

Windham School District

School Administrative Unit #95

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Superintendent

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• 19 Haverhill Road, Windham, NH 03087 • Phone: (603) 425-1976 • Fax: (603) 425-1719 • www.windhamsd.org •

Bid Invitation

Windham Center School Room 302 Renovation

The Windham School District is currently inviting bids from qualified individuals or companies, acting singularly or in consortium, for **demolition, renovation, and construction services to renovate a roughly 1,200 square foot classroom located at Windham Center School, 2 Lowell Road, Windham, NH 03087.**

Specifications may be obtained at the School Administrative Offices, 19 Haverhill Road, Windham, NH, or at <https://sites.google.com/a/windhamsd.org/business/bids-and-rfps>.

Bids are due in a sealed envelope clearly marked “WCS Room 302 Renovation” by **Monday, September 15, 2014 at 1:00 pm**, and will be awarded by the School Board at their next regularly scheduled meeting. Bidders are invited to have a representative present at said School Board meeting, if possible.

The District reserves the right in its sole discretion to reject any and all bids, either in whole or in part; to waive any defects, informalities and/or irregularities in bid responses; to accept substitutions or exceptions to these requirements; to accept any bid even though it may not be the lowest bid; to negotiate with any Bidder submitting a bid; and to otherwise act as shall be determined by the School Board in its sole and absolute judgment to be in the best interest of the District.

BID DOCUMENT

WCS Room 302 Renovation

SECTION I - GENERAL REQUIREMENTS

A. General Description:

1. The project includes limited demolition and renovation of an existing classroom into office space at Windham Center School as shown on drawings including wall sections, electrical, mechanical, fire alarm, automatic sprinkler systems, and finishes.

B. Bids for the WCS Room 302 Renovation must be submitted to:

Director of Business, Finance, and Operations
Windham School District
19 Haverhill Road
Windham, NH 03087

NOT LATER THAN 1:00 pm on Monday, September 15, 2014.

Bids are to be submitted in a sealed envelope clearly marked **WCS Room 302 Renovation**. A bidder may attach any explanatory materials, brochures, or other documents, which it may feel of use in the presentation of its bid.

Bids will be publicly opened and read at this time by the Director of Business, Finance, and Operations and will be publicly awarded at the next regularly scheduled School Board meeting.

The District will not be responsible for late mail deliveries and no bid will be accepted if received after the time stipulated above. **NO FAX OR ELECTRONIC BIDS** will be accepted. Any bids submitted late, by fax or electronically will not be opened and will be returned to the Bidder. All inquiries relative to the bid shall be directed to:

Director of Business, Finance, and Operations
Windham School District
19 Haverhill Road
Windham, NH 03087

The District reserves the right to distribute inquiries and their related responses to all

Bidders.

The District is a tax exempt organization.

- C. All bids shall be valid for at least 60 days from the due date. No bid may be withdrawn prior to 60 days from the due date. The District may request additional information after the bid opening.
- D. The District is seeking a single turnkey bid. However, the District will accept separate contracts for individual phases under these specifications, if one company agrees to oversee and accept the responsibility to implement the whole system.
- E. Bidders may submit multiple bids. Each bid will be evaluated separately.
- F. The District reserves the right in its sole discretion to reject any and all bids, either in whole or in part; to waive any defects, informalities and/or irregularities in bid responses; to accept substitutions or exceptions to these requirements; to accept any bid even though it may not be the lowest bid; to negotiate with any Bidder submitting a bid; and to otherwise act as shall be determined by the School Board in its sole and absolute judgment to be in the best interest of the District.
- G. An optional pre-bid walk-thru will be conducted on Monday, September 8, 2014 at 1:00 PM.
- H. The project is to proceed at an agreed to date with Owner. The project is to be done on a continual day-to-day basis. The project must be completed as soon as possible. All work is to commence after an approved date from the Owner. Work must be done Monday through Friday during normal work hours with an alternate price provided for off-hour work.
- I. The Base Bid is the sum stated in the bid for which the bidder offers to perform the Work described in the Bidding Documents as the base, to which Work may be added or from which Work may be deleted for the sums stated in the Alternate Bids.
- J. Unit price bids are to be included as listed on the bid form.
- K. All questions for clarification or interpretation of the Bidding Documents shall be made in writing to the Owner.
- L. **SUBSTITUTIONS AND VOLUNTARY ALTERNATES**
 - 1. The materials, products, and equipment described in the bidding documents establish the standard of required function, dimension, appearance, and quality to be met.
 - 2. No substitution will be considered prior to receipt of bids unless a written request for approval has been received by the afore mentioned people at least

three days prior to the date for receipt of bids. The Owners' decision regarding a proposed substitution shall be final.

3. If a substitution is approved prior to bidding, such approval will be set forth in an Addendum. Bidders shall not rely on approvals made in any other manner.
4. Voluntary alternates will not be accepted unless prior approval is given by the Owner or the Owner's representative. These may be rejected for any reason.

M. This bid is not subject to prevailing wage.

N. **BID FORM:**

1. Your bid must be prepared on the Bid Form included with the Bidding Documents; additional copies may be obtained from Owner.
2. All blanks on the Bid Form must be completed in ink or type.
3. Bids by corporations must be executed in the corporate name by the President or Vice President.
4. Bids by partnerships must be executed in the partnership name and signed by a partner, whose title must appear under the signature and the official address of the partnership must be shown below the signature.
5. All names must be typed or printed below the signature.
6. The bid shall contain an acknowledgement of receipt of all Addenda (the numbers must be filled in on the Bid Form).
7. The address and telephone number for communications regarding your bid must be shown.

SECTION II - EVALUATION PROCESS

The evaluation process will include each bid being reviewed by the District. The final recommendations will be submitted to the School Board for its approval.

Bids will be evaluated against specifications and conditions as presented in this document. No award will be made to any Bidder who cannot satisfy the School Board that the Bidder has sufficient ability and experience in this class of work and sufficient capital and plan to enable them to perform and complete the services successfully within the time named. The Board's decision or judgment on these matters shall be final, conclusive and binding.

SECTION III - TIME TABLE

The following schedule shall be adhered to under these specifications:

Bid Period – September 1, 2014 – September 15, 2014 at 1:00 pm.

Pre-Bid Optional Walk-Thru – Monday, September 8, 2014 at 1:00 PM.

Due Date for Bids – September 15, 2014 at 1:00 pm.

Bid Opening – September 15, 2014 at 1:00 pm at the SAU #95 Office

Bid Award – Next regularly scheduled School Board meeting

Commence Construction/Demolition - Thirty (30) days from bid award, unless negotiated.

SECTION IV – PROJECT SPECIFICATIONS

The project specifications can be found in the attachment labeled **Appendix A**.

SECTION V - PAYMENT TERMS

The successful Bidder will be paid within thirty-days (30) from the completion of the project to the District's satisfaction.

SECTION VI – INSURANCE REQUIREMENTS

- A. **WORKER'S COMPENSATION INSURANCE** - The Bidder shall purchase and maintain such insurance as necessary to protect them from claims under worker's compensation acts, and for any claims for damages for personal injury, including death, which may arise from operations under this contract and in case any such work is sublet, the Bidder shall require any subcontractors similarly to provide like insurance for all of the latter's employees to be engaged in such work. The minimum amount of insurance required to be carried by the Contractor is as follows:

Statutory	\$(as required by law)
Employer's Liability	\$100,000.00

- B. **GENERAL LIABILITY AND PROPERTY DAMAGE INSURANCE** - including Premises-Operations Liability, Independent Contractors Liability, Premises Medical Payment Liability (\$5,000.00 minimum limits), XCU Liability, Contractual Liability, Completed Operations Liability, Broad Form Property Damage Liability, Personal Injury and Advertising Liability, and Incidental Medical Malpractice Liability with Limits other than Premises Medical Payment Liability, as follows;

General Aggregate	\$1,000,000.00
Each Occurrence	\$1,000,000.00

The Bidder shall purchase and maintain such general liability and property damage insurance as shall protect it, any subcontractor performing work covered by this bid, and

the District from claims for damage for personal injury, including accidental death, as well as from claims for property damage, real or personal, to property owned or in the custody of private individuals, firms, or corporations, or associations and to property owned by, or in the custody of the District, which may arise from operations under this bid whether performed by the Bidder or any subcontractor or by anyone directly or indirectly employed by the Bidder.

C. Comprehensive Automobile Liability (Owner, Non-Owned and Hired):

- Bodily Injury
Each Person \$1,000,000.00
Each Occurrence \$1,000,000.00

D. Property Damage

- Each Occurrence \$1,000,000.00

E. Umbrella-Excess Liability over and Above Items A, B, C, and D:

- Each Claim and Aggregate \$1,000,000.00

F. CERTIFICATES - The Bidder shall include preliminary certificates with the bid submission showing that the above insurance has been purchased. The adequacy of protection shall be subject to the approval of the School Board.

G. PAYMENT AND PERFORMANCE BOND. If Bidder proposes to use subcontractors, Bidder shall provide a payment and performance bond for 100% of the contract price from a company and in a form acceptable to the District.

SECTION VII – TERMINATION

The District may at any time terminate the service and/or contract with the Bidder for the District's convenience and without cause. In case of such termination, the Bidder shall be entitled to receive payment from the District limited to actual documented expenses as of the termination date as its sole remedy. In no event will the District be responsible for lost profits, compensatory or other consequential damages.

SECTION VIII – GENERAL BIDDER CERTIFICATIONS AND DISCLOSURES

Firm Name: _____

Business Address: _____

Telephone No.: _____ Date of Bid: _____

I. Criminal and Civil History. By submission of this bid, the Bidder hereby certifies under oath that the Bidder, its directors, partners, principal officers and key employees have no criminal convictions or adverse civil judgments.

Yes _____ No _____

If the answer is “no”, the Bidder shall disclose under oath the following:

A. The court, date, docket number and description of any and all misdemeanor convictions involving moral turpitude, conviction of a bidding crime and other felony convictions of the Bidder, or the Bidder’s directors, partners, principal officers or key employees. The term “key employee” for each statement shall include, but is not limited to, any employee who has an ownership interest in the Bidder and any employee who shall have contact with the schools, including all delivery personnel. A “bidding crime” is defined as any act in violation of state or federal law including, but not limited to, fraud, conspiracy, collusion, perjury, or material misrepresentation. The Bidder shall not be required to disclose any conviction which has been annulled by a court.

B. A list of all civil cases, identifying the Court, date and docket number in which a final verdict was rendered against the bidding Bidder or the Bidder’s directors, partners, principal officers or key employees on the ground of fraud, misrepresentation, dishonesty, deceit, breach of contract or any other matter involving allegations of failure to perform on a contract.

C. The court, date, docket number and description of any felony convictions whatsoever of the Bidder, as well as the contractor’s/Bidder’s directors, partners, principal officers or key employees. The term “key employee” includes, but is not limited to, any employee who has an ownership interest in the Bidder and any employee that shall have contact with the schools, including all transportation personnel. The Bidder shall not be required to disclose any conviction which has been annulled by a court.

II. Creditor Relationships and Business History. Bidder hereby certifies that it:

A. Has been in business for _____ years.

B. Is current on all undisputed business debts.

C. Has not filed for bankruptcy protection. In the alternative, Bidder filed for bankruptcy protection on _____.

III. Equal Opportunity Employer. Bidder hereby certifies that it is an Equal Opportunity Employer and that it does not engage in any discriminatory hiring or employment practices.

Yes _____ No _____

IV. Safety and Licensure. Bidder certifies that it holds all permits, licenses and certifications, whether federal or state, necessary to provide services to the District and meets all applicable safety standards.

Yes _____ No _____

V. Insurances. Bidder holds all the insurances which shall be required by the District.

Yes _____ No _____

VI. Criminal Records and Training. Bidder complies with all criminal records check requirements for its employees and meets all state and federal employee training and licensure requirements.

Yes _____ No _____

VII Contract Performance. Bidder certifies that it has never had a contract terminated for nonperformance.

Yes _____ No _____

If the answer is no, please provide a separate detailed written description of the circumstances giving rise to termination, providing the name, address and contact information of the terminating party.

The District reserves the right, at its sole discretion, to reject any Bid/Proposal which fails to contain the above-referenced certifications or disclosures. The District reserves the right, at its sole discretion, to reject any Bidder on the basis of any criminal history, civil litigation credit history or business record which it deems to be adverse to the interests of the District. The undersigned certifies under penalties of perjury that this bid is in all respects bona fide, fair and made without collusion or fraud with any other person. As used in this section the word "person" means any natural person, joint venture, partnership, corporation or other business or legal entity. Further, I certify that the items to be supplied by my firm will meet or exceed the specifications as listed in this request for bid.

Bidder's Name: _____

Signature: _____

Title: _____

Date: _____

APPENDIX A

PROJECT SPECIFICATIONS

- A. Location:
- 2 Lowell Road
Windham, NH 03087
- Room 302 is located on the 2nd floor of the school building.
- B. Demolition Requirements: Bidder is to provide demolition and removal services per the attached specifications. Bidder is to perform this work according to all Federal, State, and local requirements.
- C. Construction Requirements: Bidder is to provide construction services to renovate the existing classroom into office spaces as specified in the attached drawings and specifications including, but not limited to, walls, ceilings, lighting, mechanical, automatic sprinkler systems, fire alarm, electrical, flooring, and finishes consistent with the rest of the school.
- D. Bidder will be required to provide shop drawings for all design/build components along with the bid that detail in outline format how the bidder will complete the renovation.
- E. Bidder is required to obtain any/all required permits, licenses, etc. that are required to perform said work.
- F. Bidder is required to provide an add alternate price to perform all work after 3:00 PM during the week and during the weekend.
- G. The District will be responsible for removing all items from the room that the District wishes to keep after the demolition.
- H. Bidder is required to haul away all material and debris from the site.
- I. Bidder will be required to sign within 5 days of the award of the bid a contract provided by the District in modified AIA A105 format.
- J. When the Successful Bidder delivers the executed Agreement to owner, it must be accompanied by the required Performance and Payment Bonds. This requirement may be waived by Owner.

WCS Room 302 Renovation Bid Form

TO: Adam Steel
 Director of Business, Finance, and Operations
 Windham School District
 19 Haverhill Road
 Windham, NH 03087

FROM
 BIDDER: Name: _____
 Address: _____
 Phone: _____

- A. The undersigned proposes to furnish all labor, materials & equipment required for the demolition and renovation project at Windham Center School, Windham, NH in accordance with accompanying specifications for the contracted price specified below, subject to additions and deductions accruing to the terms of the specifications.
- B. This base bid for the above-described work includes addenda numbered, _____, _____, and _____ for project.
- C. The total base bid contract price for all the various work covered by these Specifications.

Base Bid Sections	BID PRICE (\$)
Room 302 Base Bid	

1. \$ _____
 (Written in Words)

D. Please Provide Separate Corresponding Unit Prices For:
 (These are to be selected as Add/deduct Alternates by Owner. Do not include in your base bid.)

- 1. Furnish a Payment and Performance Bonds (%) (_____).
- 2. Add alternate cost for work to be performed off hours between 3:00 PM and 7:00 AM (\$_____).
- 3. Cost per hour for labor rate (\$_____).

E. Earliest start Date to Begin Project Phase I: _____.

F. Estimated number of days to complete project Phase I _____.

The undersigned further certifies under penalty of perjury that this bid is in all respects bona fide, fair, and made without collusion or fraud with any other person. "Person" meaning any natural person, joint venture, partnership, corporation or any other legal entity.

COMPANY: _____ DATE: _____

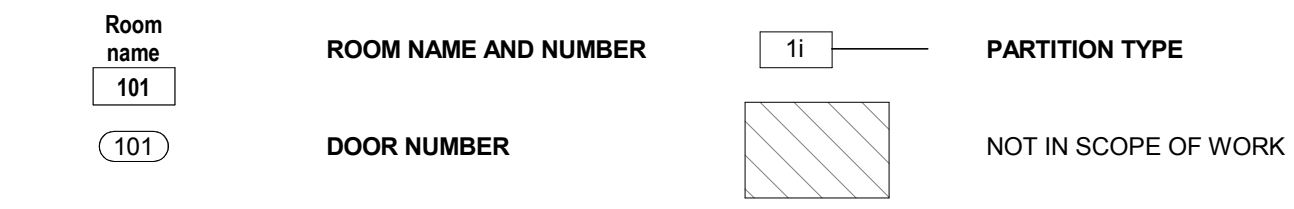
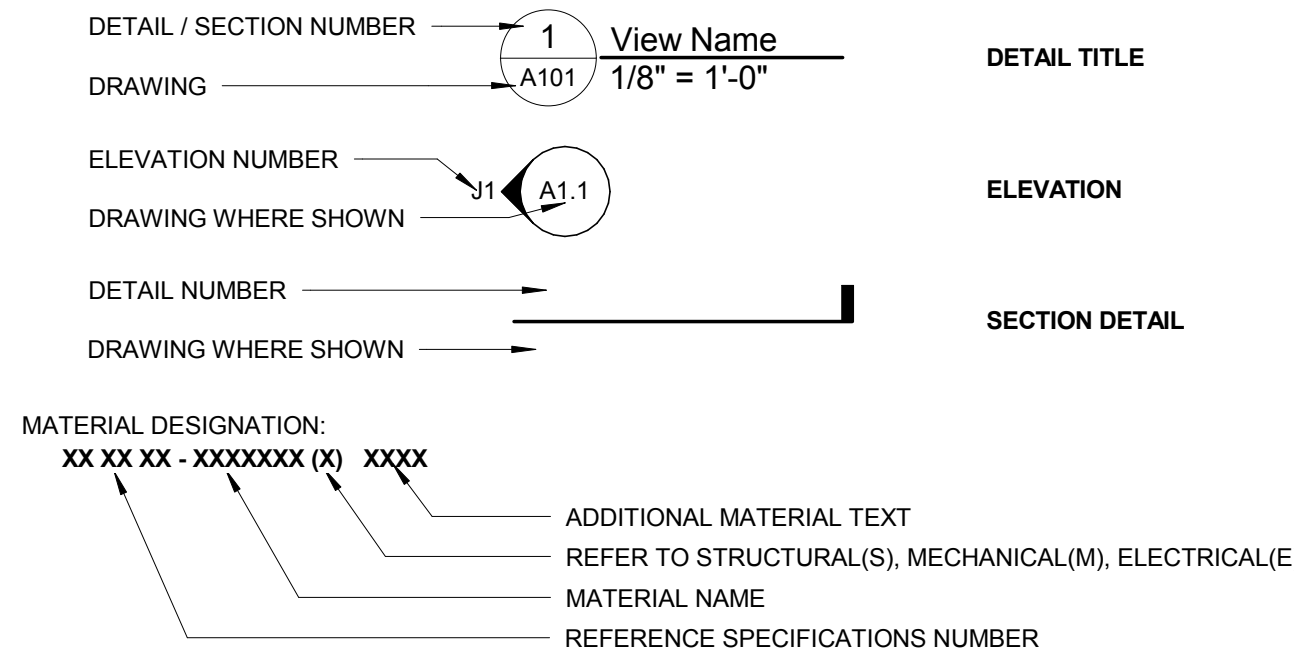
SIGNATURE: _____

BY: _____
(Printed Name and Title)

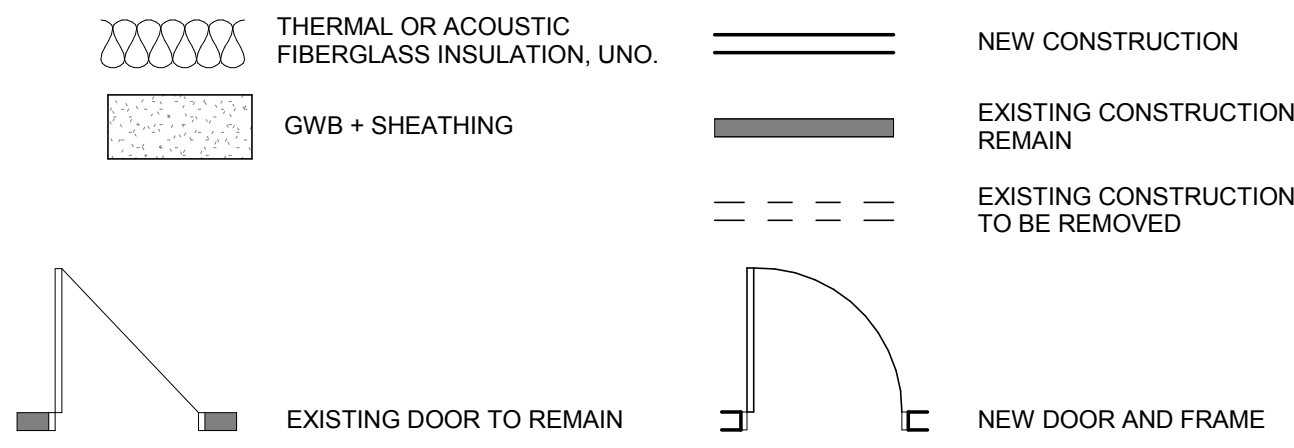
ADDRESS: _____

(City, State, Zip)

SYMBOLS LEGEND



GRAPHICS LEGEND



CEILING LEGEND

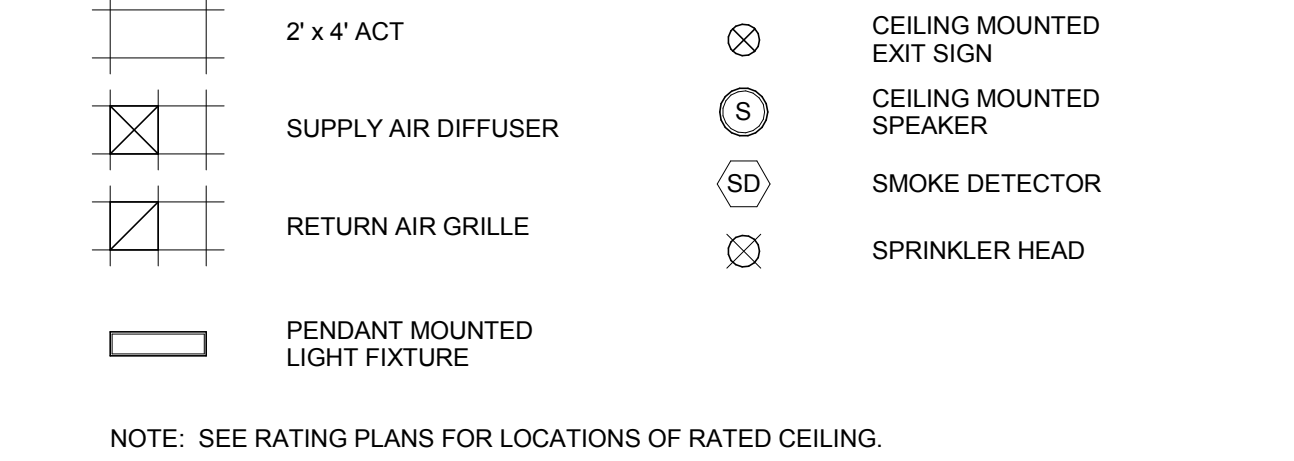
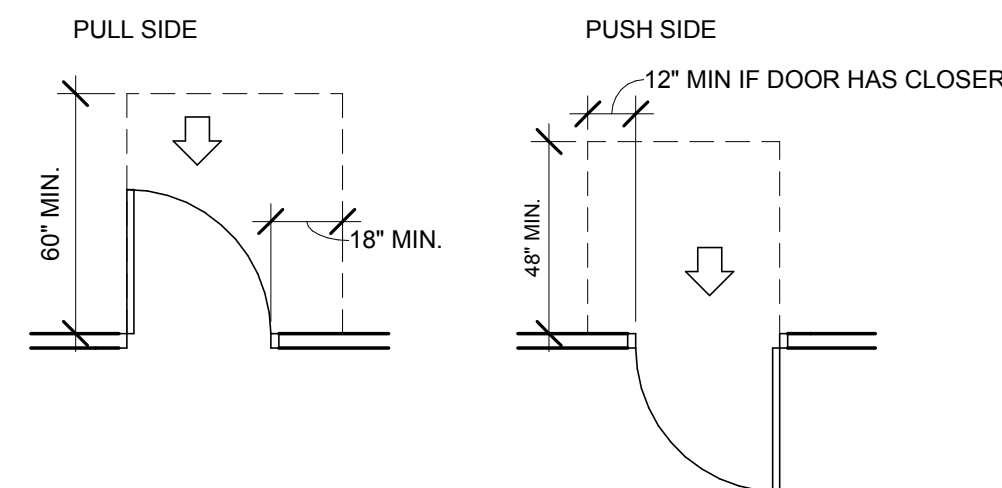


TABLE OF ABBREVIATIONS

THE FOLLOWING TABLE OF ABBREVIATIONS IS PROVIDED FOR THE CONVENIENCE OF THE CONTRACTOR. IT IS NOT INTENDED TO SERVE AS A COMPLETE LIST OF ALL ABBREVIATIONS TO BE FOUND IN THE CONTRACT DOCUMENTS. SHOULD THE CONTRACTOR REQUIRE ANY CLARIFICATION OR INTERPRETATION HEREOF, HE SHALL PROMPTLY SO NOTIFY THE ARCHITECT.

ACC	ACCESSORY
BD	BOARD
CLG	CEILING
HM	HOLLOW METAL
MTL	METAL
OCC	OCCUPANTS
STC	SOUND TRANSMISSION COEFFICIENT
VIF	VERIFY IN FIELD
WD	WOOD

DOOR CLEARANCES



OUTLINE SPECIFICATIONS

DIVISION 1 - GENERAL REQUIREMENTS

- Definitions: The word "Contractor" where used throughout this specification to describe the General Contractor, shall also mean the "Construction Manager", both Contractor and Construction Manager describing the entity holding the prime Contract for Construction.
The term "provide" shall include the furnishing and installing of products, materials, systems and/or equipment, complete in-place, fully tested and approved.
- Regulations: All Work shall comply with applicable building codes, ordinances, rules, and regulations. Comply with applicable environmental laws and regulations.
- Permits: The Contractor shall obtain and pay for all permits and arrange for all inspections and approval from governing authorities.
- Coordination: The Contractor shall be fully responsible for coordinating all construction activities, verifying dimensions and field conditions, establishing on-site lines of authority and communication, monitoring progress and quality, and in general, assuring the proper administration of the Work. All discrepancies between anticipated and actual conditions shall be promptly brought to the Architect's attention.
- Schedule: The scheduling of construction activities shall be coordinated with the Owner in order to accommodate his needs to the greatest extent possible. The Contractor shall prepare a comprehensive "Critical Path" Work schedule of all trades for his own use and the Owner's information.
- Safety: The Contractor shall be fully and solely responsible for all construction means, methods, techniques, sequences, procedures, and for all safety precautions and programs.
General Responsibilities:
The Contractor and his various subcontractors, as he may direct, shall implement procedures throughout construction an effort to improve indoor air quality during the Owner's occupancy. General Indoor Air Quality Control precautions shall include but are not limited to:
a. Procedures to limit dirt and dust leaving the construction zone.
b. Proper bagging of all materials entering and exiting the construction zone.
c. Use of Owner approved construction zone access paths and staging areas only.
d. Isolating existing ductwork serving construction zone.
e. HEPA filtered vacuum cleaning of construction zone.
General worker conduct requirements shall include:
a. Courteous and professional manner, no profane language.
b. Minimum contact with students, staff and visitors to the extent necessary for safe and proper execution of work.
c. Smoking and/or alcoholic beverage consumption is strictly prohibited.
d. Parking only in areas designated by Owner.
e. All work performed in strict compliance with a comprehensive safety plan for this project.
f. No interruption of existing utility services required for the proper operation of the building without the Owner's prior 7 day notice and approval. Scheduled interruptions shall be shortest duration possible.
g. Maintenance of a clean, dust free environment: care not to create noxious odors or fumes.
h. Preservation of clear means of egress and integrity of fire and/or smoke barriers.
i. Control of dust, vapors, odors and spread of fire. Control of related construction noise.
j. MDS sheets for all materials shall be furnished to the Owner for all materials classified as hazardous or poisonous. MDS sheets for all materials shall be maintained on site by the Contractor.
k. All workers shall be informed by the Contractor of the responsibilities prior to commencement of the work, which shall be enforced by the Contractor.
- Temporary Facilities & Protection: The contractor shall provide the following temporary facilities and shall pay all installation, use, and removal costs related thereto:
a. Fire and other safety provisions.
b. Enclosures, coverings, bracing, shoring, and barricades.
c. Protection of existing buildings, equipment, site improvements, utilities, landscaping, etc. to remain.
d. Hoisting equipment, scaffolding, chutes, ladders.
e. Weather protection, roof surface protection.
f. Construction power, lighting, heating, water, & portable toilets.
g. Dewatering and pumping.
h. Noise, dust, fume, and vapor control.
- Verification, Layout and Coordination:
a. All dimensions indicated on these Drawings shall be considered approximate. Priority shall be given to alignment with existing partitions, as indicated on the Drawings. Dimensions shall be field verified by the Contractor. Verify alignment of both surfaces when existing partitions are to be extended.
b. The Contractor shall notify the Owner / Architect of any related discrepancies or conflicts.
c. The Contractor shall notify the Owner / Architect when stud tracks are laid out, but prior to erection of walls for opportunity adjust layout prior to erection of walls.
d. The contractor shall coordinate the locations of all light fixtures, switches, receptacles, AV jacks, Tel/Data jacks, diffusers, grilles, ductwork, sprinkler piping and heads, etc.
e. All dimensions noted on these Drawings shall be considered approximate. Priority shall be given to alignment with existing partitions as noted on the Drawings. Dimensions shall be field verified by the Contractor.
f. The Contractor shall coordinate the Work of this Contract with new security, data, and telephone systems, which are to be provided by others under separate contract with the Owner.
- Field Conditions Notification: The Architect's Scope of Services shall be limited to the preparation of the information provided on these Architectural Drawings. In consideration of this limited Scope of Services and Responsibilities, it shall be the responsibility of the Contractor to be alert to unforeseen conditions and deviations for the information contained herein, and notify the Architect of all such findings or changes. Notification shall be provided in writing, prior to proceeding with the Work, to the greatest extent possible.
- Design-Build: The information provided on these Drawings is of architectural nature only. All civil, structural, mechanical, and electrical design, engineering, code compliance, documentation, coordination, and administration shall be provided by and shall be the responsibility of the Contractor. To the extent that civil, structural, mechanical, and electrical information may be shown on the architectural drawings, its singular purpose is to generally represent aesthetic intent only and shall not in any way diminish the Contractor's sole responsibility for fully and properly engineering such work.
- The Contractor shall be responsible for notifying the Architect of any structural loads imposed upon the Work by systems not designed by the Architect (mechanical, electrical, etc.). Such notice shall be provided prior to proceeding with the Work.
- Warranty: The Contractor shall promptly correct or replace all defective Work and pay all costs related thereto, regardless of when such deficiencies are first detected, for a period of one year following the date of Substantial Completion as defined by the American Institute of Architects. In general the commencement date for warranties and guarantees shall be the date of Substantial Completion.
- Substitutions: The Contractor shall provide all materials, products, and systems as indicated on the Drawings. Substitutions shall not be made without the Architect's prior written authorization.
- Quality control and Conformance with documents: No submittals are required for this work. The Contractor shall be responsible for reviewing all materials and systems installed and verifying that they are consistent with the specifications and drawings. No work will be accepted that does not meet the specifications and drawings request of the Contractor, the Architect will review submittals for select items. The Architect's review shall be only for general conformance with the design concept and information provided in the Contract Documents. The Contractor shall be solely responsible for the determination of all quantities and dimensions, for the coordination of the work of all trades, for all information pertaining to fabrication processes, techniques of assembly and construction, and for performing all work in a safe and workman-like manner. Review and markings shall not be construed as relieving the Contractor from his responsibilities for comprehensive review or from compliance with the Contract Documents.
- Electronic Media: Floor Plans are available to the Construction Manager in electronic format from the Architect for \$75/floor plan type (Architectural, Structural, Plumbing, HVAC, Electrical).

- Quality Control: The Owner shall employ an independent testing agency for the purpose of testing and inspecting portions of the Work in progress. These services shall be paid for by the Owner. The Contractor shall provide schedule, coordinate, facilitate and provide access to the Work. The Employment of a testing agency shall in no way limit the Contractor's Quality Control procedures, nor shall it in any way relieve the Contractor of his obligation to perform all Work in accordance with Contract requirements.
- Site Supervision: The Contractor shall maintain a competent, experienced superintendent / foreman in charge of the Work on the job site at all times Work is in progress.
- Security: The Contractor shall be responsible for securing the building against unauthorized entry.
- Job Meetings: The Contractor shall hold regularly scheduled meetings with the Architect and Owner to discuss job progress and any construction issues that should arise. Sub-contractors shall attend as required.
- Clean-Up: The Contractor shall at all times keep the site and building free from accumulations of waste materials and rubbish. All such materials shall be lawfully disposed of. Upon completion of Work, he shall remove all tools, debris, scaffolding and surplus materials, and shall leave the Work "broom clean".
- Project Closeout: The Contractor shall schedule and complete the following at job completions: Punch lists, final cleaning, keying change-overs, warranty binder, O&M manuals for all equipment and finishes, and the following as applicable: HVAC commissioning, systems testing, equipment instruction for the Owner, Record Drawings.
Submit copies of: Occupancy Permit, List of Sub-contractors, and a Contractor's certificate stating that no hazardous materials have been built-in the project.
- Insurance: Prior to proceeding with the Work the Contractor shall contact the Owner and with the assistance of their respective insurance advisors, as they deem necessary, they shall review all of the insurance requirements related to this Project in order to determine the types and limits of coverage required. The Architect claims no expertise related to insurance and will offer no advice or assistance related thereto.
- Hazardous Materials: The Architect's Scope of Services and Responsibilities shall exclude the investigation, discovery, detection, identification, presence, leakage, discharge, release, use, handling, disposal, encapsulation, abatement, treatment, or removal of, or exposure of a person to hazardous materials, pollutants, contaminants, or disease transmitting organisms, pre-existing or otherwise deposited in any form at the Project, indoors or outdoors, at any time before, during or after construction, including but not limited to volatile organic compounds, petroleum products, molds, fungus, asbestos or asbestos products, radon, electro-magnetic frequency radiation, or other radiation. Should any such substances be encountered, the Contractor shall promptly notify the Owner.
The Contractor shall field verify existing load bearing partitions, beams, columns, etc., prior to demolition and shall provide all necessary shoring and bracing, etc., and immediately notify the Architect of any unanticipated or questionable conditions.
All existing mechanical and electrical services and systems to be abandoned and/or removed, shall be properly terminated at their sources.
Following the demolition and/or removal of existing construction and/or equipment, patch existing finishes to remain as necessary to match similar existing conditions. Repair, level, patch, etc. existing walls and floors as required to provide a proper substrate for new finishes.
- Cutting and Patching: The Contractor shall provide all necessary cutting and patching to make the parts fit properly, to uncover ill-timed work for inspection or installations and for removal and replacement of defective or non-conforming work.

DIVISION 7 - THERMAL AND MOISTURE PROTECTION

- Fire Stopping
1. Firestop Backing Materials: Mineral fiber safing insulation, 4 PCF density, per tested assemblies.
2. Firestopping: Bio-Fireshield, 3-M, Hilti, Dow/Corning, or Metacaulk. Products shall be specific for each annular size / construction condition and fire-resistance requirement and may include intumescent latex sealant, fire-resistant elastomeric sealants, intumescent putty/wrap strips, job-mixed fire-resistive vinyl compound, mortar, and pillows/bags.
3. Firestop all joints, openings, and through-penetrations in fire-resistant construction including walls, partitions, floor/ceiling, and roof/ceiling assemblies.
4. Firestop all joints, openings, and through-penetrations in all floor assemblies.
5. Joints, openings and through-penetrations include all cracks, control joints, gaps related to beams, ducts, pipes, wiring, conduits, empty sleeves, etc. Such sealing shall be performed using only U.L. tested and labeled firestop materials in compliance with tested assemblies.
- Joint Sealers
1. Sealant: "Dymeric 511" by Tremco at all exterior and interior movement joints.
2. Sealant: "Acrylic Latex 834" by Tremco, at interior sound sealing, non-fire rated smoke sealing, interior joints between dissimilar materials where minimal movement is expected for field painting.
3. Sealant: "786 Silicone Sealant" by Dow Corning, for counters at plumbing fixtures, smoke seals at movement joints.
4. Back-up & primers: As recommended by sealant manufacturer.

DIVISION 8 - OPENINGS

- Door Schedule - See Drawings
- 08 11 13 Hollow Metal Doors & Frames
1. Interior Frames: welded, 16-gauge, shop primed, UL listed as indicated. Manufacturers: Curries, Pioneer, Ceco, SteelCraft.
08 14 16 Flush Wood Doors
1. Doors: 5 ply, solid core Type PC, FD3/4 or FD1-1/2, AWI "Custom" rotary sliced Birch for field painting, Algoma, Graham, Eggers.
08 71 00 Door Hardware
1. The Contractor shall provide appropriate hardware for all doors in the Project. It shall be the responsibility of the Contractor to determine quantities required. Submit finish hardware schedule for the Architect's review. Finish shall match other hardware. All new and existing locksets shall be keyed into a grandmaster key system.
2. Lever Locksets: Schlage D series bored, Rhodus design lever, satin chrome plated brass. Set up new master keying system with Owner. Provide 5 master keys, 3 change keys per cylinder.
3. Hinges: Stanley, five knuckle, ball bearing, satin chrome.
4. Seals: Silicone, National Guard Products 2525, or similar.
5. Door Sweep: Silicone, National Guard Products 2005A, or similar.
6. Stops: Ives 407B wall or floor. Provide for each door.
7. Silencers: 3 plug-in silencers/door.
Set #1
1 ea office lockset
3 ea hinges
1 set seals
1 ea door sweep
 - 08 80 00 Glazing
1. Glazing for interior doors & windows: 1/4" tempered clear glass.

DIVISION 9 - FINISHES

- Colors and patterns for all finish materials shall match existing finishes and be approved by the Architect or Owner.
- 09 2116 Gypsum Board Assemblies
1. Products:
a. Gypsum Board: United States Gypsum Co., Domtar, Gold Bond, Georgia Pacific.
b. Interior framing: Marino/Ware or Dietrich
2. Standards: Gypsum Association GA-216 "Application and Finishing of Gypsum Board" and "Installation of Screw-Type Steel Framing Members to Receive Gypsum Board". All fire-resistant partitions and floor assemblies shall be constructed in compliance with U.L. "Fire Resistance Directory" referenced assemblies as indicated on the Drawings.
3. Interior Metal Studs: Channel type, ASTM A653, G-60, widths as indicated, types and gauges sized by manufacturer to meet the following criteria:
a. Max. lateral deflection: L/240.
b. General lateral load: 5 psf
c. Load at wall mounted cabinets: 50 plf
d. Load at wall shelving: 150 plf.
e. Typical Partitions Minimum: 25-ga. studs & tracks, studs 16" o/c.
f. Partitions at the backboard Minimum: 20-ga. studs & tracks, studs 16" o/c.
4. Deflection Head Tracks: ASTM A525, G-60, minimum 20-gauge, 2-1/2" deep for 3/4" minimum clear deflection space.
5. Fasteners: For interior framing: zinc plated with chromate. ASTM B633 & B117. For gypsum board: black oxide coated, use zinc plated with chromate at partitions in wet areas.
6. Gypsum Board: 5/8" thick, 4'-0" wide, Type "X", ASTM C-36, use Type MR "X", ASTM C630 at wet areas.
7. Suspended GWB Ceilings: Carrying Channels: min. 16-gauge, 1-1/2" electro-galvanized cold rolled.
Hangers: zinc coated soft steel wire, 8-gauge minimum. Furring Channels: 7/8" x 3/8", wide, 0.021 inch thick electro-galvanized steel.
8. Metal Trim for Wallboard: "J" beads: Type 400. Casing beads: Type 200. Corner beads: Type 103. Control Joints: Type 393.
9. GWB Finishing Materials: ASTM C475, as recommended by GWB manufacturer. Finish all GWB per GA-214 Level 4.
10. Installation Walls: Provide deflection head track at all locations where metal framing is attached to structure & deck. Provide 3/4" min. clear space. Do not fasten studs and GWB to deflection channel. Provide double studs at all doors & windows.
11. Installation Ceilings: Suspend carrying channels 4'-0" o/c max. and within 6" of walls. Attach furring channels to carrying channels at 16" o/c. and within 6" of walls. Space hanger wires 4'-0" o/c max. and within 6" of ends of carrying channels.
12. Control Joints: Max. 30' apart. Review locations with Architect.
13. Acoustic & Fire-Rated Construction: Seal all joints, openings, penetrations, tops/bottoms of partitions. Use firestop sealant where fire-rated, use silicone sealant at movement joints and latex sealant at where acoustic or non-rated smoke barrier.
 - 09 51 00 - Acoustical Ceilings
1. ACT1: Suspended grid system: White, Prelude XL 15/16 by Armstrong World Industries, Inc. Or 15/16" intermediate duty, "Donn DX" by USG. Tile: White, 2'x4', Ultima Health Zone by Armstrong World Industries, SQ edge/ji. Or Radar Climplus High NRC/CAC by USG.
2. ACT2: Suspended grid system: White, Prelude XL 15/16 by Armstrong World Industries, Inc Or 15/16" intermediate duty, "Donn DX" by USG. Tile: White, 2'x4', Ultima Health Zone by Armstrong World Industries, Inc, SQ edge. Or Clean Room Climplus by USG
 - 09 9000 - Painting
1. Paint & Seal: Sherwin Williams, Ben Moore, commercial grade.
2. H.M. Doors & Frames: Factory primed at new, 2 coats semi-gloss water-borne acrylic enamel.
3. GWB Walls: Latex primer at new, 2 coats latex eggshell.
4. Wood Painted: Primer, 2 coats latex semi-gloss enamel.
5. Wood Doors: Match Existing.
6. Disturbed Surfaces: Clean, sand, repair and refinish to match.

END OF OUTLINE SPECIFICATIONS

LAVALLEE BRENSINGER ARCHITECTS

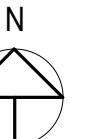
155 Dow Street, Suite 400, Manchester, NH 03101
40 Cambridge Street, Charlestown, MA 02129
NH: 603.622.5450 MA: 617.398.2035 www.LBPA.com

Windham School District

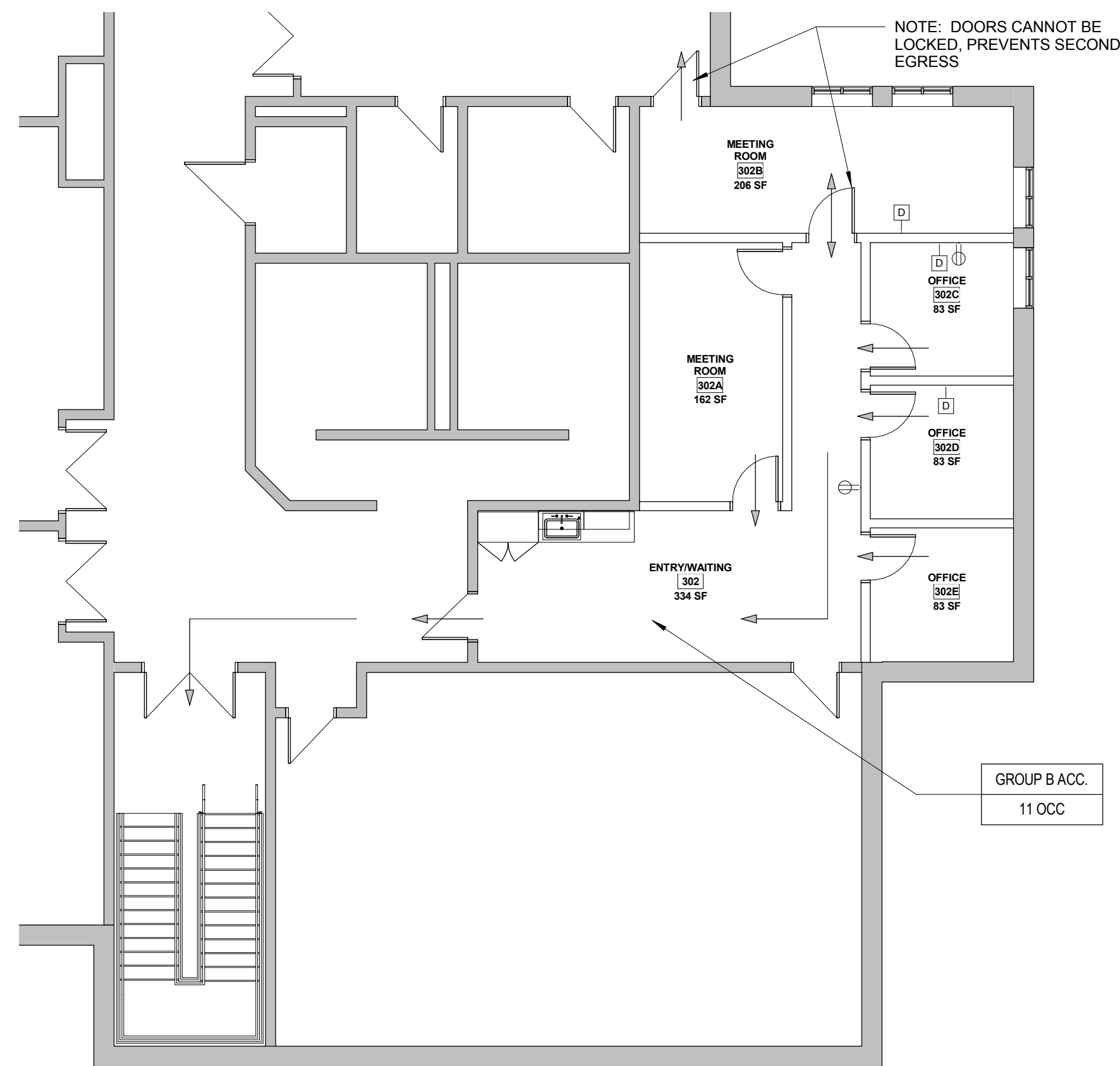
Windham Center School Room 302 Renovation

Windham, NH

NO.	DESCRIPTION	DATE



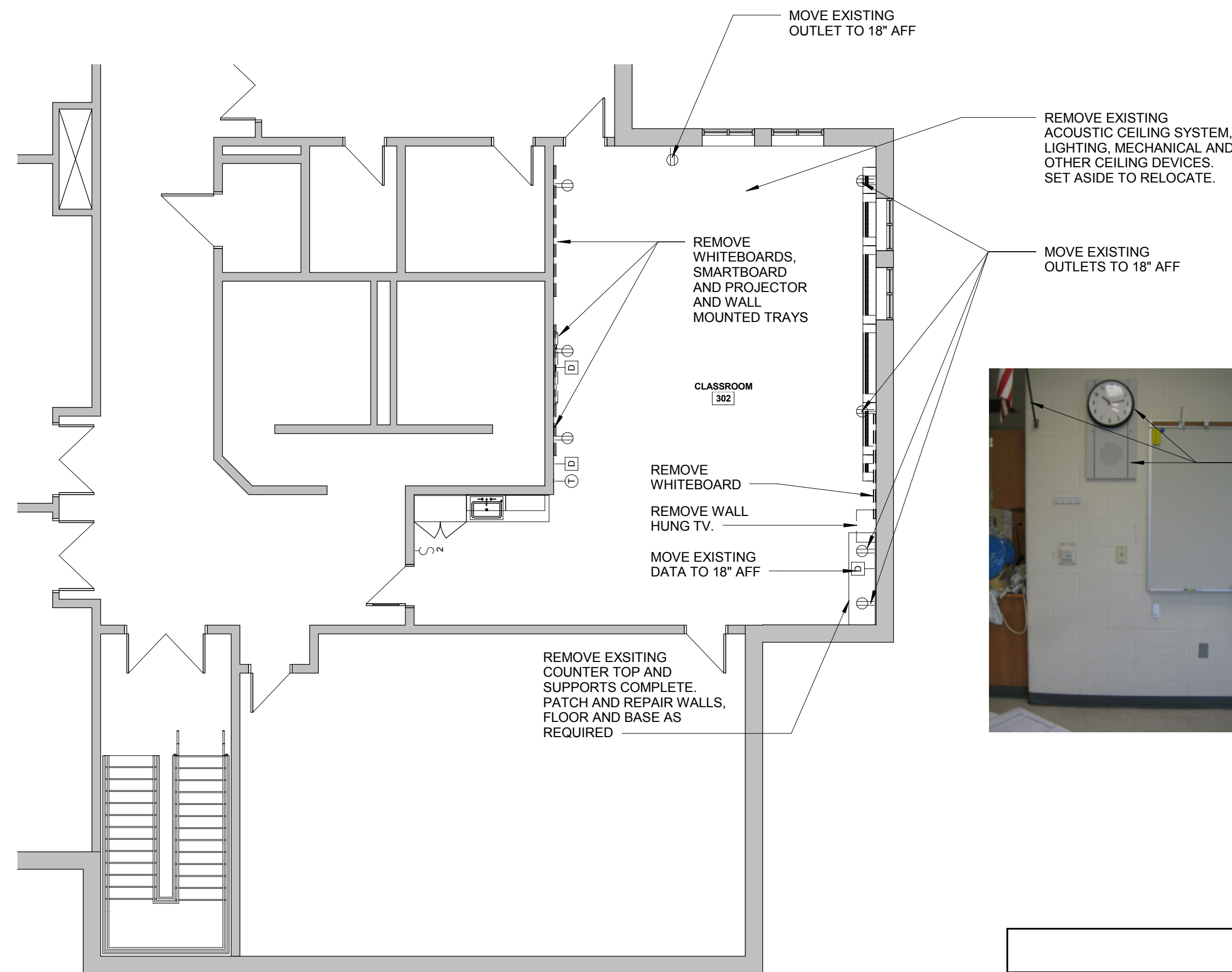
CONTENT: SYMBOLS & ABBREVIATIONS, OUTLINE SPECIFICATIONS	
DRAWN BY:	CSG
PROJECT NO:	10-031-00
DATE:	08/14/14
REVISED:	
SCALE:	1:1
A0.6a	
Project Phase CONSTRUCTION DOCUMENTS	
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EXISTING USE GROUP E - 50 OCC NEW USE GROUP B ACCESSORY TO E - 11 OCC

NEW OCCUPANT LOAD SMALLER THAN EXISTING OCCUPANT LOAD. REQUIRED EXITING WILL NOT BE INCREASED AND IS ASSUMED CODE COMPLIANT. CONTRACTOR TO CONFIRM CODE COMPLIANT PERCENTAGE GROUP B OCCUPANCY ACCESSORY TO GROUP E NOT EXCEEDED.

D1 CENTER SCHOOL ROOM 302 - CODE PLAN
 A1.0 1/8" = 1'-0"



REMOVE FLAG, CLOCK AND INTERCOM. COORDINATE RELOCATION WITH OWNER.

DEMOLITION NOTES:

GENERAL NOTES:

- The demolition plans and elevations illustrate the concept of the architectural demolition. They are not intended to be a complete representation of all demolition work required. All Drawings and Specifications are to be considered when determining the scope of demolition for the Project. It is the intent of the Drawings and Specifications to require demolition of all building elements as necessary for the installation of work required by the Scope of this Project.
- Dashed lines generally represent items to be removed. It is the Contractor's responsibility to field verify exact limits and details of required demolition and coordinate with plans and details.
- Remove partitions to structure above, unless otherwise indicated by construction details.
- Remove portions of all suspended ceilings for the installation of new work to be done above ceilings, unless otherwise indicated. Save usable components for reinstallation where ceilings are not being replaced.

GENERAL PARTITION NOTES:

- ALL PARTITIONS TO BE TYPE S23 UNLESS NOTED OTHERWISE.
- ACOUSTICAL CONSTRUCTION:** SEAL ALL CRACKS, JOINTS, AND VOIDS IN ACOUSTICAL CONSTRUCTION AIR TIGHT. SEALING SHALL INCLUDE:
 - SEALING BOTTOM EDGES OF GYPSUM BOARD TO FLOOR BEHIND BASE AT BOTH SIDES OF PARTITIONS.
 - SEALING TOP AND SIDE EDGES OF GYPSUM BOARD AT BOTH SIDES OF WALLS ABUTTING OTHER CONSTRUCTION.
 - SEALING TOP OF WALL TO DECK FLUTES.
 - SEALING ALL WALL PENETRATIONS INCLUDING ELECTRICAL BOXES, PIPES, CONDUITS, DUCTS, BEAMS, JOISTS, ETC.

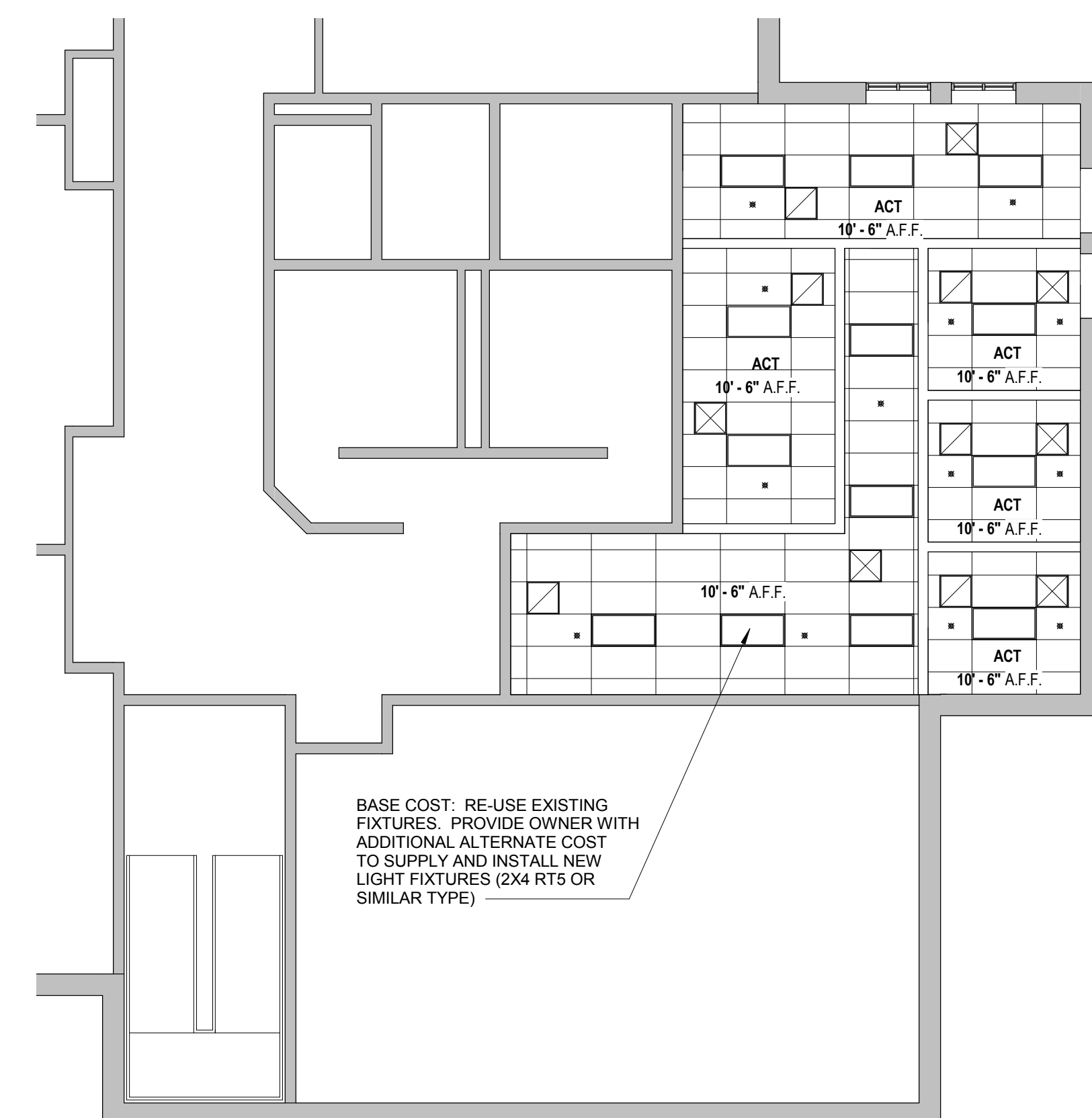
GENERAL NOTES:

- ALL DIMENSIONS ARE TO FACE OF MASONRY OR FACE OF STUD, UNO.
- THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR VERIFYING DIMENSIONS. ALL DISCREPANCIES BETWEEN ANTICIPATED AND ACTUAL CONDITIONS SHALL BE PROMPTLY BROUGHT TO THE ARCHITECT'S ATTENTION.

DOOR & FRAME SCHEDULE-ROOM 302

MARK	DOOR						FRAME				
	SIZE			MATL	TYPE	RATING	MATL	TYPE	DETAIL		
	WD	HT	THK						HEAD	JAMB	HARDWARE
302A	3'-0"	7'-0"	1 3/4"	WD	G	-	HM	1	H9/A1.0	H9/A1.0	1
302A.1	3'-0"	7'-0"	1 3/4"	WD	G	-	HM	1	H9/A1.0	H9/A1.0	1
302B	3'-0"	7'-0"	1 3/4"	WD	G	-	HM	1	H9/A1.0	H9/A1.0	1
302C	3'-0"	7'-0"	1 3/4"	WD	G	-	HM	1	H9/A1.0	H9/A1.0	1
302D	3'-0"	7'-0"	1 3/4"	WD	G	-	HM	1	H9/A1.0	H9/A1.0	1
302E	3'-0"	7'-0"	1 3/4"	WD	G	-	HM	1	H9/A1.0	H9/A1.0	1

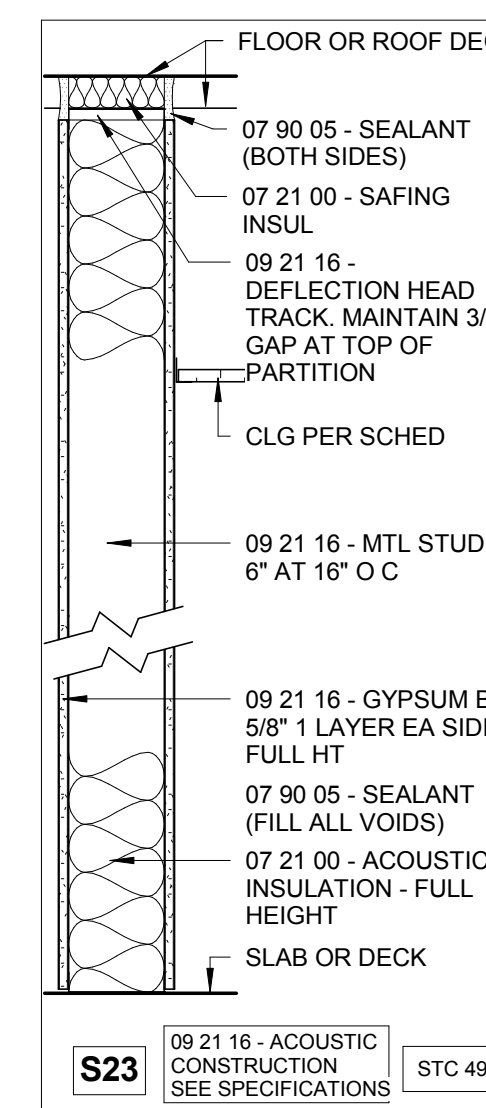
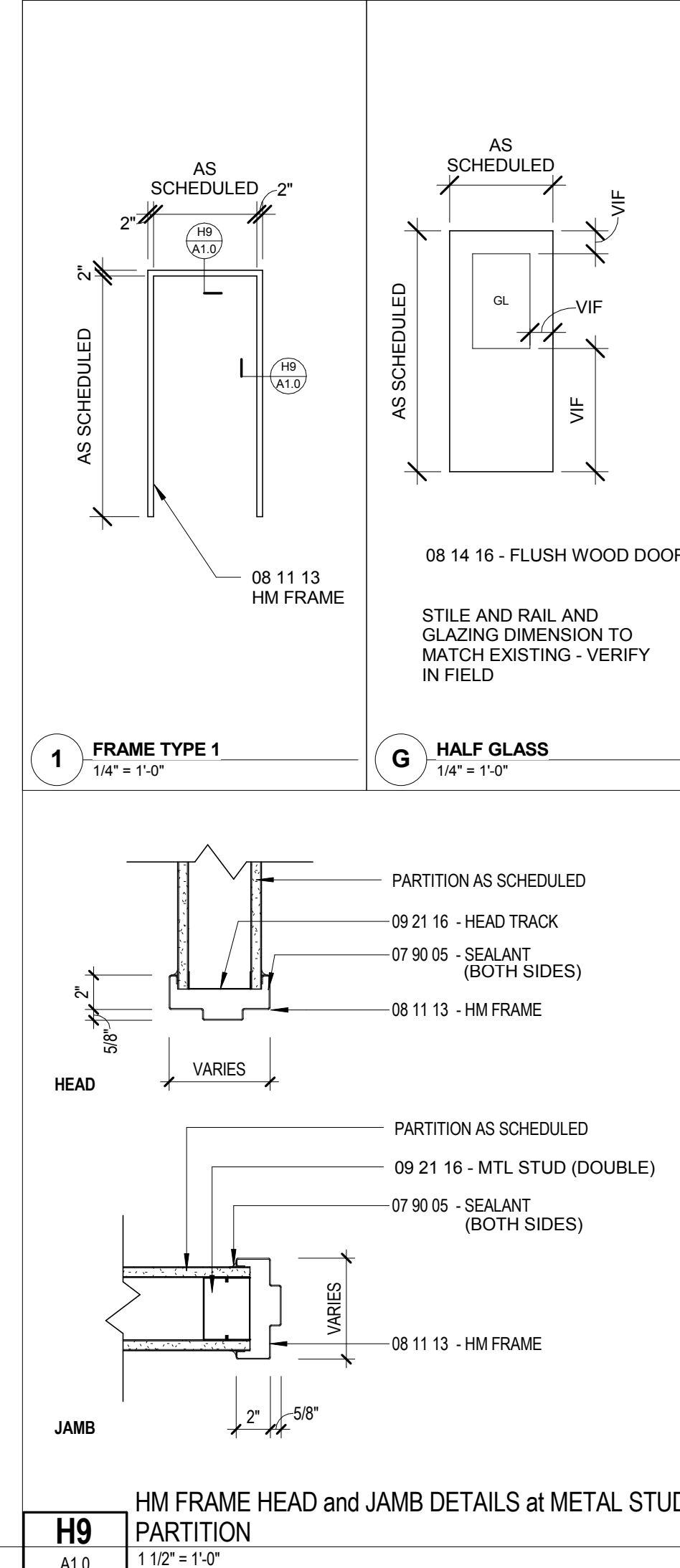
D5 CENTER SCHOOL ROOM 302 - DEMOLITION PLAN
 A1.0 1/8" = 1'-0"



BASE COST: RE-USE EXISTING FIXTURES. PROVIDE OWNER WITH ADDITIONAL ALTERNATE COST TO SUPPLY AND INSTALL NEW LIGHT FIXTURES (2X4 RT5 OR SIMILAR TYPE)

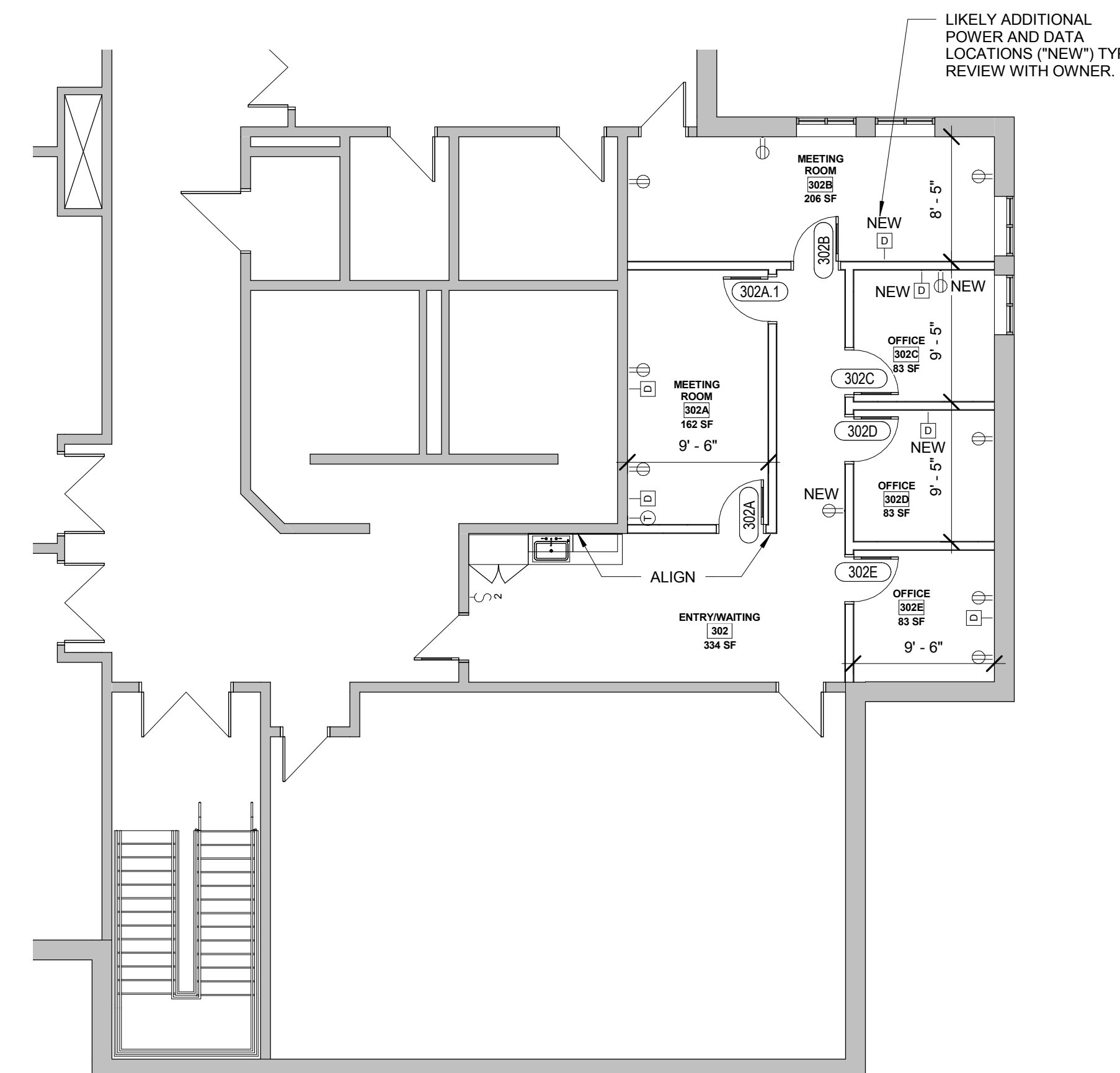
NOTE: LAYOUT SHOWN IS CONCEPTUAL ONLY. CONTRACTOR TO ENGINEER FIRE PROTECTION, HVAC SYSTEM AND LIGHTING. PROVIDE NEW SPRINKLER HEADS, SUPPLY AND RETURN GRILLES LIGHTING FIXTURES AS NECESSARY TO ACCOMMODATE NEW WALL LAYOUT AND PROVIDE ADEQUATE FIRE PROTECTION, HEATING AND COOLING AND LIGHTING LEVELS. PROVIDE SWITCH/CONTROLS AT EACH DOOR LOCATION (AS WELL AS OCCUPANCY SENSORS).

H5 CENTER SCHOOL ROOM 302 - RCP
 A1.0 1/8" = 1'-0"



H9 HM FRAME HEAD and JAMB DETAILS at METAL STUD PARTITION
 A1.0 1 1/2" = 1'-0"

PARTITION TYPES-ROOM 302
 1" = 1'-0"



NOTE: COORDINATE LOCATIONS OF EXISTING POWER, DATA, HVAC CONTROLS, SWITCHES, OCCUPANCY SENSORS AND FIRE ALARM DEVICES WITH NEW PARTITION LAYOUT. PROVIDE ADDITIONAL DEVICES IN ROOMS AS REQUIRED. LOCATIONS TO BE APPROVED BY OWNER.

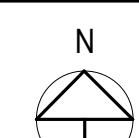
H1 CENTER SCHOOL - ROOM 302 RENOVATIONS
 A1.0 1/8" = 1'-0"

Windham School District

Windham Center School Room 302 Renovation

Windham, NH

NO.	DESCRIPTION	DATE



CONTENT:
 CENTER SCHOOL ROOM 302 - DEMOLITION, FLOOR PLANS AND RCP'S

DRAWN BY: CSG
 PROJECT NO: 10-031-00
 DATE: 08/14/14
 REVISED:
 SCALE: As indicated

A1.0

Project Phase
CONSTRUCTION DOCUMENTS

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