

PROJECT MANUAL
TECHNICAL SPECIFICATIONS

EMERGENCY LIGHTING UPGRADES
SALEM DISTRICT COURT
35 GEREMONTY DRIVE
SALEM, NEW HAMPSHIRE

PROJECT OWNER:
TOWN OF SALEM, NEW HAMPSHIRE

SEPTEMBER 20, 2018

TTG PROJECT NO. 4716

The H.L. Turner Group Inc.

ARCHITECTS ■ ENGINEERS ■ BUILDING SCIENTISTS

EMERGENCY LIGHTING UPGRADES FOR SALEM DISTRICT COURT

TECHNICAL SPECIFICATIONS

TABLE OF CONTENTS

BID FORM

DIVISION 1 - GENERAL REQUIREMENTS

01010	SUMMARY OF WORK
01340	SUBMITTALS
01620	STORAGE AND PROTECTION
01732	SELECTIVE DEMOLITION

DIVISIONS 2 - 16

NOT USED

CONSTRUCTION DRAWINGS ISSUED

COVER SHEET

ELECTRICAL

E0.1	ELECTRICAL LEGENT, NOTES AND SCHEDULES
ED1.1	ELECTRICAL DEMOLITION BASEMENT PLAN
ED1.2	ELECTRICAL DEMOLITION FIRST FLOOR PLAN
E1.1	ELECTRICAL BASEMENT PLAN
E1.2	ELECTRICAL FIRST FLOOR PLAN

END OF SECTION

BID FORM

SALEM DISTRICT COURT
EMERGENCY LIGHTING UPGRADES
SALEM, NEW HAMPSHIRE

TO: Town of Salem
33 Geremonty Drive
Salem, NH 03079

Date: _____

SUBJECT: Emergency Lighting Upgrades for Salem District Court
35 Geremonty Drive
Salem, New Hampshire

Proposal submitted by **(Bidder Name and Address Below)**:

The undersigned proposes to furnish all labor, materials, tools and equipment in complete accordance with the provisions of the Contract Documents dated September 20, 2018 including all supplemental information provided and distributed by The H.L. Turner Group Inc.

The Bidder acknowledges receipt of and includes the requirements of the following Addenda:

Number

Date

In submitting this Bid, the undersigned agrees:

1. The Bidder shall not have defaulted on, or failed to execute, enter into, or perform a contract for services with the Town of Salem, New Hampshire during the past five (5) years.
2. The Bid shall remain in full force and will not be withdrawn for a period of thirty (30) calendar days after the actual date of Bid opening thereof.
3. To enter into and execute a contract, if awarded on the basis of this Bid.
4. To provide a Payment and Performance Bond for the contract amount.

5. To successfully accomplish the work in accordance with the Contract Documents.
6. Work to be substantially completed by January 30, 2019 and final completion by February 15, 2019.
7. To provide the Insurances required as defined in the Summary of Work.
8. To **not unbalance** the Bid prices as the Town of Salem reserves the right to delete items in the Bid at any time.
9. The Bid prices submitted on this project shall include all materials, labor, taxes, fees, permits, disposal, and all freight charges, for a total cost to the Town of Salem.
10. Bidder is to include with his Bid a short summary of their approach to the work, as well as any variations from the specification in a letter attached to the Bid.
11. The Town of Salem, New Hampshire reserves the right to accept any and all Bids and to waive any informalities.

Library Re-Roofing Project

<u>Item</u>	<u>Description</u>	<u>Bid Price</u>
1.	General Conditions	(L.S.) \$ _____
2.	Payment and Performance Bond	(L.S.) \$ _____
3.	Mobilization	(L.S.) \$ _____
4.	Demolition and Disposal	(L.S.) \$ _____
5.	New Emergency Lighting and Exit Signs Including All Conduit, Fixtures, Mounting, etc.	(L.S.) \$ _____
7.	Demobilization and Clean-Up	(L.S.) \$ _____
TOTAL BASE BID		(L.S.) \$ _____

The undersigned agrees to complete the work for the Total Lump Sum Price of: (Base Bid includes all work shown in the project documents.)

\$ _____

In words: _____

Show above amount in both words and numerals. In the event of error, amount in words shall govern.

[illegible]

UNIT PRICES

Unit Prices (if needed)

1. It is anticipated that the existing spline type ceiling system in some locations may need to be removed during installation of the new emergency lighting and signs. In the event that sections of the spline ceiling require removal, the Contractor shall provide a unit price for replacement of the spline type ceiling system with a typical grid type drop ceiling at a height and pattern to match the existing. The Contractor shall provide a unit price for ceiling replacement based on an estimated quantity of 300 square feet.

Unit Price for Substrate Replacement: \$ _____ /square foot

Note: The following items are required as part of the “Bid Form” submission:

1. Bidder accepts the Town of Salem's general terms and conditions as outlined in the forms contained in the Project Manual.
 - a. Circle One (1) of these: **Yes** **No**If **No** is circled, mark-up of acceptable terms must be provided with Bid.
2. Provide written short summary of the approach to the work and schedule as part of the Bid Form Submission, and include the written short summary with the "Bid Form".

3. Complete the information below:

Bidder:

Business Address:_____

Authorized Signature:_____

Name (Print Clearly):_____

Title:_____

SECTION 01010

SUMMARY OF WORK

PART 1 GENERAL

1.1 PROJECT IDENTIFICATION

- A. The name of the project is "Emergency Lighting Upgrades for Salem District Court".
- B. The project is located at 35 Geremonty Drive, Salem, New Hampshire.
- C. The contract documents for this project, prepared by The H.L. Turner Group Inc., 27 Locke Road, Concord, New Hampshire, are dated **September 20, 2018.**
- D. The Owner of the project is the Town of Salem, 33 Geremonty Drive, Salem, New Hampshire 03079; Telephone: 603-890-2000.
- E. The Engineer for this project is The H.L. Turner Group Inc., 27 Locke Road, Concord, New Hampshire 03301; Telephone: 603-228-1122, Fax: 603-228-1126.

1.2 DESCRIPTION OF WORK

- A. THIS PROJECT CONSISTS OF, BUT IS NOT LIMITED TO:
 - 1. Construction activities for the Emergency Lighting Upgrades to the Salem District Court, 35 Geremonty Drive, Salem, New Hampshire as enumerated in the contract documents and the Project Manual.
 - a. Provide all required permits and approvals.
 - b. Demolition and disposal of the existing emergency lighting and exit signs.
 - c. Installation of new exterior and interior emergency lighting and exit signs including all conduit, fixtures, mounting, etc.
 - d. Removal and replacement of any necessary spline type ceiling tiles to complete the installation of the emergency lighting and conduits.
 - e. Final clean-up and restoration of damaged items (if any).
- B. Since the Court may be occupied during the implementation of the project.
 - 1. Dust and noise control, as well as keeping all building contents dry, will be a major requirement for this project. It is explicitly

understood that this requirement will be the sole responsibility of the Contractor.

2. The use of foul language, smoking anywhere on the project site, operation of loud radios, consumption of alcohol or illegal drugs, etc., is strictly prohibited and will be cause for immediate removal of those responsible from the project. No weapons are allowed on the premises.
 3. All Contractor's and Subcontractor's personnel shall be subject to security screening at the main entry to the courthouse.
- C. The Contractor is responsible for all aspects of work on this project. All damages to any portions of the existing buildings and to the existing properties are to be repaired at no cost to the Town of Salem and to the satisfaction of the Town of Salem and the Engineer.
- D. The Contractor is to be responsible for:
1. Proper disposal of all materials and debris.
 2. The maintenance and protection of personnel and vehicular traffic at all times during the implementation of this work.
- E. Refer to project drawings as well as these project specifications for additional descriptions of work to be performed.

1.3 COORDINATION OF WORK EFFORTS

- A. The Contractor shall coordinate its work efforts with the Court and the Town of Salem during all phases of work.

1.4 CONSTRUCTION SAFETY/HEALTH

- A. The Contractor, in all cases, shall be responsible for the safety of all persons involved on this project, and shall comply with OSHA, EPA, and all other applicable local, state, and federal agencies, laws and requirements.

1.5 POTABLE WATER

- A. Any potable water necessary to accomplish the work on this project shall be provided by the Owner.

1.6 PERMITTING

- A. The Contractor shall be responsible for obtaining all permits necessary to accomplish the work on this project.

1.7 SANITARY FACILITIES

- A. The Contractor shall be permitted to use the Owner's on-site facilities.

1.8 FIRE PROTECTION

- A. The Contractor shall provide fire extinguishers on-site in adequate numbers for protection of materials and equipment. The Contractor shall take all precautions necessary for the protection of all existing materials, furnishings, etc. as necessary during the implementation of the work.

1.9 INSTALLATION

- A. All work shall conform to the contract documents, and applicable local, state, and federal requirements. Unless specified herein, contract work shall conform to manufacturer's recommendations.

1.10 ELECTRICAL USE

- A. The Contractor shall be responsible for providing electrical power if necessary to accomplish the work. Electrical power acquired from the Courthouse may be available. The Town of Salem will determine locations where power is available. If required, the Contractor is responsible for providing and installing all panels, subpanels, breakers, etc., all in accordance with governing codes and regulations. Coordinate location(s) with the Town of Salem/Owner.

1.11 TESTING

- A. Except as herein provided, all testing shall be paid for by the Contractor. All special testing called for by the Owner's Representative to confirm quality of installation, which results in confirmation of work not meeting the specifications of the contract, shall be paid for by the Contractor.

1.12 RESTORATION

- A. All structures, facilities, finishes, utilities, etc., or landscaped or paved areas damaged during the duration of the work shall be restored by the Contractor to a condition acceptable to the Owner prior to final payment.

1.13 PROTECTION

- A. Contractor to be responsible for the protection of all existing roadway components, utilities, fencing, concrete pads, building finishes, building components, hydrants, trees, shrubs, grassed areas, etc., during all phases of the work.

1.14 BOND

- A. The Contractor shall provide a Payment and Performance Bond for this project.

1.15 INSURANCES

- A. The Contractor shall, at its sole expense, obtain and maintain in force, and shall require any subconsultant or assignee to obtain and maintain in force, for the benefit of the Town of Salem, the following insurance:

Minimum insurance requirements will be as follows:

1. Comprehensive General Commercial Liability per occurrence:
 - a. General Aggregate: \$2,000,000
 - b. Products - Comp/OP Agg: \$2,000,000
 - c. Personal & Adv. Injury: \$2,000,000
 - d. Each Occurrence: \$2,000,000
 - e. Fire: \$2,000,000
 - f. Medical Expense: \$2,000,000
 2. Automobile Liability:
 - a. Combined Single Limit: \$1,000,000
 3. Worker's Compensation and Employer's Legal Liability:
 - a. New Hampshire Statutory:
 - i. Each Accident: \$1,000,000
 - ii. Disease Policy Limit: \$1,000,000
 - iii. Disease Each Employee: \$1,000,000
- B. The policies described above shall be the standard form employed in the State of New Hampshire, issued by underwriters acceptable to the State, and authorized to do business in the State of New Hampshire.
- C. With the exception of workers compensation coverage, a statement that a waiver of subrogation is included with respect to applicable coverages must be added.
- D. Each such policy or certificate therefore issued by the insurer shall contain an agreement by the insurer that such policy shall not be cancelled without at least sixty (60) days prior to written notice by registered mail to the Owner.

- E. The Contractor shall either (a) require each of its subcontractors to procure and to maintain during the life of his subcontract the type and amounts of insurance specified above or (b) insure the activities of its subcontractor in the Contractor's policy.
- F. A Certificate of Insurance indicating above coverages must be submitted prior to commencement of work. The Certificate Holder is to be: Town of Salem, 33 Geremonty Drive, Salem, New Hampshire 03079.

1.16 TIME FOR COMPLETION AND LIQUIDATED DAMAGES

- A. The work to be performed under the General Contract shall be finally complete on or before **February 15, 2019.**
- B. It is expressly understood and agreed, by the Contractor and the Owner, that the time for completion of the work stated is reasonable for the completion of this project.
- C. The Owner reserves the right to implement Liquidated Damages in the amount of **\$500 per calendar day** for the work on this project not substantially completed within the agreed upon limits.

PART 2 PRODUCTS

Not used.

PART 3 EXECUTION

- 3.1 During the performance of this work, the Contractor shall inspect all substrates and underlayments to which the new products will be attached, and all flashings around existing equipment and appurtenances. It is anticipated that all such substrates, underlayment, and flashings are in good condition and that no repairs or remedial work will be necessary. If the Contractor determines that the substrates and/or underlayment, or flashings are unsuitable for the proper performance of the work, he shall notify the Engineer immediately.

END OF SECTION

SECTION 01340

SUBMITTALS

PART 1 GENERAL

1.1 REQUIREMENTS INCLUDED

- A. Each Trade Contractor shall prepare and submit Shop Drawings, Product Data and Samples required by contract documents, and revise and resubmit as necessary to establish compliance with the specified requirements.

PART 2 PRODUCTS

2.1 PRODUCT SUBMISSION

- A. Products shall be submitted from the items listed in the specifications and drawings.
- B. Other suppliers or manufacturers may qualify as equals only when the Engineer agrees to waive the specifications based upon the suppliers or the manufacturers' ability to prove that their product is equal for the purpose of a particular product.
- C. The Owner must approve all substitutions to insure the ability to obtain service and stock replacement parts.
- D. When three or more products are specified, no substitutions therefore will be considered.
- E. Otherwise, the Owner and Engineer will consider a formal request for the substitution of a product specified, only under the following conditions:
 - 1. Requests for substitutions when forwarded by the Trade Contractor to the Engineer are understood to mean that the Trade Contractor has personally investigated the proposed substitute product and determined that it is equal or superior in all respects to that specified. The burden of proof of equality or superiority of any proposed substitution is totally the responsibility of the Trade Contractor.
 - a. The Trade Contractor will provide the same warranty for the substitution that would have been provided for that specified.
 - b. Certifies that the cost data presented is complete and includes all related costs under the Trade Contract, and that the Trade Contractor waives all claims for additional costs related to the substitution which subsequently becomes apparent.

- c. The Trade Contractor will coordinate the installation of the accepted substitute, making such changes as may be required for the work to be complete in all respects for all trades.

F. The decision of the Engineer relative to substitutions shall be final.

2.2 SUBMISSION REQUIREMENTS

A. Submittals shall be accompanied with a multi-copy Contractor Transmittal Form containing the following information:

1. Submittal date.
2. Project title and number.
3. Trade Contractor's name and address.
4. Number of each drawing and a description of material submitted.
5. Notification of deviations from contract documents.

B. Submittals shall include:

1. Respective project drawing numbers.
2. Relation to adjacent structure or materials.
3. Field dimensions, clearly identified as such.
4. Applicable specification section numbers.
5. Applicable standards, such as ASTM or federal specification number.
6. Identification of known deviations from the project drawings and specification sections.
7. Manufacturers' installation instructions.
8. Trade Contractor's stamp, initialed or signed, certifying:
 - a. Verification of field measurements.
 - b. Review of submittals for compliance with all contract requirements except those specifically indicated.
 - c. Compatibility of the work shown thereon with that of all affected trades.

- C. Changes in those products for which shop drawings have been accepted will not be permitted unless those changes have been accepted in writing by the Engineer.
- D. Shop Drawings:
 - 1. Shop drawings may be submitted in electronic or paper format.
- E. Product Data:
 - 1. Edit product data to identify pertinent products or models and submit electronic brochures of related equipment.
- F. Submission of Samples:
 - 1. Samples will be provided to the General Contractor for the Engineer's review and approval, and stored on-site through the construction of work.
 - 2. All samples shall be delivered to the General Contractor with sample identification tag attached and properly filled in.
 - 3. Three (3) specimens of each sample requested shall be submitted, unless otherwise specified in the individual sections of the specifications.
- G. Supplementary Drawings:
 - 1. As work progresses, in addition to the shop drawings required, drawings shall be prepared by the Trade Contractor at a suitable scale not less than 1/4" = 1'-0" for changes in the work, where an approved substitution for equipment requires such changes.

2.3 RESUBMISSION REQUIREMENTS

- A. Resubmittals shall be submitted in a time which will avoid delaying the project. Changes which are made, other than those suggested by the Engineer, shall be indicated. If the General Contractor considers any alteration to shop drawings suggested by the Engineer to constitute a change to the contract documents, the Trade Contractor shall submit to the General Contractor notice as required in the General Conditions.

PART 3 EXECUTION

3.1 COORDINATION OF SUBMITTALS

- A. General:

Prior to submittal for approval, use all means necessary to fully coordinate all material including, but not necessarily limited to:

1. Determine and verify all interface conditions, catalog numbers, and similar data.
 2. Coordinate with other trades as required.
 3. Clearly indicate all deviations from the requirements of the contract documents.
- B. Grouping of Submittals:
1. Unless otherwise specified, make all submittals in groups containing all associated items to ensure that information is available for checking each item when it is received. Partial submittals may be rejected as not complying with the provisions of the contract documents, and the Contractor shall be strictly liable for all delays so occasioned.

3.2 TIMING OF SUBMITTALS

- A. General:
1. Make all submittals far enough in advance of scheduled dates for installation to provide all time required for reviews, for securing necessary approvals, for possible revisions and resubmittals, and for placing orders and securing delivery.
- B. Engineer Review Time:
1. In scheduling, allow at least 14 calendar days for review by the Engineer following the receipt of the submittal, except in the case of structural submittals.
- C. Structural submittals review will begin within seven (7) days of receipt, and continue until completion in recognition of the Trade Contractors' need to submit a complete coordinated set of documents.
- D. The Engineer reserves the right to review submissions in a proper sequence reflecting the logical sequence and relative priority of the construction components, so as to insure the preparation of a properly coordinated set of drawings. The Engineer further reserves the right to keep related samples that have been submitted.
- E. Delays:
1. Delays caused by tardiness in receipt of submittals will not be an acceptable basis for extension of the contract completion date.

3.3 ENGINEER'S REVIEW ACTION

- A. The Engineer will take one of the following actions on each submission.
1. "Action 1 - No Exceptions Taken"; this action means the fabrication, manufacture or construction may proceed providing submittal complies with contract documents.
 2. "Action 2 - Make Corrections Noted. Resubmission for Record Only"; this action means that fabrication, manufacture or construction may proceed provided submittal complies with the Engineer notations and the contract documents. If for any reason the Contractor cannot comply with the notations, Contractor shall resubmit as described for submittals stamped 3.
 3. "Action 3 - Revise and Resubmit"; this action means that submittal does not comply with the contract documents, and that fabrication, manufacture or construction shall not proceed.
 4. "Action 4 - Rejected"; this action means that the submittal is not in conformance with the contract documents or is incomplete or inadequate.

3.4 DISTRIBUTION OF SUBMITTALS AFTER REVIEW

- A. After review by the Engineer, shop drawings and product data bearing the Engineer's stamp and signature will be distributed to the General Contractor.
- B. General Contractor shall distribute to concerned Trade Contractors, suppliers, vendors and to the Owner.

END OF SECTION

SECTION 01620

STORAGE AND PROTECTION

PART 1 GENERAL

1.1 REQUIREMENTS INCLUDED

- A. Provide secure storage and protection for products to be incorporated into the work, and maintenance and protection for products after installation and until completion of the work.

1.2 STORAGE

- A. Store products immediately on delivery, and protect until installed in the work.
 - 1. Store in accordance with manufacturer's instructions, with seals and labels intact and legible.
- B. Store products subject to damage by elements in substantial weathertight enclosures.
 - 1. Maintain temperatures within ranges required by manufacturer's instructions.
 - 2. Provide humidity control for sensitive products as required by manufacturer's instructions.
 - 3. Store unpacked products on shelves, in bins or in neat piles, accessible for inspection.
- C. Exterior Storage:
 - 1. Provide platforms, blocking or skids to support fabricated products above ground; prevent soiling or staining.
 - a. Cover products, subject to discoloration or deterioration from exposure to the elements, with impervious sheet coverings. Provide adequate ventilation to avoid condensation.
 - b. It is not permissible to store products on the roof. Any products placed on the roof shall be for immediate use.
- D. Arrange storage in manner to provide easy access for inspection.
- E. Off-site storage of materials designated for use on this project will be allowed provided that the following are provided:
 - 1. Certificate of Insurance indicating specific materials.

2. Affidavit of Certificate of Title to specific materials and right of free access.
3. Request for Payment must be accompanied with above.

1.3 MAINTENANCE OF STORAGE

- A. Maintain periodic system of inspection of stored products on scheduled basis to assure that:
 1. State of storage facilities is adequate to provide required conditions.
 2. Required environmental conditions are maintained on continuing basis.
 3. Surfaces of products exposed to elements are not adversely affected.
 - a. Any weathering of products, coatings, and finishes is acceptable under requirements of contract documents.
- B. Mechanical and electrical equipment which requires servicing during long-term storage shall have complete manufacturer's instructions for servicing accompanying each item, with notice of enclosed instructions shown on exterior of package.
 1. Comply with manufacturer's instructions on scheduled basis.
 2. Space heaters which are part of electrical equipment shall be connected and operated continuously until equipment is placed in service.

1.4 PROTECTION AFTER INSTALLATION

- A. Provide protection of installed products to prevent damage from subsequent operations. Remove when no longer needed, prior to completion of work.
- B. Control traffic to prevent damage to equipment and surfaces.
- C. Provide coverings to protect finished surfaces from damage.
 1. Cover projections, wall corners and jambs, sills and soffits of openings, in areas used for traffic and for passage of products in subsequent work.
 2. Protect finished floors and stairs from dirt and damage:
 - a. In areas subject to foot traffic, secure heavy paper, sheet goods, or other materials in place.

- b. For movement of heavy products, lay planking or similar materials in place.
- c. For storage of products, lay tight wood sheathing in place.
- d. Cover walls and floor of elevator cars and surfaces of elevator car doors used by construction personnel.

D. Lawns and Landscaping:

- 1. Protect traffic of any kind across planted lawn and landscaped areas.

PART 2 PRODUCTS

Not Used.

PART 3 EXECUTION

Not Used.

END OF SECTION

SECTION 01732

SELECTIVE DEMOLITION

PART 1 GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 1 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. This section includes the following:
 - 1. Demolition and removal of selected portions of a building or structure.
 - 2. Repair procedures for selective demolition operations.
- B. Related sections include the following:
 - 1. All project sections in these project specifications for use of the premises and phasing requirements.

1.3 DEFINITIONS

- A. Remove: Detach items from existing construction and legally dispose of them off-site, unless indicated to be removed and salvaged, or removed and reinstalled.
- B. Remove and Salvage: Detach items from existing construction and deliver them to Owner ready for reuse.
- C. Remove and Reinstall: Detach items from existing construction, prepare them for reuse, and reinstall them where indicated.
- D. Existing to Remain: Existing items of construction that are not to be removed and that are not otherwise indicated to be removed, removed and salvaged, or removed and reinstalled.

1.4 MATERIALS OWNERSHIP

- A. Except for items or materials indicated to be reused, salvaged, reinstalled, or otherwise indicated to remain Owner's property, demolished materials shall become Contractor's property and shall be removed from Project site.

1.5 SUBMITTALS

- A. Qualification Data: For firms and persons specified in “Quality Assurance” Article to demonstrate their capabilities and experience. Include lists of completed projects with project names and addresses, names and addresses of Engineers and Owners, and other information specified.
- B. Proposed Dust-Control and Noise-Control Measures: Submit statement or drawing that indicates the measures proposed for use, proposed locations, and proposed time frame for their operation. Identify options if proposed measures are later determined to be inadequate.
- C. Schedule of Selective Demolition Activities: Indicate the following:
 - 1. Detailed sequence of selective demolition and removal work, with starting and ending dates for each activity. Ensure Owner's on-site operations are uninterrupted.
 - 2. Interruption of utility services.
 - 3. Coordination for shut-off, capping, and continuation of utility services.
 - 4. Use of stairs and roof hatches.
 - 5. Locations of temporary partitions and means of egress.
 - 6. Coordination of Owner's continuing occupancy of portions of existing building and of Owner's partial occupancy of completed work.
- D. Inventory: After selective demolition is complete, submit a list of items that have been removed and salvaged.
- E. Pre-Demolition Photographs or Videotape: Show existing conditions of adjoining construction and site improvements, including finish surfaces that might be misconstrued as damage caused by selective demolition operations. Submit before work begins.
- F. Landfill Records: Indicate receipt and acceptance of hazardous wastes by a landfill facility licensed to accept hazardous wastes.

1.6 QUALITY ASSURANCE

- A. Demolition Firm Qualifications: An experienced firm that has specialized in demolition work similar in material and extent to that indicated for this Project.

- B. Regulatory Requirements: Comply with governing EPA notification regulations before beginning selective demolition. Comply with hauling and disposal regulations of authorities having jurisdiction.
- C. Standards: Comply with ANSI A10.6 and NFPA 241.
- D. Pre-Demolition Conference: Conduct conference at Project site to comply with requirements in Division 1. Review methods and procedures related to selective demolition including, but not limited to, the following:
 - 1. Inspect and discuss condition of construction to be selectively demolished.
 - 2. Review structural load limitations of existing structure.
 - 3. Review and finalize selective demolition schedule and verify availability of materials, demolition personnel, equipment, and facilities needed to make progress and avoid delays.
 - 4. Review requirements of work performed by other trades that rely on substrates exposed by selective demolition operations.

1.7 PROJECT CONDITIONS

- A. Maintain access to existing walkways, corridors, and other adjacent occupied or used facilities.
 - 1. Do not close or obstruct walkways, corridors, or other occupied or used facilities without written permission from authorities having jurisdiction.
- B. Owner assumes no responsibility for condition of areas to be selectively demolished.
- C. The existing building materials may contain asbestos containing building materials. Contractor to be responsible for accomplishing all demolition and disposal efforts (and testing, if required) in accordance with all applicable local, state and federal laws and ordinances. The Contractor will be required to file a notification form with the EPA for any project that includes demolition (see sample form attached). This usually requires a 10-day notice before demolition can begin.
- D. Storage or sale of removed items or materials on-site will not be permitted.
- E. Utility Service: Maintain existing utilities indicated to remain in service and protect them against damage during selective demolition operations.
 - 1. Maintain fire-protection facilities in service during selective demolition operations.

1.8 WARRANTY

- A. Existing Warranties: Remove, replace, patch, repair materials and surfaces cut or damaged during selective demolition, by methods and with materials so as not to void existing warranties.
 - 1. If possible, retain original Installer or Fabricator to patch the exposed work listed below that is damaged during selective demolition. If it is impossible to engage original Installer or Fabricator, engage another recognized, experienced, and specialized firm.

PART 2 PRODUCTS

2.1 REPAIR MATERIALS

- A. Use repair materials identical to existing materials.
 - 1. If identical materials are unavailable or cannot be used for exposed surfaces, use materials that visually match existing adjacent surfaces to the fullest extent possible.
 - 2. Use materials whose installed performance equals or surpasses that of existing materials.
- B. Comply with material and installation requirements specified in individual specification sections.

PART 3 EXECUTION

3.1 EXAMINATION

- A. Verify that utilities have been disconnected and capped.
- B. Survey existing conditions and correlate with requirements indicated to determine extent of selective demolition required.
- C. Inventory and record the condition of items to be removed and reinstalled and items to be removed and salvaged.

3.2 UTILITY SERVICES

- A. Existing Utilities: Maintain services indicated to remain and protect them against damage during selective demolition operations.
- B. Do not interrupt existing utilities serving occupied or operating facilities unless authorized in writing by Owner and authorities having jurisdiction. Provide temporary services during interruptions to existing utilities, as acceptable to Owner and to authorities having jurisdiction.

1. Provide at least 72 hours' notice to Owner if shutdown of service is required during changeover.
- C. Utility Requirements: Locate, identify, disconnect, and seal or cap-off indicated utilities serving areas to be selectively demolished.
1. Owner will arrange to shut-off indicated utilities when requested by Contractor.
 2. Arrange to shut-off indicated utilities with utility companies.
 3. If utility services are required to be removed, relocated, or abandoned, before proceeding with selective demolition, provide temporary utilities that bypass area of selective demolition and that maintain continuity of service to other parts of building.
 4. Cut-off pipe or conduit in walls or partitions to be removed. Cap, valve, or plug and seal remaining portion of pipe or conduit after bypassing.

3.3 PREPARATION

- A. Dangerous Materials: Drain, purge, or otherwise remove, collect, and dispose of chemicals, gases, explosives, acids, flammables, or other dangerous materials before proceeding with selective demolition operations.
- B. Site Access and Temporary Controls: Conduct selective demolition and debris-removal operations to ensure minimum interference with roads, streets, walks, walkways, and other adjacent occupied and used facilities.
1. Do not close or obstruct streets, walks, walkways, or other adjacent occupied or used facilities without permission from Owner and authorities having jurisdiction. Provide alternate routes around closed or obstructed traffic ways, if required by governing regulations.
 2. Erect temporary protection, such as walks, fences, railings, canopies, and covered passageways, where required by authorities having jurisdiction.
 3. Protect existing site improvements, appurtenances, and landscaping to remain.
 4. Erect a plainly visible fence around drip line of individual trees or around perimeter drip line of groups of trees to remain.
- C. Temporary Facilities: Provide temporary barricades and other protection required to prevent injury to people and damage to adjacent buildings and facilities to remain.

1. Provide protection to ensure safe passage of people around selective demolition area, and to and from occupied portions of building.
 2. Provide temporary weather protection, during interval between selective demolition of existing construction on exterior surfaces and new construction, to prevent water leakage and damage to structure and interior areas.
 3. Protect walls, ceilings, floors, and other existing finish work that are to remain, or that are exposed during, selective demolition operations.
 4. Cover and protect furniture, furnishings, and equipment that have not been removed.
- D. Temporary Enclosures: Provide temporary enclosures for protection of existing building and construction, in progress and completed, from exposure, foul weather, other construction operations, and similar activities. Provide temporary weathertight enclosure for building exterior.
1. Where heating or cooling is needed and permanent enclosure is not complete, provide insulated temporary enclosures. Coordinate enclosure with ventilating and material drying or curing requirements to avoid dangerous conditions and effects.
- E. Temporary Partitions: Erect and maintain dustproof partitions and temporary enclosures to limit dust and dirt migration and to separate areas from fumes and noise.
- F. Temporary Shoring: Provide and maintain interior and exterior shoring, bracing, or structural support to preserve stability and prevent movement, settlement, or collapse of construction to remain, and to prevent unexpected or uncontrolled movement or collapse of construction being demolished.
1. Strengthen or add new supports when required during progress of selective demolition.

3.4 POLLUTION CONTROLS

- A. Dust Control: Use water mist, temporary enclosures, and other suitable methods to limit spread of dust and dirt. Comply with governing environmental-protection regulations.
1. Do not use water when it may damage existing construction or create hazardous or objectionable conditions, such as ice, flooding, and pollution.

2. Wet mop floors to eliminate trackable dirt and wipe down walls and doors of demolition enclosure. Vacuum carpeted areas.
- B. Disposal: Remove and transport debris in a manner that will prevent spillage on adjacent surfaces and areas and in accordance with all local, state and federal laws and guidelines.
1. Remove debris from elevated portions of building by chute, hoist, or other device that will convey debris to grade level in a controlled descent.
- C. Cleaning: Clean adjacent structures and improvements of dust, dirt, and debris caused by selective demolition operations. Return adjacent areas to condition existing before selective demolition operations began.

3.5 SELECTIVE DEMOLITION

- A. General: Demolish and remove existing construction only to the extent required by new construction and as indicated. Use methods required to complete the work within limitations of governing regulations and as follows:
1. Proceed with selective demolition systematically, from higher to lower level. Complete selective demolition operations above each floor or tier before disturbing supporting members on the next lower level.
 2. Neatly cut openings and holes plumb, square, and true to dimensions required. Use cutting methods least likely to damage construction to remain or adjoining construction. Use hand tools or small power tools designed for sawing or grinding, not hammering and chopping, to minimize disturbance of adjacent surfaces. Temporarily cover openings to remain.
 3. Cut or drill from the exposed or finished side into concealed surfaces to avoid marring existing finished surfaces.
 4. Do not use cutting torches until work area is cleared of flammable materials. At concealed spaces, such as duct and pipe interiors, verify condition and contents of hidden space before starting flame-cutting operations. Maintain fire watch and portable fire-suppression devices during flame-cutting operations.
 5. Maintain adequate ventilation when using cutting torches.
 6. Remove decayed, vermin-infested, or otherwise dangerous or unsuitable materials and promptly dispose of off-site.

7. Remove structural framing members and lower to ground by method suitable to avoid free fall and to prevent ground impact or dust generation.
 8. Locate selective demolition equipment and remove debris and materials so as not to impose excessive loads on supporting walls, floors, or framing.
 9. Dispose of demolished items and materials promptly.
 10. Return elements of construction and surfaces that are to remain to condition existing before selective demolition operations began.
- B. Existing Facilities: Comply with building manager's requirements for using and protecting elevators, stairs, walkways, loading docks, building entries and other building facilities during selective demolition operations.
- C. Existing Items to Remain: Protect construction indicated to remain against damage and soiling during selective demolition. When permitted by Engineer, items may be removed to a suitable, protected storage location during selective demolition, and cleaned and reinstalled in their original locations after selective demolition operations are complete.

3.6 PATCHING AND REPAIRS

- A. General: Promptly repair damage to adjacent construction caused by selective demolition operations.
- B. Repairs: Where repairs to existing surfaces are required, patch to produce surfaces suitable for new materials.
- C. Finishes: Restore exposed finishes of patched areas and extend restoration into adjoining construction in a manner that eliminates evidence of patching and refinishing.

3.7 DISPOSAL OF DEMOLISHED MATERIALS

- A. General: Promptly dispose of demolished materials in accordance with all applicable local, state, federal laws and ordinances. Do not allow demolished materials to accumulate on-site.
- B. Burning: Do not burn demolished materials.
- C. Disposal: Transport demolished materials and dispose of at designated legal locations in accordance with all local, state, federal laws and ordinances.

3.8 SELECTIVE DEMOLITION

- A. See construction documents.
- B. Existing Items to be Removed and Salvaged: See construction documents.
- C. Existing Items to be Removed and Reinstalled: See construction documents.
- D. Existing Items to Remain: See construction documents.

END OF SECTION

CORPORATE OFFICE:

27 Locke Road
Concord, NH 03301
Telephone: (603) 228-1122
Fax: (603) 228-1126
E-mail: info@hlturner.com
Web Page: www.hlturner.com

BRANCH OFFICES:

26 Pinewood Lane
Harrison, ME 04040-4334
Telephone: (207) 583-4571
Fax: (207) 583-4572

P.O. Box 1365
75 South Street
Lyndonville, VT 05851-1365
Telephone: (802) 626-8233

100 Pearl Street, 14th Floor
Hartford, CT 06103
Telephone: (860) 249-7105
Fax: (860) 249-7001