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DIVISION 00 - PROCUREMENT AND CONTRACTING REQUIREMENTS

SECTION 007300 - SUPPLEMENTARY CONDITIONS

A. CONDITIONS AND REQUIREMENTS: GENERAL CONDITIONS, SUPPLEMENTARY CONDITIONS AND DIVISION 1 - GENERAL REQUIREMENTS CONTAIN INFORMATION NECESSARY FOR COMPLETION OF EVERY PART OF PROJECT.

B. DIVISION 1: WHERE PROVISIONS OF GENERAL CONDITIONS RELATE TO PROJECT ADMINISTRATION OR WORK-RELATED REQUIREMENTS OF THE CONTRACT, THOSE PARAGRAPHS ARE EXPANDED IN DIVISION 1.

C. MISCELLANEOUS DEFINITIONS.
   1. APPROVED: REQUIRES WRITTEN ACTION BY OWNER'S PROJECT MANAGER AS DOES TERMS SUCH AS DIRECTED, SELECTED, REQUIRED, ORDERED, DESIGNATED, ACCEPTED, ACCEPTABLE, AND SATISFACTORY.
   2. FURNISH: SUPPLY AND DELIVER TO PROJECT, UNLESS OTHERWISE STATED IN GREATER DETAIL.
   3. INSTALL: OPERATIONS AT PROJECT, FROM INSPECTING TO UNLOADING, TO COMPLETION IN PLACE, READY FOR INTENDED USE.
   4. PROVIDE: FURNISH AND INSTALL, COMPLETE AND READY FOR INTENDED USE, UNLESS OTHERWISE STATED IN GREATER DETAIL.

DIVISION 01 - GENERAL REQUIREMENTS

SECTION 011100 - SUMMARY OF WORK

A. SCOPE: PROJECT CONSISTS OF CONSTRUCTION OF THE LIMITED STORE AS INDICATED IN CONTRACT DOCUMENTS.
   1. ITEMS NOTED 'NIC' (NOT IN CONTRACT) WILL BE FURNISHED AND INSTALLED BY OWNER OR UNDER SEPARATE CONTRACT.
   2. HAZARDOUS MATERIALS: NOT IN CONTRACT; OWNER WILL PROVIDE FOR HANDLING OF HAZARDOUS MATERIALS UNDER SEPARATE CONTRACT PRIOR TO THIS PROJECT. IF HAZARDOUS MATERIALS ARE SUSPECTED, NOTIFY OWNER IMMEDIATELY.

B. WORK SEQUENCE: COORDINATE CONSTRUCTION SCHEDULE, OPERATIONS AND USE OF PREMISES WITH BUILDING MANAGEMENT.

C. CONTRACTOR USE OF PREMISES: LIMIT TO AREAS INDICATED ON DRAWINGS AND AS SPECIFIED, LIMIT ACCESS AS DIRECTED BY OWNER.

D. LINES AND LEVELS ENGINEERING: ESTABLISH LINES AND LEVELS BY USE OF RECOGNIZED ENGINEERING PRACTICES. LOCATED AND PROTECT CONTROL AND REFERENCE POINTS.

E. REGULATORY REQUIREMENTS: PROJECT HAS BEEN DESIGNED IN ACCORDANCE WITH APPLICABLE CODES. COMPLY WITH CODE REQUIREMENTS FOR CONSTRUCTION. INFORM ARCHITECT OF DISCREPANCIES OBSERVED OR NOTED BY OTHERS.

F. STANDARDS: COMPLY WITH STANDARDS REFERENCED EXCEPT WHERE MORE RIGID REQUIREMENTS ARE REQUIRED BY CODE. DATE OF STANDARD IS THAT IN EFFECT AS OF DATE DOCUMENTS ARE ISSUED, EXCEPT WHEN SPECIFIC DATE IS SPECIFIED.

G. OWNER FURNISHED, CONTRACTOR INSTALLED ITEMS: OWNER WILL ARRANGE FOR AND PAY FOR PRODUCT AS INDICATED ON DRAWINGS TO BE DELIVERED TO PROJECT SITE FOR CONTRACTOR INSTALLATION.
   1. CONTRACTOR SHALL INSPECT, RECEIVE, UNLOAD, STORE, INSTALL AND FINISH AS DIRECTED.

H. SUPERINTENDENT SHALL REMAIN ON JOBSITE THROUGH STORE OPENING & COMPLETION OF PUNCH-LIST.

SECTION 013000 - ADMINISTRATIVE REQUIREMENTS

A. PROCEDURES: CONTRACTOR SHALL REVIEW AND APPROVED SUBMITTALS PRIOR TO SUBMITTING TO OWNER'S PROJECT MANAGER; INFORM OWNER'S PROJECT MANAGER IN WRITING AT TIME OF SUBMISSION OF ANY PROPOSED DEVIATION FROM CONTRACT DOCUMENTS.
   1. SUBMITTAL BY CONTRACTOR REPRESENTS THAT FIELD MEASUREMENTS, FIELD CONSTRUCTION CRITERIA, MATERIALS, CATALOG NUMBERS AND SIMILAR DATA HAVE BEEN DETERMINED AND VERIFIED BY CONTRACTOR.

B. SHOP DRAWINGS: SUBMIT ONE REPRODUCIBLE AND TWO PRINTS; PROVIDE FOR CUSTOM PRODUCTS AND PRODUCTS NOT FULLY IDENTIFIED BY PRODUCT DATA.

C. PRODUCT DATA: SUBMIT NUMBER REQUIRED BY CONTRACTOR PLUS TWO FOR OWNER'S PROJECT MANAGE. INDICATE ITEM TO BE USED WHERE DATA FOR MORE THAN ONE PRODUCT OR OPTION IS INCLUDED; PROVIDE FOR EACH STOCK MANUFACTURED ITEM.

D. MANUFACTURER'S CERTIFICATES: PROVIDE TWO.

E. COORDINATION: COORDINATE USE OF PREMISES AND ACCESS TO SITE UNDER DIRECTION OF OWNER; COORDINATE WORK TO ASSURE EFFICIENT AND ORDERLY SEQUENCE OF INSTALLATION OF CONSTRUCTION ELEMENTS.
   1. MAKE PROVISIONS FOR OWNER INSTALLED ITEMS AND FOR SEPARATE CONTRACTS.
   2. VERIFY CHARACTERISTICS OF INTERRELATED OPERATING EQUIPMENT ARE COMPATIBLE; COORDINATE WORK HAVING INTERDEPENDENT RESPONSIBILITIES FOR INSTALLING, CONNECTION TO, AND PLACING SUCH EQUIPMENT IN SERVICE.
   3. COORDINATE SPACE REQUIREMENTS AND INSTALLATION OF MECHANICAL AND ELECTRICAL WORK; CONCEAL PIPES, DUCTS, AND WIRING IN FINISHED AREA; COORDINATE LOCATIONS OF FIXTURES AND OUTLETS WITH FINISHES.

SECTION 014000 - QUALITY REQUIREMENTS

A. GENERAL QUALITY CONTROL: MAINTAIN QUALITY CONTROL OVER SUPPLIERS, MANUFACTURERS, PRODUCTS, SERVICES, SITE CONDITIONS, AND WORKMANSHIP, TO PRODUCE WORK OF SPECIFIED QUALITY.

B. MANUFACTURER'S FIELD SERVICES: WHEN SPECIFIED IN RESPECTIVE SPECIFICATION SECTIONS, REQUIRE MANUFACTURER OR SUPPLIER TO HAVE QUALIFIED PERSONNEL PROVIDE ON-SITE OBSERVATIONS AND RECOMMENDATIONS.
   1. REPRESENTATIVE SHALL:
      a. OBSERVE FIELD CONDITIONS, INCLUDING CONDITIONS OF SURFACES. OBSERVE QUALITY OF WORKMANSHIP AND METHODS OF INSTALLATION.
      b. PROVIDE RECOMMENDATIONS FOR INSTALLATION AND WORKMANSHIP.
      c. WHERE REQUIRED, START, TEST, AND ADJUST EQUIPMENT AS APPLICABLE.
      d. SUBMIT WRITTEN REPORT TO OWNER'S PROJECT MANAGER OF OBSERVATIONS.

C. MOCK-UPS: CONSTRUCT FIELD SAMPLES AND MOCK-UPS ON SITE AS REQUIRED.

D. TESTING LABORATORY SERVICES: TESTING SHALL BE BY AN APPROVED TESTING LABORATORY, AS REQUIRED BY SPECIFICATIONS AND BY APPLICABLE CODES.
   1. TESTING REQUIRED WILL BE PAID FOR BY OWNER EXCEPT RETESTING WILL BE PAID FOR BY CONTRACTOR WHERE REQUIRED BY FAILURE TO MEET ORIGINAL TESTS.
   2. CONTRACTOR SHALL FURNISH MATERIALS AND SAMPLES FOR TESTS AND SHALL ASSIST TESTING LABORATORY AS REQUESTED.

SECTION 015000 - TEMPORARY FACILITIES AND CONTROLS

A. GENERAL: PROVIDE TEMPORARY CONSTRUCTION FACILITIES AND TEMPORARY CONTROLS AS REQUIRED TO COMPLETE PROJECT IN ACCORDANCE WITH CONTRACT DOCUMENTS AND TO CONFORM WITH REQUIREMENTS OF APPLICABLE AUTHORITIES.
   1. CONTRACT GOVERNING AUTHORITIES TO ESTABLISH EXTENT OF TEMPORARY FACILITIES AND TEMPORARY CONTROLS REQUIRED BY AUTHORITIES.

B. TEMPORARY POWER: PROVIDE POWER SERVICE AND LIGHTING REQUIRED FOR OPERATIONS, WITH BRANCH WIRING AND DISTRIBUTION BOXES LOCATED TO ALLOW SERVICE AND LIGHTING BY MEANS OF CONSTRUCTION-TYPE POWER CORDS.

C. TEMPORARY LIGHTING: MINIMUM ILLUMINATION SHALL BE 5 FOOT - CANDLES FOR GENERAL CONSTRUCTION LIGHTING PER OSHA STANDARDS FOR CONSTRUCTION.

D. TEMPORARY WATER AND SANITARY SERVICES. PROVIDE AND MAINTAIN REQUIRED DRINKING WATER AND SANITARY FACILITIES WITH ENCLOSURES.

E. NOISE, DUST, AND POLLUTION CONTROL: PROVIDE MATERIALS AND EQUIPMENT NECESSARY TO COMPLY WITH LOCAL REQUIREMENTS FOR NOISE, DUST, AND POLLUTION CONTROL.

F. BARRIERS: PROVIDE AS REQUIRED TO PROTECT ADJACENT PROPERTIES FROM DAMAGE FROM OPERATIONS; AND AS REQUIRED BY GOVERNING AUTHORITIES.
   1. BARRICADE AS REQUIRED BY CITY OR LANDLORD, IN ACCORDANCE WITH ALL CODES, CRITERIA AND DETAILS.
   2. SECURITY: MAINTAIN SITE AND MATERIALS SECURE DURING CONSTRUCTION PERIOD.

F. CLEANING: CONTROL ACCUMULATION OF WASTE MATERIALS AND RUBBISH; DISPOSE OF OFF-SITE AT INTERVALS AND APPROVED BY OWNER'S PROJECT MANAGER AND ACCEPTABLE TO APPLICABLE AUTHORITIES.

G. SIGNS: SUBJECT TO APPROVAL OF OWNER'S PROJECT MANAGER.

H. STORAGE: LIMIT ON-SITE STORAGE TO AREAS DESIGNATED FOR CONSTRUCTION OPERATIONS AND APPROVED IN WRITING IN ADVANCE BY OWNER; PROVIDE ADDITIONAL WEATHER-TIGHT, SECURED OFF-SITE STORAGE AS REQUIRED.

I. REMOVAL AND CLEANING: REMOVE CONSTRUCTION FACILITIES, CLEAN AND REPAIR DAMAGE, IN EXCESS OF CONTRACT REQUIREMENTS, CAUSED BY OPERATIONS OR USE OF TEMPORARY FACILITIES.

SECTION 016000 - PRODUCT REQUIREMENTS

A. CONTRACT AMOUNT: BASE ON MATERIALS AND PRODUCTS IN CONTRACT DOCUMENTS; WHERE LISTED IN CONTRACT DOCUMENTS, MATERIALS AND PRODUCTS BY MANUFACTURERS NOT LISTED SHALL NOT BE USED WITHOUT WRITTEN APPROVAL.

B. PRODUCTS: COMPONENTS SUPPLIED IN QUANTITY SHALL BE INTERCHANGEABLE; PROVIDE NEW MATERIALS UNLESS OTHERWISE DIRECTED IN CONTRACT DOCUMENTS.

C. INSTALLATION: INSTALL ITEMS PLUMB, LEVEL AND SECURE, AND IN CORRECT RELATION TO ADJACENT PRODUCTS; SECURE IN PLACE WITH POSITIVE ANCHORAGE DEVICES DESIGNED AND SIZED TO WITHSTAND STRESSES, VIBRATION AND RACKING.
   1. COMPLY WITH MANUFACTURER RECOMMENDATIONS AND INSTALLATION INSTRUCTIONS EXCEPT WHERE MORE STRINGENT REQUIREMENTS ARE SPECIFIED.

D. TRANSPORTATION: TRANSPORT PRODUCTS TO AVOID PRODUCT DAMAGE, DELIVER IN UNDAMAGED CONDITION IN MANUFACTURER'S UNOPENED CONTAINERS OR PACKAGING.

E. HANDLING: PROVIDE EQUIPMENT AND PERSONNEL TO HANDLE PRODUCTS BY METHODS TO PREVENT SOILING AND DAMAGE; PROMPTLY INSPECT TO ASSURE PRODUCTS ARE CORRECT, COMPLETE, AND UNDAMAGED AND QUANTITIES ARE CORRECT.

F. STORAGE: STORE MATERIAL IN ACCORDANCE WITH MANUFACTURER INSTRUCTIONS, WITH SEALS AND LABELS INTACT AND LEGIBLE.

G. PROTECTION: PROVIDE COVERINGS TO PROTECT PRODUCTS FROM DAMAGE FROM TRAFFIC AND CONSTRUCTION OPERATIONS, REMOVE WHEN NO LONGER NEEDED.

H. SPECIFIED PRODUCTS: FOR PRODUCTS SPECIFIED BY NAMING ONE OR MORE PRODUCTS OR MANUFACTURERS, SELECT PRODUCTS OF ANY NAMED MANUFACTURER MEETING SPECIFICATIONS.

SECTION 016200 - PRODUCT OPTION

A. SUBSTITUTIONS AND PRODUCT OPTIONS: PROVIDE PRODUCTS INDICATED OR APPROVED; REQUESTS FOR SUBSTITUTIONS IN WRITING.
   1. CONTRACTOR OPTIONS: PROVIDE PRODUCTS AND MANUFACTURERS NAMED IN SPECIFICATIONS, SUBMIT REQUEST FOR SUBSTITUTION FOR PRODUCTS AND MANUFACTURERS NOT SPECIFICALLY NAMED WHERE NAMES ARE LISTED.

B. SUBSTITUTIONS: CONTRACTOR SHALL INVESTIGATE PROPOSED SUBSTITUTIONS AND DETERMINE IF EQUIVALENT TO PRODUCTS SPECIFIED. SUBMITTALS SHALL INCLUDE COST OR TIME BENEFITS FOR SUBSTITUTION; FAILURE TO INDICATE COST OR TIME BENEFITS IS JUSTIFICATION FOR REJECTION.

C. CONTRACTOR'S REPRESENTATION: REQUESTS CONSTITUTE THAT CONTRACTOR/(S) HAS INVESTIGATED PROPOSED PRODUCTS AND DETERMINES IT MEETS OR EXCEEDS SPECIFIED PRODUCTS AND WAIVES CLAIMS FOR ADDITIONAL COSTS THAT SUBSEQUENTLY BECOME APPARENT.

D. APPROVALS: OWNER'S PROJECT MANAGER SHALL BE JUDGE OF ACCEPTABILITY AND RESERVES RIGHT TO REJECT PROPOSED SUBSTITUTION BASED ON INSUFFICIENT INFORMATION; USE ONLY SUBSTITUTIONS APPROVED IN WRITING.

SECTION 017000 - EXECUTION AND CLOSEOUT PROCEDURES

A. INSTALLER QUALIFICATIONS: INSTALLERS TO HAVE MINIMUM FIVE YEARS SUCCESSFUL EXPERIENCE INSTALLING ITEMS SIMILAR TO THOSE REQUIRED FOR PROJECT, EXCEPT FOR INDIVIDUALS IN TRAINING UNDER DIRECT SUPERVISION OF EXPERIENCED INSTALLER.

B. EXAMINATION: BEGINNING INSTALLATION OF A PRODUCT SIGNIFIES INSTALLER HAS EXAMINED SUBSTRATES, AREAS, AND CONDITIONS FOR COMPLIANCE WITH MANUFACTURER REQUIREMENTS FOR TOLERANCES AND OTHER CONDITIONS AFFECTING PERFORMANCE.

C. MANUFACTURER'S INSTRUCTIONS: WHEN WORK IS SPECIFIED TO COMPLY WITH MANUFACTURER'S RECOMMENDATIONS OR INSTRUCTIONS, DISTRIBUTE COPIES TO OWNER'S PROJECT MANAGER.

D. INSTALLATION: COMPLY WITH MANUFACTURER'S WRITTEN RECOMMENDATIONS AND INSTALLATION INSTRUCTIONS UNLESS MORE RESTRICTIVE REQUIREMENTS ARE SPECIFIED.

E. PROTECTION: COVER PRODUCTS SUBJECT TO DETERIORATION WITH IMPERVIOUS SHEET, PROVIDE VENTILATION TO AVOID CONDENSATION AND TRAPPING WATER.

F. CUTTING AND PATCHING: CUT AND FIT COMPONENTS AS REQUIRED; PATCH DISTURBED AREAS TO MATCH ADJACENT MATERIALS AND FINISHES.
   1. REFINISHING: REFINISH ENTIRE SURFACES AS NECESSARY TO PROVIDE EVEN FINISH TO MATCH ADJACENT FINISHES; FOR CONTINUOUS SURFACES REFINISH TO NEAREST INTERSECTION, FOR AN ASSEMBLY REFINISH ENTIRE UNIT.

G. FINAL CLEANING: CLEAN INTERIOR AND EXTERIOR SURFACES EXPOSED TO VIEW, REMOVE TEMPORARY LABELS, STAINS AND FOREIGN SUBSTANCES; POLISH TRANSPARENT AND GLOSSY SURFACES; VACUUM CARPETED AND SOFT SURFACES; CLEAN DUCTS; CLEAN SITE.

H. SUBSTANTIAL COMPLETION: PROVIDE DOCUMENTATION STATING WORK HAS BEEN SUBSTANTIALLY COMPLETED. WHERE OWNER REQUIRES USE OF SPACE PRIOR TO FINAL COMPLETION, PROVIDE LIST OF ITEMS TO BE COMPLETED.
   1. OWNER'S PROJECT MANAGER WILL REVIEW LIST OF ANY ITEMS TO COMPLETED AND SUPPLEMENT LIST WITH ITEMS CONSIDERED TO BE INCOMPLETE OR UNACCEPTABLE.

I. FINAL COMPLETION: PROVIDE WRITTEN CERTIFICATION INDICATING WORK IS IN COMPLIANCE WITH CONTRACT DOCUMENTS, SYSTEMS HAVE BEEN TESTED AND ARE OPERATIONAL, AND WORK IS READY FOR FINAL INSPECTION.

J. PROJECT RECORD DOCUMENTS: MAINTAIN COMPLETE AND UP-TO-DATE RECORD DOCUMENTS; KEEP SEPARATE FROM FIELD DOCUMENTS. SUBMIT PROJECT RECORD DOCUMENTS, MATERIAL AND FINISH DATA, OPERATION AND INSTRUCTION MANUALS, WARRANTIES AND BONDS AT COMPLETION.
   1. SUBMIT BOUND IN 8-1/2" X 11" THREE RING BINDERS WITH DURABLE PLASTIC COVERS. ARRANGE IN FORMAT SIMILAR TO SPECIFICATIONS.

K. WARRANTIES: PROVIDE WARRANTIES AS INDICATED, SIGNED BY CONTRACTOR AND MANUFACTURER; FORM AS APPROVED BY OWNER PRIOR TO EXECUTION.
   1. WARRANTIES SHALL BE IN ADDITION TO AND NOT A LIMITATION OF OTHER RIGHTS OWNER MAY HAVE AGAINST CONTRACTOR UNDER CONTRACT DOCUMENTS AND AS PRESCRIBED BY LAW, REGARDLESS OF WORDING OF WARRANTY.
   2. PROVIDE A LIST OF SUBCONTRACTORS CONTACTS AND PHONE NUMBERS IN A FRAME MOUNTED ON OFFICE DOOR. INCLUDE THIS IN PROJECT CLOSEOUT PACKAGE.

SECTION 017300 - EXECUTION

A. SELECTIVE DEMOLITION: REMOVE FROM SITE EXISTING MATERIALS, CONSTRUCTION AND UTILITIES AS NEEDED TO COMPLETE PROJECT. REMOVE EXISTING ELEMENTS INDICATED AND ENCOUNTERED DURING CONSTRUCTION, AS NEEDED TO COMPLETE WORK.
   1. REMOVE ONLY THOSE ELEMENTS NECESSARY FOR COMPLETION OF PROJECT, REPLACE OR REPAIR ELEMENTS UNNECESSARILY REMOVED OR DAMAGED DURING CONSTRUCTION.

B. CAREFULLY REMOVE AND STORE ITEMS INDICATED FOR REUSE IN PROJECT AND COORDINATE WITH OTHER TRADES AND MODIFICATIONS AND REINSTALLATION.

C. PROTECTION: PREVENT MOVEMENT AND SETTLEMENT OF ADJACENT STRUCTURE, PROVIDE BRACING, SHORING, AND UNDERPINNING AS NEEDED AND BE RESPONSIBLE FOR SAFETY AND SUPPORT OF STRUCTURES. ASSUME LIABILITY FOR SUCH MOVEMENT AND SETTLEMENT.

D. UTILITIES: CONTACT APPLICABLE UTILITY COMPANIES PRIOR TO DISCONNECTING UTILITIES; DISCONTINUE WORK IF UNEXPECTED UTILITY LINES ARE ENCOUNTERED . DETERMINE LINE SOURCE AND USE PRIOR TO REMOVAL. CAP AND IDENTIFY.

SECTION 017900 - DEMONSTRATION AND TRAINING

A. SUMMARY: PROJECT INCLUDES SPECIAL FACILITY START-UP PROCESS TO BRING FACILITY TO FULLY OPERATIONAL STATE, FREE OF DEFICIENCIES, IN MOST EFFICIENT AND TIMELY MANNER ACHIEVABLE.

DIVISION 03 - CONCRETE

SECTION 035400 - CAST UNDERLAYMENT

A. GENERAL: PROVIDE POURED CEMENTITIOUS UNDERLAYMENT SYSTEM, NOT INTENDED AS FINISHED TRAFFIC SURFACE, INCLUDING ACCESSORIES AS REQUIRED FOR COMPLETE INSTALLATION.

B. SUBMITTALS: FURNISH MANUFACTURER'S LITERATURE.

C. INSTALLER: FIRM WITH MINIMUM 5 YEARS SUCCESSFUL EXPERIENCE REGULARLY ENGAGED IN INSTALLATION OF SPECIFIED MATERIALS, PROPERLY EQUIPPED AND ACCEPTABLE TO MANUFACTURER.

D. MANUFACTURER: ARDEX, INC./K-15; W.R..BONSAI CO./SELF-LEVELING WEAR TOPPING.

E. SYSTEM: POURABLE CEMENTITIOUS, HIGH-STRENGTH, FAST-SETTING, NON-SHRINK, SELF-LEVELING UNDERLAYMENT; MINIMUM 4000 PSI COMPRESSIVE STRENGTH AT 28 DAYS, ASTM C349. TOLERANCE IS TO BE 1/8" OVER TEN FEET.

F. INSTALLATION: COMPLY WITH MANUFACTURER RECOMMENDATIONS AND INSTALLATION INSTRUCTIONS.

G. FURNISH AND INSTALL EPOXY BASED, OR APPROVED EQUAL, MANUFACTURER RECOMMENDED LEVELING COMPOUND AT SENSORMAT PANEL UNITS. (SEE DETAIL IN ELECTRICAL DRAWINGS.)

DIVISION 04 - MASONRY

NOT USED

SECTION 044000 - STONE ASSEMBLIES

A. GENERAL: PROVIDE STONE FABRICATIONS FOR CLADDING AS INDICATED ON DRAWINGS, INCLUDING ANCHORS, MORTAR, GROUT, AND ACCESSORIES AS REQUIRED FOR COMPLETE, FINISHED INSTALLATION.

B. QUALITY CONTROL: OBSERVE STONE DURING FABRICATION AND ENSURE CONSISTENCY OF APPEARANCE.
   1. DEFECTS AND BLEMISHES: CONTRASTING SPOTS, FOREIGN ELEMENTS, IRREGULAR COLOR VARIATIONS, AND IRREGULARITIES IN TYPICAL CHARACTERISTICS SHALL BE CONSIDERED DEFECTS AND BLEMISHES.

C. COMPOSITE STONE: AS INDICATED ON DRAWINGS; EACH TYPE OF STONE SHALL COME FROM A SINGLE MANUFACTURER TO INSURE CONSISTENT COLOR.

D. MORTAR AND GROUT MATERIALS: ASTM C150, TYPE I PORTLAND CEMENT, ASTM C207, TYPE S HYDRATED LIME, AND ASTM C144 SAND, CLEAN, FREE OF HARMFUL SUBSTANCES; USE WHITE CEMENT AT COLORED MORTAR AND GROUT, COLOR TO MATCH STONE UNLESS OTHERWISE INDICATED.

E. ACCESSORIES: PROVIDE ACCESSORIES AS REQUIRED FOR COMPLETE SYSTEM.

F. FABRICATION: PROVIDE STONE WITH EXPOSED SURFACES SMOOTH, TRUE AND FLAT.

NOT USED

G. FABRICATION: FABRICATE AS SHOWN AND AS DETAILED ON FINAL SHOP DRAWINGS WITH EXPOSED SURFACES SMOOTH, TRUE, AND FLAT.
   1. CUT ACCURATELY TO SHAPE AND DIMENSIONS SHOWN ON FINAL SHOP DRAWINGS; COMPLY WITH FABRICATION TOLERANCES OF THE STONE ASSOCIATION (I.E. GRANITE INSTITUTE) FOR SPECIFIED FINISHES. ZERO TOLERANCE WHERE HAIRLINE JOINTS ARE REQUIRED.

H. INSTALLATION: DO NOT USE MATERIAL WITH CHIPS, CRACKS, VOIDS, DISCOLORATION OR OTHER DEFECTS THAT MIGHT BE VISIBLE OR CAUSE STAINING IN FINISHED WORK.
   1. STONE APPLICATION: INSTALL CURBS WITH SOFT STAINLESS STEEL WIRE ANCHORS, MINIMUM 1/8" DIAMETER SET WITH PORTLAND CEMENT WITH SHRINKAGE REDUCER (EXTERIOR); GROUT JOINTS.
   2. EXECUTE WORK WITH SKILLED MECHANICS AND EMPLOY SKILLED FITTERS AT SITE TO DO NECESSARY FIELD CUTTING AS STONE IS SET.
   3. TOOL JOINTS SLIGHTLY CONCAVE.

DIVISION 05 - METALS

SECTION 055000 - METAL FABRICATIONS

A. GENERAL: PROVIDE MISCELLANEOUS METAL SHAPES AND FABRICATIONS AS REQUIRED AND NOT INCLUDED AS PART OF OTHER SECTIONS, WITH ANCHORS AND ACCESSORIES AS REQUIRED FOR COMPLETE INSTALLATION.

B. SUBMITTALS: FURNISH SHOP DRAWINGS FOR CUSTOM FABRICATIONS, PRODUCT DATA FOR MANUFACTURED ITEMS; PROVIDE TEMPLATES FOR ANCHOR INSTALLATION BY OTHERS.

C. STEEL SHAPES: ASTM A36 STEEL.

D. GROUT: PROVIDE NON-SHRINK, NONMETALLIC, PREMIXED, FACTORY PACKAGED, NON-STAINING, NON-CORROSIVE, NON-GASEOUS GROUT; TYPE SPECIFICALLY RECOMMENDED BY MANUFACTURER FOR APPLICATIONS INDICATED.

E. FASTENERS AND ROUGH HARDWARE: TYPE REQUIRED FOR SPECIFIC USAGE; PROVIDE ZINC-COATED FASTENERS FOR EXTERIOR USE OR WHERE BUILT INTO EXTERIOR WALLS.

F. WELDING MATERIALS: AWS D1.1, TYPE REQUIRED FOR MATERIALS BEING WELDED.

G. PAINT: PROVIDE PRIMERS AS RECOMMENDED BY PAINT MANUFACTURERS FOR SUBSTRATES AND PAINTS SPECIFIED IN SECTION 09900 - PAINTING.
   1. GALVANIZING REPAIR PAINT. HIGH ZINC-DUCT CONTENT PAINT FOR REGALVANIZING WELDS IN GALVANIZED STEEL.

H. FABRICATION: FABRICATE ITEMS WITH JOINTS NEATLY FITTED AND PROPERLY SECURED; GRIND EXPOSED WELDS CONTINUOUS, SMOOTH AND FLUSH WITH ADJACENT FINISHED SURFACES, AND EASE EXPOSED EDGES TO APPROXIMATE 1/32" UNIFORM RADIUS.
   1. MAKE EXPOSED JOINTS FLUSH BUTT TYPE, HAIRLINE JOINTS WHERE MECHANICALLY FASTENED.
   2. FIT AND SHOP ASSEMBLE IN LARGEST PRACTICAL SECTIONS FOR DELIVERY.
   3. FINISHES: GALVANIZE AND PRIME PAINT EXTERIOR MISCELLANEOUS METAL, PRIME PAINT INTERIOR MISCELLANEOUS METAL; GALVANIZE COATING MINIMUM G90 COATING, GALVANIZED AFTER FABRICATION.

I. CLEAN SURFACES OF RUST, SCALE, GREASE AND FOREIGN MATTER PRIOR TO APPLYING GALVANIZED OR PAINTED FINISH.

J. INSTALLATION: INSTALL ITEMS SQUARE AND LEVEL, ACCURATELY FITTED AND FREE FROM DISTORTION OR DEFECTS DETRIMENTAL TO APPEARANCE OR PERFORMANCE; ENSURE ALIGNMENT WITH ADJACENT CONSTRUCTION; COORDINATE WITH RELATED WORK TO ENSURE NO INTERRUPTION IN INSTALLATION.
   1. SUPPLY ITEMS REQUIRING TO BE CASE INTO OR EMBEDDED IN OTHER MATERIALS TO APPROPRIATE TRADES.
   2. AFTER INSTALLATION, TOUCHUP FIELD WELDS AND SCRATCHED AND DAMAGED SURFACES; USE PRIMER CONSISTENT WITH SHOP COAT OR RECOMMENDED FOR GALVANIZED SURFACES, AS APPLICABLE.

K. METAL FRAMING: CONFORM TO ASTM C754; COMPLETE 16 GAGE AND LIGHTER STEEL STUDS AND SUSPENSION SYSTEMS FOR GYPSUM BOARD SYSTEMS (SEE DIVISION 9 SECTION 09260). PROVIDE ACCESSORIES REQUIRED FOR COMPLETE INSTALLATION.

L. METAL BLOCKING: PRE-NOTCHED METAL BLOCKING TO BE NOTCH TITE BY METAL LITE INC. ANAHEIM, CA. (PH 1800-866-6824)

SECTION 057000 - DECORATIVE METALS

A. GENERAL: PROVIDE CUSTOM ORNAMENTAL METAL ITEMS AS INDICATED WITH ACCESSORIES AND ATTACHMENT DEVICES AS REQUIRED FOR COMPLETE, FINISHED INSTALLATION.
   1. ORNAMENTAL METAL ITEMS: INSTALL STAINLESS STEEL AND BREAK METAL SHAPES AS INDICATED ON DRAWINGS.

B. FABRICATOR: FIRM WITH MINIMUM FIVE YEARS SUCCESSFUL EXPERIENCE FABRICATING ORNAMENTAL METAL ITEMS SIMILAR TO THOSE REQUIRED FOR PROJECT.

C. STAINLESS STEEL: SATM A666, TYPE 302/304 CORROSION RESISTANT STAINLESS STEEL WITH NO. 4 SATIN DIRECTIONAL FINISH.

D. BRACKETS AND ANCHORS: UNEXPOSED PLATES, ANGLES AND SUPPORTS MAY BE STEEL; EXPOSED ITEMS TO MATCH ORNAMENTAL METAL TYPE AND FINISH.

E. FASTENERS: TYPE REQUIRED FOR SPECIFIC USAGE; PROVIDE CONCEALED FASTENERS EXCEPT WHERE SPECIFICALLY APPROVED; WHERE EXPOSE MATCH TYPE AND FINISH OF METAL BEING FASTENED.
   1. CONCEALED STEEL FASTENERS: HOT-DIPPED GALVANIZED MINIMUM G90 WHERE BUILT INTO EXTERIOR WALLS OR SUBJECT TO HIGH HUMIDITY.

F. FABRICATION: FABRICATE COMPONENT CONNECTIONS TO SUPPORT SPECIFIED DESIGN LOADS.
   1. SELECT MATERIALS FOR STRAIGHTNESS, FREE OF DEFECTS AND IRREGULARITIES.
   2. EXPOSED-TO-VIEW SURFACES EXHIBITING PITTING, SEAM MARKS, ROLLER MARKS, "OIL CANNING", STAINS, DISCOLORATION, AND IMPERFECTIONS ON FINISHED UNITS ARE NOT ACCEPTABLE.
   3. MAKER EXPOSED JOINTS FLUSH BUTT TYPE, HAIRLINE JOINTS WHERE MECHANICALLY FASTENED; PROVIDE CONCEALED CONNECTION DEVICES WITH HIDDEN FASTENERS OR AS DETAILED.
   4. SEPARATE DISSIMILAR MATERIALS WITH BITUMINOUS PAINT WHERE CONCEALED, WITH PERFORMED SEPARATORS, OR SIMILAR METHOD TO PREVENT CORROSION.

G. INSTALLATION: INSTALL ORNAMENTAL METAL ITEMS IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS, INSTALLATION INSTRUCTIONS, AND APPROVED SHOP DRAWINGS.
   1. INSTALL PLUMB, TRUE AND IN CORRECT RELATION TO ADJACENT WORK, FREE FROM DISTORTION OR DEFECTS DETRIMENTAL TO APPEARANCE AND PERFORMANCE.
   2. PRIOR TO SECURING CONTINUOUS ITEMS, ADJUST TO ENSURE PROPER MATCHING AT BUTT JOINTS AND CORRECT ALIGNMENT THROUGHOUT THEIR LENGTH.
   3. REPAIR OR REPLACE ITEMS DAMAGED OR MARRED DURING CONSTRUCTION.

DIVISION 06 - WOOD, PLASTICS AND COMPOSITES

SECTION 061053 - ROUGH CARPENTRY

A. GENERAL: PROVIDE MISCELLANEOUS ROUGH CARPENTRY.

B. STANDARDS: COMPLY WITH REQUIREMENTS OF AMERICAN PLYWOOD ASSOCIATION (APA), AND APPLICABLE CODE REQUIREMENTS.

C. PLYWOOD: PROVIDE MINIMUM APA C-D EXTERIOR (CDX) PLYWOOD; STRESS RATED WHERE SPANNING SUPPORTING MEMBERS; FIRE RETARDANT TREATED; MINIMUM 3/4" THICK UNLESS OTHERWISE INDICATED.

D. PLYWOOD STANDARD: COMPLY WITH PSI (ANSI A199.1).

E. PLYWOOD PANEL BOARDS: PROVIDE PANEL BOARDS FOR ELECTRICAL AND COMMUNICATION PANEL BOARDS; APA C-D PLUGGED, INTERIOR TYPE PLYWOOD WITH EXTERIOR GLUE, FIRE RETARDANT TREATED, MINIMUM 1/2" THICK.

F. FASTENERS: PROVIDE FASTENERS AS REQUIRED FOR COMPLETE, SECURE INSTALLATION OF MISCELLANEOUS ROUGH CARPENTRY; GALVANIZED AT EXTERIOR LOCATIONS AND PRESSURE TREATED WOOD; SIZE AND TYPE TO SUIT APPLICATION; PROVIDE WASHERS FOR NUTS AND BOLTS.

G. INSTALLATION: COMPLY WITH REFERENCED STANDARDS AND APPLICABLE CODE REQUIREMENTS.
   1. PLYWOOD: COMPLY WITH RECOMMENDATIONS OF AMERICAN PLYWOOD ASSOCIATION (APA) FOR FABRICATION AND INSTALLATION OF PLYWOOD WORK.
   2. PLACE MISCELLANEOUS ROUGH CARPENTRY TRUE TO LINES AND LEVELS.
   3. CORRELATE LOCATION SO ATTACHED WORK WILL COMPLY WITH DESIGN REQUIREMENTS AND BE PROPERLY LOCATED.
   4. CONSTRUCT MEMBERS OF CONTINUOUS PIECES OF LONGEST POSSIBLE LENGTHS.
   5. FIT CARPENTRY WORK TO OTHER WORK; SCRIBE AND COPE AS REQUIRED FOR ACCURATE FIT.
   6. SECURELY ATTACH CARPENTRY WORK TO SUBSTRATES BY ANCHORING AND FASTENING AS REQUIRED BY RECOGNIZED STANDARDS.
   7. PROVIDE WASHERS UNDER BOLT HEADS AND NUTS IN CONTACT WITH WOOD.

SECTION 062000 - FINISH CARPENTRY

A. STANDARDS: CONFORM TO ARCHITECTURAL WOODWORK INSTITUTE (AWI)/QUALITY STANDARDS OR WOODWORK INSTITUTE OF CALIFORNIA (WIC) "MANUAL OF MILLWORK" STANDARDS; MINIMUM WIC/CUSTOM GRADE.

B. SUBMITTALS: FURNISH PRODUCT DATA FOR MANUFACTURED ITEMS, SHOP DRAWINGS FOR CUSTOM ITEMS, SAMPLES OF EACH EXPOSED FINISH.

C. CERTIFICATION: CERTIFICATION WILL NOT BE REQUIRED.

D. DELIVERY, STORAGE AND HANDLING: COMPLY WITH AWI OR WIC STANDARDS AND MANUFACTURER RECOMMENDATIONS.

E. NON-SALES WOOD SHELVING: AWI OR WIC/CUSTOM GRADE HARDWOOD-EDGED PLYWOOD.
   1. ADJUSTABLE SHELVING BRACKETS: INSTALL HEAVY DUTY STANDARDS AND BRACKETS WITH SLOTS 2" ON CENTER, SUPPORTS MAXIMUM 24" APART, AND MINIMUM 12" SHELF BRACKETS UNLESS OTHERWISE INDICATED.

F. RECEIVE & INSTALL OWNER PROVIDED, PRIMED WOOD WALL BASE.
   1. COPE ALL IN-CORNERS, MITER ALL OUTSIDE CORNERS.
   2. BACK OUT AS REQUIRED TO PREVENT WRAPPING. DRILL WHERE NECESSARY TO PREVENT SPLITTING.
   3. COUNTER SINK & PUTTY ALL NAIL HOLES, SAND SMOOTH.

G. ANCHORS, NAILS AND SCREWS: SELECT THE MATERIAL, TYPE, SIZE AND FINISH REQUIRED BY EACH SUBSTRATE FOR SECURE ANCHORAGE; PROVIDE TOOTHED STEEL OR LEAD EXPANSION BOLT SCREWS FOR DRILLED-IN-PLACE ANCHORS.

H. WOOD FILLER: COLOR TO MATCH WOOD BEING FILLED.

I. FABRICATION: FABRICATE FINISH CARPENTRY ITEMS IN ACCORDANCE WITH SPECIFIED QUALITY STANDARD.

J. INSTALLATION: INSTALL WORK CONSISTENT WITH SPECIFIED QUALITY GRADE, PLUMB, LEVEL, TRUE AND STRAIGHT WITH NO DISTORTIONS; SHIM AS REQUIRED, USING CONCEALED SHIMS.

K. PREPARATION FOR FILED FINISHING: SAND WORK SMOOTH AND SET EXPOSED NAILS AND SCREWS; APPLY WOOD FILLER IN EXPOSED NAIL AND SCREW INDENTATIONS AND LEAVE READY TO RECEIVE SITE-APPLIED FINISHES.
   1. SEAL CONCEALED AND SEMI-CONCEALED SURFACES; BRUSH APPLY ONLY, USING PRIMER CONSISTENT WITH FINISH COASTS SPECIFIED UNDER SECTION 09900 - PAINTS AND COATINGS.

SECTION 064000 - ARCHITECTURAL WOODWORK

A. GENERAL: INSTALL OWNER FURNISHED CASEWORK AND COUNTERTOPS; PROVIDE ACCESSORIES AS REQUIRED FOR COMPLETE FINISHED INSTALLATION.

B. STANDARDS: CONFORM TO ARCHITECTURAL WOODWORK INSTITUTE (AWI)/QUALITY STANDARDS OR WOODWORK INSTITUTE OF CALIFORNIA (WIC) "MANUAL OF MILLWORK" STANDARDS; MINIMUM PREMIUM GRADE.

C. SUBMITTALS: FURNISH PRODUCT DATA FOR CONTRACTOR FURNISHED ACCESSORIES INCLUDING SAMPLES OF EXPOSED MATERIALS.

D. STORAGE AND HANDLING: COMPLY WITH MANUFACTURER RECOMMENDATIONS.

E. ACCESSORIES: PROVIDE AS INDICATED AND AS REQUIRED TO INSTALL ARCHITECTURAL WOODWORK AS INDICATED; COORDINATE ACCESSORIES REQUIRED FOR INSTALLATION OF OWNER FURNISHED ARCHITECTURAL WOODWORK NOT FURNISHED WITH ARCHITECTURAL WOODWORK.

F. INSTALLATION: COMPLY WITH MANUFACTURER RECOMMENDATIONS AND REFERENCED STANDARDS. TAKE SPECIAL CARE COORDINATING INSTALLATION OF OWNER FURNISHED ARCHITECTURAL WOODWORK WITH MANUFACTURER RECOMMENDATIONS AND INSTALLATION INSTRUCTIONS.
   1. INSTALL WORK CONSISTENT WITH SPECIFIED QUALITY GRADE, PLUMB, LEVEL, TRUE AND STRAIGHT WITH NO DISTORTIONS.
   2. SCRIBE AND CUT FOR ACCURATE FIT TO OTHER FINISHED WORK.
   3. ENSURE MECHANICAL AND ELECTRICAL ITEMS AFFECTING ARCHITECTURAL WOODWORK ARE PROPERLY PLACE, COMPLETE, AND HAVE BEEN INSPECTED BY OWNER'S PROJECT MANAGER PRIOR TO COMMENCEMENT OF INSTALLATION.
   4. SECURE WORK TO GROUNDS, STRIPPING AND BLOCKING WITH COUNTERSUNK, CONCEALED FASTENERS AND BLIND NAILING AS REQUIRED FOR A COMPLETE INSTALLATION.
   5. SCRIBE AND CUT FOR ACCURATE FIT TO OTHER FINISHED WORK.
   6. INSTALL ARCHITECTURAL WOODWORK UNDER SUPERVISION OF FACTORY-TRAINED MECHANICS.
   7. ATTACH ARCHITECTURAL WOODWORK SECURELY IN PLACE WITH UNIFORM JOINTS PROVIDING FOR THERMAL AND BUILDING MOVEMENTS.
   8. ACCEPTABLE TOLERANCES: A VARIATION FROM TRUE POSITION: MAXIMUM 1/16" AT ANY POSITION AND MAXIMUM 1/8" IN ANY 10'-0" LENGTH.

G. ADJOINING SURFACES OF SAME MATERIAL: NO VARIATION PERMITTED.

DIVISION 07 - THERMAL AND MOISTURE PROTECTION

SECTION 072100 - THERMAL INSULATION

A. GENERAL: PROVIDE THERMAL INSULATION WITH ACCESSORIES AS REQUIRED FOR COMPLETE INSTALLATION.
   1. INSULATION INTEGRAL WITH ROOFING REPAIRS IS PROVIDED WITH ROOFING, AND ACOUSTICAL INSULATION IS PROVIDED WITH GYPSUM BOARD ASSEMBLIES.

B. THERMAL BATT INSULATION: OWENS CORNING/FS-25, USG/THERMAFIBER FS25, OR JOHNS MANVILLE/FSK-25; FOIL FACED VAPOR RETARDED FACED, VAPOR RETARDED TOWARD INSIDE. THICKNESS/R-VALUE: AS INDICATED ON DRAWINGS.

C. ACCESSORIES: PROVIDE TAPE OR PENETRATION ANCHORS WHERE REQUIRED TO ENSURE PERMANENT INSTALLATION.

D. INSTALLATION: COMPLY WITH MANUFACTURER RECOMMENDATIONS.

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PROJECT INFORMATION:

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SCOPE:	RELO DWN / NEW	PACKAGE:	1
DESIGN TYPE:	EASTON-G	GENERATION:	141Sa
LSD&C PROJECT #:	60685	A/E PROJECT #:	13643

REVISIONS:

	REQUIRED BY:	DATE
1	STOREFRONT REVISION - REV 1	6/10/2014
2	REVISION 2 - L.L. / PERMIT COMMENTS	6/27/2014

ELITE CONSTRUCTION GROUP
~~LAKE JACKSON, TX~~
PHONE: 979-285-0712
~~NOTE: THESE PRINTS HAVE BEEN~~
REDUCED BY 50 PERCENT. SCALE
~~WILL BE 50 PERCENT OF WHAT IS~~
NOTED ON PLANS

DATE ISSUED:	04/11/2014
DESIGNED BY:	SF
DRAWN BY:	TSG
CHECKED BY:	TBD

SPECIFICATIONS

DRAWING NUMBER:
A15.1