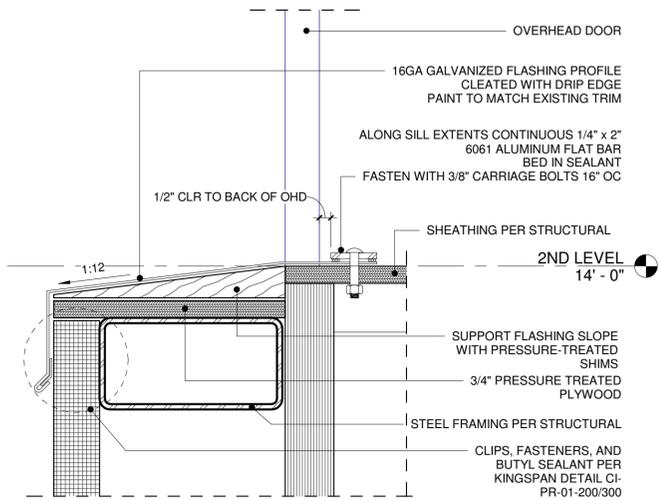
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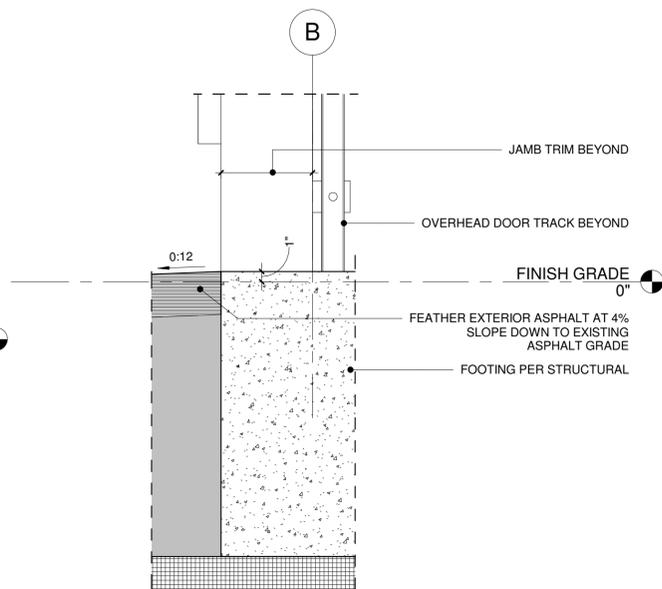
7 HIGH-SIDE EAVE - SECTION DETAIL
 3" = 1'-0"



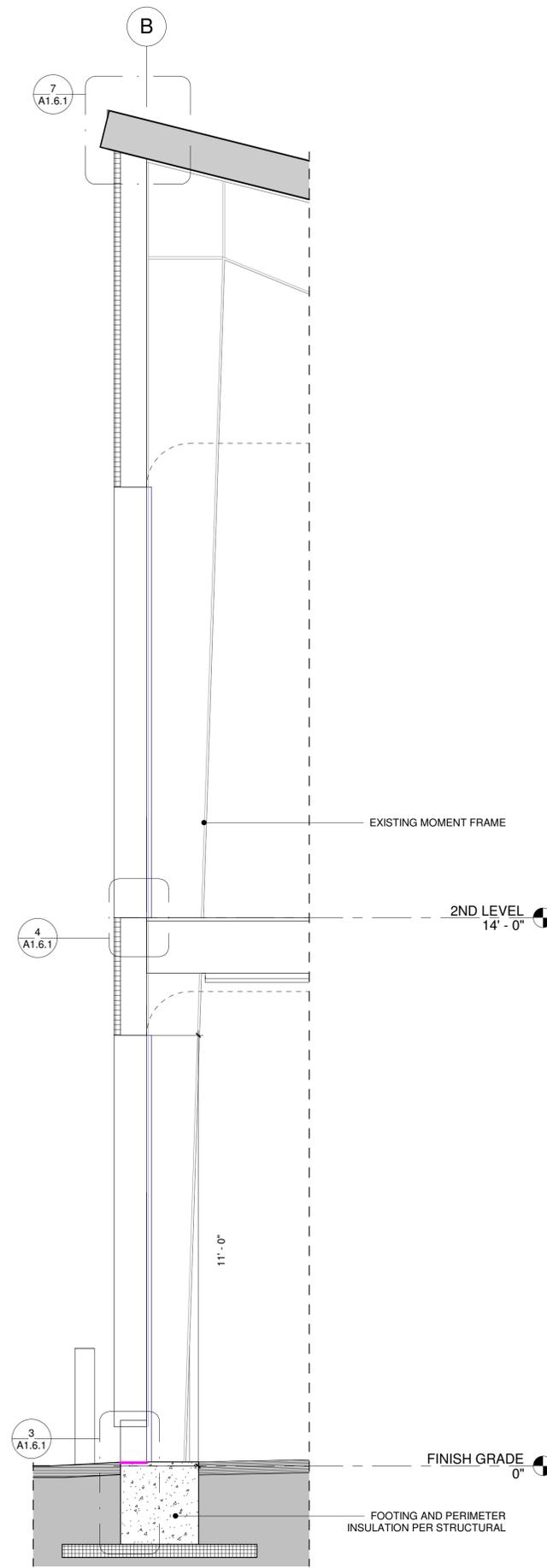
5 LOW-SIDE EAVE - SECTION DETAIL
 3" = 1'-0"



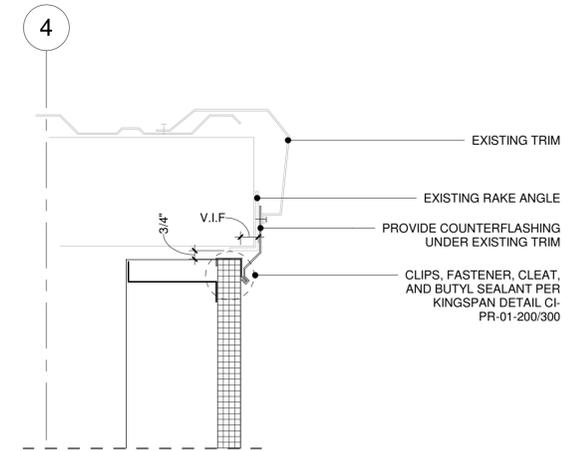
4 SILL DETAIL - LEVEL 2 OHD
 3" = 1'-0"



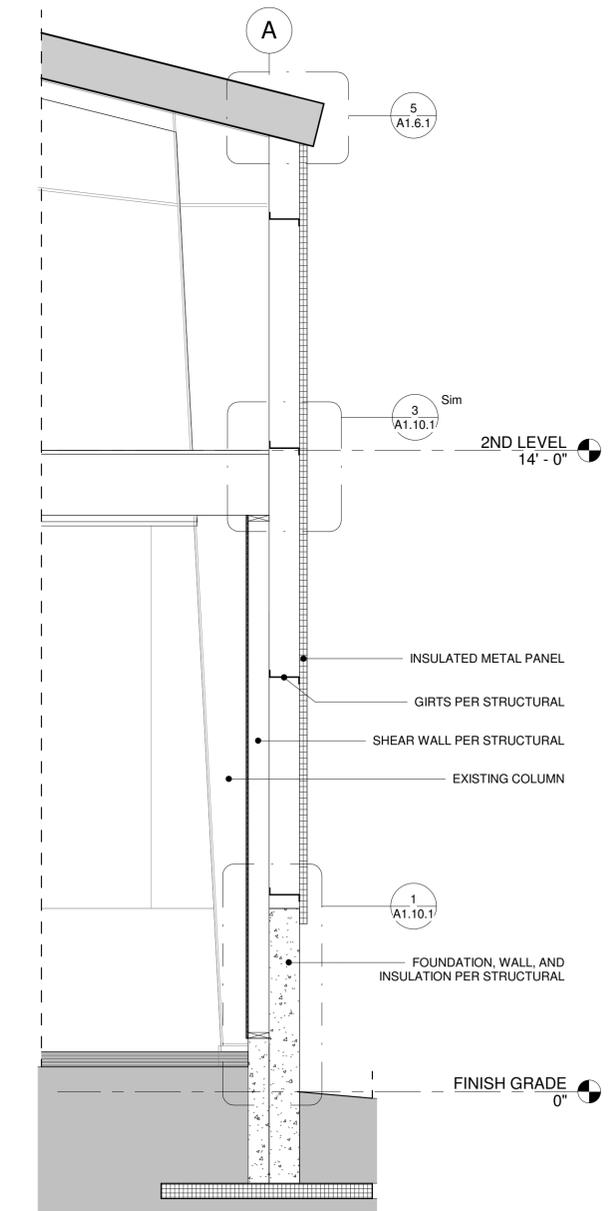
3 TYP OVERHEAD DOOR SILL
 1 1/2" = 1'-0"



2 OHD SECTION
 1/2" = 1'-0"



6 TYPICAL RAKE - SECTION DETAIL
 1 1/2" = 1'-0"

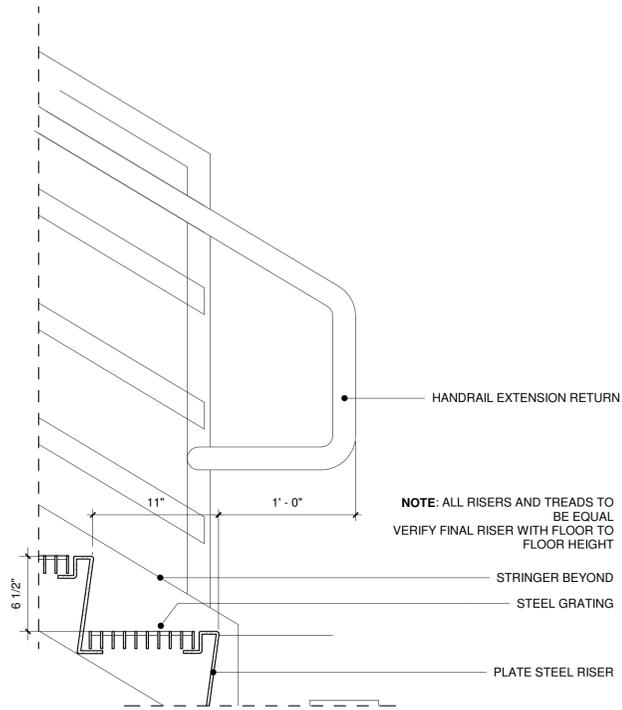


1 POLE BARN SECTION - WEST WALL
 1/2" = 1'-0"

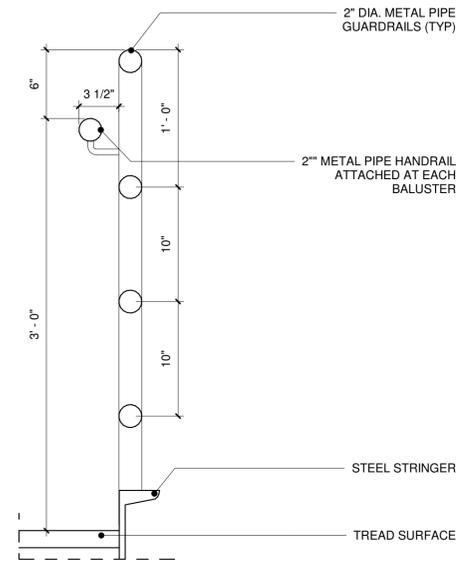


WINDOW SCHEDULE				
Mark	Width	Height	Comments	
W1	3' - 0"	3' - 0"	BASIS-OF-DESIGN: WAUSAU 410I-HS SERIES SINGLE SLIDE - COLOR/FINISH TBD - REFERENCE KINGSPAN DETAILS "CI-FO-01-200/300" AND "CI-FO-03-200/300" AND "CI-FO-04-200/300" FOR HEAD, JAMB, AND SILL CONDITIONS	

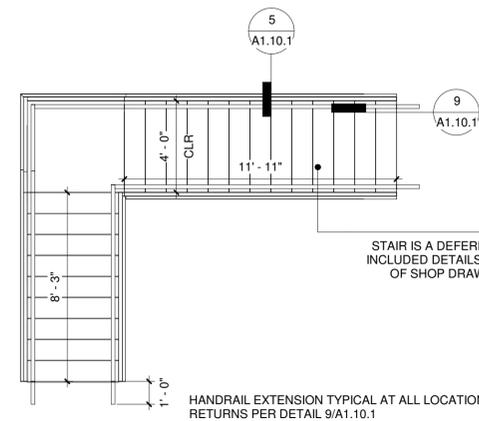
DOOR SCHEDULE					
Mark	Width	Height	Door Finish	Hardware Group	Comments
001	3' - 0"	7' - 0"	PT TO MATCH EXISTING DOORS ONSITE	TBD - COORDINATE WITH OWNER	REFERENCE KINGSPAN DETAIL "CI-FO-01-200/300" AND "CI-FO-03-200/300" FOR JAMB AND HEAD CONDITIONS
002	3' - 0"	7' - 0"	PT TO MATCH EXISTING DOORS ONSITE	TBD - COORDINATE WITH OWNER	REFERENCE KINGSPAN DETAIL "CI-FO-01-200/300" AND "CI-FO-03-200/300" FOR JAMB AND HEAD CONDITIONS
S101	15' - 0"	11' - 0"	OVERHEAD DOOR MFGR FINISH - WHITE		REFERENCE KINGSPAN DETAIL "CI-FO-06-200/300" AND "CI-FO-07-200/300" FOR HEAD AND JAMB - INCLUDE JAMB AND HEADER TRIM
S102	15' - 0"	11' - 0"	OVERHEAD DOOR MFGR FINISH - WHITE		REFERENCE KINGSPAN DETAIL "CI-FO-06-200/300" AND "CI-FO-07-200/300" FOR HEAD AND JAMB - INCLUDE JAMB AND HEADER TRIM
S103	14' - 0"	14' - 0"	OVERHEAD DOOR MFGR FINISH - WHITE		REFERENCE KINGSPAN DETAIL "CI-FO-06-200/300" AND "CI-FO-07-200/300" FOR HEAD AND JAMB - INCLUDE JAMB AND HEADER TRIM
S201	10' - 0"	11' - 0"	OVERHEAD DOOR MFGR FINISH - WHITE		REFERENCE KINGSPAN DETAIL "CI-FO-06-200/300" AND "CI-FO-07-200/300" FOR HEAD AND JAMB - INCLUDE JAMB AND HEADER TRIM



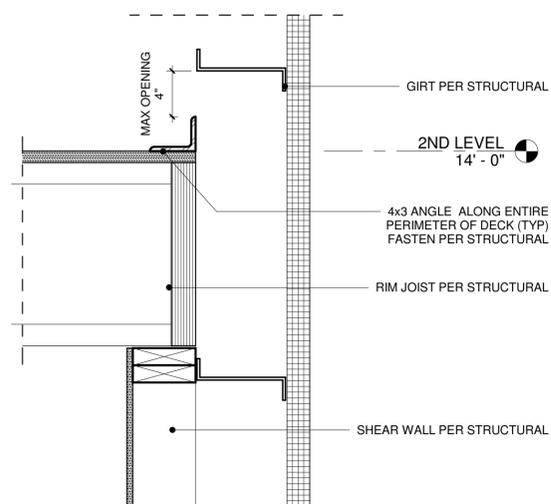
9 STAIR TREAD AND RISER DETAIL
1 1/2" = 1'-0"



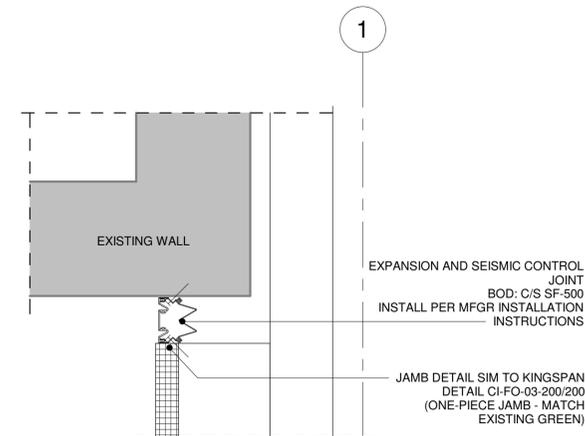
5 STAIR RAIL DETAIL
1 1/2" = 1'-0"



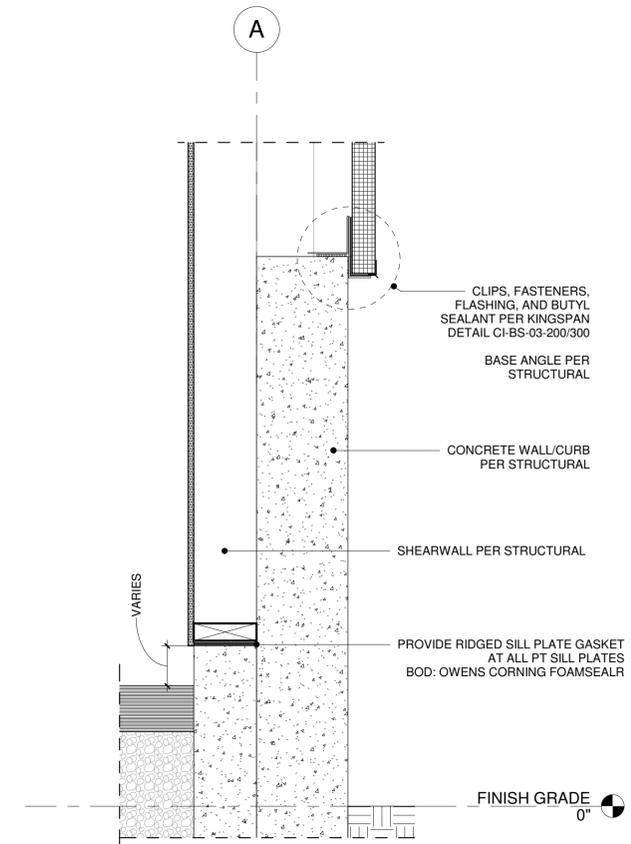
4 ENLARGED PLAN - STAIR
1/4" = 1'-0"



3 TYPICAL DECK EDGE - SECTION DETAIL
1 1/2" = 1'-0"



2 SEISMIC JOINT - PLAN DETAIL
1 1/2" = 1'-0"



1 CONCRETE TO IMP TRANSITION - SECTION DTL
1 1/2" = 1'-0"



DETAILS AND SCHEDULES
 AUTHOR: JDB
 REVISION: CHECKED: JWS
 ISSUE DATE: JUNE 11, 2019
 OWNER PROJECT NO.:

STRUCTURAL - GENERAL NOTES

GENERAL REQUIREMENTS

GOVERNING CODE: The design and construction of this project is governed by the "International Building Code (IBC)", 2012 Edition, hereafter referred to as the IBC, as adopted and modified by the City of Valdez, AK understood to be the Authority Having Jurisdiction (AHJ).

REFERENCE STANDARDS: Refer to Chapter 35 of 2012 IBC. Where other Standards are noted in the drawings, use the latest edition of the standard unless a specific date is indicated. Reference to a specific section in a code does not relieve the contractor from compliance with the entire standard.

DEFINITIONS: The following definitions cover the meanings of certain terms used in these notes:

"Architect/Engineer" – The Architect of Record and the Structural Engineer of Record.

- "Structural Engineer of Record" (SER)** – The structural engineer who is licensed to stamp & sign the structural documents for the project. The SER is responsible for the design of the Primary Structural System.
- "Submit for review"** - Submit to the Architect/Engineer for review prior to fabrication or construction.
- "Per Plan"** – Indicates references to the structural plans, elevations and structural general notes.

OTHER DRAWINGS: Refer to the architectural, mechanical, electrical, civil and plumbing drawings for additional information including but not limited to: dimensions, elevations, slopes, door and window openings, non-bearing walls, stairs, finishes, drains, waterproofing, railings, mechanical unit locations, and other non-structural items.

STRUCTURAL DETAILS: The structural drawings are intended to show the general character and extent of the project and are not intended to show all details of the work. Use entire detail sheets and specific details referenced in the plans as "typical" wherever they apply. Similarly, use details on entire sheets with "typical" in the name wherever they apply.

STRUCTURAL RESPONSIBILITIES: The structural engineer (SER) is responsible for the strength and stability of the primary structure in its completed form.

COORDINATION: The Contractor is responsible for coordinating details and accuracy of the work; for confirming and correlating all quantities and dimensions; for selecting fabrication processes; for techniques of assembly, and for performing work in a safe and secure manner.

MEANS, METHODS and SAFETY REQUIREMENTS: The contractor is responsible for the means and methods of construction and all job related safety standards such as OSHA and DOSH (Department of Occupational Safety and Health). The contractor is responsible for means and methods of construction related to the intermediate structural conditions (i.e. movement of the structure due to moisture and thermal effects; construction sequence; temporary bracing, etc).

TEMPORARY SHORING, BRACING: The contractor is responsible for the strength and stability of the structure during construction and shall provide temporary shoring, bracing and other elements required to maintain stability until the structure is complete. It is the contractor's responsibility to be familiar with the work required in the construction documents and the requirements for executing it properly.

CONSTRUCTION LOADS: Loads on the structure during construction shall not exceed the design loads as noted in DESIGN CRITERIA & LOADS below or the capacity of partially completed construction as determined by the Contractor's SSE for Bracing/Shoring.

CHANGES IN LOADING: The contractor has the responsibility to notify the SER of any architectural, mechanical, electrical, or plumbing load imposed onto the structure that differs from, or that is not documented on the original Contract Documents (architectural / structural / mechanical / electrical or plumbing drawings). Provide documentation of location, load, size and anchorage of all undocumented loads in excess of 400 pounds. Provide marked-up structural plan indicating locations of any new equipment or loads. Submit plans to the Architect/Engineer for review prior to installation.

NOTE PRIORITIES: Plan and detail notes and specific loading data provided on individual plans and detail drawings supplements information in the Structural General Notes.

DISCREPANCIES: In case of discrepancies between the General Notes, Specifications, Plans/Details or Reference Standards, the Architect/Engineer shall determine which shall govern. Discrepancies shall be brought to the attention of the Architect/Engineer before proceeding with the work. Should any discrepancy be found in the Contract Documents, the Contractor will be deemed to have included in the price the most expensive way of completing the work, unless prior to the submission of the price, the Contractor asks for a decision from the Architect as to which shall govern. Accordingly, any conflict in or between the Contract Documents shall not be a basis for adjustment in the Contract Price.

SITE VERIFICATION: The contractor shall verify all dimensions and conditions at the site. Conflicts between the drawings and actual site conditions shall be brought to the attention of the Architect/Engineer before proceeding with the work.

ADJACENT UTILITIES: The contractor shall determine the location of all adjacent underground utilities prior to earthwork, foundations, shoring, and excavation. Any utility information shown on the drawings and details is approximate and not necessarily complete.

ALTERNATES: Alternate products of similar strength, nature and form for specified items may be submitted with adequate technical documentation (proper test report, etc.) to the Architect/Engineer for review. Alternate materials that are submitted without adequate technical documentation or that significantly deviate from the design intent of materials specified may be returned without review. Alternates that require substantial effort to review will not be reviewed unless authorized by the Owner.

DESIGN CRITERIA AND LOADS

OCCUPANCY:	Risk Category of Building per 2012 IBC Table 1604.5 =	II
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WIND DESIGN:	MAIN WIND FORCE RESISTING SYSTEM	
	Ultimate Design Wind Speed, V_{ULT} (MPH)	138
	Exposure Category	C
	Internal Pressure Coefficient	C_{pi} = +/- 0.18
	Topographic Factor	K_{zt} = 1.0
	Wind Analysis procedure used:	Directional

MEZZANINE SEISMIC DESIGN:	Seismic Design Category:	SDC =	D
	Basic Structural System		Bearing Wall
	Seismic Force Resisting System		Shear Walls
	Response Modification Factor:	R =	6.5
	System Over strength Factor	Omega =	3
	Deflection Amplification Factor	Cd =	4
	Site Classification per IBC 1613.3.2 & ASCE 7-10, Ch. 20	Site Class =	D
	Seismic Importance Factor per ASCE 7-10 Table 1.5-2	le =	1.0
	Spectral Response Acceleration (Short Period)	S_s =	1.500
	Spectral Response Acceleration (1-Second Period)	S_1 =	0.771
	Spectral Design Response Coefficient (Short Period)	S_{DS} =	1.000 g
	Spectral Design Response Coefficient (1-Second Period)	S_{D1} =	0.771 g
	Seismic response coefficient(s)	C_s =	0.154
	Redundancy Factor (North/South Direction)	N/S rho =	1.0
	Redundancy Factor (East / West Direction)	E/W rho =	1.0
	Seismic Analysis procedure used:		Equivalent Lateral Force (ELF)

SNOW LOAD:	(1) Flat Roof Snow Load, (PSF)	p_f =	120
	Snow Drift Loading required by Authority Having Jurisdiction?		Yes
	Snow Load Importance Factor	I_s =	1.0 (1)
	Ground Snow Load, (PSF)	p_g =	160

1) Snow Load Importance Factor per ASCE 7-10 Table 1.5-2.

DESIGN LIVE LOADS	AREA	LIVE LOADS (PSF) UNO	REMARKS & FOOTNOTES
	Handrails & Pedestrian Guardrails	50 PLF or 200 LB	(1)
	Stairs & Exits	100 PSF or 300 LB	Stair treads per note (2)
	MEZZANINE (Light Storage Area)	125	

- Top rail shall be designed to resist 50 PLF line load or 200 lb point load applied in any direction at any point. Intermediate rails (all those except the handrail), balusters and panel fillers shall be designed to withstand a horizontally applied normal load of 50 LB on an area not to exceed 1 ft square. These three loads are to be considered separately with worst case used for design.
- Place 300 lb concentrated load over 2'x2' area at any point to produce maximum stress. Area load and concentrated load are to be considered separately with worst case used for design.

SUBMITTALS

SUBMIT FOR REVIEW: SUBMITTALS of shop drawings, and product data are required for items noted in the individual materials sections and for *bidder designed* elements.

SUBMITTAL REVIEW PERIOD: Submittals shall be made in time to provide a minimum of TWO WEEKS or 10 WORKING DAYS for review by the Architect/Engineer prior to the onset of fabrication.

GENERAL CONTRACTOR'S PRIOR REVIEW: Prior to submission to the Architect/Engineer, the Contractor shall review the submittal for completeness. Dimensions and quantities are not reviewed by the SER, and therefore, must be verified by the General Contractor. Contractor shall provide any necessary dimensional details requested by the Detainer and provide the Contractor's review stamp and signature before forwarding to the Architect/Engineer.

SHOP DRAWING REVIEW: Once the contractor has completed his review, the SER will review the submittal for general conformance with the design concept and the contract documents of the building and will stamp the submittal accordingly. Markings or comments shall not be construed as relieving the contractor from compliance with the project plans and specifications, nor departures there from. The SER will return submittals in the form they are submitted in (either hard copy or electronic). For hard copy submittals, the contractor is responsible for submitting the required number of copies to the SER for review.

SHOP DRAWING DEVIATIONS: When shop drawings (component design drawings) differ from or add to the requirements of the structural drawings they shall be designed and stamped by the responsible SSE.

INSPECTIONS, QUALITY ASSURANCE VERIFICATIONS AND TEST REQUIREMENTS

INSPECTIONS: Foundations, footings, under slab systems and framing are subject to inspection by the Building Official in accordance with IBC 110.3. Contractor shall coordinate all required inspections with the Building Official.

SPECIAL INSPECTIONS, VERIFICATIONS and TESTS: Special Inspections, Verifications and Testing shall be done in accordance with IBC Chapter 17 and the STATEMENT OF SPECIAL INSPECTIONS herein per IBC Sections 1704 and 1705, including 1705.11 and 1705.12 for seismic resistance for projects in Seismic Design Categories C, D, E and F, including 1705.10 for high wind regions as applicable.

SPECIAL INSPECTION AGENCY and SPECIAL INSPECTORS: Owner shall retain an "approved agency" per IBC 1703 to provide Special Inspections for the project. Special Inspectors shall be qualified persons per IBC 1704.2.1.

STATEMENT OF SPECIAL INSPECTIONS: Special Inspections and Testing per IBC Sections 1704 and 1705 are required for the following:

FABRICATION SHOP INSPECTION: Where off-site Fabrication of gravity LOAD BEARING MEMBERS & ASSEMBLIES is performed, Special Inspector shall verify that the fabricator complies with IBC 1704.2.5

SOILS & FOUNDATION CONSTRUCTION per IBC Section 1705.6

- Periodic** inspection of soils earthwork per Table 1705.6 is required for:
 - Footing soil bearing surfaces prior to placing any reinforcing steel
 - Excavation depth and bearing layer prior to placing any reinforcing steel.
 - Compacted fill material classification.
 - Subgrade preparation prior to filling.
- Continuous** inspection per Table(s) 1705.6, 1705.7 and 1705.8 required for:
 - Filling operations to satisfy requirements of IBC Table 1705.6 and the geotechnical report listed under SOILS & FOUNDATIONS section.
 - Compacted fill density testing of each lift, proper lift thickness and material classification.
 - Installation of Helical Pile Foundations per IBC Section 1705.9.

CONCRETE CONSTRUCTION per IBC Section 1705.3 and Table 1705.3 including:

- Periodic** inspection required for:
 - Size & placement of all reinforcing steel prior to the pour.
 - Placement clearances around reinforcing steel at embedded conduit.
 - Placing & size of cast-in-place bolts and embedded fabrications prior to the pour.
 - Shape, location & dimensions of members formed.
 - Use of the required design concrete mix.
 - Maintenance of specified curing temperature and techniques.
 - Verification of in-situ concrete strength prior to removal of shores and forms from beams and structural slabs.
- Continuous** inspection required during the:
 - Placing of reinforced concrete for proper application techniques.
 - Placing of concrete around cast-in-place bolts and embeds.
 - Sampling of fresh concrete.
 - Determinations of slump, air content and temperature.
 - Grouting operation of post-installed bolts or rebar dowels.

STRUCTURAL STEEL per IBC 1704.2.5.1

A qualified Special Inspector of an "approved agency" providing Quality Assurance (QA) Special Inspections for the project shall review and confirm the Fabricator and Erector's Quality Control (QC) procedures for completeness and adequacy relative to AISC 360-10 Chapter N, the AISC 303 Code of Standard Practice, AWS D1.1-2010 Structural Welding Code, and 2012 IBC code requirements for the fabricator's scope of work.

- QA Agency providing Special Inspections shall provide personnel meeting the minimum qualification requirements for Inspection and Nondestructive Testing NDT per AISC 360-10 Section N4.
- Verify Fabricator and Erector Quality Control Program per AISC 360-10 Section N2.
- Visual Welding Inspection of welds by both QC and QA personnel shall be per tables listed in AISC 360 Section N5.
- Inspection Tasks for Welding
 - Prior to Welding per AISC 360-10 Table N5.4-1
 - During Welding per AISC 360-10 Table N5.4-2
 - After Welding per AISC 360-10 Table N5.4-3
- Nondestructive Testing (NDT) of welds:
 - Non-Destructive Testing (NDT) of welded joints per AISC 360-10 N.5.
 - Risk Category for determination of extent of NDT per AISC 360 N5.5b is noted in the Design Criteria and Loads section of these General Requirements.
 - NDT performed shall be documented and reports shall identify the tested weld by piece mark and location in the piece.
 - For field work, the NDT report shall identify the tested weld by location in the structure, piece mark and location in the piece.
- Inspection Tasks for Bolting per AISC 360-10 Section N5.6
 - Prior to Bolting per AISC 360-10 Table N5.6-1. Not required for snug-tight joints.
 - During Bolting per AISC 360-10 Table N5.6-2. Not required for snug-tight joints.
 - After Bolting per AISC 360-10 Table N5.6-3.
- Additional Inspection tasks per AISC 360-10 Section N5.7.

WOOD CONSTRUCTION per IBC Section 1705.5, 1705.10.1, & 1705.11.2:

- Periodic** inspection required for verification of:
 - Shear Walls; Anchor Bolts, Hold-downs (HD) and Continuous Rod Tie-Down Systems (TDS) including squash blocks, LPT shear connectors, strap connectors, boundary edge nailing, plate nailing and panel edge shear nailing for size & spacing.
 - Diaphragms: blocking, strap connections, boundary edge and panel shear nailing size & spacing.
 - Moisture content of wood studs, plates, beams, decking, and joists.
 - Proper bottom plates sizes (2x and 3x) and plate washers.

INSPECTION SUBMITTALS: Special inspection reports shall be provided on a weekly basis. Final special inspection reports will be required by each special inspection firm per IBC 1704.2.4. Submit copies of all inspection reports to the Architect/Engineer and the Authority Having Jurisdiction for review.

CONTRACTOR RESPONSIBILITY: Prior to issuance of the building permit, the Contractor is required to provide the Authority Having Jurisdiction a signed, written acknowledgement of the Contractor's responsibilities associated with the above Statement of Special Inspections addressing the requirements listed in IBC Section 1704.4. Contractor is referred to IBC Sections 1705.11.5 and 1705.11.6 for architectural and MEP building systems that may be subject to additional inspections (based on the building's designated Seismic Design Category listed in the CRITERIA), including anchorage of HVAC ductwork containing hazardous materials, piping systems and mechanical units containing flammable, combustible or highly toxic materials, electrical equipment used for emergency or standby power, exterior wall panels and suspended ceiling systems.

PREFABRICATED CONSTRUCTION: All prefabricated construction shall conform to IBC Section 1703.

SOILS AND FOUNDATIONS

REFERENCE STANDARDS: Conform to IBC Chapter 18 "Soils and Foundations."

GEOTECHNICAL REPORT: Recommendations contained in Geotechnical Engineering Report Parks and Recreation Site Improvements Valdez, Alaska by Shannon & Wilson, Inc. dated April 2019 were used for design.

CONTRACTOR'S RESPONSIBILITIES: Contractor shall be responsible to review the Geotechnical Report and shall follow the recommendations specified therein including, but not limited to, subgrade preparations, pile installation procedures, ground water management and steep slope Best Management Practices."

GEOTECHNICAL SUBGRADE INSPECTION: The Geotechnical Engineer shall inspect all sub-grades and prepared soil bearing surfaces, prior to placement of foundation reinforcing steel and concrete. Geotechnical Engineers shall provide a letter to the owner stating that soils are adequate to support the "Allowable Foundation Bearing Pressure(s)" shown below.

DESIGN SOIL VALUES:
Allowable Foundation Bearing Pressure 2000 PSF

FOUNDATIONS and FOOTINGS: Foundations shall bear on either competent native soil or compacted structural fill as per the geotechnical report. Exterior perimeter footings shall bear not less than 60 inches below finish grade, unless otherwise specified by the geotechnical engineer and/or the building official, UNO on structural drawings.

FOOTING DEPTH: Tops of footings shall be as shown on plans with vertical changes as indicated with steps in the footings; locations of steps shown as approximate and shall be coordinated with the civil grading plans to ensure that the exterior perimeter footings bear no less than 60 inches below finish grade, or as otherwise indicated by the geotechnical engineer or building official, UNO on structural drawings.

CAST-IN-PLACE CONCRETE

REFERENCE STANDARDS: Conform to:
(1) ACI 301-10 "Specifications for Structural Concrete"
(2) IBC Chapter 19 "Concrete"
(3) ACI 318-11/318R-11 "Building Code Requirements for Structural Concrete"
(4) ACI 117-10 "Specifications for Tolerances for Concrete Construction and Materials"

FIELD REFERENCE: The contractor shall keep a copy of ACI Field Reference manual, SP-15, "Standard Specifications for Structural Concrete (ACI 301) with Selected ACI and ASTM References."

CONCRETE MIXTURES: Conform to ACI 301 Section 4 "Concrete Mixtures" and IBC Section 1904.2.

MATERIALS: Conform to ACI 301 Section 4.2.1 "Materials" for requirements for cementitious materials, aggregates, mixing water and admixtures.

SUBMITTALS: Provide all submittals required by ACI 301 Section 4.1.2. Submit mix designs for each mix in the table below. Substantiating strength results from past tests shall not be older than 24 months per ACI 318 Section 5.3.

TABLE OF MIX DESIGN REQUIREMENTS

Member Type/Location	Strength f_c (psi)	Test Age (days)	Maximum Aggregate	Exposure Class	Max W/C Ratio	Air Content	Notes (1 to 8 Typical UNO)
Footings	4500	28	1"	F1,C1	0.45	5%	-

Table of Mix Design Requirements Notes:

- W/C Ratio: Water-cementitious material ratios shall be based on the total weight of cementitious materials. Maximum ratios are controlled by strength noted in the Table of Mix Design Requirements and durability requirements given in ACI 318 Section 4.3.
- Cementitious Materials:
 - The use of fly ash, other pozzolans, silica fume, or slag shall conform to ACI 318 Sections 4.3.1 and 4.4.2. Maximum amount of fly ash shall be 25% of total cementitious content unless reviewed and approved otherwise by SER.
 - Cementitious materials shall conform to the relevant ASTM standards listed in ACI 318 Section 3.2.1.
- Air Content: Conform to ACI 318 Section 4.4.1. Minimum standards for exposure class are noted in the table. If freezing and thawing class is not noted, air content given is that required by the SER. Tolerance is $\pm 1\frac{1}{2}\%$. Air content shall be measured at point of placement.
- Aggregates shall conform to ASTM C33.
- Slump: Conform to ACI 301 Section 4.2.2.2. Slump shall be determined at point of placement.
- Chloride Content: Conform to ACI 318 Section 4.3.1.
- Non-chloride accelerator: Non-chloride accelerating admixture may be used in concrete placed at ambient temperatures below 50°F at the contractor's option.
- ACI 318, Section 4.2.1 exposure classes shall be assumed to be F0, S0, P0, and C0 unless different exposure classes are listed in the Table of Mix Design Requirements that modify these base requirements.

FORMWORK & RESHORING: Conform to ACI 301 Section 2 "Formwork and Form Accessories." Removal of Forms shall conform to Section 2.3.2 except strength indicated in Section 2.3.2.5 shall be 0.75 f_c.

MEASURING, MIXING, AND DELIVERY: Conform to ACI 301 Section 4.3.

HANDLING, PLACING, CONSTRUCTING AND CURING: Conform to ACI 301 Section 5. In addition, hot weather concreting shall conform to ACI 305.1-06 and cold weather concreting shall conform to ACI 306.1-90.

EMBEDDED ITEMS: Position and secure in place expansion joint material, anchors and other structural and non-structural embedded items before placing concrete. Contractor shall refer to mechanical, electrical, plumbing and architectural drawings and coordinate other embedded items.

GROUT: Use 7000 psi non-shrink grout under column base plates.

STRENGTH TESTING AND ACCEPTANCE:

Testing: Obtain samples and conduct tests in accordance with ACI 301 Section 1.6.3.2. Additional samples may be required to obtain concrete strengths at alternate intervals than shown below.

- Cure 4 cylinders for 28-day test age, test 1 cylinder at 7 days, test 2 cylinders at 28 days, and hold 1 cylinder in reserve for use as the Engineer directs. After 56 days, unless notified by the Engineer to the contrary, the reserve cylinder may be discarded without being tested for specimens meeting 28-day strength requirements.
- The number of cylinders indicated above reference 6 by 12 in cylinders. If 4 by 8 in cylinders are to be used, additional cylinders must be cured for testing of 3 cylinders at test age per the table of mix design requirements.

Acceptance: Strength is satisfactory when:

- The averages of all sets of 3 consecutive tests equal or exceed the specified strength.
- No individual test falls below the specified strength by more than 500 psi.

A "test" for acceptance is the average strength of two 6 by 12 in. cylinders or three 4 by 8 in. cylinders tested at the specified test age.

CONCRETE PLACEMENT TOLERANCE: Conform to ACI 117-10 for concrete placement tolerance.

CONCRETE REINFORCEMENT

REFERENCE STANDARDS: Conform to:
(1) ACI 301-10 "Standard Specifications for Structural Concrete", Section 3 "Reinforcement and Reinforcement Supports."
(2) ACI SP-66-04 "ACI Detailing Manual" including ACI 315-99 "Details and Detailing of Concrete Reinforcement."
(3) CRSI MSP-09, 28th Edition, "Manual of Standard Practice."
(4) IBC Chapter 19-Concrete.
(5) ACI 318-11 "Building Code Requirements for Structural Concrete."
(6) ACI 117-10 "Specifications for Tolerances for Concrete Construction and Materials"

SUBMITTALS: Conform to ACI 301 Section 3.1.1 "Submittals, data and drawings." Submit placing drawings showing fabrication dimensions and locations for placement of reinforcement and reinforcement supports.

MATERIALS:
Reinforcing Bars ASTM A615, Grade 60, deformed bars.
Bar Supports CRSI MSP-09, Chapter 3 "Bar Supports."
Tie Wire 16 gage or heavier, black annealed.

FABRICATION: Conform to ACI 301, Section 3.2.2. "Fabrication", and ACI SP-66 "ACI Detailing Manual."

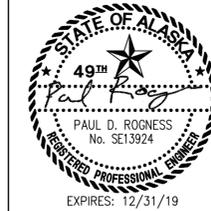
WELDING: Bars shall not be welded unless authorized. When authorized, conform to ACI 301, Section 3.2.2.2. "Welding", AWS D1.4, and provide ASTM A706, grade 60 reinforcement.

PLACING: Conform to ACI 301, Section 3.3.2 "Placement." Placing tolerances shall conform to ACI 117.



CITY OF VALDEZ
BUILDING MAINTENANCE SHARED
FACILITY PROJECT

CONSTRUCTION DOCUMENTS



STRUCTURAL GENERAL NOTES
CHECKED: JR
AUTHOR: JS
REVISION:
ISSUE DATE: JUNE 7, 2019
OWNER PROJECT NO. -

FOR PERMIT
These drawings are sufficient to complete for submission to the jurisdiction having authority for permit. The Contractor shall not use these drawings for construction until Contractor receives written approval for use in construction by the jurisdiction having authority and DCI Engineers.

CONCRETE COVER: Conform to the following cover requirements unless noted otherwise in the drawings.
 Concrete cast against earth..... 3"
 Concrete exposed to earth or weather 2"

SPICES: Conform to ACI 301, Section 3.3.2.7, "Splices". Refer to "Typical Lap Splice and Development Length Schedule" for typical reinforcement splices. Splices indicated on individual sheets shall control over the schedule. Mechanical connections may be used when approved by the SER

FIELD BENDING: Conform to ACI 301 Section 3.3.2.8. "Field Bending or Straightening." Bar sizes #3 through #5 may be field bent cold the first time. Other bars require preheating. Do not twist bars. Bars shall not be bent past 45 degrees.

STRUCTURAL STEEL

REFERENCE STANDARDS: Conform to:

- 1) IBC Chapter 22 – "Steel"
- 2) ANS/AISC 303-10 – "Code of Standard Practice for Steel Buildings & Bridges"
- 3) AISC – "Manual of Steel Construction", Fourteenth Edition (2010)
- 4) ANS/AISC 360-10 – "Specification for Structural Steel Buildings"
- 5) AWS D1.1:2010 – "Structural Welding Code – Steel"

SUBMITTALS: Submit the following documents to the SER for review:

- (1) **SHOP DRAWINGS** complying with AISC 360 Sections M1and N3 and AISC 303 Section 4.
- (2) **ERECTION DRAWINGS** complying AISC 360 Sections M1and N3 and AISC 303 Section 4.

Make copies of the following documents "Available upon Request" to the SER or Owner's Inspection Agency in electronic or printed form prior to fabrication per AISC 360 Section N3.2 requirements:

- (1) **Fabricator's written Quality Control Manual** that includes, as a minimum:
 - a. Material Control Procedures
 - b. Inspection Procedures
 - c. Non-conformance Procedures
- (2) **Steel & Anchor Rod suppliers' Material Test Reports** (MTR's) indicating the compliance with specifications.
- (3) **Fastener manufacturer's Certification** documenting conformance with the specification.
- (4) **Filler metal manufacturer's product data** for SMAW, FCAW and GMAW indicating:
 - a. Product specification compliance
 - b. Recommended welding parameters
 - c. Recommended storage and exposure requirements including baking
 - d. Limitations of use
- (5) **Weld Procedure Specifications (WPS's)** for shop and field welding.
- (6) **Manufacturer's Certificates of Conformance** for electrodes, fluxes and gases (welding consumables).
- (7) **Procedure Qualification Records (PQR's)** for WPS's that are not prequalified in accordance with AWS.
- (8) **Welding personnel Performance Qualification Records (WPQR)** and continuity records conforming to AWS standards.

MATERIALS:

Structural steel materials shall conform to materials and requirements listed in AISC 360 section A3 including, but not limited to:

- Wide Flange (W), Tee (WT) Shapes ASTM A992 Fy = 50 ksi
- Channel (C) & Angle (L) Shapes ASTM A36 Fy = 36 ksi
- Structural Plate (PL) ASTM A500 Fy = 36 ksi
- Hollow Structural Section – Square/Rect (HSS) . ASTM A500, Grade B Fy = 46 ksi
- Washers (Hardened Flat or Beveled) ASTM F436, Grade and Finish per RCSC Table 2.1
- Anchor Rods (Anchor Bolts, typical)..... ASTM F1554, Gr. 36

ANCHORAGE TO CONCRETE:

- 1) **COLUMN ANCHOR RODS and BASE PLATES:** All columns (vertical member assemblies weighing over 300 pounds) shall be provided with a **minimum of four ¼" diameter anchor rods**. Column base plates shall be at least ¾" thick, unless noted otherwise. Cast-in-place anchor rods shall be provided unless otherwise approved by the Engineer. Unless noted otherwise, embedment of cast-in-place anchor rods shall be 12 times the anchor diameter (12D).

FABRICATION:

- 1) Conform to AISC 360 Section M2 "Fabrication" and AISC 303 Section 6 "Shop Fabrication".
- 2) Quality Control (QC) shall conform to:
 - a. AISC 360 Chapter N "Quality Control and Quality Assurance" and
 - b. AISC 303 Section 8 "Quality Control".
 - c. Fabricator and Erector shall establish and maintain written Quality Control (QC) procedures per AISC 360 section N3.
 - d. Fabricator shall perform self-inspections per AISC 360 section N5 to ensure that their work is performed in accordance with Code of Standard Practice, the AISC Specification, Contract Documents and the Applicable Building Code.
 - e. QC inspections may be coordinated with Quality Assurance inspections per Section N5.3 where fabricators QA procedures provide the necessary basis for material control, inspection, and control of the workmanship expected by the Special Inspector.

WELDING:

- 1) Welding shall conform to AWS D1.1 with Prequalified Welding Processes except as modified by AISC 360 section J2 and AISC 341 as applicable. Welders shall be qualified in accordance with AWS D1.1 requirements.
- 2) Use 70ksi strength, low-hydrogen type electrodes (E7018) or E71T as appropriate for the process selected.

ERECTION:

- 1) Conform to AISC 360 Section M4 "Erection" and AISC 303 Section 7 "Erection".
- 2) Conform to AISC 360 Chapter N "Quality Control and Quality Assurance" and AISC 303 Section 8.
 - a. The Erector shall maintain detailed erection quality control procedures that ensure that the work is performed in accordance with these requirements and the Contract Documents.
- 3) Steel work shall be carried up true and plumb within the limits defined in AISC 303 Section 7.13.
- 4) The contractor shall provide temporary bracing and safety protection required by AISC 360 Section M4.2 and AISC 303 Section 7.10 and 7.11.

PROTECTIVE COATING REQUIREMENTS:

- 1) **SHOP PAINTING:** Conform to AISC 360 Section M3 and AISC 303 Section 6.5 unless otherwise specified by the project specifications.
- 2) **INTERIOR STEEL:**
 - a. Unless noted otherwise, **do not paint** any of the steel surfaces meeting the following conditions:
 - Concealed by the interior building finishes,
 - Fireproofed,
 - Embedded in concrete,
 - Specially prepared as a "faying surface" for Type-SC "slip-critical" connections including bolted connections that form a part of the Seismic Force Resisting System governed by AISC 341 unless the coating conforms to requirements of the RCSC Bolt Specification and is approved by the Engineer.
 - Welded; if area requires painting, do not paint until after weld inspections and non-destructive testing requirement, if any, are satisfied.
 - b. Interior steel, exposed to view, shall be painted with one coat of shop primer unless otherwise indicated in the project specifications. Field touch-ups to match the finish coat or as otherwise indicated in the project specifications.

COLD-FORMED STEEL FRAMING

REFERENCE STANDARDS: Conform to:

- (1) AISI "North American Specification for the Design of Cold-Formed Steel Structural Members - 2007 Edition".
- (2) AISI "Standard for Cold Formed Steel Framing – General Provisions"
- (3) AISI "Standard for Cold Formed Steel Framing – Header Design"
- (4) AISI "Standard for Cold Formed Steel Framing – Wall Stud Design"
- (5) AWWC "Wall and Ceiling Standards" Sec. 9.8 "Exterior Steel Studs Wall Systems."

MATERIALS:

Structural Sections	54, 68 and 97-mil; ASTM A653 Grade D or ASTM A1011 Grade 50, Min Fy=50 KSI, 33 and 43-mil; ASTM A653 Grade A, or ASTM A1011 Grade 33, Min Fy=33 KSI
Sheet Metal Screws	Grabber or Buildex TEK-Self-Drilling, #10 screws unless noted otherwise on drawings; ASTM C1513 or SER approved alternate
Fasteners to Steel	Hilti X-U 0.157" Diameter Power Actuated Fasteners – ICC ESR-2269
Fasteners to Concrete	Hilti X-U 0.157" Diameter Power Actuated Fasteners with ¾" embedment– ICC ESR-2269
Weld Material	E60XX electrodes conforming to AWS D1.3

GALVANIZED MATERIAL: Studs and track shall be galvanized in accordance with ASTM A653, G60, unless in contact with pressure treated wood. If in contact with pressure treated wood, use G90 or greater coatings. Fastenings not shown on the drawings shall be as recommended by the manufacturer.

SIZE AND PROFILE: Cold-formed steel framing members shall be as specified by the Steel Stud Manufacturer's Association (SSMA) ICC Evaluation Report ESR-3064P and of the size and profile as shown on the drawings. Alternate members equivalent in shape, size, and strength by manufacturers not members of the Steel Stud Manufacturer's Association shall be subject to review and approval by the Architect / Engineer.

CONNECTORS and FASTENERS: Connectors shall be installed per the manufacturer's instructions. All screws shall be snug with steel surface and screws shall penetrate into steel studs by a minimum of three exposed threads. Connections shall not be stripped. Screws shall be installed a minimum of 3/8" from steel edges and no less than ¼" o.c. spacing. Where connector straps connect two members, place one-half of the screws in each member.

When fastening to steel, Powder Actuated Fasteners shall be installed a minimum of 1/2" from steel edges and with no less than 1" o.c. spacing. When fastening to concrete, Powder Actuated Fasteners shall be installed a minimum of 3" from concrete edges and with no less than 4" o.c. spacing.

MEMBER CONDITION: All structural cold-formed framing members must be in good condition. Damaged members, members with cracking in the steel at the bend radius locations, and members with significant rust or scaling of the protective coating are unacceptable and must be replaced, unless approved by the SER. Handling and lifting of prefabricated panels shall not cause permanent distortion to any member or collateral material. Members not meeting tolerances listed below shall be replaced prior to loading.

FIELD CUTS AND NOTCHES: Field cuts and notches of any kind (including widening pre-punched holes) are NOT allowed in any structural cold-formed steel member without prior approval from SER.

PERMANENT WALL BRACING AND BRIDGING: Double flat strap or channel bridging as specified on the structural drawings shall be installed at 4'-0" oc maximum unless noted otherwise, and adequately braced prior to loading studs. Bridging anchorage design to be based on "All Steel Design" (mechanically braced) or "Sheathing Braced Design" per AISI S212-07. - "North American Standard for Cold-Formed Steel Framing – Wall Stud Design 2007". Reference the floor framing plan notes for type of design used on that floor.

TEMPORARY BRACING: Reference "Temporary Shoring and Bracing" section above.

WOOD FRAMING

REFERENCE STANDARDS: Conform to:

- (1) IBC Chapter 23 "WOOD"
- (2) NDS - "2012 National Design Specification (NDS) for Wood Construction"
- (3) ANS/AF&PA – SDPWA-08: Special Design Provisions for Wind and Seismic
- (4) APA PDS—04 Plywood Design Specification
- (5) APA Report TT-045B "Minimum Nail Penetration for Wood Structural Panel Connections Subject to Lateral Loads"

IDENTIFICATION: All sawn lumber and pre-manufactured wood products shall be identified by the grade mark or a certificate of inspection issued by the certifying agency.

MATERIALS:

- **Sawn Lumber:** Conform to grading rules of WWPA, WCLIB or NLGA and Table below. Finger jointed studs acceptable at interior walls only.

TABLE of SOLID SAWN LUMBER

Member Use	Size	Species	Grade
Wall Stud	2x6	Doug Fir Larch/HF	No. 2, UNO on plans
Sill Plate	2x6, 3x6	PT Doug Fir Larch/HF	No. 2
Post or Timber	6x6, 8x8	Doug-Fir Larch	No. 1

- **Wood Structural Sheathing (Plywood):** Wood APA-rated structural sheathing includes: all veneer plywood, oriented strand board, waferboard, particleboard, T1-11 siding, and composites of veneer and wood based material with T&G joint. **Architect** may disallow OSB. Conform with **Architect**. Conform to "Construction and Industrial Plywood" based on Product Standard PS 1-07 by the U.S. Dept. of Commerce, and "Performance Standard for Wood-Based Structural-Use Panels" based on Product Standard PS 2-04 by the U.S. Dept. of Commerce and "Plywood Design Specification" based on APA PDS—04 by the American Plywood Association. Unless noted otherwise, sheathing shall comply with the following table:

TABLE of SHEATHING - Use, Minimum Thickness and Minimum APA Rating

Location	Thickness	Span Rating	Plywood Grade	Exposure
Floor	23/32" T&G	24 OC	STURD-I-FLOOR	1
Walls	15/32"	32/16	C-D	1

Unless noted otherwise on drawings, install roof and floor panels with long dimension across supports and with panel continuous over two or more spans. End joints shall occur over supports.

- **Timber Connectors:** Shall be "Strong Tie" by Simpson Company as specified in their latest catalog. Alternate connectors by other manufacturers may be substituted provided they have current ICC approval for equivalent or greater load capacities and are reviewed and approved by the SER prior to ordering. Connectors shall be installed per the manufacturer's instructions. Where connector straps connect two members, place one-half of the nails or bolts in each member. Where straps are used as hold-downs, nail straps to wood framing just prior to drywall application, as late as possible in the framing process to allow the wood to shrink and the building to settle. Premature nailing of the strap may lead to strap buckling and potential finish damage.

Where connectors are in exposed exterior applications in contact with preservative treated wood (PT) other than CCA, connectors shall be either batch hot-dipped galvanized (HDG), mechanically galvanized (ASTM B695, Class 55 minimum) stainless steel, or provided with 1.85 oz/sf of zinc galvanizing equal to or better than Simpson ZMAX finish.

Nail straps to wood framing as late as possible in the framing process to allow the wood to shrink and the building to settle. Premature nailing of the strap may lead to strap buckling and potential finish damage.

- **Fasteners** (nails, bolts, screws, etc) attaching timber connectors (joist hangers, post caps and bases, etc) to PT wood shall have similar corrosion resistance properties (matching protective treatments) as the protected connector. Fasteners (nails, bolts, screws, etc) attaching sawn timber members or sheathing (shear walls) to PT wood be corrosion resistant; nails and lag bolts shall be either HDG (ASTM A153) or stainless steel. Verify the suitability of the fastener protection/coating with the wood treatment chemical manufacturer/supplier.

Provide **washers** under the heads and nuts of all bolts and lag screws bearing on wood.

- **Lag Bolts/Bolts:** Conform to ASTM A307 and IBC Section 2304.9.

- **Engineered Wood Products (TrusJoist):** The following materials are based on lumber manufactured by TrusJoist and were used for the design as shown on the plans. Alternate products by other manufacturers may be substituted provided they have current ICC approval for equivalent or greater load and stiffness properties and are reviewed and approved by the Structural Engineer.

- a. **Parallel Strand Lumber (PSL):** Conform to **ICC ES Report No. ESR-1387** or CCMC Report No. 11161-R.
- b. **Laminated Strand Lumber (LSL):** Conform to **ICC ES Report No. ESR-1387** or CCMC Report No. 12627-R.

TABLE of ENGINEERED WOOD Requirements

Type	Use	Widths	E(10')	Fb	Fv	Fcl
			PSI	PSI	PSI	PSI
LSL Rimboard	Rimboard or Stair Stringer	1 ½"	1.3E	1,700	400	1,400
Parallam PSL	Header, Beam	3 ½", 5 ¼", 7"	2.0E	2,900	290	2,900

NAILING REQUIREMENTS: Conform to IBC Section 2304.9 "Connections and fasteners." Unless noted on plans, nail per Table 2304.9.1. Nailing for roof/floor diaphragms/shear walls shall be per drawings. Nails shall be driven flush and shall not fracture the surface of sheathing. Alternate nails may be used but are subject to review and approval by the Structural Engineer. Substitution of staples for the nailing of rated sheathing is subject to review by the structural engineer prior to construction.

STANDARD LIGHT-FRAME CONSTRUCTION: Unless noted on the plans, construction shall conform to IBC Section 2308 "Conventional Light-Frame Construction."

NAILERS ON STEEL COLUMNS and BEAMS: Wood 3x nailers are generally required on all HSS columns and steel beams abutting or embedded within wood framing. Unless noted otherwise, attach with 5/8" diameter bolts or welded studs at 16" on centers. Wood nailers on beams supporting joist hangers shall not overhang the beam flange by more than ¼".

WOOD SHRINKAGE AND EXPANSION: Wood materials will expand or contract based on relative changes in moisture. The contractor is responsible for means and methods of construction related to mitigating and managing the effects of changes in moisture.

MOISTURE CONTENT: Wood material used for this project shall have maximum moisture content of 19% except for the pressure-treated wood sill plate. Refer to TESTING & INSPECTIONS for the verification of these limits. The maximum moisture content required may be less than 19% when based on a particular cladding/insulation system. Refer to the Architect's drawings, and project specifications, or with cladding installer for maximum recommended moisture content.

SHRINKAGE COMPENSATION FOR MECHANICAL, ELECTRICAL, AND PLUMBING SYSTEMS: MEP systems, including ductwork, pipes, and other elements that run continuously between levels shall be installed/installed in such a manner to accommodate shrinkage in the wood framing. Wood shrinkage amounts will vary depending on the construction process and materials used. The anticipated shrinkage under typical conditions is expected to range between 1/8" and 1/4" per floor.

CLADDING COMPATIBILITY: The Architect/Owner shall review the cladding and insulation systems proposed for the project with respect to their performance over wood studs with moisture contents greater than 19%. EIFS systems should be avoided on wood-framed projects due to problems with moisture proofing.

PRESERVATIVE TREATMENT (PT): Wood materials are required to be "treated wood" in accordance with IBC Section 2304.11. "Decay and Termite Protection" shall conform to the appropriate standards of the American Wood-Preservers Association (AWPA) for sawn lumber, glued laminated timber, round poles, wood piles and marine piles. Follow American Lumber Standards Committee (ALSC) quality assurance procedures. Products shall bear the appropriate mark. Fasteners or anchors in treated wood shall be of stainless steel or hot-dipped galvanized or as per IBC 2304.9.5.

Always verify the suitability of the fastener protection/coating with the wood treatment chemical manufacturer/supplier.

DRAWING LEGEND

MARK	DESCRIPTION	MARK	DESCRIPTION
F2.0	FOOTING SYMBOL (REFER TO SPREAD FOOTING SCHEDULE)		INDICATES DIRECTION OF DECK SPAN
	PILE CAP SYMBOL (REFER TO PILE CAP SCHEDULE)	I	INDICATES WIDE FLANGE COLUMN
	TILT-UP/PRECAST CONCRETE WALL CONNECTION SYMBOL (REFER TO CONNECTION DETAIL)	□	INDICATES HOLLOW STRUCTURAL SECTION (HSS) COLUMN OR TUBE STEEL (TS) COLUMN
2W4	SHEAR WALL SYMBOL (REFER TO SHEAR WALL SCHEDULE)	o	INDICATES HOLLOW STRUCTURAL SECTION (HSS) COLUMN OR STEEL PIPE COLUMN
	REVISION TRIANGLE	⊠	INDICATES WOOD POST
	TILT-UP/PRECAST CONCRETE WALL PANEL NUMBER (REFER TO TILT-UP/PRECAST CONCRETE WALL ELEVATIONS)	■	INDICATES BUNDLED STUDS
	CMU WALL REINFORCING SYMBOL (REFER TO CMU WALL REINFORCING SCHEDULE)		INDICATES CONCRETE COLUMN
	ROOF/FLOOR DIAPHRAGM NAILING SYMBOL (REFER TO DIAPHRAGM NAILING SCHEDULE)		INDICATES PRECAST CONCRETE COLUMN
	STEEL/CONCRETE COLUMN SYMBOL (REFER TO STEEL COLUMN SCHEDULE)		INDICATES MOMENT FRAME CONNECTION
	ELEVATION SYMBOL (T/ REFERS TO COMPONENT THAT THE ELEVATION REFERENCES)		INDICATES CANTILEVER CONNECTION
	STUD BUNDLE (INDICATES NUMBER OF STUDS REQUIRED IF EXCEEDS NUMBER SPECIFIED IN PLAN NOTE)		INDICATES DRAG CONNECTION
	INDICATES STEP IN FOOTING (REFER TO TYPICAL STEP IN FOOTING DETAIL)		INDICATES WOOD OR STEEL STUD WALL
	DETAILS OR SECTION CUT (DETAIL NUMBER/SHEET NUMBER)		INDICATES MASONRY/CMU WALL
	DETAILS OR SECTION CUT IN PLAN VIEW (DETAIL NUMBER/SHEET NUMBER)		INDICATES CONCRETE/TILT-UP CONCRETE WALL
	INDICATES LOCATION OF CONCRETE WALLS, SHEAR WALLS OR BRACED FRAME ELEVATIONS		INDICATES WOOD OR STEEL STUD SHEAR WALL
	STRUCTURAL EXTENT SYMBOL SINGLE ARROW - END OF EXTENT DOUBLE ARROW - CONTINUOUS EXTENT ALONG THE ELEMENT LINE UNTIL THE ELEMENT IS INTERRUPTED		INDICATES BEARING WALL BELOW
			INDICATES EXISTING WALL

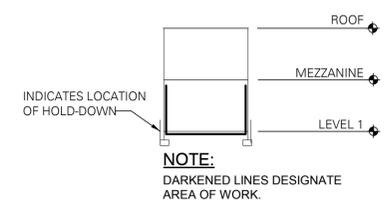
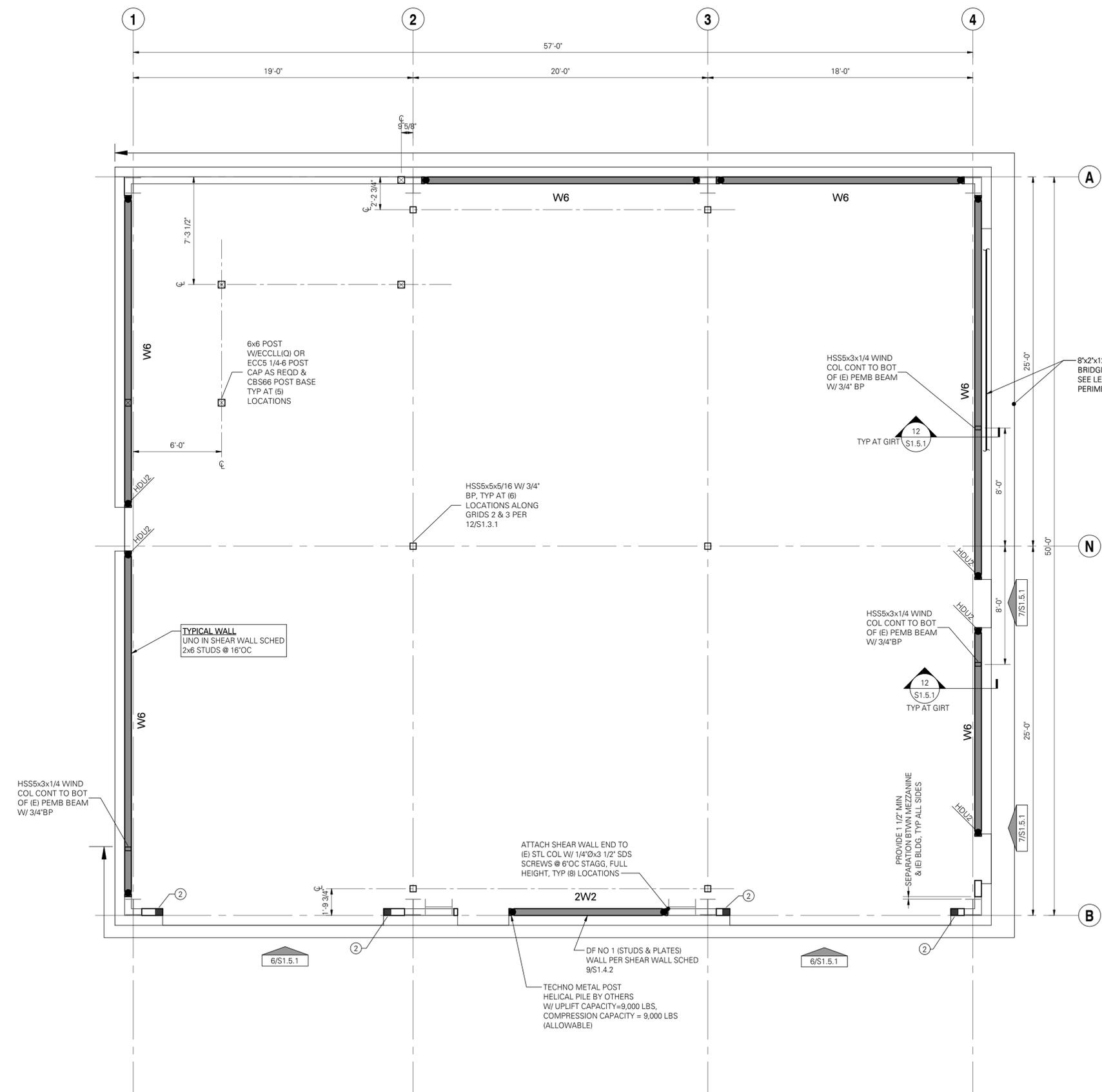
ABBREVIATIONS

L	Angle	EXT	Exterior	PREFAB	Prefabricated
AB	Anchor Bolt	FD	Floor Drain	PSF	Pounds Per Square Foot
ADDL	Additional	FDN	Foundation	PSI	Pounds Per Square Inch
ADH	Adhesive	FIN	Finish	PSL	Parallel Strand Lumber
ALT	Alternate	FLR	Floor	P-T	Post-Tensioned
ARCH	Architectural	FRP	Fiberglass Reinforced Plastic	PT	Pressure Treated
B or BOT	Bottom	FR	Fire Retardant Treated	R	Radius
B/	Bottom Of	FTG	Footing	RD	Roof Drain
BLDG	Building	F/	Face of	REF	Refer/Reference
BLKG	Blocking	GA	Gage	REIN	Reinforcing
BMU	Brick Masonry Unit	GALV	Galvanized	REOD	Required
BP	Baseplate	GEOTECH	Geotechnical	RET	Retaining
BRBF	Buckling Restrained	GL	Glue Laminated Timber	SCBF	Special Concentric Braced Frame
B or BOT	Bottom	GWB	Gypsum Wall Board	SCHED	Schedule
BRG	Bearing	HDR	Header	SER	Structural Engineer of Record
BTWN	Between	HF	Hem-Fir	SFRS	Seismic Force-Resisting System
CB	Camber	HGR	Hanger	SHTG	Sheathing
C	Castellated Beam	HD	Hold-down	SIM	Similar
C'BORE	Counterbore	HORIZ	Horizontal	SLBB	Short Leg Back-to-Back
CL	Centerline	HP	High Point	SMF	Special Moment Frame
CLT	Cross-Laminated Timber	HSS = TS	(Hollow Structural Section)	SOG	Slab on Grade
CIP	Cast in Place	IBC	International Building Code	SP	Southern Pine
CJ	Construction or Control Joint	ID	Inside Diameter	SPEC	Specification
CJP	Complete Joint Penetration	IE	Invert Elevation	SO	Square
CLR	Clear	IF	Inside Face	SR	Strudrail
CLG	Ceiling	INT	Interior	SST	Stainless Steel
CMU	Concrete Masonry Unit	k	Kips	STAGG	Stagger/Staggered
COL	Column	KSF	Kips Per Square Foot	STD	Standard
CONC	Concrete	L	Lineal Foot	STIFF	Stiffener
CONN	Connection	LL	Live Load	STL	Steel
CONST	Construction	LLB	Long Leg Back-to-Back	STRUC	Structural
CONT	Continuous	LLH	Long Leg Horizontal	SUWJ	Solid Web Wood Joist
C'SINK	Countersink	LLV	Long Leg Vertical	SYM	Symmetrical
CTRD	Centered	LP	Low Point	T	Top
DIA	Diameter	LONGIT	Longitudinal	T/	Top Of
DB	Drop Beam	LSL	Laminated Strand Lumber	T&B	Top & Bottom
DBA	Deformed Bar Anchor	LVL	Laminated Veneer Lumber	TC AX LD	Top Chord Axial Load
DBL	Double	MAS	Masonry	TCX	Top Chord Extension
DEMO	Demolish	MAX	Maximum	TDS	Tie Down System
DEV	Development	MCH	Mechanical	T&G	Tongue & Groove
DF	Douglas Fir	MEZZ	Mezzanine	THKND	Thickened
DIAG	Diagonal	MFR	Manufacturer	THRD	Threaded
DIST	Distributed	MIN	Minimum	THRU	Through
DL	Dead Load	MISC	Miscellaneous	TRANSV	Transverse
DN	Down	NIC	Not In Contract	TYP	Typical
DO	Ditto	NLT	Nail-Laminated Timber	UBC	Uniform Building Code
DP	Depth/Deep	NTS	Not To Scale	UNO	Unless Noted Otherwise
DWG	Drawing	OC	On Center	URM	Unreinforced Masonry
EA	Each	OCBF	Ordinary Concentric Braced	UNIT	Unit
EA	Each	OD	Outside Diameter	VERT	Vertical
EF	Each Face	OF	Outside Face	W	Wide
EL	Elevation	OPNG	Opening	W/	With
ELEC	Electrical	OPP	Opposite		

STUD AND SHEAR WALL NOTES:

- LUMBER GRADE PER STRUCTURAL GENERAL NOTES.
- ALL INTERIOR NON-BEARING, NON-STRUCTURAL WALL STUD REQUIREMENTS PER STRUCTURAL GENERAL NOTES.
- HEADERS SHOWN ON FRAMING PLAN SHALL BE SUPPORTED BY (1) TRIMMER AND (1) KING STUD MINIMUM, UNO. WHERE MORE THAN (1) TRIMMER IS REQUIRED, THE NUMBER OF TRIMMER STUDS SHALL BE NOTED THUS: (2) . TRIMMERS TO BE CONTINUOUS TO THE FOUNDATION.
- BEAMS SHOWN ON FRAMING PLAN SHALL BE SUPPORTED BY (2) BUNDLED STUDS MINIMUM, UNO. WHERE MORE THAN (2) BUNDLED STUDS ARE REQUIRED, THE NUMBER OF BUNDLED STUDS SHALL BE NOTED THUS: (3) . BUNDLED STUDS TO BE CONTINUOUS TO THE FOUNDATION. BLOCK SOLID AT FLOOR FRAMING.
- SHEAR WALL AND NAILING REQUIREMENTS PER SHEAR WALL SCHEDULE 11/S1.4.2 TYP UNO.
- ALL EXTERIOR WALLS REQUIRING WOOD SHEATHING PER THE ARCHITECT SHALL BE SHEAR WALL TYPE UNO.
- AT STAGGERED STUD WALLS, BUNDLED STUDS, TRIMMER STUDS, KING STUDS, AND SHEAR WALL COMPRESSION STUDS ARE TO MATCH THE WIDTH OF THE WALL PLATES.
- INDICATES HOLD-DOWN TYPE PER HOLD-DOWN SCHEDULE 3/S1.4.2. CIRCLED NUMBER INDICATES NUMBER OF TRIM STUDS REQUIRED AND BOTTOM NUMBER INDICATES NUMBER OF FULL HEIGHT (KING) STUDS REQUIRED IN ADDITION TO BUNDLED OR TRIM STUDS OR POSTS SHOWN ON PLAN.
- TYPICAL HOLD-DOWN ELEVATION PER 9/S1.3.1.
- ANCHOR BOLTS TO BE 5/8" DIA x 7" MINIMUM EMBEDMENT PER 7/S1.3.1. PROVIDE HOT-DIPPED GALVANIZED ANCHOR BOLTS AT PRESSURE-TREATED SILL PLATES.
- TYPICAL DETAILS PER:

1/S1.4.2	TYPICAL SHEAR WALL ELEVATION
4/S1.4.1	TYPICAL STUD WALL OPENING (HEADER) DETAIL
3/S1.4.1	TYPICAL TOP PLATE SPLICE DETAIL
9/S1.4.1	TYPICAL HOLES AND NOTCHES IN WOOD STUDS



STRUCTURAL LEVEL 1 STUD AND SHEAR WALL PLAN

SCALE: 1/4" = 1'-0"

STRUCTURAL LEVEL 1 STUD AND SHEAR WALL PLAN
 AUTHOR: JS
 REVISION:
 ISSUE DATE: JUNE 7, 2019
 OWNER PROJECT NO.:

CHECKED: JR

FOR PERMIT
 These drawings are sufficiently complete for submission to the jurisdiction having authority for permit. The Contractor shall not use these drawings for construction until Contractor receives written approval for use in construction by the jurisdiction having authority and DCI Engineers.



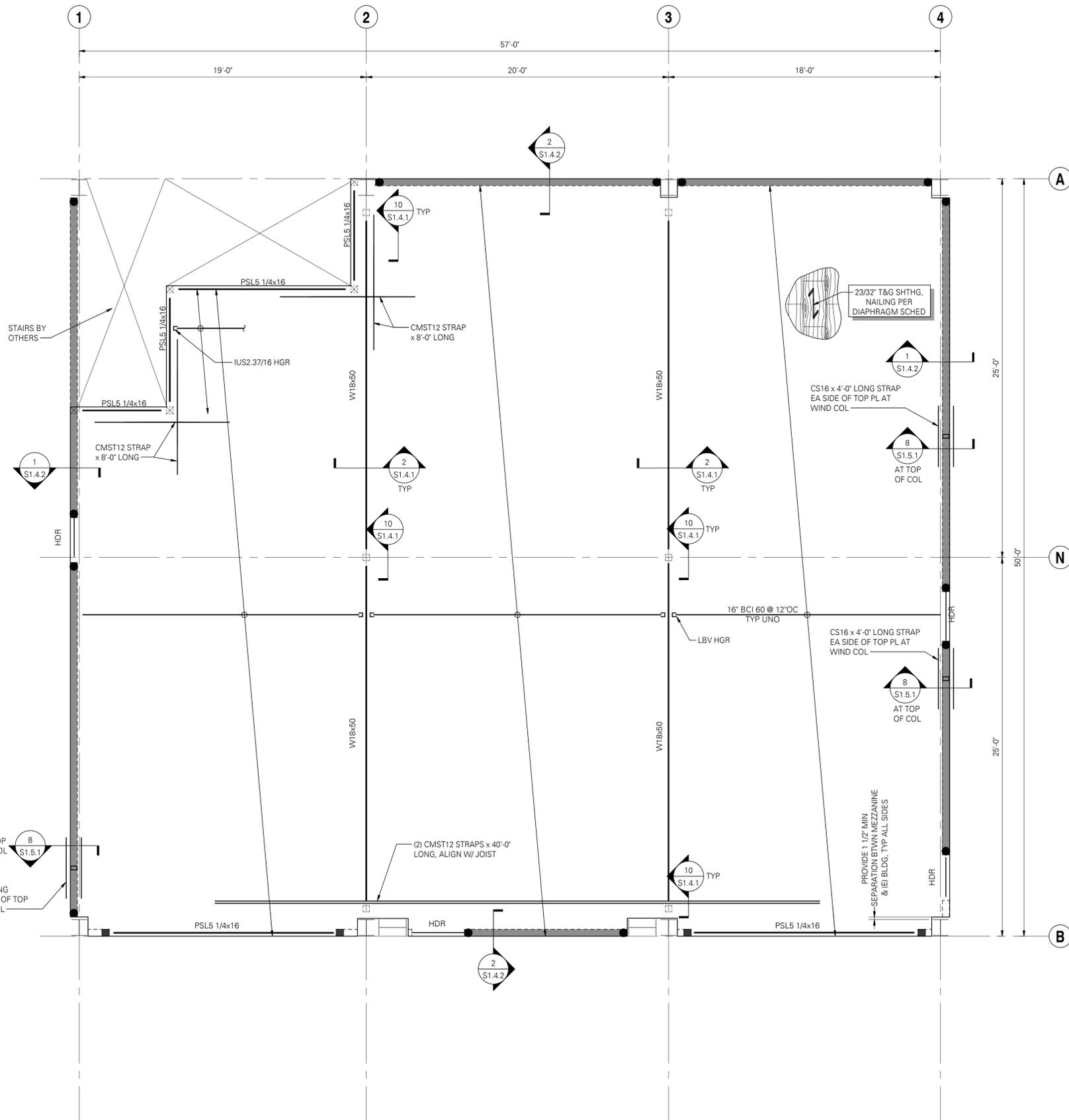
CITY OF VALDEZ
 BUILDING MAINTENANCE SHARED
 FACILITY PROJECT

CONSTRUCTION DOCUMENTS

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 CIVIL / STRUCTURAL
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 PROJECT NO. 17-0009

S1.2.2

FULL SIZE PRINTED ON 22 x 34 315



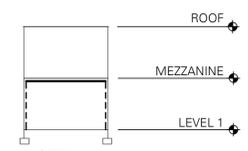
FLOOR FRAMING PLAN NOTES:

- STRUCTURAL GENERAL NOTES, DESIGN CRITERIA, ABBREVIATIONS AND LEGEND PER S1.1.1 AND S1.1.2.
- VERIFY ALL DIMENSIONS AND ELEVATIONS WITH THE ARCHITECTURAL DRAWINGS. ALL EXISTING DIMENSIONS SHALL BE FIELD VERIFIED.
- FLOOR SHEATHING PER PLAN AND STRUCTURAL GENERAL NOTES. SHEATHING TO BE GLUED AND NAILED TO FRAMING PER DIAPHRAGM SCHEDULE. SHEATHING WITH FACE GRAIN (LONG DIRECTION) PERPENDICULAR TO SUPPORTS AND STAGGER PANEL END JOINTS. ALLOW 1/8" SPACE BETWEEN PANEL ENDS AND EDGES.
- ALL DUCTS, CHASES AND PIPES SHALL BE PER MECHANICAL, PLUMBING, ELECTRICAL AND SPRINKLER DRAWINGS. STAIR DETAILS AND GUARDRAILS PER ARCHITECTURAL DRAWINGS.
- ALL WOOD EXPOSED TO CONCRETE, WEATHER, OR WITHIN 8' OF FINISHED GRADE SHALL BE PRESSURE-TREATED.
- WOOD "I" JOIST HANGERS SHALL BE "I" JOIST HANGERS TO BE TOP FLANGE BEARING SIMPSON MIT OR ITS TYPE, UNO.
- HEADERS SHOWN BUT NOT SPECIFIED ARE TO BE (2) 2x8 MINIMUM. HEADER SUPPORTS PER STUD AND SHEAR WALL PLAN ON FLOOR BELOW.
- BEAMS ARE FLUSH FRAMED WITH JOISTS UNLESS NOTED OTHERWISE ON DETAILS, OR ON PLANS AS 'DB' INDICATING THAT DROPPED BEAM FRAMING IS REQUIRED. BEAM SUPPORTS PER STUD AND SHEAR WALL PLAN ON FLOOR BELOW. PROVIDE A35 CLIP EACH SIDE OF FLUSH BEAMS THAT BEAR ON DOUBLE TOP PLATES.
- PROVIDE FULL HEIGHT SOLID BLOCKING OR DOUBLE JOISTS UNDER ALL SHEAR WALLS AND BEARING WALLS. AT SHEAR WALLS PARALLEL TO FRAMING, ALIGN (1) JOIST OVER SHEAR WALL (ADDITIONAL JOISTS MAY BE REQUIRED).
- ALL RIM JOISTS AND BLOCKING TO BE 1 1/2" LSL MINIMUM UNO.
- PROVIDE DOUBLE JOISTS AROUND ALL FLOOR AND ROOF OPENINGS GREATER THAN 24" ON ONE SIDE.
- BEARING STUD, SHEAR WALL, HOLD-DOWN, POST SIZE, AND POST CAP AND BASE REQUIREMENTS BELOW PER STUD AND SHEAR WALL PLAN ON FLOOR BELOW.

DIAPHRAGM SCHEDULE							
FOR 0.131"Øx2 1/2" NAILS IN 3x DOUG-FIR LARCH [1, 4]							
TYPE	NAILING AT BOUNDARY AND CONTINUOUS PANEL EDGES	NAILING AT OTHER PANEL EDGES	NAILING AT INTERIOR PANEL EDGES	CAPACITY (LBS/FT)	MIN PLYWOOD THICKNESS	BLOCKING	NOTES
1	0.131"Øx2 1/2" NAILS @ 6"OC	0.131"Øx2 1/2" NAILS @ 6"OC	0.131"Øx2 1/2" NAILS @ 12"OC	200/265	23/32"	NO	[2]
2	0.131"Øx2 1/2" NAILS @ 6"OC	0.131"Øx2 1/2" NAILS @ 6"OC	0.131"Øx2 1/2" NAILS @ 12"OC	300	23/32"	YES	—
3	0.131"Øx2 1/2" NAILS @ 4"OC	0.131"Øx2 1/2" NAILS @ 6"OC	0.131"Øx2 1/2" NAILS @ 12"OC	400	23/32"	YES	—
4	0.131"Øx2 1/2" NAILS @ 2 1/2"OC STAGGERED	0.131"Øx2 1/2" NAILS @ 4"OC	0.131"Øx2 1/2" NAILS @ 12"OC	600	23/32"	YES	[3]
5	0.131"Øx2 1/2" NAILS @ 2"OC STAGGERED	0.131"Øx2 1/2" NAILS @ 3"OC	0.131"Øx2 1/2" NAILS @ 12"OC	675	23/32"	YES	[3]

NOTES:

- SOME DIAPHRAGM TYPES NOTED MAY NOT BE USED ON THIS PROJECT.
- CAPACITY PARALLEL (200) AND PERPENDICULAR (265) TO CONTINUOUS PANEL JOINTS.
- FRAMING AT ADJOINING PANEL EDGES SHALL BE 3" NOMINAL OR WIDER.
- SCHEDULE NOT FOR USE WITH RESIDENTIAL I-JOISTS.



STRUCTURAL MEZZANINE FLOOR FRAMING PLAN

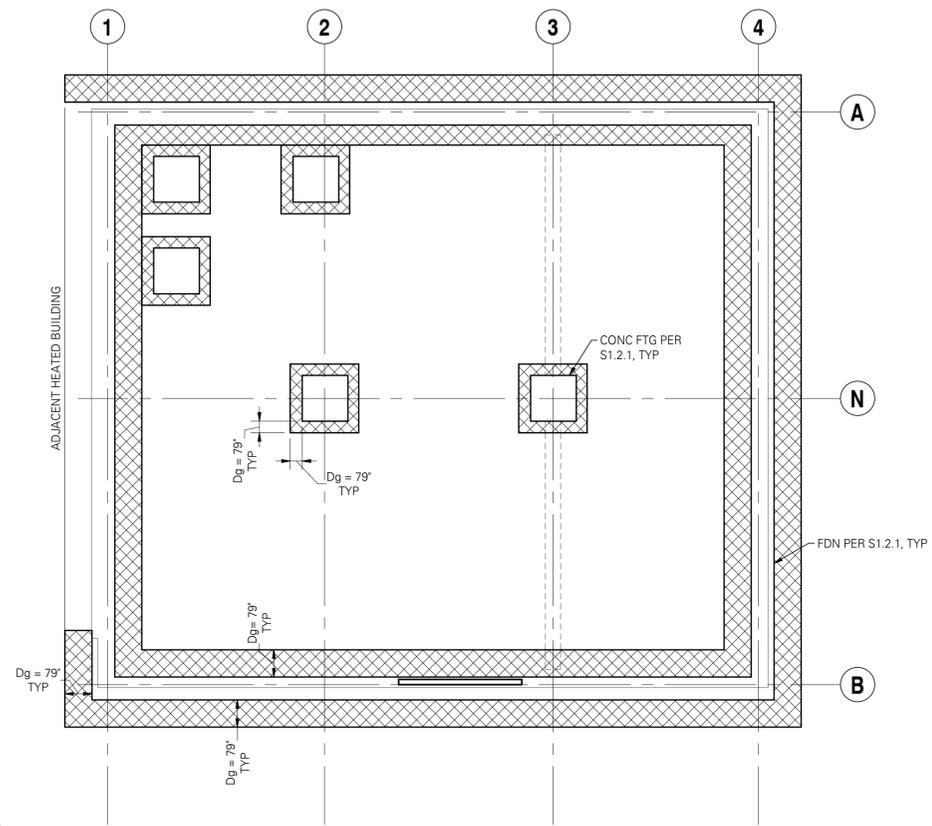
SCALE: 1/4" = 1'-0"

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CITY OF VALDEZ BUILDING MAINTENANCE SHARED FACILITY PROJECT
 CONSTRUCTION DOCUMENTS
 PROJECT NO. 17-0009

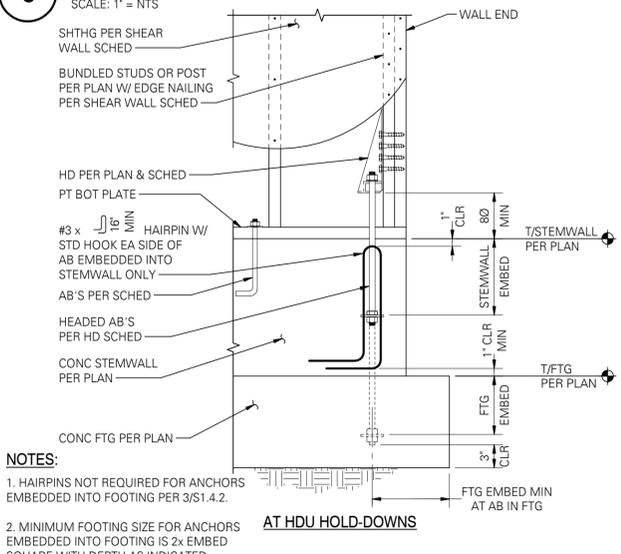
STATE OF ALASKA
 49TH
 Paul D. Rogness
 REGISTERED PROFESSIONAL ENGINEER
 No. SE13924
 EXPIRES: 12/31/19

STRUCTURAL MEZZANINE FLOOR FRAMING PLAN
 AUTHOR: JS
 REVISION:
 ISSUE DATE: JUNE 7, 2019
 OWNER PROJECT NO.: -
 CHECKED: JR
 FOR PERMIT
 These drawings are submitted for submission to the jurisdiction having authority for permit. The Contractor shall not use these drawings for construction until Contractor receives written approval for use in construction by the jurisdiction having authority and DDCI Engineers.



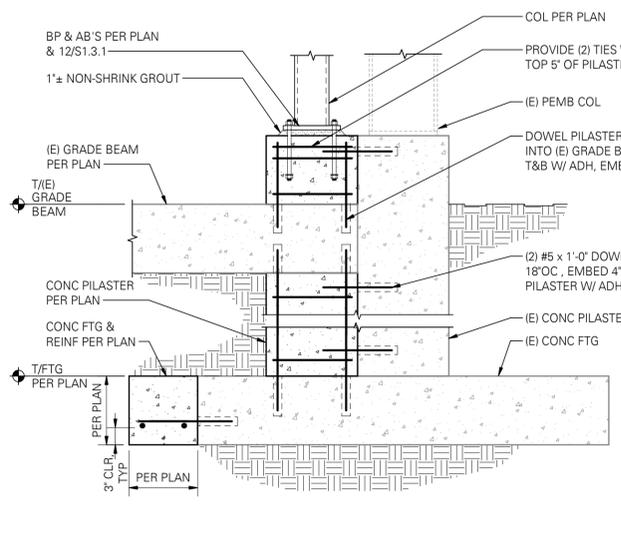
- NOTES:**
- INSULATION & SUBGRADE REQUIREMENTS PER ASCE 32-01.
 - INSULATION TO HAVE A MINIMUM R-VALUE OF Rg = 21.0.
 - INSULATION TO BE TYPE VI, VII OR V PER ASTM C578.

6 PLAN - UNHEATED BUILDING INSULATION REQUIREMENTS FOR FROST PROTECTED FOUNDATION
SCALE: 1" = NTS

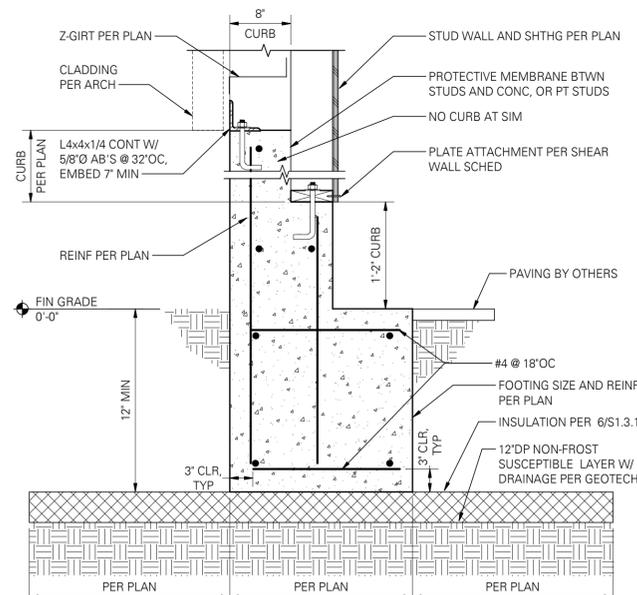


- NOTES:**
- HAIRPINS NOT REQUIRED FOR ANCHORS EMBEDDED INTO FOOTING PER 3/S1.4.2.
 - MINIMUM FOOTING SIZE FOR ANCHORS EMBEDDED INTO FOOTING IS 2x EMBED SQUARE WITH DEPTH AS INDICATED.

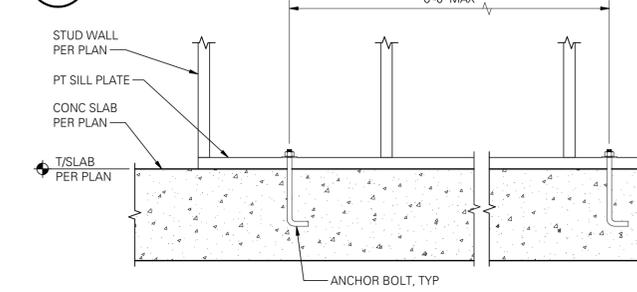
9 TYPICAL HOLD-DOWN AT FOUNDATION - CONCRETE STEMWALL
SCALE: 1" = 1'-0" (06091M)



10 PILASTER AT STEEL COLUMN
SCALE: 3/4" = 1'-0"

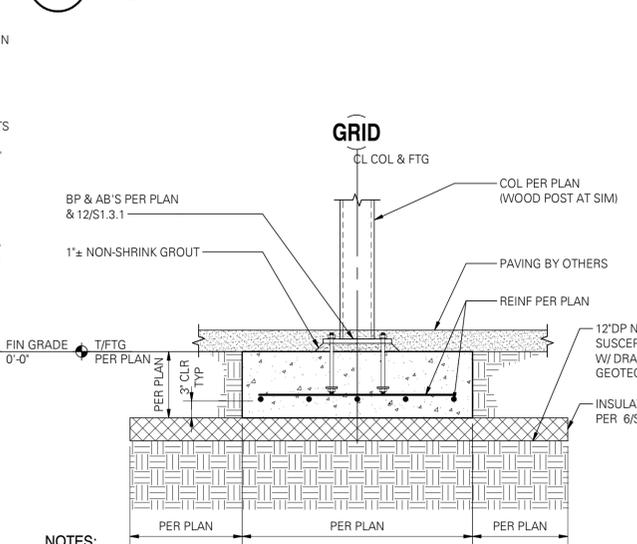


3 SHALLOW FROST PROTECTED FOOTING
SCALE: 1" = 1'-0"



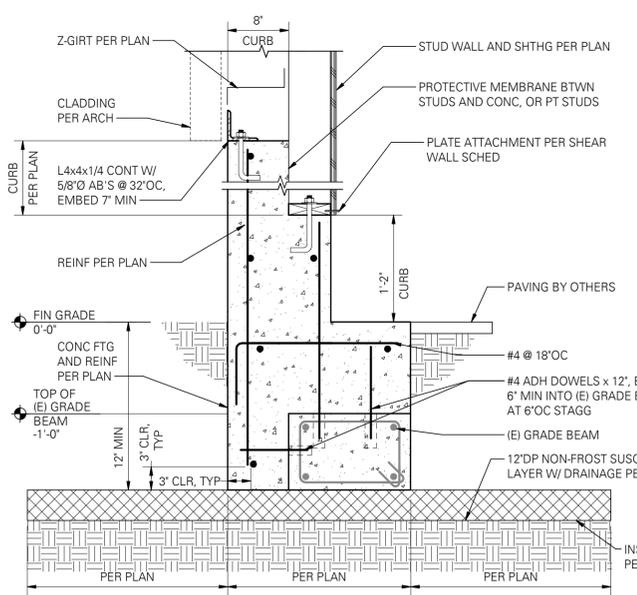
- NOTES:**
- USE 5/8\"/>
 - EACH SILL PLATE PIECE SHALL HAVE (2) BOLTS MINIMUM. HOLD-DOWN ANCHORS ARE NOT TO BE CONSIDERED AN ANCHOR BOLT.
 - LOCATE BOLTS WITHIN 1'-0\"/>
 - USE PLATE WASHER PER SHEAR WALL SCHEDULE AT EACH BOLT. STANDARD CUT WASHERS ARE ACCEPTABLE AT NON-SHEAR WALLS.
 - DO NOT DRILL OVERSIZE HOLES THRU SILL PLATE. USE 11/16\"/>
 - SILL PLATE THICKNESS AND FASTENING AT SHEAR WALLS PER SHEAR WALL SCHEDULE.
 - CONTACT THE ENGINEER-OF-RECORD FOR POST INSTALLED ANCHOR OPTIONS.

7 TYPICAL SILL PLATE ANCHORAGE TO CONCRETE
SCALE: 1" = 1'-0" (06910M)

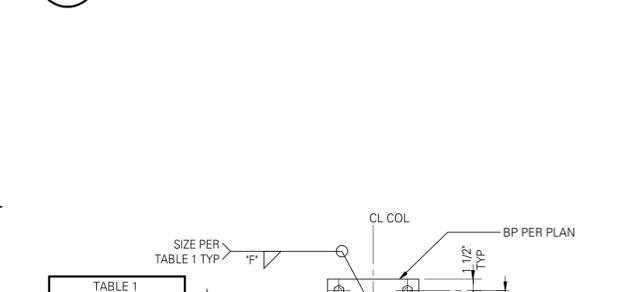


- NOTES:**
- WHERE (E) CONCRETE GRADE BEAM OCCURS, DOWEL FTG REINF INTO (E) GRADE BEAM W/ ADH, EMBED 4\"/>

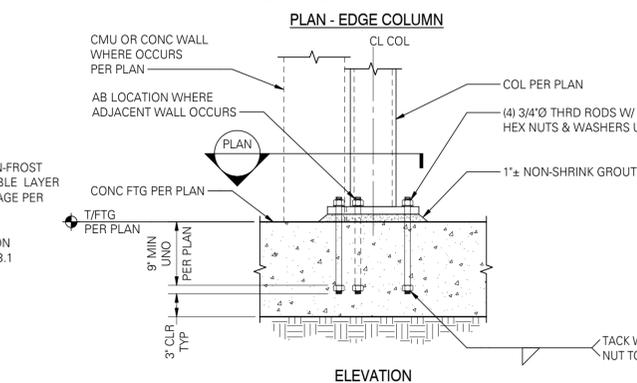
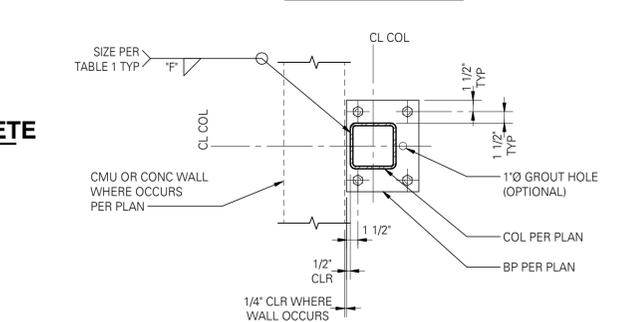
11 INTERIOR SPREAD FOOTING AT STEEL COLUMN
SCALE: 3/4" = 1'-0" (03005M)



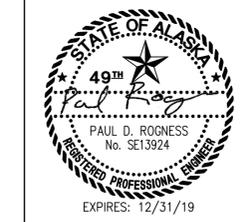
4 FOOTING AT EXISTING GRADE BEAM
SCALE: 1" = 1'-0"

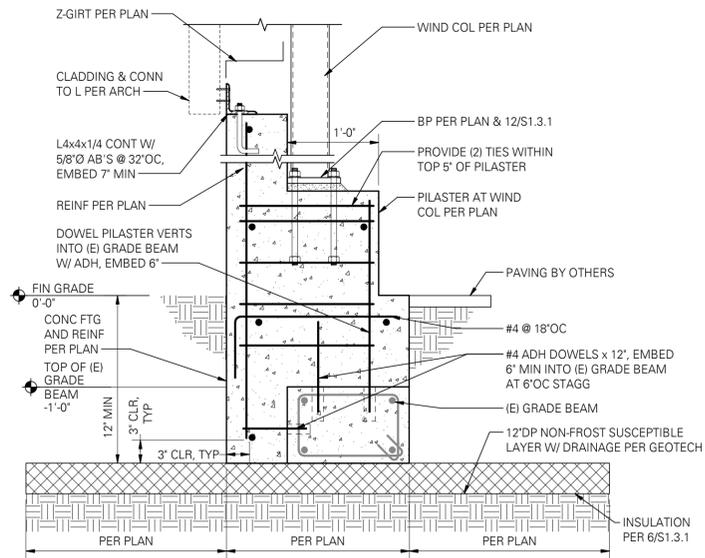


BASEPLATE THICKNESS	1\"/>
3/8", 1/2"	3/16"
5/8", 3/4"	1/4"
> = 7/8"	5/16"

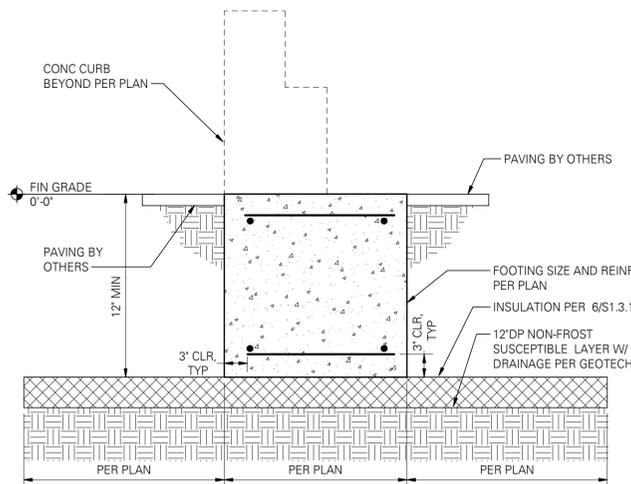


12 TYPICAL BASEPLATE TO FOUNDATION CONNECTION - HSS COLUMN
SCALE: 1" = 1'-0" (05030)

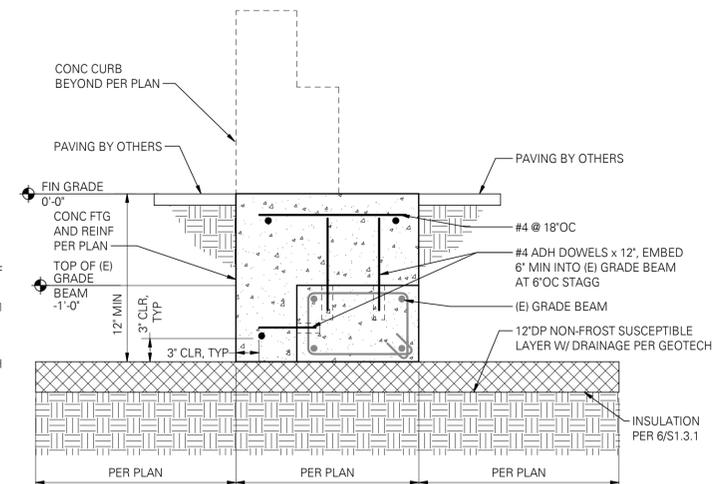




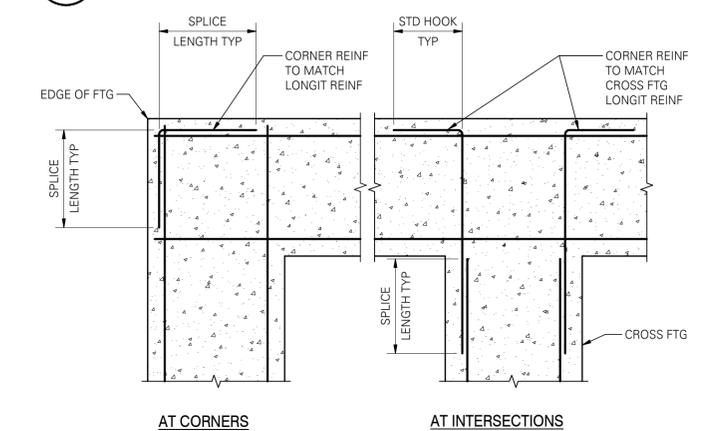
2 FOOTING AT EXISTING GRADE BEAM
SCALE: 1" = 1'-0"



3 SHALLOW FROST PROTECTED FOOTING AT OPENING
SCALE: 1" = 1'-0"

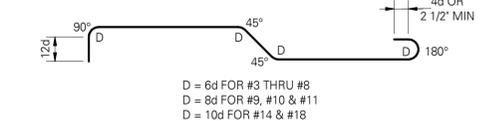


4 FOOTING AT EXISTING GRADE BEAM AT OPENING
SCALE: 1" = 1'-0"



- NOTE:**
- SPLICE LENGTHS PER LAP SPLICE AND DEVELOPMENT LENGTH SCHEDULE.
 - FOOTING REINFORCING PER PLAN OR ELEVATIONS, SECTIONS AND DETAILS.

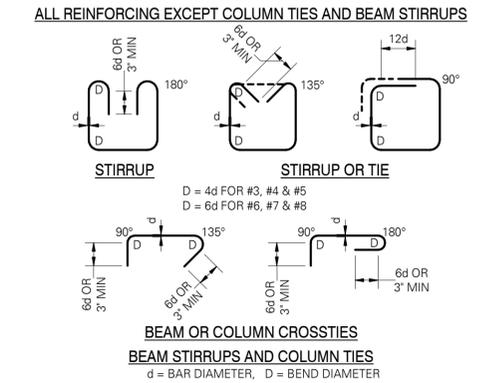
8 PLAN - TYPICAL CORNER REINFORCING AT CONCRETE FOOTINGS
SCALE: 3/4" = 1'-0" (03907)



BAR SIZE	GRADE 60 REINFORCING				
	MISCELLANEOUS BARS	TOP BARS (see note #5)		HOOKED BARS	
	Ld	Splice	Ld	Splice	Ldh
#3	17	22	22	28	9
#4	22	29	29	38	11
#5	28	36	36	47	14
#6	33	43	43	56	17

- NOTES:**
- ALL TABULATED VALUES ARE IN INCHES.
 - VALUES FOR UNCOATED REINFORCING AND NORMAL WEIGHT CONCRETE WITH CLEAR SPACING > db, CLEAR COVER > db AND MINIMUM STIRRUPS OR TIES THROUGHOUT Ld OR CLEAR SPACING > 2db AND CLEAR COVER > db.
 - DEVELOP ALL REINFORCING IN STRUCTURAL SLABS WITH MINIMUM DEVELOPMENT LENGTH Ld.
 - Ldh = DEVELOPMENT LENGTH OF BAR WITH STANDARD HOOK.
 - TOP BAR = HORIZONTAL BAR WITH MORE THAN 12" OF FRESH CONCRETE BELOW OR AS NOTED ON DOCUMENTS AS "TOP BAR".
 - LAP SPLICE OF DIFFERENT SIZED BARS TO BE THE LARGER OF Ld OF THE LARGER BAR OR SPLICE LENGTH OF THE SMALLER BAR.

11 TYPICAL LAP SPLICE AND DEVELOPMENT LENGTH SCHEDULE
SCALE: 3/4" = 1'-0" (01400)



- NOTE:**
- TIES AND CROSSTIES FOR SHEAR WALL BOUNDARY ELEMENTS SHALL BE DETAILED AS COLUMN TIES/CROSSTIES.

12 STANDARD HOOKS AND BENDS
SCALE: 3/4" = 1'-0" (03400)

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CITY OF VALDEZ BUILDING MAINTENANCE SHARED FACILITY PROJECT

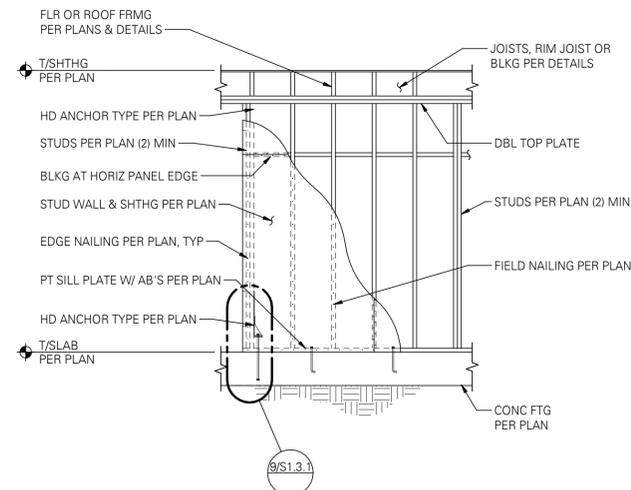
CONSTRUCTION DOCUMENTS



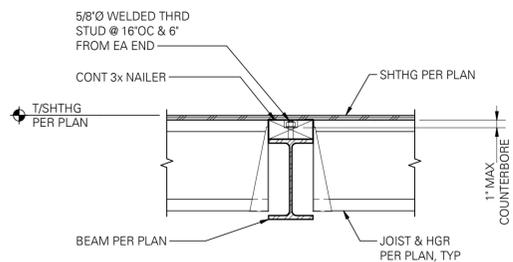
STRUCTURAL FOUNDATION DETAILS

AUTHOR: JS
REVISION:
ISSUE DATE: JUNE 7, 2019
OWNER PROJECT NO: -
CHECKED: JR
FOR PERMIT

S1.3.2

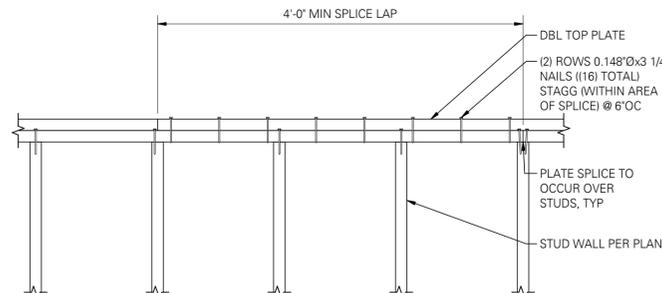


1 TYPICAL SHEAR WALL ELEVATION
SCALE: 1" = 1'-0" (06090)



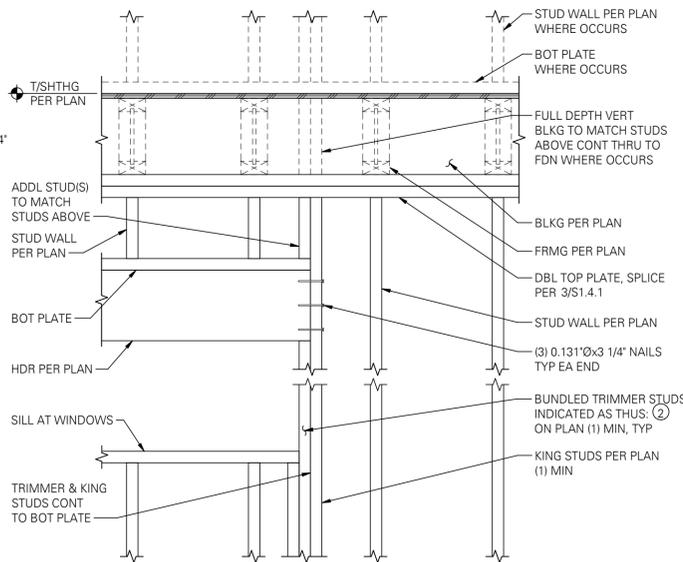
NOTE:
ALL WELDED THREADED STUDS SHALL HAVE NUTS AND WASHERS.

2 TYPICAL NAILER DETAILS AT STEEL BEAM
SCALE: 1" = 1'-0" (06909M)

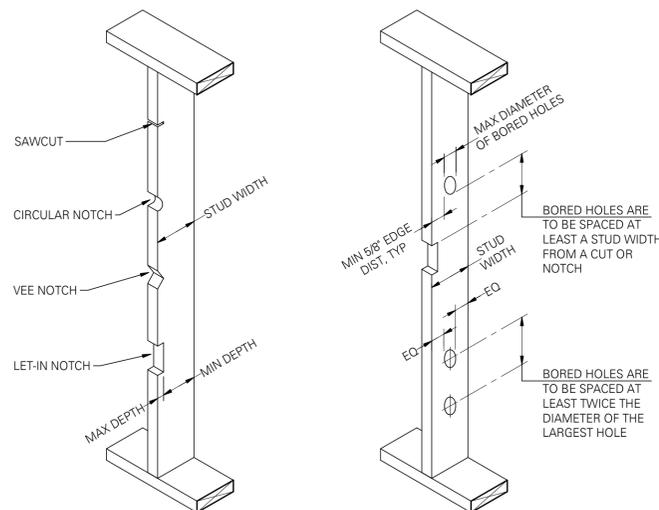


NOTE:
FLOOR/ROOF JOISTS NOT SHOWN FOR CLARITY.

3 TYPICAL PLATE SPLICE DETAIL
SCALE: 1" = 1'-0" (06904)



4 TYPICAL HEADER
SCALE: 1" = 1'-0" (06211)



BEARING WALL STUDS		
STUD SIZE	MAX DEPTH OF EDGE CUT OR NOTCH	MIN DEPTH REMAINING AFTER CUT OR NOTCH
2x4	7/8"	2 5/8"
2x6	1 3/8"	4 1/8"

BEARING WALL STUDS		
STUD SIZE	MAX DIAMETER OF BORED HOLE	MIN DEPTH REMAINING AFTER BORED HOLE
2x4	1 3/8"	5/8" EA SIDE OF HOLE
2x6	2 3/16"	5/8" EA SIDE OF HOLE

NOTE:
STUDS MAY NOT BE BORED IN EXCESS OF 40% OF THE STUD. IF STUDS ARE DOUBLED, BORINGS MAY BE INCREASED TO 60% OF STUD WIDTH PROVIDED NOT MORE THAN (2) SUCCESSIVE STUDS ARE BORED. BORINGS SHALL NOT BE MADE AT THE SAME SECTION WHERE CUT OR NOTCH HAS BEEN MADE.

NON-BEARING WALL STUDS		
STUD SIZE	MAX DEPTH OF EDGE CUT OR NOTCH	MIN DEPTH REMAINING AFTER CUT OR NOTCH
2x4	1 3/8"	2 1/8"
2x6	2 3/16"	3 3/8"

NON-BEARING WALL STUDS		
STUD SIZE	MAX DIAMETER OF BORED HOLE	MIN DEPTH REMAINING AFTER BORED HOLE
2x4	2 1/16"	5/8" EA SIDE OF HOLE
2x6	3 1/4"	5/8" EA SIDE OF HOLE

NOTE:
STUDS MAY NOT BE BORED IN EXCESS OF 60% OF THE STUD. BORINGS SHALL NOT BE MADE AT THE SAME SECTION WHERE CUT OR NOTCH HAS BEEN MADE.

CUTTING AND NOTCHING WOOD STUDS

NOTE:
DO NOT NOTCH MORE THAN THREE ADJACENT STUDS WITHOUT REVIEW BY ENGINEER.

BORED HOLES IN WOOD STUDS

NOTE:
BORED HOLE NOT PERMITTED IN MORE THAN THREE ADJACENT STUDS WITHOUT REVIEW BY ENGINEER.

9 TYPICAL HOLES & NOTCHES IN WOOD STUDS
SCALE: 1" = 1'-0" (06908)

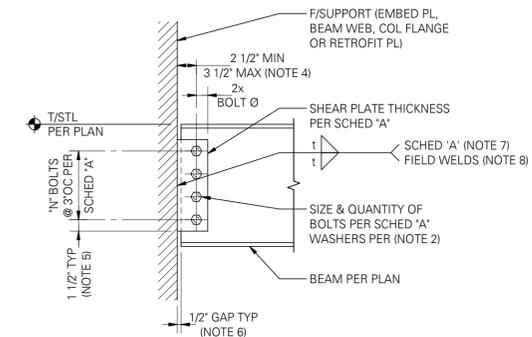
BOLTED SINGLE SHEAR PLATE CONNECTION - SCHEDULE "A"									
3/4" Ø - A325-N BEAM SIZE	'N' BOLTS REQUIRED (1)	MIN SHEAR PLATE OR WT STEM THICKNESS	MIN HSS COLUMN WALL THICKNESS (10)	WELD SIZE (7)	BEAM F _y =50KSI - CONNECTION PLATE F _y =36KSI		CONNECTION CAPACITY - ASD (3) (KIPS)		
					MAX SINGLE COPE DEPTH (9)	MAX DOUBLE COPE DEPTH (9)	UNCOPED	COPED	
C8,C9,C10	2	1/4"	1/4"	3/16"	1 1/4"	NR (11)	13.2	7.6	NR (11)
W8	2	1/4"	1/4"	3/16"	1 1/4"	NR (11)	13.2	7.6	NR (11)
W10	2	1/4"	1/4"	3/16"	2 1/2"	1 1/4"	13.2	11.0	11.0
C12,C15	3	1/4"	1/4"	3/16"	2"	1 1/4"	25.6	17.5	17.5
W12	3	1/4"	1/4"	3/16"	2"	1 1/4"	25.6	18.3	18.3
W14	3	5/16"	1/4"	1/4"	2 1/2"	1 1/2"	27.8		23.9
W16	4	5/16"	1/4"	1/4"	2 1/2"	1 1/2"	42.4		36.6
W18	5	5/16"	5/16"	1/4"	2 1/2"	1 1/2"	53.0		
W21	6	3/8"	5/16"	5/16"	2 1/2"	1 1/2"	63.6		
W24	7	3/8"	5/16"	5/16"	2 1/2"	1 1/2"	74.2		
W27	8	3/8"	5/16"	5/16"	2 1/2"	NR (11)	84.8		NR (11)
W30	8	7/16"	3/8"	5/16"	2 1/2"	NR (11)	84.8		NR (11)
W33	9	7/16"	3/8"	5/16"	2 1/2"	NR (11)	95.4		NR (11)
W36	10	7/16"	3/8"	5/16"	2 1/2"	NR (11)	103.2		NR (11)

BOLTED SINGLE ROW SHEAR PLATE CONNECTION NOTES:

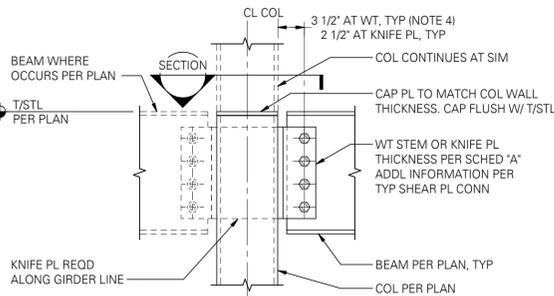
- PROVIDE EITHER STANDARD OR HORIZONTAL SHORT SLOTTED HOLES AS PERMITTED BY AISC J3.2 IN THE BEAM WEB AND/OR THE SHEAR PLATE.
- WHERE SHORT-SLOTTED HOLES ARE USED, PROVIDE HARDENED WASHERS PER AISC J3.2.
- CAPACITIES BASED ON AISC 13TH EDITION WITH ASTM A325-N BOLTS.
- HORIZONTAL DISTANCE FROM SUPPORT FACE TO CENTERLINE OF BOLT GROUP SHALL BE AS SHOWN IN THE DETAILS, BUT SHALL NOT EXCEED 3 1/2" IN THE AS-BUILT CONDITION. SUPPORT FACE FOR TEE IS THE INSIDE FACE OF FLANGE.
- VERTICAL EDGE DISTANCE FROM BOLT CENTERLINE TO EDGE OF STEEL SHALL BE 1 1/2" TYPICALLY, EXCEPT THAT 1 1/4" IS PERMITTED PER AISC TABLE J3.4 FOR 3/4" DIAMETER BOLTS WITHOUT ANY REDUCTION IN THE TABULATED CAPACITIES.
- GAP BETWEEN BEAM END AND SUPPORT FACE SHALL BE 1/2" EXCEPT FOR "WT" CONNECTORS USED WITH HSS COLUMNS. WHERE "WT" ARE USED AS SHEAR TAB ELEMENTS, THE GAP BETWEEN FACE OF COLUMN AND END OF BEAM SHALL NOT EXCEED THE LESSER OF 1 1/2" OR THE "K" DISTANCE OF THE "WT" PLUS 1/4".
- WELD SIZES SHALL BE THE LARGER OF THE SIZE (t), TABULATED IN SCHEDULE "A" OR MINIMUM SHOWN IN TABLE 1.
- FIELD FILLET WELDS SHALL BE SIZED TO BE AT LEAST 1/8" LARGER THAN THE WELD SIZE SHOWN IN SCHEDULE "A", UNLESS PROPER FIT-UP IS VERIFIED BY A SPECIAL INSPECTOR PRIOR TO WELDING.
- COPE DEPTHS (SINGLE AND DOUBLE) SHALL NOT EXCEED THE LESSER OF THOSE SHOWN IN SCHEDULE "A", NOR AS ALLOWED BY BOLT HOLE SPACING AND MINIMUM EDGE DISTANCE REQUIREMENTS. SINGLE COPE LENGTH SHALL NOT EXCEED 6 1/2". DOUBLE COPE LENGTHS SHALL NOT EXCEED THAT REQUIRED TO ACCOMMODATE GIRDER FLANGE + 1/2" MAX GAP BETWEEN FLANGES.
- UNCOPED CAPACITIES OF WT CONNECTIONS ARE VALID WITH MINIMUM NOMINAL HSS COLUMN WALL TABULATED THICKNESS. THE EFFECTIVE THROAT OF FLARE BEVEL GROOVE WELDS IS BASED ON OUTSIDE RADIUS OF HSS, AND IS TAKEN AS 5/8 TIMES THE HSS WALL THICKNESS BASED ON AWS D1.1, TABLE 2.1. WHEN 3/4" A325-N BOLTS ARE USED, A 3/16" HSS COLUMN WALL THICKNESS IS PERMITTED WITH A 20% REDUCTION OF THE WT CONNECTION CAPACITY.
- NR = NOT RECOMMENDED. DOUBLE COPES FOR THESE BEAMS ARE RESTRICTED BY CONNECTION GEOMETRY AND/OR LARGE REDUCTIONS IN SHEAR CAPACITY. DOUBLE COPES ARE POSSIBLE, BUT CAPACITIES MUST BE CALCULATED FOR SPECIFIC BEAM AND GIRDER GEOMETRIES AND MUST BE DETAILED SEPARATELY.

TABLE 1 MINIMUM WELD SIZE TABLE	
PLATE OR FLANGE THICKNESS (T) *	MINIMUM FILLET SIZE
T < 1/2"	3/16"
1/2" < T ≤ 3/4"	1/4"
3/4" < T	5/16"

* MINIMUM WELD SIZE TO BE BASED ON THICKNESS OF THE THICKER PART.

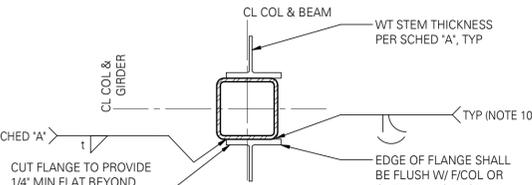


TYPICAL SHEAR PLATE CONNECTION



BEAM TO HSS OR PIPE COLUMN

SHEAR PLATE INFORMATION PER TYPICAL SHEAR PLATE CONNECTION.

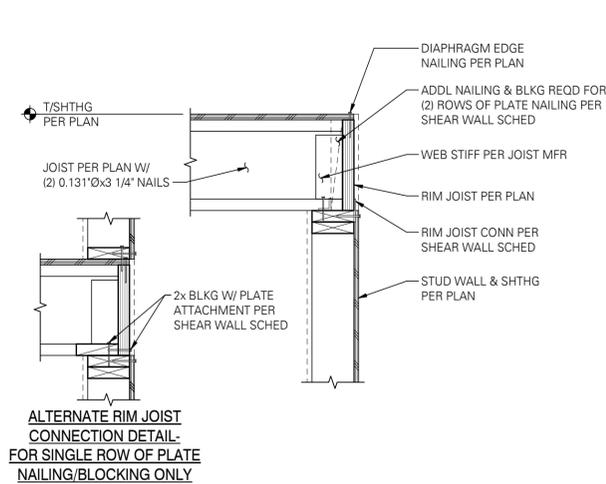


TYPICAL SECTION AT INTERIOR COLUMN

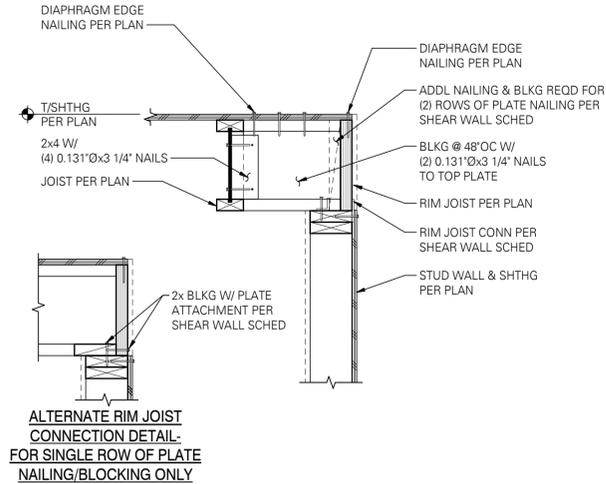
10 SINGLE SHEAR PLATE (SINGLE ROW) CONNECTIONS
SCALE: 1" = 1'-0" (05201M)



EXPIRES: 12/31/19



ALTERNATE RIM JOIST CONNECTION DETAIL FOR SINGLE ROW OF PLATE NAILING/BLOCKING ONLY



ALTERNATE RIM JOIST CONNECTION DETAIL FOR SINGLE ROW OF PLATE NAILING/BLOCKING ONLY

1 EXTERIOR WALL PERPENDICULAR TO FLOOR JOISTS

SCALE: 1" = 1'-0" (06002M)

2 EXTERIOR WALL PARALLEL TO FLOOR JOISTS

SCALE: 1" = 1'-0" (06001M)

3 HOLD-DOWN/STRAP SCHEDULE - HEM-FIR STUDS

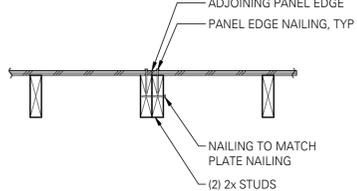
SCALE: 1" = 1'-0" (01420A)

TYPE	NUMBER OF STUDS/POST (3, 12)	NAILS, SCREWS OR BOLTS	DIAMETER (10)	ANCHOR (4)				NOTES
				CONCRETE EMBEDMENT/CAPACITY		FOOTING		
				STEMWALL (5)	EMBED CIP (6, 14)	EMBED CIP (6)	CAPACITY	
LSTHD8(RJ)	(2) 2x	(20) 0.148'x3' NAILS	----	----	1.95k 1.61k	----	1.95k 1.61k	[13]
STHD10(RJ)	(2) 2x	(28) 0.148'x3' NAILS	----	----	2.94k 2.18k	----	2.94k 2.18k	[13]
STHD14(RJ)	(2) 2x	(30) 0.148'x3' NAILS	----	----	3.81k 3.5k	----	3.81k 3.5k	[13]
HDU2	(2) 2x	(6) SDS1/4x2 1/2	5/8'Ø	10'	2.22k	8'	2.22k	----
HDU4	(2) 2x	(10) SDS1/4x2 1/2	5/8'Ø	10'	3.3k	8'	3.3k	----
HDU5	(2) 2x	(14) SDS1/4x2 1/2	5/8'Ø	10'	4.1k	8'	4.1k	----
HDU8	(3) 2x	(20) SDS1/4x2 1/2	7/8'Ø	10'	5.7k	10'	5.7k	----
HDU11	(1) 4x6 OR (1) 6x	(30) SDS1/4x2 1/2	1'Ø	10'	6.9k	12'	6.9k	----
HDU14	(1) 6x	(36) SDS1/4x2 1/2	1'Ø	10'	7.8k	12'	10.4k	----
HD12	(1) 6x6	(4) 1'Ø	1 1/8'Ø	10'	8.6k	15'	12.7k	----
HD19	(1) 6x6	(5) 1'Ø	1 1/4'Ø	10'	9.5k	15'	16.2k	----

- NOTES:**
- [1] SOME HOLD-DOWN TYPES MAY NOT BE USED ON THIS PROJECT.
 - [2] TYPICAL HOLD-DOWN DETAILS PER 9/S1.3.1. ANCHOR REINFORCEMENT REQUIRED AT STEMWALLS.
 - [3] PROVIDE PANEL EDGE NAILING PER SHEAR WALL SCHEDULE AT HOLD-DOWN STUDS/POSTS.
 - [4] BASED ON MINIMUM $f'c = 3000$ PSI CONCRETE.
 - [5] STEMWALLS SHALL BE 8" WIDE x 18" TALL MINIMUM.
 - [6] CAST-IN-PLACE (CIP) TYPE THREADED RODS AT HOLD-DOWNS SHALL HAVE TWO HEX HEAD NUTS WITH OVERSIZED WASHERS.
 - [7] INCLUDES 1.6 LOAD DURATION INCREASE FOR WOOD.
 - [8] BASED ON 11 7/8" DEEP FLOOR JOIST.
 - [9] TOTAL NAILS SPECIFIED, USE HALF THE NAILS AT THE STUDS ABOVE AND BELOW LEVEL BEING CONNECTED.
 - [10] AT PRESSURE TREATED SILLS, USE HOT DIPPED GALVANIZED BOLTS.
 - [11] POST INSTALLED HOLD-DOWN OPTIONS MAY BE AVAILABLE AT SOME CONDITIONS. CONTACT ENGINEER OF RECORD PRIOR TO CONSTRUCTION.
 - [12] NAIL LAMINATE MULTIPLE 2x STUDS WITH PLATE NAILING PER SHEAR WALL SCHEDULE.
 - [13] MIDWALL/CORNER WALL END
 - [14] STUD WALLS SHALL BE 2x6, CENTER HOLD-DOWN IN STUD WALL.

WALL TYPE	WALL SHEATHING APA-RATED (1, 2, 12)	NAIL SIZE & SPACING AT ALL PANEL EDGES (4, 5)	BLOCKING & STUD SIZE AT ADJOINING PANEL EDGES (3, 6, 13)	RIM JOIST OR BLOCKING CONN TO TOP PLATE BELOW (7, 8)	2x PLATE ATTACHMENT NAILING TO WOOD RIM JOIST OR BLOCKING BELOW	SILL PLATE ATTACHMENT ANCHOR BOLT TO CONCRETE BELOW (10)	SILL PLATE AT FOUNDATION (11)	SHEAR CAPACITY LBS/FT
W6	15/32"	0.148'x2 1/2" @ 6'OC	2x	CLIP @ 16'OC	0.148'x3 1/4" @ 6'OC	5/8'Ø @ 48'OC	2x	310
W4	15/32"	0.148'x2 1/2" @ 4'OC STAGGERED	3x	CLIP @ 12'OC	0.148'x3 1/4" @ 4'OC	5/8'Ø @ 32'OC	2x	460
W3	15/32"	0.148'x2 1/2" @ 3'OC STAGGERED	3x	CLIP @ 8'OC	0.148'x3 1/4" @ 6'OC (2) ROWS (9)	5/8'Ø @ 48'OC	3x [15]	600
W2	15/32"	0.148'x2 1/2" @ 2'OC STAGGERED	3x	CLIP @ 16'OC EACH SIDE	0.148'x3 1/4" @ 6'OC (2) ROWS (9)	5/8'Ø @ 32'OC	2x	770
2W4	15/32" BOTH SIDES	0.148'x2 1/2" @ 4'OC STAGGERED	3x	CLIP @ 12'OC EACH SIDE	0.148'x3 1/4" @ 4'OC (2) ROWS (9)	5/8'Ø @ 24'OC	3x [15]	920
2W3	15/32" BOTH SIDES	0.148'x2 1/2" @ 3'OC STAGGERED	3x	CLIP @ 8'OC EACH SIDE	CLIP @ 8'OC EACH SIDE (7, 8) OR (2) ROWS OF SDS1/4x5 SCREWS @ 8'OC (9)	5/8'Ø @ 16'OC	3x [15]	1200
2W2	15/32" BOTH SIDES	0.148'x2 1/2" @ 2'OC STAGGERED	3x	CLIP @ 6'OC EACH SIDE	CLIP @ 6'OC EACH SIDE (7, 8) OR (2) ROWS OF SDS1/4x5 SCREWS @ 6'OC (9)	5/8'Ø @ 12'OC	3x [15]	1540

- NOTES:**
- [1] INSTALL PANELS EITHER HORIZONTALLY OR VERTICALLY.
 - [2] WHERE SHEATHING IS APPLIED ON BOTH SIDES OF WALL, PANEL EDGE JOINTS ON 2x FRAMING SHALL BE STAGGERED SO THAT JOINTS ON THE OPPOSITE SIDES ARE NOT LOCATED ON THE SAME STUD.
 - [3] BLOCKING IS REQUIRED AT ALL PANEL EDGES.
 - [4] PROVIDE SHEAR WALL SHEATHING AND NAILING FOR THE ENTIRE LENGTH OF THE WALLS INDICATED ON THE PLANS. ENDS OF FULL HEIGHT WALLS ARE DESIGNATED BY WINDOWS OR DOORWAYS OR AS DESIGNATED ON PLANS. HOLD-DOWN REQUIREMENTS PER PLANS. (ALTERNATE NOTE: WALLS DESIGNATED AS PERFORATED SHEAR WALLS REQUIRE SHEATHING, SHEAR WALL NAILING, ETC ABOVE AND BELOW ALL OPENINGS).
 - [5] SHEATHING EDGE NAILING IS REQUIRED AT ALL HOLD-DOWN POSTS. EDGE NAILING MAY ALSO BE REQUIRED TO EACH STUD USED IN BUILT-UP HOLD-DOWN POSTS. ADDITIONAL INFORMATION PER HOLD-DOWN DETAILS.
 - [6] INTERMEDIATE FRAMING TO BE 2x MINIMUM MEMBERS. ATTACH SHEATHING TO INTERMEDIATE FRAMING WITH 0.148'x2 1/2" NAILS AT 12'OC WHERE STUDS ARE SPACED AT 16'OC AND 0.148'x2 1/2" NAILS AT 6'OC WHERE STUDS ARE SPACED AT 24'OC.
 - [7] BASED ON 0.131'x1 1/2" NAILS USED TO ATTACH FRAMING CLIPS DIRECTLY TO FRAMING. USE 0.131'x2 1/2" NAILS WHERE INSTALLED OVER SHEATHING.
 - [8] FRAMING CLIPS: A35 OR LTP5 OR APPROVED EQUIVALENT.
 - [9] WHERE BOTTOM PLATE ATTACHMENT SPECIFIES (2) ROWS OF NAILS OR SCREWS, PROVIDE DOUBLE JOIST, RIM JOIST OR EQUAL BELOW. STAGGER NAILS/SCREWS IN ROWS 1 1/2" APART MINIMUM.
 - [10] ANCHOR BOLTS SHALL BE PROVIDED WITH HOT-DIPPED GALVANIZED STEEL PLATE WASHERS 0.229'x3'x3" MINIMUM. THE HOLE IN THE PLATE WASHER MAY BE DIAGONALLY SLOTTED 13/16'x1 3/4" PROVIDED A STANDARD CUT WASHER IS PLACED BETWEEN THE PLATE WASHER AND NUT. PLATE WASHER TO EXTEND TO WITHIN 1/2" OF THE EDGE OF THE SILL PLATE ON THE SIDE(S) WITH SHEATHING. INCREASE PLATE WASHER SIZE AS REQUIRED. EMBED ANCHOR BOLTS 7" MINIMUM INTO THE CONCRETE.
 - [11] PRESSURE TREATED MATERIAL CAN CAUSE EXCESSIVE CORROSION IN THE FASTENERS. PROVIDE HOT-DIPPED GALVANIZED (ELECTRO-PLATING IS NOT ACCEPTABLE) NAILS AND CONNECTOR PLATES (FRAMING ANGLES, ETC) FOR ALL CONNECTORS IN CONTACT WITH PRESSURE TREATED FRAMING MEMBERS. ADDITIONAL INFORMATION PER STRUCTURAL GENERAL NOTES.
 - [12] WHERE WOOD SHEATHING (W) IS APPLIED OVER GYPSUM SHEATHING (G), CONTACT THE ENGINEER OF RECORD FOR ALTERNATE NAILING REQUIREMENTS.
 - [13] AT ADJOINING PANEL EDGES, (2) 2x STUDS NAILED TOGETHER MAY BE USED IN PLACE OF SINGLE 3x STUD. DOUBLE 2x STUDS SHALL BE CONNECTED TOGETHER BY NAILING THE STUDS TOGETHER WITH 3" LONG NAILS OF THE SAME SPACING AND DIAMETER AS THE PLATE NAILING, PER SECTION.
 - [14] CONTACT THE STRUCTURAL ENGINEER OF RECORD FOR ADHESIVE OR EXPANSION BOLT ALTERNATIVES TO CAST-IN-PLACE ANCHOR BOLTS. SPECIAL INSPECTION MAY BE REQUIRED.
 - [15] NAIL STUDS TO 3x SILL PLATES WITH EITHER (2) 0.148'x4" END NAILS OR (4) 0.131'x2 1/2" TOENAILS.
 - [16] **WX** WHERE "W" INDICATES WOOD SHEATHING AND "X" INDICATES EDGE NAIL SPACING.

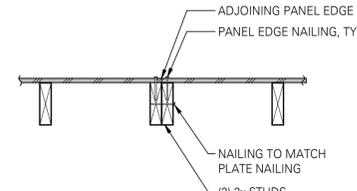


9 SHEAR WALL SCHEDULE - DOUG-FIR LARCH

SCALE: 1" = 1'-0" (01430D)

WALL TYPE	WALL SHEATHING APA-RATED (1, 2, 12, 13)	NAIL SIZE & SPACING AT ALL PANEL EDGES (4, 5)	BLOCKING & STUD SIZE AT ADJOINING PANEL EDGES (3, 6, 14)	RIM JOIST OR BLOCKING CONN TO TOP PLATE BELOW (7, 8)	2x PLATE ATTACHMENT NAILING TO WOOD RIM JOIST OR BLOCKING BELOW	SILL PLATE ATTACHMENT ANCHOR BOLT TO CONCRETE BELOW (10)	SILL PLATE AT FOUNDATION (11)	SHEAR CAPACITY LBS/FT
W6	15/32"	0.131'x2 1/2" @ 6'OC	2x	CLIP @ 16'OC	0.148'x3 1/4" @ 8'OC	5/8'Ø @ 48'OC	2x	240
W4	15/32"	0.131'x2 1/2" @ 4'OC	2x	CLIP @ 16'OC	0.148'x3 1/4" @ 4'OC	5/8'Ø @ 48'OC	2x	350
W3	15/32"	0.131'x2 1/2" @ 3'OC STAGGERED	3x	CLIP @ 12'OC	0.148'x3 1/4" @ 4'OC	5/8'Ø @ 32'OC	2x	455
W2	15/32"	0.131'x2 1/2" @ 2'OC STAGGERED	3x	CLIP @ 8'OC	0.148'x3 1/4" @ 6'OC (2) ROWS (9)	5/8'Ø @ 24'OC	2x	595
2W4	15/32" BOTH SIDES	0.131'x2 1/2" @ 4'OC STAGGERED	3x	CLIP @ 8'OC	0.148'x3 1/4" @ 4'OC (2) ROWS (9)	5/8'Ø @ 24'OC	3x [16]	705
2W3	15/32" BOTH SIDES	0.131'x2 1/2" @ 3'OC STAGGERED	3x	CLIP @ 12'OC EACH SIDE	0.148'x3 1/4" @ 4'OC (2) ROWS (9)	5/8'Ø @ 16'OC	3x [16]	910
2W2	15/32" BOTH SIDES	0.131'x2 1/2" @ 2'OC STAGGERED	3x	CLIP @ 8'OC EACH SIDE	CLIP @ 8'OC EACH SIDE (7, 8) OR (2) ROWS OF SDS1/4x5 SCREWS @ 6'OC (9)	5/8'Ø @ 16'OC	3x [16]	1190

- NOTES:**
- [1] INSTALL PANELS EITHER HORIZONTALLY OR VERTICALLY.
 - [2] WHERE SHEATHING IS APPLIED ON BOTH SIDES OF WALL, PANEL EDGE JOINTS ON 2x FRAMING SHALL BE STAGGERED SO THAT JOINTS ON THE OPPOSITE SIDES ARE NOT LOCATED ON THE SAME STUD.
 - [3] BLOCKING IS REQUIRED AT ALL PANEL EDGES.
 - [4] PROVIDE SHEAR WALL SHEATHING AND NAILING FOR THE ENTIRE LENGTH OF THE WALLS INDICATED ON THE PLANS. ENDS OF FULL HEIGHT WALLS ARE DESIGNATED BY WINDOWS OR DOORWAYS OR AS DESIGNATED ON PLANS. HOLD-DOWN REQUIREMENTS PER PLANS. (ALTERNATE NOTE: WALLS DESIGNATED AS PERFORATED SHEAR WALLS REQUIRE SHEATHING, SHEAR WALL NAILING, ETC ABOVE AND BELOW ALL OPENINGS).
 - [5] SHEATHING EDGE NAILING IS REQUIRED AT ALL HOLD-DOWN POSTS. EDGE NAILING MAY ALSO BE REQUIRED TO EACH STUD USED IN BUILT-UP HOLD-DOWN POSTS. ADDITIONAL INFORMATION PER HOLD-DOWN DETAILS.
 - [6] INTERMEDIATE FRAMING TO BE 2x MINIMUM MEMBERS. ATTACH SHEATHING TO INTERMEDIATE FRAMING WITH 0.131'x2 1/2" NAILS AT 12'OC WHERE STUDS ARE SPACED AT 16'OC AND 0.131'x2 1/2" NAILS AT 6'OC WHERE STUDS ARE SPACED AT 24'OC.
 - [7] BASED ON 0.131'x1 1/2" NAILS USED TO ATTACH FRAMING CLIPS DIRECTLY TO FRAMING. USE 0.131'x2 1/2" NAILS WHERE INSTALLED OVER SHEATHING.
 - [8] FRAMING CLIPS: A35 OR LTP5 OR APPROVED EQUIVALENT.
 - [9] WHERE BOTTOM PLATE ATTACHMENT SPECIFIES (2) ROWS OF NAILS OR SCREWS, PROVIDE DOUBLE JOIST, RIM JOIST OR EQUAL BELOW. STAGGER NAILS/SCREWS IN ROWS 1 1/2" APART MINIMUM.
 - [10] ANCHOR BOLTS SHALL BE PROVIDED WITH HOT-DIPPED GALVANIZED STEEL PLATE WASHERS 0.229'x3'x3" MINIMUM. THE HOLE IN THE PLATE WASHER MAY BE DIAGONALLY SLOTTED 13/16'x1 3/4" PROVIDED A STANDARD CUT WASHER IS PLACED BETWEEN THE PLATE WASHER AND NUT. PLATE WASHER TO EXTEND TO WITHIN 1/2" OF THE EDGE OF THE SILL PLATE ON THE SIDE(S) WITH SHEATHING. INCREASE PLATE WASHER SIZE AS REQUIRED. EMBED ANCHOR BOLTS 7" MINIMUM INTO THE CONCRETE.
 - [11] PRESSURE TREATED MATERIAL CAN CAUSE EXCESSIVE CORROSION IN THE FASTENERS. PROVIDE HOT-DIPPED GALVANIZED (ELECTRO-PLATING IS NOT ACCEPTABLE) NAILS AND CONNECTOR PLATES (FRAMING ANGLES, ETC) FOR ALL CONNECTORS IN CONTACT WITH PRESSURE TREATED FRAMING MEMBERS. ADDITIONAL INFORMATION PER STRUCTURAL GENERAL NOTES.
 - [12] 7/16" APA-RATED SHEATHING (OSB) MAY BE USED IN PLACE OF 15/32" SHEATHING PROVIDED THAT ALL STUDS ARE SPACED AT 16'OC MAXIMUM.
 - [13] WHERE WOOD SHEATHING (W) IS APPLIED OVER GYPSUM SHEATHING (G), CONTACT THE ENGINEER OF RECORD FOR ALTERNATE NAILING REQUIREMENTS.
 - [14] AT ADJOINING PANEL EDGES, (2) 2x STUDS NAILED TOGETHER MAY BE USED IN PLACE OF SINGLE 3x STUD. DOUBLE 2x STUDS SHALL BE CONNECTED TOGETHER BY NAILING THE STUDS TOGETHER WITH 3" LONG NAILS OF THE SAME SPACING AND DIAMETER AS THE PLATE NAILING, PER SECTION.
 - [15] CONTACT THE STRUCTURAL ENGINEER OF RECORD FOR ADHESIVE OR EXPANSION BOLT ALTERNATIVES TO CAST-IN-PLACE ANCHOR BOLTS. SPECIAL INSPECTION MAY BE REQUIRED.—
 - [16] NAIL STUDS TO 3x SILL PLATES WITH EITHER (2) 0.148'x4" END NAILS OR (4) 0.131'x2 1/2" TOENAILS.
 - [17] **WX** WHERE "W" INDICATES WOOD SHEATHING AND "X" INDICATES EDGE NAIL SPACING.



11 SHEAR WALL SCHEDULE - HEM-FIR

SCALE: 1" = 1'-0" (01431B)



CITY OF VALDEZ BUILDING MAINTENANCE SHARED FACILITY PROJECT



EXPIRES: 12/31/19

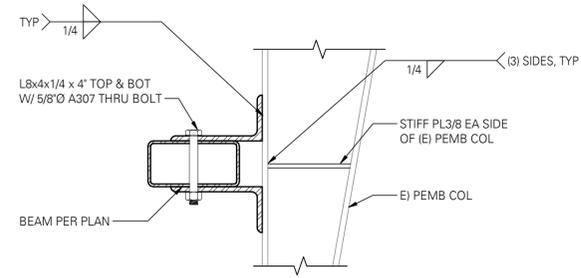
STRUCTURAL WOOD FRAMING DETAILS

AUTHOR: JS
REVISION: CHECKED: JR
ISSUE DATE: JUNE 7, 2019
OWNER PROJECT NO: -

FOR PERMIT

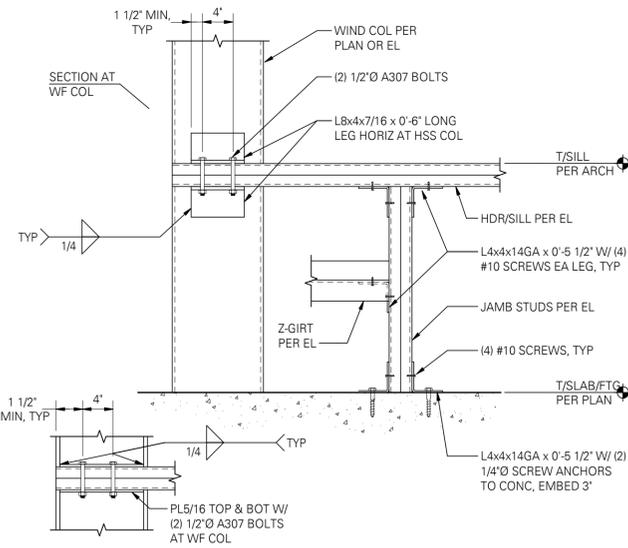
S1.4.2

FULL SIZE PRINTED ON 22 x 34 320



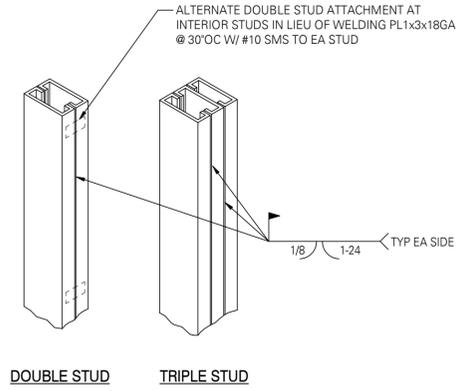
2 SECTION AT BEAM TO PEMB COLUMN

SCALE: 1 1/2" = 1'-0"



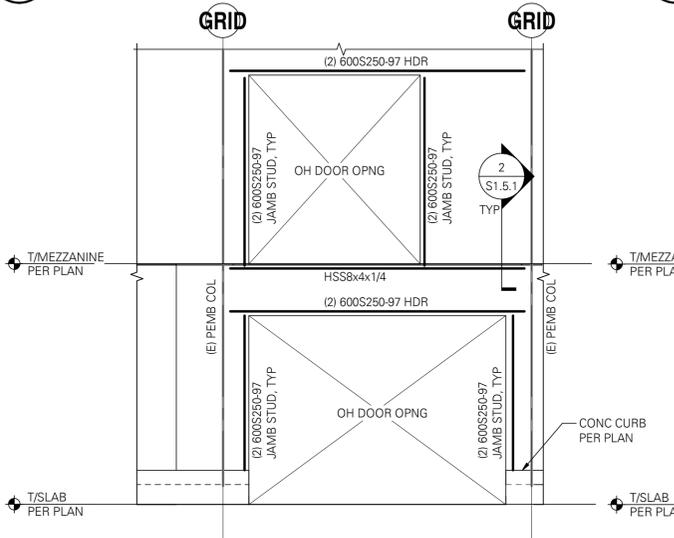
3 JAMB AND HEADER/SILL ATTACHMENT

SCALE: 1" = 1'-0"



4 TYPICAL JAMB DETAILS

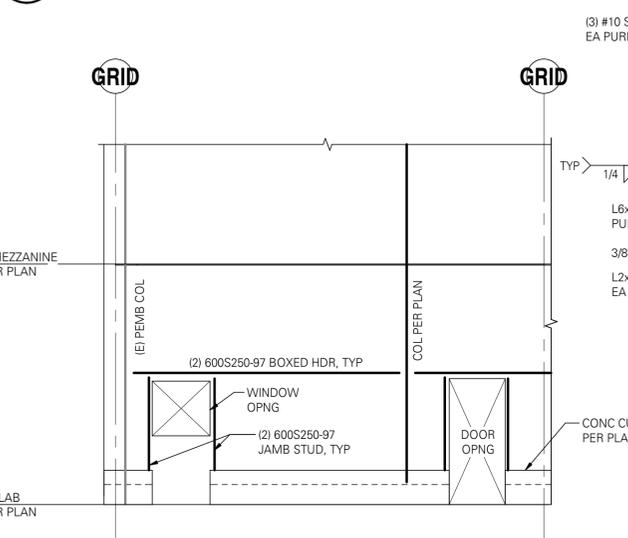
SCALE: 1 1/2" = 1'-0"



NOTE:
REFERENCE 3 & 4/S.1.5.1 FOR JAMB AND HEADER ATTACHMENT.

6 ELEVATION AT CFS OVERHEAD DOOR

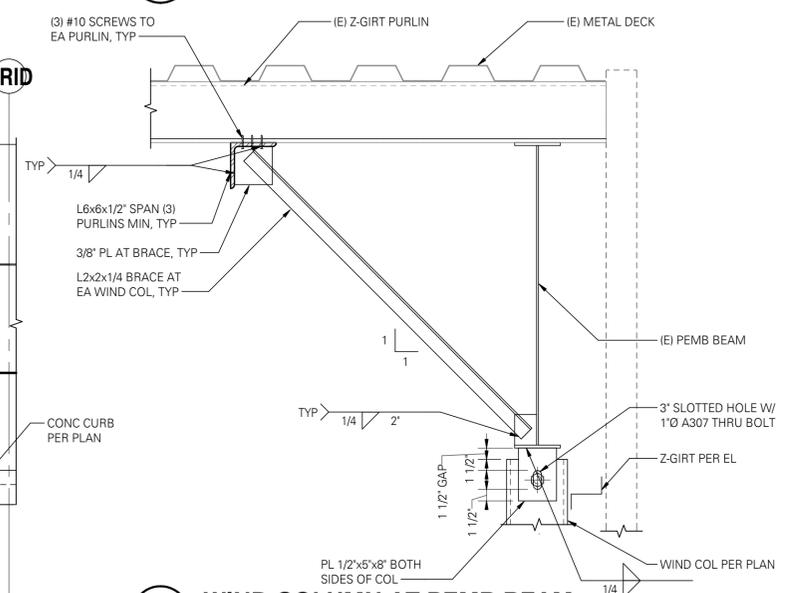
SCALE: 3/16" = 1'-0"



NOTE:
REFERENCE 3 & 4/S.1.5.1 FOR JAMB AND HEADER ATTACHMENT.

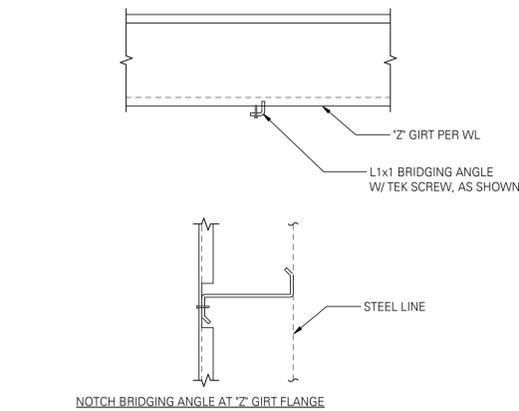
7 ELEVATION AT CFS DOOR

SCALE: 3/16" = 1'-0"



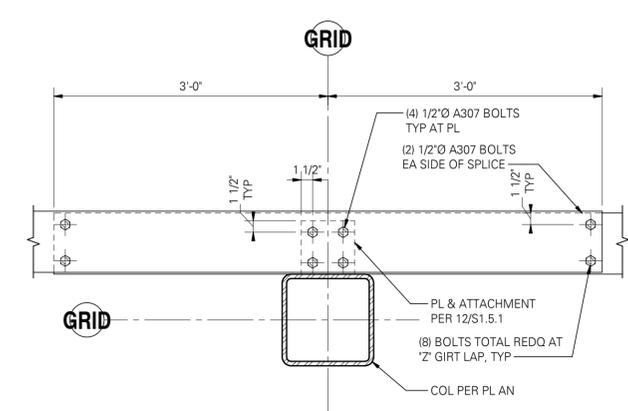
8 WIND COLUMN AT PEMB BEAM

SCALE: 1" = 1'-0"



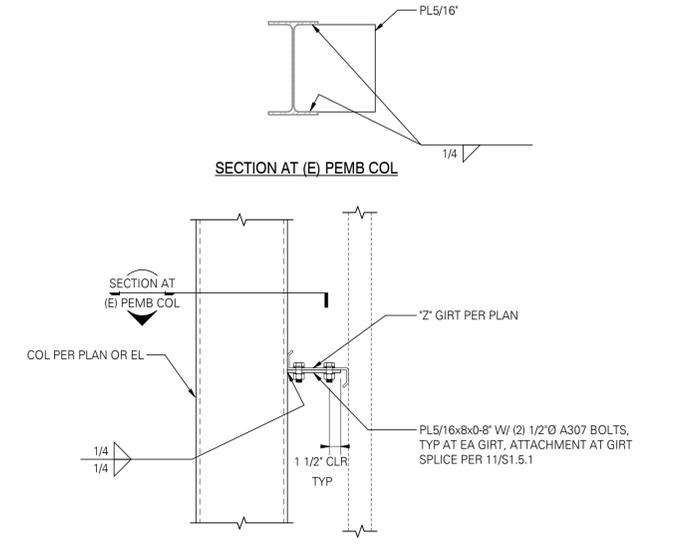
10 PLAN - WALL \"Z\" GIRTS BRIDGING

SCALE: 1 1/2" = 1'-0"



11 PLAN - \"Z\" GIRTS SPLICE

SCALE: 1" = 1'-0"



12 GIRTS ATTACHMENT AT COLUMN

SCALE: 1" = 1'-0"

PIPING LEGEND

	DENOTES DEMOLITION
	WASTE
	VENT PIPING
	COLD WATER
	HOT WATER
	HOT WATER RECIRCULATED
	SEE ABBREVIATIONS FOR MEDIA
	PIPE UP
	PIPE DOWN
	TEE UP
	TEE DOWN
	CAP
	UNION
	DIRECTION OF FLOW
	BALL VALVE
	HOSE BIBB
	DETAILED PIPE UP & DOWN

LOGIC

	POINT OF CONNECTION
	DETAIL NUMBER
	SHEET LOCATED ON
	DIRECTION OF VIEW
	SECTION NUMBER
	SHEET LOCATED ON
	SHEET NOTES

ABBREVIATIONS

AAV	AUTOMATIC AIR VENT	EFF	EFFICIENCY	MCA	MINIMUM CIRCUIT AMPACITY	V	VENT
ABV	ABOVE	EF-X	EXHAUST FAN DESIGNATOR	MFR	MANUFACTURER	VAC	VOLT-AC
ADA	AMERICANS WITH DISABILITIES ACT GUIDELINES	EGT	ENTERING GLYCOL TEMPERATURE	M/A	MAKEUP AIR	VEL	VELOCITY
AD	ACCESS DOOR	ENT	ENTERING	MIN/MIN.	MINIMUM	VDC	VOLT-DC
AF	AIR FOIL	EXIST	EXISTING	MOD	MOTOR OPERATED DAMPER	VTR	VENT THRU ROOF
AFB	ABOVE FINISHED FLOOR	EXH	EXHAUST	MTD	MOUNTED	W	WASTE
AFG	ABOVE FINISHED GRADE	F	FAHRENHEIT	NAT.	NATURAL	W/	WITH
AFMS	AIR FLOW MONITORING STATION	FC	FORWARD CURVE	NC	NOISE CRITERIA	W/O	WITHOUT
AHAP	AS HIGH AS POSSIBLE	FCO	FLOOR CLEAN OUT	N.C.	NORMALLY CLOSED	W.C.	WATER COLUMN
AL	ALUMINUM	FIN	FINISHED	NO.	NUMBER	WCO	WALL CLEAN OUT
AMPS	AMPERES	FLA	FULL LOAD AMPS	N.O.	NORMALLY OPEN	WG	WATER GAUGE
APD	AIR PRESSURE DROP	FLR	FLOOR	NTS	NOT TO SCALE	WHA	WATER HAMMER ARRESTOR
ARCH	ARCHITECTURAL	FPM	FEET PER MINUTE	O/A	OUTSIDE AIR	WPD	WATER PRESSURE DROP
B-X	BOILER DESIGNATOR	FT	FEET	O.D.	OUTSIDE DIAMETER	YCO	YARD CLEAN OUT
BDD	BACKDRAFT DAMPER	GA	GAUGE	OC	ON CENTER		
BLDG	BUILDING	GAL	GALLONS	PEMB	PRE-ENGINEERED METAL BUILDING		
BOD	BOTTOM OF DUCT	GALV	GALVANIZED	PD	PRESSURE DROP		
BTUH	BRITISH THERMAL UNIT/HOUR	GPH	GALLONS PER HOUR	PG/P.G.	PROPYLENE GLYCOL		
CAP	CAPACITY	GPM	GALLONS PER MINUTE	PH	PHASE		
CFM	CUBIC FEET PER MINUTE	HB-X	HOSE BIBB DESIGNATOR	PSI	POUNDS PER SQUARE INCH		
CIRC	CIRCULATING	HD	HEAD	PSIG	POUNDS PER SQUARE INCH GAUGE		
CLG	CEILING	HGR	HEATING GLYCOL RETURN	R/A	RETURN AIR		
CONT	CONTINUED	HGS	HEATING GLYCOL SUPPLY	RD-X	ROOF DRAIN DESIGNATOR		
C.O./CO	CLEANOUT	HOA	HAND-OFF-AUTO	RL	RAINLEADER		
CONN	CONNECTION	HP	HORSEPOWER	RPM	REVOLUTIONS PER MINUTE		
CP-X	CIRCULATION PUMP DESIGNATOR	HW	HOT WATER	SA-X	SOUND ATTENUATOR DESIGNATOR		
CU	COPPER	HWC	HOT WATER CIRCULATED	S/A	SUPPLY AIR		
CW	COLD WATER	IBC	INTERNATIONAL BUILDING CODE	SCFM	STANDARD CUBIC FEET PER MINUTE		
dB	DECIBELS	IN	INCHES	SP	STATIC PRESSURE		
DEG	DEGREE	INS.	INSULATION	SQ	SQUARE		
DIA	DIAMETER	LAT	LEAVING AIR TEMPERATURE	T/A	TRANSFER AIR		
DIM	DIMENSION	LAV	LAVATORY	TEMP	TEMPERATURE		
DN	DOWN	LF	LINEAL FEET	TOD	TOP OF DUCT		
DWG	DRAWING	LGT	LEAVING GLYCOL TEMPERATURE	TSP	TOTAL STATIC PRESSURE		
E/A	EXHAUST AIR	LWT	LEAVING WATER TEMPERATURE	T'STAT	THERMOSTAT		
EAT	ENTERING AIR TEMPERATURE	MAX	MAXIMUM	TYP/TYP.	TYPICAL		
		MBH	THOUSAND BTUH	UPC	UNIFORM PLUMBING CODE		

DUCTWORK LEGEND

	SUPPLY AIR UP & DOWN		MOTORIZED CONTROL DAMPER
	RETURN AIR UP & DOWN		SOUND LINED DUCTWORK
	EXHAUST AIR UP & DOWN		DUCT SIZE - EXTERIOR INSULATED (1ST FIGURE-SIDE SHOWN) (2ND FIGURE-SIDE NOT SHOWN)
			EXTERNALLY INSULATED DUCTWORK

4.6 * / .. () +.

SYMBOL	FIXTURE	MOUNTING	CW	TW	WASTE	VENT	TRAP	BASIS OF DESIGN	MODEL	FINISH	REMARKS
HB-1	HOSE BIBB	WALL	3/4"	--	--	--	--	ZURN	Z1305	GALVANIZED	FREEZE PROOF HOSE BIB WITH FLUSH MOUNTED, RECESSED WALL BOX AND KEYED LOCKING COVER. COORDINATE WALL THICKNESS PRIOR TO ORDERING.



MECHANICAL SPECIFICATIONS

THE INFORMATION SHOWN ON THESE PLANS IS TAKEN FROM AS-BUILT DRAWINGS AND A NON-DESTRUCTIVE WALK THROUGH OF THE FACILITY. THE CONTRACTOR SHALL FIELD VERIFY ALL ITEMS SCHEDULED FOR DEMOLITION PRIOR TO START OF WORK.

DRAWINGS - THE DRAWINGS ARE DIAGRAMMATIC, NOT NECESSARILY SHOWING ALL OFFSETS OR EXACT LOCATIONS OF FIXTURES, EQUIPMENT, ETC. UNLESS SPECIFICALLY DIMENSIONED. REVIEW THE DRAWINGS AND SPECIFICATIONS FOR EQUIPMENT FURNISHED BY OTHER CRAFTS BUT INSTALLED IN ACCORDANCE WITH THIS SECTION. BRING QUESTIONABLE OR OBSCURE ITEMS, APPARENT CONFLICTS BETWEEN PLANS AND SPECIFICATIONS, GOVERNING CODES OR UTILITY REGULATIONS TO THE ATTENTION OF THE OWNER. CODES, ORDINANCES, REGULATIONS, MANUFACTURER'S INSTRUCTIONS OR STANDARDS TAKE PRECEDENCE WHEN THEY ARE MORE STRINGENT OR CONFLICT WITH THE DRAWINGS AND SPECIFICATIONS.

PERMITS - THE CONTRACTOR SHALL SECURE AND PAY FOR ALL NECESSARY PERMITS AND FEES.

STANDARDS, CODES AND REGULATIONS - ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE LATEST ADOPTED EDITION OF THE INTERNATIONAL BUILDING CODE (IBC), INTERNATIONAL MECHANICAL CODE (IMC), UNIFORM PLUMBING CODE (UPC), INTERNATIONAL FIRE CODE (IFC), INTERNATIONAL ENERGY CONSERVATION CODE (IECC) AND NATIONAL ELECTRICAL CODE (NEC) AS AMENDED BY THE STATE OF ALASKA. SHEET METAL WORK SHALL BE DONE IN ACCORDANCE WITH SMACNA STANDARDS.

INSURANCE - CONTRACTOR MUST PROVIDE BUILDER'S ALL RISK INSURANCE, WORKER'S COMPENSATION INSURANCE, AND GENERAL LIABILITY INSURANCE AT ALL TIMES WHILE WORKING ON THIS PROJECT.

EQUIPMENT SUBSTITUTIONS - ALL EQUIPMENT LISTED ARE REPRESENTATIVE OF THE STANDARD OF QUALITY AND PERFORMANCE REQUIRED. "OR EQUAL" SUBSTITUTIONS WILL BE CONSIDERED IF THE SUBSTITUTE CATALOG CUTS ARE SUBMITTED AND ARE SHOWN TO BE OF EQUAL OR BETTER QUALITY, INCLUDING EFFICIENCY OF PERFORMANCE, SIZE AND WEIGHT.

WARRANTY - ALL WORK PERFORMED UNDER THIS CONTRACT SHALL BE FREE FROM DEFECTS IN MATERIALS AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM ACCEPTANCE. ANY FAULTY MATERIALS OR WORKMANSHIP SHALL BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER DURING THE GUARANTEE PERIOD.

ELECTRICAL WORK - ALL ELECTRICAL WORK IS TO BE PERFORMED BY A LICENSED ELECTRICIAN, IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE (NEC).

MATERIALS - ALL MATERIALS OTHER THAN OWNER SUPPLIED SHALL BE NEW AND UNUSED, INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S DIRECTIONS AND IN THE BEST PRACTICE OF THE CRAFT. OBTAIN OWNER'S APPROVAL OF ALL PRODUCTS PRIOR TO ORDERING OR INSTALLING ANY PART OF ANY SYSTEM.

SUBMITTALS - SUBMITTALS SHALL BE IN ELECTRONIC FORM. THE DATA SHALL BE ARRANGED AND INDEXED UNDER BASIC CATEGORIES. SUBMIT ON LOUVERS, DAMPERS, PIPING, UPPORTS AND ANCHORS, AND INSULATION.

OPERATION AND MAINTENANCE MANUALS - PRIOR TO SUBSTANTIAL COMPLETION PROVIDE OPERATION AND MAINTENANCE MANUALS FOR TRAINING OF THE OWNER'S PERSONNEL. DESCRIBE THE PROCEDURES NECESSARY TO OPERATE THE SYSTEM INCLUDING START-UP, OPERATION, EMERGENCY OPERATION AND SHUTDOWN. PROVIDE INSTRUCTIONS AND A SCHEDULE OF PREVENTIVE MAINTENANCE IN TABULAR FORM FOR ALL ROUTINE CLEANING, INSPECTION AND LUBRICATION WITH RECOMMENDED LUBRICANTS. PROVIDE INSTRUCTIONS FOR MINOR REPAIR OR ADJUSTMENTS REQUIRED FOR PREVENTIVE MAINTENANCE ROUTINES. PROVIDE MANUFACTURER'S DESCRIPTIVE LITERATURE INCLUDING APPROVED SHOP DRAWINGS COVERING DEVICES USED IN ANY CONTRACTOR-PROVIDED EQUIPMENT OR SYSTEMS WITH ILLUSTRATION, EXPLODED VIEWS, ETC.

WORKMANSHIP - INSTALLATION OF ALL WORK SHALL BE MADE SO THAT ITS SEVERAL COMPONENT PARTS SHALL FUNCTION AS A WORKABLE SYSTEM COMPLETE WITH ALL ACCESSORIES NECESSARY FOR ITS OPERATION. ALL MATERIAL AND EQUIPMENT SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS, INSTRUCTIONS AND/OR INSTALLATION DRAWINGS. MATERIALS AND EQUIPMENT SHALL BE NEW AND SHALL CONFORM WITH APPLICABLE INDUSTRY STANDARDS, AND THIRD PARTY LISTINGS WHERE APPLICABLE.

TEST AND START-UP - TEST ALL PLUMBING AND PIPING SYSTEMS WITH 60 PSIG FOR ONE HOUR BEFORE FILLING AND IN ACCORDANCE WITH THE UNIFORM PLUMBING CODE (UPC).

DISINFECTION OF POTABLE WATER SYSTEM - THE NEW PORTIONS OF THE DOMESTIC WATER PIPING SYSTEM SHALL BE DISINFECTED IN ACCORDANCE WITH SECTION 609.9 OF THE UPC.

EQUIPMENT INSTALLATION AND ACCESS - INSTALL ALL EQUIPMENT WHERE NOTED ON THE DRAWINGS IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS. PROVIDE MISCELLANEOUS COMPONENTS IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS INCLUDING ACCESSORIES, SUPPORTS AND CONTROL CONNECTIONS REQUIRED FOR COMPLETE AND OPERATING SYSTEMS. MAINTAIN MANUFACTURER'S RECOMMENDED SERVICE CLEARANCES AND PROVIDE WORKABLE ACCESS TO ALL SERVICEABLE AND/OR OPERABLE EQUIPMENT.

DEMOLITION - DEMOLITION DRAWINGS ARE BASED ON AS-BUILT DRAWINGS AND A NON-DESTRUCTIVE WALK THROUGH OF THE FACILITY. REPORT DISCREPANCIES TO OWNER BEFORE DISTURBING THE EXISTING INSTALLATION. DISABLE SYSTEMS ONLY TO MAKE SWITCH OVERS AND CONNECTIONS. OBTAIN PERMISSION FROM OWNER AT LEAST 72 HOURS BEFORE PARTIALLY OR COMPLETELY DISABLING SYSTEM. MINIMIZE OUTAGE DURATION AND MAKE TEMPORARY CONNECTIONS TO MAINTAIN SERVICE IN AREAS ADJACENT TO WORK AREA. WHEN WORK MUST BE PERFORMED ON ENERGIZED EQUIPMENT OR CIRCUITS, USE PERSONNEL EXPERIENCED IN SUCH OPERATIONS. REMOVE, RELOCATE AND EXTEND EXISTING INSTALLATIONS TO ACCOMMODATE NEW CONSTRUCTION. REMOVE ABANDONED WIRING TO SOURCE OF SUPPLY. REMOVE EXPOSED ABANDONED PIPING, DUCTWORK, INSULATION, HANGERS AND SUPPORTS, CONTROLS AN CONTROL WIRING, AND OTHER ABANDONED MECHANICAL EQUIPMENT. THIS INCLUDES ABANDONED EQUIPMENT ABOVE ACCESSIBLE CEILING FINISHES. WHERE ABANDONED PIPE ENTERS EXISTING SURFACES TO REMAIN, CUT PIPE FLUSH WITH WALLS, AND FLOORS, CAP/PLUG PIPE AND PATCH SURFACES. REPAIR ADJACENT CONSTRUCTION AND FINISHES DAMAGED DURING DEMOLITION AND EXTENSION WORK. MAINTAIN ACCESS TO EXISTING MECHANICAL INSTALLATIONS WHICH REMAIN ACTIVE.

RECORD DRAWINGS - PROVIDE ACCURATE PROJECT RECORD DRAWINGS, SHOWN IN RED INK ON A CLEAN SET OF PRINTS, SHOWING ALL CHANGES FROM THE ORIGINAL PLANS MADE DURING INSTALLATION OF THE WORK. SHOW THE DIMENSIONED LOCATION AND ROUTING OF ALL MECHANICAL WORK THAT IS PERMANENTLY CONCEALED. SHOW ROUTING OF WORK IN PERMANENTLY CONCEALED BLIND SPACES WITHIN THE BUILDING. SHOW COMPLETE ROUTING AND SIZING OF ANY SIGNIFICANT REVISIONS TO THE SYSTEMS SHOWN. SUBMIT ORIGINAL COPY TO OWNER AT THE COMPLETION OF WORK AND PRIOR TO SUBSTANTIAL COMPLETION INSPECTION.

PIPING INSULATION - GLASS FIBER, RIGID, MOLDED, NON-COMBUSTIBLE INSULATION; ANSI/ASTM C547; 'K' VALUE OF 0.24 AT 75 DEG F, RATED TO 850 DEG F, VAPOR RETARDER JACKET OF KRAFT PAPER BONDED TO ALUMINUM FOIL; JOHNS MANVILLE "MICRO-LOK" OR EQUAL.

DUCTWORK INSULATION - FSK DUCT WRAP; FLEXIBLE GLASS FIBER; ANSI/ASTM C553; COMMERCIAL GRADE; 'K' VALUE OF 0.27 AT 75 DEG F. JOHNS MANVILLE "MICROLITE XG" OR EQUAL. PROVIDE CANVAS JACKETING ON OUTSIDE AIR CONVEYING DUCTWORK.

VAPOR BARRIER JACKETS - KRAFT REINFORCED FOIL VAPOR BARRIER WITH SELF-SEALING ADHESIVE JOINTS.

INTERIOR JACKETING - ONE PIECE, PVC JACKETS, PRE-MOLDED TYPE, SCHULLER ZESTON 2000, FITTING COVERS AND JACKETING MATERIAL. ALL EXPOSED PIPING WITHIN 10'-0" OF FINISHED FLOOR LEVELS SHALL BE PVC JACKETED.

IDENTIFICATION - LABEL ALL EQUIPMENT WITH HEAT RESISTANT LAMINATED PLASTIC LABELS HAVING ENGRAVED LETTERING 1/2" HIGH. IF ITEMS ARE NOT SPECIFICALLY LISTED ON THE SCHEDULES, CONSULT THE ENGINEER CONCERNING DESIGNATION TO USE. SETON ENGRAVED SETON-PLY NAMEPLATES OR EQUAL. IDENTIFY PIPING TO INDICATE CONTENTS AND FLOW DIRECTION OF EACH PIPE EXPOSED TO VIEW BY A LABELED SLEEVE (OR ADHESIVE PIPE MARKERS) IN LETTERS READABLE FROM FLOOR AT LEAST ONCE IN EACH ROOM AND AT INTERVALS OF NOT MORE THAT 20' APART AND ON EACH SIDE OF PARTITION PENETRATIONS. COLORING SCHEME IN ACCORDANCE WITH ANSI A13.1-1981. SETON OPTI-CODE OR EQUAL.

DUCTWORK - PROVIDE GALVANIZED SHEET METAL RECTANGULAR OR ROUND DUCT WHERE CALLED OUT ON THE PLANS. SEAL ALL DUCT SEAMS AND JOINTS AIRTIGHT. USE TURNING VANES IN ALL SQUARE ELBOWS AND FLAT OVAL ELBOWS. INSTALL VOLUME DAMPERS AND EXTRACTORS WHERE SHOWN ON THE DRAWINGS. ALL SHEET METAL WORK TO BE CONSTRUCTED, INSTALLED, TESTED AND BALANCED IN ACCORDANCE WITH SMACNA STANDARDS. SUPPORT LOW AND MEDIUM PRESSURE DUCTWORK PER SMACNA GUIDELINES.

LOUVERS - LOUVERS SHALL BE STATIONARY DRAINABLE TYPE WITH DRAIN GUTTERS IN EACH BLADE AND DOWNSPOUTS IN JAMBS AND MULLIONS. LOUVERS SHALL HAVE A MINIMUM OF 54% FREE AREA. STATIONARY DRAINABLE BLADES SHALL BE CONTAINED WITHIN A 6" FRAME. LOUVER COMPONENTS (HEADS, JAMBS, SILLS, BLADES, & MULLIONS) SHALL BE FACTORY ASSEMBLED BY THE LOUVER MANUFACTURER. LOUVER DESIGN SHALL WITHSTAND A WIND LOAD OF 20 LBS. PER SQ. FT. EQUIVALENT OF A 90 MPH WIND.

DOMESTIC WATER PIPING:

- COPPER TUBING: ASTM B88, TYPE L, HARD DRAWN. FITTINGS: ASME B16.18 CAST BRONZE OR ASME B16.22 WROUGHT COPPER. JOINTS: ASTM B32, LEAD FREE SOLDER, WATER SOLUBLE FLUX OR LISTED PRESS-FIT SYSTEM.
- CPVC PIPE: ASTM D2846/D2846M, CHLORINATED POLYVINYL CHLORIDE (CPVC) MATERIAL. FITTINGS: ASTM D2846/D2846M, CPVC. JOINTS: ASTM D2846/D2846M, SOLVENT WELD WITH ASTM F493 SOLVENT CEMENT.

PIPING SUPPORTS AND HANGERS - SIZED AND SPACED IN ACCORDANCE WITH THE UPC. INSTALLED AS PER THE MANUFACTURERS INSTRUCTIONS.

CONTRACTOR SHALL COORDINATE WITH EXISTING EQUIPMENT TO DETERMINE EXTENT OF EQUIPMENT TO BE PROVIDED. CONTRACTOR SHALL SUPPLY ALL EQUIPMENT NECESSARY TO MODIFY THE EXISTING SYSTEM IN ACCORDANCE WITH THE CONTRACT DOCUMENTS WHILE MAINTAINING THE EXISTING SEQUENCE OF OPERATIONS. EXTEND AND INSTALL ALL WIRING IN ACCORDANCE WITH THE NEC. TEST ALL SYSTEMS. VERIFY ALL SYSTEMS OPERATE PRIOR TO START OF PROJECT AND RE-VERIFY AT COMPLETION. PROVIDE CONTROL SYSTEMS DEMONSTRATIONS TO OWNERS REPRESENTATIVE(S) PRIOR TO SUBSTANTIAL COMPLETION. THE CONTROL SYSTEM SHALL MAINTAIN THE EXISTING SEQUENCE OF OPERATIONS AT THE COMPLETION OF THE PROJECT.

DAMPERS - PROVIDE FOAM INJECTED THERMALLY ISOLATED DAMPERS. ALUMINUM AIRFOIL BLADES TO BE INJECTED WITH POLYURETHANE FOAM. JAMB SEALS TO BE POLYCARBONATE. BLADE SEALS TO BE RUSKIPRENE. FRAME TO BE THERMALLY ISOLATED HEAVY GAUGE EXTRUDED ALUMINUM HAT CHANNEL. DAMPER TO BE RATED FROM -70 TO + 200 DEG F. RUSKIN CDTI-50BF OR EQUAL.

1" = 5' 0" (1/2)

ARCHITECTURE DESIGN STRATEGY

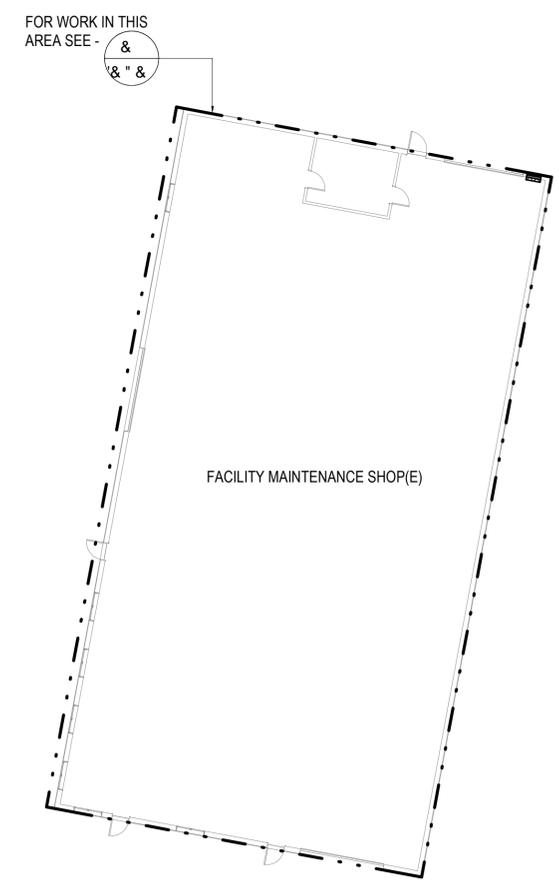
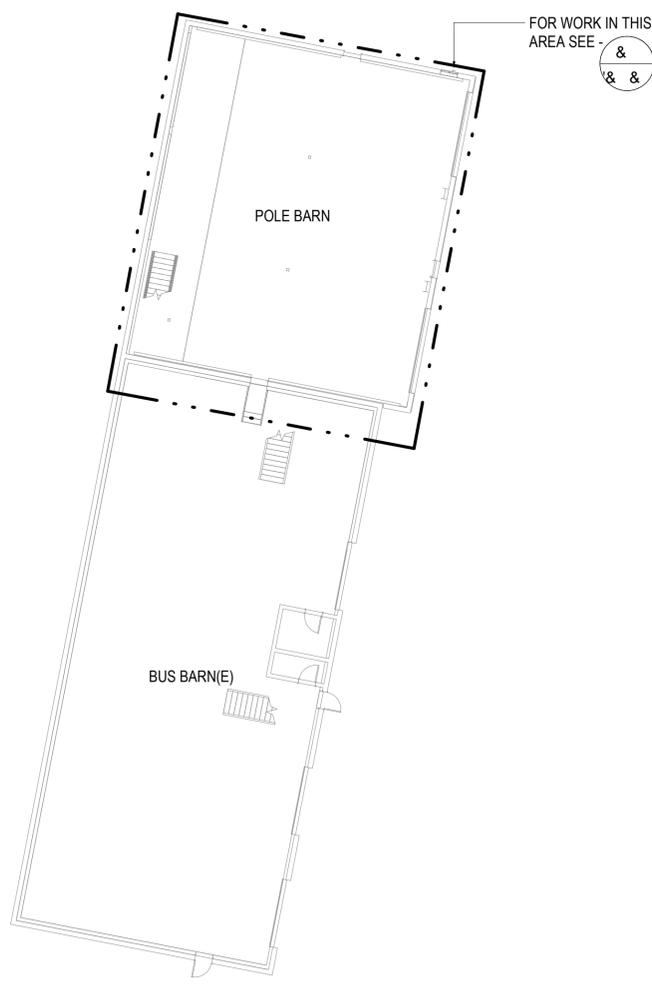


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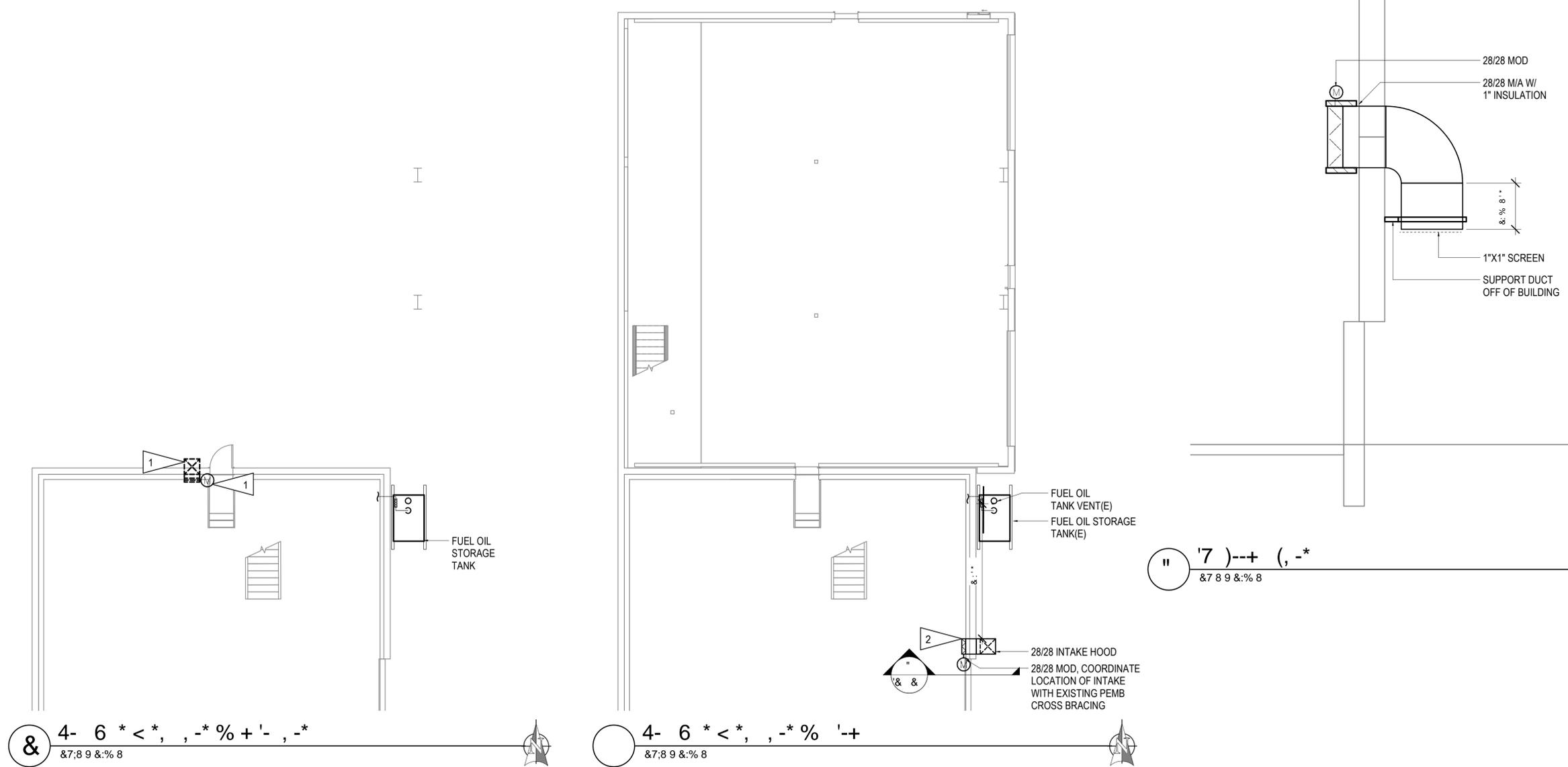


GENERAL NOTES

- A. THE INFORMATION SHOWN ON THIS DRAWING IS TAKEN FROM AS BUILT DRAWINGS AND A NON-DESTRUCTIVE WALK THROUGH OF THE FACILITY. THERE IS NO WARRANTY OR GUARANTEE AS TO THE ACCURACY OF THE INFORMATION SHOWN HERE-IN. THE CONTRACTOR SHALL FIELD VERIFY ALL ITEMS SCHEDULED FOR DEMOLITION PRIOR TO START OF WORK.

SHEET NOTES

- 1 DEMOLISH 28/28 MAKE UP AIR INTAKE HOOD AND ASSOCIATED MOTORIZED DAMPER. REMOVE AND SALVAGE DAMPER ACTUATOR FOR REUSE. SALVAGE CONTROL WIRING FOR FUTURE RECONNECTION.
- 2 INSTALL DAMPER ACTUATOR ON TO SERVE INSULATED CONTROL DAMPER. EXTEND CONTROL WIRING AS NECESSARY TO OPERATE MOTORIZED DAMPER. MOD SHALL OPERATE ACCORDING TO EXISTING SEQUENCE OF OPERATIONS.



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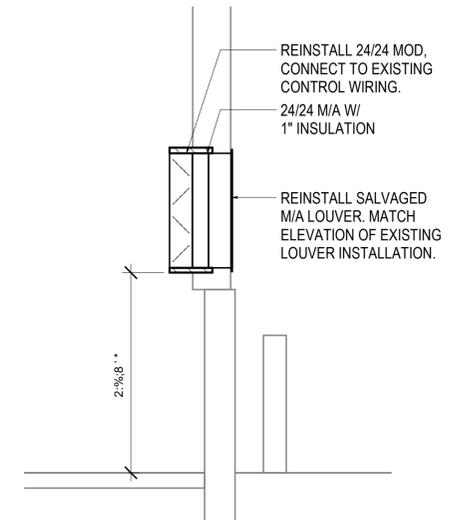
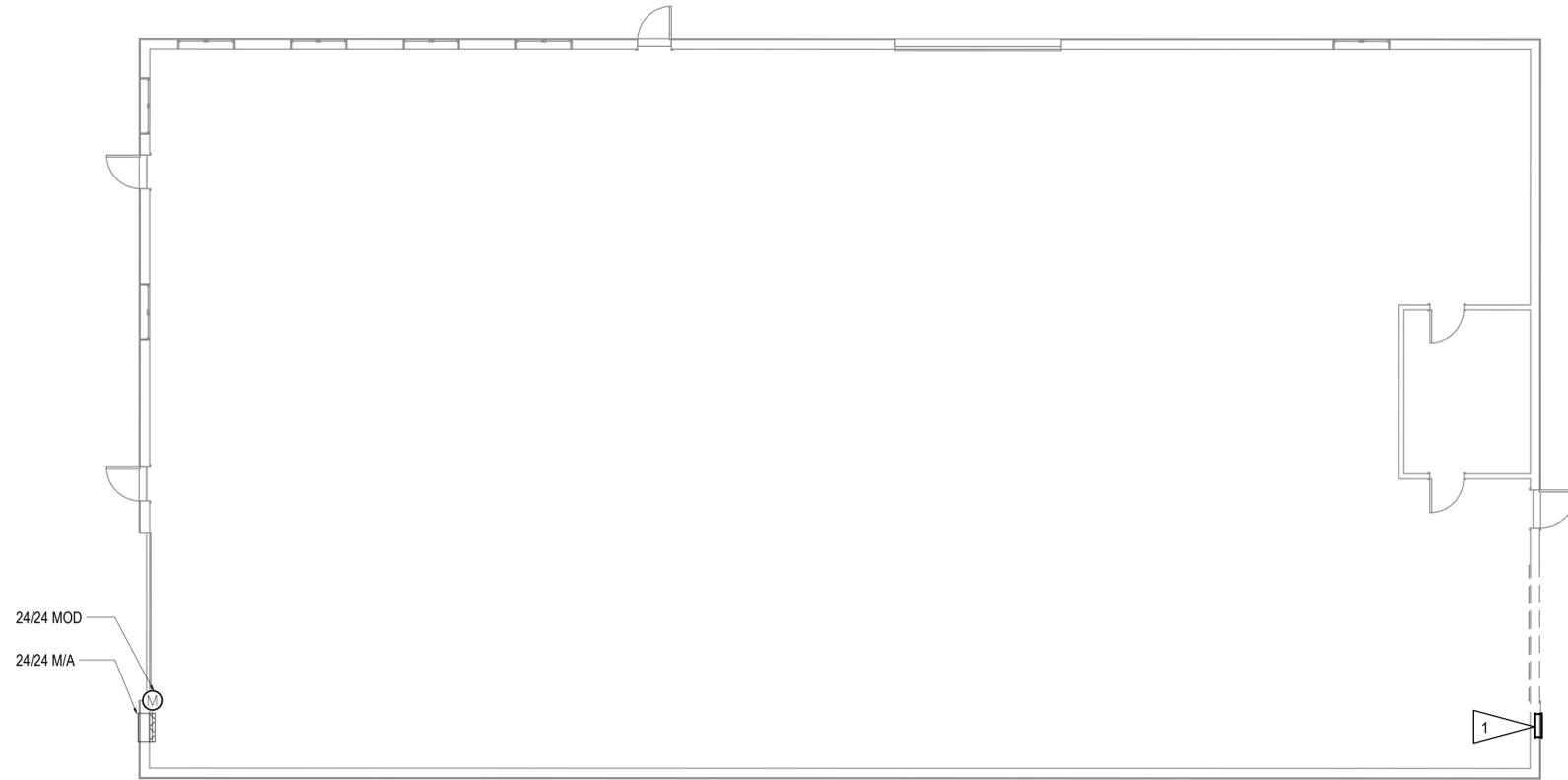
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GENERAL NOTES

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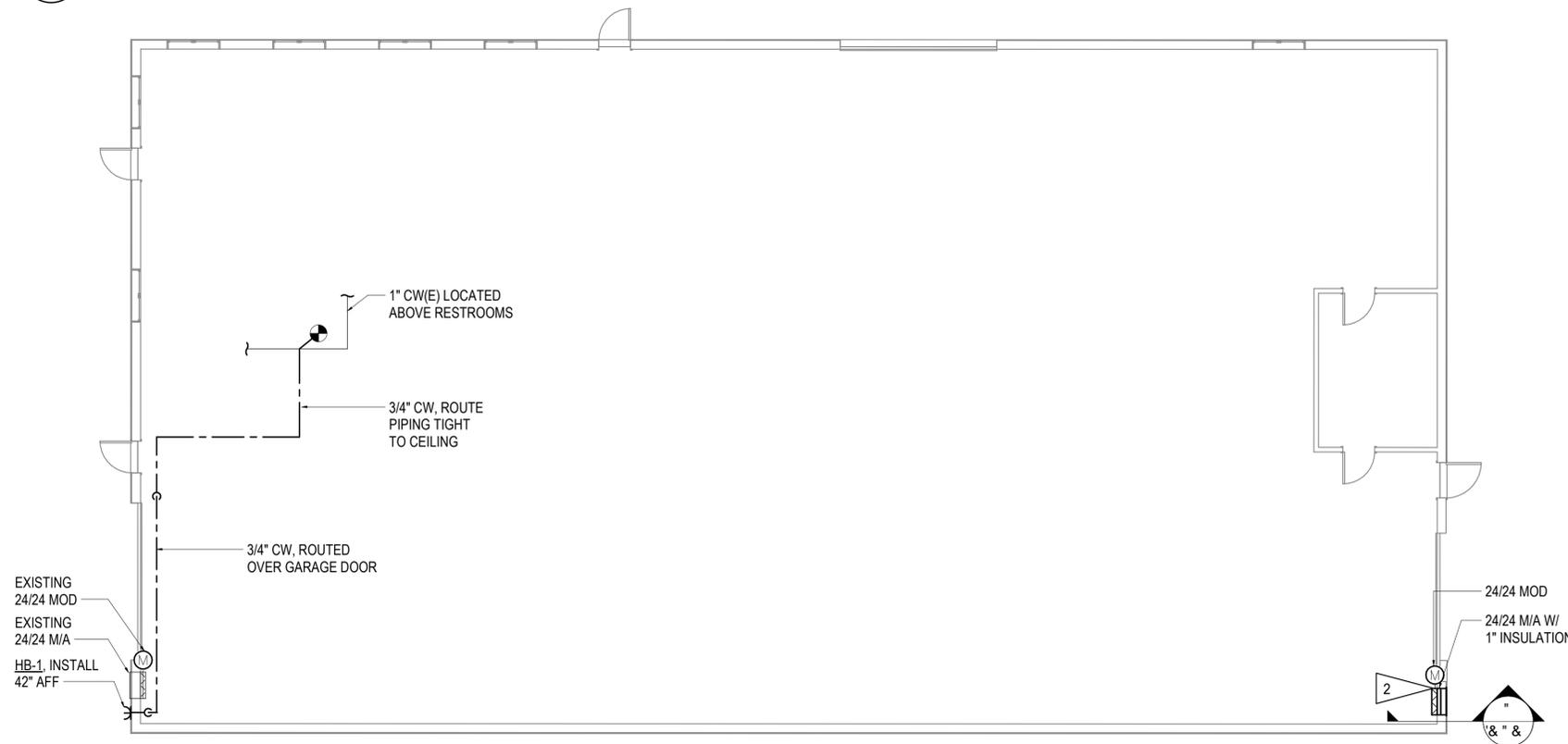
SHEET NOTES

- 1 REMOVE AND SALVAGE 24/24 MAKE UP AIR LOUVER AND ASSOCIATED MOTORIZED DAMPER FOR REUSE. SALVAGE CONTROL WIRING FOR FUTURE RECONNECTION.
- 2 RE-INSTALL 24/24 M/A LOUVER, MOTOIZED DAMPER, AND DAMPER ACTUATOR. EXTEND CONTROL WIRING AS NECESSARY TO OPERATE MOTORIZED DAMPER. MOD SHALL OPERATE ACCORDING TO EXISTING SEQUENCE OF OPERATIONS.



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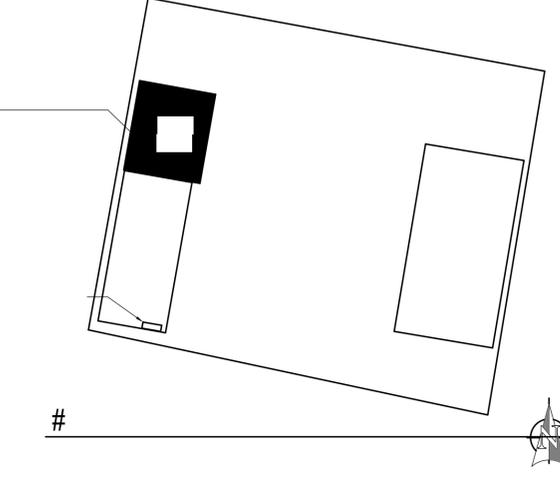
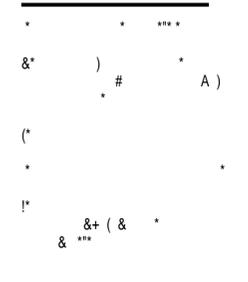
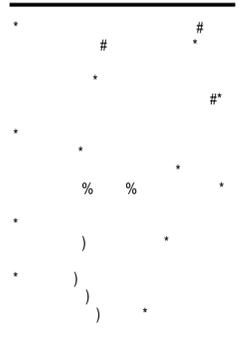
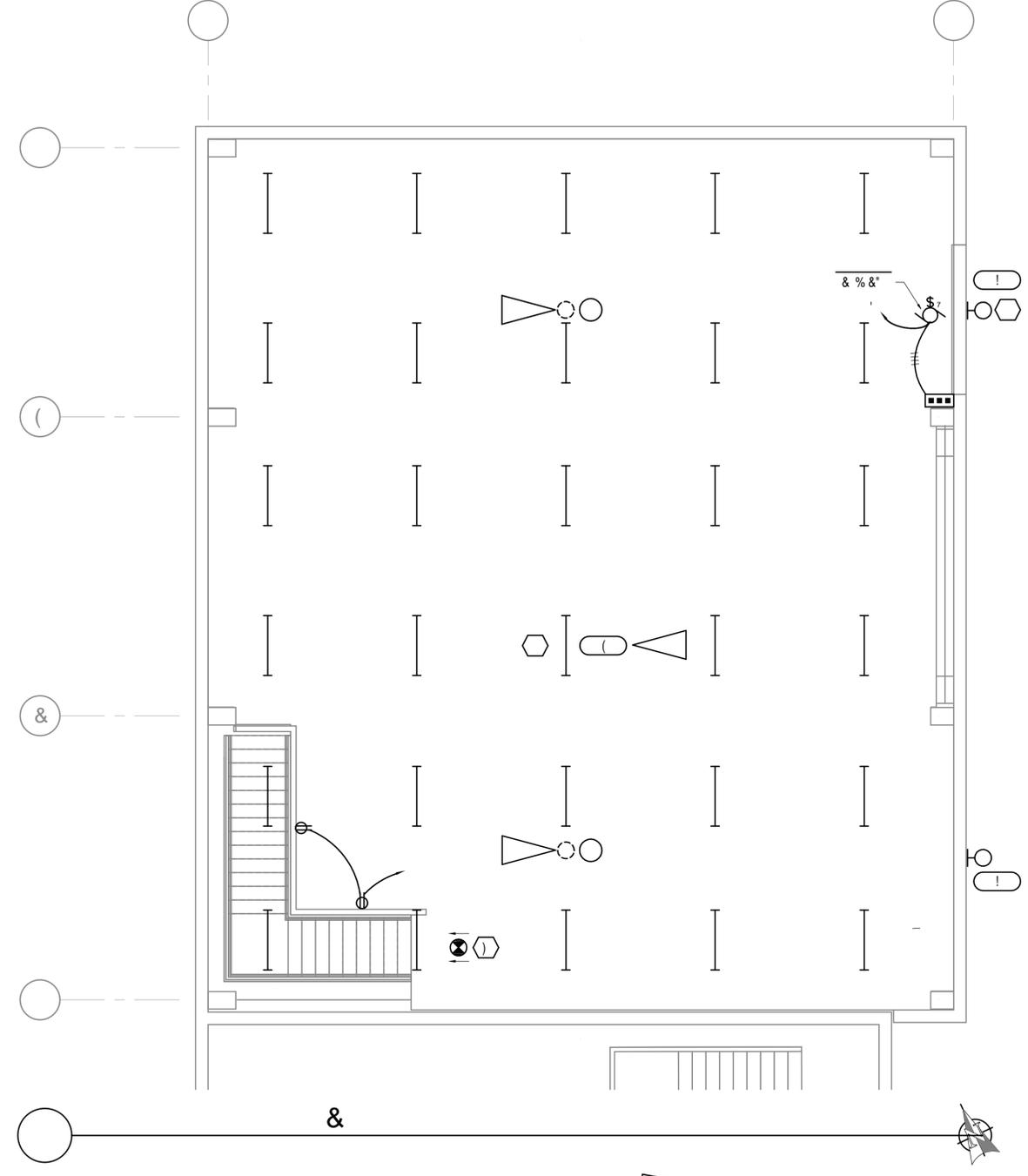
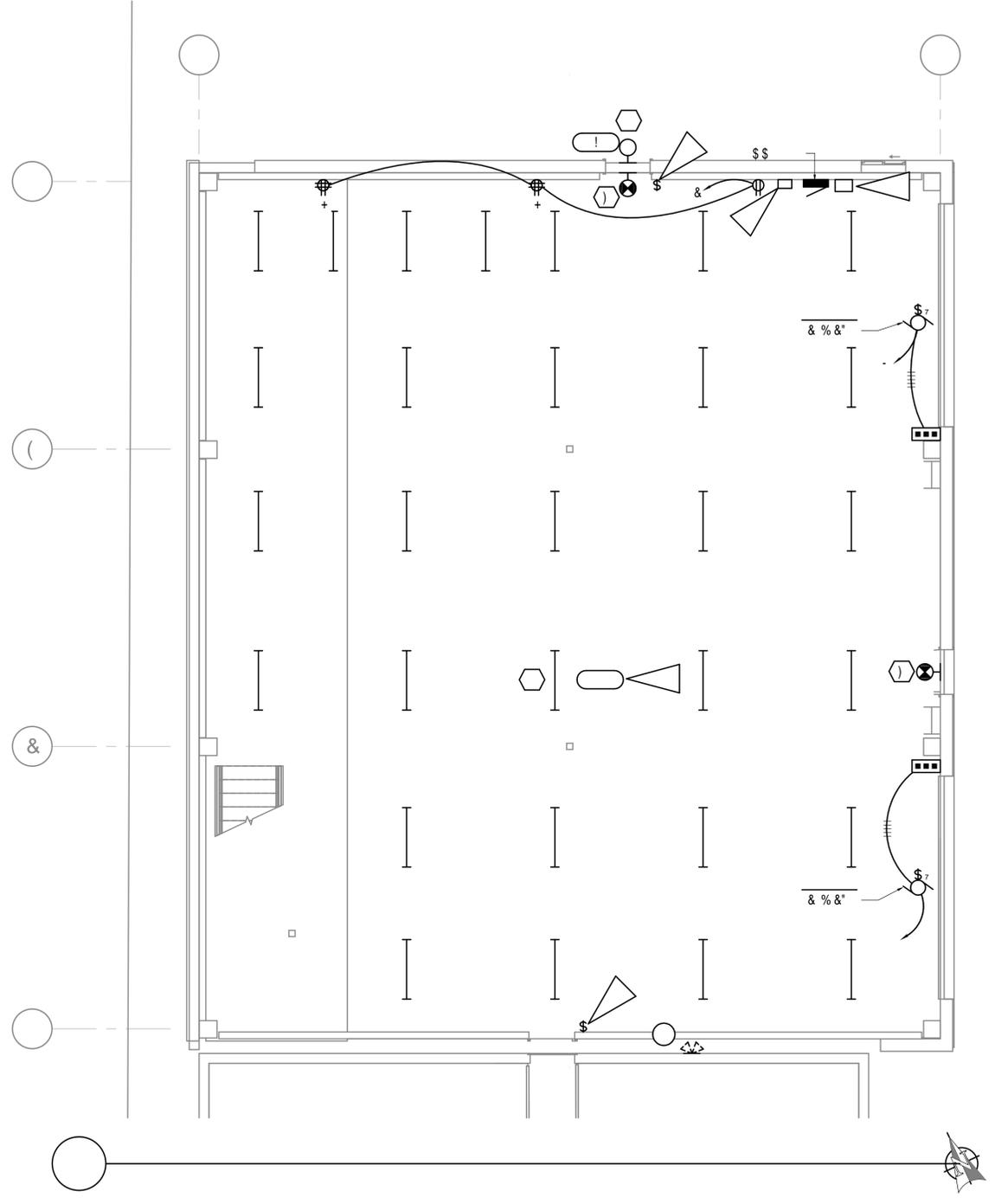
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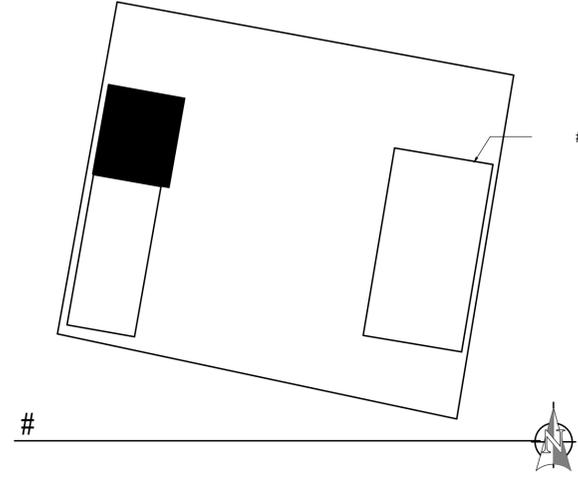
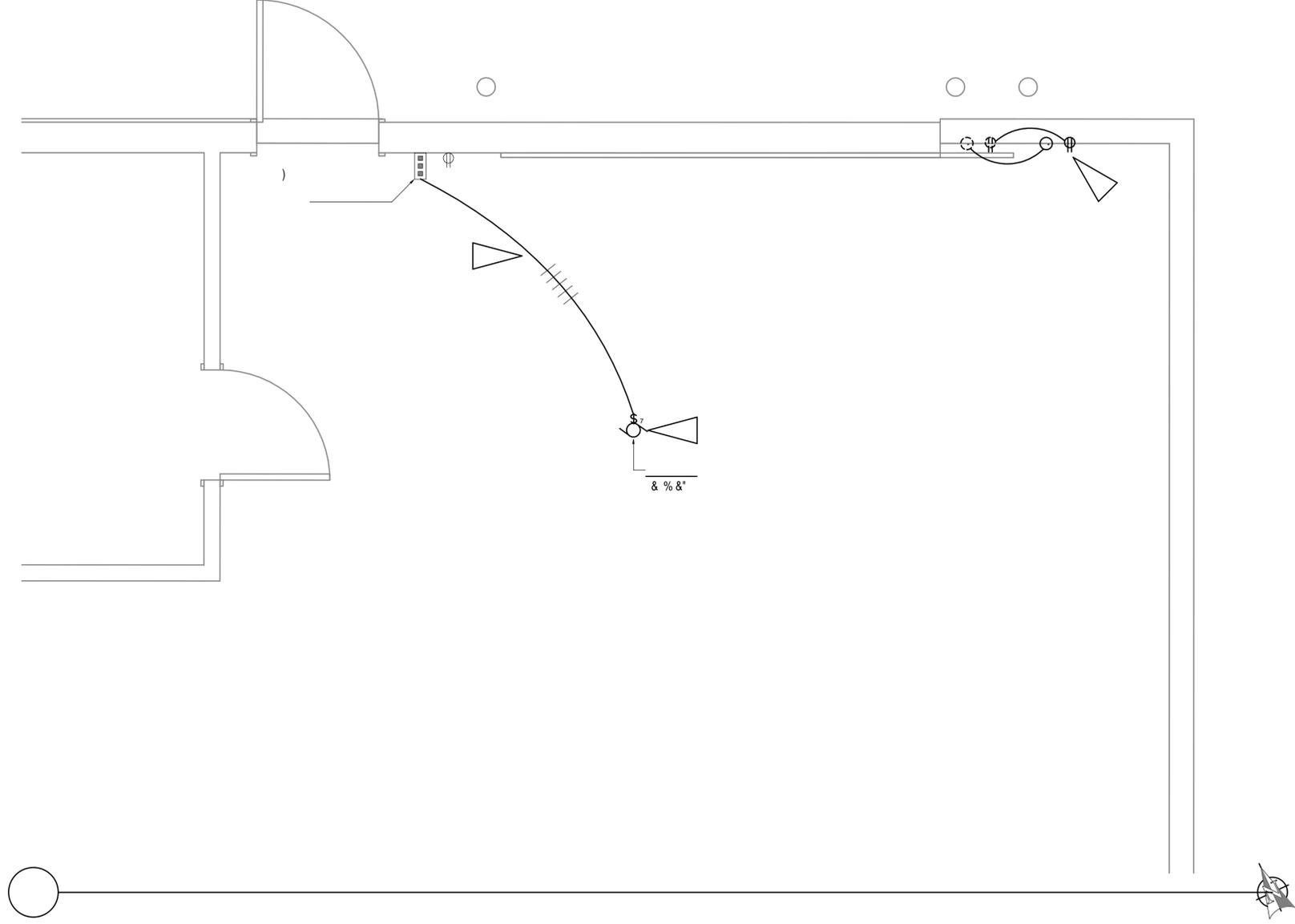
ELECTRICAL POLE BARN PLAN

CITY OF VALDEZ
BUILDING MAINTENANCE SHARED
FACILITY PROJECT

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ELECTRICAL MAINTENANCE BUILDING PLAN

CITY OF VALDEZ
BUILDING MAINTENANCE SHARED
FACILITY PROJECT



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CITY OF VALDEZ
BUILDING MAINTENANCE SHARED
FACILITY PROJECT



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ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT:						UNIT COSTS				EXTENDED COSTS				TOTAL			
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST	
SOUTH RATES						NORTH RATES				\$ / HR THIS ESTIMATE (adjust as required)							
LABOR RATES PER HOUR						6/10's		5/8's		6/10's		5/8's		6/10's			
	Overall Crew - Default Rate	77.27		70.54		77.27	70.54		77.27								
	Exterior Utilities Crew	80.37		72.82		80.37	72.82		80.37								
	Building Excavation	79.84		72.27		79.84	72.27		79.84								
	Concrete Construction NOC Form	81.15		73.88		81.15	73.88		81.15								
	Concrete Construction NOC Place	74.85		68.59		74.85	68.59		74.85								
	Concrete Flatwork Form	81.15		73.88		81.15	73.88		81.15								
	Concrete Flatwork Place	74.85		68.59		74.85	68.59		74.85								
	Concrete Flatwork Finishing	80.74		73.48		80.74	73.48		80.74								
	Reinforcing Steel	94.04		85.69		94.04	85.69		94.04								
	Steel Erection NOC	92.55		85.34		92.55	85.34		92.55								
	Steel Erection not over 2 stories	95.58		88.38		95.58	88.38		95.58								
	Metal Decking and Siding	85.02		77.89		85.02	77.89		85.02								
	Carpentry NOC	80.94		73.64		80.94	73.64		80.94								
	Laborer Crew all	70.33		64.69		70.33	64.69		70.33								
DIV 0	CONTRACT REQUIREMENTS										0	0	0	0	0		
CR150	Printing Expenses	1	LS		0		1,500				0	1,500	0	0	1,500		
CR150	SOA Fee	1	LS		0		5,000				0	5,000	0	0	5,000		
					0						0	0	0	0	0		
CR220	Travel Expense - air fare	2	EA		0		380.00				0	760	0	0	760		
CR220	Travel Expense - rental car	12	DA		0		125.00				0	1,500	0	0	1,500		
CR230	Subsistence	12	MDA		0		48.00				0	576	0	0	576		
CR230	Superintendent's subsistence	90	MDA		0		48.00				0	4,320	0	0	4,320		
CR230	Superintendent's apartment	4	MO		0		1,500				0	6,000	0	0	6,000		
CR250	Manager's hotel	4	EA		0		235.00				0	940	0	0	940		
CR250	Manager's Travel and Subsistence	8	EA		0		48.00				0	384	0	0	384		
CR250	Manager's Travel - air fare	3	EA		0		0.00	380.00			0	1,140	0	0	1,140		
CR250	Manager's Travel - rental car	16	DA		0		125.00				0	2,000	0	0	2,000		
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DIV 0	CONTRACT REQUIREMENT TOTALS:				0						0	24,120	0	0	24,120		
DIV 1	GENERAL CONDITIONS										0	0	0	0	0		
01150	Construction Survey	1	LS		0				2,500.00		0	0	0	2,500	2,500		
					0						0	0	0	0	0		
01160	Permits (inspections \$150 EA)	0	LS		0						0	0	0	0	0		
01165	Building Permits	1	LS		0						0	0	0	0	0		
					0						0	0	0	0	0		

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT:							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
01200	PROJECT PERSONNEL - BUILDING				0						0	0	0	0	0	
01201	Project Manager - Rodney Mohr	15	WKS	30	450	77.45	2,324				34,853	0	0	0	34,853	2,324
					0						0	0	0	0	0	
01202	Superintendent - Jeremy Mohs	13	WKS	40	520	78.25	3,130	75.00	185.00		40,690	975	2,405	0	44,070	3,390
					0						0	0	0	0	0	
01211	Document Expediting	3	MO		0			50.00			0	150	0	0	150	50.00
01213	Jobsite Expediting	12	WKS	5.00	60	70.33	351.65	0.75	25.00		4,220	9	300	0	4,529	377.42
					0						0	0	0	0	0	
01340	Shop Drawings	1	LS		0			2,500			0	2,500	0	0	2,500	2,500.00
					0						0	0	0	0	0	
01410	Testing & Inspection	0	LS		0						0	0	0	0	0	#DIV/0!
					0						0	0	0	0	0	
01505	Mobilization - office	1	EA		0	77.27	0.00		5,000		0	0	5,000	0	5,000	5,000.00
01505	Mobilization - tool van and connexes	2	EA		0	77.27	0.00		2,500		0	0	5,000	0	5,000	2,500.00
01505	Demobilization	4	LS		0	77.27	0.00		1,500		0	0	6,000	0	6,000	1,500.00
					0						0	0	0	0	0	
01510	TEMPORARY UTILITIES				0						0	0	0	0	0	
01511	Temporary Electrical - set up	1	LS		0	70.33	0.00			Owner	0	0	0	0	0	0
01511	Temporary Electrical - Generator	1	MO		0	70.33	0.00				0	0	0	0	0	0
01513	Temporary Heating and Ventilation	1	MO		0	70.33	0.00				0	0	0	0	0	0
01514	Temporary Telephone and Internet	8	MO		0			400			0	3,200	0	0	3,200	400
01514	Temporary Cell Phone (per each)	16	MO		0			120			0	1,920	0	0	1,920	120
01515	Temporary Water	8	MO		0	70.33	0.00	100			0	800	0	0	800	100
01516	Temporary Toilets (per each)	16	MO		0			375			0	6,000	0	0	6,000	375
01518	Temporary Fire Protection	8	EA		0	70.33	0.00	50			0	400	0	0	400	50
					0						0	0	0	0	0	
01525	CONSTRUCTION AIDS				0						0	0	0	0	0	
01527	Temp Weather Protection	1	LS	40.00	40			1,000			0	1,000	0	0	1,000	
					0						0	0	0	0	0	
01560	TEMPORARY CONTROLS				0						0	0	0	0	0	
01564	Progress Job Cleanup	12	WKS	1.00	12	70.33	70.33	20.00			844	240	0	0	1,084	90.33
01564	**EHS Testing For Haz - new Requirement	1	LS		0			800.00			0	800	0	0	800	800.00
01564	Refuse Drop Box - 40 CY	3	MO		0			150.00			0	450	0	0	450	150.00
01564	Drop Box delivery fee	2	EA		0			125.00			0	250	0	0	250	125.00
01564	Refuse Hauling Fees	6	EA		0			175.00			0	1,050	0	0	1,050	175.00
01564	Refuse Landfill Fees	24	TON		0			60.00			0	1,440	0	0	1,440	60.00
01565	Snow Removal and Sanding	1	MO	10.00	10	79.84	798	300	500		798	300	500	0	1,598	1,598
01567	Erosion & Pollution - SWPPP Plan	1	LS		0		0.00			500	0	0	0	500	500	500
01567	Erosion & Pollution - Implementation	3	MO		0	70.33	0.00				0	0	0	0	0	0.00

ROGER HICKEL
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PROJECT:							UNIT COSTS				EXTENDED COSTS				TOTAL	
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01567	Silt Fences		LF	0.110	0	70.33	7.74	4.00			0	0	0	0	0	#DIV/0!
					0						0	0	0	0	0	
01574	Construction Signs	1	LS	4.00	4	70.33	281.32	500.00			281	500	0	0	781	781.00
					0						0	0	0	0	0	
01590	Field Offices	3	MO		0	77.27	0.00				0	0	0	0	0	0
01591	Field Office F & E	3	MO		0	77.27	0.00	100.00	400		0	300	1,200	0	1,500	500
01592	Field Office Supply	3	MO		0	77.27	0.00	75.00			0	225	0	0	225	75
01594	Connex	3	MO		0	77.27	0.00	50.00	450		0	150	1,350	0	1,500	500
					0						0	0	0	0	0	
01600	EQUIPMENT				0						0	0	0	0	0	
01610	Mobe & Set-Up	2	EA	5.00	10	77.27	386	500			773	1,000	0	0	1,773	887
01610	Demobe	2	EA	5.00	10	77.27	386	500			773	1,000	0	0	1,773	887
					0						0	0	0	0	0	
01625	Equipment - 1 Ton Flatbed	3	MO		0						0	0	0	0	0	0
01625	Equipment - VR 90 Forklift	3	MO		0						0	0	0	0	0	0
01625	Equipment - Manlift	3	MO		0						0	0	0	0	0	0
01625	Equipment - Light Tower	1	MO		0						0	0	0	0	0	0
					0						0	0	0	0	0	
01740	Warranty/Punchlist	20	HRS	1.00	20	77.27	77.27	20.00			1,545	400	0	0	1,945	97.25
					0						0	0	0	0	0	
DIV 1	GENERAL CONDITIONS TOTALS:				1,136						84,777	25,059	21,755	3,000	134,591	
DIV 2	SITWORK										0	0	0	0	0	
					0						0	0	0	0	0	
02101	SELECTIVE DEMOLITION				0	70.33	0.00				0	0	0	0	0	#DIV/0!
01220	Crew Foreman	2	WKS	40	80	70.33	2,813	200.00	490.00		5,626	400	980	0	7,006	3,503
02102	Remove OH Door and Frame	1	EA	20.00	20	70.33	#####		210.00		1,407	0	210	0	1,617	1,617.00
02102	Remove Ins. Mtl Panels around OH Door	1	LS	20.00	20	70.33	#####				1,407	0	0	0	1,407	1,407.00
02102	Modify Framing	1	LS	12.00	12	70.33	843.96	500.00	35.00		844	500	35	0	1,379	1,379.00
02103	Saw Cut/Demo at Foundation curb/ wall	1	LS	8.00	8	70.33	562.64	25.00	300.00		563	25	300	0	888	888.00
02115	Demo existing bollard	4	EA	2.000	8	70.33	140.66	5.00	25.00		563	20	100	0	683	170.75
02115	Cut in New Light/ Patch at E. hole	1	LS	3.000	3	70.33	210.99	50.00	25.00		211	50	25	0	286	286.00
02115	Cut in louver and hose bib at Maint. Bldg	1	LS	4.000	4	70.33	281.32	50.00	250.00		281	50	250	0	581	581.00
02115	Cut in louver at Bus Barn	1	LS	2.500	3	70.33	175.83	50.00	125.00		176	50	125	0	351	351.00
02115	3% OH&P for Self Performed Work	14,198	LS		0	80.94	0.00	0.03			0	426	0	0	426	0.03
02116	Saw Cut asphalt at pole building	140	LF	0.05		70.33	3.52	1.00	2.50		w/ div 3	w/ div 3	w/ div 3	0	0	0.00
02115	Asphalt Removal - 2"	3,850	SF	0.006		70.33	0.42			0.65	w/ div 3	0	0	w/ div 3	0	0.00
02115	Relocate Existing Fuel Tank	1	AL		0	70.33	0.00			10,000	0	0	0	10,000	10,000	#####
					0						0	0	0	0	0	

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02200	Sitework - All	1	LS		0					50,000	0	0	0	w/ div 3	0	
					0						0	0	0	0	0	
02200	EARTHWORK				0						0	0	0	0	0	
					0						0	0	0	0	0	
02205	Excavate (26" x 3120')	250	CY	0.0141		79.84	1.13	0.01	0.90	3.25	w/ div 3	w/ div 3	w/ div 3	w/ div 3	0	0.00
02205	Excavate at outside fnd for insulation	96	CY	0.0141		79.84	1.13	0.01	0.90	3.25	w/ div 3	w/ div 3	w/ div 3	w/ div 3	0	0.00
					0						0	0	0	0	0	
02230	Borrow Backfill				0	79.84	0.00				0	0	0	0	0	#DIV/0!
02231	2" Leveling Course	20	CY		0	79.84	0.00				0	0	0	0	0	0.00
02232	Borrow Type II 95% (18' x 3,120sf)	34	TON	0.0110		79.84	0.88	6.40	0.46	2.75	w/ div 3	w/ div 3	w/ div 3	w/ div 3	0	0.00
02232	Borrow Type II/A 95% (6" x 3,120sf)	12	TON	0.0110		79.84	0.88	6.40	0.46	2.75	w/ div 3	w/ div 3	w/ div 3	w/ div 3	0	0.00
02241	Footing Fine Grading	512	SF	0.02		79.84	1.36		0.25		w/ div 3	w/ div 3	w/ div 3	w/ div 3	0	0.00
					0						0	0	0	0	0	
02500	PAVING & SURFACING				0						0	0	0	0	0	
02505	Asphalt Paving (2" Class E) - all	3,120	SF		0					6.50	0	0	0	w/ div 3	0	
02505	Demo/Patch Asphalt at bollard - Maint. Blc	16	SF		0					10.00	0	0	0	160	160	
02505	Asphalt Sealer	3,136	SF		0					1.00	0	0	0	3,136	3,136	
					0						0	0	0	0	0	
02845	Pipe Bollards - Complete	5	EA	10.00	50	77.27	772.70	415.00	25.00		3,864	2,075	125	0	6,064	1,212.80
02845	3% OH&P for Self Performed Work	6,064	LS		0	80.94	0.00	0.03			0	182	0	0	182	0.03
02846	Paint Bollards	5	EA		0					50.00	0	0	0	w/ div 9	0	
					0						0	0	0	0	0	
DIV 2	SITWORK TOTALS				208						14,942	3,778	2,150	13,296	34,166	
DIV 3	CONCRETE WORK										0	0	0	0	0	
03100	CONCRETE FORMWORK				0						0	0	0	0	0	
03102	All Concrete Work Complete	1	SUB		0	81.15	0.00			182,220	0	0	0	182,220	182,220	#####
03102	Service/Maint.	3	MO		0	79.84	0.00	600	1,000		0	1,800	3,000	0	4,800	1,600
03102	Form Footings - Spot > 1'	148	SFCA	0.100		81.15	8.12	1.26			incl abv	incl abv	0	0	0	0.00
03111	Form Walls - Foundations	2,280	SFCA	0.110		81.15	8.93	1.26			incl abv	incl abv	0	0	0	0.00
03121	Form Pilasters	64	SFCA	0.100		81.15	8.12	1.56			incl abv	incl abv	0	0	0	0.00
03180	Form Ties & Accessories	1	LS			81.15	0.00	500.00			incl abv	incl abv	0	0	0	0.00
03180	Formwork & Accessories Freight	1	LS		0	81.15	0.00	1,600			0	1,600	0	0	1,600	1,600.00
03190	Clean and Oil Forms	2,428	SFCA	0.002		74.85	0.15	0.02			incl abv	incl abv	0	0	0	0.00
03254	Slab Dowels - drill in and epoxy	260	EA	0.100		70.33	7.03	2.50			incl abv	incl abv	0	0	0	0.00
					0						0	0	0	0	0	
03200	C.I.P. CONCRETE REBAR				0						0	0	0	0	0	
03201	Rebar - SUPPLY	1	LS		0	94.04	0	4,030			0	incl abv	0	0	0	0.00
03201	Rebar - Freight	1	LS		0	94.04	0	2,600			0	2,600	0	0	2,600	2,600.00

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03201	Footing Rebar	4	TON	18.000		94.04	1,693	1,260			incl abv	incl abv	0	0	0	0.00
					0						0	0	0	0	0	
03300	CONCRETE PLACE & FINISH				0						0	0	0	0	0	
03302	Place Footings - Spot	5	CY	0.175		70.33	12.31				incl abv	0	0	0	0	0.00
03302	Place Pilasters	1	CY	0.325		70.33	22.86				incl abv	0	0	0	0	0.00
03302	Place Flowable Fill at Detail 10	4	CY	0.325		70.33	22.86				incl abv	0	0	0	0	0.00
03311	Place Strip Ftg/Walls - Foundation	55	CY	0.325		70.33	22.86				incl abv	0	0	0	0	0.00
					0						0	0	0	0	0	
	CONCRETE PURCHASE		CY		0						0	0	0	0	0	#DIV/0!
03010	Concrete - 4000 psi .45 W/C	65	CY		0						0	0	0	0	0	0.00
03010	Concrete - sub total	65	CY		0			175.00			0	incl abv	0	0	0	0.00
					0						0	0	0	0	0	
03010	Pumping Concrete - spot & cont ftgs.	65	CY		0				65.00		0	0	incl abv	0	0	0.00
03010	Pumping Concrete - sub total	65	CY		0						0	0	0	0	0	0.00
					0						0	0	0	0	0	
03381	Trowel Finish	600	SF	0.0500		80.74	4.04	0.03	0.05		incl abv	incl abv	incl abv	0	0	0.00
03384	Cure and Protect	3,028	SF	0.0012		80.74	0.10	0.25			incl abv	incl abv	0	0	0	0.00
					0						0	0	0	0	0	
03610	GROUTING				0	80.74	0.00				0	0	0	0	0	#DIV/0!
03610	Grout Column Base	9	EA	1.000	9	80.74	80.74	19.00			727	171	0	0	898	99.78
03610	Grout Column Base - Wind Cols	3	EA	1.000	3	80.74	80.74	19.00			242	57	0	0	299	99.67
03610	3% OH&P for Self Performed Work	1,197	LS		0	80.94	0.00	0.03			0	36	0	0	36	0.03
					0						0	0	0	0	0	
					0						0	0	0	0	0	
DIV 3	CONCRETE TOTALS				12						969	6,264	3,000	182,220	192,453	
DIV 5	METALS										0	0	0	0	0	
05100	STRUCTURAL STEEL FRAMING				0						0	0	0	0	0	
05120	Structural and Misc. Steel - SUPPLY	1	LS		0	95.58		34,630			0	34,630	0	0	34,630	
05120	Added steel in FOR CONSTRUCTION do	1	LS		0	95.58		4,230			0	4,230	0	0	4,230	
05120	Added Delegated Design - Stairs	1	LS		0	95.58			4,500		0	0	0	4,500	4,500	
05120	Bollard Credit - In Original Estimate	1	LS		0	95.58		(1,800)			0	(1,800)	0	0	(1,800)	
05120	Structural and Misc. Steel - INSTALL	1	LS		0	95.58			28,128		0	0	0	28,128	28,128	
05120	Freight Includes 05500 freight	1	LS		0	95.58		6,800			0	6,800	0	0	6,800	
05120	Techno Helical Pilings (12 ea)	1	LS		0	95.58			10,800		0	0	0	10,800	10,800	
					0						0	0	0	0	0	
05400	COLD FORMED METAL FRAMING				0						0	0	0	0	0	
05420	Cold Formed Metal Framing - INSTALL	1	LS		0	80.94	0.00				0	0	0	0	0	0.00
05420	Crew Foreman	3	WKS	40.00	120	80.94	#####	200.00	490.00		9,713	600	1,470	0	11,783	3,927.67

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05420	Exterior Soffit Framing	480	SF	0.10	48	80.94	8.09	4.80	2.00		3,885	2,304	960	0	7,149	14.89
05430	Z girts at exterior walls	1,142	LF	0.10	114	80.94	8.09	7.00	2.00		w/ div 5	7,994	2,284	0	10,278	9.00
05430	Clips for Z girts	450	LF	0.10	45	80.94	8.09	5.80	2.00		w/ div 5	2,610	900	0	3,510	7.80
05430	L 1x1 Bridging at Girts	1,710	LF	0.03	51	80.94	2.43	1.99	2.00		4,152	3,403	3,420	0	10,975	6.42
05430	Studs at Openings	600	LF	0.06	36	80.94	4.86	4.80	2.00		2,914	2,880	1,200	0	6,994	11.66
05430	L Angle at Stud Openings	40	EA	0.10	4	80.94	8.09	2.99			324	120	0	0	444	11.10
05430	3% OH&P for Self Performed Work	51,133	LS		0	80.94	0.00	0.03			0	1,534	0	0	1,534	0.03
05431	Freight	1	LS		0			3,200			0	3,200	0	0	3,200	
					0						0	0	0	0	0	
05500	METAL FABRICATIONS				0						0	0	0	0	0	
05510	Metal Stairs	1	EA	24.00	24	92.55	2,221	w/ abv			w/ div 5	0	0	0	0	0.00
05520	Handrails & Railing	50	LF	0.50	25	92.55	46.28	w/ abv			w/ div 5	0	0	0	0	0.00
					0						0	0	0	0	0	
05500	METAL FABRICATIONS				0						0	0	0	0	0	
05510	4"x3" L angle at Mezz. Perimeter	224	LF	0.06	13	92.55	6	w/ abv			1,244	0	0	0	1,244	5.55
05510	4"x4" L angle at Fnd Perimeter	200	LF	0.10	20	92.55	9	w/ abv			1,851	0	0	0	1,851	9.26
05510	3% OH&P for Self Performed Work	3,095	LS		0	80.94	0.00	0.03			0	93	0	0	93	0.03
					0						0	0	0	0	0	
05800	EXPANSION CONTROL				0	92.55					0	0	0	0	0	
05805	Seismic Joint (1@35', 1@22')	1	ea	20.00	20	92.55		2,800	250		1,851	2,800	250	0	4,901	
05805	3% OH&P for Self Performed Work	4,901	LS		0	80.94	0.00	0.03			0	147	0	0	147	0.03
05431	Freight	1	LS		0			1,800			0	1,800	0	0	1,800	
					0						0	0	0	0	0	
DIV 5	METALS TOTAL				521						25,934	73,345	10,484	43,428	153,191	
DIV 6	WOODS AND PLASTICS										0	0	0	0	0	
06100	ROUGH CARPENTRY				0						0	0	0	0	0	
06105	All Wood Framing/clips, etc. - INSTALL	1	LS		0	80.94	0.00				0	0	0	0	0	0.00
06105	Crew Foreman	5	WKS	40.00	200	80.94	#####	200.00	490.00		16,188	1,000	2,450	0	19,638	3,927.60
06105	Fasteners & Hold Downs	1	LS		0	80.94	0.00	2,500			0	2,500	0	0	2,500	2,500.00
06105	A35 Clips at shear walls	116	Ea	0.150	17	80.94	12.14	0.5			1,408	58	0	0	1,466	12.64
06105	HDU2 Hold Down Clips/ AB's	16	Ea	0.500	8	80.94	40.47	30.0			w/ div 3	w/ div 3	0	0	0	0.00
06105	CMST12 Strapping	120	LF	0.030	4	80.94	2.43	3.3	0.75		291	396	90	0	777	6.48
06105	CMST16 Strapping	30	LF	0.030	1	80.94	2.43	3.7	0.75		73	111	23	0	207	6.90
06105	5/8" x 10" foundation AB's HDG	150	Ea	0.300	45	80.94	24.28	4.0			w/ div 3	w/ div 3	0	0	0	0.00
06105	Set AB's at Wind Col Piers	12	Ea	0.250	3	80.94	20.24	4.0			243	48	0	0	291	24.25
06105	Expansion Anchors at Stairs - 1/2" x 8"	16	Ea	0.300	5	80.94	24.28	4.0			389	64	0	0	453	28.31
06105	Post Caps at Stairs - ECC5	5	Ea	0.300	2	80.94	24.28	260.0			121	1,300	0	0	1,421	284.20
06105	Post Base at Stairs - CB566	5	Ea	0.300	2	80.94	24.28	140.0			121	700	0	0	821	164.20

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					0		0.00				0	0	0	0	0	#DIV/0!
06110	Wood Framing 5-1/4x16 LVL Stair Beams	40	LF	0.150	6	80.94	12.14	30.920	0.75		486	1,237	30	0	1,753	43.83
06110	Wood Framing 6x6 - stair posts	84	LF	0.080	7	80.94	6.48	3.360	0.75		544	282	63	0	889	10.58
06110	Wood Framing 2x4 - B1 partition wall	72	BF	0.080	6	80.94	6.48	1.010	0.75		466	73	54	0	593	8.24
06110	Wood Framing 2x4 - Work Bench	60	BF	0.080	5	80.94	6.48	1.010	0.75		389	61	45	0	495	8.25
06110	Wood Framing 2x4 - W6 shear wall	718	BF	0.080	57	80.94	6.48	1.010	0.75		4,649	725	539	0	5,913	8.24
06110	Wood Framing 3x6 - 2W2 shear wall	79	BF	0.085	7	80.94	6.88	1.470	0.75		544	116	59	0	719	9.10
06110	Wood Framing 3x6 - W3 shear wall	168	BF	0.085	14	80.94	6.88	1.470	0.75		1,156	247	126	0	1,529	9.10
					0						0	0	0	0	0	
06114	16" BCI60 Floor Joists (20')	160	EA	1.000	160	80.94	80.94	89.000	0.75		12,950	14,240	120	0	27,310	170.69
06114	Rim Joist at Mezz - 2x12	110	LF	0.300	33	80.94	24.28	2.000	0.75		2,671	220	83	0	2,974	27.04
06114	2x nailer at Wide Flange Beams	70	BF	0.080	6	80.94	6.48	1.010	0.75		453	71	53	0	577	8.24
06160	Floor Sheathing - 5/8" AC	3,120	SF	0.025	78	80.94	2.02	1.300	0.75		6,313	4,056	2,340	0	12,709	4.07
					0						0	0	0	0	0	
06160	Work Bench Top - 5/8" AC	96	SF	0.050	5	80.94	4.05	1.300	0.75		389	125	72	0	586	6.10
06161	Wall Sheathing - 1/2" CDX - B1 partition w	320	SF	0.030	10	80.94	2.43	0.900	0.75		777	288	240	0	1,305	4.08
06161	Wall Sheathing - 1/2" CDX - Shear wall	3,170	SF	0.030	95	80.94	2.43	0.900	0.75		7,697	2,853	2,378	0	12,928	4.08
06161	Wall Sheathing - 1/2" CDX - Shear wall	340	SF	0.030	10	80.94	2.43	0.900	0.75		826	306	255	0	1,387	4.08
06161	Wall Sheathing - 1/2" CDX - Shear wall	740	SF	0.030	22	80.94	2.43	0.900	0.75		1,797	666	555	0	3,018	4.08
06100	3% OH&P for Self Performed Work	102,259	LS		0	80.94	0.00	0.03			0	3,068	0	0	3,068	0.03
06163	Freight for Framing/Sheathing/HDWR	1	LS		0			4,200			0	4,200	0	0	4,200	
					0						0	0	0	0	0	
DIV 6	WOOD AND PLASTICS TOTAL				806						60,941	39,011	9,575	0	109,527	
DIV 7	THERMAL/ MOISTURE PROTECTION										0	0	0	0	0	
					0						0	0	0	0	0	
07400	PREFORMED ROOFING & SIDING				0						0	0	0	0	0	
07412	Ins Metal Wall Panels-2'-3"- SUPPLY	1	LS		0	85.02	0.00	34,450			0	34,450	0	0	34,450	#####
07412	Freight - CA to WA *On Quote	1	LS		0	85.02	0.00	2,400			0	2,400	0	0	2,400	2,400.00
07412	Crew Foreman	3	WKS	40.00	120	80.94	#####	200.00	490.00		9,713	600	1,470	0	11,783	3,927.67
07412	Ins Metal Wall Panels-2'-3"- INSTALL ONLY	5,000	SF	0.130	650	85.02	11.05	0.20	0.75		55,263	1,000	3,750	0	60,013	12.00
07412	Patch at E. Louver/ light at Bus Barn	1	LS	4.000	4	85.02	340.08	150			340	150	0	0	490	490.00
07412	3% OH&P for Self Performed Work	109,136	LS		0	80.94	0.00	0.03			0	3,274	0	0	3,274	0.03
07413	Freight - WA to ANC	1	LS		0			10,600			0	10,600	0	0	10,600	
					0						0	0	0	0	0	
07200	INSULATION				0						0	0	0	0	0	
07212	Rigid Insulation-2"(dow HI-60)	5,026	sf	0.005	25	80.94	0.40	3.310			w/ div 3	w/ div 3	0	0	0	0.00
07413	Freight	1	LS		0			3,200			0	w/ div 3	0	0	0	
					0						0	0	0	0	0	

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT:							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
07600	FLASHING & SHEETMETAL				0						0	0	0	0	0	
07610	Roofing Work	1	SUB		0	85.02	0.00			19,600	0	0	0	19,600	19,600	#####
07610	Sheetmetal Roofing	240	SF		0	85.02	0.00			30.00	0	0	0	w/ abv	0	0.00
07620	Outside Closure Piece at High Eave	70	LS	0.08		85.02	6.80	12.00	0.75		incl abv	incl abv	incl abv	0	0	0.00
07620	Bird Screen	105	SF	0.08		85.02	6.80	5.00	0.75		incl abv	incl abv	incl abv	0	0	0.00
07620	Misc. Sheetmetal Flashing	220	LF	0.10	22	85.02	8.50	6.00	0.75		1,870	1,320	165	0	3,355	15.25
07620	Z Metal at Rake (1x2x1)	60	LF	0.10	6	85.02	8.50	6.00	0.75		510	360	45	0	915	15.25
07620	L Metal at Rake (2x1)	60	LF	0.10	6	85.02	8.50	5.00	0.75		510	300	45	0	855	14.25
07620	Top of Panel Flashing at Eaves	120	LF	0.12	14	85.02	10.20	7.00	0.75		1,224	840	90	0	2,154	17.95
07620	Framing flasing and drip edge flashing	120	LF	0.10	12	85.02	8.50	6.00	0.75		1,020	720	90	0	1,830	15.25
07620	Closure/ Flashing at panels - top of stem v	128	LF	0.20	26	85.02	17.00	18.00	0.75		2,177	2,304	96	0	4,577	35.76
07620	Added Composite Material at high eave	70	LF	0.05	4	85.02	4.25	6.50	0.75		298	455	53	0	806	
07620	Change bird screen to alum vent	1	LS		0	85.02	0.00				0	0	0	0	0	
07620	Flashing at OH Door Sill	10	LF	0.08	1	85.02	6.80	12.00	0.75		68	120	8	0	196	
07620	PT Blocking/ Plywood at OH Sill	10	LF	0.10	1	85.02	8.50	2.35	0.75		85	24	8	0	117	
07620	Added Studs at Window	44	LF	0.06	3	85.02	5.10	4.80	0.75		224	211	33	0	468	
					0						0	0	0	0	0	
					0						0	0	0	0	0	
					0						0	0	0	0	0	
07620	3% OH&P for Self Performed Work	15,273	LS		0	80.94	0.00	0.03			0	458	0	0	458	0.03
07620	Freight	1	LS		0	85.02	0.00	2,800			0	2,800	0	0	2,800	2,800.00
					0						0	0	0	0	0	
07900	JOINT SEALERS				0						0	0	0	0	0	
07910	Joint Sealers - Wall	1,000	LF	0.01	10	80.94	0.81	0.50	0.75		809	500	750	0	2,059	2.06
07910	3% OH&P for Self Performed Work	2,059	LS		0	80.94	0.00	0.03			0	62	0	0	62	0.03
					0						0	0	0	0	0	
DIV 7	THERMAL/MOISTURE PROTECTION TOTAL				903						74,111	62,948	6,603	19,600	163,262	
DIV 8	DOORS AND WINDOWS										0	0	0	0	0	
					0						0	0	0	0	0	
08100	METAL DOORS & FRAMES				0						0	0	0	0	0	
08110	Hollow Metal Doors and Frames	1	LS		0	80.94	0.00	3,740			0	3,740	0	0	3,740	3,740.00
08110	Hollow Metal Frames - 3070 Welded	2	EA	2.00	4	80.94	161.88				324	0	0	0	324	162.00
08120	Hollow Metal Doors - 3070(insulated)	2	EA	1.50	3	80.94	121.41				243	0	0	0	243	121.50
08120	3% OH&P for Self Performed Work	4,307	LS		0	80.94	0.00	0.03			0	129	0	0	129	0.03
08110	Freight	1	LS		0	80.94	0.00	1,800			0	1,800	0	0	1,800	1,800.00
					0						0	0	0	0	0	
08300	SPECIAL DOORS				0						0	0	0	0	0	
08360	Overhead Doors - all	1	SUB		0	80.94					0	0	0	23,699	23,699	

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT:							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
08360	Overhead Doors - 15' x 11' (S101 & S102)	2	EA		0	80.94	0.00			inc abv	0	0	0	0	0	0.00
08360	Overhead Doors - 10' x 11' (S201)	1	EA		0	80.94	0.00			inc abv	0	0	0	0	0	0.00
08360	Overhead Doors - 14' x 14' (S103)	1	EA		0	80.94	0.00			inc abv	0	0	0	0	0	0.00
08360	Re-Mob for 14'x14'	1	LS		0	80.94	0.00			2,500.00	0	0	0	2,500	2,500	2,500.00
08360	Freight	1	LS		0	80.94	0.00	3,600			0	3,600	0	0	3,600	3,600.00
08360	Manlift	2	WK		0	80.94	0.00	400			0	800	0	0	800	400.00
					0						0	0	0	0	0	
08700	HARDWARE				0						0	0	0	0	0	
08710	Door HDW	1	LS		0	80.94	0.00	incl abv			0	0	0	0	0	0.00
08710	Door HDW	2	SETS	5.00	10	80.94	404.70	35			809	70	0	0	879	439.50
08710	3% OH&P for Self Performed Work	871	LS		0	80.94	0.00	0.03			0	26	0	0	26	0.03
08710	Freight	1	LS		0	80.94	0.00	250			0	250	0	0	250	250.00
					0						0	0	0	0	0	
08800	WINDOWS				0						0	0	0	0	0	
08800	Window - W1	1	EA	4.00	4	80.94	323.76	749.00			324	749	0	0	1,073	1,073.00
08800	Freight	1	LS		0	80.94	0.00	450			0	450	0	0	450	450.00
08120	3% OH&P for Self Performed Work	1,523	LS		0	80.94	0.00	0.03			0	46	0	0	46	0.03
					0						0	0	0	0	0	
DIV 8	DOORS AND WINDOWS TOTAL				21						1,700	11,660	0	26,199	39,559	
DIV 9	FINISHES										0	0	0	0	0	
09900	PAINTING & WALL COVERINGS				0						0	0	0	0	0	
09905	Painting	1	SUB		0					15,460	0	0	0	15,460	15,460	
					0						0	0	0	0	0	
09905	Painting				0						0	0	0	0	0	
09910	Painting at Doors/ Jambs	2	SETS		0					incl abv	0	0	0	0	0	0.00
09920	Painting at Mezzanine	3,120	SF		0					incl abv	0	0	0	0	0	0.00
					0						0	0	0	0	0	
DIV 9	FINISHES TOTAL				0						0	0	0	15,460	15,460	
DIV 10	SPECIALTIES										0	0	0	0	0	
10500	LOCKERS & FIRE EXTINGUISHERS				0						0	0	0	0	0	
10520	Fire Extinguishers Class 10B- 10#	6	EA	0.50	3	80.94	40.47	98.00			243	588	0	0	831	138.50
10520	3% OH&P for Self Performed Work	831	LS		0	80.94	0.00	0.03			0	25	0	0	25	0.03
					0						0	0	0	0	0	
DIV 10	SPECIALTIES TOTAL				3						243	613	0	0	856	
DIV 11	EQUIPMENT										0	0	0	0	0	
11100	VISUAL, PARKING & LOADING				0						0	0	0	0	0	

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

Estimated By:

Estimate #1

Bid Date:

PROJECT:							UNIT COSTS				EXTENDED COSTS				TOTAL	
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	TOTAL	UNIT COST
11120	Loading Dock Gate (C/S LDSG-144-PCY)	1	EA	8.00	8	80.94	647.52	1,219			648	1,219	0	0	1,867	1,867.00
11120	3% OH&P for Self Performed Work	1,867	LS		0	80.94	0.00	0.03			0	56	0	0	56	0.03
11120	Freight	1	LS		0	80.94	0.00	495.00			0	495	0	0	495	495.00
					0		0.00				0	0	0	0	0	
DIV 11	EQUIPMENT TOTAL				8						648	1,770	0	0	2,418	
DIV 15	MECHANICAL										0	0	0	0	0	
15105	Mechanical	1	SUB		0				14,900		0	0	0	14,900	14,900	
15110	Relocate E. Louver at E. OH Door	1	EA		0	79.84	0.00				0	0	0	0	0	0.00
15110	Extend Hose Bib at Maint. Bldg.	1	EA		0	79.84	0.00				0	0	0	0	0	0.00
					0						0	0	0	0	0	
					0						0	0	0	0	0	
DIV 15	MECHANICAL TOTALS				0						0	0	0	14,900	14,900	
DIV 15	SPRINKLER SYSTEM										0	0	0	0	0	
15310	Sprinkler System	0	SUB		0						0	0	0	0	0	
15310	Sprinkler System	0	SF		0				3.00		0	0	0	0	0	#DIV/0!
					0						0	0	0	0	0	#DIV/0!
15310	Knox Box	1	EA	1.50	2	80.94	121.41	400.00			NA	NA	0	0	0	0.00
					0						0	0	0	0	0	
DIV 15	SPRINKLER SYSTEM TOTAL				2						0	0	0	0	0	
DIV 16	ELECTRICAL										0	0	0	0	0	
16105	Electrical	1	SUB		0				44,306		0	0	0	44,306	44,306	
16105	Added Electrical per CONSTRUCTION DOCS	1	SUB		0				1,500		0	0	0	1,500	1,500	
16110	Trenching w/Bedding	200	LF		0	79.84	0.00		25.00		0	0	0	5,000	5,000	25.00
16110	Controls wiring at re-located louvers	2	EA		0	79.84	0.00		incl abv		0	0	0	0	0	0.00
16115	Wiring at OH Doors	4	EA		0	79.84	0.00		incl abv		0	0	0	0	0	0.00
					0						0	0	0	0	0	
16500	LIGHTING				0						0	0	0	0	0	
16520	Exterior Light at Maint. Bldg.	1	EA		0						0	0	0	0	0	0.00
					0						0	0	0	0	0	
DIV 16	ELECTRICAL TOTAL:				0						0	0	0	50,806	50,806	

ROGER HICKEL
Contracting, Inc.

RECAPITULATION

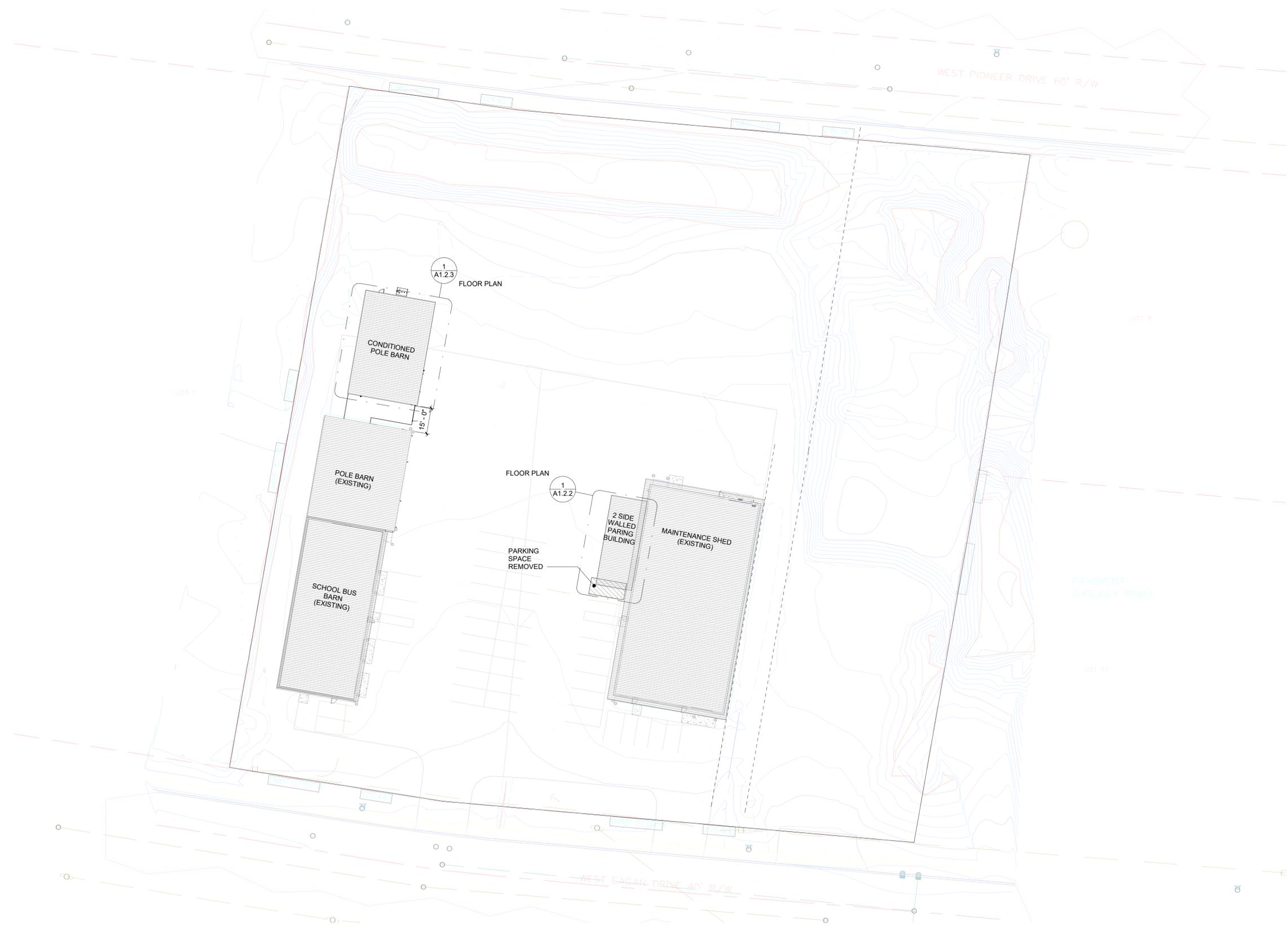
Estimated By:

Estimate #1

Bid Date:

PROJECT:							UNIT COSTS				EXTENDED COSTS				TOTAL UNIT COST
CODE	DESCRIPTION	QUANT	UNIT	man hrs	total hrs	\$ / hr	LABOR	MATL	EQUIP	SUB	LABOR	MATL.	EQUIP.	SUB	
SUMMARY SHEET															
DIV 0	CONTRACT REQUIREMENTS				0						0	24,120	0	0	24,120
DIV 1	GENERAL CONDITIONS				1,136						84,777	25,059	21,755	3,000	134,591
DIV 2	SITWORK				208						14,942	3,778	2,150	13,296	34,166
DIV 3	CONCRETE WORK				12						969	6,264	3,000	182,220	192,453
DIV 5	METALS				521						25,934	73,345	10,484	43,428	153,191
DIV 6	WOOD AND PLASTICS				806						60,941	39,011	9,575	0	109,527
DIV 7	THERMAL/MOIST. PROTECTION				903						74,111	62,948	6,603	19,600	163,262
DIV 8	DOORS AND WINDOWS				21						1,700	11,660	0	26,199	39,559
DIV 9	FINISHES				0						0	0	0	15,460	15,460
DIV 10	SPECIALTIES				3						243	613	0	0	856
DIV 11	EQUIPMENT				8						648	1,770	0	0	2,418
DIV 15	MECHANICAL				0						0	0	0	14,900	14,900
DIV 15	SPRINKLER SYSTEM				2						0	0	0	0	0
DIV 16	ELECTRICAL				0						0	0	0	50,806	50,806
SUB-TOTALS					3,619						264,265	248,568	53,567	368,909	935,309
01640	Site Logistics Contingency/total \$		\$					0.05			0	0	0	0	0
CR605	Bond fee on first \$2,500,000	980	M\$					7.85			0	7,697	0	0	7,697
CR650	All Risk Insurance - per year	9,805	C\$					0.40			0	3,922	0	0	3,922
CR660	General Liability Insurance	980	M\$					4.00			0	3,922	0	0	3,922
CR680	Directors Liability Insurance	980	M\$					0.18			0	176	0	0	176
CR670	Pollution/Professional Liability Insurance	980	M\$					0.90			0	882	0	0	882
SUB-TOTALS											264,265	265,167	53,567	368,909	951,908
GENERAL CONTRACTORS FEE at		3%									7,928	7,955	1,607	11,067	28,557
CONSTRUCTION TOTAL											272,193	273,122	55,174	379,976	980,465
CONTRACTOR CONTINGENCY		3%									8,166	8,194	1,655	11,399	29,414
SCOPE & UNFORESEEN CONDITIONS CONTINGENCY		10%									27,219	27,312	5,517	37,998	98,047
GRAND TOTAL											307,578	308,628	62,346	429,373	1,107,926

1 SITE PLAN
1" = 30'-0"



PACKAGE C

SITE PLAN

AUTHOR: JMS
REVISION:
ISSUE DATE: 07.01.2019
OWNER PROJECT NO: -

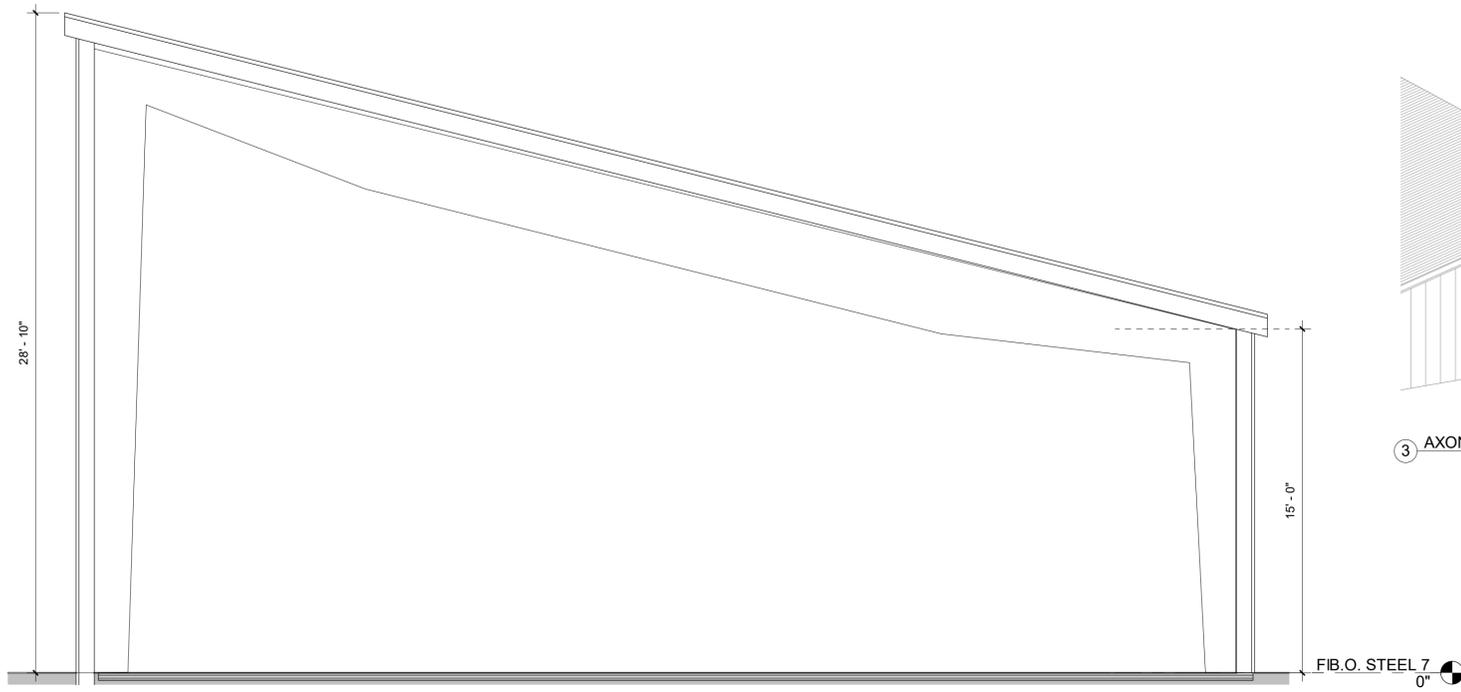
CHECKED: N/A

PRELIMINARY
NOT FOR
CONSTRUCTION

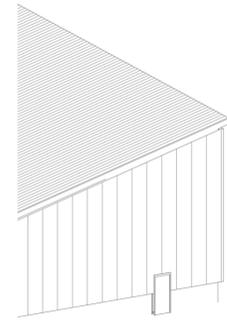
CITY OF VALDEZ
BUILDING MAINTENANCE SHARED
FACILITY PROJECT - PACKAGE C
CONCEPTUAL DESIGN

ECI ARCHITECTURE DESIGN STRATEGY
3909 ARCTIC BOULEVARD, SUITE 103
ANCHORAGE, ALASKA 99503 907.561.5543
PROJECT NO. 18-0011.01

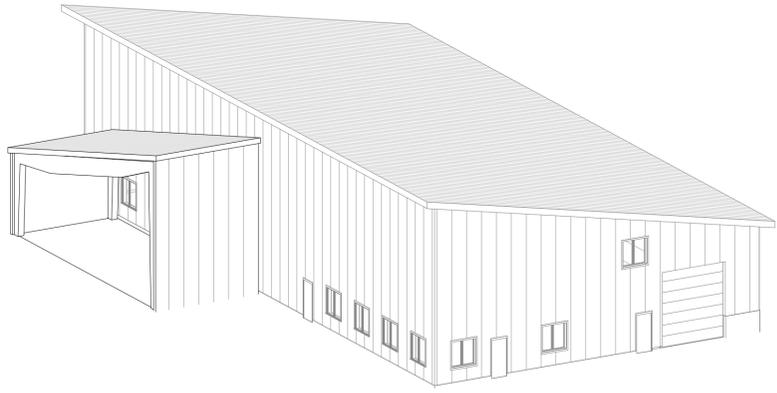
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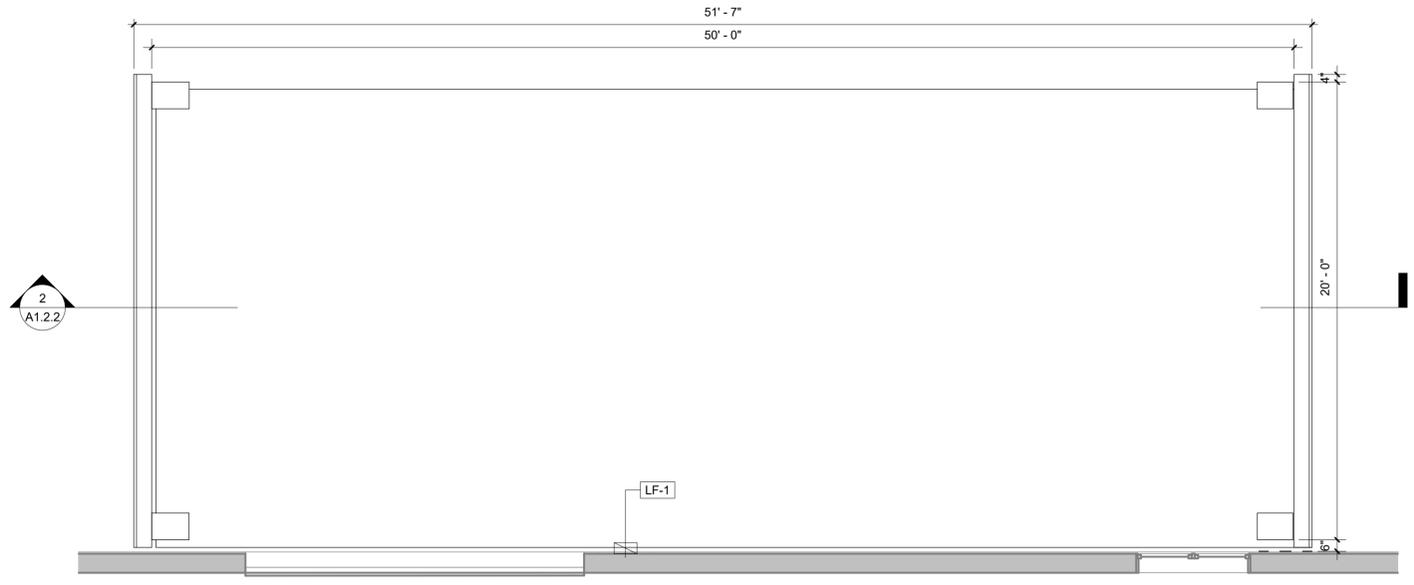
② PARKING BUILDING SECTION 2
1/4" = 1'-0"



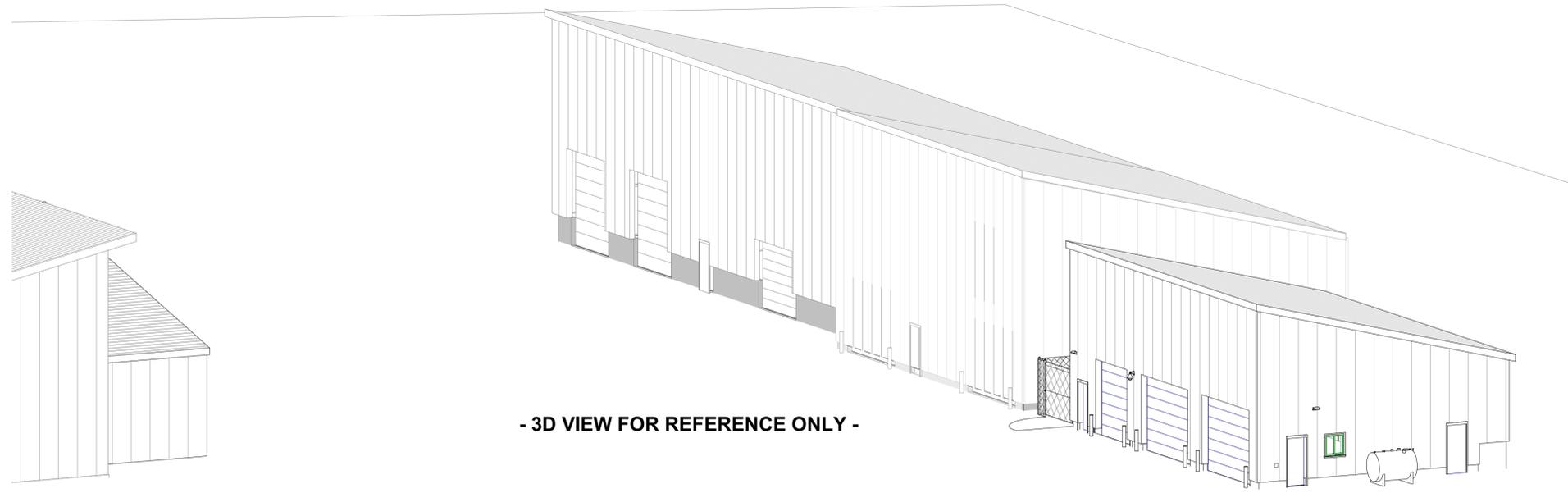
③ AXONOMETRIC VIEW - PARKING BUILDING



- 3D VIEW FOR REFERENCE ONLY -

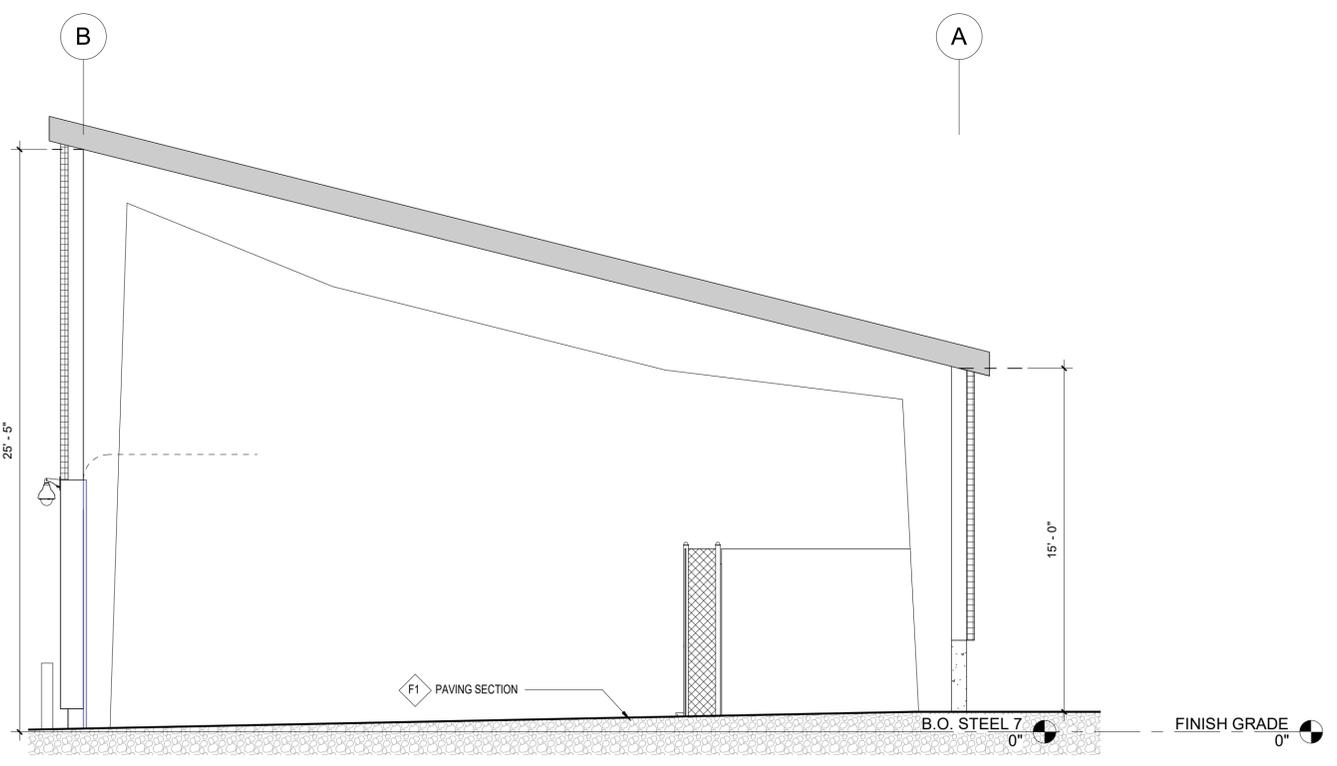


① PARKING BUILDING FLOOR PLAN
1/4" = 1'-0"

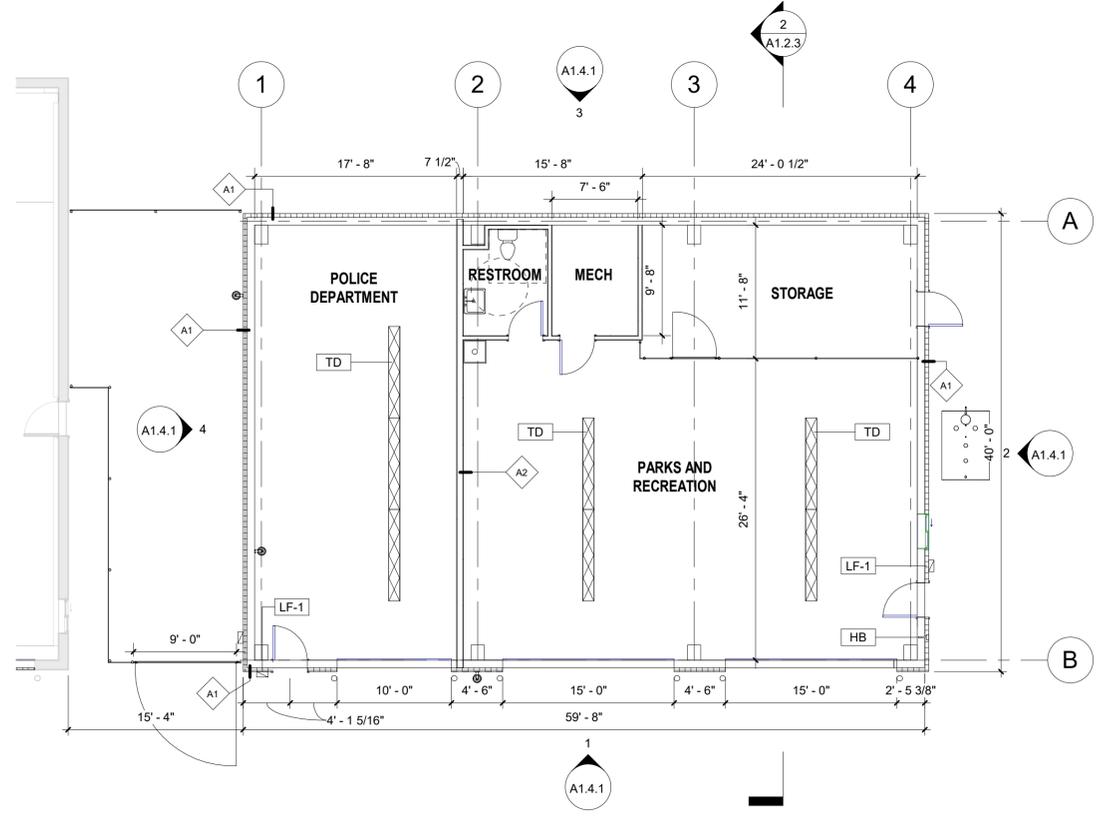


- 3D VIEW FOR REFERENCE ONLY -

3 AXONOMETRIC VIEW - CONDITIONED POLE BARN



2 CONDITIONED POLE BARN SECTION
1/4" = 1'-0"



1 CONDITIONED POLE BARN FLOOR PLAN
1/8" = 1'-0"



Legislation Text

File #: 19-0296, **Version:** 1

ITEM TITLE:

Approval of Professional Services Agreement with Meridian Management, Inc. for Construction Management Services in the Amount of \$253,803

SUBMITTED BY: Thomas Sanborn, Capital Facilities Project Manager

FISCAL NOTES:

Expenditure Required: \$253,803
Unencumbered Balance: \$302,018.72
Funding Source: 001-5780-43400

RECOMMENDATION:

Approve the Professional Services Agreement with Meridian Management, Inc. for Construction Management Services in the Amount of \$253,803

SUMMARY STATEMENT:

Description: This solicitation was published to augment current Capital Facilities staff resources and address the current backlog of projects. The specific need was to address the technical expertise needed on electrical projects. Meridian Management was the only firm to respond to the request for qualifications, but is a reputable firm that has performed similar services for the City in the past. They are familiar with our procedures and documentation. This agreement will provide construction management support and electrical construction inspection services for two construction projects in 2019:

1. VCT Electrical Upgrades (Project Number 17-350-1715)
2. Clinic Backup Generator (Project Number 18-310-9310)

This agreement will also provide design assistance of two projects planned for 2020 construction:

1. Valdez City Schools Generator Replacements
2. City of Valdez Telephone and Network Upgrades

Schedule: All services for this agreement will be completed within 30 days of the date of substantial completion for the construction project, and upon completion of the design projects.



**City of Valdez
Agreement for Professional Services**

THIS AGREEMENT between the CITY OF VALDEZ, ALASKA, (“City”) and MERIDIAN MANAGEMENT, INC. (“Consultant”) is effective on the __day of _____ 20__.

All work under this agreement shall be referred to by the following:

**Project: 2019 Construction Management Services
Project No: Multiple
Contract No.: 1521
Cost Code: 001-5780-43400**

Consultant’s project manager under this agreement is Erik Fredeen.

Consultant’s project manager may not be changed without the written consent of the City.

City’s project manager is Tom Sanborn.

ARTICLE 1. Scope of Work

1.1 The scope of work to be performed hereunder is more completely described in Appendix A which is incorporated herein by reference.

ARTICLE 2. Compensation

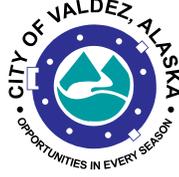
2.1 Compensation shall be paid in accordance with the Basis of Compensation Schedule attached hereto as Appendix B and incorporated herein by reference.

ARTICLE 3. Period of Performance

3.1 The Consultant agrees to commence work under this agreement only as authorized by and in accordance with written notice to proceed and to complete the work in accordance with the Scope of Work (Appendix A).

3.2 The period of performance under this agreement shall end and Consultant shall have completed all work under this agreement no later than 30 days after the date of Substantial Completion for each construction project that this agreement will provide services for, and upon completion of each design project that this agreement will provide services for. Work shall proceed in accordance with the schedule set forth in Appendix A.

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ARTICLE 4. Subconsultants

4.1 The Consultant shall be responsible for the performance of all services required under this agreement.

ARTICLE 5. Insurance

5.1 In accordance with the provision contained in the General Conditions (Appendix C), the following minimum limits of insurance coverage are required:

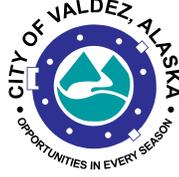
<u>Type of Insurance</u>	<u>Limits of Liability</u>	
	<u>Each Occurrence</u>	<u>Aggregate</u>
Workers' Compensation	Statutory	Statutory
Employers' General	\$100,000	\$300,000
Commercial General Liability	\$100,000	\$300,000
Comprehensive Automobile Liability	\$100,000	\$300,000
Professional Liability	\$500,000	\$500,000

ARTICLE 6. Appendices

6.1 The following appendices are attached to this agreement and incorporated herein:

<u>Appendix</u>	<u>Title</u>
A	Scope of Work
B	Basis of Compensation
C	General Conditions

Agreement for Professional Services
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IN WITNESS WHEREOF, the parties to this presence have executed this CONTRACT in two (2) counterparts, each of which shall be deemed an original, in the year and day first mentioned above.

MERIDIAN MANAGEMENT, INC.

**CITY OF VALDEZ, ALASKA
APPROVED:**

BY: _____

Jeremy O'Neil, Mayor

DATE: _____

Date: _____

TITLE: _____

FEDERAL ID #: _____

ATTEST:

Mailing Address

Sheri L. Pierce, MMC, City Clerk

City, State, Zip Code

Date: _____

Roxanne Murphy, Interim City Manager

Date: _____

Signature of Company Secretary or Attest

RECOMMENDED:

Date: _____

Nathan Duval, Capital Facilities Director

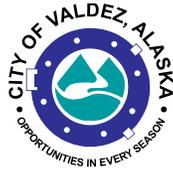
Date: _____

APPROVED AS TO FORM:

Brena, Bell & Walker, P.C.

Jon S. Wakeland

Date: _____



Appendix A **Scope of Work**

BASIC SERVICES

Provide all engineering and support services necessary to provide the City of Valdez:

The following 2019 construction projects:

1. VCT Electrical Upgrades (project number 17-350-1715)
2. Clinic Backup Generator (project number 18-310-9310)

The following planned design projects:

1. Valdez City Schools Generator Replacements
2. City of Valdez Telephone & Network Upgrades

The scope of work is more specifically described in the attached proposal dated July 1, 2019 which is incorporated herein by reference.

Appendix B **Basis of Compensation**

On completion of work and submission of invoices, the City shall pay to consultant the compensation as follows:

Payment shall be made based on the proposed fee and shall not exceed \$253,803.00 per the proposal attached to Appendix A of this Agreement, without prior authorization by the City as required in Section V of the General Conditions (Appendix C).

City of Valdez - 2019 Construction Management Services

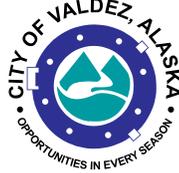
	Rate	2019						2020		Total
		July	Aug.	Sept.	Oct.	Nov.	Dec.	Jan.	Feb.	
Construction Manager/Inspector	\$ 135.00	114	152	240	300	240	240	104	104	\$ 201,690
Electrical Administrator Inspector	\$ 140.00	0	0	10	20	20	20	10	0	\$ 11,200
Administrative Support	\$ 80.00	8	8	8	8	8	8	8	4	\$ 4,800
Subtotal - Labor		\$ 16,030	\$ 21,160	\$ 34,440	\$ 43,940	\$ 35,840	\$ 35,840	\$ 16,080	\$ 14,360	\$ 217,690
Reimbursable Expenses	0% markup									
Housing - Totem Hotel (Through Sept.)	\$ 249	\$ 2,242	\$ 2,242	\$ -	\$ -	\$ -	\$ -	\$ 2,242	\$ 747	\$ 7,473
Apartment (Sept. to Dec.)	\$1,600	\$ -	\$ -	\$ 1,600	\$ 1,600	\$ 1,600	\$ 1,600	\$ -	\$ -	\$ 6,400
Airfare	\$380	\$ 1,140	\$ 1,140	\$ 1,520	\$ 1,900	\$ 1,900	\$ 1,900	\$ 1,140	\$ 760	\$ 11,400
Per-Diem	\$45	\$ 405	\$ 540	\$ 1,125	\$ 1,440	\$ 1,170	\$ 1,170	\$ 225	\$ 180	\$ 6,255
Auto (Includes fuel, ins., etc.)	\$35	\$ 315	\$ 420	\$ 840	\$ 1,050	\$ 840	\$ 840	\$ 140	\$ 140	\$ 4,585
Subtotal - Reimbursables		\$ 4,102	\$ 4,342	\$ 5,085	\$ 5,990	\$ 5,510	\$ 5,510	\$ 3,747	\$ 1,827	\$ 36,113
Total		\$ 18,272	\$ 23,402	\$ 36,040	\$ 45,540	\$ 37,440	\$ 37,440	\$ 18,322	\$ 15,107	\$ 253,803

Project	Est. % of Total	Proportional Est. by Project
VCT Electrical Upgrades/17-350-1715	50%	\$ 126,902
Clinic Backup Generator/18-310-9310	15%	\$ 38,070
Valdez City Schools Generator Replacements	20%	\$ 50,761
City of Valdez Telephone/Network Upgrades	15%	\$ 38,070
		<u>\$ 253,803</u>

Assumptions/Notes:

1. CM shall be in Valdez 3 days/week through August, 6 days/week September through December, and 2 trips at 2 days each in January and February.
2. CM hours include one day/week in the Anchorage office through August (as needed), and 2 days/week in January & February (as needed).
3. To align with VCT contractor's shift, hours in Valdez are 10 hour days. Anchorage time is 8 hours/day. Per diem only applies to Valdez days.
4. Electrical Administrator time includes a total of 8 day trips, 10 hours/each, plus per diem.
5. All projects are completed by December with closeout in January and February.
6. Values are best estimates and may be shared between line items and/or projects. Grand total shall not be exceeded w/o change order by the City of Valdez.
7. Principal time will not be invoiced.
8. No markup on reimbursable expenses.

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Appendix C General Conditions

I. Definitions:

Basic Services: The identified work elements set forth in this Agreement for which the Consultant will receive prime compensation.

Change: An addition to, or reduction of, or other revision in the scope, complexity, character, or duration of the services or other provisions of this Agreement.

City's Project Manager: City's representative in charge of the project(s) and the consultant's primary point of contact for notice(s) to proceed, invoices, correspondence and interface with the City.

Consultant's Project Manager: The Consultant's representative in charge of the project(s) who is directly responsible and engaged in performing the required services.

Extra Services: Any services or actions required of the Consultant above and beyond provisions of this Agreement.

Funding Agency(s): The agency(s) of the federal, state or municipal government which furnishes funds for the Consultant's compensation under this Agreement.

Optional Services: Identifiable and/or indeterminate work elements set forth in this Agreement, which are separate and distinct from those covered by the prime compensation, which the City has the option to authorize.

Prime Compensation: The dollar amount paid to the Consultant for basic services set forth in this Agreement. Prime compensation does not include payment for any optional or extra services.

Scope of Work: Basic and optional services required of the Consultant by provisions of this Agreement.

Subconsultant: Any person, firm, corporation, joint venture, partnership or other entity engaged through or by Consultant.

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II. Information and Services from Others:

Provisions of information, data, budget, standards, and other materials by the City does not warrant their accuracy or quality nor provide approval of omissions or oversights or of any non-compliance with applicable regulation.

The City may, at its election, or in response to a request from the Consultant, furnish information or services from other Consultants. If, in the Consultant's opinion, such information or services are inadequate, the Consultant must notify the City of the specific service or material deemed inadequate and the extent of the inadequacy prior to use in the performance of this Agreement. Unless so notified by the Consultant, the City may assume the information or services provided are adequate.

III. Indemnification

To the fullest extent permitted by law, the Consultant shall indemnify, defend, and hold harmless the City from and against any claim of, or damages, losses, expenses and liability (including but not limited to fees and charges of engineers, architects, attorneys, and other professionals, and court, mediation and/or arbitration costs) for negligent acts, errors, and omissions of the Consultant, Subconsultant, persons or organizations directly or indirectly employed or engaged by Consultant or Subconsultant under this Agreement. The Consultant is not required to indemnify, defend, or hold harmless the City for a claim of, or liability for the independent negligent acts, errors, and omissions of the City. If there is a claim of, or liability for a joint negligent act, error, or omission of the Consultant and the City, the indemnification, defense, and hold harmless obligation of this provision shall be apportioned on a comparative fault basis. In this provision, "Consultant" and "City" include the employees, agents, and contractors who are directly responsible, respectively, to each. In this provision, "independent negligent acts, errors, and omissions" means negligence other than in the City's selection, administration, monitoring, or controlling of the Consultant, or in approving or accepting the Consultant's work.

IV. Insurance:

The Consultant shall purchase and maintain professional liability insurance coverage with limits not less than those specified herein for the duration of the Agreement. The professional liability insurance shall be maintained in force for one year following the date of final payment for the work performed herein. The amount of the contract may be renegotiated if the insurance premiums for the following year are raised over those in force when the contract was let. Should the professional liability insurance become unavailable during the one year period following the date of final payment, the insurance coverage may be renegotiated between the owner and the Consultant. Insurance coverage shall provide for negligent acts, errors or omissions which the Consultant, employees of the Consultant or Subconsultant may make which

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produce loss or liability to the Owner and for the protection against loss which results from reliance on the Consultant's products, reports or a combination thereof. Failure to comply with the provision for maintaining the insurance in effect for one year following the date of final payment may be cause for the Owner to refrain from dealing with the Consultant in the future.

V. Payments:

The City shall pay to the Consultant the amount of any changes in the cost of insurance that are attributable to the Scope of Work created by change orders.

Payments shall be made in accordance with Appendix B. Consultant shall submit progress invoices to City in duplicate showing the itemized services performed during the invoice period and the charges therefore.

All progress invoices shall be prepared as a percentage of the work is completed except contracts performed on "time and expenses" basis which invoiced amounts shall not exceed the actual charges to the invoice date.

Under no circumstances will City pay for charges in excess of any lump-sum or not-to-exceed contract amount incurred prior to written authorization by City for an increase in the contract amount. Written request for an increase in the contract amount shall be given to City with sufficient notice to allow City to issue formal approval prior to the incurring of excess charges without delay to the work.

On "time and expenses" contract amounts, compensation for work included in the Scope of Work shall be for direct labor costs and the actual cost of reimbursable expenses. Direct labor costs shall be as shown on the current Standard Labor Rates for the Consultant, a copy of which is attached as Appendix D, times a factor of n/a, for services rendered by principals and employees of the firm. Reimbursable expenses mean the actual expenses incurred directly or indirectly in connection with the Project for: transportation and subsistence incidental thereto; obtaining bids or proposals from contractor(s); furnishing and maintaining field office facilities; toll telephone calls and telegrams; reproduction of reports, drawings, specifications, and similar project-related items and, if authorized in advance by City, overtime work requiring higher than regular rates. Reimbursable expenses shall also include the amount billed to Consultant by Subconsultant employed by consultant for such Subconsultants' services and reimbursable expenses times a factor of 1.05.

The sum of payments shall not exceed the allowable compensation stated in this Agreement. In the event items on an invoice are disputed, payment on those items will be withheld until the dispute is resolved.

The Consultant shall submit a final invoice and required documentation for services authorized by each Notice to Proceed within Ninety (90) days after final acceptance by

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the City. The City will not be held liable for payment of invoices submitted after this time unless prior written approval has been given.

VI. Changes:

Changes in the Scope of Work or of services may only be made by written amendment signed by both City and Consultant.

If at any time the City through its authorized representatives, either orally or in writing, requests or issues instructions for extra services or otherwise directs actions which conflict with any provisions of this Agreement, the Consultant shall, within ten (10) days of receipt and prior to pursuing such instructions, notify the City in writing, and to the extent possible, describe the scope and estimated cost of any extra services. Unless so notified by the Consultant, the City may assume such instructions have not changed any provisions of this Agreement nor require additional compensation. No additional payments shall be made to the Consultant without such notice.

VII. Audits and Records:

The Consultant shall maintain records of all performances, communications, documents, and correspondence pertinent to this Agreement, and the City or its authorized representatives shall have the right to examine such records and accounting procedures and practices.

The materials described in the Article shall be made available at the business office of the Consultant, at all reasonable times, for inspection, audit or reproduction by City or any funding agency, for a minimum of three years from the date (a) of final payment under this Agreement (b) final payment upon claims or disputes, and for such longer period, if any, as may be required by applicable statute or other provisions of this Agreement.

VIII. Inspections:

The City, or any funding agency, has the right to inspect, in the manner and at reasonable times it considers appropriate during the period of this Agreement, all facilities, materials and activities of the Consultant in the performance of this Agreement.

IX. Termination or Suspension:

This Agreement may be terminated by either party upon ten (10) day's written notice if the other party fails substantially to perform in accordance with its terms through no fault of the party initiating the termination (default termination). If the City terminates this Agreement, the City will pay the Consultant a sum equal to the percentage of work completed that can be substantiated by the Consultant and the City. If the City becomes aware of any fault

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or defect in the work of the Consultant or nonconformance with this Agreement, the City will give prompt written notice thereof to the consultant. Should the Consultant's services remain in nonconformance with this Agreement, the percentage of total compensation attributable to the nonconforming work may be withheld.

The City at any time may terminate (convenience termination) or suspend this Agreement for its own needs or convenience. In the event of a convenience termination or suspension for more than three months, the Consultant will be compensated for authorized services and authorized expenditures performed to the date of receipt of written notice of termination plus reasonable termination expenses. NO fee or other compensation for the uncompleted portion of the services will be paid, except for already incurred indirect costs which the Consultant can establish and which would have been compensated for over the life of this Agreement, but because of the convenience termination would have to be absorbed by the Consultant without further compensation.

If state or federal funds support this Agreement, settlement in the event of default or convenience termination must be approved by the City and any appropriate state or federal agency.

X. Officials Not to Benefit:

No member of or delegate to Congress, United States Commissioner or other officials of federal, state or local government shall be admitted to any share or part of this Agreement or any benefit to arise therefrom. The Consultant warrants that it has not employed or retained any organization or person, other than a bona fide employee working for the Consultant, to solicit or secure this Agreement and that it has not paid or agreed to pay any consideration contingent upon or resulting from this Agreement.

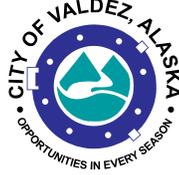
XI. Independent Consultant:

Except in those instances specifically provided for herein, the Consultant and any of its agents and employees shall act in an independent capacity and not as agents of the City in the performance of the Agreement.

XII. Ownership of Work Products:

Work products produced under this Agreement, except items which have preexisting copyrights, are the property of the City. Payments to the Consultant for services hereunder includes full compensation for all work products, field notes, interim work, reports, and other materials produced by the Consultant and its Subconsultants pertaining to this Agreement. Any re-use the City might make of these work products shall be at the City's own risk and the Consultant shall not incur any liability for the City's re-use of the work products on any project for which they were not intended.

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XIII. Subconsultants, Successors and Assigns:

The City must concur in the selection of all Subconsultants for professional services to be engaged in performance of this Agreement.

As soon as practicable after the award of the contract, the Consultant shall furnish to the City in writing the names of the proposed Subconsultants for each of the principal portions of the work. The City shall promptly notify the Consultant if it has reasonable objection to any of the proposed Subconsultants. Failure of the City to give prompt notification shall constitute notice of no reasonable objection. The Consultant shall not contract with any Subconsultant to whom the City has made reasonable objection.

If this Agreement includes named firms or individuals, then such firms or individuals shall be employed for the designated services, unless the Agreement is changed by amendment.

The Consultant shall not assign, sublet or transfer any interest in this Agreement without the prior written consent of the City.

The Consultant binds itself, its partners, its Subconsultants, assigns and legal representatives to this Agreement and to the successors, assigns and legal representatives of the City with respect to all covenants of this Agreement.

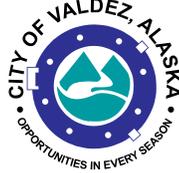
The Consultant shall include provisions appropriate to effectuate the purposes of this Appendix C in all subcontracts executed to perform services under this Agreement in which subcontract amount exceeds \$40,000.

XIV. Claims and Disputes:

If the Consultant becomes aware, or reasonably should have become aware of any act or occurrence which may form the basis of a claim, the consultant shall immediately inform the City's Project Manager. If the matter cannot be resolved within seven (7) days, the Consultant shall within the next fourteen (14) days submit written notice of the facts which may form the basis of the claim.

In addition, all claims by the Consultant for additional compensation or an extension of the time for performance of any dispute regarding a question of fact or interpretation of this Agreement shall be presented in writing by the Consultant to the City's Project Manager with the next sixty (60) days unless the Project Manager agrees in writing to an

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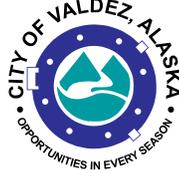


extension of time for good cause shown. Good cause shown includes time for the Consultant to prepare the claim, and the City's Project Manager will grant an extension of not more than sixty (60) days for preparation of the claim. The Consultant agrees that unless these written notices are provided, the Consultant shall not be entitled to additional time or compensation for such act, event or condition. The Consultant shall in any case continue diligent performance under this Agreement. The Consultant shall in any case continue to expeditiously accomplish disputed services pending future resolution of the Consultant's claim unless notified by the City to stop work on the disputed matter.

In presenting any claim, the Consultant shall specifically include, to the extent then possible, the following:

- The provisions of this Agreement that apply to the claim and under which it is made.
- The specific relief requested including any additional compensation claimed and the basis upon which it was calculated and/or the additional time requested and the basis upon which it was calculated.
- The claim will be acknowledged in writing by the City's Project Manager. If the claim is not disposed of within sixty (60) days of acknowledgement, provided additional time is not granted in writing by the City's Contract Officer, the claim will be decided by the City's Contract Officer. The Contract Officer reserves the right to make a written request to the Consultant at any time for additional information that the Consultant may possess to support the claims(s). The Consultant agrees to provide the City such additional information within thirty (30) days of receipt for such a request. The City's Contract Officer will allow a reasonable time extension for good cause if presented in writing prior to the expiration of the thirty (30) days. Failure to furnish such additional information constitutes a waiver of claim.
- The Consultant will be furnished a written, signed copy of the Contract Officer's decision within ninety (90) days of receipt of all necessary information from the Contractor upon which to base the decision. The Contract Officer's decision is final and conclusive unless, within thirty (30) days of receipt of the decision, the Consultant delivers a notice of appeal to the City Manager. The notice of appeal shall include specific exceptions to the City's decision including specific provision of this Agreement which the Consultant intends to rely upon on appeal. General assertions that the City's decision is contrary to law or to fact are not sufficient.

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- The decision of the City Manager will be rendered within 120 days of notice of appeal and the decision constitutes the exhaustion of contractual and administrative remedies.

XV. Extent of Agreement:

This Agreement, including appendices, represents the entire and integrated Agreement between the City and the Consultant and supersedes all prior negotiations, representations or agreements, either written or oral.

Nothing contained herein may be deemed to create any contractual relationship between the City and any Subconsultants or material suppliers; nor may anything contained herein be deemed to give any third party a claim or right of action against the City or the Consultant that does not otherwise exist without regard to this Agreement.

This Agreement may be changed only by written amendment executed by both the City and the Consultant.

All communications that affect this Agreement must be made or confirmed in writing.

The Consultant receiving final payment will execute a release, if required, relinquishing in full all claims against the City arising out of or by reason of the services and work products furnished under this Agreement.

The Consultant shall pay all federal, state and local taxes incurred by the Consultant and shall require payment of such taxes by any Subconsultant or any other persons in the performance of this Agreement.

XVI. Governing Laws:

This Agreement is governed by the laws of the State of Alaska and such federal and local laws and ordinances as are applicable to work performed. Any litigation arising out of the terms of this Agreement shall be brought in the Third Judicial District, Superior or District Court at Valdez.

XVII. Minimum Wages:

Minimum wages as determined by the Department of Labor shall be paid to all persons performing work on this Contract.



Legislation Text

File #: ORD 19-0004, **Version:** 1

ITEM TITLE:

#19-04 Amending Title 6, Chapters 6.04 and 6.08 of the Valdez Municipal Code Related to Animals. Second Reading. Adoption.

SUBMITTED BY: Sheri Pierce, MMC, City Clerk

FISCAL NOTES:

Expenditure Required: None
Unencumbered Balance: None
Funding Source: None

RECOMMENDATION:

Administration recommends amendments to Title 6, Chapter 6.04 and 6.08.

SUMMARY STATEMENT:

The revisions to Title 6 are intended to better reflect the policy goals of the animal control code, facilitate enforcement of the provisions contained therein, and impose penalties more commensurate with the nature of the prohibited conduct.

- 1) The addition of animal endangerment and animal neglect code provisions are intended to offer more flexibility and allow officers to issue citations with penalties more commensurate with the actions of the animal owners.
- 2) Increased penalties for intentional and negligent feeding of wild animals is intended as an incentive to promote responsible storage of trash and food that may result in human bear interactions.
- 3) Revisions to continuous noise section improves the ability of animal control to enforce this provision and better reflects the intent of the provision.
- 4) Destruction of suffering animals section reflects best practices for animal control agencies and allows the animal control officer to prevent the suffering of mortally wounded animals when a veterinarian is unavailable to make a determination regarding the likelihood of the animals recovery.

Chief Hinkle has provided an attached memo supporting the proposed amendments.

CITY OF VALDEZ, ALASKA

ORDINANCE NO. 19-04

AN ORDINANCE OF THE CITY OF VALDEZ, ALASKA AMENDING CHAPTERS 6.04 and 6.08 OF THE VALDEZ MUNICIPAL CODE RELATING TO ANIMAL CONTROL

WHEREAS, the following amendments to Chapters 6.04 and 6.08 of the Valdez Municipal Code establish regulations related to animal control within the City of Valdez.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA that the following amendments are made to Chapter 6.04 and 6.08 of the Valdez Municipal Code:

Section 1. Chapters 6.04 and 6.08 of the Valdez Municipal Code are hereby amended to read as follows:

Chapter 6.04

ADMINISTRATIVE PROVISIONS AND DEFINITIONS

Sections:

- 6.04.010 Definitions.
- 6.04.020 Powers and duties of officers.
- 6.04.025 Immunity.
- 6.04.030 Violation—Penalty.
- 6.04.040 Fine schedule.

6.04.010 Definitions.

For the purposes of this title, the following words and phrases shall have the meanings respectively ascribed to them by this section:

“Abandon” means intentionally, knowingly, recklessly or with criminal negligence leaving an animal at a location where it will not be provided proper food, water, shelter and care in a manner which might cause harm to the animal.

“Animal” means a vertebrate, living creature, not a human being, not including fish but including fowl.

“Animal control officer” means the individual designated “animal control officer” by the chief of police, or if none has been designated, the chief of police.

“Animal shelter” means the city facility for the keeping of animals impounded or otherwise taken into custody under this chapter.

“At large” means an animal that is not under restraint.

“Birds of prey” means eagles, hawks, owls, falcons, and other.

“Cattery” means a location designated for the keeping or harboring of more than four but not to exceed ten cats that are four months of age or older.

“Chief” means the chief of the Valdez police department.

“Dangerous animal” means an animal which without provocation has inflicted injury on a person or another animal on public or private property. The following exceptions, however, shall apply:

1. No animal may be declared dangerous if any injury or damage is sustained by a person who, at the time the injury or damage was sustained, was committing an unlawful trespass or other tort upon the premises occupied by the owner or keeper of the animal, or was testing, tormenting, abusing or assaulting the animal, or was committing or attempting to commit a crime.
2. No dog may be declared dangerous if the dog was protecting or defending a person within the immediate vicinity of the dog from an unjustified attack or assault.
3. No dog may be declared dangerous if the injury or damage to a domestic animal was sustained while the dog was working as a hunting dog, herding dog or predator control dog on the property of, or under the control of, its owner, and the damage or injury was to a species or type of domestic animal appropriate to the work of the dog.
4. No dog shall be declared dangerous if the dog has been trained to attack persons independently or upon oral command while under the control and supervision of an authorized government or law enforcement unit and the act is directly associated with the proper execution of its duties.

“Deleterious exotic wildlife” means any starling, English sparrow, or raccoon; any Muridae rodent (to include true mice and rats, gerbils, and their relatives), rockdove or Belgian hare that is unconfined or unconstrained; and any feral ferret or feral swine, or feral domestic rabbit.

“Department” means the Valdez police department.

“Dog” means both male and female dogs, including both domestic and wild canines.

“Fowl” means any bird, including the larger domestic birds such as chicken, duck, goose, turkey, etc.

“Hybrid animal” means an animal that is an offspring of a domesticated animal and a wild animal.

“Injury” means to damage, harm or cause pain and suffering.

“Kennel” means a facility operated by a person engaged in the commercial buying, selling, training, keeping or boarding of dogs for profit, or a facility designed for the keeping or harboring of six or more dogs that are over three months old.

“Livestock” means generally accepted outdoor farm animals such as goats, horses, pigs, barnyard fowl, etc., not to include cats, dogs and other house pets.

“Officer” means the animal control officer, any deputy animal control officer, or any police officer.

“Owner” means any person owning, keeping, harboring, caretaking or having custody or control of an animal.

“Pet shop” means a place or vehicle in or on which any dogs, cats, rodents, reptiles, fish, pet birds, exotic birds or exotic animals not born and raised on those premises are kept for the purpose of sale to the public.

“Provocation” means conduct which is directed by a person or an animal towards an animal that may reasonably be expected to arouse fear, rage, protective instinct or fury in the animal. Any animal which is at large cannot be considered to be provoked by an animal under restraint.

“Restraint” means and includes physical confinement, as by leash, chain, fence or building.

“Sanitary living conditions” means the animal’s living area is reasonably clear of excrement and standing water. The area is clear of broken glass, trash, nails and other items that may cause injury or death to the animal.

“Vicious animal” means and includes:

1. An animal which when unprovoked has ever bitten or attacked a human being, serious enough to require treatment by a medical professional, without provocation on public or private property; or
2. An animal in violation of Section 6.08.060 which has been previously adjudged by a court to be dangerous.

“Wild animals” means moose, bear, coyote, wolverine, fox, or other wild mammals.
(Ord. 18-01 § 1 (part): Ord. 09-07 § 1 (part): Ord. 07-07 § 1: Ord. 00-09 § 1; Ord. 93-20 § 1: prior code § 4-1)

6.04.020 Powers and duties of officers.

- A. The animal control officer shall administer the animal shelter.
- B. The animal control officer and, under the supervision of the animal control officer, any police officer assigned animal control duties, or deputy animal control officers appointed by the chief have the power and duty to:
 - 1. Enforce the provisions of this title;
 - 2. Investigate and file complaints for violation of provisions of this title;
 - 3. Serve summonses or issue warnings for violation of provisions of this title;
 - 4. Humanely dispose of animals not adopted, reclaimed, or subject to retention pending court decision.
- C. The animal control officer shall maintain complete and detailed records of:
 - 1. Issuance and revocation of licenses under this title;
 - 2. All animals brought into the custody of the animal shelter;
 - 3. The disposition of all animals in the custody of the animal shelter;
 - 4. Investigations of violations of this title;
 - 5. Monies received for fees and charges imposed by this title, when collected at the animal shelter.
- D. The animal control officer shall not disclose the identity of animal adopters, unless released from this charge by the adopter, or in order to protect the public health, safety or welfare.
- E. The animal control officer may impound and destroy any vicious animal when ordered by a court of competent jurisdiction, when requested by the owner, or in order to protect persons, private property, or the public health, safety or welfare.
- F. The animal control officer may promulgate and update forms, licenses and other documents necessary for the administration of this title.
- G. The animal control officer may declare exceptions to provisions of this title in order to allow animals to participate in races, shows, training activity or temporary sporting or festive events, not including animal fighting events, and to exclude

nonparticipating animals from the vicinity of such events. (Ord. 18-01 § 1 (part): Ord. 09-07 § 1 (part): prior code § 4-2)

6.04.025 Immunity.

The provisions of this chapter involve discretionary functions, licensing, permits, approvals, inspection, discovery, abatement, health and safety and other matters governed by AS 09.65.070. Determining or failing to find or determine that an animal is dangerous, vicious or in need of protective custody, or the manner of enforcement or nonenforcement of the provisions of this chapter, shall not constitute an assumption by the city of Valdez, or by any of its officers, employees or agents, of any duty, or be deemed or construed to impose any duty, responsibility or liability on the city of Valdez or any of its officers, employees or agents regarding such actions or inaction. (Ord. 18-01 § 1 (part): Ord. 09-07 § 1 (part))

6.04.030 Violation—Penalty.

Except where otherwise provided, the violation of any part of this title is punishable, upon conviction, in accordance with the fine schedule set out in Section 6.04.040. Each day that any violation of this title shall continue shall constitute a separate offense. (Ord. 18-01 § 1 (part): Ord. 09-07 § 1 (part): Ord. 00-09 § 3: prior code § 4-7. Formerly 6.04.060)

6.04.040 Fine schedule.

MUNICIPAL CODE SECTION	OFFENSE DESCRIPTION	COURT APPEARANCE	PENALTY/FINE
6.08.010	Cleanup and disposal of animal litter or excrement required—first offense	Optional	\$25.00
6.08.010	Cleanup and disposal of animal litter or excrement required—second offense	Optional	\$50.00
6.08.010	Cleanup and disposal of animal litter or excrement required—third offense	Optional	\$100.00
6.08.010	Cleanup and disposal of animal litter or excrement required—fourth and subsequent	Optional	\$300.00
6.08.020	Animal running at large prohibited—first offense	Optional	\$25.00
6.08.020	Animal running at large prohibited—second offense	Optional	\$50.00
6.08.020	Animal running at large prohibited—third offense	Optional	\$100.00

MUNICIPAL CODE SECTION	OFFENSE DESCRIPTION	COURT APPEARANCE	PENALTY/FINE
6.08.020	Animal running at large prohibited—fourth and subsequent	Optional	\$300.00
<u>6.08.025</u>	<u>Endangerment prohibited</u>	<u>Mandatory</u>	
6.08.030	Animal cruelty prohibited	Mandatory	
<u>6.08.035</u>	<u>Animal neglect prohibited</u>	<u>Mandatory</u>	
6.08.040(A)(1)	Negligent feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—first offense	Optional	\$100.00 25.00
6.08.040(A)(1)	Negligent feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—second offense	Optional	\$300.00 50.00
6.08.040(A)(1)	Negligent feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—third <u>and subsequent</u> offense	Optional	\$500.00 100.00
6.08.040(A)(1)	Negligent feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—fourth and subsequent	Optional	\$300.00
6.08.040(A)(2)	Intentional feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—first offense	Optional	\$250.00 50.00
6.08.040(A)(2)	Intentional feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—second <u>and subsequent</u> offense	Optional	\$500.00 100.00
6.08.040(A)(2)	Intentional feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—third offense	Optional	\$200.00
6.08.040(A)(2)	Intentional feeding of wild animals, birds of prey, or deleterious exotic wildlife prohibited—fourth and subsequent offense	Optional	\$400.00
6.08.050	Keeping of wild animals within the city prohibited—first offense	Optional	\$50.00
6.08.050	Keeping of wild animals within the city prohibited—second offense	Optional	\$100.00
6.08.050	Keeping of wild animals within the city prohibited—third offense	Optional	\$200.00

MUNICIPAL CODE SECTION	OFFENSE DESCRIPTION	COURT APPEARANCE	PENALTY/FINE
6.08.050	Keeping of wild animals within the city prohibited—fourth and subsequent offense	Optional	\$400.00
6.08.060	Injury to persons and animals prohibited	Mandatory	
6.08.070	Vicious animals to be properly restrained, etc.—first offense	Mandatory	
6.08.080	Dangerous animals to be properly restrained, etc.—first offense	Mandatory	
6.08.090	Continuous noise by animal prohibited—first offense	Optional	\$25.00
6.08.090	Continuous noise by animal prohibited—second offense	Optional	\$50.00
6.08.090	Continuous noise by animal prohibited—third offense	Optional	\$100.00
6.08.090	Continuous noise by animal prohibited—fourth and subsequent offense	Optional	\$300.00
6.08.100	Failure to confine female dog or cat in heat—first offense	Optional	\$25.00
6.08.100	Failure to confine female dog or cat in heat—second offense	Optional	\$50.00
6.08.100	Failure to confine female dog or cat in heat—third offense	Optional	\$100.00
6.08.100	Failure to confine female dog or cat in heat—fourth and subsequent offense	Optional	\$300.00
6.08.110	Tethering/chaining/crating of animals restricted—first offense	Optional	\$50.00
6.08.110	Tethering/chaining/crating of animals restricted—second and subsequent offense	Mandatory	
6.08.120	Interference with animal control enforcement officers prohibited	Mandatory	
6.08.130	Duty to render assistance and give information regarding vehicle strike	Mandatory	
6.12.010	Dog license required—first offense	Optional	\$25.00
6.12.010	Dog license required—second offense	Optional	\$50.00
6.12.010	Dog license required—third offense	Optional	\$100.00

MUNICIPAL CODE SECTION	OFFENSE DESCRIPTION	COURT APPEARANCE	PENALTY/FINE
6.12.010	Dog license required—fourth and subsequent offense	Optional	\$300.00
6.12.020	Display of license tag on dog required	Optional	\$25.00
6.12.030	Vaccination of dogs required—first offense	Optional	\$25.00
6.12.030	Vaccination of dogs required—second offense	Optional	\$50.00
6.12.030	Vaccination of dogs required—third offense	Optional	\$100.00
6.12.030	Vaccination of dogs required—fourth and subsequent offense	Optional	\$300.00
6.12.040	Kennel licenses required—first offense	Optional	\$50.00
6.12.040	Kennel licenses required—second offense	Optional	\$100.00
6.12.040	Kennel licenses required—third offense	Optional	\$200.00
6.12.040	Kennel licenses required—fourth and subsequent offense	Optional	\$400.00
6.13.010	Excessive number of cats prohibited—first offense	Optional	\$25.00
6.13.010	Excessive number of cats prohibited—second offense	Optional	\$50.00
6.13.010	Excessive number of cats prohibited—third offense	Optional	\$100.00
6.13.010	Excessive number of cats prohibited—fourth and subsequent offense	Optional	\$300.00
6.13.020	Cattery license required—first offense	Optional	\$50.00
6.13.020	Cattery license required—second offense	Optional	\$100.00
6.13.020	Cattery license required—third offense	Optional	\$200.00
6.13.020	Cattery license required—fourth and subsequent offense	Optional	\$400.00

(Ord. 18-01 § 1 (part))

Chapter 6.08

ANIMAL CONTROL REGULATIONS GENERALLY

Sections:

- 6.08.010 Cleanup required.
- 6.08.020 Running at large prohibited.
- 6.08.025 Endangerment prohibited.
- 6.08.030 Cruelty prohibited.
- 6.08.035 Neglect prohibited.
- 6.08.040 Feeding of wild animals and birds of prey prohibited.
- 6.08.050 Keeping of wild animals.
- 6.08.060 Injury to persons and animals prohibited.
- 6.08.070 Vicious animals.
- 6.08.080 Dangerous animal.
- 6.08.090 Continuous noise by animal.
- 6.08.100 Female in heat—Confinement.
- 6.08.110 Tethering/chaining/crating of animals restricted.
- 6.08.120 Interference with, etc., enforcement officers prohibited.
- 6.08.130 Duty of motor vehicle operator to render assistance and give information.
- 6.08.140 Inspection.
- 6.08.150 Destruction of suffering animals.

6.08.010 Cleanup required.

The owner or caretaker of any animal shall remove and dispose of, in a sanitary manner, any and all excrement and other animal litter deposited on any public or private property not possessed by the owner or custodian of the animal which caused or produced the excrement or litter. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 00-09 § 4: prior code § 4-5)

6.08.020 Running at large prohibited.

A. No owner or caretaker shall fail to properly restrain his/her animal to prevent it from running at large. When an animal is found running at large, an officer under this title is authorized to impound the animal and/or give its owner or caretaker a written warning or an animal at large citation.

B. If any dangerous or vicious animal cannot be safely impounded or if any animal attacks an officer attempting to impound it, any officer may take whatever action is necessary to safeguard life and property endangered by the animal.

C. Notwithstanding the foregoing provisions of this section, dogs may run freely in any area of the city in which both hunting and the discharge of firearms is permitted.

D. No person other than an officer performing his/her duty may release an animal from restraint without the owner's permission, except to preserve the animal's life. (Ord.

Ordinance No. 19-04 Redline indicates new language/~~strikeout indicates deletion~~

Page 9

18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 00-09 § 5: Ord. 93-20 § 3: prior code § 4-11)

6.08.025 Endangerment prohibited.

A. No person may:

1. Fail to sufficiently restrain an animal within the confines of an open motor vehicle or pickup truck so as to prevent the animal from jumping, falling or reaching out of the vehicle.

2. Operate a vehicle while under the influence with an animal on board.

B. The penalty for violation of this section shall include a fine not to exceed five hundred dollars. In addition, forfeiture of ownership of the animal which was the victim of endangerment may be ordered by the court. Financial restitution shall be paid by the offender for the daily maintenance of the seized animal to include veterinarian bills while the animal is in the custody of the animal shelter.

6.08.030 Cruelty prohibited.

A. No person may:

- ~~1. Maintain an animal without providing:

 - ~~a. Sufficient, good and wholesome food and water;~~
 - ~~b. Veterinary care adequate to prevent animal suffering;~~
 - ~~c. Shelter adequate to provide protection from the weather and preserve the animal's health;~~
 - ~~d. Sanitary living conditions;~~~~

1. Abandon an animal where it will not be provided proper food, water, shelter and care for a period of more than 72 hours;

2. Cruelly ill-treat, torment, overload, overwork, or otherwise abuse an animal or cause, instigate or permit any animal to fight with another of its own species or with another of a different species, whether for amusement of himself or others or for financial gain. Ownership of such animal shall not be justification for such acts or for a violation of this section;

3. Intentionally kill, injure or disfigure an animal, unless it is necessary to protect a human being or animal from death or bodily injury, except in a humane manner as authorized by law;

4. No person shall poison or injure or disfigure any animal or distribute poison in any manner whatsoever; except, that any officer or agent of the United States or of this state or of the city who exposes poison to be taken by predatory animals shall be exempt from the provisions of this section.

B. It is a defense to a prosecution under this section that the conduct of the person:

1. Conformed to accepted veterinary practice;
2. Was part of a scientific research project governed by accepted standards; or
3. Was necessarily incident to lawful hunting or trapping activities.

~~C. No vehicle operator shall fail to sufficiently restrain an animal within the confines of an open motor vehicle or pickup truck so as to prevent the animal from jumping, falling or reaching out.~~

C.D Upon violation of this section court appearance is mandatory. The penalty for violation of this section shall include but not be limited to:

1. A fine not to exceed five hundred dollars.
2. Forfeiture of ownership of the animal which was the victim of cruelty to the city, to be placed for adoption or otherwise disposed of as seen fit by the animal control officer. Financial restitution shall be paid by the offender for the daily maintenance of the seized animal to include veterinarian bills while the animal is in the custody of the animal shelter.
3. Attendance of an anger management counseling program in Valdez as ordered by the court. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 05-03 § 1: Ord. 00-09 § 6: prior code § 4-12)

6.08.035 Neglect prohibited.

A. No person may maintain an animal without providing:

- 1. Sufficient, good and wholesome food and water;**
- 2. Veterinary care adequate to prevent animal suffering;**
- 3. Shelter adequate to provide protection from the weather and preserve the animal's health; and**
- 4. Sanitary living conditions.**

B. The penalty for violation of this section shall include a fine not to exceed five hundred dollars. In addition, forfeiture of ownership of the animal which was the victim of neglect may be ordered by the court. Financial restitution shall be paid by the offender for the daily maintenance of the seized animal to include veterinarian bills while the animal is in the custody of the animal shelter.

6.08.040 Feeding of wild animals and birds of prey prohibited.

A. Except as provided in this section or under terms of a permit issued by the city of Valdez, the state of Alaska or the United States federal government, a person may not:

1. Negligently feed a moose, bear, coyote, wolverine, fox or birds of prey (including eagles, hawks, owls, falcons) or deleterious exotic wildlife, or negligently leave human food, animal food, or garbage in a manner that attracts these animals; or
2. Intentionally feed a moose, bear, coyote, wolverine, fox or birds of prey (including eagles, hawks, owls, falcons) or deleterious exotic wildlife, or intentionally leave human food, animal food, or garbage in a manner that attracts these animals.

B. These prohibitions do not apply to the use of bait for trapping furbearers or deleterious exotic wildlife. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part))

6.08.050 Keeping of wild animals.

No wild animal may be kept within the city, except under such regulations and conditions as shall be fixed by the chief; provided, that wild animals may be kept for exhibition purposes by circuses, zoos and educational institutions in accordance with such regulations as shall be fixed by the chief, and raptor and rehabilitation permits granted by the state of Alaska or the United States will be honored upon approval of the chief. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): prior code § 4-14)

6.08.060 Injury to persons and animals prohibited.

No animal shall inflict injury on a person or animal. Such conduct shall subject the animal to proceedings seeking to have the animal adjudged dangerous and/or vicious as defined in Section 6.04.010 and/or cause the owner to receive a citation. Upon citation under this section court appearance is mandatory. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 00-09 § 8: Ord. 93-20 § 4: prior code § 4-15)

6.08.070 Vicious animals.

A. While on the owner's property, a vicious animal shall at all times be kept indoors or in a six-sided enclosure with secure sides and a secure top, with a sign posted in a conspicuous place written in bold letters not less than three inches tall reading: "BEWARE! VICIOUS ANIMAL ON PREMISES."

B. A vicious animal may be off the owner's premises only if it is restrained in a locked cage or similar six-sided enclosure or restrained by a substantial leash not to exceed five feet, muzzled and under the direct control of a responsible adult.

C. A vicious animal may not be kept or transported in an open pickup or other vehicle without the animal being properly muzzled and restrained by a substantial chain of not more than three feet or restrained in a locked cage or similar six-sided enclosure. A sign must be secured in a conspicuous place written in bold letters not less than three inches tall reading: "BEWARE OF VICIOUS ANIMAL."

D. The owner or keeper of a vicious animal must notify the city animal control officer or his designee when the animal is moved to a new location. Notification is required when a vicious animal is sold or given away. The previous owner or keeper shall inform the new owner or keeper that the vicious animal has been adjudged “dangerous” and/or “vicious,” and also inform the city animal control officer or his designee of the change of ownership and the identity and location of the new owner or keeper.

E. An animal adjudged a vicious animal may be destroyed by the city animal control department or the city police department upon court order or through the consent of the animal’s owner.

F. Upon citation under this section court appearance is mandatory. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 07-07 § 2: Ord. 93-20 § 5: prior code § 4-16)

6.08.080 Dangerous animal.

A. A dangerous animal must be restrained by a fence or other barrier, in a house or garage on the owner’s property.

B. A sign shall be posted in a conspicuous place written in bold letters not less than three inches tall reading: “BEWARE! DANGEROUS ANIMAL ON PREMISES.”

C. When off the owner’s property, a dangerous animal must be under direct control of a responsible adult, and properly leashed and muzzled.

D. The owner or keeper of a dangerous animal must notify the city animal control officer when the animal is moved to a new location. Notification is required when a dangerous animal is sold or given away. The previous owner or keeper shall inform the new owner or keeper that the dangerous animal has been adjudged “dangerous” and also inform the city animal control officer of the change of ownership and the identity and location of the new owner or keeper.

E. Upon citation under this section court appearance is mandatory. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 07-07 § 3: Ord. 93-20 § 6: prior code § 4-17)

6.08.090 Continuous noise by animal.

No owner’s animal shall cause annoyance, alarm or noise disturbance for more than fifteen minutes continuously ~~during any one hour during the day or night~~ by repeated barking, whining, screeching, howling, braying, or other like sounds which can be heard beyond the boundary of the owner’s property or residence. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 05-03 § 3: Ord. 00-09 § 9: Ord. 93-20 § 7: prior code § 4-18)

6.08.100 Female in heat—Confinement.

Every female dog or cat in heat shall be kept confined in such a manner that such female animal cannot come in contact with a male animal except for planned breeding purposes. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 00-09 § 10)

6.08.110 Tethering/chaining/crating of animals restricted.

A. No animal shall be continuously confined in a crate or area smaller than ten feet by ten feet, chained, tied, fastened or otherwise tethered to doghouses, trees, stakes, poles, fences, walls, or any other stationary objects outdoors or indoors as a means of confinement outdoors or indoors for a time period that exceeds thirteen hours within a twenty-four-hour period.

B. Tethers must be at least ten feet in length and weigh no more than one-eighth of the animal's body weight. Tethers must attach directly to a proper collar or harness, allow the dog's free movement, and cannot cause the dog to be injured, strangled, or become tangled.

C. Crates must be of a size sufficient to allow animals to stand their full height, stretch out, turn around, lie down, and make normal postural movements comfortably.

D. Dogs utilized to transport a sled that reside strictly within a regulated and licensed kennel facility shall be exempt from this section. (Ord. 18-01 § 2 (part): Ord. 09-07 § 2 (part): Ord. 05-03 § 4)

6.08.120 Interference with, etc., enforcement officers prohibited.

No person shall interfere with, impede, prevent or attempt to interfere with, impede, prevent, obstruct or intimidate any officer in the discharge of his duties under this title, or in taking up or attempting to take up and impound any animals under the provisions of this title, or to rescue or attempt to rescue any animal so taken up by such officer or to release any animal so impounded or under protective custody. All animals impounded, under protective custody, up for adoption, or for any other reason harbored at the Valdez animal shelter are considered property of the city during the duration of their stay. Upon citation under this section court appearance is mandatory. (Ord. 18-01 § 2 (part): Ord. 09-07 § 1 (part): Ord. 00-09 § 2: prior code § 4-3. Formerly 6.04.030)

6.08.130 Duty of motor vehicle operator to render assistance and give information.

Any person who, as the operator of a motor vehicle, strikes a domestic animal shall stop at once and render such reasonable assistance as may be possible and shall immediately report such injury or death and the operator's name, address and vehicle license number to the animal's owner. In the event the owner cannot reasonably be ascertained and located, such operator shall at once report the accident to the department. Upon citation under this section court appearance is mandatory. (Ord. 18-01 § 2 (part): Ord. 09-07 § 1 (part): prior code § 4-4. Formerly 6.04.040)

6.08.140 Inspection.

A. Animal control may inspect the premises and/or animals of all licensees annually or upon a public complaint. Animal control may inspect a premises prior to the issuance or renewal of a cattery license or kennel license.

B. Inspections shall be conducted by the animal control officer and/or a licensed veterinarian trained to examine all animals in the facility.

C. A commercial facility, open to the public, may be inspected without notice during the times of normal business operations.

1. During normal business hours, a peace officer or animal control officer, upon presentation of proper identification, is authorized to inspect premises where animals are or are intended to be confined to determine whether the animals are being or shall be confined in compliance with this title.

D. A private residence may be inspected within seventy-two hours of notification to the resident of the intent to inspect. This notice requirement applies to annual license issuance or renewal inspections for cattery licenses or kennel licenses. It does not apply to inspections conducted upon commercial facilities open to the public.

E. If the premises where animals are kept has been vacated by such animals' owner or if a person lawfully entitled to possession of the premises refuses entry to a peace officer or animal control officer lawfully entitled to inspect such premises under this title, the officer shall obtain and serve an administrative search warrant to inspect the premises. The application to the trial courts of the state to obtain an administrative search warrant shall state the name and address of the premises to be inspected, the authority to conduct the inspection, the nature and extent of the inspection, and the facts and circumstances justifying the inspection. Warrants issued under this section shall be returned within ten days. (Ord. 18-01 § 2 (part): Ord. 09-07 § 1 (part): Ord. 93-20 § 2: prior code § 4-6. Formerly 6.04.050)

6.08.150 Destruction of suffering animals.

If a determination is made by a veterinarian licensed under AS 08.98, by a peace officer or animal control officer in consultation with a veterinarian licensed under AS 08.98, or by a peace officer or animal control officer who is unable to locate or communicate with a veterinarian licensed under AS 08.98 that an animal is injured or diseased to such an extent that it is probable the animal cannot recover, the veterinarian, peace officer, or animal control officer may humanely destroy the animal or arrange for the animal's humane destruction.

Section 2. This ordinance shall take effect immediately upon adoption by the Valdez City Council.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this _____ day of _____, 2019.

CITY OF VALDEZ, ALASKA

Jeremy O'Neil, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk

APPROVED AS TO FORM:

Jon Wakeland, City Attorney
Brena, Bell, & Clarkson, P.C

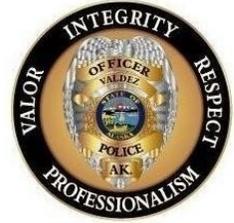
First Reading:
Second Reading:
Adoption:
Ayes:
Noes:
Absent:
Abstain:



Valdez Animal Control

(907) 835-4560

rlong@pd.valdezak.gov mpeck@pd.valdezak.gov



Title 6 Revision - Justification Talking Points

- Endangerment and Neglect Prohibited were added to replace and correct penalties and intent associated with Cruelty Prohibited. Endangerment and Neglect are serious, although Cruelty should have a more serious set of penalties. Ie. Cruelty speaks to Anger Management and/or Mandatory forfeiture of animal – neglect or endangerment may require less severe penalties to correct the behavior
A need to correct this was discovered during a lengthy trial where the Judge was concerned about the penalties associated with Cruelty.

Specifics

- **Definitions** – Abandonment – Not previously defined
- **Fee Schedule** – Updated to deter repetitive violations
- **6.08.025** – Endangerment Prohibited – New section required to correct penalties and intent associated with section 6.08.030 Cruelty Prohibited. Also added to prevent endangering animals while under the influence.
- **6.08.030** – Cruelty Prohibited
A. 1. Define timeframe of abandonment to allow for long weekends but not extend too far where an animal should not be at extreme health risk.
- **6.08.035** – Neglect Prohibited – New section to account for different penalties and intent from Cruelty Prohibited.
- **6.08.090** – Continuous Noise by animal – wording changed so enforcement is practical.
- **6.08.150** – Destruction of Suffering Animals – Allows for Animal Control or Police to humanely dispose of an animal that is suffering beyond recovery without a previously required 5-10 day period of time should a veterinarian not be reachable.



Valdez Animal Shelter

PO Box 307 – 276 E. Egan Drive

Valdez AK, 99686

Phone (907)835-2286 Fax (907)835-3484



Legislation Text

File #: ORD 19-0005, **Version:** 1

ITEM TITLE:

#19-05 - Amending Title 10, Chapter 10.04 of the Valdez Municipal Code Related to Traffic Code.
Second Reading. Adoption.

SUBMITTED BY: Sheri Pierce, MMC, City Clerk

FISCAL NOTES:

Expenditure Required: None
Unencumbered Balance: None
Funding Source: None

RECOMMENDATION:

Administration recommends amendments to Title 10, Chapter 10.04.

SUMMARY STATEMENT:

The revisions to Title 10 are required to eliminate confusion regarding the City's adoption of the State traffic code and facilitate officer issuance of citations under the State traffic code.

CITY OF VALDEZ, ALASKA

ORDINANCE NO. 19-05

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, AMENDING TITLE 10, CHAPTER 10.04, TITLED TRAFFIC CODE ADOPTED

WHEREAS, amendments to Chapter 10.04 will insure that the Valdez Municipal Code will remain in compliance with state law.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA that the following amendments are made to Chapter 10.04 of the Valdez Municipal Code:

Section 1. Chapter 10.04 of the Valdez Municipal Code is hereby amended to read as follows:

Chapter 10.04

TRAFFIC CODE ADOPTED

Sections:

- 10.04.010 Short title.
- 10.04.020 Adoption of state **traffic law** regulations.
- 10.04.030 Adoption of state bail forfeiture schedule.
- 10.04.040 Adoption of state vehicle weights and measures regulations.
- 10.04.045 Adoption of state regulations authorizing permanent motor vehicle registration.
- 10.04.050 Highways defined.
- 10.04.060 Amendments.

10.04.010 Short title.

This title may be known and cited as the Valdez traffic code. (Ord. 15-01 (part): Prior code § 15-4)

10.04.020 Adoption of state **traffic law regulations.**

The city adopts by reference all vehicle and traffic statutes and regulations of the state of Alaska, creating minor offenses, as that term is defined in Minor Offense Rule 2 of

the Alaska Rules of the Court, as they presently exist and as they may be revised or amended in the future, as part of the traffic code for the city.

~~So much of the Alaska Statutes, Title 28, and the Alaska Administrative Code, Titles 13 and 17, in effect on January 1, 1993, and such amendments as may be made thereto from time to time, as may be and are applicable to the city regarding motor vehicles and traffic are hereby adopted by reference, substituting the words “city of Valdez” in place of “state of Alaska,” “highway department” and “public works department.” (Ord. 15-01 (part): Prior code § 15-1)~~

10.04.030 Adoption of state bail forfeiture schedule.

The city adopts as its traffic fine schedule for state offenses the “Traffic Bail Forfeiture Schedule” and the “Oversize Vehicle Bail Forfeiture Schedule” in Administrative Rules 43.1 and 43.6 of the Alaska Rules of Court and any other bail forfeiture schedules relating to vehicles adopted by the Alaska Supreme Court. In addition, the city adopts all amendments of those schedules that become effective after the effective date of this ordinance. Citations for offenses listed on these schedules may be disposed of as provided in AS 12.25.195-.230, without a court appearance, upon payment of the amounts listed plus the state surcharge required by AS 12.55.039 and AS 29.25.074. If a person charged with one of these offenses appears in court and is found guilty, the penalty imposed for the offense may not exceed the amount listed for that offense on the schedule. Citations charging these offenses must meet the requirements of Minor Offense Rule 3 of the Alaska Rules of Court. If an offense is not listed on the fine schedule, the defendant must appear in court to answer to the charges.

~~The vehicle and traffic offenses listed in Alaska Administrative Rules of Court Rule 43.1 are amendable to disposition without court appearance upon payment and forfeiture of the bail amount listed. If a person charged with one of those offenses appears in court and is found guilty, the penalty imposed for the offense may not exceed the bail amount for that offense listed in Alaska Administrative Rules of Court Rule 43.1. (Ord. 15-01 (part): Prior code § 15-1.1)~~

10.04.040 Adoption of state vehicle weights and measures regulations.

So much of the Alaska Administrative Code, Title 3, Chapter 35, and Title 17, Chapter 25, in effect on January 1, 1993, and such amendments as may be made thereto from time to time, as may be and are applicable to the city regarding vehicles are adopted by reference. (Ord. 15-01 (part): Prior code § 15-1.2)

10.04.045 Adoption of state regulations authorizing permanent motor vehicle registration.

The city elects, as required in AS 28.10, to allow the permanent registration of motor vehicles and noncommercial trailers. AS 28.10.155 and 28.10.421(j) are hereby adopted by reference into this code. (Ord. 15-01 (part))

10.04.050 Highways defined.

“Highways,” as used in these regulations, shall be construed to include any way used for vehicular traffic. (Ord. 15-01 (part): Prior code § 15-2)

10.04.060 Amendments.

~~A. Any future amendments to the Alaska Statutes, Title 28, or the Alaska Administrative Code, Titles 13 and 14, including changes in the bail schedule as set forth in Alaska Administrative Rules of Court Rule 43.1, will be effective in this code also.~~

~~B. Amendments or supplements to this chapter may be made and/or enacted by the city council as provided by the Charter. (Ord. 15-01 (part): Prior code § 15-3)~~

Section 2. This ordinance shall take effect immediately upon adoption by the Valdez City Council.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this _____ day of _____, 2019.

CITY OF VALDEZ, ALASKA

Jeremy O’Neil, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk

APPROVED AS TO FORM:

Jon Wakeland, City Attorney
Brena, Bell, & Clarkson, P.C

First Reading:
Second Reading:
Adoption:
Ayes:
Noes:
Absent:
Abstain:



Legislation Text

File #: ORD 19-0006, **Version:** 1

ITEM TITLE:

#19-06 - Amending the Zoning Map to Effect a Change to a Portion of ASLS 79-94, 1570 Dayville Road, from Unclassified Lands to Public Lands. Second Reading. Adoption.

SUBMITTED BY: Rochelle Rollenhagen, Planning Director

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

Adopt Ordinance #19-06 to amend the zoning map to effect a rezone for a portion of ASLS 79-94, 1570 Dayville Road from the Unclassified Lands Zoning District to the Public Lands Zoning District.

SUMMARY STATEMENT:

On May 14, 2019, the Planning and Zoning Department received rezone application submitted by Copper Valley Electrical Association. The application requires a rezone from the Unclassified Zoning District to the Public Lands Zoning District to fulfill the recreation section of their Federal license at the Solomon Gulch dam. CVEA proposes construction of a pavilion covered picnic table near the dike up the John Hunter Memorial Trail, sometimes referred to locally as the Solomon Gulch Trail. VMC 17.44.020 Unclassified Lands District states that prior to the development of unclassified lands, the land must be rezoned following procedures outlined in VMC 17.54. The Public Lands Zoning District allows for this recreational use as well as the Solomon Gulch Dam, dike and spillway.

This portion of ASLS 79-94 is well within the requirements of VMC 17.54.020, which requires a two-acre minimum for zoning district changes, as the area contains approximately 750 acres. The surrounding area is undeveloped and unzoned. The proposal is in conformance with the City of Valdez Comprehensive Plan.

The City of Valdez Planning and Zoning Commission held a public hearing on this request at their June 26, 2019, meeting. The Commission unanimously voted to approve a recommendation that this ordinance for rezone be approved by City Council. Required notification was sent to surrounding property owners within a 300-foot radius of the proposed rezone on May 31, 2019, and again on June 14, 2019. Notification was also published in the Valdez Star on May 29 and June 5, 2019, and posted in City Hall.

No public comment was received in writing or at the public hearing.

CITY OF VALDEZ, ALASKA

ORDINANCE #19-06

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, AUTHORIZING AN AMENDMENT TO THE ZONING MAP TO EFFECT A CHANGE TO A PORTION OF ASLS 79-94, 1570 DAYVILLE ROAD, FROM UNCLASSIFIED LANDS TO PUBLIC LANDS

WHEREAS, the Copper Valley Electric Association is the owner of this portion of ASLS 79-94, 1570 Dayville Road; and

WHEREAS, the Copper Valley Electric Association requires a rezone of said property from Unclassified Lands to Public Lands to fulfill a Federal Energy Regulatory Commission recreation requirement for a pavilion covered picnic table; and

WHEREAS, Unclassified Lands must be rezoned prior to development; and

WHEREAS, a rezone may only be effectuated if the subject parcel is a minimum of two acres in size, or if the adjacent zoning is the same as the desired parcel; and

WHEREAS, the subject parcel is approximately 750 acres and in compliance with the minimum size standard for a rezone while surrounding property is unzoned and undeveloped; and

WHEREAS, the Planning and Zoning Commission held a public hearing on June 26, 2019; and following discussion with no public input, approved a recommendation to City Council at the same meeting; and

WHEREAS, city staff and the Planning and Zoning Commission find this rezone in compliance with the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, that

Section 1: The Zoning Map is amended to effect a change to a portion of ASLS 79-94 from Unclassified Lands (UL) to Public Lands (PL).

Section 2: This ordinance becomes effective immediately upon adoption by the Valdez City Council.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this _____ day of _____, 2019.

CITY OF VALDEZ, ALASKA

Jeremy O'Neil, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk

APPROVED AS TO FORM:

Brena, Bell & Clarkson, P.C.

First Reading:

Second Reading:

Yeas:

Nays:

Absent:

Abstain:



FEE: \$50.00
SITE PLAN
WAIVED 2013 PER
RESOLUTION #12-72

CITY OF VALDEZ
APPLICATION FOR REZONE

APPLICATION NUMBER	# 19-01	DATE	
NAME OF APPLICANT	Wayne McKinzey for Copper Valley Electric Assoc.		
ADDRESS OF APPLICANT	PO Box 927 Valdez, AK 99686		
DAYTIME PHONE	907-255-1105		
LEGAL OWNER	Copper Valley Electric Assoc.		
ADDRESS	PO Box 45 Glennallen, AK 99588-0045		
PHONE NUMBER	907-822-3211		
LOCATION OF PROPERTY AND/OR LEGAL DESCRIPTION/STREET ADDRESS	1570 Dayville Rd, a portion of ASLS 79-94 (Solomon Gulch dam, dike, and spillway area)		
CURRENT ZONING	Unclassified Lands		
PROPOSED ZONING	P (Public lands)		
DESCRIPTION OF PROPERTY, INCLUDING SQUARE FOOTAGE OR ACREAGE.	Solomon Lake, dam, dike and spillway area at elevation approx 690' asl. Located at the end of the John Hunter Memorial Trail. Surface area of lake is approx 660 acres when full.		
WHY IS THE PROPERTY MORE SUITED FOR THE PROPOSED ZONING DISTRICT THAN FOR THE PRESENT ZONING?	The proposed zoning is needed to allow CVEA to construct a 10' x 20' pavillion near the dike. The pavillion will cover a picnic table, providing a dry location for residents and tourist to eat and enjoy the view.		
SIGNATURE	<i>Wayne McKinzey</i>	DATE	5/14/19

Project No. 2742

impacts on raptor and waterfowl nesting areas and critical wildlife habitat areas.

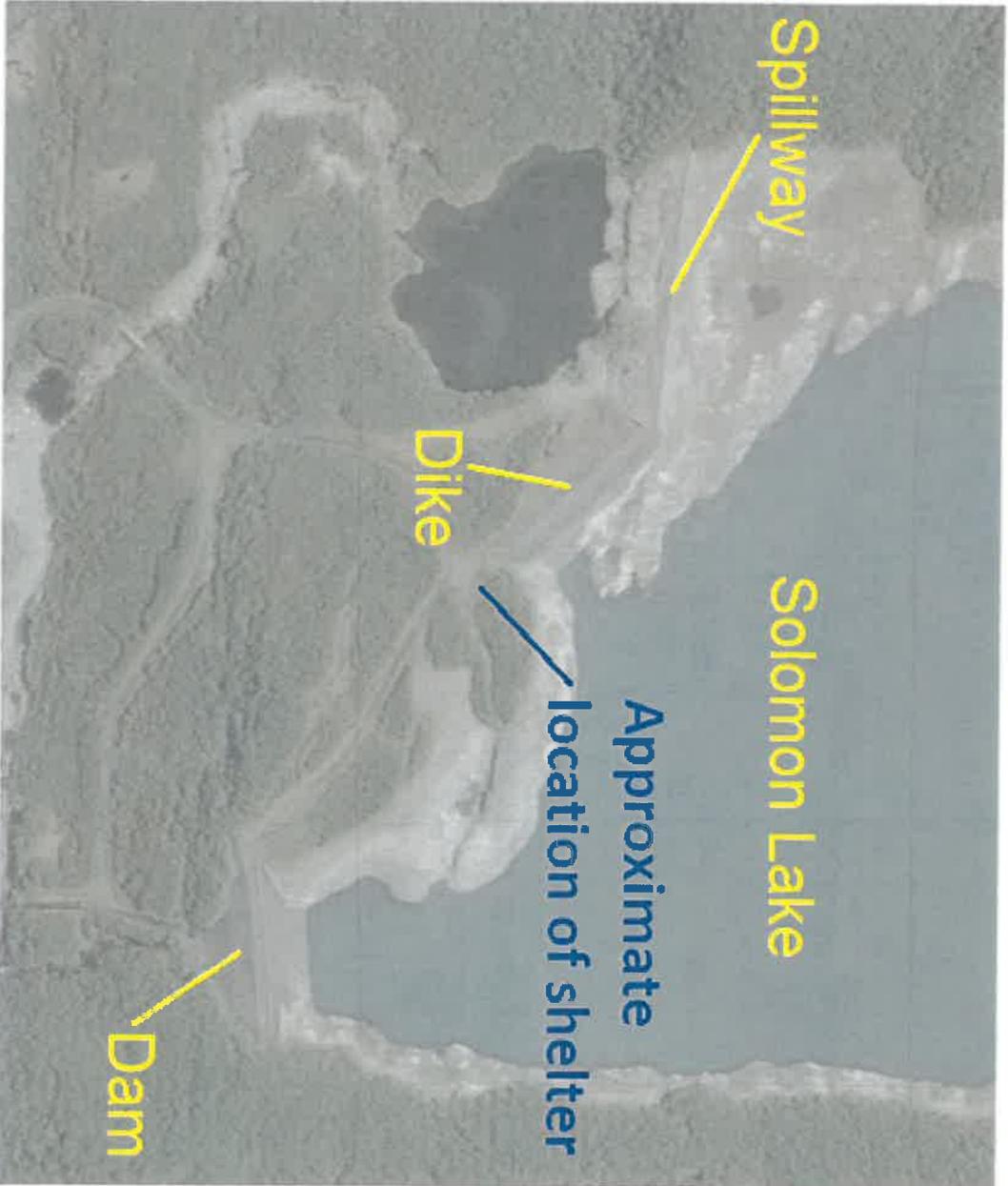
We are including special Article 38 in the license to require Applicant to make a detailed assessment of critical wildlife areas and to propose appropriate measures to prevent or minimize disruptions to wildlife and wildlife habitat that would be affected by the construction and operation of the project transmission lines. Special Article 38 would also require Applicant to file a revised Exhibit S that would include a proposal for a study to determine the effect of project operation on salmon spawning activities. The Exhibit S would also include proposals for measures to conserve and enhance fish and wildlife resources affected by the project.

Article 39 would require Applicant to release sufficient water from the project dam to maintain a minimum continuous flow of 3.5 cfs or to equal the natural inflow to the project reservoir, whichever is less, as measured at the crest of the Solomon Gulch Creek Falls. The article also calls for an evaluation of that minimum flow to determine its adequacy and the need for modifications to protect the spawning areas.

We conclude that these special articles, together with the standard license articles to be included with this license, will satisfy recommendations of the commenting agencies and will adequately protect and enhance the fish and wildlife resources of the project area.

Recreation

The Applicant proposes to make the access road leading to the dam available for hiking. Two rest shelters would be provided--one near the intersection of the access road and the Trans-Alaska Pipeline--the other at the reservoir near the dam. The road would be closed to all private vehicles, including snowmobiles and motorcycles. Hikers could also follow the penstock alignment between the bluff overlooking Port Valdez and the dam. A sign, including brochure dispensers, would be erected at the trailhead in the powerhouse parking lot. Information concerning public use of project lands and facilities would be displayed. Information on local geographic features, geologic phenomena, flora, fauna, and hydroelectric power development would also be made available through the display and in brochures. Additional informational signs would be erected at strategic locations along the access road and at the dam. Applicant's estimated costs of these project recreation facilities total about \$9,000.



Solomon Gulch Project

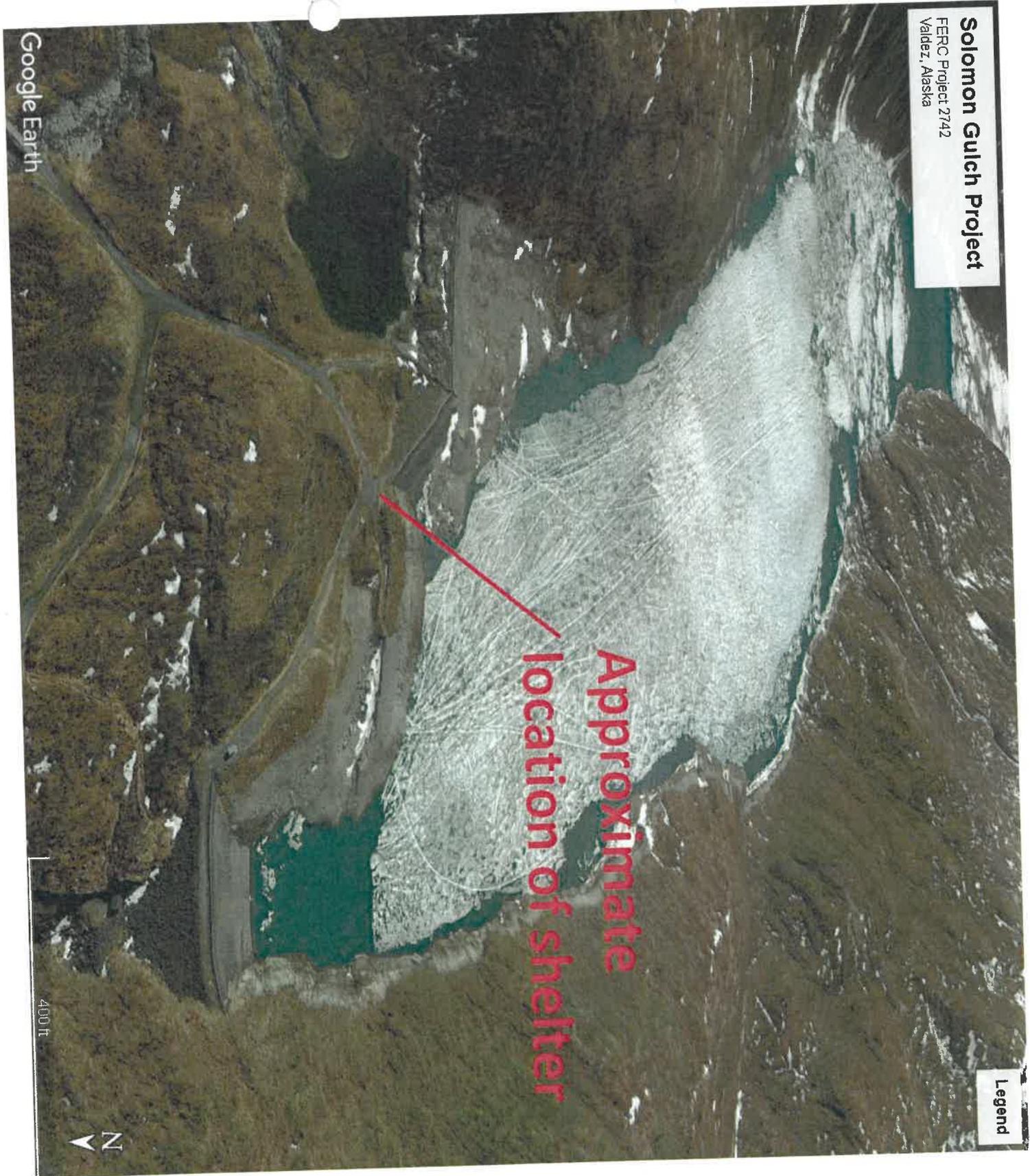
FERC Project 2742
Valdez, Alaska

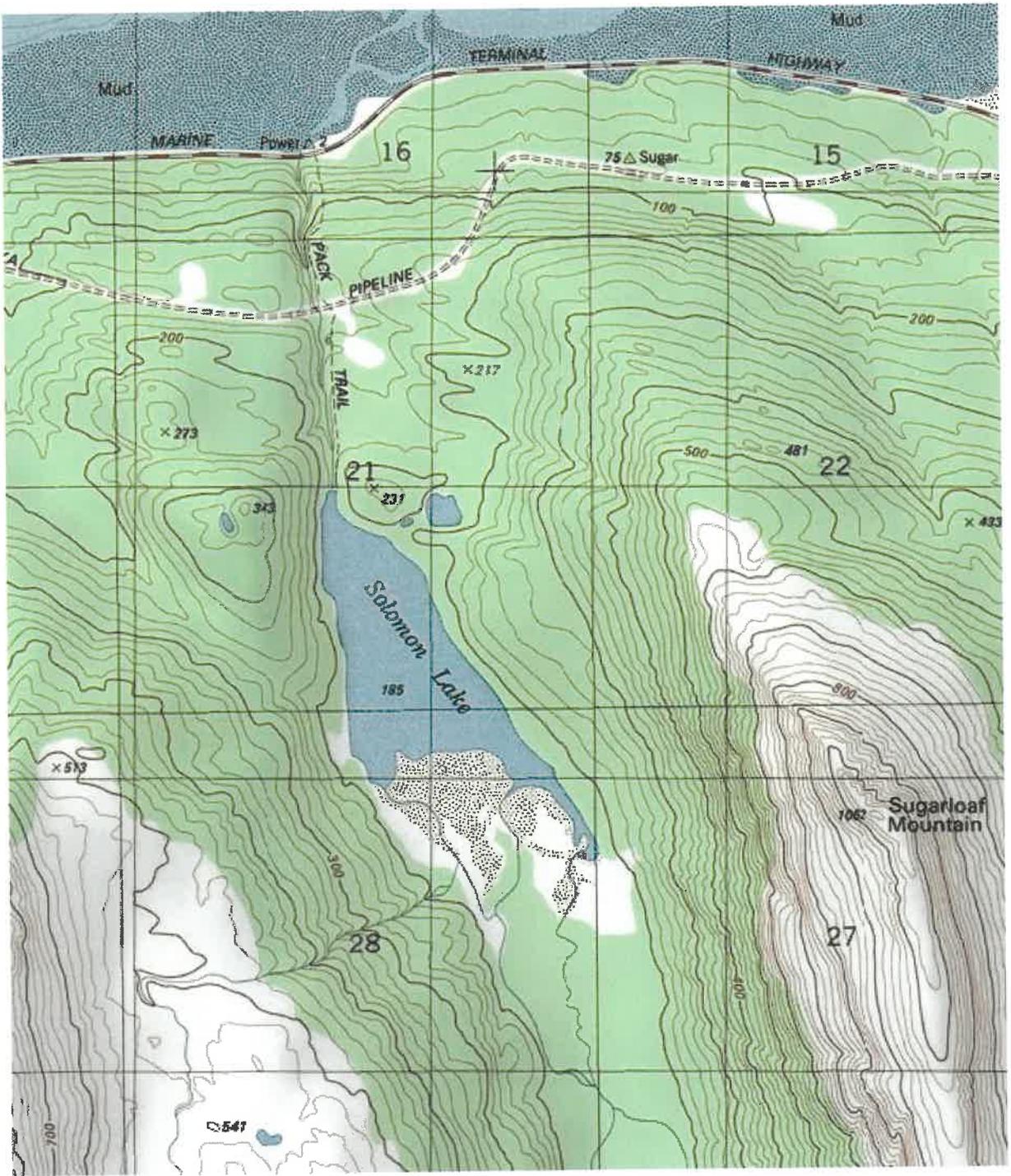
Legend

**Approximate
location of shelter**

Google Earth

400 ft





GCI
PO Box 1047
VALDEZ, AK 99686-1047

CVTC C/o Lon Rake
PO Box 337
VALDEZ, AK 99686-337

CVEA C/o Katherine Peltier
PO Box 927
VALDEZ, AK 99686-927

CVEA
PO Box 45
Glennallen, AK 99588-0045

Alyeska Pipeline Service Company
PO Box 196660
Anchorage, AK 99519-6660

VFDA
PO Box 125
Valdez, AK 99686-125

UNIVERSITY OF ALASKA
1815 BRAGAW ST, SUITE 101
ANCHORAGE, AK 99518

State of AK – DNR
550 W. 7th Ave, Suite 1360
Anchorage, AK 99501-3557

City of Valdez, Alaska
Planning & Zoning Commission
Rezone 19-01
PROPOSED FINDINGS & CONCLUSIONS

Date of Public Hearing: June 26, 2019
File No.: CUP #19-01
To: Planning & Zoning Commission
From: Rochelle Rollenhagen, Planning Director
Rezone:

Property Owner: Copper Valley Electrical Association
Property Address: 1570 Dayville Road
Legal Description: A Portion of ASLS 79-94
Parcel Size: Approximately 750 acres
Zoning Request: Currently zoned Unclassified Lands. Rezone request is to the Public Lands Zoning District.
Existing Land Use: Solomon Lake, Solomon Gulch Dam, dike and spillway, John Hunter Memorial Trail
Access: Dayville Road
Surrounding Land Use: Undeveloped and not zoned
Summary: As stated in their FERC license, Copper Valley Electrical Association would like to construct a pavilion and picnic table near the existing dike. The current zoning, Unclassified Lands, does not allow for this or any use. The Public Lands District allows for both heavy industrial uses as well as recreation. Please see the intent of the existing and proposed zoning districts below.

Existing Zoning District – Unclassified Lands

17.44.010 Intent.

The UL (unclassified lands) district is intended to include lands which are undeveloped and cannot be precisely zoned due to inadequate information on the extension of public services and utilities, and the suitability of the land to support commercial, residential, industrial or public uses. (Ord. 03-15 § 20 (part): prior code § 30-28 (part))

Proposed Zoning District – Public Lands

17.12.010 Intent.

The P (public lands) district is intended to contain major open space areas, watershed management areas and major public and quasi-public, recreational, educational and institutional uses, including private lands and uses that are essentially public in character and of specific value to the entire community. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(a) (part))

VMC 17.54.020 C states that “except for the extension of existing district boundaries, no change in any use district classification or an official zoning map shall be considered which contains an area less than two acres, not including street or alley rights-of-way.

The property is approximately 750 acres and complies with VMC 17.54.020.

Findings

The Planning and Zoning Commission shall review and adopt the findings unless it finds by a preponderance of the evidence that the findings are in error.

1. Is the requested permit proper given the allowable uses in the proposed new zoning district?

VMC 17.12 Public Lands District allows for picnic facilities as a permitted use. Electric power generating stations are a conditional use in the district. If the rezone is approved by the Valdez City Council, Copper Valley Electric Association may have to apply for an after-the fact Conditional Use Permit, however, state statute may allow for this use to stay in a legal non-conforming status. A legal opinion will be sought if the rezone is approved.

2. Is the application complete?

Yes. After acquiring the deed to establish CVEA's ownership the department has a complete application.

3. Does the proposed development follow the other requirements of the City of Valdez land use code?

The applicant will be required to submit a building permit application for the pavilion structure. The Solomon Gulch Dam may require an after-the-fact CUP from the Planning and Zoning Commission. A legal opinion will be sought if the rezone is approved by City Council as to the need for a CUP.

4. Will the proposed zoning change materially endanger the public health or safety?

The change to the Public Lands district will not materially endanger the public health or safety. It will allow hikers to rest or picnic after a long hike to the dam, improving the quality of recreation.

5. Will the proposed zoning change substantially decrease the value of or be out of harmony with property in the neighboring area?

The neighboring area is undeveloped, vacant land.

6. Will the proposed project be in general conformity with the land use plan, thoroughfare plan, or other officially adopted plans?

Staff finds this application to be in conformance with the Comprehensive Plan as reviewed below:

Goal - Community Facilities and Services:

Provide for the maximum range of community services and facilities in appropriate locations consistent with the community's desire and ability to fund these.

Objective - Promote private sector participation in the provision of community facilities and services.

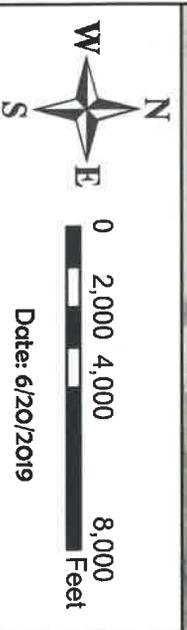
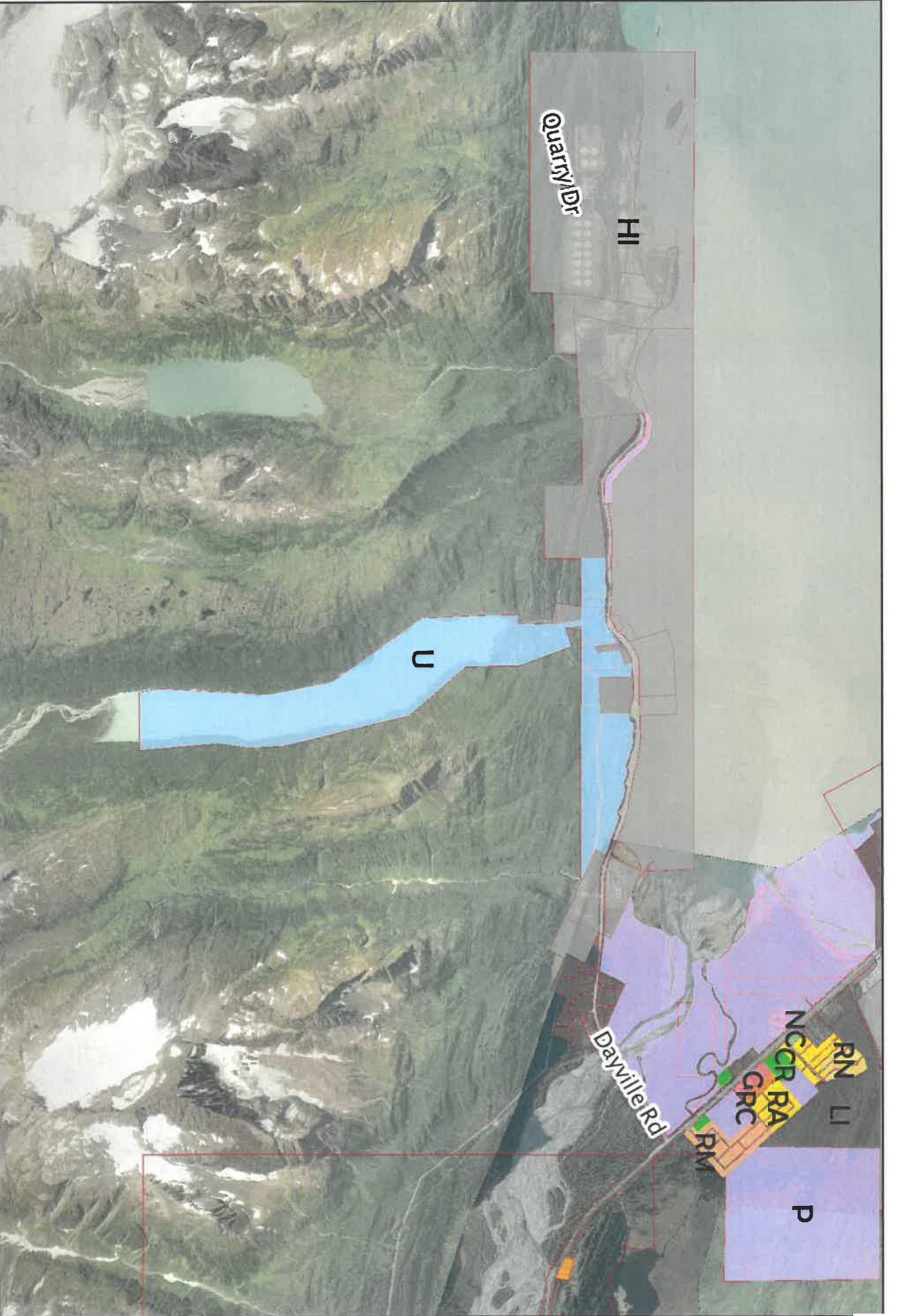
If the rezone is approved, CVEA would be providing the community with an additional recreational amenity in the form of a picnic facility on their land that the general public uses for hiking and other recreating.

7. Are any of the following criteria such to materially endanger the public health or safety: topography, slope and soil stability, geophysical hazards, surface and subsurface drainage and water quality?

No.

8. Will the proposed project require the enlargement, upgrading or extending of public utilities or service systems?

No.



Information displayed is for informational purposes only. The City of Valdez makes no warranties, expressed or implied as to the veracity or accuracy of the information herein.

Chapter 17.12 P PUBLIC LANDS DISTRICT

Sections:

- 17.12.010 Intent.**
- 17.12.020 Open space areas.**
- 17.12.030 Permitted principal uses and structures.**
- 17.12.040 Permitted accessory uses and structures.**
- 17.12.050 Conditional uses.**
- 17.12.060 Prohibited uses and structures.**
- 17.12.070 Minimum lot requirements.**
- 17.12.080 Minimum setback requirements.**
- 17.12.090 Maximum lot coverage by all buildings and structures.**
- 17.12.100 Maximum height of buildings and structures.**
- 17.12.110 Required off-street parking and loading.**
- 17.12.120 Signs.**

17.12.010 Intent.

The P (public lands) district is intended to contain major open space areas, watershed management areas and major public and quasi-public, recreational, educational and institutional uses, including private lands and uses that are essentially public in character and of specific value to the entire community. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(a) (part))

17.12.020 Open space areas.

Public open space areas are areas in which the principal use of land is necessary or beneficial for community uses. Such uses include, but are not limited to, public open space, parks and recreation facilities. These areas are intended to maintain and enhance the open space and recreational characteristics of land for such public uses and to provide adequate sites for public access, and to prohibit industrial, residential or commercial uses incompatible with the intent of the district. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(a) (part))

17.12.030 Permitted principal uses and structures.

In a P zone, the following uses and structures are permitted outright:

- A. Improved camping grounds, picnic facilities, playgrounds and parks;

- B. Camping in designated areas when consistent with local and state codes;
- C. Cemeteries;
- D. Communication facilities;
- E. Golf courses, country clubs, riding stables, marinas and boat and aircraft moorages;
- F. Grounds and facilities for open air games and sports, recreational and community center buildings, parks and other similar facilities operated on a nonprofit basis;
- G. Watersheds;
- H. Water and sewer utility installations and electrical distribution systems. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(b))

17.12.040 Permitted accessory uses and structures. 

The following uses and structures, which are incidental to the permitted principal uses and structures listed in Section [17.12.030](#) are permitted:

- A. Accessory buildings and structures that are under the management or control of the organization or agency responsible for the permitted principal use;
- B. Automobile parking in conjunction with the permitted or conditional use. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(c))

17.12.050 Conditional uses.

Subject to the conditional use procedures of this title, the following uses and structures may be permitted with conditions:

- A. Airports;
- B. Animal shelters;
- C. Campuses for educational and vocational purposes;
- D. Commercial farming, stock raising, truck gardening, tree nurseries and greenhouses, agriculture, aquaculture and horticulture including necessary accessory buildings and the storage of required equipment to be used on the land;
- E. Community buildings and halls;

- F. Convalescent homes, nursing homes and homes for the care of children;
- G. Correctional facilities;
- H. Dormitories;
- I. Electric power generating stations;
- J. Governmental maintenance and service shops and equipment storage yards;
- K. Hospitals and sanitariums;
- L. Libraries and museums;
- M. Local, state and federal government offices;
- N. Marijuana cultivation facilities (only on land privately owned or leased);
- O. Natural resource extraction;
- P. Public and private child care facilities;
- Q. Quasi-institutional homes;
- R. Radio and television antennas;
- S. Railroad rights-of-way;
- T. Solid waste disposal on tracts not less than twenty acres;
- U. Watchman or caretaker dwelling. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(d))

17.12.060 Prohibited uses and structures.

- A. Any use or structure not of a character indicated under permitted principal or accessory uses or permitted as a conditional use is prohibited.
- B. Any use which causes or may be reasonably expected to cause an excessive disturbance not in keeping with the character and stated intent of this district. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(e))

17.12.070 Minimum lot requirements.

A. Lot widths: unrestricted.

B. Lot area: determined by specific use and parking and loading requirements. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(f))

17.12.080 Minimum setback requirements.

A. Front yard: twenty feet.

B. Side yard: ten feet.

C. Rear yard: fifteen feet. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(g))

17.12.090 Maximum lot coverage by all buildings and structures.

Fifty percent. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(h))

17.12.100 Maximum height of buildings and structures.

A. Principal buildings and structures shall not exceed thirty-five feet in height, unless otherwise provided by this title.

B. Accessory buildings and structures shall not exceed sixteen feet in height. (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(i))

17.12.110 Required off-street parking and loading.

Adequate off-street parking and loading spaces shall be provided in connection with any permitted use in accordance with the requirements set forth in

Sections [17.48.100](#) and [17.48.110](#). (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(j))

17.12.120 Signs.

Signs may be allowed in conjunction with any permitted use subject to the provisions of Section [17.48.090](#). (Ord. 16-04 § 3 (part): Ord. 03-15 § 2 (part): prior code § 30-13(k))

Chapter 17.44 UL UNCLASSIFIED LANDS DISTRICT

Sections:

17.44.010 Intent.

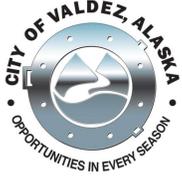
17.44.020 Rezoning procedure.

17.44.010 Intent. 

The UL (unclassified lands) district is intended to include lands which are undeveloped and cannot be precisely zoned due to inadequate information on the extension of public services and utilities, and the suitability of the land to support commercial, residential, industrial or public uses. (Ord. 03-15 § 20 (part): prior code § 30-28 (part))

17.44.020 Rezoning procedure. 

Prior to the development of unclassified lands, the lands must be rezoned following procedures outlined in Chapter [17.54](#) of this title. (Ord. 03-15 § 20 (part): prior code § 30-28 (part))



Legislation Text

File #: RES 19-0032, **Version:** 1

ITEM TITLE:

#19-32 - Providing for the Submission to the Qualified Voters of the City of Valdez, Alaska, the Question of Incurring General Obligation Bond Indebtedness in an Amount Not To Exceed \$15,000,000 for the Design and Construction of the Citywide Pavement and Utilities Upgrades

SUBMITTED BY: Brian Carlson, Finance Director

FISCAL NOTES:

Expenditure Required: n/a
Unencumbered Balance: n/a
Funding Source: n/a

RECOMMENDATION:

Approve Resolution No. 19-32.

SUMMARY STATEMENT:

- The attached resolution directs staff to prepare a bond authorization ballot measure for a September 10 special election.
- The proposed bonding (\$15 million) will fund construction beginning in 2020 for various projects identified in the City's pavement management and utilities replacement and upgrade plan.
- The proposed bonding amount reflects staff's estimate of 2020 construction. The amount of the proposed bond does not reflect the total cost of the entire pavement and utilities upgrades as outlined in the plan, which will be phased over several years.
- Though 2020 construction represents "Phase One," staff has drafted the resolution and ballot measure language without specifying a particular phase, so as to allow for flexibility within the plan's overall scope and scheduling.
- Bond Counsel has reviewed the resolution, and is apprised of the City's plan for a September 10 election, and subsequent bond issue in 2019.

CITY OF VALDEZ, ALASKA

RESOLUTION #19-32

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, PROVIDING FOR THE SUBMISSION TO THE QUALIFIED VOTERS OF THE CITY OF VALDEZ, ALASKA THE QUESTION OF INCURRING GENERAL OBLIGATION BONDED INDEBTEDNESS IN AN AMOUNT NOT TO EXCEED \$15,000,000 FOR DESIGN AND CONSTRUCTION OF CITYWIDE PAVEMENT AND UTILITIES UPGRADES

WHEREAS, the City Council of the City of Valdez, Alaska (the "City") has identified the Pavement and Utilities Upgrade and Replacement Plan as a necessary maintenance project for the continuation of established service levels; and

WHEREAS, the City Council acknowledges that funding of some or all of the aforementioned project with bonded indebtedness is advantageous; and

WHEREAS, pursuant to Alaska Statute 29.47.190 and Chapter XI of the Charter of the City of Valdez, the City may incur general obligation bond debt only after a bond authorization ordinance is approved by a majority vote at an election;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA:

Section 1: At the special election to be held on September 10, 2019, in and for the City, the following proposition shall be submitted to the qualified voters of the City for approval or rejection. A majority of those voters qualified and voting in favor of the proposition is required for approval.

PROPOSITION NO. 1

Shall the City of Valdez, Alaska issue general obligation bonds in an amount not to exceed \$15,000,000 for the design and construction of citywide pavement and utilities upgrades?

Section 2: The foregoing proposition shall be printed on a ballot, which may set forth other propositions, and the proposition set forth in this resolution shall be printed in full and the following words shall be added as appropriate and next to a space provided for marking the ballot:

PROPOSITION NO. 1

YES: _____

NO: _____

Section 3: The City Council shall determine the particular work authorized hereby to be carried out in the event the proceeds of the bonds to be authorized are insufficient

together with other money of the City to be used therefor to carry out all such work. There shall be included in the cost of carrying out such work payment for any necessary construction costs and costs of engineering, architectural, planning, financial, legal and other services lawfully incurred incidental thereto, including costs of issuance of the bonds to be authorized.

Section 4: The full faith and credit of the City shall be pledged to the payment of the principal of and interest on the bonds when issued, and ad valorem taxes upon all the taxable property in the City may be levied without limitation as to rate or amount to pay the principal of and interest on the bonds when due.

Section 5: In the event the issuance of the bonds is ratified at that election the City is hereby authorized to borrow money in anticipation of the sale of the bonds and to issue bond anticipation notes. The amount of the notes to be issued from time to time and the time of their issuance, the form and other details of the notes and provisions for the sale thereof shall be fixed by the City Council by resolution, or the City Council may delegate by resolution to the Mayor or the City Manager the authority to make all or any of the foregoing determinations.

Section 6: The bonds to be authorized may be issued in one or more series.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this 16th day of July, 2019.

City of Valdez, Alaska

Jeremy O'Neil, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk



Legislation Text

File #: RES 19-0033, **Version:** 1

ITEM TITLE:

#19-33 - Amending the 2019 City Budget by Accepting Grant Funds in the Amount of \$2,940.07 to the Valdez Consortium Library and Authorizing its Expenditure

SUBMITTED BY: Mollie Good, Head Librarian

FISCAL NOTES:

Expenditure Required: 0
Unencumbered Balance: 0
Funding Source: N/A

RECOMMENDATION:

Amend the 2019 City Budget and accept grant funds in the amount of \$2,940.07 to the Valdez Consortium Library and authorize its expenditure.

SUMMARY STATEMENT:

The Valdez Consortium Library applied for and received two Continuing Education grants for the Head Librarian and the Youth Services Librarian to attend the Alaska Library Association Conference Feb. 28 to March 3 in Juneau, AK. The Library also received a grant from the Alaska Library Network for the Youth Services Librarian to attend a NASA Stem Kit training for the Summer Reading Program. The funds will be used to reimburse travel and registration for the listed training.

CITY OF VALDEZ, ALASKA

RESOLUTION #19-33

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, AMENDING THE 2019 CITY BUDGET BY ACCEPTING GRANT FUNDS IN THE AMOUNT OF \$2,940.07 TO THE VALDEZ CONSORTIUM LIBRARY AND AUTHORIZING ITS EXPENDITURE

WHEREAS, the Valdez Consortium Library received Continuing Education Grants from the Alaska State Library in the amount of \$2,500 and NASA STEM Kit Training Grant in the amount of \$440.07; and

WHEREAS, the grant funds will be used to reimburse the funds spent on travel and registration for the 2019 AkLA Conference in Juneau, AK and travel costs for attendance to a NASA STEM kit training in Anchorage, AK.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, that

Section 1. The City of Valdez amends the Other Misc Revenue (001-0000-39510) in the 2019 budget in the General Fund by accepting grant money in the amount of \$2,940.07.

Section 2. The City of Valdez amends the 2019 budget in the General Fund to increase the appropriation for Travel (001-6100-45800) in the Library Department in the amount of \$2,940.07 as reimbursement for travel to the AkLA Conference and NASA STEM kit training.

Section 3. This resolution takes effect immediately upon passage and approval.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this 16th day of July, 2019.

CITY OF VALDEZ, ALASKA

Jeremy O'Neil, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk



Legislation Text

File #: RES 19-0034, **Version:** 1

ITEM TITLE:

#19-34 - Amending the 2019 City Budget by Transferring \$275,000 of Unencumbered Project Funds from the Kelsey Dock Parks Storage Project to the Kelsey Dock Yellow Building Project. Postponed from Regular Meeting of July 16, 2019.

SUBMITTED BY: Brian Carlson, Finance Director

FISCAL NOTES:

Expenditure Required: \$275,000

Unencumbered Balance: \$5 million

Funding Source: 310-9513.58000, Kelsey Dock Parks Storage project

RECOMMENDATION:

Approve the resolution to transfer funding.

SUMMARY STATEMENT:

This resolution funds the related project/contract item under new business.

CITY OF VALDEZ, ALASKA

RESOLUTION #19-34

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, AMENDING THE 2019 CITY BUDGET BY TRANSFERRING \$275,000 OF UNENCUMBERED PROJECT FUNDS FROM THE KELSEY DOCK PARKS STORAGE PROJECT TO THE KELSEY DOCK YELLOW BUILDING PROJECT

WHEREAS, staff has identified additional costs associated with the Kelsey Dock Parks Storage project for council consideration; and

WHEREAS, funding of the proposed project entails budget revisions which require Council approval via Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, that the 2019 City Budget is revised as follows:

Section 1: 310-9513-58000, Kelsey Dock Parks Storage project is reduced by \$275,000.

Section 2: 310.6400.58000, Kelsey Dock Yellow Building project, is increased by \$275,000

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this 6th day of August, 2019.

City of Valdez, Alaska

Jeremy O'Neil, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk



Legislation Text

File #: RES 19-0035, **Version:** 1

ITEM TITLE:

#19-35 - Amending the 2019 City Budget by Transferring \$500,000 from Unassigned General Fund Balance to the Citywide Pavement Management Plan

SUBMITTED BY: Brian Carlson, Finance Director

FISCAL NOTES:

Expenditure Required: \$500,000

Unencumbered Balance: \$70 million

Funding Source: Unassigned general fund balance

RECOMMENDATION:

Approve the resolution to fund the Pavement Management Project.

SUMMARY STATEMENT:

This resolution provides needed additional funding for construction work in 2019, as presented in the New Business contract with Kinney Engineering.

CITY OF VALDEZ, ALASKA

RESOLUTION #19-35

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, AMENDING THE 2019 CITY BUDGET BY TRANSFERRING \$500,000 FROM UNASSIGNED GENERAL FUND BALANCE TO THE CITYWIDE PAVEMENT MANAGEMENT PROJECT

WHEREAS, staff has identified costs associated with the pavement and utilities upgrade and replacement project for council consideration; and

WHEREAS, funding of the proposed project entails budget revisions which require Council approval via Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, that the 2019 City Budget is revised as follows:

- Section 1: 001.0050.49125, General Fund Transfer to Capital Facility, is increased by \$500,000
- Section 2: 310.0050.39100, Capital Facility Transfer from General Fund, is increased by \$500,000
- Section 3: 310.1100.58000, Streets Pavement Management Phase 1, is increased by \$500,000

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF VALDEZ, ALASKA, this 16th day of July, 2019.

City of Valdez, Alaska

Jeremy O'Neil, Mayor

ATTEST:

Sheri L. Pierce, MMC, City Clerk



Legislation Text

File #: 19-0285, **Version:** 1

ITEM TITLE:

Report: Temporary Land Use Permit for Haltness Equipment

SUBMITTED BY: Kate Huber, Senior Planner

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

N/A - report only.

SUMMARY STATEMENT:

On June 28, 2019, Haltness Equipment, LLC., applied for a temporary land use permit (TLUP) for the use of a 1.5 acre portion of Parcel 2, ASLS 79-116 for the temporary storage of scrap metal and equipment for 30 days.

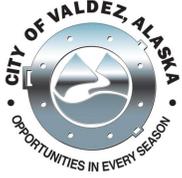
This permit serves as a temporary solution to an immediate issue. Roughly between June 25 and 28, as the City of Valdez experienced increased flows in Valdez Glacier Stream, the river continued eroding the banks along Glacier Haul Road. Equipment and scrap metal stored on the existing Haltness Equipment gravel lease became at risk of washing into the river.

Because of this immediate danger, Planning Department staff worked with Erik Haltness to find a solution for him to quickly move scrap metal and equipment out of harm's way. After consulting with the Public Works Department and the Interim City Manager, staff prepared a TLUP for Mr. Haltness to rent a portion of the former gravel pit at Parcel 2, ASLS 79-116. This permit authorizes temporary storage for 30 days. No gravel extraction is authorized.

Per VMC 17.48.140 (A)(11), the issuance of a TLUP of this type shall be reported to the Planning and Zoning Commission and City Council at their next scheduled meeting. The fee was established by Resolution 12-36 as \$250 for "permits not exceeding two acres in size and for a period of one month (31 days) or less".

Staff will work with Mr. Haltness to propose a long term solution for the loss of a portion of the land that makes up his existing gravel lease. Any proposal for a longer use of City property will require approval by City Council and a recommendation from the Planning and Zoning Commission. In 2017,

Mr. Haltness met with staff and agreed to no longer extract gravel from this area. The leased area is currently only used for storage.



Legislation Text

File #: 19-0286, **Version:** 1

ITEM TITLE:

Report: Temporary Land Use Permit for Faith Harbor Fellowship

SUBMITTED BY: Nicole LeRoy, Planning Technician

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Receive and file.

SUMMARY STATEMENT:

On May 20th, 2019, Faith Harbor Fellowship applied for a temporary land use permit for the use of a City snow lot located at 334 Galena Drive, Lot 22, Block 35 Mineral Creek Subdivision, for a term of ten days spanning June 10 to June 20, 2019, for a non-profit community event. Per Valdez Municipal Code 17.48.140 A, temporary land use permits not exceeding 31 days in duration for areas less than two acres in size may be granted administratively by the Planning and Zoning Department. On June 3, 2019, the City executed temporary land use permit 19-06 with Faith Harbor Fellowship. Per VMC 17.48.140 A 11, issuance of the permit shall be reported to the Planning and Zoning Commission and City Council at their next regularly scheduled meeting. The fee for temporary land use permits of this type was established by Resolution 12-36 which states, "for permits not exceeding two acres in size and for a period of one month (31 days) or less, the fee shall be \$250 or \$9 per day if the permit lasts less than one month."



Legislation Text

File #: 19-0287, **Version:** 1

ITEM TITLE:

May 2019 Treasury Report

SUBMITTED BY: Brian Carlson, Finance Director

FISCAL NOTES:

Expenditure Required: n/a

Unencumbered Balance: n/a

Funding Source: n/a

RECOMMENDATION:

Receive and file

SUMMARY STATEMENT:

Monthly Treasury report, per City Code.

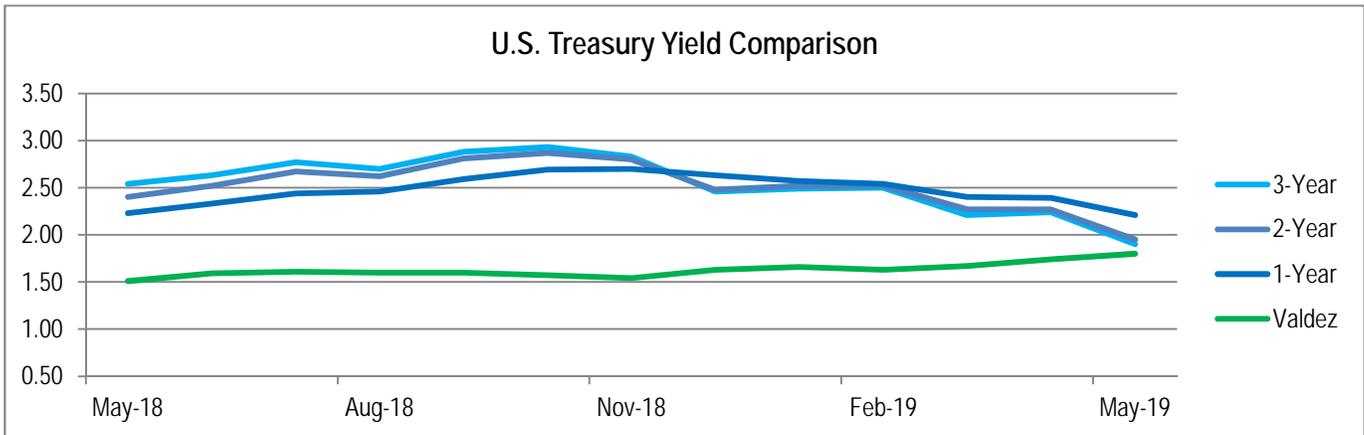
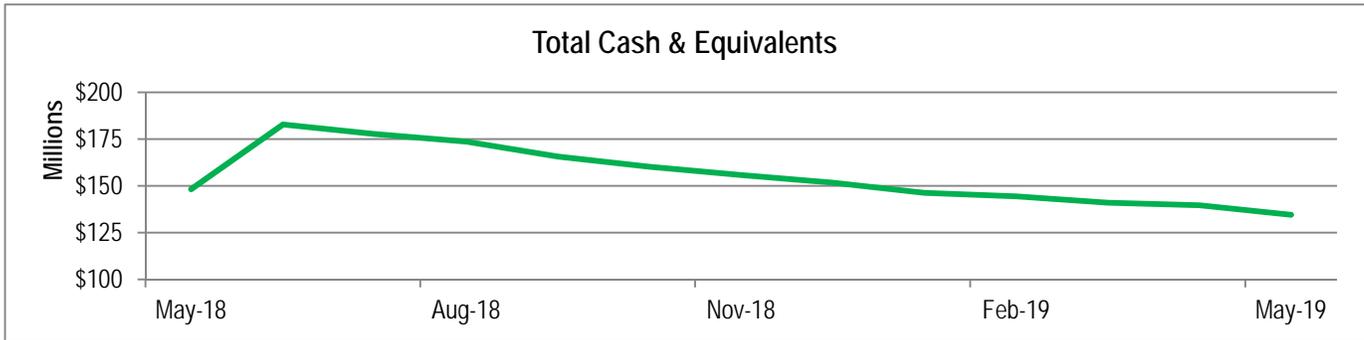


MONTHLY TREASURY REPORT

Period Ending: May 31, 2019

Prepared By: Jordan Nelson, Financial Analyst

		Begin				End		
		<u>Balance</u>	<u>Debits</u>	<u>Credits</u>	<u>Balance</u>	<u>Yield</u>	<u>Notes</u>	
Central Treasury		130,010,450	8,133,439	(13,137,534)	125,006,355	1.81%		
Central Treasury	Wells Fargo	125,398,036	908,934	(5,421,000)	120,885,970	1.83%		
AMLIP	Key Bank	2,220,462	8,008	-	2,228,470	2.26%		
Checking	Wells Fargo	2,452,668	5,871,163	(6,422,352)	1,901,479	0.00%		
Payroll	Wells Fargo	(60,716)	1,345,334	(1,294,182)	(9,564)	0.00%		
Restricted		9,479,479	66,503	(3,043)	9,542,940	1.64%		
Debt Service	Wells Fargo	9,473,272	61,503	-	9,534,775	1.64%		
Police	Wells Fargo	6,208	5,000	(3,043)	8,165	0.00%		
Total		139,489,930	8,199,942	(13,140,577)	134,549,295	1.80%		





Legislation Text

File #: 19-0288, **Version:** 1

ITEM TITLE: Economic Development Department Staff Report - Second Quarter 2019

SUBMITTED BY: Martha Barberio, Economic Development Director

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

SUMMARY STATEMENT:

Attached is the Economic Development report for second quarter 2019 submitted to Council.

Economic Development Report

Housing: In March, an RFP was written for development of City owned property for housing development. The Economic Development Commission approved the RFP on April 26, 2019. I then partnered with Capital Facilities, Planning and Zoning, the Interim City Manager and the City Clerk, to improve this process.

Following those discussions, I will create a presentation to Council and attach maps of properties, specific incentives the city can offer for the individual properties, and recommend the area that is most ready for development. Council can consider this, which will also be good outreach to the community, regarding which property will move forward with an RFP.

I also attended the Senior Citizen Board meeting June 18, 2019. I have been in contact with several board members who would like to see movement again on senior housing. They have 23 people on their waiting list for housing. I am working with Planning and Zoning to help with this issue. I will also be exploring grant options for the Senior Center, while exploring approval for a public/private partnership. We are hopeful there might be some positive movement in the right direction regarding senior housing development in the near future.

I have also started the process of an overall Strategic Housing Plan that I budgeted for this year. This research investment has far-reaching implications on quality of life and economic opportunity for Valdez residents. The plan will provide a common understanding of Valdez's housing gaps and a roadmap for addressing the most pressing housing needs in the community.

Business Lunch and Learn: We do not have a date yet, but the next lunch and learn will be a session with a representative from the Alaska Small Business Administration. They will advise business owners about the programs and grants available for expansion and business start-ups. There are some great ideas out there for start-ups with our tourist population increasing.

Marketing: Our maps for the cruise ships were a big hit. We will be adding some icons to the new print run. We received feedback from passengers and the community and we will implement those changes. We are still working on marketing material for Doing Business in Valdez, Cruise Valdez, and Explore Valdez for the Ports and Harbors Department.

I am working on projects including wayfinding, placing information for cruise ship passengers, creating new banners for Kelsey Dock, adding new signs around city with new maps and information for the community and tourists, replacing old weathered signage, and adding rack card holders for marketing businesses at the airport. I have also ordered a bronze plaque for the Alyeska Statue at the Kelsey Dock.

Communication: The post cards have been a huge hit. I have heard lots of positive feedback. We will continue to send post cards about our city events.

Events: On Saturday, May 25, 2019, Military Appreciation Day was a big success! The weather was a big factor. We had more than double the attendance compared to last year, going from approximately 150 to 300 attendees. We also debuted our new stage. It made things more professional and the Mayor did an outstanding job. We had three speakers and the 9th Army band played.

On Sunday, May 26, 2019, we had 10 boats leave the harbor full of military personnel for a day of fishing. The seas were very choppy for all. Some caught fish and some fed the fish.

The Opener Music Festival was June 14 and 15, 2019. We featured David Reynolds, The Moondoggies, 32 Degrees, Area 907, and Hannah Bethel. Mother Nature somewhat cooperated on Friday, and the rain affected the event on Saturday. We had around 200 event participants. The beer on the pier was a success. We had some complaints about the beer garden not being near the music. We have adjusted that for the July 4th event and will continue to learn from each event going forward.

When it rained on Saturday, we counted 68 cars on both sides of Fidalgo and Hazelet with people in their cars listening to the music. Since this was our first music fest, we have some adjustments to make for next year.

We are exploring different configurations of the event based on the feedback we received and suggestions are still very welcome.



City of Valdez

212 Chenega Ave.
Valdez, AK 99686

Legislation Text

File #: 19-0289, **Version:** 1

ITEM TITLE:

Council Calendars - July & August 2019

SUBMITTED BY: Allie Ferko, CMC, Deputy City Clerk

FISCAL NOTES:

Expenditure Required: N/A

Unencumbered Balance: N/A

Funding Source: N/A

RECOMMENDATION:

Receive and file

SUMMARY STATEMENT:

Council calendars for July and August 2019 attached for reference.

July

2019

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1 7pm – Ports & Harbor Commission	2 7pm City Council Meeting	3	4 Holiday – City Hall Closed 4 th of July Festival	5	6
7	8 6:30 pm – School Board	9 5:30pm – Library Board Meeting (@ Library) 6:30pm – PVMC HAC Meeting (@ Hospital) 7pm – Parks and Rec Commission	10 7pm – Planning & Zoning	11 6pm – Council Work Session (City Financial Overview)	12	13
14	15 7pm – Ports & Harbor Commission	16 6pm – City Council Work Session (Kelsey Dock Phase II Design Recap) 7pm City Council Meeting	17 7pm Economic Diversification Commission	18 6pm – Council Work Session (2020 Council Budget Priorities) 6:30pm – VMHA Board Meeting (@ Museum)	19	20 KIDS PINK SALMON DERBY
21	22 6:30 pm – School Board	23 6pm – City Council Work Session (Childcare Concerns)	24 7pm – Planning & Zoning	25	26	27
28	29 Noon – Beautification Task Force Meeting	30 6pm – City Council Work Session (Future Planning for Fire Station 1)	31 GOLD RUSH DAYS BEGINS			

Note 1: This calendar is subject to change. Contact the City Clerk's Office for the most up-to-date information. Strike-thru indicates cancellation of standing meeting.

Updated 07.11.19

Note 2: Unless otherwise notated, all meetings and events listed on this calendar are held in City Council Chambers.

August

2019

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				GOLD RUSH DAYS ¹	GOLD RUSH DAYS ²	GOLD RUSH DAYS ³
GOLDRUSH DAYS ⁴	7pm – Ports & Harbor Commission ⁵	7pm City Council Meeting ⁶	⁷	⁸	⁹	WOMENS SIVLER SALMON DERBY ¹⁰
¹¹	6:30 pm – School Board ¹²	5:30pm – Library Board Meeting (@ Library) ¹³ 6:30pm – PVMC HAC Meeting (@ Hospital) 7pm – Parks and Rec Commission	7pm – Planning & Zoning ¹⁴	6:30pm – VMHA Board Meeting (@ Museum) ¹⁵	¹⁶	¹⁷
¹⁸	7pm – Ports & Harbor Commission ¹⁹	7pm City Council Meeting ²⁰	²¹	²²	²³	RHR MUSIC & ART FESTIVAL ²⁴
COV SEAFOOD FESTIVAL ²⁵	Noon – Beautification Task Force Meeting ²⁶ 6:30 pm – School Board	²⁷	7pm – Planning & Zoning ²⁸	²⁹	³⁰	³¹

Note 1: This calendar is subject to change. Contact the City Clerk's Office for the most up-to-date information. Strike-thru indicates cancellation of standing meeting.

Updated 07.11.19

Note 2: Unless otherwise notated, all meetings and events listed on this calendar are held in City Council Chambers.