

**SECTION 01 1000
SUMMARY**

PART 1 GENERAL

1.01 PROJECT

- A. Project Name: 2019 George Fischer Library Improvements and District Wide ADA Compliance
- B. Owner's Name: Carmel Central School District (Carmel CSD).
- C. Architect's Name: CPL.
- D. The Contractor is further advised that there will be a full time on site Project Representative whose duties will be defined at the preconstruction meeting.

1.02 CONTRACT DESCRIPTION

- A. Contract Type: Single prime contracts each based on a Stipulated Price.
- B. The work of each separate prime contract is identified in this section and contained within the Contract Documents.

1.03 DESCRIPTION OF ALTERATIONS WORK

- A. **Work scope of Contract 1 - General Construction, includes, but not limited to the following:**
 - 1. Remove existing wall partitions and wall components as indicated.
 - 2. Remove existing floor, wall and ceiling finishes and grid as indicated.
 - 3. Remove existing toilet partitions, partition doors, partition mounting accessories and toilet room accessories (recessed and/or wall mounted) as indicated.
 - 4. Remove existing toilet room doors, frames and door hardware. Surrender door hardware to Owner.
 - 5. Remove existing ceilings as indicated.
 - 6. Remove existing concrete entry platform as indicated.
 - 7. Demolition of existing George Fisher Library as indicated.
 - 8. Provide and install new walls and/or infill openings as indicated.
 - 9. Provide and install new floor, wall and ceiling finishes and grid as indicated.
 - 10. Provide and install new toilet partitions and toilet room accessories as indicated.
 - 11. Provide and install new doors, frames and door hardware.
 - 12. Provide and install new concrete pad, ramp and sidewalk as indicated.
 - 13. Provide and install new George Fischer Library as indicated.
 - 14. Provide firestopping for penetrations through rated assemblies.
 - 15. Provide cutting and patching as specified.
 - 16. Coordinate work with other Prime Contractors.
- B. **Work scope of Contract 2 - HVAC Construction, includes, but not limited to the following:**
 - 1. All work related to interior alterations as noted in the contract documents including removal and new HVAC configuration.
 - 2. Provide firestopping for penetrations through rated assemblies.
 - 3. Coordinate work with other Prime Contractors.
- C. **Work scope of Contract 3 - Plumbing Construction, includes, but not limited to the following:**
 - 1. Disconnect and remove existing plumbing fixtures as indicated.
 - 2. Disconnect and remove associated domestic water, sanitary and vent piping back to associated main line and cap.
 - 3. Disconnect and remove existing water piping serving water closet to be demolished as indicated.
 - 4. Disconnect and remove existing waste and vent piping serving the water closets to be demolished.

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5. Provide and install new water closets, flush valves, supports and required piping as indicated.
6. Provide and install urinal, flush valve, supports and required piping as indicated.
7. Provide and install lavatory, faucet, accessories and required piping as indicated.
8. Extend and connect to existing waster and vent piping as indicated.
9. Extend and connect cold and hot water piping as indicated.
10. Provide firestopping for penetrations through rated assemblies.
11. Provide cutting and patching as specified.
12. Coordinate work with other Prime Contractors.

D. **Work Scope of Contract 4 - Electrical Construction, includes, but not limited to the following:**

1. All work related to interior alterations as noted in the contract documents including removal and new lighting.
2. Removal of existing and installation of new lighting in existing bathrooms and George Fischer Library.
3. Disconnects and reconnections required fro new HVAC equipment.
4. Provide firestopping for penetrations through rated assemblies.
5. Provide cutting and patching as specified.
6. Coordinate work with other Prime Contractors.

1.04 OWNER OCCUPANCY

- A. OWNER intends to continue to occupy adjacent portions of the existing building during the entire construction period.
- B. OWNER intends to occupy a certain portion of the Project prior to the completion date for the conduct of normal operations.
- C. Cooperate with OWNER to minimize conflict and to facilitate OWNER's operations.
- D. Schedule the Work to accommodate OWNER occupancy.
- E. **CONTRACTOR USE OF SITE AND PREMISES**
 1. Construction Operations: Limited to areas noted on Drawings.
 2. Arrange use of site and premises to allow:
 - a. OWNER occupancy.
 - b. Work by Others.
 - c. Work by OWNER.
 - d. Use of site and premises by the public.
 3. Provide access to and from site as required by law and by OWNER:
 - a. Emergency Building Exits During Construction: Keep all exits required by code open during construction period; provide temporary exit signs if exit routes are temporarily altered.
 - b. Do not obstruct roadways, sidewalks, or other public ways without prior approval from architect.
 - c. All work and storage areas shall be completely enclosed by a fence or barricade at all times so that no student or the public can approach the area or the equipment. The Contractor shall maintain fences and barricades at all time and shall
 - 1) Post signs on fences 50 feet on center that read "Work Area - Keep Out"
 - 2) Maintain at all times, all exits and walkways from the building.
 - 3) When the barricade is removed for work, the Contractor performing such work shall provide adequate safety personnel to pervent unauthorized persons from approaching the work area.
 4. Existing building spaces may not be used for storage.
- F. **WORK SEQUENCE**
 1. The Contractor is advised that time is of the essence of the contract as defined in Article 8 of the Conditions for the completion of the construction of the facility.

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- a. It is understood that the work is to be carried through to completion with the utmost speed consistent with good workmanship.
- b. Attention is directed to the mandated requirements for material and shop drawings submittals for as much of the work as practicable to occur between the time of award and the actual start date of the construction.
2. WORK SHALL COMMENCE ON AWARD OF CONTRACT AND BE COMPLETE NO LATER THAN Month, 2020.
3. Coordinate construction schedule and operations with OWNER. See; Information for Bidders Section XI. B. 3 thru 5.

G. ADDITIONAL REQUIREMENTS

1. If it appears that some of the work cannot be completed by the scheduled date, the Contractor shall increase the work force or increase the hours of work, including evenings and weekends or necessary, at no additional cost to the Owner.
 - a. If the work is complete but the area is not cleaned and debris or equipment is not removed, the Owner shall have the right to prepare the area for occupancy with his own forces and deduct the costs from the Contract Amount.
2. If the Contractor fails to staff the job adequately to meet the completion date, the Owner reserves the right to assume possession of the material and complete installation with the Owner's forces or other Contractors or to require the Contractor to work evenings and weekends.
 - a. The school can be made available on weekends and evenings to allow the Contractor adequate time to complete the work before final completion date. Any custodial cost resulting in this after hours scheduling will be the Contractor's responsibility.
3. In addition to the above stated requirements for phasing of the work, the Contractors shall not do any noisy work in the areas where examinations will be conducted as per the published school calendar.
4. Work in each work period shall progress at least at a pace in proportion to the Contract time available.
5. The Contractor is responsible for temporary protection of all work until acceptance.
 - a. The Contractor shall, for all work covered under the Contract, establish a security control system for personnel and material involved with the work herein. The control system shall include identification badges and the like so as to insure against unauthorized entry to the site and resultant entry to the building proper.
6. Existing conditions are shown on the drawings to the best knowledge of the Architect. The Architect however, cannot guarantee the correctness of the existing conditions shown and assumes no responsibility therefore.
 - a. It shall be the responsibility of the Contractor to visit the site and verify all existing conditions.
 - b. Each Respective Contractor shall take all necessary field measurements prior to fabrication and installation of work and shall assume complete responsibility for accuracy of same.
 - c. This project is an Alteration and therefore necessitates additional attention to existing conditions receiving newly fabricated and installed equipment, i.e. note the requirements for field dimensioning of shop fabricated items whether or not so required by each technical section

H. PROOF OF ORDERS AND DELIVERY DATES

1. Within 2 weeks after the approval of shop drawings, samples, product data and the like, the Contractor shall provide copies of purchase orders for all equipment and materials which are not available in local stock. The Contractor shall submit written statements from suppliers confirming the orders and stating promised delivery dates.
2. The General Construction Contractor shall coordinate with all Trades, obtain each Trades Construction Schedule and develop the Master Construction Schedule for owner approval.

I. INTENT OF DOCUMENTS

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1. In cases of conflict between drawings and specifications as to extent or location of materials and/or work, the following order of precedence shall govern.
 - a. Large Scale Drawings.
 - 1) Small Scale Drawings.
 - 2) Schedules. (i.e. Finish, Door, Equipment, etc.)
 - 3) Technical Specifications.
 - b. In cases of conflict as to the type or quality of materials to be supplied, the Specifications shall govern.

END OF SECTION