

Work Category #01450: MATERIALS TESTING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Materials Testing

1. Complete all material testing for compaction, steel, concrete, asphalt, etc. as required.
 - a. Coordinate with all necessary contractors as required to complete testing work.

Work Category #01712: CONSTRUCTION STAKING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Construction Staking

1. Complete all building staking providing baseline elevations, site limits, etc. as required by Erhardt Construction.

Work Category #02000: BUILDING DEMOLITION

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete Asbestos Abatement

Selective Demolition

1. Complete all building demolition & legal disposal of items shown.
 - a. Include providing dumpsters for all demoed materials including, lights, ductwork, fixtures, etc. per Erhardt's LEED Waste Management Plan
 - b. Include all asbestos abatement & procedures relevant to removal required as noted on the asbestos abatement report.
 - c. Include backfilling of building pad as required to bring site to a flat condition. Coordinate compaction requirements with testing agency.

Work Category #03000: SITE CONCRETE

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Concrete

1. Furnish & install all site concrete including sidewalks, curbs, gutters, etc.
 - a. Furnish, install & remove all forming as required
 - b. Include finishes as specified
 - c. Sawcut control joints
 - d. Include all mixes as specified
 - e. Include all equipment required to set material in place including pumping, buggying, etc.
 - f. Include fine grading & final compaction of sand base (provided by others).
 - g. Include all required concrete cures & sealers.
2. Include staking & layout as relates to your work. Benchmarks & primary building lines will be provided by the Construction Manager.
3. Furnish & install all steel dowels extending from concrete work into future work by others.
4. Coordinate work with Testing Agency. Testing is excluded.
5. Provide an add alternate price for staff patio.
6. Provide an add alternate price for community plaza.

Work Category #03330: FOOTINGS/FOUNDATIONS/INTERIOR FLATWORK

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Concrete

1. Furnish & install all building concrete foundation work, slabs on grade, slabs on deck, toppings, etc. complete with reinforcing steel, wire mesh & all incidental accessories.
 - a. Furnish, install & remove all forming as required
 - b. Includes finishes as specified
 - c. Blow off metal decks prior to pouring slab
 - d. Sawcut control joints, form column boxouts, form for any slab depressions as required
 - e. Include all mixes as specified
 - f. Include all equipment required to set material in place including pumping, buggying, etc.
2. Include staking & layout as relates to your work. Benchmarks & primary building lines will be provided by the Construction Manager.
3. Furnish & install all steel dowels extending from concrete work into future work by others.

4. Include fine grading & final compaction of sand base (provided by others).
5. Install sleeves in walls, footings or grade beams; material & locations provided by trade requiring.
6. Include in-filling stair pan steps.
 - a. Include cleaning of stair pans after pan placement
7. Include anchor bolt settings, grouting of base plates, beam pocket settings, & other required embedments.
 - a. Embedded metals & anchor bolts are provided by others. Include receiving, unloading and/or distributing of metals built into your work.
 - b. Coordinate with precast contractor as required for installation of plates in footings.
8. Furnish & install under slab insulation as shown & required.
9. Furnish & install vapor & moisture barriers under slabs on grade.
10. Include all required concrete cures & sealers.
11. Include all temporary shoring & supports required for the safe completion of your work.
12. You are to protect all reinforcing stub outs with MIOSHA approved caps.
13. Coordinate work with Testing Agency. Testing is excluded.
14. Caulking & sealants of expansion & control joints is by others.
15. Include integral waterproofing at elevator pit.

Work Category #03350: CONCRETE POLISHING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Polished Concrete

1. Provide polished concrete floor treatment at areas noted to be polished.
 - a. Apply floor finish prior to installation of fixtures & accessories.
 - b. Provide consistent finish in all contiguous areas.
 - i. Floor finish to be a salt & pepper finish.
 1. Provide an alternate price for deep grind in lieu of salt & pepper.
2. Furnish & install all floor control joint caulking as needed & required for your system.
3. Provide an alternate price to install protective covering on polished areas after your work is complete.
4. Provide a deduct alternate for polishing at 2nd floor corridors.
5. Provide a deduct alternate for removing polishing of stair B.

Work Category #03380: POST TENSION CONCRETE

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete**03 00 00 Concrete**

1. Furnish & install post tension concrete slab as shown & detailed for pickleball court.
 - a. Coordinate with surfacing/netting contractor & fencing contractor as required
2. Include staking & layout as relates to your work. Benchmarks & primary building lines will be provided by the Construction Manager.
3. Include fine grading & final compaction of sand base (provided by others).
4. Include all required concrete cures & sealers.
5. Coordinate work with Testing Agency. Testing is excluded.

Work Category #03450: PRECAST CONCRETE (Fabcon)

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete**03 Precast Concrete**

1. Furnish & install all precast panels as shown and detailed
 - a. Include all equipment, materials, safety, labor as required for complete installation
2. Furnish all embeds for installation by concrete contractor.
 - a. Coordinate with concrete contractor as required
3. Coordinate with all applicable trades as required for installation of panels, embeds, connections, etc.

Work Category #04000: MASONRY

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete**Masonry**

1. Furnish & install all masonry work complete with CMU, brick, bond beams, grout fill, reinforcing, etc.
 - a. Include all flashing, weep holes & other accessories embedded in masonry work.
 - b. Include vertical & horizontal reinforcing including grouting as required.
 - c. Coordinate mortar color (if any) with specification requirements.
 - d. Include all hoisting as required.
2. Furnish & install block to infill existing openings in adjacent building. Coordinate with Erhardt for timing & finish requirements.
3. Include layout as relates to your work. Benchmarks & primary building lines will be provided by the Construction Manager.
4. Install embedded items in masonry work; material provided by other trades. Embedded items include setting plates, deck & or weld plates, lintels, anchor bolts, scuppers, sleeves, etc.
 - a. Include receiving, unloading, sorting, and/or distributing of metals built into masonry work.
 - b. Include all cutting, shoring, tooting & patching as required.
 - c. Weld anchors to steel where specified or required.
5. Include brick washing/final cleaning of CMU. You are responsible for protection of any previously installed materials including windows & galvanized material.
6. You are to exclude caulking of joints in masonry.
7. Coordinate work with elevator contractor for setting of doorway frames.
8. Coordinate work with opening requirements of other trades, such as duct openings, plumbing & electrical work.
9. Provide dumpsters for all debris created by your scope.
 - a. Coordinate with Erhardt for tracking material waste and disposal per LEED requirements.

Work Category #05000: STRUCTURAL STEEL / MISCELLANEOUS METALS

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Structural Steel Miscellaneous Metals

1. Fabricate, deliver & erect all structural steel, joists, deck & miscellaneous metal fabrications not specifically called out to be set by other trades.
 - a. Include beams for support of operable partitions.
 - b. Coordinate with plumbing/hvac contractors as required for cutting openings in metal deck.
2. Furnish to other trades all items embedded in concrete or built into masonry for installation. These items include, but are not limited to, bumper posts, lintels, anchor bolts, & overhead door frames not connected to steel framing.
 - a. Coordinate unloading with trade responsible for installation.
 - b. Includes furnishing & installation of embedments welded to your framing.
3. Furnish & install steel stair systems including handrails.
 - a. Wood handrail material to be excluded from this scope. Coordinate with General Trades contractor as required
4. Furnish & install miscellaneous steel including elevator hoist beam, access ladder, roof access ladder, elevator sill angles, etc.
 - a. Include pour stop angle at 2nd floor
 - b. Include sump grate cover at elevator pit
 - c. Include angle at exterior slab for frost slab per detail F5/A303
5. Furnish, install, maintain, & remove temporary railings at your perimeters per MIOSHA requirements.
6. Include layout as relates to your work from benchmarks & primary building lines provided by the Construction Manager.
7. Light gauge framing is by others.
8. Coordination of work with Testing Agency. Testing is by others.
9. Include engineered drawings, material, & erection for temporary bracing as required

****All employees working on the Job Site shall adhere to 100% fall protection at all times, including steel erection & scaffold erection/dismantling. Riding on the ball of a crane is not permitted. All other facets of the MIOSHA Construction Safety Standard Part 45 shall be followed.****

Work Category #06000: GENERAL TRADES (Erhardt Construction)

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

**Division 0 & 1 Complete
Rough Carpentry
Interior Arch. Woodwork
Hollow Metal Doors/Frames**

**Flush Wood Doors
Door Hardware
Toilet Accessories**

1. Furnish & install all wood blocking, nailers & backing as shown or required for all items including but not limited to: handrails, windows, accessories, access panels, mirrors, toilet partitions, etc.
2. Furnish & install anchor bolts & other fasteners for wood blocking as required. Coordinate with other trades. Fasteners for treated lumber are to meet the necessary corrosion resistance requirements.
3. Furnish & install toilet accessories including baby changing stations, grab bars, paper towel dispensers, soap dispensers, etc.
4. Install all HM frames & doors, wood doors, & associated hardware per door schedule.
 - a. Coordinate & take lead for keying with Architect & the Owner Representative's.
5. Install all finish carpentry & millwork items that includes, but is not limited to wood trim, paneling, PLAM countertops, custom cabinets, windowsills (*except stone*), coat racks, closet rods/shelves, handrails, etc.
 - a. Includes PLAM wall panel at lobby/café as noted on detail E8/A-403.
6. Include layout as relates to your work.
7. Provide all necessary shoring, bracing, scaffolding, etc. for your work.
8. Protect your work until final acceptance by owner.

Coordinate furnishing and installation of furring and blocking at drywall systems with drywall bid package.

Work Category #06200: MILLWORK (Furnish Only)

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

06 20 00 Millwork & Countertops

1. Furnish all millwork including base & wall cabinets, wood handrail material, flooring, shelving, etc.
2. Furnish & install all solid surface materials including counters, backsplashes, sills as shown & detailed.

Work Category #07500: MEMBRANE ROOFING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

TPO Roofing Roof Specialties

1. Furnish & install all membrane roofing, roof insulation, protection boards, flashings, walkway mats, etc. for a complete roof system.
 - a. Include flashing of curbs & parapets.
 - i. Note details at balcony walls for coping associated with the membrane & paver systems.
 - ii. Coordinate colors as required for adjacent materials.
 - b. Coordinate tapered insulation with the roof drain locations.
 - c. Include two piece counter flashing at all areas where roof membrane turns up.
 - d. Include all rigid insulation located on back side of precast parapet walls & exterior wall framing as shown/detailed.
2. Furnish & install all caulking & sealants associated with your work.
3. Furnish & install all flashing at mechanical curbs as required.
 - a. Mechanical curbs will be furnished & installed by others.
4. Furnish & install roof hatch.
5. Furnish & install roof paver system at 2nd floor patio for a complete system.

****All employees working on the Job Site shall adhere to 100% fall protection at all times, including steel erection & scaffold erection/dismantling. Riding on the ball of a crane is not permitted. All other facets of the MIOSHA Construction Safety Standard Part 45 shall be followed.****

Work Category #07700: METAL SOFFITS/CANOPIES/SIDING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Exterior Panels

1. Furnish & install exterior wall panels including adhesives, brackets, screws, hardware, etc.
2. Furnish & install metal siding at roof screen wall.
3. Furnish & install metal panels/soffit at canopies/overhangs as shown & detailed.
 - a. Include any caulking integral to completion of your system for a water tight & complete system

- 4. Furnish & install furring strips as required for installation.
 - a. Coordinate with wall framing contractor as required.
 - b. Furnish & install spray foam insulation between exterior wall sheathing & metal panels as shown/detailed.

Work Category #07900: CAULKING & SEALANTS

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Joint Sealants

- 1. Complete caulking of all joints between dissimilar materials except as specifically excluded.
- 2. Include caulking of concrete control/construction joints at exterior flatwork.
- 3. Include caulking at all door & window frames, countertops, millwork, plumbing fixtures & all dissimilar surfaces.
 - a. Include exterior & interior perimeters of exterior window/door frames
- 4. Exclude caulking at membrane roofing.
- 5. Firestopping of penetrations through fire-rated walls will be completed by the contractor making the penetration.
- 6. Refer to other Bid Packages for caulking & sealants to be performed by others.

Work Category #08100: DOORS, FRAMES & FINISH HARDWARE (Furnish Only)

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

**Division 0 & 1 Complete
Hollow Metal Doors/Frames**

**Flush Wood Doors
Door Hardware**

- 1. Furnish & deliver all hollow metal frames & doors, wood doors & finish hardware.
 - a. Prep all material supplied under this bid package for specified finish hardware.
 - b. Prep frames as required for card access system.
 - c. Include all required anchors for install of frames into adjacent wall construction types.
 - i. Provide self-tapping screws for attachment of hardware to metal doors & frames.
- 2. Coordinate keying requirements with Owner & Erhardt Construction.
- 3. Coordinate with Erhardt for delivery of product. Ensure all material is clearly marked and organized for installation.

Work Category #08800: ALUMINUM/GLASS & GLAZING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete Aluminum Entrances & Storefronts

Interior & Exterior Glazing Systems Glass Railing Systems

1. Furnish & install all interior & exterior storefront/curtain wall glass systems including glazing, framing, hardware, anchors, internal caulking, etc.
 - a. Include glass & glazing at all doors, borrowed lights, & side lights. Refer to door schedule for each door.
 - i. Exclude glass in doors to be installed by factory.
 - b. Include all exterior sills & trims at all areas shown & detailed.
 - i. Coordinate with metal panel contractor as required
 - c. Review door hardware schedule & prep frames as required for work to be performed by the Security contractor. Coordinate with Security contractor as required.
2. Furnish & install unframed mirrors.
 - a. Framed mirrors are to be provided by other bid packages.
3. Furnish & install shower door system at toilet 223.
4. Furnish & install glass handrail as shown/detailed at 2nd floor balcony.
 - a. Coordinate with roofing & precast contractors as required for proper installation.
5. You are to exclude final cleaning.
6. Protect your work until final acceptance by owner.

Work Category #09200: METAL STUDS / DRYWALL / ACOUSTICAL

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete Joint Sealants Material Finish Schedule

Non-Structural Metal Framing Gypsum Board Acoustical Panel Ceilings

1. Furnish & install all metal framing, plates, etc.
 - a. You are to provide adequate bracing/support for walls & bulkheads.
 - b. Include delegated design cost for any box headers as required.
2. Furnish & install all gypsum board, shaft wall & ceiling systems.
 - a. Provide drywall finish levels as specified unless otherwise noted.
 - b. Install control joints in drywall walls/partitions & bulkheads as required. Coordinate locations with architect.

3. Furnish & install all acoustical ceiling systems.
 - a. Provide a deduct alternate for USG Eclipse (or equal) in lieu of Armstrong Ultima
4. Furnish & install K13 spray as noted.
5. Furnish & install all building insulation including all rigid, batt & sound insulation related to your work.
6. Furnish & install firestopping between floors as shown & detailed.
7. Include layout as relates to your work from benchmarks & primary building lines provided by the Construction Manager.
8. Include fire resistive joint sealants & fire-safing of your walls per requirements.
 - a. Work excludes firestopping of mechanical & electrical penetrations.
9. Furnish & install access doors in your construction where shown on architectural plans.
10. You are to provide proper protection of adjacent finishes.
11. Provide daily & final clean-up as required by your operations.
12. Wood furring, blocking & nailers are by others. Coordinate with General Trades contractor.

Work Category #09300: WALL & FLOOR TILE

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Ceramic Tiling

1. Furnish & install all wall & floor tile as shown & detailed.
 - a. Include required reducer strips, thresholds & bases.
2. Include necessary preparation of floor & wall surfaces (grinding, patching, filling, feathering, latex, etc.).

Work Category #09640: WOOD FLOORING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Wood Flooring

1. Furnish & install wood treads & risers at stair A.
 - a. Coordinate with general trades & steel contractor as required
 - b. Includes finishes as shown & specified

Work Category #09650: CARPET & LVT

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete Resilient Base & Accessories

LVT Tile Carpeting

1. Furnish & install all LVT & carpet materials.
 - a. Include all adhesives as required
2. Furnish & install required reducer strips, thresholds & bases.
3. Include necessary preparation of floor surfaces (grinding, patching, filling, feathering, latex, etc.).
4. You are to exclude traffic toppings, concrete sealers & epoxy floor paint.
5. Provide an add alternate cost to install carpet tiles in the 2nd floor corridors.

Work Category #09672: EPOXY FLOOR COATINGS

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Epoxy Floor Coating

1. Furnish & install all epoxy coatings as shown, detailed & specified.
2. Include necessary preparation of floor surfaces (grinding, patching, filling, feathering, latex, etc.).

Work Category #09900: PAINTING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Painting

1. Furnish & install all painting, finishing, & wall coverings work as specified.
 - a. Coordinate painting with Room Finish Schedule.
 - b. Coordinate with MEP contractors as required.
 - c. HM door frames/doors are to be sprayed, NOT rolled or brushed.
 - i. Coordinate with General Trades contractor as required.

2. Properly prepare all surfaces requiring paint.
 - a. Review & approve of drywall wall finish with Erhardt prior to painting.
3. Include all protection as required for adjacent materials during finishing process.
4. You are to exclude concrete floor sealers.
5. Include touch-up of your painted surfaces, including surfaces damaged by others, prior to project final acceptance by owner.
6. Include finishing of wood handrails at main stair & 2nd floor balcony railings.
7. Include painting of exterior gas piping as required.

Work Category #10300: OPERABLE PARTITION

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Operable Partition

1. Furnish & install all operable partitions, hardware, etc. as shown.
 - a. Coordinate with steel contractor as required for prep of support steel.
 - b. Include furnishing & installation of specified wall coverings.
2. Verify floor surfaces allow proper seal at floor before starting work.
3. Wood blocking, back-up & bases are by others.
4. Coordinate with other trades as necessary for installation of brackets/rails as needed.

Work Category #10750: FLAGPOLES

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Flagpoles

1. Furnish & install all flagpoles & associated flags.
 - a. Includes excavation & foundations as required.
 - b. Coordinate with Electrical contractor as required for lighting.

Work Category #14000: ELEVATOR

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Elevators

1. Furnish & install new elevator based on basis of design:
 - a. 3,000lb capacity, machine room-less electric traction
 - b. Provide finishes as specified and shown
2. Coordinate with masonry contractor as required for door opening.

Work Category #21000: FIRE PROTECTION

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete Joint Sealants

Fire Suppression System

1. Furnish & install all new fire protection work as shown or specified.
 - a. Include flushing of FP main. Coordinate with sitework contractor as required.
 - b. Include fire-resistive joint sealants for your penetrations through fire-rated walls.
 - c. Coordinate layout of work with plumbing, HVAC & electrical trades so that all systems will fit in the appropriate spaces.
 - d. Include closing off of any exposed wall penetrations in open ceiling areas.
2. Furnish & install any access panels required to access your work, such as shut-off valves at the elevator shaft, etc.
3. Furnish & install flow & tamper switches.
 - a. Power will be connected by electrical trade.
4. You are to provide testing of systems to meet applicable codes & regulations.
5. Include design fees & design that is compliant to all codes associated to your work category.

Work Category #22000: **PLUMBING**

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

**Joint Sealants
Plumbing Complete**

1. Furnish & install all new plumbing work as shown or specified including fixtures, piping, hangers, insulation, etc.
 - a. Coordinate layout of work with the fire protection, HVAC & electrical trades so that all systems will fit in the appropriate spaces.
 - b. Coordinate with roofing contractor for installation of roof drains
 - c. Underground trenches are expected to be compacted to compaction requirements for sub grade
 - d. Include gas piping as shown /detailed
 - e. Include closing off of any exposed wall penetrations in open ceiling areas.
2. You are responsible for access panels that are needed to access your work but not shown.
 - a. Provide access panels & locations to trade involved.
3. Include fire-resistive joint sealants for your penetrations through fire-rated walls.
4. Complete all miscellaneous cutting & patching related to your work.
5. Include all testing, balancing & commissioning to ensure proper performance of the installed systems.
6. Include all permits & fees applicable to your work.

Work Category #23000: **HVAC**

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

**Joint Sealants
HVAC Complete**

1. Complete all heating, ventilating & air conditioning work including furnish & install new piping, ductwork, insulation, RGDs, hangers, etc.
 - a. Coordinate layout of work with the fire protection, plumbing & electrical trades so that all systems will fit in the appropriate spaces.
 - b. Include closing off of any exposed wall penetrations in open ceiling areas
2. Furnish & install all lintels required for your work but not shown.
3. Coordinate with electrical contractor for all power requirements & locations for equipment furnished & installed by this trade.
4. You are responsible for access panels that are needed to access your work but not shown.

- a. Provide access panels & locations to trade involved.
- 5. Include fire-resistive joint sealants for your penetrations through fire-rated walls.
- 6. Complete all miscellaneous cutting & patching related to your work.
- 7. Include all testing, balancing & commissioning to ensure proper performance of the installed systems.
- 8. Include all permits & fees applicable to your work.

Work Category #26000: ELECTRICAL

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

**Joint Sealants
Electrical Complete**

- 1. Furnish & install all electrical work as shown & detailed including lightings, power distribution, fixtures, etc.
 - a. Coordinate layout of work with the fire protection, plumbing & HVAC trades so that all systems will fit in the appropriate spaces.
 - b. Include closing off of any exposed wall penetrations in open ceiling areas.
- 2. Provide temporary lighting as required for the project per MIOSHA requirements.
- 3. You are to provide power and/or hook up flow switches & tamper switches for the fire protection system.
- 4. Furnish & install fire alarm system as required.
- 5. Furnish & install raceways & rough ins for telephone, data & television systems, security & card access.
 - a. Coordinate with those contractors as required.
- 6. Complete all miscellaneous cutting & patching related to your work.
- 7. Include fire-resistive joint sealants for your penetrations through fire-rated walls.
- 8. You are responsible for access panels that are needed to access your work but not shown architecturally.
 - a. Provide access panels & locations to trade involved.
- 9. Unless called out specifically, VFD drives & disconnects will be provided with the mechanical equipment supplier, to be hooked up by this contract.
- 10. Include all testing & commissioning to ensure proper performance of the installed systems.
- 11. Include all permits & fees applicable to your work.
- 12. Furnish & install rough-in conduits as required for future work at pickleball court, community plaza, flagpole lighting, EV charging stations.
- 13. Provide an add alternate price to install lighting for flagpoles.
- 14. Provide an add alternate price to install lighting for pickleball court.
- 15. Provide an add alternate price for lighting & power at community plaza.
- 16. Provide an add alternate price for lighting & power at staff patio.

Work Category #31000: **SITWORK**

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Earthwork Complete

Exterior Improvements (Reference Only)

1. Provide all equipment, materials, safety & labor for all work associated with excavation, backfill, trenching, stockpiling of soil to remain on site, rough grading, sand fill, site grading and compaction.
 - a. Include protection of items to remain.
 - b. Contact Miss Dig prior to work starting and coordinate onsite utilities with appropriate contractor.
 - c. Include necessary dewatering for installation of your underground utility work and for completion of the concrete foundation work, including power service and energy consumption costs if required.
2. All earthwork required to balance the site to elevations indicated on the drawings & to blend into adjacent areas including removal from site of excess materials as required. Legal disposal. Include re-spreading of topsoil; provide new top soil as required. Fine grading to be by others.
3. Subgrade preparation & structural fill including sand and/or gravel at the following: foundations, slabs on grade, exterior paving & curbs/gutters. Proper compaction methods to be utilized.
4. Furnish & install underground sleeves for site utilities and irrigation at new walks, drives, and parking areas.
5. Furnish & install all sanitary sewer and storm sewer systems to within five foot of building structure including all piping & structures as required.
 - a. Include all parking lot, sidewalk & roadway patching associated with your excavation work.
 - b. Include required barricades, warning devices, street closing signs and flagman as required per local regulations.
6. Furnish & install new fire protection & water mains as required per code from street to 1' above finished floor (includes excavation, backfill, asphalt patching, tapping sleeve, valve, box, permits, shutdowns, & water treatment as required).
 - a. Coordinate with Fire protection contractor.
7. Furnish, install & remove a 12" thick 25' x 25' crane pad. Location TBD.
8. You are to take responsibility for dust control on site. Take appropriate measures, including application of water or chemical dust suppressant, as necessary.
 - a. Include sweeping of streets and parking lots as directed by Erhardt to keep site free of sediment and debris.
 - b. Furnish, install & maintain gravel drive off mat at Godfrey site exit

- c. Include the procurement of and payment for the soil erosion control and storm water discharge permits along with the preparation of required plans, installation, and maintenance of appropriate erosion control measures. Include removal at completion of project. Assume responsibility as storm water operator.
- 9. Resetting survey/construction stakes disturbed or destroyed by your work.
- 10. Temporary grading of site as required to allow for adequate drainage during course of construction.
- 11. Provide an add alternate price for sitework required for pickleball court.
- 12. Provide an add alternate price for sitework required for community plaza.
- 13. Provide an add alternate price for sitework required for at staff patio.
- 14. Provide an add alternate price for sitework required for neighboring parking lot.

Work Category #32100: ASPHALT PAVING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Asphalt Paving

- 1. Furnish & install all asphalt paving & all pavement striping.
- 2. Include fine grading of top coat of asphalt.
- 3. Ensure proper drainage to all catch basins & spillways.
- 4. Provide an add alternate for paving neighboring parking lot.

Work Category #32180: PICKLEBALL COURT SURFACING & EQUIPMENT

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Athletic Court Surfacing

- 1. Furnish & install all court surfacing as shown & detailed.
 - a. Coordinate with post tension concrete contractor & fencing contractor as required.
- 2. Furnish & install pickleball equipment including posts, netting, etc.

Work Category #32310: SITE FENCING

ALL REQUIREMENTS OF THESE PLANS AND SPECIFICATIONS APPLY TO EACH SUBCONTRACTOR AND ITS TIERS AS APPLICABLE.

Division 0 & 1 Complete

Site Fencing

1. Furnish & install site fencing as shown & detailed
 - a. Coordinate with Post Tension concrete contractor as required.