



**ADDENDUM #01
TO INVITATION TO BID #01**

**OLD GREENWICH SCHOOL – ADDITIONS AND ALTERATIONS
STATE PROJECT NUMBER 057-0115 EA/RR/CV
285 SOUND BEACH AVE
OLD GREENWICH, CT
APRIL 9, 2025**

The Contract Documents for this Invitation to Bid are modified and/or supplemented as follows and should be included in the Subcontractor's lump sum bid as it relates to their Bid Package Scope of Work:

GENERAL INFORMATION

Bid Package Scope of Work:

1. **ALL Bidders shall note, the BID DUE DATE HAS BEEN EXTENDED FOR ALL PACKAGES TO MONDAY APRIL 28, 2025 @ 11:00 APM EST.**

ALL BIDS will be received at the Board of Education of The Town of Greenwich **until 11:00 AM** as noted above and opened publicly and read aloud on **April 28, 2025** at the Board of Education of The Town of Greenwich, 290 Greenwich Ave, Greenwich, CT 06830 after which time no further bids will be accepted. All bidders must include the State Project No. **057-0115 EA/RR/CV** as well as the Greenwich Public Schools Number, Project Name and Bid Package Number & Description (Example – GPS #2511-25 – Old Greenwich School – BP# 1.4.1 – Masonry).

2. **Pre-Bid Walk-Thru Agenda** dated April 8, 2025 – (Attached)
Pre-Bid Walk-Thru Sign-in Sheet dated 4/8/2025 – Old Greenwich School – Additions and Alterations – (Attached)
3. **SP+A Bulletin #1** Dated April 8, 2025 - (Attached)

New Specifications:

The following sections have been added and are attached as part of this bulletin.

- 074213.23 Metal Composite Material Wall Panels (7) (Per RFI #3)
- 264313 Transient-Voltage Suppression For Low-Voltage Electrical Power Circuits (Per RFI #1)

Changes to the Specifications:

TABLE OF CONTENTS, Page 2, Division 07 – Thermal & Moisture Protection, add the following:

- "Section 074213 Metal Composite Material Wall Panels (Per RFI #3)

The bulletin consists of thirteen (13) pages of 8½" x 11" text.

End of SP+A Bulletin #1

4. Bid Package Revisions:
 - a) **ADDED - BID PACKAGE BP #1.1.1 – FINAL CLEANING (SA)** – Bid Package 1.1.1 Final Cleaning (Attached)
 - b) **REVISED - BID PACKAGE 1.8.1 – ALUMINUM GLASS AND GLAZING - (Attached):**
 - i. Added the following Scope of work to this Bid Package Item No. 35: Furnish and install metal composite material wall panels and soffit panels as identified on the Contract Drawings and Specification **074213.23 - METAL COMPOSITE MATERIAL WALL PANELS**
 - ii. Added specification 074213.23 – METAL COMPOSITE MATERIAL WALL PANELS and added line item on Bid Breakdown
 - c) **REVISED BID PACKAGE 1.26.1 – ELECTRICAL - (ATTACHED)**
 - i. Add the following Scope of Work to this Bid Package Item No. 74: This Subcontractor is responsible for the Specification **264313 - TRANSIENT-VOLTAGE SUPPRESSION FOR LOW-VOLTAGE ELECTRICAL POWER CIRCUITS** as identified in the Contract Documents.
 - ii. Revised Bid Package 1.26.1 – Electrical reflect added Specification 264313 - TRANSIENT-VOLTAGE SUPPRESSION FOR LOW-VOLTAGE ELECTRICAL POWER CIRCUITS to Scope of work.

5. **ALL Bidders** should incorporate the following Bid RFI questions with answers as they relate to their bid package scope of work:

a) **BID PACKAGE 1.2.1 – SELECTIVE DEMOLITION & HAZARDOUS MATERIAL ABATEMENT**

- **RFI #03: Question:** Is demolition required for new post in Server Room 1008A for steel post? CMU patch work?
Response: Refer to architectural sheet A011 for demolition notes. The structural post HSS 4x4x5/16 is to be anchored to the existing tunnel foundation wall. Sawcut and patch the existing CMU as required to center the new steel post to the tunnel foundation wall
- **RFI #04: Question:** P-101 - No slab Demo shown in Kitchen for underground? Floor repairs / finish needs to be identified
Response: Yes, trench is required at AGRU #1 and MSB. For clarification, infill and patch the areas as needed, and complete the finish with an epoxy flooring coating. The color should match the existing dark navy-blue epoxy.

b) **BID PACKAGE 1.3.1 - CONCRETE**

- **RFI #04: Question:** P-101 - No slab Demo shown in Kitchen for underground? Floor repairs / finish needs to be identified
- **Response:** Yes, trench is required at AGRU #1 and MSB. For clarification, infill and patch the areas as needed, and complete the finish with an epoxy flooring coating. The color should match the existing dark navy-blue epoxy

c) **BID PACKAGE 1.4.1 – MASONRY**

- **RFI #02: Question:** Wheel Chair Lift - Drawings A111 and A143 please identify wall types for GWB and CMU. Is wall capped?
Response: CMU Wall Type M6A and GWB Wall Type 3A. Refer to detail 11/A803 for clarification - 1½" thick wood cap with 1/2 reveal at knee wall. Wood Cap to be sanded smooth and stained.
- **RFI #03: Question:** Is demolition required for new post in Server Room 1008A for steel post? CMU patch work?
Response: Refer to architectural sheet A011 for demolition notes. The structural post HSS 4x4x5/16 is to be anchored to the existing tunnel foundation wall. Sawcut and patch the existing CMU as required to center the new steel post to the tunnel foundation wall.

d) **BID PACKAGE 1.5.1 - STRUCTURAL STEEL**

- **RFI #03: Question:** Is demolition required for new post in Server Room 1008A for steel post? CMU patch work?
Response: Refer to architectural sheet A011 for demolition notes. The structural post HSS 4x4x5/16 is to be anchored to the existing tunnel foundation wall. Sawcut and patch the existing CMU as required to center the new steel post to the tunnel foundation wall.

e) **BID PACKAGE 1.6.2 – ARCHITECTURAL WOODWORK**

- **RFI #02: Question:** Wheel Chair Lift - Drawings A111 and A143 please identify wall types for GWB and CMU. Is wall capped?
Response: CMU Wall Type M6A and GWB Wall Type 3A. Refer to detail 11/A803 for clarification - 1½" thick wood cap with 1/2 reveal at knee wall. Wood Cap to be sanded smooth and stained

f) **BID PACKAGE 1.8.1 – ALUMINUM GLASS AND GLAZING**

- **RFI #05: Question:** Composite metal panels are shown on the Contract Drawings, (A500, A531, A532, etc.) however, there is no specification. Please advise
Response: This specification issued with SP+A Bulletin #1.

g) **BID PACKAGE 1.9.1 – GYPSUM DRYWALL AND GENERAL TRADES**

- **RFI #02: Question:** Wheel Chair Lift - Drawings A111 and A143 please identify wall types for GWB and CMU. Is wall capped?
Response: CMU Wall Type M6A and GWB Wall Type 3A. Refer to detail 11/A803 for clarification - 1½" thick wood cap with 1/2 reveal at knee wall. Wood Cap to be sanded smooth and stained.
- **RFI #11: Question:** Specification 092900 is stating all gypsum board is to be abuse resistant, can type X board be used above finished ceilings? Also, please confirm all drywall soffits and ceilings will receive abuse resistant gypsum?
Response: Abuse-resistant unless otherwise noted. Regular gypsum to be used per 2.3.B. Type X (fire-rated) core shall only be installed where ratings are called for on the Drawings. Confirmed.

h) BID PACKAGE 1.9.5 – PAINTING & WALL COVERING

- **RFI #04:** **Question:** P-101 - No slab Demo shown in Kitchen for underground? Floor repairs / finish needs to be identified
Response: Yes, trench is required at AGRU #1 and MSB. For clarification, infill and patch the areas as needed, and complete the finish with an epoxy flooring coating. The color should match the existing dark navy-blue epoxy.

i) BID PACKAGE 1.26.1 – ELECTRICAL

- **RFI #01:** **Question:** Section 264313 Transient-Voltage Suppression for Low-Voltage Electrical Power Circuit is listed on TOC however there is no Specification
Response: This specification issued with SP+A Bulletin #1.

j) BID PACKAGE 1.31.1 - SITEWORK

- **RFI #04:** **Question:** P-101 - No slab Demo shown in Kitchen for underground? Floor repairs / finish needs to be identified
Response: Yes, trench is required at AGRU #1 and MSB. For clarification, infill and patch the areas as needed, and complete the finish with an epoxy flooring coating. The color should match the existing dark navy-blue epoxy.
- **RFI #10:** **Question:** Alternate #1 - Raised Garden Planter: Who is responsible to furnish and install the Raised Garden Planter?
Response: Bid Package - BP #1.31.1 - Sitework

END ADDENDUM 01

Attachment(s):

Pre-Bid Conferenced Agenda dated 4/8/2025

Pre-Bid Conference Sign-in Sheet dated 4/8/2025 – Old Greenwich School – Additions and Alterations

SP+A Bulletin #1 dated 4/8/2025

BP #1.1.1 – Final Cleaning - Scope of Work

BP #1.8.1 – Aluminum Glass and Glazing – Scope of Work

BP #1.26.1 – Electrical – Scope of Work

PRE-BID WALTHROUGH AGENDA

INVITATION TO BID #01

OLD GREENWICH SCHOOL – ADDITIONS AND ALTERATIONS
285 SOUND BEACH AVENUE
OLD GREENWICH, CT

DATE: APRIL 8, 2025
TIME: SCHEDULED 11:00 AM
NON-MANDATORY



1. INTRODUCTION

Owner: Town of Greenwich
Construction Managers: Downes Construction Company
Architect and M/E/P/FP: Silver Petrucelli + Associates
Civil Engineer, Landscaping and Environmental: Langan
Structural Engineer: Michael Horton Associates
Technology: D'Agostino & Associates

2. PROJECT DESCRIPTION

Old Greenwich School was constructed in 1902 with additions in 1925, 1950, 1957 and 1995. The school is a three (3) story building with an attic, tunnels and crawl spaces throughout. The existing school is approximately 68,000 square feet with a new 7,800 SF +/- addition being constructed. The project is divided into six (6) separate phases and subsequent sub-phases in order to maintain school operations throughout construction. Reference the Contract Documents to identify Scope of Work.

3. BID DOCUMENTS

- Available to all interested bidders from Downes via SmartBid, State of Connecticut DAS Portal or Greenwich Public Schools website. Bid Documents Include:
 - DOWNES Project Manual dated 03/31/2025
- Addenda will be issued to those bidders who received documents directly from Downes.

4. PACKAGES OUT TO BID:

Bid Package	GPS BP #	Description
Bid Package #1.2.1	2509-25	Selective Demolition & Hazardous Material Abatement
Bid Package #1.3.1	2510-25	Concrete
Bid Package #1.4.1	2511-25	Masonry
Bid Package #1.5.1	2512-25	Structural Steel
Bid Package #1.5.2	2513-25	Misc. Metals (SA)
Bid Package #1.6.1	2514-25	Architectural Woodwork
Bid Package #1.7.1	2515-25	Roofing
Bid Package #1.8.1	2516-25	Aluminum Glass & Glazing
Bid Package #1.9.1	2517-25	Gypsum Drywall & General Trades
Bid Package #1.9.2	2518-25	Flooring & Tile (SA)
Bid Package #1.9.3	2519-25	Acoustical Ceilings (SA)
Bid Package #1.9.4	2520-25	Painting & Wallcovering (SA)

Bid Package #1.10.1	2521-25	Specialties & Equipment
Bid Package #1.14.1	2522-25	Elevator
Bid Package #1.21.1	2523-25	Fire Suppression System
Bid Package #1.22.1	2524-25	Plumbing System
Bid Package #1.23.1	2525-25	HVAC System
Bid Package #1.26.1	2526-25	Electrical Systems
Bid Package #1.31.1	2527-25	Sitework
Bid Package #1.32.2	2528-25	Landscaping (SA)

All bidders whose bids exceed \$1,000,000.00 shall hold a current DAS Contractor Prequalification Certificate (not a predetermination letter) from the Department of Administrative Services of the State of Connecticut according to Connecticut General Statutes Section 4a-100, 4b-101 and 4b-91. Bidders shall submit with their bids a current Update (bid) Statement. Failure to submit this item with the bid subjects your bid to disqualification. If you have any questions regarding these requirements contact the State of CT.DAS, at telephone number 860-713-5280 or visit their web site at www.das.state.ct.us

5. **BID DUE DATE AND TIME** – **April 21, 2025 at 11:00 AM** Subject to change via Addenda.
6. **COMMISSION ON HUMAN RIGHTS AND OPPORTUNITIES (CHRO)** - The Subcontractors who are selected to perform this State project must comply with CONN. GEN. STAT. §§ 4a-60, 4a-60a, 4a-60g, and 46a-68b through 46a-68f, inclusive, as amended by June 2015 Special Session Public Act 15-5. An Affirmative Action Plan must be filed with and approved by the Commission on Human Rights and Opportunities prior to the commencement of construction. State law requires a minimum of twenty-five (25%) percent of the state-funded portion of the contract for award to subcontractors holding current certification from the Connecticut Department of Administrative Services ("DAS") under the provisions of CONN. GEN. STAT. § 4a-60g, as amended. (25% of the work with DAS certified Small and Minority owned businesses and 25% of that work with DAS certified Minority, Women and/or Disabled owned businesses.) The contractor must demonstrate good faith effort to meet the 25% set-aside goals. For municipal public works contracts and quasi-public agency projects, the contractor must file a written or electronic non-discrimination certification with the Commission on Human Rights and Opportunities. Forms can be found at http://www.ct.gov/opm/cwp/view.asp?a=2982&q=390928&opmNav_GID=1806
7. **ALL BIDS** will be received at the Board of Education of The Town of Greenwich **until 11:00 AM** as noted above and opened publicly and read aloud on **April 21, 2025** at the Board of Education of The Town of Greenwich, 290 Greenwich Ave, Greenwich, CT 06830 after which time no further bids will be accepted. All bidders must include the State Project No. **057-0115 EA/RR/CV** as well as the Greenwich Public Schools Number, Project Name and Bid Package Number & Description (Example – GPS #2511-25 – Old Greenwich School – BP# 1.4.1 – Masonry).
8. **BID FORM REVIEW-**
All bids for all bid packages are to be submitted by mail or via hand delivery, with all spaces filled in. Faxed bids will be rejected. Those bidders who are bidding more than one Bid Package Scope of Work should submit their bids on separate Bid Forms in separate, sealed envelopes unless they are submitting combined bids for which a space has been provided. The Bid Form must be accompanied by the following:
 - A. Bid Security in the amount of Ten Percent (10%) of the Base Bid Sum (Bid Bond or Certified Check) as required.
 - B. Substitution Listing (As Applicable);
 - C. Workman's Compensation Experience Modification Factor (EMR) form from insurer;

- D. Non-Collusion Affidavit;
- E. Acknowledgement of Surety;
- F. Contractor's Qualification Statement (AIA Document A305, 1986 Edition), provide past experience with projects of a similar nature and scope within the past 5 years;
- G. Proof of Insurance in accordance with Contract Requirements on Sample Accord Form

9. PERFORMANCE AND PAYMENT BONDS – The successful bidders will be required to provide 100% Performance and Labor and Material Payment Bonds. Bidders are requested to indicate the added cost to the base bid of 100% Performance and Labor and Material Payment Bonds in the appropriate space on the bid form. The owner must be included as a “dual obligee” on all bonds. Surety companies providing performance and payment bond(s) must be licensed to do business in Connecticut and be approved as sureties on Government contract pursuant to U.S. Treasury Circular No. 570, published annually in the Federal Register.

10. LIQUIDATED DAMAGES – Liquidated Damages per section 6.1.6 AIA133 – 2019 will be assessed per schedule phases. Individual trade partners will be held accountable for any slippage that will hold up millstones & completion as shown on the schedule. It is imperative that all documents required are turnover in a timely manner as to not allow missed dates on the phased schedules. These include but are not limited to the following: Contract execution, COI's, Submittals, RFI's, Fabrication timeline, attending meetings & manpower.

11. PREVAILING WAGE RATES - The State of Connecticut Department of Labor and all associated statutes and regulations shall govern labor wages on this project.

12. TAX EXEMPT - This project is tax-exempt. Reference Supplemental Instructions paragraph C.

13. BIDDING REQUESTS FOR INFORMATION (RFI) REGARDING THE ABOVE TRADE PACKAGES All questions regarding bidding procedures, bidding documents and construction procedures are to be directed in RFI form to the Construction Manager Downes Construction Company at OGSbid@Downesco.com. All answers will be published by written Addendum. Extension of the RFI deadline may only be revised by written addendum. Questions received verbally will not be answered. The RFI submission deadline is five (5) business days prior to the bid due date at 12 noon EST. RFI submission deadline may be extended by addenda at the CM's discretion.

14. CERTIFIED PAYROLLS – All Subcontractors shall note the following in regards to WEEKLY certified payrolls:

- As this is a Prevailing Wage project, each Contractor must follow all the rules, guidelines and regulations set forth by the CT Department of Labor. Please read and adhere to all of the contents pertaining to Prevailing Wage as set forth in this document.
- A reminder that Prevailing wages are updated (changed) every July 1st by the State Department of Labor. Each Contractor is responsible to find out the new rates and to make the appropriate changes on its first payroll after July 1st. Each Subcontractor is responsible for assuming and including wage increases in their lump sum bids accordingly. No change orders will be entertained as they relate to periodic prevailing wage rate increases.
- Each contractor must send Certified Payroll submissions to *Certified Paychecks via email*. No hard copy originals will be required to be submitted to the consultant or Downes. The current email is payroll@certifiedpaycheck.com. (Contact is Kathy Wimmer at kwimmer@certifiedpaycheck.com).

- Certified payrolls must be completely filled out Weekly basis and must be received by Thursday of the following week, otherwise no payment will be allowed without correct receipt of certified payrolls (obviously all appropriate standard State of CT forms must be used). Employee's Social Security numbers should not appear on the payrolls.
- Each Contractor must send its completed Monthly Employment Utilization Report Form for the Commission on Human Rights and Opportunities. to *Certified Paychecks via email*. No hard copy originals will be required to be submitted to the consultant or Downes. The current email is payroll@certifiedpaycheck.com. (Contact is Kathy Wimmer at kwimmer@certifiedpaycheck.com). THESE REPORTS MUST BE SUBMITTED ALONG WITH THE CERTIFIED PAYROLLS.
- It is a state law that all private employees and apprentices who perform manual labor for a Contractor on a public building project must have completed the 10-hour Outreach Course in accordance with federal OSHA Training Institute standards, and for telecommunications workers, a 10-hour training course in accordance with federal OSHA standards, 29 CFR 1910.268. A Certification card is not compliant if it is more than 5 years old.
- Each Contractor must affix a copy of the construction safety course completion card to the first certified payroll submitted to the *Certified Paychecks* in accordance with Connecticut General Statute 31-53(f) on which such employee's name first appears.

15. INSURANCE – The successful bidder will be required to provide insurance in accordance with the limits set forth in Section 4 of Downes Supplemental Instructions or those indicated elsewhere in the Contract Documents. Whichever coverage may be higher. The successful bidder shall procure at their own expense Workmen's Compensation, Comprehensive General Liability, Automobile Liability and other insurance with coverage and limits as defined in the Contract Documents. Certificates of Insurance with the above coverage must be submitted before starting work on the project. Thirty (30) days notice is required before cancellation.

16. SUPPLEMENTAL INSTRUCTIONS

- DCC Supplemental Instructions and Town of Greenwich are contained in Project Manual
- Bidders should review thoroughly.

17. CONTRACT AGREEMENT

- Sample A401 - 2017 Agreement Between Contractor and Subcontractor contained inside the Downes Project Manual.
- Contracts will be between Downes and Subcontractor.

18. JOBSITE SAFETY

- All Contractors will go through a jobsite safety orientation and be issued a sticker indicating completion of the orientation.
- All employees and visitors shall wear "Safety trained hard hat label identification" at all times while on the Old Greenwich School property. These hard hat labels will be numbered and used to identify each person on the jobsite. See Supplemental Instructions Paragraph R for additional information.

19. SCHEDULE & PHASING

- Logistics Plan and Schedule is attached as included in Downes Project Manual.
- Material Procurement and Long Lead Times – **Contractors to provide lead time information on the bid form as requested in the bid documents (where applicable).**

20. CONSTRUCTION PARKING - There is no parking on the Construction Job Site

21. DISCUSSION/QUESTIONS

All questions to OGSbid@Downesco.com.

22. WALK-THROUGH



**PRE-BID CONFERENCE SIGN-IN SHEET
OLD GREENWICH SCHOOL - ADDITIONS AND ALTERATIONS
INVITATION TO BID #01**

DATE: April 8, 20252 @ 11:00 AM

285 Sound Beach Ave

Old Greenwich, CT



DOWNES
CONSTRUCTION

ATTENDEES:

[illegible]

ADDITION & ALTERATIONS

**OLD GREENWICH SCHOOL
285 SOUND BEACH AVENUE
OLD GREENWICH, CT 06870
STATE PROJECT #057-0115 EA/RR/CV**

S/P+A PROJECT #22.382

DATE: April 8, 2025

The following changes to the Drawings and Project Specifications shall become a part of the Drawings and Project Specifications; superseding previously issued Drawings and Project Specifications to the extent modified by Bulletin #1.

New Specifications:

- The following sections have been added and are attached as part of this bulletin.
 - 074213.23 Metal Composite Material Wall Panels (7) (*Per RFI #3*)
 - 264313 Transient-Voltage Suppression For Low-Voltage Electrical Power Circuits (5) (*Per RFI #1*)

Changes to the Specifications:

- TABLE OF CONTENTS, Page 2, Division 07 – Thermal & Moisture Protection, add the following:

“Section 074213 Metal Composite Material Wall Panels 7” (*Per RFI #3*)

The bulletin consists of thirteen (13) pages of 8½” x 11” text .
End of Bulletin #1

SECTION 074213.23 - METAL COMPOSITE MATERIAL WALL PANELS

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

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

1.2 SUMMARY

- A. Section includes metal composite material wall and soffit panels.

1.3 PRE-INSTALLATION MEETINGS

- A. Pre-installation Conference: Conduct conference at Project site.

1.4 ACTION SUBMITTALS

- A. Product Data: For each type of product.
 - 1. Include construction details, material descriptions, dimensions of individual components and profiles, and finishes for each type of panel and accessory.
- B. Shop Drawings:
 - 1. Include fabrication and installation layouts of metal composite material panels; details of edge conditions, joints, panel profiles, corners, anchorages, attachment assembly, trim, flashings, closures, and accessories; and special details.
 - 2. Accessories: Include details of the flashing, trim, and anchorage, at a scale of not less than 1½ inches per 12 inches.
- C. Samples: For each type of exposed finish required, prepared on Samples of size indicated below.
 - 1. Metal Composite Material Panels: 12 inches long by actual panel width. Include fasteners, closures, and other metal composite material panel accessories.

1.5 INFORMATIONAL SUBMITTALS

- A. Qualification Data: For Installer.
- B. Product Test Reports: For each product, tests performed by a qualified testing agency.
- C. Sample Warranties: For special warranties.

1.6 CLOSEOUT SUBMITTALS

- A. Maintenance Data: For metal composite material panels to include in maintenance manuals.

1.7 QUALITY ASSURANCE

- A. Installer Qualifications: An entity that employs installers and supervisors who are trained and approved by manufacturer.

1.8 DELIVERY, STORAGE, AND HANDLING

- A. Deliver components, metal composite material panels, and other manufactured items so as not to be damaged or deformed. Package metal composite material panels for protection during transportation and handling.
- B. Unload, store, and erect metal composite material panels in a manner to prevent bending, warping, twisting, and surface damage.
- C. Stack metal composite material panels horizontally on platforms or pallets, covered with suitable weathertight and ventilated covering. Store metal composite material panels to ensure dryness, with positive slope for drainage of water. Do not store metal composite material panels in contact with other materials that might cause staining, denting, or other surface damage.
- D. Retain strippable protective covering on metal composite material panels during installation.

1.9 FIELD CONDITIONS

- A. Weather Limitations: Proceed with installation only when existing and forecasted weather conditions permit assembly of metal composite material panels to be performed according to manufacturers' written instructions and warranty requirements.

1.10 COORDINATION

- A. Coordinate metal composite material panel installation with rain drainage work, flashing, trim, construction of soffits, and other adjoining work to provide a leakproof, secure, and noncorrosive installation.

1.11 WARRANTY

- A. Special Warranty: Manufacturer's standard form in which manufacturer agrees to repair or replace components of metal composite material panel systems that fail in materials or workmanship within specified warranty period.

- 1. Failures include, but are not limited to, the following:

- a. Structural failures including rupturing, cracking, or puncturing.
 - b. Deterioration of metals and other materials beyond normal weathering.

- 2. Warranty Period: Five (5) years from date of Substantial Completion.

- B. Special Warranty on Panel Finishes: Manufacturer's standard form in which manufacturer agrees to repair finish or replace metal composite material panels that show evidence of deterioration of factory-applied finishes within specified warranty period.

- 1. Exposed Panel Finish: Deterioration includes, but is not limited to, the following:

- a. Color fading more than 5 Hunter units when tested according to ASTM D 2244.
 - b. Chalking in excess of a No. 8 rating when tested according to ASTM D 4214.
 - c. Cracking, checking, peeling, or failure of paint to adhere to bare metal.

2. Finish Warranty Period: Twenty (20) years from date of Substantial Completion.

PART 2 - PRODUCTS

2.1 PERFORMANCE REQUIREMENTS

- A. Structural Performance: Provide metal composite material panel systems capable of withstanding the effects of the following loads, based on testing according to ASTM E 330:
 1. Wind and Other Design Loads: As indicated on Drawings and per Building Code, whichever is most stringent.
 2. Deflection Limits: For wind loads, no greater than 1/180 of the span.
- B. Air Infiltration: Air leakage of not more than 0.06 cfm/sq. ft. when tested according to ASTM E 283 at the following test-pressure difference:
 1. Test-Pressure Difference: 1.57 lbf/sq. ft.
- C. Water Penetration under Static Pressure: No water penetration when tested according to ASTM E 331 at the following test-pressure difference:
 1. Test-Pressure Difference: 6.24 lbf/sq. ft.
- D. Thermal Movements: Allow for thermal movements from ambient and surface temperature changes by preventing buckling, opening of joints, overstressing of components, failure of joint sealants, failure of connections, and other detrimental effects. Base calculations on surface temperatures of materials due to both solar heat gain and nighttime-sky heat loss.
 1. Temperature Change (Range): 120 deg F, ambient; 180 deg F, material surfaces.

2.2 METAL COMPOSITE MATERIAL WALL PANELS

- A. Metal Composite Material Wall Panel Systems: Provide factory-formed and -assembled, metal composite material wall panels fabricated from two (2) metal facings that are bonded to a solid, extruded thermoplastic core; formed into profile for installation method indicated. Include attachment assembly components, and accessories required for weathertight system.
 1. Basis of Design:
 - a. Laminators Inc.; **Omega-Lite Panel**
 2. Products: Subject to compliance with requirements, available products that may be incorporated into the Work include, but are not limited to, the following:
 - a. Alcan Composites USA Inc.
 - b. ALPOLIC, Division of Mitsubishi Chemical America, Inc.
 - c. Alucoil North America
 - d. Substitutions: Under provisions of Section 012500 "Substitution Procedures".
- B. Aluminum-Faced Composite Wall Panels: Formed with 0.020-inch-thick, coil-coated aluminum sheet facings.
 1. Panel Thickness: ¼-inch.
 2. Core: Standard.

3. Facing: Smooth.
4. Exterior Finish: Two-coat fluoropolymer.
 - a. Color: As selected by Architect and Owner from manufacturer's entire range.

C. Attachment Assembly Components: Formed from extruded aluminum.

D. Attachment Assembly: **Clip and Caulk.**

2.3 MISCELLANEOUS MATERIALS

- A. Miscellaneous Metal Subframing and Furring: ASTM C 645, cold-formed, metallic-coated steel sheet ASTM A 653, G90 coating designation or ASTM A 792, Class AZ50 aluminum-zinc-alloy coating designation unless otherwise indicated. Provide manufacturer's standard sections as required for support and alignment of metal composite material panel system.
- B. Panel Accessories: Provide components required for a complete, weathertight panel system including trim, copings, fasciae, mullions, sills, corner units, clips, flashings, sealants, gaskets, fillers, closure strips, vents, and similar items. Match material and finish of metal composite material panels unless otherwise indicated.
- C. Flashing and Trim: Provide flashing and trim formed from same material as metal composite material panels as required to seal against weather and to provide finished appearance. Locations include, but are not limited to, bases, drips, sills, jambs, corners, endwalls, framed openings, rakes, fasciae, parapet caps, soffits, reveals, and fillers. Finish flashing and trim with same finish system as adjacent metal composite material panels.
- D. Panel Fasteners: Self-tapping screws designed to withstand design loads. Provide exposed fasteners with heads matching color of metal composite material panels by means of plastic caps or factory-applied coating. Provide EPDM or PVC sealing washers for exposed fasteners.
- E. Panel Sealants: ASTM C 920; elastomeric polyurethane or silicone sealant; of type, grade, class, and use classifications required to seal joints in metal composite material panels and remain weathertight; and as recommended in writing by metal composite material panel manufacturer.

2.4 FABRICATION

- A. General: Fabricate and finish metal composite material panels and accessories at the factory, by manufacturer's standard procedures and processes, as necessary to fulfill indicated performance requirements demonstrated by laboratory testing. Comply with indicated profiles and with dimensional and structural requirements.
- B. Sheet Metal Flashing and Trim: Fabricate flashing and trim to comply with manufacturer's recommendations and recommendations in SMACNA's "Architectural Sheet Metal Manual" that apply to design, dimensions, metal, and other characteristics of item indicated.
 1. Form exposed sheet metal accessories that are without excessive oil canning, buckling, and tool marks and that are true to line and levels indicated, with exposed edges folded back to form hems.
 2. Seams for Aluminum: Fabricate non-moving seams with flat-lock seams. Form seams and seal with epoxy seam sealer. Rivet joints for additional strength.
 3. Sealed Joints: Form non-expansion, but movable, joints in metal to accommodate sealant and to comply with SMACNA standards.

4. Conceal fasteners and expansion provisions where possible. Exposed fasteners are not allowed on faces of accessories exposed to view.
5. Fabricate cleats and attachment devices from same material as accessory being anchored or from compatible, non-corrosive metal recommended in writing by metal panel manufacturer.
 - a. Size: As recommended by SMACNA's "Architectural Sheet Metal Manual" or metal wall panel manufacturer for application but not less than thickness of metal being secured.

2.5 FINISHES

- A. Protect mechanical and painted finishes on exposed surfaces from damage by applying a strippable, temporary protective covering before shipping.
- B. Appearance of Finished Work: Variations in appearance of abutting or adjacent pieces are acceptable if they are within one-half of the range of approved Samples. Noticeable variations in same piece are not acceptable. Variations in appearance of other components are acceptable if they are within the range of approved Samples and are assembled or installed to minimize contrast.
- C. Aluminum Panels and Accessories:
 1. Two-Coat Fluoropolymer: AAMA 620. Fluoropolymer finish containing not less than seventy percent (70%) PVDF resin by weight in color coat. Prepare, pretreat, and apply coating to exposed metal surfaces to comply with coating and resin manufacturers' written instructions.

PART 3 - EXECUTION

3.1 EXAMINATION

- A. Examine substrates, areas, and conditions, with Installer present, for compliance with requirements for installation tolerances, metal composite material panel supports, and other conditions affecting performance of the Work.
 1. Examine wall sheathing to verify that sheathing joints are supported by framing or blocking, and that installation is within flatness tolerances required by metal composite material wall panel manufacturer.
 - a. Verify that air- or water-resistive barriers have been installed over sheathing or backing substrate to prevent air infiltration or water penetration.

- B. Examine roughing-in for components and assemblies penetrating metal composite material panels to verify actual locations of penetrations relative to seam locations of metal composite material panels before installation.
- C. Proceed with installation only after unsatisfactory conditions have been corrected.

3.2 PREPARATION

- A. Miscellaneous Supports: Install subframing, furring, and other miscellaneous panel support members and anchorages according to ASTM C 754 and metal composite material panel manufacturer's written recommendations.

3.3 METAL COMPOSITE MATERIAL PANEL INSTALLATION

- A. General: Install metal composite material panels according to manufacturer's written instructions in orientation, sizes, and locations indicated on Drawings. Install panels perpendicular to supports unless otherwise indicated. Anchor metal composite material panels and other components of the Work securely in place, with provisions for thermal and structural movement.
1. Shim or otherwise plumb substrates receiving metal composite material panels.
 2. Flash and seal metal composite material panels at perimeter of all openings. Fasten with self-tapping screws. Do not begin installation until air- or water-resistive barriers and flashings that will be concealed by metal composite material panels are installed.
 3. Install screw fasteners in pre-drilled holes.
 4. Locate and space fastenings in uniform vertical and horizontal alignment.
 5. Install flashing and trim as metal composite material panel work proceeds.
 6. Locate panel splices over, but not attached to, structural supports. Stagger panel splices and end laps to avoid a four-panel lap splice condition.
 7. Align bottoms of metal composite material panels and fasten with blind rivets, bolts, or self-tapping screws. Fasten flashings and trim around openings and similar elements with self-tapping screws.
 8. Provide weathertight escutcheons for pipe- and conduit-penetrating panels.
- B. Fasteners:
1. Aluminum Panels: Use aluminum or stainless-steel fasteners for surfaces exposed to the exterior; use aluminum or galvanized-steel fasteners for surfaces exposed to the interior.
- C. Metal Protection: Where dissimilar metals contact each other or corrosive substrates, protect against galvanic action as recommended in writing by metal composite material panel manufacturer.
- D. Attachment Assembly, General: Install attachment assembly required to support metal composite material wall panels and to provide a complete weathertight wall system, including subgirts, perimeter extrusions, tracks, drainage channels, panel clips, and anchor channels.
1. Include attachment to supports, panel-to-panel joinery, panel-to-dissimilar-material joinery, and panel-system joint seals.
- E. Clip Installation: Attach panel clips to supports at locations, spacings, and with fasteners recommended by manufacturer.
1. Seal horizontal and vertical joints between adjacent panels with sealant backing and sealant. Install sealant backing and sealant according to requirements specified in Section 079200 "Joint Sealants."
 2. Seal horizontal and vertical joints between adjacent metal composite material wall panels with manufacturer's standard gaskets.
- F. Accessory Installation: Install accessories with positive anchorage to building and weathertight mounting and provide for thermal expansion. Coordinate installation with flashings and other components.
1. Install components required for a complete metal composite material panel assembly including trim, copings, corners, seam covers, flashings, sealants, gaskets, fillers, closure strips, vents, and similar items. Provide types indicated by metal composite material

panel manufacturer; or, if not indicated, provide types recommended in writing by metal composite material panel manufacturer.

- G. Flashing and Trim: Comply with performance requirements, manufacturer's written installation instructions, and SMACNA's "Architectural Sheet Metal Manual." Provide concealed fasteners where possible and set units true to line and level as indicated. Install work with laps, joints, and seams that are permanently watertight.
1. Install exposed flashing and trim that is without buckling and tool marks and that is true to line and levels indicated, with exposed edges folded back to form hems. Install sheet metal flashing and trim to fit substrates and to result in waterproof performance.
 2. Expansion Provisions: Provide for thermal expansion of exposed flashing and trim. Space movement joints at a maximum of 10 feet with no joints allowed within 24 inches of corner or intersection. Where lapped expansion provisions cannot be used or would not be sufficiently waterproof, form expansion joints of intermeshing hooked flanges, not less than 1-inch-deep, filled with mastic sealant (concealed within joints).

3.4 ERECTION TOLERANCES

- A. Installation Tolerances: Shim and align metal composite material wall panel units within installed tolerance of 1/4-inch in 20 feet, non-accumulative, on level, plumb, and location lines as indicated, and within 1/8-inch offset of adjoining faces and of alignment of matching profiles.

3.5 CLEANING AND PROTECTION

- A. Remove temporary protective coverings and strippable films, if any, as metal composite material panels are installed, unless otherwise indicated in manufacturer's written installation instructions. On completion of metal composite material panel installation, clean finished surfaces as recommended by metal composite material panel manufacturer. Maintain in a clean condition during construction.
- B. After metal composite material panel installation, clear weep holes and drainage channels of obstructions, dirt, and sealant.
- C. Replace metal composite material panels that have been damaged or have deteriorated beyond successful repair by finish touchup or similar minor repair procedures.

END OF SECTION 074213.23

SECTION 264313 - TRANSIENT-VOLTAGE SUPPRESSION FOR LOW-VOLTAGE ELECTRICAL POWER CIRCUITS

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

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

1.2 SUMMARY

- A. Section includes field-mounted TVSS for low-voltage (120 to 600 V) power distribution and control equipment.
- B. Related Sections:
 - 1. Section 262413 "Switchboards" for factory-installed TVSS.
 - 2. Section 262726 "Wiring Devices" for devices with integral TVSS.

1.3 DEFINITIONS

- A. ATS: Acceptance Testing Specifications.
- B. SVR: Suppressed voltage rating.
- C. TVSS: Transient voltage surge suppressor(s), both singular and plural; also, transient voltage surge suppression.

1.4 SUBMITTALS

- A. Product Data: For each type of product indicated. Include rated capacities, operating weights, electrical characteristics, furnished specialties, and accessories.
- B. Qualification Data: For qualified testing agency.
- C. Product Certificates: For TVSS devices, from manufacturer.
- D. Field quality-control reports.
- E. Operation and Maintenance Data: For TVSS devices to include in emergency, operation, and maintenance manuals.
- F. Warranties: Sample of special warranties.

1.5 QUALITY ASSURANCE

- A. Testing Agency Qualifications: Member company of NETA or an NRTL.
 - 1. Testing Agency's Field Supervisor: Currently certified by NETA to supervise on-site testing.

TRANSIENT VOLTAGE SUPPRESSION FOR LOW-VOLTAGE ELECTRICAL POWER CIRCUITS

- B. Electrical Components, Devices, and Accessories: Listed and labeled as defined in NFPA 70, by a testing agency, and marked for intended location and application.
- C. Comply with IEEE C62.41.2 and test devices according to IEEE C62.45.
- D. Comply with NEMA LS 1.
- E. Comply with UL 1283 and UL 1449.
- F. Comply with NFPA 70.

1.6 PROJECT CONDITIONS

- A. Interruption of Existing Electrical Service: Do not interrupt electrical service to facilities occupied by Owner or others unless permitted under the following conditions and then only after arranging to provide temporary electrical service according to requirements indicated:
 - 1. Notify Architect and Construction Manager no fewer than two (2) days in advance of proposed electrical service interruptions.
 - 2. Do not proceed with interruption of electrical service without Architect and Construction Manager written permission.
- B. Service Conditions: Rate TVSS devices for continuous operation under the following conditions unless otherwise indicated:
 - 1. Maximum Continuous Operating Voltage: Not less than one hundred fifteen percent (115%) of nominal system operating voltage.
 - 2. Operating Temperature: 30 to 120 deg F.
 - 3. Humidity: Zero to eighty-five percent (0-85%), noncondensing.
 - 4. Altitude: Less than 20,000 feet above sea level.

1.7 COORDINATION

- A. Coordinate location of field-mounted TVSS devices to allow adequate clearances for maintenance.

1.8 WARRANTY

- A. Special Warranty: Manufacturer's standard form in which manufacturer agrees to repair or replace components of surge suppressors that fail in materials or workmanship within specified warranty period.
 - 1. Warranty Period: Five (5) years from date of Substantial Completion.
- B. Special Warranty for Cord-Connected, Plug-in Surge Suppressors: Manufacturer's standard form in which manufacturer agrees to repair or replace electronic equipment connected to circuits protected by surge suppressors.

1.9 EXTRA MATERIALS

- A. Furnish extra materials that match products installed and that are packaged with protective covering for storage and identified with labels describing contents.
 - 1. Replaceable Protection Modules: One (1) of each size and type installed.

PART 2 - PRODUCTS

2.1 SERVICE ENTRANCE SUPPRESSORS (TYPE 1)

- A. Basis-of-Design Product: Subject to compliance with requirements, provide product indicated on Drawings or comparable product by one (1) of the following:
1. ABB USA
 2. AC Data Solutions
 3. Advanced Protection Technologies Inc. (APT)
 4. Atlantic Scientific
 5. Current Technology Inc.; Danaher Power Solutions
 6. Danaher Power Solutions; United Power Products
 7. Eaton Electrical Inc.; Cutler-Hammer Business Unit
 8. General Electric Company; GE Consumer & Industrial - Electrical Distribution
 9. Intermatic, Inc.
 10. LEA International
 11. Leviton Mfg. Company Inc.
 12. Liebert Corporation; a division of Emerson Network Power
 13. Northern Technologies, Inc.; a division of Emerson Network Power
 14. Siemens Energy & Automation, Inc.
 15. Square D; a brand of Schneider Electric
 16. Surge Suppression Incorporated
- B. Surge Protection Devices:
1. Comply with UL 1449, Type 1.
 2. Modular design (with field-replaceable modules).
 3. Fuses, rated at 200-kA interrupting capacity.
 4. Fabrication using bolted compression lugs for internal wiring.
 5. Integral disconnect switch.
 6. Redundant suppression circuits.
 7. Redundant replaceable modules.
 8. Arrangement with copper bus bars and for bolted connections to phase buses, neutral bus, and ground bus.
 9. Arrangement with wire connections to phase buses, neutral bus, and ground bus.
 10. LED indicator lights for power and protection status.
 11. Audible alarm, with silencing switch, to indicate when protection has failed.
 12. Form-C contacts rated at 5 A and 250-V ac, one (1) normally open and one (1) normally closed, for remote monitoring of protection status. Contacts shall reverse on failure of any surge diversion module or on opening of any current-limiting device. Coordinate with building power monitoring and control system.
 13. Six-digit transient-event counter set to totalize transient surges.
- C. Peak Single-Impulse Surge Current Rating: 320 kA per mode/640 kA per phase.
- D. Minimum single impulse current ratings, using 8-by-20-mic.sec waveform described in IEEE C62.41.2
1. Line to Neutral: 70,000 A.
 2. Line to Ground: 70,000 A.
 3. Neutral to Ground: 50,000 A.
- E. Protection modes and UL 1449 SVR for grounded wye circuits with 400 V for 208Y/120 V., 3-phase, 4-wire circuits shall be as follows:

TRANSIENT VOLTAGE SUPPRESSION FOR LOW-VOLTAGE ELECTRICAL POWER CIRCUITS

1. Line to Neutral: 700 V for 208Y/120 V.
2. Line to Line: 1200 V for 208Y/120 V.
3. Neutral to Ground: 700 V for 208Y/120 V.

- F. Protection modes and UL 1449 SVR for 240 V, 480 V, or 600 V, 3-phase, 3-wire, delta circuits shall be as follows:

1. Line to Line: 1000 V for 240 V.
2. Line to Ground: 1000 V for 240 V.

2.2 PANELBOARD SUPPRESSORS (TYPE 2)

- A. Basis-of-Design Product: Subject to compliance with requirements, provide product indicated on Drawings or comparable product by one (1) of the following:

1. ABB USA
2. AC Data Solutions
3. Advanced Protection Technologies Inc. (APT)
4. Atlantic Scientific
5. Current Technology Inc.; Danaher Power Solutions
6. Danaher Power Solutions; United Power Products
7. Eaton Electrical Inc.; Cutler-Hammer Business Unit
8. General Electric Company; GE Consumer & Industrial - Electrical Distribution
9. Intermatic, Inc.
10. LEA International
11. Leviton Mfg. Company Inc.
12. Liebert Corporation; a division of Emerson Network Power
13. Northern Technologies, Inc.; a division of Emerson Network Power
14. Siemens Energy & Automation, Inc.
15. Square D; a brand of Schneider Electric
16. Surge Suppression Incorporated

- B. Surge Protection Devices:

1. Non-modular.
2. LED indicator lights for power and protection status.
3. Audible alarm, with silencing switch, to indicate when protection has failed.
4. Form-C contacts rated at 5 A and 250-V ac, one (1) normally open and one (1) normally closed, for remote monitoring of protection status. Contacts shall reverse on failure of any surge diversion module or on opening of any current-limiting device. Coordinate with building power monitoring and control system.

2.3 ENCLOSURES

- A. Indoor Enclosures: NEMA 250 Type 1.
- B. Outdoor Enclosures: NEMA 250 Type 4X.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Install TVSS devices at service entrance on load side, with ground lead bonded to service entrance ground.

TRANSIENT VOLTAGE SUPPRESSION FOR LOW-VOLTAGE ELECTRICAL POWER CIRCUITS

- B. Install TVSS devices for panelboards and auxiliary panels with conductors or buses between suppressor and points of attachment as short and straight as possible. Do not exceed manufacturer's recommended lead length. Do not bond neutral and ground.

- 1. Provide multiple, 30-A circuit breaker as a dedicated disconnecting means for TVSS unless otherwise indicated.

3.2 FIELD QUALITY CONTROL

- A. Perform tests and inspections.

- 1. Manufacturer's Field Service: Engage a factory-authorized service representative to inspect components, assemblies, and equipment installations, including connections, and to assist in testing.

- B. Tests and Inspections:

- 1. Perform each visual and mechanical inspection and electrical test stated in NETA ATS, "Surge Arresters, Low-Voltage Surge Protection Devices" Section. Certify compliance with test parameters.
 - 2. After installing TVSS devices but before electrical circuitry has been energized, test for compliance with requirements.
 - 3. Complete startup checks according to manufacturer's written instructions.

- C. TVSS device will be considered defective if it does not pass tests and inspections.

- D. Prepare test and inspection reports.

3.3 STARTUP SERVICE

- A. Do not energize or connect service entrance equipment, panelboards, control terminals or data terminals to their sources until TVSS devices are installed and connected.

- B. Do not perform insulation resistance tests of the distribution wiring equipment with the TVSS installed. Disconnect before conducting insulation resistance tests, and reconnect immediately after the testing is over.

3.4 DEMONSTRATION

- A. Engage a factory-authorized service representative to train owner's maintenance personnel to maintain TVSS devices.

END OF SECTION 264313

Scope of Work:

BID PACKAGE #1.1.1 – FINAL CLEANING (SA)

1. This Bid Package Scope of work includes performing all **FINAL CLEANING AND ALL ASSOCIATED** In accordance with the Contract Documents enumerate herein prepared by SP+A (Architect), their Consultants, and Downes Construction (Construction Manager).
2. Furnish all labor, material, and equipment necessary to complete all work that is described in the following Sections of the Specifications or is shown on the drawings and relates to one of the following Specification Sections but is not referenced in a Specification Section.

Division/Spec Section	Description	Dated
Division 00/ Specs. Sections	Procurement and Contract Requirements	
All Sections:	This Subcontractor is responsible for the Downes Project Manual and its complete contents as it relates to completing this scope of work.	11/22/24
Division 01 / Sections:	General Requirements	
All Sections:	This Subcontractor is responsible for all sections in this division as it relates to completing this scope of work.	
017700	Closeout Procedures*	11/22/2024

Asterisk * = Limited scope under this package. See below for details.

GENERAL

See separate document titled **GENERAL ITEMS – ALL TRADE PACKAGES**

SPECIFIC

3. **SET-ASIDE (SA)** - This Bid Package is set-aside for pre-approved Minority and Women Owned Business Enterprises. A Bid Bond and 100% Performance & Labor and Material Payment Bond is required.
4. **PHASING** - The renovation and addition to the Old Greenwich School will be divided into six (6) separate phases and subsequent sub-phases in order to maintain school operations throughout construction. All work shall be performed in such a manner to support and maintain school operations and will be closely coordinated with the Construction Manager and appropriate School Administration. Shutdowns and “tie-ins” of all utility services will be scheduled in advance with the Construction Manager during hours that minimize or eliminate any impact to school operations. Shut-down of systems affecting school operations are not allowed, and must be scheduled “off-hours.” Each MEP/FA Subcontractor is responsible to relocate, support, remove, re-install, maintain and ensure continuous operation of existing infrastructure. MEP/FA trades shall identify all systems to remain prior to demolition. MEP/FA trades shall make separation of systems in coordination with their scope of work. Demolition contractor

shall be responsible for the mass removal of MEP/FA systems after disconnection / separation work is completed. All work shall be performed within construction areas designated by, 1 hour rated assemblies. Any work in common areas of the building shall be performed when the building is unoccupied by staff and students. (shift work and weekends) All costs associated shall be included base bid by each and every Subcontractor. Refer to the Phasing Narrative and Phasing Plans provided for additional information.

5. **QUALIFICATION STATEMENT** – Any subcontractor bidding on this scope of work shall provide sufficient evidence of completion of equivalent size/scope of municipal or state projects within the past 5 years in order to be eligible to submit pricing for the scope of work described within. Provide sufficient documentation and a project list attached to your bid form for documentation purposes to ensure your firm can complete this scope of work. Failure to do so could result in rejection of your bid(s). Refer to AIA A305 form for inclusion as part of your bid.
6. **BACKGROUND CHECKS** - The cost of background checks and badging shall be included base bid. Refer to the Invitation to Bid and General Items – All Trade Packages for specific instructions.
7. This Subcontractor is required to attend a walk-through, or a jobsite visit and shall be fully familiar with the existing conditions. Only by doing a walk-through can the full scope of the work be determined as the bid package and bid documents indicate the intent of the project, but only through field examination can the complete type and scope of work and existing conditions be determined and quantified.
8. **FINAL CLEANING** This Subcontractor is responsible for providing all interior and exterior final cleaning as outlined in Specifications and as further described below:

General- Work that should be included base bid:

- A. Final clean of swing space classrooms in the media center and elsewhere (Refer to Interior Phasing Drawings and Phasing Narrative) as indicated after completion of their construction during their respective Phase.
- B. Final clean after completion of newly constructed areas and adjacent for each individual phase.
- C. Additional cleaning after installation of FF&E for each individual phase.
- D. Final clean of corridors and common spaces prior to school occupancy at the conclusion of each summer prior to start of school (Summer 25, 26 and 27).

Specific – The scope and term “cleaning” at minimum is to include the following:

- A. This Subcontractor is responsible to clean all interior and exterior hollow metal, aluminum and wood frames, throughout the building, per the manufacturer’s recommendations.
- B. Wipe down all vertical and horizontal surfaces.
- C. This Subcontractor is responsible to final clean all finish flooring (new or existing), as shown on the Contract Documents, throughout the building. Cleaning is to be in accordance with the manufacturer’s recommendations for each specific type of flooring, including base. ***Stripping, washing and waxing of the resilient floors is by the Flooring Subcontractor (if floor finishes do not require a wash and wax, the Cleaning Subcontractor is required to adhere to the manufactures recommendations for cleaning).*** This subcontractor will be responsible to include an additional damp mop all resilient flooring after waxing just prior to building turn over.

- D. This Subcontractor is responsible to sweep and damp mop all exposed and painted/sealed concrete floors, throughout the building in accordance with the manufacturer's recommendations.
- E. This Subcontractor is responsible to final clean all ceramic/porcelain, quarry, glass tile wall and floors just prior to building turnover in addition to manufacturer's recommended cleaning. Including a damp mop prior to building turnover.
- F. This Subcontractor is responsible to provide a final construction cleaning to all vinyl wall and PVC coverings and painted walls in accordance with the manufacturer's recommendations
- G. This Subcontractor is responsible to provide a final cleaning to all new / existing architectural millwork, casework and display cases, throughout the building. Cabinets and drawers are to be vacuumed out with the interior and exterior thoroughly cleaned. All countertops are to be cleaned in accordance with the manufacturer's recommendations throughout the building.
- H. This Subcontractor is responsible to clean all lockers, throughout the building. Lockers are to be vacuumed out with the interior and exterior thoroughly cleaned.
- I. This Subcontractor is responsible to clean all display and poster board cases/surfaces/frames throughout the building, in accordance with the manufacturer's recommendations
- J. This Subcontractor is responsible to clean all light fixtures and remove all protective coverings and stickers.
- K. This Subcontractor is responsible to remove stickers and protective covers and clean all toilet accessories, throughout the building, in accordance with the manufacturer's recommendations
- L. This Subcontractor is responsible to clean all Division 10 - Specialty Items, Division 11 – Equipment Items and Division 12 - Furnishings, throughout the building, in accordance with the manufacturer's recommendations.
- M. All items schedule to be "existing to remain" are to be cleaned by This Subcontractor.
- N. This Subcontractor is responsible to clean and wipe down all interior and exterior metal handrails, guardrails and glass rails, throughout the building, in accordance with the manufacturer's recommendations
- O. This Subcontractor is responsible to clean all equipment, exposed structures, exposed ductwork and piping in all mechanical rooms and/or closets.
- P. This Subcontractor is responsible to final clean the elevators, in accordance with the manufacture's recommendations.
- Q. This Subcontractor is responsible for final cleaning, polishing and sanitizing all the food service equipment, appliances, in the serving area and cafeteria, in accordance with the manufacturer's recommendations.
- R. This Subcontractor is responsible for final cleaning all interior and exterior glass and glazing including but not limited to-wood/hollow metal glass, toilet accessory mirrors, millwork glass, etc., in accordance with the manufacturer's recommendations. For the exterior side of the glass, rinse the windows with water and remove the fine sand and grit from sitework activities prior to final cleaning with squeegee and or pads.
- S. This subcontractor shall provide a professional cleaning service for CM and Architect/Owner field office for the duration of the project. Weekly service shall include but may not be limited to rubbish removal, changing of liners, sanitization of restroom facilities and coffee/kitchenette, dust and polish work stations, conference tables, furnishings etc. Vacuum and wash floors. Cleaning shall include an initial strip and wax (3 coat) prior to occupancy and (re)wax maintenance quarterly through the end of the project. Trailer cleaning shall not affect daily business operations. Subcontractor shall coordinate and perform cleaning services after daily business hours. Service shall include all cleaning products, equipment, and incidentals required

to perform this scope. Disposable products i.e. liners and paper products shall be supplied by others. Subcontractor shall include labor to assist as necessary to support and supervise the cleaning crew.

9. In addition to the final cleaning at the end of each construction (sub) phase, this Subcontractor is responsible for all final cleaning after abatement activities for all phases of the project, scheduled to be re-occupied prior to the final completion of that phase.
10. After the final cleaning is complete the Owner will complete the installation of ALL FF&E. This Subcontractor will include a second cleaning after the FF&E is complete. This will include picking up debris left behind, broom cleaning, damp mop, and a surface cleaning pass-thru of the entire building.
11. **GUARANTEE/WARRANTEE PERIOD** – This Subcontractor shall provide full maintenance and warranties for this Scope of Work for a period of **EIGHTEEN (18) MONTHS** from the substantial completion date. Signed Agreements are to be made with the Owner. Substantial Completion will be signified by the issuance of an AIA G704 form. In addition:
 1. The above-mentioned 18-month warranty is in addition to all Special Warranties identified in the Contract Documents.
 2. This Subcontractor shall warrant that the equipment, materials, and workmanship are of excellent quality and new and that the work shall be free from defects not inherent in the quality required or permitted and that the Work conforms to the Contract Documents.
 3. Provide all necessary extended maintenance agreements, warranties, and guarantees to account for the time period from start-up to substantial completion. This is in addition to the contractually required maintenance agreements, warranties, and guarantees.
 4. The Owner's warranty (including all warranties specified) shall be exactly as specified and shall not commence until the final acceptance date.
 5. All materials and equipment are to be "like new" prior to turnover to Owner. Signed Agreements are to be made with the Owner, if applicable.
 6. If the project is Phased and if agreeable to the Architect and Owner, a partial Substantial Completion for the phases will be established signifying the start of Guarantees/Warrantees.
 7. Provide additional and special Guarantees/Warrantees as may be required per the Specifications.
 8. This Subcontractor is responsible for providing maintenance of all materials and equipment installed under this scope of work until the project substantial completion date.
 9. This Subcontractor is responsible for presenting the Owner with all special maintenance contracts/agreements required and specified within the Contract Documents prior to substantial completion.
 10. This Subcontractor acknowledges they will provide a full investigation of any warranty claim made by the Owner and shall provide any means / methods required in the field to review such claims at no additional cost.
 11. This Subcontractor is required to participate in any collaborative effort required with other trades regarding warranty claims made by the Owner at no additional cost.
 12. This Subcontractor shall be responsible for the cost to repair or replace any damage created by faulty work or warranty issues with their work that affected the finished and completed project.
12. In reference to the Specifications Sections marked with asterisk (*) under Item #2 above please find the following scope clarifications:

Section	Description
TBD	

13. This Subcontractor shall specifically **EXCLUDE** the following: NONE
14. The above-listed items are NOT intended to be an all-inclusive listing of the scope of work required to be performed by this Subcontractor but merely to highlight major items of work. It is this Subcontractor's sole responsibility to review all drawings, specifications, and other contract documents in order to include a complete scope.
15. **BID BREAKDOWN** - This Subcontractor shall provide the following breakdown of their bid in the designated spaces on the Bid Form.

BID BREAKDOWN			
Description of area of work	Quantity	Unit	Value
Mobilization	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Final Cleaning PH 1A & 1B.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
2 nd Final Cleaning after FF&E Phase 1A & 1B	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Final Cleaning Phase 2A & 2B	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
2 nd Final Cleaning after FF&E Phase 2A & 2B.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Final Cleaning Phase 3 & 3A.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
2 nd Final Cleaning after FF&E Phase 3 & 3A	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.

Final Cleaning Phase 4.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
2 nd Final Cleaning after FF&E Phase 4.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Final Cleaning Phase 5.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
2 nd Final Cleaning after FF&E Phase 5.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Final Cleaning Phase 6.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
2 nd Final Cleaning after FF&E Phase 6.	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Closeout	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Other (detail to be provided on bid form)	Provided by the bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Lump Sum Bid Total:		LS	\$ Provided by bidder. Fill in on bid form.

16. **STARTUP CHECKLIST** - This Subcontractor will not be allowed to begin work on the project until the following items have been submitted: Executed Contract, Performance and Payment Bonds, Certificate of Insurance in accordance with the contract documents, Project Specific Safety Plan including SDS sheets, Job Hazard Analysis and other such information requested by Downes or required by the contract documents. Downes Construction is not responsible for any associated costs incurred prior to submission and/or execution of these items.
17. **SUBMITTALS** – Reference Supplemental Instructions Paragraph G. This Subcontractor shall expedite state and federal notifications and submittals associated with the abatement and PCB removal immediately upon the receipt of a notice to proceed.
18. **SCHEDULE** – The schedule included with the bidding documents is provided to give the bidder a general time limit as to when their scope of work will take place. Changes to this schedule during construction will not be grounds for any change orders or claims. This Subcontractor is responsible for providing the Construction Manager a detailed schedule including submittals, deliveries, and man-loading. **This**

Subcontractor is to understand that this project is a “fast-track” project and they will be held in strict compliance with the time limits included in the preliminary baseline schedule.

WORK HOURS TO BE INCLUDED IN BASE BID: All Subcontractors are required to work a six (6) day work week. Full crews are to be included. At the conclusion of the workday Friday, if there is work still to be performed by the Trade Contractor, then that contractor will be required to work Saturday. Associated premium time is to be included in the base bid.

19. **CHANGE ORDERS** – Reference Supplemental Instructions Paragraph I.
20. **LABOR AND EQUIPMENT RATES** – Reference Supplemental Instructions Paragraph H.
21. **Liquidated Damages** per section 6.1.6 AIA133 – 2019 will be assessed per schedule phases. Individual trade partners will be held accountable for any slippage that will hold up millstones & completion as shown on the schedule. It is imperative that all documents required are turnover in a timely manner as to not allow missed dates on the phased schedules. These include but are not limited to the following: Contract execution, COI's, Submittals, RFI's, Fabrication timeline, attending meetings & manpower.
22. **ALLOWANCES** – This Subcontractor shall include the following allowances in their lump sum bids. *(All allowances are only to be used when specifically indicated by the Construction Manager and it is this Subcontractors responsibility to document usage via T&M tickets submitted to the Downes Field Superintendent. Allowance expenditure submissions are required to follow the same procedures as Change Order Requests/Proposals. However, overhead and profit for allowances shall be included in the base bid and cannot be added to expenditure submissions.)* Fill in and complete allowances in the appropriate spaces on the bid form.

BP # 1.1.1 – Final Cleaning Allowances:				
Allowance 1	Additional Final Cleaning			
	Description	Quantity	Unit Price	Amount
A	Foreman/Supervision (Included w/ blended rate below)	Included in blended rate below.	Included in blended rate below.	Included in blended rate below.
B	Two Hundred Four (204) Labor Hours (Blended Rate)	204 Hours (Fill In On Bid Form)		
C	Misc. Material Cleaning Supplies	1 LS	\$1500	\$1500
Total Allowance 1 Included in Base Bid (Bidder to calculate):				
Allowance 2				
	Description	Quantity	Unit Price	Amount
A				
B				
C				
Total Allowance 2 Included in Base Bid:				
BP #1.1.1 – Confirm by checking the following box that all of the <u>above</u> allowances are included in the Base Bid as directed. Confirmed ☐ Exclusion of allowances is NOT compliant with the bid documents.				

23. **UNIT PRICES** – In the spaces provided on the Bid Form, indicate the following Unit Pricing requested. (Unit prices will be used to add or deduct from contract price based on project requirements). Also, reference Specifications for additional information:

No.	Description	Unit Price	Unit

24. **ALTERNATE BIDS** – See Specifications Sections and as further elaborated and amended below. In the spaces on the bid form, indicate the following alternate pricing as may be applicable to your scope of work. Also, reference Specifications for additional information:

Alternate No.	Description	Price
1	Raised Garden Planter: Add to the Base Bid the labor, material, and equipment for the provision and installation of the raised planter located South of the addition as indicated on Drawings CS101 and CS502.	ADD

2	Exterior Cornice, Fascia, and Soffit Repairs: Add to the Base Bid the labor, material, and equipment for the repairs to the existing exterior cornice, fascia, and soffit where indicated by Demolition Note 6.06. Refer to Section 062013 "Exterior Finish Carpentry" for additional information.	ADD
3	Sheet Flooring: Add to the Base Bid the labor, material, and equipment for the provision and installation of sheet flooring instead of vinyl composition flooring excluding corridors; therefore VCT-2 to be SF-1 and VCT-3 to be SF-2 . Work to include all necessary preparation and components for a complete installation. Refer to Section 096516 "Resilient Sheet Flooring" for additional information. VCT-1 to remain where indicated.	ADD
4	Pre-K Cabinetry at Bay Windows: Add to the Base Bid the labor, material, and equipment for the provision and installation of 6 linear feet (plus or minus) of base and upper cabinets on each side of the bay window in Pre-K classrooms. Refer to Typical Details 3/A800 and 1/A801. Finishes are to match Kindergarten classrooms. Work to include all necessary components for a complete and working installation. Refer to individual sections for additional information. Existing cabinetry to remain as Base Bid.	ADD
5	Stage Shelving Units: Add to the Base Bid the labor, material, and equipment for the provision and installation of metal storage shelving where indicated on Drawings. Work to include all necessary components for a complete installation. Refer to Section 105613 "Metal Storage Shelving" for additional information.	ADD
6	Lintel Replacement: Deduct from the Base Bid the replacement of existing steel lintels with new at windows where indicated by Demolition Note 5.01. Base Bid to still include sanding, priming, and painting of lintel.	DEDUCT
7	Roof Replacement – Part 'A' Shingles: Deduct from the Base Bid the removal and replacement of the existing asphalt shingles with new, including all integral gutter work, in Part 'A' of the Drawings. Existing shingles and gutters will remain except where the new connector of Part 'D' meets the existing building in Part 'A'.	DEDUCT

END BID PACKAGE #1.1.1 – FINAL CLEANING (SA)

Scope of Work:

BID PACKAGE #1.8.1 ALUMINUM GLASS & GLAZING

1. This Bid Package Scope of work includes performing all **COMMISSIONING OF BUILDING ENVELOPE SYSTEMS*, METAL COMPOSITE MATERIAL WALL PANELS, JOINT SEALANTS*, FLOOR DOORS, ALUMINUM-FRAMED ENTRANCES AND STOREFRONTS, SECURITY ENTRANCES AND STOREFRONTS, GLAZED ALUMINUM CURTAINWALLS, ALUMINUM WINDOWS, DOOR HARDWARE*, OPENING SCHEDULE, GLAZING, AND ALL ASSOCIATED WORK** In accordance with the Contract Documents enumerate herein prepared by SP+A (Architect), their Consultants, and Downes Construction (Construction Manager).
2. Furnish all labor, material, and equipment necessary to complete all work that is described in the following Sections of the Specifications or is shown on the drawings and relates to one of the following Specification Sections but is not referenced in a Specification Section.

Division/Spec Section	Description	Dated
Division 00 /Specs. Sections	Bidding and Contracting Requirements	
All Sections:	This Subcontractor is responsible for the Downes Project Manual and its complete contents as it relates to completing this scope of work.	3/19/2025
Division 00 /Specs. Sections	Information Available to Bidders	
All Sections:	This Subcontractor is responsible for all sections in this division as it relates to completing this scope of work. Note specifically the following related to this scope:	3/19/2025
Division 01 / Sections:	General Requirements	
All Sections:	This Subcontractor is responsible for all sections in this division as it relates to completing this scope of work.	3/19/2025
Division 02/ Sections:	Existing Conditions	
024119	Selective Demolition*	3/19/2025
Division 06/ Sections:	Wood, Plastics, and Composites	
061053	Miscellaneous Rough Carpentry *	3/19/2025
Division 07/ Sections:	Thermal and Moisture Protection	
074213.23	Metal Composite Material Wall Panels	Bulletin #1
078413	Penetration Firestopping*	3/19/2025

078446	Fire-Resistive Joint Systems*	3/19/2025
079200	Joint Sealants*	3/19/2025
Division 08/ Sections:	Opening	
083123	Floor Doors	3/19/2025
084113	Aluminum Framed Entrances and Storefronts	3/19/2025
084333.13	Security Entrances and Storefronts	3/19/2025
084413	Glazed Aluminum Curtain Walls	3/19/2025
085113	Aluminum Windows	3/19/2025
087100	Door Hardware*	3/19/2025
088000	Glazing	3/19/2025

Asterisk * = Limited scope under this package. See below for details.

SPECIFIC

3. **PHASING** - The renovations and additions to Old Greenwich School will be divided into six (6) separate phases and subsequent sub-phases in order to maintain school operations throughout construction. All work shall be performed in such a manner to support and maintain school operations and will be closely coordinated with the Construction Manager and appropriate School Administration. Shutdowns and "tie-ins" of all utility services will be scheduled in advance with the Construction Manager during hours that minimize or eliminate any impact to school operations. Shut-down of systems affecting school operations are not allowed, and must be scheduled "off-hours." Each MEP/FA Subcontractor is responsible to relocate, support, remove, re-install, maintain and ensure continuous operation of existing infrastructure. MEP/FA trades shall identify all systems to remain prior to demolition. MEP/FA trades shall make separation of systems in coordination with their scope of work. Demolition contractor shall be responsible for the mass removal of MEP/FA systems after disconnection / separation work is completed. All work shall be performed within construction areas designated by, 1 hour rated assemblies. Any work in common areas of the building shall be performed when the building is unoccupied by staff and students. (shift work and weekends) All costs associated shall be included base bid by each and every Subcontractor. Refer to the Phasing Narrative and Phasing Plans provided for additional information.
4. **QUALIFICATION STATEMENT** – Any subcontractor bidding on this scope of work shall provide sufficient evidence of completion of equivalent size/scope of municipal or state projects within the past 5 years in order to be eligible to submit pricing for the scope of work described within. Provide sufficient documentation and a project list attached to your bid form for documentation purposes to ensure your firm can complete this scope of work. Failure to do so could result in rejection of your bid(s). Refer to AIA A305 form for inclusion as part of your bid.
5. **BACKGROUND CHECKS** - The cost of background checks and badging shall be included base bid. Refer to the Invitation to Bid and General Items – All Trade Packages for specific instructions.

6. This Subcontractor is required to attend a walk-through, or a jobsite visit and shall be fully familiar with the existing conditions. Only by doing a walk-through can the full scope of the work be determined as the bid package and bid documents indicate the intent of the project, but only through field examination can the complete type and scope of work and existing conditions be determined and quantified.
7. Furnish all lifts and staging required to accomplish this scope of work.
8. This Subcontractor shall review and coordinate all drawings and specifications to ensure the design intent is clear regarding aluminum window frame depth and width dimensions on the first submission of shop drawings to avoid delays in procurement due to multiple submissions.
9. This Subcontractor shall expedite the procurement of aluminum window and metal panel shop drawings and is solely responsible for coordination with the Specifications and Drawing details upon first submission to avoid delays in approval. RFIs related to conflicting information and/or unachievable details based on the manufacturer shall be made during the bid process so as not to cause delay after contract award.
10. All products shall meet the warranty requirements as set forth in the relevant specification sections. Written warranties shall be signed by the Manufacturer, Installer and the Subcontractor.
11. Regardless of detail, this Subcontractor shall provide a complete weather tight metal panel system guaranteed by the manufacturer at project conclusion. All necessary addl. beads of sealants including low expansion spray foam, metal trim, caps, flashing etc. to accomplish this shall be provided at no additional cost.
12. This subcontractor shall be responsible for all transitional flashings and proper termination to frames installed by this scope of work, for a complete envelope in coordination with the AVB installer. Products must be compatible according to manufacturer's recommendations.
13. This subcontractor is responsible for the layout of blocking in cavity walls as well as coordination of stud layout required for panel installations.
14. This subcontractor shall be responsible for any and all blocking and strapping applied external of the AVB layer, for the installation of panels systems.
15. This Subcontractor is responsible for all insulated infill panels in the window systems as may be shown on the contract documents.
16. This Subcontractor is responsible for all aluminum channels, break-metal, soffit panels or similar terminology to match window finish as may be shown.
17. This Subcontractor is to ensure that erected components are left attached in a safe and secure manner at the end of each workday so as to avoid damage from wind, weather, etc.

18. This Subcontractor shall provide windows with removable glass stops such that the glass may be removed and replaced without damage to adjacent construction.
19. For Phases 3, 4, 5 and 6 this subcontractor shall remove two (2) windows at each floor level for entrances from temporary stair tower and trash chute. Windows are to be stored, protected and reinstalled upon direction from the Construction Manager. Abatement, if required, at windows will be performed by the Demolition / Abatement Subcontractor prior to removal.
20. There shall be no exposed fasteners (other than weep holes) incorporated into any part of the work.
21. This Subcontractor shall be responsible for removal of all factory stickers, emblems, grease pencil marks, factory markings, etc. adhered to the glass and or frames. All windows, glass and glazing, panel systems, curtain wall, frames, and storefronts are to be left in a clean condition upon completion of installation. Final cleaning shall be by others.
22. As clarification of scope, this Subcontractor is responsible for all aluminum brake metal sills and flashings at window openings.
23. As clarification of scope, this Subcontractor is responsible for sheet metal jamb trim.
24. This Subcontractor is required to touch-up all surfaces which are scratched, bare or become rusty due to shop coating errors, inadequate protection or storage, careless erection procedures, etc. all to the satisfaction of the Architect, Construction Manager, Owner and the Manufacturer who will warranty the work.
25. This Subcontractor shall provide caulking at the perimeter interior and exterior of window openings to provide an aesthetically pleasing finished condition regardless of detail and whether or not those caulk joints are required for proper window performance.
26. This Subcontractor shall provide glass in all doors, borrowed lite frames, side lites, and window frames supplied and installed by this scope of work.
27. Glazing of HM, and wood doors shall be installed and provided by this Subcontractor.
28. This Subcontractor shall furnish and install all glazing for doors, frames, entrances, windows, interior borrowed lights, storefront framing, glazed curtain walls including all glazing sealants and accessories.
29. This Subcontractor will be responsible for installing all the aluminum door hardware. The Doors, Frames and Hardware Subcontractor/General Trades Contractor is responsible to provide hardware as specified in appropriate Division 08 Section and the cylinders, keying and will include the aluminum storefront entrance doors on the keying schedule.
30. This Subcontractor shall supply and install all ballistic transaction window units. Expedite submittal in coordination with the project schedule as to not delay trades from completing work.
31. This Subcontractor is required to provide mockups as required, in accordance with the Specifications and Architect, Owner or Downes requests.

32. This subcontractor shall provide raceways for all electronic security, access control wiring etc. etc. Coordinate with electric trades for routing and access within store front and curtainwall systems.
33. This subcontractor is responsible to coordinate and participate in 3rd party testing of work as specified. Storefront contractor shall provide lifts safety equipment or any other apparatus needed for 3rd party testing and commissioning. Store front contractor shall be present to represent their work at all inspections.
34. This Subcontractor is responsible for all cleaning and protection of materials furnished as part of this Scope of Work. Furnish and install pre-fabricated jamb protection at all entrance doors. Apply Ram-Board to aluminum door faces both sides at least for $\frac{3}{4}$ of the door height and full width.
35. Furnish and install metal composite material wall panels and soffit panels as identified on the Contract Drawings and Specification 074213.23 - METAL COMPOSITE MATERIAL WALL PANELS
36. **GUARANTEE/WARRANTEE PERIOD** – This Subcontractor shall provide full maintenance and warranties for this Scope of Work for a period of **EIGHTEEN (18) MONTHS** from the substantial completion date by phase. Signed Agreements are to be made with the Owner. Substantial Completion will be signified by the issuance of an AIA G704 form. In addition:
 1. The above-mentioned 18-month warranty is in addition to all Special Warranties identified in the Contract Documents.
 2. This Subcontractor shall warrant that the equipment, materials, and workmanship are of excellent quality and new and that the work shall be free from defects not inherent in the quality required or permitted and that the Work conforms to the Contract Documents.
 3. Provide all necessary extended maintenance agreements, warranties, and guarantees to account for the time period from start-up to substantial completion. This is in addition to the contractually required maintenance agreements, warranties, and guarantees.
 4. The Owner's warranty (including all warranties specified) shall be exactly as specified and shall not commence until the final acceptance date.
 5. All materials and equipment are to be "like new" prior to turnover to Owner. Signed Agreements are to be made with the Owner, if applicable.
 6. If the project is Phased and if agreeable to the Architect and Owner, a partial Substantial Completion for the phases will be established signifying the start of Guarantees/Warrantees.
 7. Provide additional and special Guarantees/Warrantees as may be required per the Specifications.
 8. This Subcontractor is responsible for providing maintenance of all materials and equipment installed under this scope of work until the project substantial completion date.
 9. This Subcontractor is responsible for presenting the Owner with all special maintenance contracts/agreements required and specified within the Contract Documents prior to substantial completion.
 10. This Subcontractor acknowledges they will provide a full investigation of any warranty claim made by the Owner and shall provide any means / methods required in the field to review such claims at no additional cost.
 11. This Subcontractor is required to participate in any collaborative effort required with other trades regarding warranty claims made by the Owner at no additional cost.
 12. This Subcontractor shall be responsible for the cost to repair or replace any damage created by faulty work or warranty issues with their work that affected the finished and completed project.

37. Project closeout documentation, O&M's, as-built drawings, owner turnover items, and training will be completed by phase.
38. In reference to the Specifications Sections marked with asterisk (*) under Item #2 above please find the following scope clarifications:

Section	Description
024119	Selective Demolition*
078413	Penetration Firestopping*
078446	Fire-Resistive Joint Systems*
083123	Floor Doors* - Floor finish by others
084113	Aluminum Framed Entrances and Storefronts*
088000	Glazing*

39. This Subcontractor shall specifically **EXCLUDE** the following:
40. The above-listed items are NOT intended to be an all-inclusive listing of the scope of work required to be performed by this Subcontractor but merely to highlight major items of work. It is this Subcontractor's sole responsibility to review all drawings, specifications, and other contract documents in order to include a complete scope.
41. **BID BREAKDOWN** - This Subcontractor shall provide the following breakdown of their bid in the designated spaces on the Bid Form.

BID BREAKDOWN:			
Description of area of work	Quantity	Unit	Value
Mobilization / Demobilization	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Storefront / Curtain Wall Shop Drawings & Calculations	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Floor Doors	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Storefront Material	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Storefront Glazing	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Storefront Installation w/ Glazing	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Security Entrances and Storefronts	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.

Security Windows	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Curtainwall Material	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Curtain Wall Installation w/ Glazing	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Aluminum Windows	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Metal Composite Wall and Soffit Panels	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Other Glazing	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Caulking / Expansion Control	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Clean-up	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Close-out	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Other (be specific on bid form)	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Lump Sum Bid Total:	1	LS	\$ Provided by bidder. Fill in on bid form.

42. **STARTUP CHECKLIST** - This Subcontractor will not be allowed to begin work on the project until the following items have been submitted: Executed Contract, Performance and Payment Bonds, Certificate of Insurance in accordance with the contract documents, Project Specific Safety Plan including SDS sheets, Job Hazard Analysis and other such information requested by Downes or required by the contract documents. Downes Construction is not responsible for any associated costs incurred prior to submission and/or execution of these items.
43. **SUBMITTALS** – Reference Supplemental Instructions Paragraph G. This Subcontractor shall expedite state and federal notifications and submittals associated with the abatement and PCB removal immediately upon the receipt of a notice to proceed.
44. **SCHEDULE** – The schedule included with the bidding documents is provided to give the bidder a general time limit as to when their scope of work will take place. Changes to this schedule during construction will not be grounds for any change orders or claims. This Subcontractor is responsible for providing the Construction Manager a detailed schedule including submittals, deliveries, and man-loading. **This Subcontractor is to understand that this project is a “fast-track” project and they will be held in strict compliance with the time limits included in the preliminary baseline schedule.**

WORK HOURS TO BE INCLUDED IN BASE BID: All Subcontractors are required to work a six (6) day work week. Full crews are to be included. At the conclusion of the workday Friday, if there is work still to be performed by the Trade Contractor, then that contractor will be required to work Saturday. Associated premium time is to be included in the base bid.

45. **CHANGE ORDERS** – Reference Supplemental Instructions Paragraph I.

46. **LABOR AND EQUIPMENT RATES** – Reference Supplemental Instructions Paragraph H.

47. **Liquidated Damages** per section 6.1.6 AIA133 – 2019 will be assessed per schedule phases. Individual trade partners will be held accountable for any slippage that will hold up millstones & completion as shown on the schedule. It is imperative that all documents required are turnover in a timely manner as to not allow missed dates on the phased schedules. These include but are not limited to the following: Contract execution, COI's, Submittals, RFI's, Fabrication timeline, attending meetings & manpower.

48. **ALLOWANCES** – This Subcontractor shall include the following allowances in their lump sum bids. *(All allowances are only to be used when specifically indicated by the Construction Manager and it is this Subcontractors responsibility to document usage via T&M tickets submitted to the Downes Field Superintendent. Allowance expenditure submissions are required to follow the same procedures as Change Order Requests/Proposals. However, overhead and profit for allowances shall be included in the base bid and cannot be added to expenditure submissions.)* Fill in and complete allowances in the appropriate spaces on the bid form.

BP #1.8.1 – Aluminum Glass & Glazing Allowances:				
Allowance 1				
	Description	Quantity	Unit Price	Amount
A				
B				
C				
Total Allowance 1 Included in Base Bid (Bidder to calculate):				
BP #1.8.1 – Confirm by checking the following box that all of the <u>above</u> allowances are included in the Base Bid as directed. Confirmed ☐ Exclusion of allowances is NOT compliant with the bid documents.				

49. **UNIT PRICES** – In the spaces provided on the Bid Form, indicate the following Unit Pricing requested. (Unit prices will be used to add or deduct from contract price based on project requirements). Also, reference Specifications for additional information:

No.	Description	Unit Price	Unit
-----	-------------	------------	------

50. **ALTERNATE BIDS** – See Specifications Sections and as further elaborated and amended below. In the spaces on the bid form, indicate the following alternate pricing as may be applicable to your scope of work. Also, reference Specifications for additional information:

Alternate No.	Description	Price
1	Raised Garden Planter: Add to the Base Bid the labor, material, and equipment for the provision and installation of the raised planter located South of the addition as indicated on Drawings CS101 and CS502.	ADD
2	Exterior Cornice, Fascia, and Soffit Repairs: Add to the Base Bid the labor, material, and equipment for the repairs to the existing exterior cornice, fascia, and soffit where indicated by Demolition Note 6.06. Refer to Section 062013 "Exterior Finish Carpentry" for additional information.	ADD
3	Sheet Flooring: Add to the Base Bid the labor, material, and equipment for the provision and installation of sheet flooring instead of vinyl composition flooring excluding corridors; therefore VCT-2 to be SF-1 and VCT-3 to be SF-2 . Work to include all necessary preparation and components for a complete installation. Refer to Section 096516 "Resilient Sheet Flooring" for additional information. VCT-1 to remain where indicated.	ADD
4	Pre-K Cabinetry at Bay Windows: Add to the Base Bid the labor, material, and equipment for the provision and installation of 6 linear feet (plus or minus) of base and upper cabinets on each side of the bay window in Pre-K classrooms. Refer to Typical Details 3/A800 and 1/A801. Finishes are to match Kindergarten classrooms. Work to include all necessary components for a complete and working installation. Refer to individual sections for additional information. Existing cabinetry to remain as Base Bid.	ADD
5	Stage Shelving Units: Add to the Base Bid the labor, material, and equipment for the provision and installation of metal storage shelving where indicated on Drawings. Work to include all necessary components for a complete installation. Refer to Section 105613 "Metal Storage Shelving" for additional information.	ADD
6	Lintel Replacement: Deduct from the Base Bid the replacement of existing steel lintels with new at windows where indicated by Demolition Note 5.01. Base Bid to still include sanding, priming, and painting of lintel.	DEDUCT
7	Roof Replacement – Part 'A' Shingles: Deduct from the Base Bid the removal and replacement of the existing asphalt shingles with new, including all integral gutter work, in Part 'A' of the Drawings. Existing shingles and gutters will remain except where the new connector of Part 'D' meets the existing building in Part 'A'.	DEDUCT

END BID PACKAGE #1.8.1 ALUMINUM GLASS & GLAZING

Scope of Work:

BID PACKAGE #1.26.1 – ELECTRICAL SYSTEMS

1. This Bid Package Scope of work includes performing all **EXPEDITED MEFP COORDINATION*, CUT, CAP AND MAKE SAFE EXISTING ELECTRICAL, SELECTIVE DEMOLITION OF EXISTING ELECTRICAL SYSTEMS, MAINTENANCE OF EXISTING ELECTRICAL AND ELECTRICALLY POWERED SYSTEMS, COMMUNICATIONS SYSTEMS and ELECTRONIC SAFETY AND SECURITY SYSTEMS THROUGHOUT CONSTRUCTION, TEMPORARY LIGHTING FOR CONSTRUCTION, TEMPORARY POWER FOR USE BY ALL TRADES FOR CONSTRUCTION, TEMPORARY POWER AND LIGHTING FOR THE JOBSITE TRAILERS, TEMPORARY ENVIRONMENTAL CONDITIONING*, ROOF ACCESSORIES, PENETRATION FIRESTOPPING*, FIRE RESISTING JOINT SYSTEMS, JOINT SEALANTS*, FURNISHING OF ACCESS DOORS AND PANELS FOR ELECTRICAL SYSTEMS*, DOOR HARDWARE*, PROJECTION SCREENS, POWER TO AND WIRING AND SOME INSTALLATION OF ELECTRICALLY POWERED DIVISION 10, 11, 14, 21, 22, 23 DIVISION 26 – ELECTRICAL COMPLETE, DIVISION 27 – COMMUNICATIONS SYSTEMS COMPLETE and DIVISION 28 – ELECTRONIC SAFETY AND SECURITY SYSTEMS COMPLETE AND ALL ASSOCIATED WORK** in accordance with the Contract Documents enumerate herein prepared by SP+A (Architect), their Consultants, and Downes Construction (Construction Manager).
2. Furnish all labor, material, and equipment necessary to complete all work that is described in the following Sections of the Specifications or is shown on the drawings and relates to one of the following Specification Sections but is not referenced in a Specification Section.

Division/Spec Section	Description	Dated
Division 00 /Specs. Sections	Procurement and Contract Requirements	
All Sections:	This Subcontractor is responsible for the Downes Project Manual and its complete contents as it relates to completing this scope of work.	3/19/2025
Division 01 / Sections:	General Requirements	
All Sections:	This Subcontractor is responsible for all sections in this division as it relates to completing this scope of work.	3/19/2025
Division 02/ Sections:	Existing Conditions	
024119	Selective Demolition*	3/19/2025
Division 07/ Sections:	Thermal and Moisture Protection	
077200	Roof Accessories*	3/19/2025
078413	Penetration Firestopping*	3/19/2025
078446	Fire-Resisting Joint System*	3/19/2025
079200	Joint Sealants*	3/19/2025

Division 08/ Sections:	Openings	
083113	Access Doors and Frames*	3/19/2025
087100	Door Hardware*	
Division 22 / Sections:	Plumbing	
220533	Heat Tracing for Domestic Hot-Water-Temperature Maintenance*	3/19/2025
Division 26/ Sections:	Electrical	
260500	Common Work Results for Electrical	3/19/2025
260509	Electrical Demolition Requirements	3/19/2025
260519	Low-Voltage Electrical Power Conductors and Cables	3/19/2025
260523	Control-Voltage Electrical Power Cables	3/19/2025
260526	Grounding and Bonding for Electrical Systems	3/19/2025
260529	Hangers and Supports for Electrical Systems	3/19/2025
260533	Raceway and Boxes for Electrical Systems	3/19/2025
260543	Underground Ducts and Raceways for Electrical Systems	3/19/2025
260458	Vibration and Seismic Controls for Electrical Systems	3/19/2025
260553	Identification for Electrical Systems	3/19/2025
260572	Overcurrent Protective Short-Circuit Study	3/19/2025
260573	Overcurrent Protective Device Coordination Study	3/19/2025
260574	Overcurrent Protective Device Arc-Flash Study	3/19/2025
260800	Commissioning of Electric Systems	3/19/2025
260923	Lighting Control Devices	3/19/2025
262200	Low-Voltage Transformers*	3/19/2025
262413	Switchboards*	3/19/2025
262416	Panelboards*	3/19/2025
262713	Electricity Metering	3/19/2025
262726	Wiring Devices	3/19/2025
262813	Fuses	3/19/2025

262816	Enclosed Switches and Circuit Breakers	3/19/2025
262913	Enclosed Controllers	3/19/2025
263213	Engine Generators*	3/19/2025
263600	Transfer Switches*	3/19/2025
264313	Transient-Voltage Suppression For Low-Voltage Electrical Power Circuits	Bulletin #1
265119	LED Interior Lighting	3/19/2025
265219	Emergency Exit and Lighting	3/19/2025
265600	Exterior Lighting	3/19/2025
Division 27/ Sections:	Communications	
271000	Structured Cabling	3/19/2025
275116	Public Address System	3/19/2025
275313	Clock System	3/19/2025
Division 28 / Sections:	Electronic Safety and Security	
280500	Security Conductor Cables	3/19/2025
280528	Pathways for Security Systems	3/19/2025
281300	Access Control System	3/19/2025
281600	Intrusion Detection Systems	3/19/2025
282300	Video Surveillance System	3/19/2025
283111	Digital, Addressable Fire Alarm System	3/19/2025

Asterisk * = Limited scope under this package. See below for details.

SPECIFIC

3. **PHASING** - The renovations and additions to Old Greenwich School will be divided into six (6) separate phases and subsequent sub-phases in order to maintain school operations throughout construction. All work shall be performed in such a manner to support and maintain school operations and will be closely coordinated with the Construction Manager and appropriate School Administration. Shutdowns and "tie-ins" of all utility services will be scheduled in advance with the Construction Manager during hours that minimize or eliminate any impact to school operations. Shut-down of systems affecting school operations are not allowed, and must be scheduled "off-hours." Each MEP/FA Subcontractor is responsible to relocate, support, remove, re-install, maintain and ensure continuous operation of existing infrastructure. MEP/FA trades shall identify all systems to remain prior to demolition. MEP/FA trades shall make separation of systems in coordination with their scope of work. Demolition contractor shall be responsible for the mass removal of MEP/FA systems after disconnection / separation work is

completed. All work shall be performed within construction areas designated by, 1 hour rated assemblies. Any work in common areas of the building shall be performed when the building is unoccupied by staff and students. (shift work and weekends) All costs associated shall be included base bid by each and every Subcontractor. Refer to the Phasing Narrative and Phasing Plans provided for additional information.

4. **QUALIFICATION STATEMENT** – Any subcontractor bidding on this scope of work shall provide sufficient evidence of completion of equivalent size/scope of municipal or state projects within the past 5 years in order to be eligible to submit pricing for the scope of work described within. Provide sufficient documentation and a project list attached to your bid form for documentation purposes to ensure your firm can complete this scope of work. Failure to do so could result in rejection of your bid(s). Refer to AIA A305 form for inclusion as part of your bid.
5. **BACKGROUND CHECKS** - The cost of background checks and badging shall be included base bid. Refer to the Invitation to Bid and General Items – All Trade Packages for specific instructions.
6. This Subcontractor is required to attend a walk-through, or a jobsite visit and shall be fully familiar with the existing conditions. Only by doing a walk-through can the full scope of the work be determined as the bid package and bid documents indicate the intent of the project, but only through field examination can the complete type and scope of work and existing conditions be determined and quantified.
7. **MAINTENANCE OF EXISTING SYSTEMS** - Each Subcontractor is responsible base bid to: relocate, support, remove, re-install, maintain coverage, maintain functionality and continuity of existing building services, and systems at all times. This includes but is not limited to; utilities entering or exiting the building to its source, gear, panels, branch circuits, electrical devices, clocks, intercom systems, public address systems, data infrastructure, fire alarm devices, fire alarm equipment, MDFs', IDF's., data device system, security & camera systems, phones, RTUs, AHU's, pumps, exhaust fans, automatic temperature controls, Temporary work shall not be abandoned in place. Abandon MEFP shall be removed complete to the source per applicable codes. All service terminations to be left in a finished and complete condition for the next Phase of Construction if applicable. This shall include old work that was repurposed for temporary use. Assume that is some if not all cases, conduit and cable runs will need be in corridors to avoid occupied spaces regardless of drawings showing alternate routing. Each Subcontractor shall include temporary re-supporting of all existing MEFP in existing corridors in a neat and orderly fashion as existing ceilings will be removed by others during school recess periods beyond the individual phase being currently undertaken to allow for new MEFP distribution between phases. This work in most cases will need to be performed off-hours by each trade. The following is additional comments regarding scope and existing systems:
 - A. **EXISTING MECHANICAL SYSTEM** - The existing mechanical systems including but not limited to associated equipment, ductwork, piping, insulation, controls and pumps etc. are to remain operational until no longer required to maintain climate control and indoor air quality for occupied areas. Existing heating zones will be removed as the new piping is implemented. The new mechanical system will be installed on a phased basis and be utilized to satisfy heating loads for new equipment as soon as possible. Include all temporary connections, valves, electrical, plumbing and controls as required based on the individual trade contractors' scope of

- work. Provide action / safety plans as needed for each phase, sub-phase or other transition event for approval and coordination.
- B. **EXISTING PLUMBING SYSTEM** - The existing Plumbing systems including but not limited to associated equipment, boilers, water heaters, potable domestic water, sanitary / grease drainage, pumps, insulation, controls and valves etc. are to remain operational until no longer required to maintain occupied areas. Existing components will be removed as the new piping is implemented. The new plumbing system will be installed on a phased basis and be utilized to service new equipment as soon as possible. Include all temporary connections, valves, electrical, plumbing and controls as required based on the individual trade contractors' scope of work. Provide action / safety plans as needed for each phase, sub-phase or other transition event for approval and coordination.
- C. **EXISTING ELECTRICAL SYSTEM** - The existing electrical system shall remain functional to serve all areas of the existing building until the new electrical service distribution is established. The Electrical subcontractor shall expedite all system components to be installed and energized no later than the milestone dates established in the preliminary baseline schedule. The Electrical Subcontractor shall take immediate lead with Eversource to ensure complete coordination and adherence to milestone dates. EC shall submit within 10 days of notice to proceed a Temporary Electric Plan. This plan shall include submission of all equipment necessary for the permanent installation of MDC switchgear and associated panels required for a complete temporary power distribution system. The plan shall include line diagram for the temporary power system integrating the old and new. The temporary power plan shall be coordinated with sub-phases identified in the project phasing drawings and schedule, and shall become a living document for coordination of all phased work. The Electrical Subcontractor shall be responsible for all components, and appurtenances for complete and functioning system. Weekly inspection, maintenance and documentation is the responsibility of the EC. Provide action / safety plans as needed for each phase, sub-phase or other transition event for approval and coordination. This Subcontractor shall include temporary supporting all existing light fixtures, PA etc. and other electrical and communications conduit and wiring in existing corridors and classrooms that are still occupied. This Subcontractor shall relocate and/or provide new temporary exit signage in occupied areas affected by phasing as required for proper egress. Existing PA, Clock and Security System must remain fully operational.
- D. **EXISTING FIRE ALARM SYSTEM** – The existing fire alarm system shall remain functional in all occupied areas existing and new at all times. FAC to Submit within 10 days of notice to proceed a Temporary Alarm Plan w/ line diagram for the temporary systems integrating the old and new for approval and coordination with the AHJ and BOE Maintenance Staff for each phase of construction. The temporary alarm plan shall be coordinated with sub-phases identified in the project phasing drawings and schedule, and shall become a living document for coordination of all phased work. This Subcontractor shall include temporary supporting all fire alarm devices and wiring and other life safety devices and wiring in existing corridors and classrooms that are still occupied. Existing ceilings will be removed by others during school recess periods beyond the individual phase being currently undertaken. Perform selective demolition of these existing items in the scheduled phase as previously indicated. This Subcontractor shall furnish, install and maintain additional fire alarm devices due to phasing and specifically related to the installation of temporary partitions. In addition, this Subcontractor shall furnish, install and maintain a temporary fire alarm annunciator panel tied into the existing system in the new Stair 1 that becomes the temporary main entrance to the school in Phase 2.

- E. **EXISTING COMMUNICATIONS & SECURITY SYSTEMS** - The existing telecommunication / technology systems shall remain functional in all occupied areas existing and new at all times. Communications contractor to Submit within 10 days of notice to proceed a Temporary Communications Plan /w/ line diagram for the integration of the old and new system for approval and coordination with the AHJ and BOE Maintenance Staff for each phase of construction. The temporary communications plan shall be coordinated with sub-phases identified in the project phasing drawings and schedule, and shall become a living document for coordination of all phased work.

All Subcontractors shall provide a written plan within ten (10) days of notice to proceed to the CM for approval on how it is intended to maintain existing systems covered under this scope of work. Update as required throughout construction.

8. **TEMPORARY ENVIRONMENTAL CONDITIONING FOR AREAS UNDER CONSTRUCTION** – The Subcontractors below are responsible for include BASE BID all required scope to maintain temporary environmental conditioning in the areas under construction for phase:
- *Responsibility of the HVAC Subcontractor Base Bid* - Include furnishing, installing, maintaining and remove when no longer necessary, complete thermostatically controlled temporary heating and conditioning systems. These systems shall provide heat, relative humidity control, and cooling, for distribution to all areas under construction during the heating / cooling seasons based on the project schedule. The existing mechanical system may be utilized where possible and/or supply supplemental temporary equipment to maintain sufficient temperatures (min 50*f : 40%RH / Max. 80*f : 60%RH) for the installation of finishes in all areas. The HVAC contractor shall furnish a complete system including but not limited to; temporary climate control planning, coordination, permitting, testing, hydronic piping, fittings, hangers, unit heaters, radiators, blowers, fans required to distribute air, boilers, pumps, meters, gauges, open flame blower heaters, gas piping, dehumidifiers, desiccant units, ductless VRF equipment, automatic thermostatic controls, filters and maintenance, etc. All temporary HVAC climate systems shall comply with the sustainable design requirements outlines in the contract documents and specifically IAQ Guidelines for Occupied Buildings Under Construction ANSI/SMACNA 008-2008.
 - *Responsibility of the Plumbing Subcontractor Base Bid* - Include gas connection manifold from the existing services, valves, regulators and coordination with the utility as necessary to ensure the proper line pressure is available at the point of connection in coordination with the HVAC contractor's temp heat plan. PC shall coordinate and install any and all necessary temporary water or condensation piping needed for cooling of RH control equipment. The PC shall be responsible for their work, and on call for repair on a 24hr / 7 day weekly basis. Installation shall be coordinated with all other trades and will not obstruct installation of new work. Relocation of equipment is anticipated and included in this scope of work.
 - *Responsibility of the Electrical Subcontractor Base Bid* - Include wiring and terminations needed for all temporary climate control equipment and coordinated with the HVAC temporary climate control plan for each phase of construction. Power shall be drawn from new or existing circuits, EC shall provide any necessary equipment including but not limited to; panels, subpanels, raceways, wire, hangers, breakers, transformers etc. for a complete electric system. Automatic thermostatic controls furnished by the HVAC Subcontractor shall be wired by the Electrical Contractor. The EC shall be responsible for their work, and on call for repair on a 24hr / 7-day weekly basis. Installation shall be coordinated with all other trades and will not obstruct installation of new work. Relocation of equipment is anticipated and included in this scope of work.

- *Responsibility of the Sitework Subcontractor Base Bid* - shall include all temporary measures (i.e.: temporary concrete barriers, level pad, fencing, signage, etc.) required to accommodate installation of all temporary HVAC equipment. All disturbed building and site elements shall be restored their original condition.

Note: The costs for utility consumption gas, water, & electric using existing or new systems for this temporary climate control shall be paid by the Owner and shall require sub-metering of consumption related to construction work.

9. **TEMPORARY LIGHT & POWER FOR CONSTRUCTION** – The Electrical Contractor is responsible to furnish all labor, material, tools, equipment, transportation, fees, permits and services required to provide fully code compliant temporary power and lighting to all construction work areas as depicted in the phasing plan, as well as maintaining uninterrupted services to the occupied portions of the building throughout construction.
- a. This Subcontractor shall assume coordination with Eversource and ensure timely installations. Provide and pay for expedited Installation of new power service as shown in the contract drawings.
 - b. Include power and lighting for all trades throughout the building new and existing, as well as power needed on site and out buildings
 - c. This Subcontractor shall provide / connect all temporary connection of heaters, air conditioning, generators, chillers, fans, filters, shot blasting, saws, or any other trade equipment needed to perform work or support school operations.
 - d. Include installation of the temporary LED lighting strings in an amount double OSHA requirement at all areas of construction. include all re-lamping as required, relocation and installation of additional temporary LED lighting and power as jobsite conditions dictate throughout the duration of project. Light strings shall be inspected and maintained daily. This Subcontractor shall be responsible for the removal temp lighting complete and patching of holes in masonry and drywall upon removal. Portable Light stands are not acceptable for long term usage.
 - e. Include Ten (10) 1000-watt LED Flood Light Fixtures (controlled by photocell with light pollution shields):
 - i. Two (2) to illuminate the trailer compound area in locations reviewed with CM.
 - ii. Eight (8) to be installed on the perimeter of the building in locations reviewed with CM.
 - iii. Reduced wattage may be used as reviewed with CM in areas where light pollution to neighboring homes and businesses may be of concern.
 - f. This Subcontractor shall provide new sub-panels, (4) quad receptacle (2) GFI protected circuit power boards that are constructed and located in a frequency that exceeds 2x the minimum OSHA standard. no more than 50' OC feet apart for use by all trades in the construction areas and roof level. Provide GFI inspection through the duration of all phases. Inspection logs shall be submitted to Downes Construction for record WEEKLY.
 - g. Include OSHA recommended material in areas subject to physical damage.
 - h. Include temporary light, power, data & security for the CM trailer as described elsewhere in this scope.
 - i. Assume full responsibility to provide, supplement and maintain temporary LED lighting and power at all times.
10. **TEMPORARY LIGHT AND POWER TO CONSTRUCTION TRAILERS AND TEMPORARY CLASSROOMS** -This Subcontractor shall provide, disconnect and remove the temporary service to the construction trailers.
11. **ELECTRICAL SYSTEM EXPECTATIONS** - This Subcontractor is responsible for a complete and operational electrical system(s), including but not limited to, furnishing and installing all electrical power, wiring, devices, rough-in, conduits, sleeves, wire mold, circuitry, grounding, lighting controls, panels, terminations, testing, fixtures, floor boxes, raceways, pathways, identification, all interior and exterior lighting, exterior

communications rough-in, standalone intercoms systems, theatrical lighting and systems, emergency power, vaults, manholes, handholes, cages around devices, CATV/Fiber, CATV IP Distribution, power to all specialty items, miscellaneous accessories, etc. in accordance with the Specification Sections those referenced within them and all other Contract Documents.

12. **COMMUNICATIONS SYSTEM EXPECTATIONS** - This Subcontractor is responsible for a complete and operational Communication System, including but not limited to furnishing and installing all backbone cabling (including fiber), horizontal and vertical cabling (CAT, COAX, Phone), patch cords, all HDMI cabling, MDF/IDF buildout (racks, ladder racks, cable tray, patch panels) communications system grounding, supports, sleeves within walls and floors, identification, miscellaneous accessories, commissioning etc. in accordance with the Specification Sections, those referenced within them and all other Contract Documents.
13. **SECURITY SYSTEM EXPECTATIONS** - This Subcontractor is responsible for a complete and operational Security and Fire Alarm Systems, including but not limited to furnishing and installing all backbone cabling (including fiber), horizontal and vertical cabling (CAT, COAX, Phone), patch cords, all HDMI cabling, MDF/IDF buildout (racks, ladder racks, cable tray, patch panels) communications system grounding, fire alarm devices, annunciator panels, remote annunciator panels, fire alarm graphics, fire alarm programming and testing, supports, sleeves within walls and floors, identification, miscellaneous accessories, commissioning etc. in accordance with the Specification Sections, those referenced within them and all other Contract Documents.
14. Where mechanical, electrical, plumbing, and fire protection work (MEP/FP) is inferred architecturally however not translated to specific MEP / FP drawings or specifications, the subcontractor shall either have requested clarification prior to bid or will have clarified the work during scope review with Downes Construction Company. Absent the subcontractors pre-bid or pre-award coordination, the subcontractor shall be bound by that information shown architecturally and shall provide a complete operating system that is code compliant and ready for beneficial use by the Owner. All necessary communication and coordination with other subcontractors during the construction process to address such matters shall be included by the subcontractor at no additional cost.
15. **MEFP COORDINATION** - This Subcontractor is responsible to participate in the preparation of composite MEP coordination drawings, which will be initiated by the HVAC Subcontractor. All respective trades shall then label their own work onto these drawings and after coordination issues are resolved, they shall become the documents that field personnel utilize to install their work. The MEP coordination drawing process will be constructed in a 3D "BIM" environment using the latest version of Auto-Cad compatible software and with the latest version of REVIT/NAVISWORKS 3D modeling software. This Subcontractor is responsible for the MEP Coordination Drawing Process as outlined in the Downes Supplemental Instruction, Paragraph P. **Time is of the essence in coordinating areas as soon as possible so installations may begin since a great deal of the building will be ready for roughing upon start of the coordination process.**
16. OSHA's lead in construction standard applies to all construction work where an employee may be exposed to lead. The existing building contains lead-based paints etc., so therefore this Subcontractor must comply with OSHA's lead in construction standard when performing this scope of work. Paints that will be impacted by the renovation project are presumed to contain polychlorinated biphenyls (PCB). All painted components impacted by the renovation work shall be properly removed, packaged and disposed of presumed PCB Bulk Product Waste greater than fifty parts per million (>50 ppm). Refer to

Section 021100 Polychlorinated Biphenyls Waste Management for additional removal and disposal requirements.

17. This Subcontractor shall include all man-lifts and staging in their lump sum bid required to complete this scope of work. Subcontractor shall be responsible for the means and methods of obtaining safe access for their workers in compliance with OSHA regulations.
18. The use of man-lifts on this project shall be limited to areas of the school where deck heights exceed 14'-0" AFF, and can be safely supported by the existing /new structure. This contractor shall submit for approval to DCC and the EOR, proposed equipment with supporting data independently confirmed by a CT. licensed engineer on behalf of the subcontractor. Subcontractor shall visit the site pre-bid and be familiar with the existing conditions and design documents. This subcontractor shall carry equipment that is fully coordinated to this project to provide a complete scope of work. No additional compensation shall be paid for the exclusion of lifts or methods that do not meet these criteria, or for loss of production due to the subcontractor's assumptions.
19. This Subcontractor is responsible to provide all fittings and varying lengths of piping and similar conduits required for the complete installation of the systems as required by the coordination drawing process whether or not such fittings and/or lengths and sizes were shown on the Contract documents.
20. The drawings show only the general run of raceways and approximate locations of outlets/devices etc. Any significant changes in locations necessary in order to meet field conditions shall be brought to the attention of the Construction Manager for review before such alternations are made. Modifications, relocations and alternations are to be included in the Subcontractors base bid.
21. This Subcontractor is responsible for all cutting, patching, core drilling and sleeves as required to execute this Scope of Work through all new/existing walls, floors, foundations, metal decking, roofs, decks and slabs. Fill void space around pipes the penetration with elastomeric waterproof caulk, rubber link seals or other methods as may be specified or required. Sleeves through decks to receive concrete shall be rigid and capable of withstanding concrete placement and are to be filled with rigid insulation and secured to prevent concrete infiltration. A sleeve coordinated drawing shall be developed during MEP Coordination and provided to the Construction Manager at least fifteen (15) calendar days prior to the scheduled placement of concrete. This Subcontractor will be responsible for cutting/core drilling and reinforcing slabs if it is determined that addl. penetrations are required after concrete placement.
22. This Subcontractor is responsible to coordinate installation and connection to utilities outside the building with the Sitework Scope of Work Subcontractor. This Subcontractor is responsible for all exterior utilities, including but not limited to, underground utility work associated with generator, permanent power (primary/secondary), fiber, site lighting, etc. Refer to specifications for testing and cleaning requirements that should also be included. Trenching and backfilling is by the Sitework
23. Due to the lead times of various electrical equipment, an early release electrical equipment package has been procured in order to meet the construction schedule. The following is a list of the electrical equipment which was pre-purchased and will be delivered to the jobsite:

EARLY RELEASE ELECTRICAL EQUIPMENT		
PRODUCT ID	PRODUCT ID	QUANTITY
Generator with Level 2 Sound Attenuated Enclosure	Generator	1
ATS-E	Transfer Switches	1
ATS-S	Transfer Switches	1
SWBD-1 - 480-volt w/CT & Main Switch and utility meter enclosure	Switchboard	1
SWBD-2 - 208-volt	Switchboard	1
TX-1	Transformer	1
TX-1E	Transformer	1
TX-S1	Transformer	1
DP-E2	Panelboard	1
DP-S1	Panelboard	1
DP-S2	Panelboard	1
RP-SW (Wing D)	Panelboard	1
SPP-1D (Wing D)	Panelboard	1
60A Fused Disconnect Switch	Switches	1

- This Subcontractor (BP #1.26.1 – Electrical System) shall receive the above listed equipment onsite and install in its permanent location along with all necessary connections, etc.
- In addition, this Subcontractor is to assist and provide all required information for the Coordination Study to the pre-purchased equipment contractor / vendor.

24. This Subcontractor is responsible for cutting all metal decking and concrete slab penetrations, as required, to execute this scope of work. Include protection as required.
25. This Subcontractor is responsible for any and all penetrations 10" in diameter and/or less than 100 square inches in all existing walls. Any square or rectangular penetrations 10" x 10" or greater than 100 square inches will be by the Masonry Subcontractor. This Subcontractor will be responsible to provide field and drawing layout to coordinate all cut and patch items. Infill's around penetrations to fill up to fire stopping requirements and all fire/smoke stopping are by this Subcontractor
26. This Subcontractor is responsible for providing lighting shown on the Electrical and Architectural Drawings. If a conflict exists between these two sets of documents, provide the greater quantity or greater value, immediately notify the Construction Manager of the conflict.
27. This Subcontractor is responsible for coordinating and providing power for all locations for electrical equipment with Architectural Drawings and FF&E Drawings. Relocate any electrical devices that interfere with furniture shown in documents at no additional cost.
28. This Electrical Contractor is responsible for all raceway, backboxes and pull-strings as shown on the drawings. This Subcontractor shall furnish and install all cable tray/ladder racks/inner-duct as shown and any additional conduit/pathways/sleeves etc. not shown but required for a fully functional system. Furnish and install all sleeves between room walls and floors.

29. This Subcontractor is responsible to provide all wire mold pathways for all systems provided by this Scope of Work on new or existing walls, whether shown or not.
30. This Subcontractor is responsible for all means of support and attachments for all devices, panels, conduits, feeders and equipment back to the existing/new structures (provide engineering analysis if required) for all Electrical work, including but not limited to, any trapeze hangers to clear other work or interferences, include all vibrations and seismic restraints as required. Provide all miscellaneous steel supports which are not shown on any of the Contract Drawings, but which are required to complete the work of the Bid Package, include primer and touch-up. Coordinate box-out framing with the Drywall and Masonry Subcontractors. Coordinate with BIM Modeling for actual hanger placements as multiple trades may not be able to suspend at same location.
31. This Subcontractor is responsible to continuously record the progress of their work. If requested, this Subcontractor shall provide copies of the "As-Built" status of their work. Satisfactory "As-Built" progress drawings shall be a condition for continued requisition payments. Also refer to the Downes Supplemental Instructions for additional information regarding "As-Built" requirements.
32. This Subcontractor is advised that the room name number designations on the construction documents do not represent the final room numbers. Do not use construction document room name and numbers for programming/as-builts Fire Alarm, Fire Protection, Security, Tele/Data, Paging, All Special Systems, BMS, tagging, labeling, or other building systems. Obtain permanent room names and numbering system from the Owner prior to performing this work and with enough time for the Owner to secure information. Any programming or as-builts started with the construction room names and numbers will have to be reprogrammed and redone with the final room name and numbering system at this Subcontractor's expense. Provide final room names and numbers on all as-built drawings.
33. This Subcontractor is responsible to furnish all electrical manholes, handholes and associated covers to the Sitework Subcontractor for installation.
34. Open electrical panels are not acceptable. Electrical panels are required to be covered at all times. Cardboard panel covers will not be allowed.
35. The Site Subcontractor is responsible to furnish and install the transformer concrete pad/vault, in accordance with the governing utility details and requirements of applicable to this project. Sitework Subcontractor will excavate, prep, backfill and set pad. It should be assumed that the new transformer will have to be installed alongside the existing service so that service can be maintained. Downtime for change over must be minimized.
36. This Subcontractor shall also coordinate permanent power installations with the local utility company.
37. This Subcontractor is responsible to provide all necessary shut-downs and tie-ins for their systems. All overtime costs associated with this work shall be included.
38. This Subcontractor shall be responsible for all reopening and closing of ceilings in connection with any corrective or adjustment work above completed ceiling, including related costs for damaged ceiling grid, tile, etc.

39. This Subcontractor is responsible to provide all vibration and seismic restraints as required by code, regardless of details.
40. This Subcontractor shall provide all sleeves required for their work and shall seal all sleeves with the appropriate waterproofing, sound sealing or fireproofing material as shown and specified.
41. This Subcontractor is responsible to provide all electrical related signage, labeling, tagging, banding and pipe identification prior to the installation of the ceiling grid so as to allow for inspection as to the thoroughness of these items.
42. This Subcontractor shall weatherproof all electrical penetrations made prior to equipment being installed.
43. This Subcontractor shall include all costs associated with a complete review of all motors, Motor Control Centers, etc. (power requirements), supplied by the Mechanical & Plumbing Subcontractor. This review is to specifically include a listing of all such motors, to determine quantity etc., showing motor size, voltage, amperage, phasing, fusing, starter sizes, disconnects, wire size required and/or control sequences.
44. This Subcontractor is to wire all emergency gas shutoff valves, panels, master switches, etc., as well as coordinate with Kitchen Equipment, Mechanical & Plumbing Subcontractor for tie-in to building control system and Fire alarm system where applicable.
45. The heat trace material / equipment is to be furnished by the Plumbing Contractor, the Electrical Subcontractor is to install the heat trace material and equipment.
46. This Subcontractor shall take sole responsibility for the proper installation of any exterior recessed light fixtures in sidewalks, concrete pads or similar. Responsibility consists of but may not be limited to accepting conditions provided by others at the time of roughing, ensuring roughing is installed per manufacturers recommendations and at proper grade and is properly sealed to prevent weather or concrete infiltration during placement.
47. The plywood backboards required at the telephone and electrical rooms will be provided by others. This Subcontractor will be responsible for coordinating the location of these backboards.
48. This Subcontractor is responsible to include coordination, wiring, power, controls, etc. for all Division 8, 10, 11, 12 and 14 items, whether shown on the Documents are not to provide a fully functioning system.
49. This Subcontractor is responsible to include coordination, wiring, power, controls, etc. for all Division 21, 22, and 23, whether shown on the Documents or not to provide a fully functioning system.
50. This Subcontractor shall wire all electrically operated drinking fountains and wall mounted coolers provided by the Plumbing Subcontractor.
51. This subcontractor shall complete all final terminations for all automated door operators including but not limited to; line voltage, and access control, in coordination with BP 1.8.1 Glass & Glazing. Remote power supplies to be provided by BP 1.9.1 and installed by BP 1.26.1 Electric. Coordinate with hardware

supplier / installer, and all other trades to provide a complete commissioned system per contract documents

52. This subcontractor shall take the lead in coordination with the Fire Alarm and complete all final terminations for the interconnectivity of security, fire alarm, and communication systems with respect to lock-down, fire egress, and communications programming and commissioning. Include all necessary devices, switches, relays, and programming required for a complete functioning system that meets the Owner's requirements.
53. This Subcontractor shall install all disconnect switches, starters, and variable frequency drives for HVAC and Plumbing equipment, furnished by the Mechanical and/or Plumbing Subcontractors for their equipment.
54. This Subcontractor shall wire all electrically operated VAV boxes, smoke, and smoke/fire combination dampers.
55. The Elevator Subcontractor will terminate all wiring for elevator interfacing with fire alarm, security system, access control, intercom, etc. to a termination box for the elevator. The Electrical Contractor shall assist the Elevator contractor with termination of line voltage, complete and test and commission each system provided by this scope of work. The Electrical Contractor is responsible to furnish and install an independent telephone line(s) to the elevator as required by code, including; pathways, and raceway, necessary.
56. This Subcontractor is responsible to protect new and/or existing roofs when working on or above. At a minimum provide plywood protection in areas under ladders, tools, where material is stored, etc. Plywood is to be placed in a manner and with sufficient protection underneath so as to not puncture or damage the roofing membrane.
57. This subcontractor to furnish and install any required pipe or duct support as it relates to work performed by this Subcontractor on the roof – reference Spec 077200 Roof Accessories.
58. This Subcontractor is responsible to provide and maintain weather and safety protection of all openings made by this Subcontractor until the permanent work is installed. Remove and replace weather and safety protection provided by others as necessary to access and execute your work.
59. This Subcontractor is responsible for all building commissioning requirements, including but not limited to, assisting the Commissioning Agent (CA) in facilitating the commissioning described in this Specifications Section, attending any all meetings, completing all paperwork and responding to all questions and punch-lists issued by the CA in a timely and professional manner as it relates to this Scope of Work, in accordance with the Contract Documents.
60. This Subcontractor is responsible for all costs associated to provide project specific pull test data in the form of a complete submittal for all fasteners scheduled to be installed in all existing construction. Owner's testing agency is not responsible for this item.
61. This Subcontractor is responsible for working through all ceilings (new or existing) on the Contact Drawings for the installation of the Electrical Systems.

62. This Subcontractor is responsible to coordinate and integrate with the Owners Systems vendors as may be required.
63. This Subcontractor is responsible for the protection of all cabling from other trades (i.e.: paint, spray fireproofing, mortar, taping compound, etc.) so not to void warranty or code compliance requirements.
64. This Subcontractor is responsible to provide all Communications System signage, labeling, tagging, banding and pipe identification prior to the installation of the ceiling gird so as to allow for inspection as to the thoroughness of these items.
65. The fire alarm devices related to the sprinkler system (flow and tamper switches) shall be installed by this subcontractor. Coordinate with BP 1.21.1 Fire Suppression for exact number and location of these devices. Provide all necessary raceways and wiring to the coordinated locations weather or not specifically shown on the drawings. Ensure that the flow of water through the fire protection system is monitored by the fire alarm system and any exterior bells are wired and integrated to the Fire Alarm.
66. This Subcontractor is responsible for any and all connections to existing utilities/systems required by the Contract Documents and/or Authorities Having Jurisdiction (AHJ).
67. This Subcontractor shall coordinate device locations with ALL Subcontractors and Contract Documents for this Subcontractors scope of work.
68. Include base bid and additional four (4) of each type of fire alarm device complete and installed as may be requested by the AHJ.
69. This Subcontractor is required to provide mockups as required, in accordance with the Specifications and Architect, Owner or Downes requests.
70. All products shall meet the warranty requirements as set forth in the relevant specification sections. Written warranties shall be signed by the Manufacturer, Installer, and by this Subcontractor.
71. This Subcontractor is required to touch-up all factory finished surfaces which are scratched, bare or become rusty due to shop coating errors, inadequate protection or storage, careless erection procedures, etc., all to the satisfaction of the Architect, Construction Manager and Owner.
72. This Subcontractor shall be responsible to clean and protect items furnished as part of this Scope of Work from finish trades until the building is turned over to the Owner.
73. This Subcontractor is responsible to prepare an agenda for approval and video tape all Owner instructional training, demonstrations and closeout procedures, reference Downes Supplemental Instructions Paragraph PP.
74. This Subcontractor is responsible for the Transient-Voltage Suppression For Low-Voltage Electrical Power Circuits as identified in the Contract Documents.

75. **GUARANTEE/WARRANTEE PERIOD** – This Subcontractor shall provide full maintenance and warranties for this Scope of Work for a period of **EIGHTEEN (18) MONTHS** from the substantial completion date by phase. Signed Agreements are to be made with the Owner. Substantial Completion will be signified by the issuance of an AIA G704 form. In addition:
1. The above-mentioned 18-month warranty is in addition to all Special Warranties identified in the Contract Documents.
 2. This Subcontractor shall warrant that the equipment, materials, and workmanship are of excellent quality and new and that the work shall be free from defects not inherent in the quality required or permitted and that the Work confirms to the Contract Documents.
 3. Provide all necessary extended maintenance agreements, warranties, and guarantees to account for the time period from start-up to substantial completion. This is in addition to the contractually required maintenance agreements, warranties, and guarantees.
 4. The Owner's warranty (including all warranties specified) shall be exactly as specified and shall not commence until the final acceptance date.
 5. All materials and equipment are to be "like new" prior to turnover to Owner. Signed Agreements are to be made with the Owner, if applicable.
 6. If the project is Phased and if agreeable to the Architect and Owner, a partial Substantial Completion for the phases will be established signifying the start of Guarantees/Warranties.
 7. Provide additional and special Guarantees/Warranties as may be required per the Specifications.
 8. This Subcontractor is responsible for providing maintenance of all materials and equipment installed under this scope of work until the project substantial completion date.
 9. This Subcontractor is responsible for presenting the Owner with all special maintenance contracts/agreements required and specified within the Contract Documents prior to substantial completion.
 10. This Subcontractor acknowledges they will provide a full investigation of any warranty claim made by the Owner and shall provide any means / methods required in the field to review such claims at no additional cost.
 11. This Subcontractor is required to participate in any collaborative effort required with other trades regarding warranty claims made by the Owner at no additional cost.
 12. This Subcontractor shall be responsible for the cost to repair or replace any damage created by faulty work or warranty issues with their work that affected the finished and completed project.
76. Project closeout documentation, O&M's, as-built drawings, owner turnover items, and training will be completed by phase.
77. In reference to the Specifications Sections marked with asterisk (*) under Item #2 above please find the following scope clarifications:

Section	Description
024119	Selective Demolition*
078413	Penetration Firestopping*
078446	Fire-Resisting Joint System*
079200	Joint Sealants*

78. This Subcontractor shall specifically **EXCLUDE** the following:

79. The above-listed items are NOT intended to be an all-inclusive listing of the scope of work required to be performed by this Subcontractor but merely to highlight major items of work. It is this Subcontractor's sole responsibility to review all drawings, specifications, and other contract documents in order to include a complete scope.
80. **BID BREAKDOWN** - This Subcontractor shall provide the following breakdown of their bid in the designated spaces on the Bid Form.

BID BREAKDOWN:			
Description of area of work	Quantity	Unit	Value
Mobilization / Demobilization	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
MEP / FP Coordination	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Shop Drawings / Submittals	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Temp. Lighting and Power	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Site Electrical	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Concrete Duct Bank for Primaries	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Transient-Voltage Suppression For Low-Voltage Electrical Power Circuits	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Light Fixtures	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Light Fixture Controls	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Branch Conduit and Wiring	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Switches and Devices	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Public Address System	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Audio Visual System	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Structured Cabling	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Clock System	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Security Conductor Cables	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Pathways for Security Systems	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Access Control System	Provided by bidder.	LS	\$ Provided by bidder.

	Fill in on bid form.		Fill in on bid form.
Intrusion Detection Systems	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Video Surveillance System	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Digital, Addressable Fire Alarm System	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Grounding and bonding	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Testing	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Commissioning	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Clean-up	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Closeout (O&Ms)	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Allowances	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Other (Be specific on bid form)	Provided by bidder. Fill in on bid form.	LS	\$ Provided by bidder. Fill in on bid form.
Lump Sum Bid Total:	1	LS	\$ Provided by bidder. Fill in on bid form.

81. **STARTUP CHECKLIST** - This Subcontractor will not be allowed to begin work on the project until the following items have been submitted: Executed Contract, Performance and Payment Bonds, Certificate of Insurance in accordance with the contract documents, Project Specific Safety Plan including SDS sheets, Job Hazard Analysis and other such information requested by Downes or required by the contract documents. Downes Construction is not responsible for any associated costs incurred prior to submission and/or execution of these items.
82. **SUBMITTALS** – Reference Supplemental Instructions Paragraph G. This Subcontractor shall expedite state and federal notifications and submittals associated with the abatement and PCB removal immediately upon the receipt of a notice to proceed.
83. **SCHEDULE** – The schedule included with the bidding documents is provided to give the bidder a general time limit as to when their scope of work will take place. Changes to this schedule during construction will not be grounds for any change orders or claims. This Subcontractor is responsible for providing the Construction Manager a detailed schedule including submittals, deliveries, and man-loading. **This Subcontractor is to understand that this project is a “fast-track” project and they will be held in strict compliance with the time limits included in the preliminary baseline schedule.**

WORK HOURS TO BE INCLUDED IN BASE BID: All Subcontractors are required to work a six (6) day work week. Full crews are to be included. At the conclusion of the workday Friday, if there is work still to be performed by the Trade Contractor, then that contractor will be required to work Saturday. Associated premium time is to be included in the base bid.

84. **CHANGE ORDERS** – Reference Supplemental Instructions Paragraph I.

85. **LABOR AND EQUIPMENT RATES** – Reference Supplemental Instructions Paragraph H.

86. **Liquidated Damages** per section 6.1.6 AIA133 – 2019 will be assessed per schedule phases. Individual trade partners will be held accountable for any slippage that will hold up millstones & completion as shown on the schedule. It is imperative that all documents required are turnover in a timely manner as to not allow missed dates on the phased schedules. These include but are not limited to the following: Contract execution, COI's, Submittals, RFI's, Fabrication timeline, attending meetings & manpower.

87. **ALLOWANCES** – This Subcontractor shall include the following allowances in their lump sum bids. *(All allowances are only to be used when specifically indicated by the Construction Manager and it is this Subcontractors responsibility to document usage via T&M tickets submitted to the Downes Field Superintendent. Allowance expenditure submissions are required to follow the same procedures as Change Order Requests/Proposals. However, overhead and profit for allowances shall be included in the base bid and cannot be added to expenditure submissions.)* Fill in and complete allowances in the appropriate spaces on the bid form.

BP #1.26.1 – Electrical Systems Allowances:				
Allowance 1	Maintenance of Occupancy (Unforeseen)			
	Description	Quantity	Unit Price	Amount
A	Foreman/Supervision (Included w/ blended rate below)	Included in blended rate below	Included in blended rate below	Included in blended rate below
B	Eighty (80) labor hours (blended rate)	80 Hours (Fill in on bid form)		
C	Material and Equipment	1 LS	\$4,500	\$4,500
Total Allowance 1 Included in Base Bid (Bidder to calculate):				
Allowance 2	Temporary Environmental Conditioning (Unforeseen)			
	Description	Quantity	Unit Price	Amount
A	Foreman/Supervision (Included w/ blended rate below)	Included in blended rate below	Included in blended rate below	Included in blended rate below
B	Sixty-Five (65) labor hours (blended rate)	65 Hours (Fill in on bid form)		
C	Material and Equipment	1 LS	\$3,000	\$3,000
Total Allowance 2 Included in Base Bid (Bidder to calculate):				
Allowance 3	Utility Fees			

	Description	Quantity	Unit Price	Amount
A	Utility Fees	1 LS	\$25,000	\$25,000
Total Allowance 3 Included in Base Bid (Bidder to calculate):				
Allowance 4	Maintenance of Occupancy (Unforeseen) - Communication			
	Description	Quantity	Unit Price	Amount
A	Foreman/Supervision (Included w/ blended rate below)	Included in blended rate below	Included in blended rate below	Included in blended rate below
B	Sixty-Five (65) labor hours (blended rate)	65 Hours (Fill in on bid form)		
C	Materials & Equipment	1	\$3,000	\$3,000
Total Allowance 4 Included in Base Bid (Bidder to calculate):				
Allowance 5	Additional Data Infrastructure Wiring			
	Description	Quantity	Unit Price	Amount
A	Foreman/Supervision (Included w/ blended rate below)	Included in blended rate below	Included in blended rate below	Included in blended rate below
B	Sixty-Five (65) labor hours (blended rate)	65 Hours (Fill in on bid form)		
C	Materials & Equipment	1	\$3,000	\$3,000
Total Allowance 5 Included in Base Bid (Bidder to calculate):				
Allowance 6	Maintenance of Occupancy (Unforeseen) – Electronic and Security Systems			
	Description	Quantity	Unit Price	Amount
A	Foreman/Supervision (Included w/ blended rate below)	Included in blended rate below	Included in blended rate below	Included in blended rate below
B	Eighty (80) labor hours (blended rate)	80 Hours (Fill in on bid form)		
C	Materials & Equipment	1	\$3,000	\$3,000
Total Allowance 6 Included in Base Bid (Bidder to calculate):				
BP #1.26.1 – Confirm by checking the following box that all of the <u>above</u> allowances are included in the Base Bid as directed. Confirmed ☐ Exclusion of allowances is NOT compliant with the bid documents.				

88. **UNIT PRICES** – In the spaces provided on the Bid Form, indicate the following Unit Pricing requested. (Unit prices will be used to add or deduct from contract price based on project requirements). Also, reference Specifications for additional information:

No.	Description	Unit Price	Unit
-----	-------------	------------	------

89. **ALTERNATE BIDS** – See Specifications Sections and as further elaborated and amended below. In the spaces on the bid form, indicate the following alternate pricing as may be applicable to your scope of work. Also, reference Specifications for additional information:

Alternate No.	Description	Price
1	Raised Garden Planter: Add to the Base Bid the labor, material, and equipment for the provision and installation of the raised planter located South of the addition as indicated on Drawings CS101 and CS502.	ADD
2	Exterior Cornice, Fascia, and Soffit Repairs: Add to the Base Bid the labor, material, and equipment for the repairs to the existing exterior cornice, fascia, and soffit where indicated by Demolition Note 6.06. Refer to Section 062013 "Exterior Finish Carpentry" for additional information.	ADD
3	Sheet Flooring: Add to the Base Bid the labor, material, and equipment for the provision and installation of sheet flooring instead of vinyl composition flooring excluding corridors; therefore VCT-2 to be SF-1 and VCT-3 to be SF-2 . Work to include all necessary preparation and components for a complete installation. Refer to Section 096516 "Resilient Sheet Flooring" for additional information. VCT-1 to remain where indicated.	ADD
4	Pre-K Cabinetry at Bay Windows: Add to the Base Bid the labor, material, and equipment for the provision and installation of 6 linear feet (plus or minus) of base and upper cabinets on each side of the bay window in Pre-K classrooms. Refer to Typical Details 3/A800 and 1/A801. Finishes are to match Kindergarten classrooms. Work to include all necessary components for a complete and working installation. Refer to individual sections for additional information. Existing cabinetry to remain as Base Bid.	ADD
5	Stage Shelving Units: Add to the Base Bid the labor, material, and equipment for the provision and installation of metal storage shelving where indicated on Drawings. Work to include all necessary components for a complete installation. Refer to Section 105613 "Metal Storage Shelving" for additional information.	ADD
6	Lintel Replacement: Deduct from the Base Bid the replacement of existing steel lintels with new at windows where indicated by Demolition Note 5.01. Base Bid to still include sanding, priming, and painting of lintel.	DEDUCT
7	Roof Replacement – Part 'A' Shingles: Deduct from the Base Bid the removal and replacement of the existing asphalt shingles with new, including all integral gutter work, in Part 'A' of the Drawings. Existing shingles and gutters will remain except where the new connector of Part 'D' meets the existing building in Part 'A'.	DEDUCT

END BID PACKAGE #1.26.1 – ELECTRICAL SYSTEMS