

**SECTION 009111
ADDENDUM NUMBER 1**

PARTICULARS

1.01 DATE: FEBRUARY 9, 2023

1.02 PROJECT: PHA GALEGO COURT ADMINISTRATION BUILDING & BUILDING 200

1.03 OWNER: PAWTUCKET HOUSING AUTHORITY

1.04 ARCHITECT: ED WOJCIK ARCHITECT, LTD.

TO: PROSPECTIVE BIDDERS:

2.01 THIS ADDENDUM FORMS A PART OF THE CONTRACT DOCUMENTS AND MODIFIES THE ORIGINAL PROCUREMENT DOCUMENTS DATED DECEMBER 15, 2023, WITH AMENDMENTS AND ADDITIONS NOTED BELOW.

2.02 ACKNOWLEDGE RECEIPT OF THIS ADDENDUM IN THE SPACE PROVIDED IN THE BID FORM. FAILURE TO DO SO MAY DISQUALIFY THE BIDDER.

2.03 THIS ADDENDUM CONSISTS OF 1 PAGE AND THE FOLLOWING ATTACHMENTS:

- A. 000110 TABLE OF CONTENTS
- B. 002113 INSTRUCTIONS TO BIDDERS
- C. 004323 ALTERNATES FORM
- D. 012300 ALTERNATES
- E. 08 3323 OVERHEAD COILING DOORS
- F. Revised Drawings D1.0, A1.0, A3.0, A3.1, A3.2, and A4.0 dated February 2, 2024.

2.04 CLARIFICATIONS:

- A. Hazardous material testing by Owner, results to be included in future addenda.
- B. All exposed conduit to be painted to match adjacent surface.
- C. Project to be phased with Administration Building build-out first, then relocate office functions before Building 200 renovations.
- D. Refer to A3.1 and A3.2 for finished ceiling heights.
- E. Refer to Section 11 3013 Residential Appliances for correct model numbers for appliances for two (2) kitchens in residential units (color: white).
- F. Refer to Section 00 2113 Instructions to Bidders 6.07 Additional Bid Information for additional documents to be submitted with bid.

CHANGES TO THE PROJECT MANUAL - INTRODUCTORY REQUIREMENTS, PROCUREMENT REQUIREMENTS AND CONTRACTING REQUIREMENTS:

3.01 SECTION 000110 - TABLE OF CONTENTS

- A. Replace existing section with attached.

3.02 SECTION 002113 - INSTRUCTIONS TO BIDDERS

- A. Replace existing section with attached.

3.03 SECTION 004323 - ALTERNATES FORM

- A. Add section to specifications.

CHANGES TO THE PROJECT MANUAL - SPECIFICATIONS:

4.01 SECTION 012300 - ALTERNATES

- A. Add section to specifications.

4.02 SECTION 083323 - OVERHEAD COILING DOORS

- A. Add section to specifications.

END OF SECTION

**SECTION 000110
TABLE OF CONTENTS**

PROCUREMENT AND CONTRACTING REQUIREMENTS

1.01 DIVISION 00 -- PROCUREMENT AND CONTRACTING REQUIREMENTS

- A. 000110 - Table of Contents
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- C. 002113 - Instructions to Bidders
- D. 004000 - Procurement Forms and Supplements
- E. 004100 - Bid Form
- F. 004323 - Alternates Form
- G. 005000 - Contracting Forms and Supplements
- H. 007300 - Supplementary Conditions
- I. 009111 - Addendum Number 1

SPECIFICATIONS

2.01 DIVISION 01 -- GENERAL REQUIREMENTS

- A. 011000 - Summary
- B. 012000 - Price and Payment Procedures
- C. 012300 - Alternates
- D. 012500 - Substitution Procedures
- E. 013000 - Administrative Requirements
- F. 014000 - Quality Requirements
- G. 014100 - Regulatory Requirements
- H. 015000 - Temporary Facilities and Controls
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2.05 DIVISION 05 -- METALS (NOT USED)

2.06 DIVISION 06 -- WOOD, PLASTICS, AND COMPOSITES

- A. 061000 - Rough Carpentry
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- C. 068316 - Fiberglass Reinforced Paneling

2.07 DIVISION 07 -- THERMAL AND MOISTURE PROTECTION

- A. 078400 - Firestopping
- B. 079200 - Joint Sealants

2.08 DIVISION 08 -- OPENINGS

- A. 081113 - Hollow Metal Doors and Frames
- B. 081416 - Flush Wood Doors

- C. 081613 - Fiberglass Doors
- D. 083323 - Overhead Coiling Doors
- E. 087100 - Door Hardware

2.09 DIVISION 09 -- FINISHES

- A. 092116 - Gypsum Board Assemblies
- B. 095100 - Acoustical Ceilings
- C. 096500 - Resilient Flooring
- D. 099123 - Interior Painting

2.10 DIVISION 10 -- SPECIALTIES

- A. 104400 - Fire Protection Specialties

2.11 DIVISION 11 -- EQUIPMENT

- A. 113013 - Residential Appliances

2.12 DIVISION 12 -- FURNISHINGS

- A. 123530 - Residential Casework

2.13 DIVISION 13 -- SPECIAL CONSTRUCTION (NOT USED)

2.14 DIVISION 14 -- CONVEYING EQUIPMENT (NOT USED)

2.15 DIVISION 21 -- FIRE SUPPRESSION (NOT USED)

2.16 DIVISION 22 -- PLUMBING

2.17 DIVISION 23 -- MECHANICAL

2.18 DIVISION 25 -- INTEGRATED AUTOMATION (NOT USED)

2.19 DIVISION 26 -- ELECTRICAL

2.20 DIVISION 27 -- COMMUNICATIONS (NOT USED)

2.21 DIVISION 28 -- ELECTRONIC SAFETY AND SECURITY (NOT USED)

2.22 DIVISION 31 -- EARTHWORK (NOT USED)

2.23 DIVISION 32 -- EXTERIOR IMPROVEMENTS (NOT USED)

2.24 DIVISION 33 -- UTILITIES (NOT USED)

2.25 DIVISION 34 -- TRANSPORTATION (NOT USED)

2.26 DIVISION 40 -- PROCESS INTEGRATION (NOT USED)

2.27 DIVISION 46 -- WATER AND WASTEWATER EQUIPMENT

END OF SECTION

**SECTION 002113
INSTRUCTIONS TO BIDDERS**

INVITATION

1.01 BID SUBMISSION

- A. Bids signed and under seal, executed, and dated will be received at the office of the Owner at 214 Roosevelt Avenue, Pawtucket, RI before 10:00 a.m. local standard time on the 29th day of February 2024.
- B. Offers submitted after the above time shall be returned to the bidder unopened.
- C. Offers will be opened publicly immediately after the time for receipt of bids.

1.02 INTENT

- A. The intent of this Bid request is to obtain an offer to perform work to complete renovations to Administration Building and Building 200 located at Galego Court for a Stipulated Sum contract, in accordance with Contract Documents.

1.03 WORK IDENTIFIED IN THE CONTRACT DOCUMENTS

- A. Work of this proposed Contract comprises renovation, including general construction Work.
- B. Location: Galego Court located at 483 Weeden Street, Pawtucket, RI 02860.

1.04 CONTRACT TIME

- A. Identify Contract Time in the Bid Form. The completion date in the Agreement shall be the Contract Time added to the commencement date.

BID DOCUMENTS AND CONTRACT DOCUMENTS

2.01 DEFINITIONS

- A. Bid Documents: Contract Documents supplemented with Instructions to Bidders, Information Available to Bidders, Bid Form Supplements To Bid Forms and Appendices identified.
- B. Contract Documents: Defined in AIA A201 Article 1 including issued Addenda.

2.02 CONTRACT DOCUMENTS IDENTIFICATION

- A. Contract Documents are identified as Project Number 2123, as prepared by Architect who is located at One Richmond Square, Suite 100K, Providence, RI 02906, and with contents as identified in the Table of Contents.

2.03 AVAILABILITY

- A. Bid documents will be made available electronically only to invited Bidders printed at their own cost.
- B. Bid Documents are made available only for the purpose of obtaining offers for this project. Their use does not grant a license for other purposes.

2.04 EXAMINATION

- A. Bid Documents may be viewed at the office of Owner which is located at 214 Roosevelt Avenue, Pawtucket, RI 02860.
- B. Upon receipt of Bid Documents verify that documents are complete. Notify Architect should the documents be incomplete.
- C. Immediately notify Architect upon finding discrepancies or omissions in the Bid Documents.

2.05 INQUIRIES/ADDENDA

- A. Direct questions to Matthew Clemence, email; mclemence@edwojcikarchitect.com.
- B. Addenda may be issued during the bidding period. All Addenda become part of Contract Documents. Include resultant costs in the Bid Amount.
- C. Verbal answers are not binding on any party.
- D. Clarifications requested by bidders must be in writing not less than 7 days before date set for receipt of bids. The reply will be in the form of an Addendum, a copy of which will be forwarded

to known recipients.

2.06 PRODUCT/ASSEMBLY/SYSTEM SUBSTITUTIONS

- A. General Requirements for Substitution Requests:
 - 1. Project Manual establishes standards for products, assemblies, and systems.
 - 2. Submit requests only for elements for which substitution is specifically allowed in the Project Manual.
 - 3. Provide sufficient information to determine acceptability of proposed substitutions.
 - 4. Provide complete information on required revisions to other work to accommodate each proposed substitution.
- B. Substitution Request Time Restrictions:
 - 1. Where the Bid Documents stipulate a particular product, substitutions will be considered up to 10 days before receipt of bids.
- C. Substitution Request Form:
- D. Review and Acceptance of Request:
 - 1. Architect may approve the proposed substitution and will issue an Addendum to known bidders.
- E. See Section 012500 - Substitution Procedures for additional requirements.

SITE ASSESSMENT

3.01 SITE EXAMINATION

- A. Examine the project site before submitting a bid.

3.02 PREBID CONFERENCE

- A. A bidders conference has been scheduled for 10:00 a.m. on the 30th day of January 2024 at the location of Galego Court, 483 Weeden Street, Pawtucket, RI 02860.
- B. Invited general contract bidders and suppliers are invited.
- C. Representatives of Architect will be in attendance.

QUALIFICATIONS

4.01 EVIDENCE OF QUALIFICATIONS

- A. To demonstrate qualification for performing the Work of this Contract, bidders may be requested to submit written evidence of financial position, license to perform work in the State.
- B. **Contractors, including sub-contractors, such as painters and carpenters are required to be a licensed Lead Renovation firm in Rhode Island.**
- C. **Contractors are required to follow Rhode Island Renovation, Repair, and Painting Rule (RRP).**

4.02 SUBCONTRACTORS/SUPPLIERS/OTHERS

- A. Owner reserves the right to reject a proposed subcontractor for reasonable cause.

BID SUBMISSION

5.01 SUBMISSION PROCEDURE

- A. Bidders shall be solely responsible for the delivery of their bids in the manner and time prescribed.
- B. Submit two copies of the executed offer on the Bid Forms provided, signed and sealed with the required security in a closed opaque envelope, clearly identified with bidder's name, project name and Owner's name on the outside.
- C. Improperly completed information, irregularities in bid bond, may be cause not to open the Bid Form envelope and declare the bid invalid or informal.
- D. An abstract summary of submitted bids will be made available to all bidders following bid opening.

5.02 BID INELIGIBILITY

- A. Bids that are unsigned, improperly signed or sealed, conditional, illegible, obscure, contain arithmetical errors, erasures, alterations, or irregularities of any kind, may at the discretion of the Owner, be declared unacceptable.
- B. Bid Forms, Appendices, and enclosures that are improperly prepared may, at the discretion of Owner, be declared unacceptable.

BID ENCLOSURES/REQUIREMENTS

6.01 SECURITY DEPOSIT

- A. Bids shall be accompanied by a security deposit as follows:
 - 1. Bid Bond of a sum no less than 5 percent of the Bid Amount on AIA A310 Bid Bond Form.
- B. Endorse the Bid Bond in the name of the Owner as obligee, signed and sealed by the principal (Contractor) and surety.
- C. The security deposit will be returned after delivery to the Owner of the required Performance and Payment Bond(s) by the accepted bidder.
- D. Include the cost of bid security in the Bid Amount.
- E. If no contract is awarded, all security deposits will be returned.

6.02 PERFORMANCE ASSURANCE

- A. Accepted Bidder: Provide a Performance and Payment bond as described in 007300 - Supplementary Conditions.
- B. Include the cost of performance assurance bonds in the Bid Amount.

6.03 INSURANCE

- A. Provide an executed "Undertaking of Insurance" on a standard form provided by the insurance company stating their intention to provide insurance to the bidder in accordance with the insurance requirements of Contract Documents.

6.04 BID FORM REQUIREMENTS

- A. Complete all requested information in the Bid Form and Appendices.
- B. Taxes: Refer to Document 007300 - Supplementary Conditions for inclusion of taxes, procedures for tax rebate claims, and products that are tax exempt.

6.05 FEES FOR CHANGES IN THE WORK

- A. Include in the Bid Form, the overhead and profit fees on own Work and Work by subcontractors, applicable for Changes in the Work, whether additions to or deductions from the Work on which the Bid Amount is based.

6.06 BID FORM SIGNATURE

- A. The Bid Form shall be signed by the bidder, as follows:
 - 1. Sole Proprietorship: Signature of sole proprietor in the presence of a witness who will also sign. Insert the words "Sole Proprietor" under the signature. Affix seal.
 - 2. Partnership: Signature of all partners in the presence of a witness who will also sign. Insert the word "Partner" under each signature. Affix seal to each signature.
 - 3. Corporation: Signature of a duly authorized signing officer(s) in their normal signatures. Insert the officer's capacity in which the signing officer acts, under each signature. Affix the corporate seal. If the bid is signed by officials other than the president and secretary of the company, or the president/secretary/treasurer of the company, a copy of the by-law resolution of their board of directors authorizing them to do so, must also be submitted with the Bid Form in the bid envelope.
 - 4. Joint Venture: Each party of the joint venture shall execute the Bid Form under their respective seals in a manner appropriate to such party as described above, similar to the requirements of a Partnership.

6.07 ADDITIONAL BID INFORMATION

- A. Submit the following Supplements concurrent with bid submission:
1. HUD Form 5369-A Representations, Certifications, and Other Statements of Bidders, Public and Indian Housing Programs
 2. Non-Collusive Affidavit
 3. Contractual Liability Risk Management Form
 4. HUD Form 2530 Previous Participation Certification
 5. Document 004323 - Alternates Form: Include the cost variation to the Bid Amount applicable to the Work described in Section 00 2300.

OFFER ACCEPTANCE/REJECTION

7.01 DURATION OF OFFER

7.02 ACCEPTANCE OF OFFER

- A. Owner reserves the right to accept or reject any or all offers.

END OF SECTION

**SECTION 004323
ALTERNATES FORM**

PARTICULARS

1.01 THE FOLLOWING IS THE LIST OF ALTERNATES REFERENCED IN THE BID SUBMITTED BY:

1.02 (BIDDER) _____

1.03 TO (OWNER): PAWTUCKET HOUSING AUTHORITY

1.04 DATED _____ AND WHICH IS AN INTEGRAL PART OF THE BID FORM.

ALTERNATES LIST

2.01 THE FOLLOWING AMOUNTS SHALL BE ADDED TO OR DEDUCTED FROM THE BID AMOUNT. REFER TO SECTION 012300 - ALTERNATES.

ALTERNATE # 1: ADD \$ _____

END OF SECTION

**SECTION 012300
ALTERNATES**

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Description of Alternates.
- B. Procedures for pricing Alternates.

1.02 RELATED REQUIREMENTS

- A. Document 004323 - Alternates Form: List of Alternates as supplement to Bid Form.

1.03 ACCEPTANCE OF ALTERNATES

- A. Alternates quoted on Bid Forms will be reviewed and accepted or rejected at Owner's option. Accepted Alternates will be identified in the Owner-Contractor Agreement.
- B. Coordinate related work and modify surrounding work to integrate the Work of each Alternate.

1.04 SCHEDULE OF ALTERNATES

- A. Alternate No. 1 - Administration Building Basement:
 - 1. Base Bid Item: As shown on drawings.
 - 2. Alternate Item: Drawing numbers D1.0, A1.0, A3.0, A3.1, A3.2, and A4.0.
 - a. D1.0: Demolish VCT and base at Main Vestibule. Demolish wall construction including window at Storage Room to accommodate overhead door, sawcut foundation wall. Demolish wood studs and plumbing rough-in, cap at floor.
 - b. A1.0: 6'-0"W x 7'-0"H insulated steel sectional overhead door with electric door operator with push button control and photo eye sensor. (See Section 08 3323 Overhead Coiling Doors). Double 1.75x7.25 LVL header with double jack stud at each end.
 - c. A3.0: Demolish ACT ceiling and light fixtures, salvage devices for Reinstallation at Main Vestibule, Utility, Kitchen, Lavatory, Hall, and Office. Salvage two (2) existing light fixtures for reinstallation.
 - d. A3.1: ACT-1 ceiling and light fixtures as shown at Main Vestibule, Utility, Kitchen, Lavatory, Hall, and Office. Reinstall salvaged devices and two (2) light fixtures.
 - e. A4.0: ACT-1 at Main Vestibule 001, Hall 005, Kitchen 006, Lavatory 007, Utility 008, Office 009. Painting at Main Vestibule 001.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION

**SECTION 083323
OVERHEAD COILING DOORS**

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Exterior coiling doors.
- B. Electric operators and control stations.
- C. Wiring from electric circuit disconnect to operators and control stations.

1.02 REFERENCE STANDARDS

- A. ASTM A36/A36M - Standard Specification for Carbon Structural Steel; 2019.
- B. ASTM A123/A123M - Standard Specification for Zinc (Hot-Dip Galvanized) Coatings on Iron and Steel Products; 2017.
- C. ASTM A653/A653M - Standard Specification for Steel Sheet, Zinc-Coated (Galvanized) or Zinc-Iron Alloy-Coated (Galvannealed) by the Hot-Dip Process; 2020.
- D. ITS (DIR) - Directory of Listed Products; Current Edition.
- E. NEMA 250 - Enclosures for Electrical Equipment (1000 Volts Maximum); 2020.
- F. NEMA ICS 2 - Industrial Control and Systems Controllers, Contactors and Overload Relays Rated 600 Volts; 2008 (Reaffirmed 2020).
- G. NEMA MG 1 - Motors and Generators; 2018.
- H. UL (DIR) - Online Certifications Directory; Current Edition.
- I. UL 325 - Standard for Door, Drapery, Gate, Louver, and Window Operators and Systems; Current Edition, Including All Revisions.

1.03 SUBMITTALS

- A. See Section 013000 - Administrative Requirements for submittal procedures.
- B. Product Data: Provide general construction, electrical equipment, and component connections and details.
- C. Shop Drawings: Indicate pertinent dimensioning, anchorage methods, hardware locations, and installation details.
- D. Maintenance Data: Indicate lubrication requirements and frequency and periodic adjustments required.

1.04 QUALITY ASSURANCE

- A. Manufacturer Qualifications: Company specializing in manufacturing the products specified in this section with minimum three years of documented experience.
- B. Products Requiring Electrical Connection: Listed and classified by ITS (DIR), UL (DIR), or testing firm acceptable to authorities having jurisdiction as suitable for purpose specified and indicated.

1.05 WARRANTY

- A. See Section 017800 - Closeout Submittals for additional warranty requirements.
- B. Manufacturer Warranty: Provide 2-year manufacturer warranty for roller shaft counterbalance assembly. Complete forms in Owner's name and register with manufacturer.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Overhead Coiling Metal Doors:
 - 1. Alpine Overhead Doors, Inc; Wind-Tite - Warehouse Door: www.alpinedoors.com/#sle.
 - 2. Clopay Building Products: www.clopaydoor.com/#sle.
 - 3. Raynor Garage Doors: www.raynor.com/#sle.
 - 4. Wayne-Dalton, a Division of Overhead Door Corporation: www.wayne-dalton.com/#sle.

2.02 COILING DOORS

- A. Exterior Coiling Doors: Steel slat curtain.
 - 1. Capable of withstanding positive and negative wind loads of 20 psf (940 Pa) without undue deflection or damage to components.
 - 2. Sandwich Slats: Manufacturer's standard, with core of foamed-in-place polyurethane insulation; minimum R-value of 4.88 (RSI-value of 0.86).
 - 3. Nominal Slat Size: 2 inches (50 mm) wide by required length.
 - 4. Finish: Factory painted, color as selected.
 - 5. Guide, Angles: Galvanized steel.
 - 6. Hood Enclosure: Manufacturer's standard; primed steel.
 - 7. Electric operation.
 - 8. Mounting: Within framed opening.

2.03 MATERIALS

- A. Metal Curtain Construction: Interlocking slats.
 - 1. Curtain Bottom for Slat Curtains: Fitted with angles to provide reinforcement and positive contact in closed position.
 - 2. Weatherstripping for Exterior Doors: Moisture and rot proof, resilient type, located at jamb edges, bottom of curtain, and where curtain enters hood enclosure of exterior doors.
 - 3. Steel Slats: Minimum thickness, ___ gauge, ___ inch (___ mm); ASTM A653/A653M galvanized steel sheet.
- B. Guide Construction: Continuous, of profile to retain door in place with snap-on trim, mounting brackets of same metal.
- C. Guides - Angle: ASTM A36/A36M metal angles, size as indicated.
 - 1. Hot-dip galvanized in compliance with ASTM A123/A123M.
- D. Hood Enclosure and Trim: Internally reinforced to maintain rigidity and shape.
 - 1. Prime painted.

2.04 ELECTRIC OPERATION

- A. Operator, Controls, Actuators, and Safeties: Comply with UL 325; provide products listed by ITS (DIR), UL (DIR), or testing agency acceptable to authorities having jurisdiction.
 - 1. Provide interlock switches on motor operated units.
- B. Electric Operators:
 - 1. Mounting: Side mounted.
 - 2. Motor Enclosure:
 - a. Exterior Coiling Doors: NEMA MG 1, Type 4; open drip proof.
 - 3. Motor Rating: 1/3 HP (250 W); continuous duty.
 - 4. Motor Voltage: 120 volts, single phase, 60 Hz.
 - 5. Motor Controller: NEMA ICS 2, full voltage, reversing magnetic motor starter.
 - 6. Controller Enclosure: NEMA 250, Type 4.
 - 7. Opening Speed: 12 inches per second (300 mm/sec).
 - 8. Brake: Manufacturer's standard type, activated by motor controller.
 - 9. Manual override in case of power failure.
 - 10. See Section 260583 for electrical connections.
- C. Control Station: Provide standard three button, 'Open-Close-Stop' momentary-contact control device for each operator complying with UL 325.
 - 1. 24 volt circuit.
 - 2. Surface mounted, at interior door jamb.
 - 3. Entrapment Protection Devices: Provide sensing devices and safety mechanisms complying with UL 325.
 - a. Primary Device: Provide electric sensing edge, wireless sensing, NEMA 1 photo eye sensors, or NEMA 4X photo eye sensors as required with momentary-contact control device.

- D. Safety Edge: Located at bottom of coiling door, full width, electro-mechanical sensitized type, wired to stop and reverse door direction upon striking object, hollow neoprene covered.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that adjacent construction is suitable for door installation.
- B. Verify that electrical services have been installed and are accessible.
- C. Verify that door opening is plumb, header is level, and dimensions are correct.
- D. Notify Architect of any unacceptable conditions or varying dimensions.
- E. Commencement of installation indicates acceptance of substrate and door opening conditions.

3.02 INSTALLATION

- A. Install units in accordance with manufacturer's instructions.
- B. Use anchorage devices to securely fasten assembly to wall construction and building framing without distortion or stress.
- C. Securely and rigidly brace components suspended from structure. Secure guides to structural members only.
- D. Fit and align assembly including hardware; level and plumb, to provide smooth operation.
- E. Coordinate installation of electrical service with Section 260583.
- F. Complete wiring from disconnect to unit components.
- G. Install enclosure and perimeter trim.

3.03 ADJUSTING

- A. Adjust operating assemblies for smooth and noiseless operation.

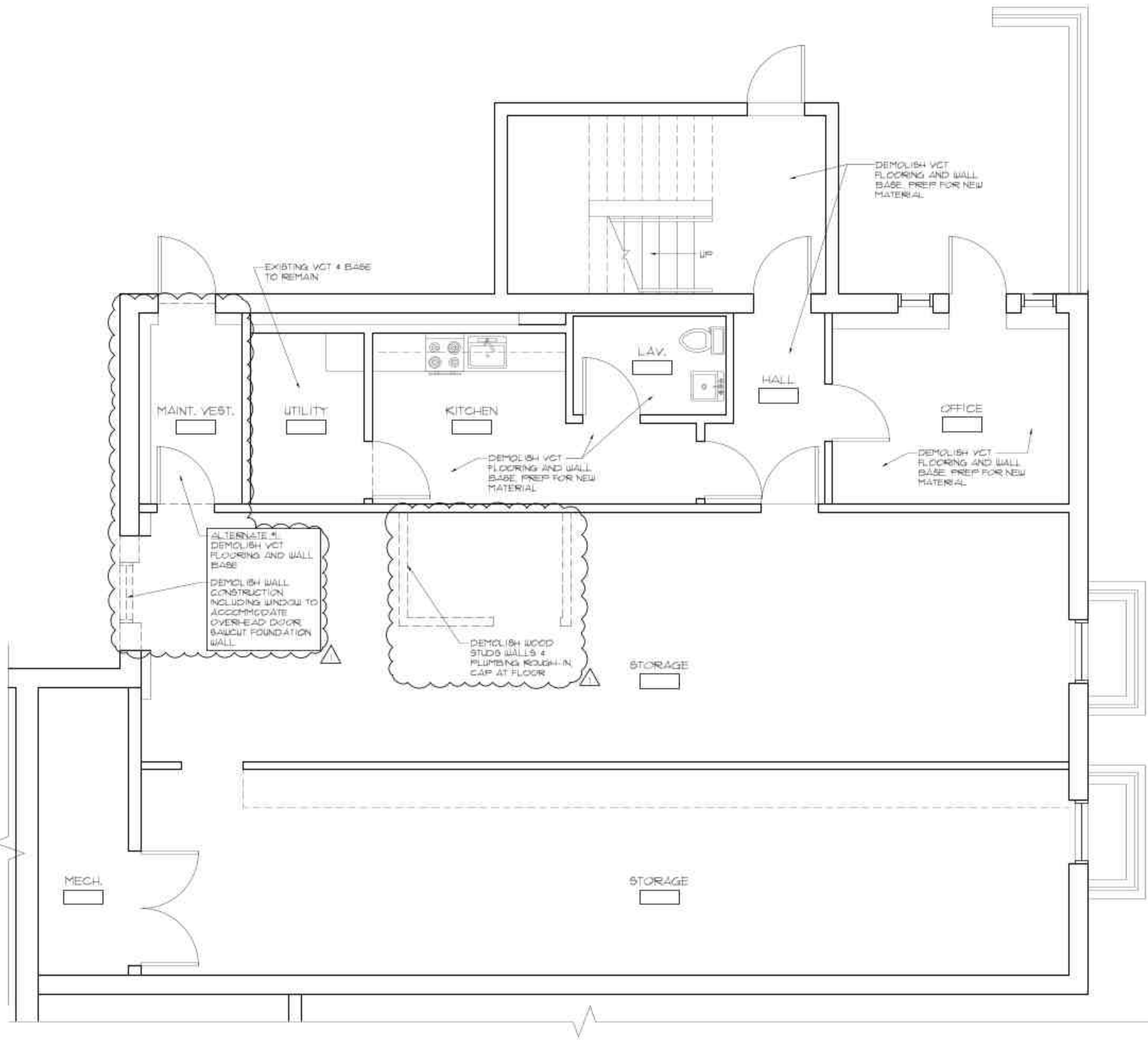
3.04 CLEANING

- A. Clean installed components.
- B. Remove labels and visible markings.

END OF SECTION

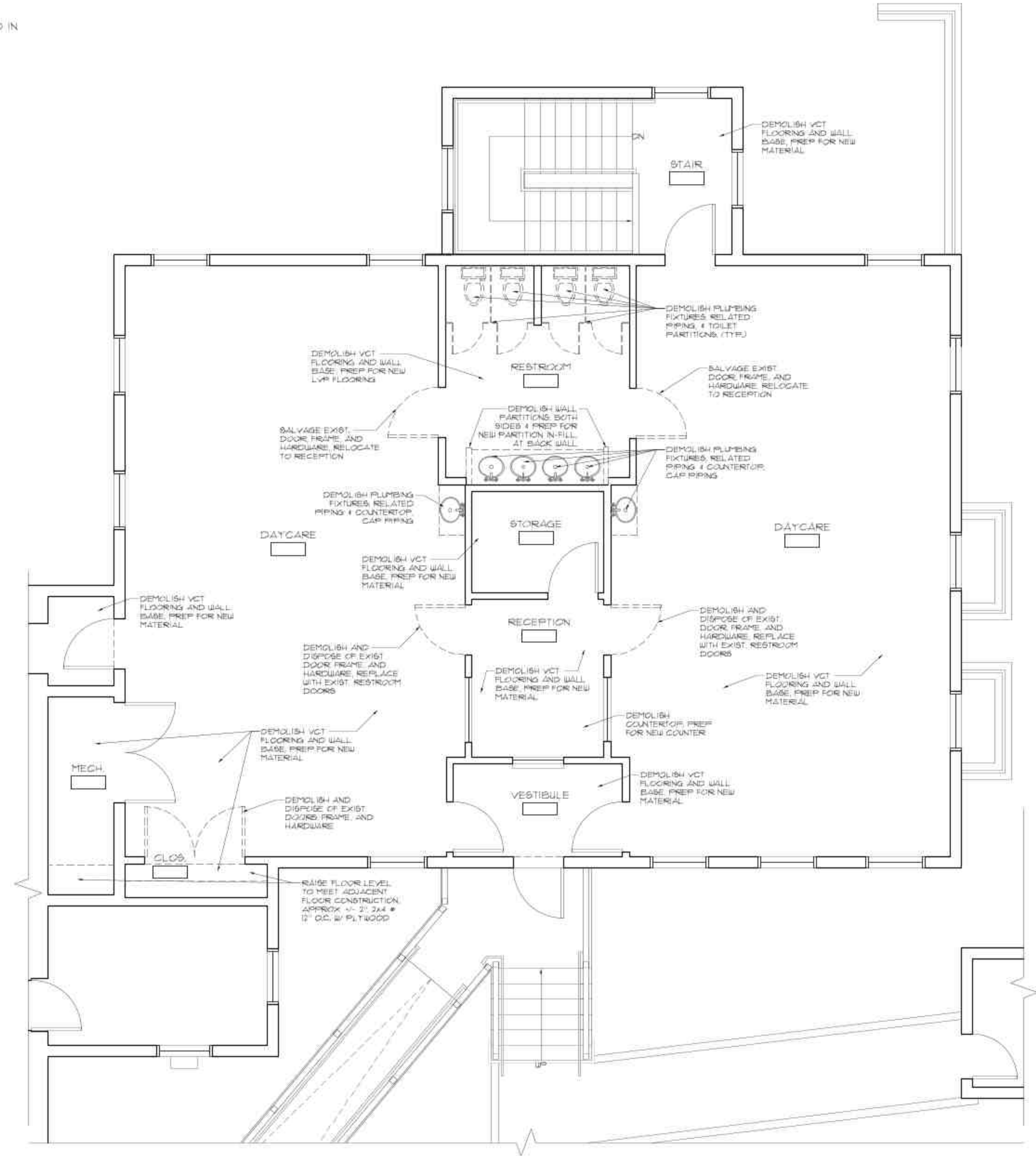
GENERAL DEMOLITION NOTES:

- ALL DEMOLITION WORK SHALL BE PERFORMED IN ACCORDANCE WITH FEDERAL, STATE AND LOCAL REGULATIONS, SECURE REQUIRED DEMOLITION PERMITS, ARRANGE WITH OWNER AND/OR APPROPRIATE UTILITIES FOR SERVICE SHUTOFFS BEFORE BEGINNING DEMOLITION OPERATIONS, IDENTIFY ALL EXISTING ITEMS OR WORK, HARDWARE AND DEVICES SCHEDULED TO REMAIN, OR TO BE SALVAGED FOR REUSE.
- BUILDING MAY BE OCCUPIED DURING DEMOLITION OPERATIONS, COORDINATE ALL DEMOLITION OPERATIONS WITH OWNER FOR SHUTDOWN PERIODS AND SEQUENCE OF WORK, PROVIDE TEMPORARY DUST PARTITIONS, BARRICADES AND PROTECTIVE ENCLOSURES REQUIRED TO PROPERLY SECURE AND ISOLATE AREAS OF WORK AND TO ASSURE CONTINUING FACILITY OPERATION.
- REMOVE ALL DEMOLISHED MATERIALS NOT SCHEDULED FOR SALVAGE AND REUSE OR THOSE TO BECOME PROPERTY OF THE OWNER AND DISPOSE OF IN ACCORDANCE WITH FEDERAL, STATE AND LOCAL REGULATIONS, CONFIRM ALL ITEMS TO BE SALVAGED FOR REUSE AND ALL ITEMS TO BE SALVAGED AND RETURNED TO THE OWNER. DEMOLITION CONTRACTOR SHALL PROTECT ALL ITEMS SCHEDULED FOR SALVAGE AND SHALL REPLACE ANY SUCH ITEMS WHICH HAVE BECOME DAMAGED AS A RESULT OF DEMOLITION OPERATIONS.
- REUSE OF SALVAGED MATERIALS, NOT SPECIFICALLY SCHEDULED, WILL BE AT THE SOLE DISCRETION OF THE OWNER. IN NO CASE SHALL SALVAGED MATERIALS BE INCORPORATED IN THE WORK THAT DO NOT MEET MINIMUM REQUIREMENTS OF STATE AND LOCAL CODES AND REGULATIONS.
- IT IS NOT THE INTENT TO SHOW EVERY PIECE OR ITEM TO BE REMOVED IN DEMOLITION WORK, MECHANICAL, ELECTRICAL, AND OTHER WORK RELATED TO A WALL OR AREA SCHEDULED FOR DEMOLITION AND REMOVAL, SHALL BE PERFORMED WHETHER SO NOTED OR NOT. PROTECT ALL ITEMS INTENDED FOR SALVAGE AND REUSE, OR SCHEDULED TO REMAIN.
- DEMOLITION SHALL BE COORDINATED WITH DRAWINGS FOR NEW CONSTRUCTION AND THE BOUNDARIES INDICATED ON THIS DEMOLITION PLAN.
- PATCH/REPAIR/REFINISH ALL SURFACES EXPOSED BY DEMOLITION WORK AND MATCH/ALIGN WITH EXISTING ADJACENT SURFACES SCHEDULED TO REMAIN. PREP SURFACES TO RECEIVE ALL LABOR AND MATERIALS REQUIRED TO RENDER SUBSTRATES ACCEPTABLE TO RECEIVE NEW FINISHES SPECIFIED IN ACCORDANCE WITH MANUFACTURERS' WRITTEN RECOMMENDATIONS.
- WHEN WALLS OR OTHER SUPPORTING AND/OR BRACING ELEMENTS ARE SCHEDULED FOR DEMOLITION, TEMPORARY STRUCTURAL SUPPORTS AND BRACING FOR ADJACENT CONSTRUCTION SHALL BE PROVIDED AND MAINTAINED UNTIL THE PERMANENT SUPPORTING STRUCTURE IS IN PLACE AND ABLE TO SUPPORT IMPOSED LOADS.
- DEMOLITION CONTRACTOR SHALL VISIT THE SITE TO VERIFY EXISTING CONDITIONS PRIOR TO THE START OF WORK TO BE FULLY AWARE OF ALL EXISTING CONDITIONS.
- PRIOR TO ANY SITE DEMOLITION OR EXCAVATION, CONTRACTOR MUST NOTIFY "DIGSAFE" AT 1-888-344-1235.



ADMINISTRATION BUILDING - DEMOLITION
PART: BASEMENT

1 1/4" = 1'-0"



ADMINISTRATION BUILDING - DEMOLITION
PART: FIRST FLOOR

2 1/4" = 1'-0"

CONSTRUCTION DOCUMENTS - DECEMBER 15, 2023

Renovations for:
**PHA Galego Court
Administration Building
& Building 200**
483 Weeden Street
Pawtucket, RI 02860

SHEET CONTENTS:
Administration Building
Demolition Plans

PROJECT #: 2123
DATE: 12/15/2023
REVISED DATE: 2/2/2024

Ed Wojcik
architect, ltd
One Richmond Square
Providence, RI 02906
401-861-7139

D1.0

GENERAL NOTES:

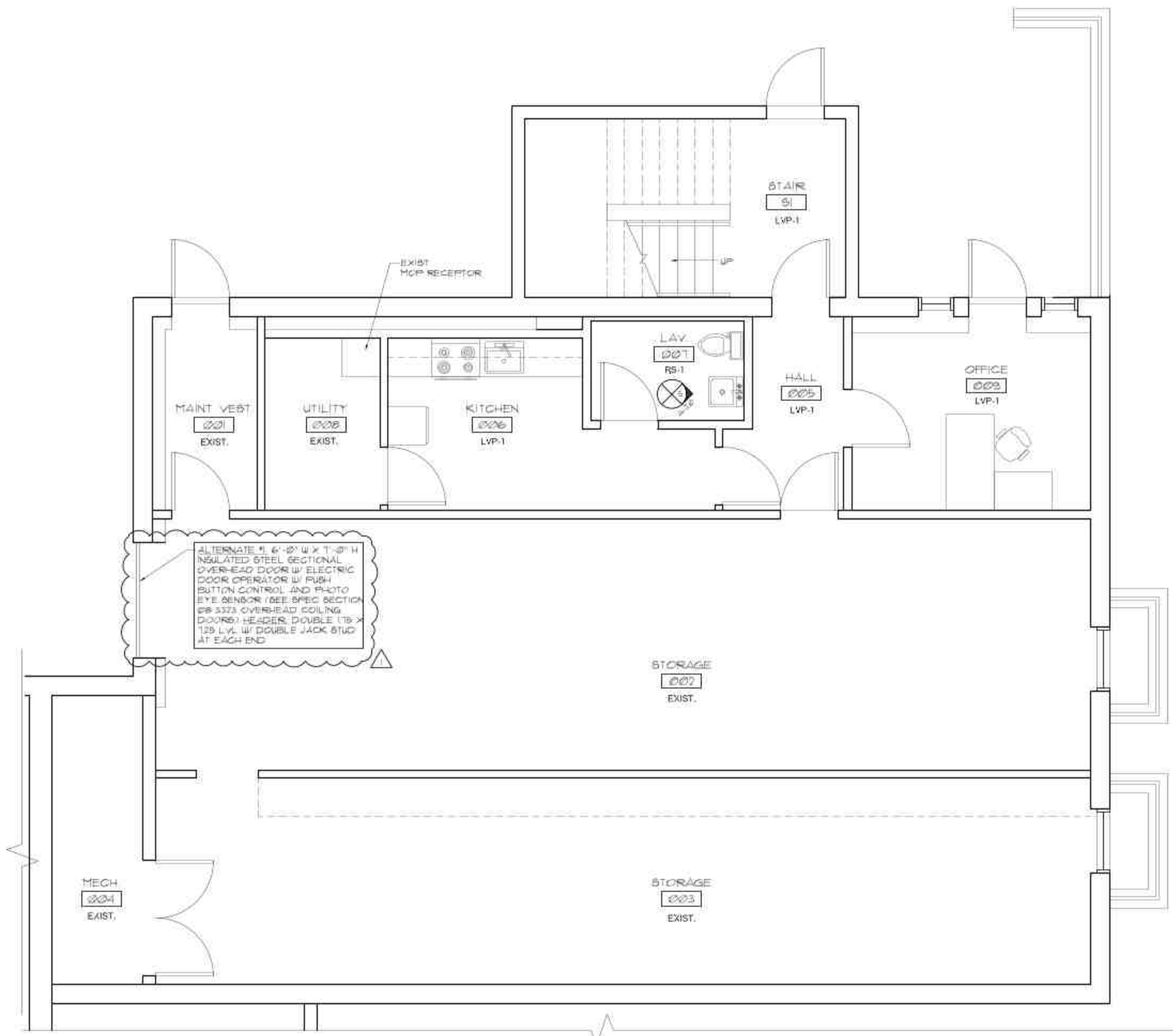
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4. PROVIDE BLOCKING IN WALLS FOR ALL FIXTURES AND ACCESSORIES
5. FLASH PATCH FLOOR AS NEEDED TO INSTALL FLOOR FINISHES
6. DOORS SHALL BE MOUNTED 5' AWAY FROM ADJACENT WALL, UNLESS NOTED OTHERWISE OR SHOWN IN DIFFERENT LOCATION

CONSTRUCTION NOTES

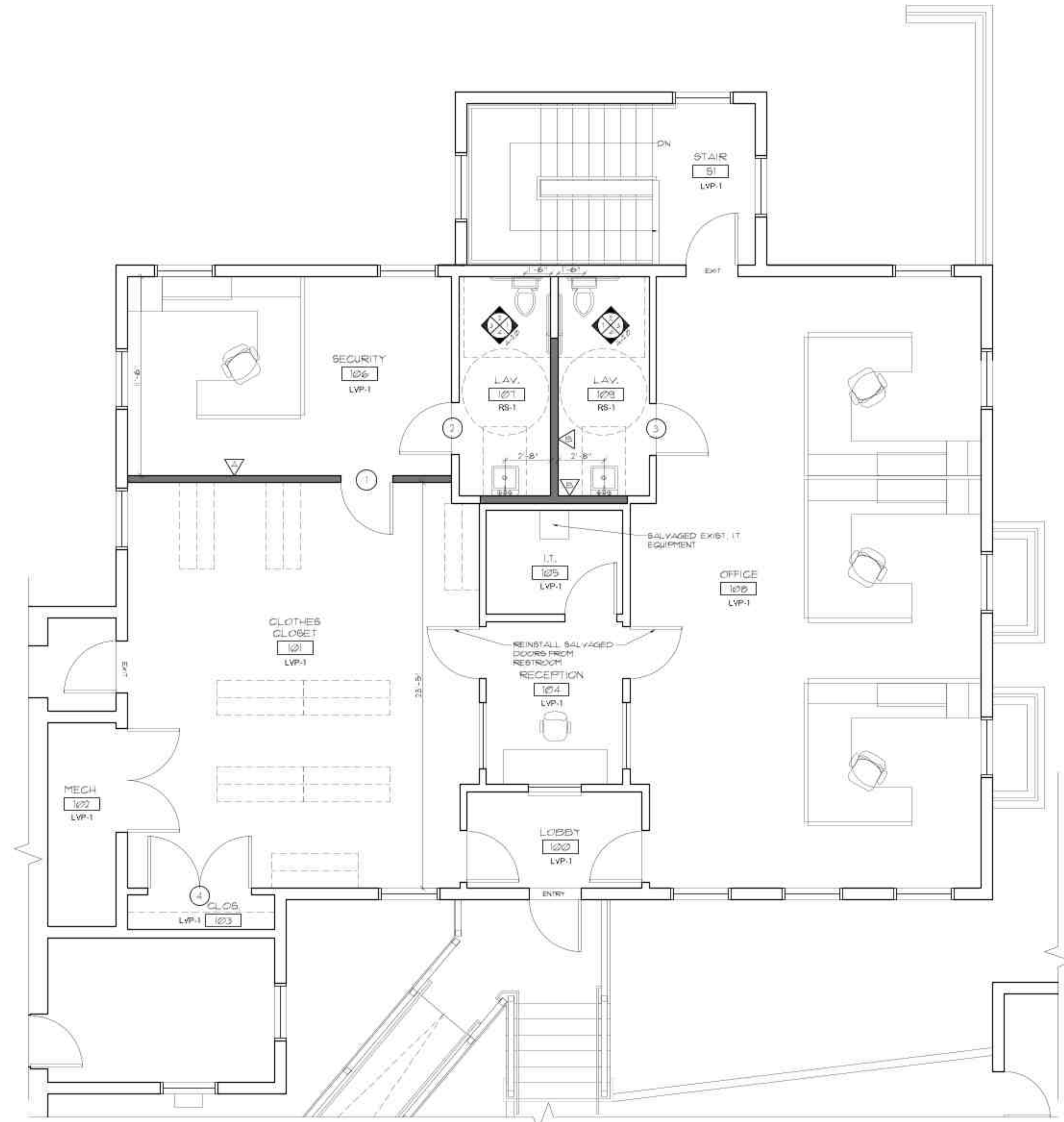
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3. PROVIDE BLOCKING IN WALLS FOR ALL FIXTURES AND ACCESSORIES
4. FLASH PATCH FLOOR AS NEEDED TO INSTALL FLOOR FINISHES FLUSH & LEVEL WITH ADJACENT FINISHES
5. DOORS SHALL BE MOUNTED 5' AWAY FROM ADJACENT WALL, UNLESS NOTED OTHERWISE OR SHOWN IN DIFFERENT LOCATION
6. ALL PAINTED SURFACES INCLUDING WALLS, DOORS, CEILINGS, TRIM, ETC. THROUGHOUT ENTIRE UNIT TO RECEIVE NEW PAINT
7. IT IS NOT THE INTENTION TO SHOW ALL PATCH LOCATIONS. CONTRACTOR TO PATCH, REPAIR & FINISH ALL CEILINGS, WALLS AND FLOOR PENETRATIONS REMAINING FROM REMOVAL OF PIPING, MECHANICAL AND ELECTRICAL RELATED ITEMS
8. FIRE CAULK ALL FLOORS, CEILINGS AND COMMON WALLS TO MAINTAIN EXISTING 1 HOUR SEPARATION
9. CLEAN ALL SURFACES THROUGHOUT ENTIRE UNIT INCLUDING BUT NOT LIMITED TO FLOORS, CEILINGS, WINDOWS, MILLWORK & SALVAGED APPLIANCES
10. ALL CORE DRILLING OF FLOOR AND CEILING CONCRETE STRUCTURE BY CONTRACTOR COORDINATE WITH PLUMBING & ELECTRICAL FOR LOCATIONS
11. CONTRACTOR TO ENSURE THAT MILLWORK ALLOWS FOR PROPER CLEARANCES OF ALL SPECIFIED APPLIANCES

WALL TYPES

NTB



1 1/4" = 1'-0"



2 1/4" = 1'-0"

ADMINISTRATION BUILDING - PROPOSED
PART: BASEMENT

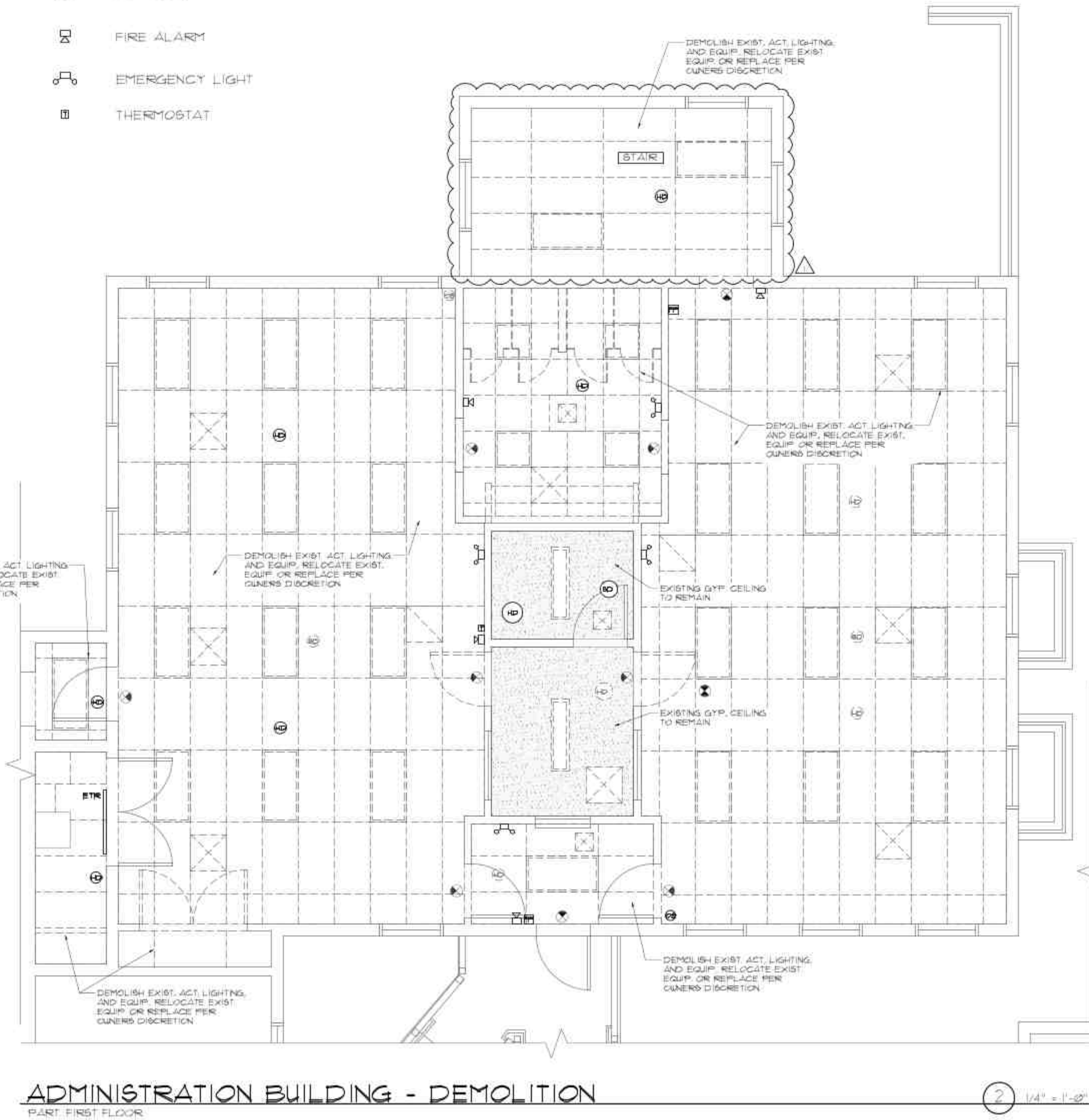
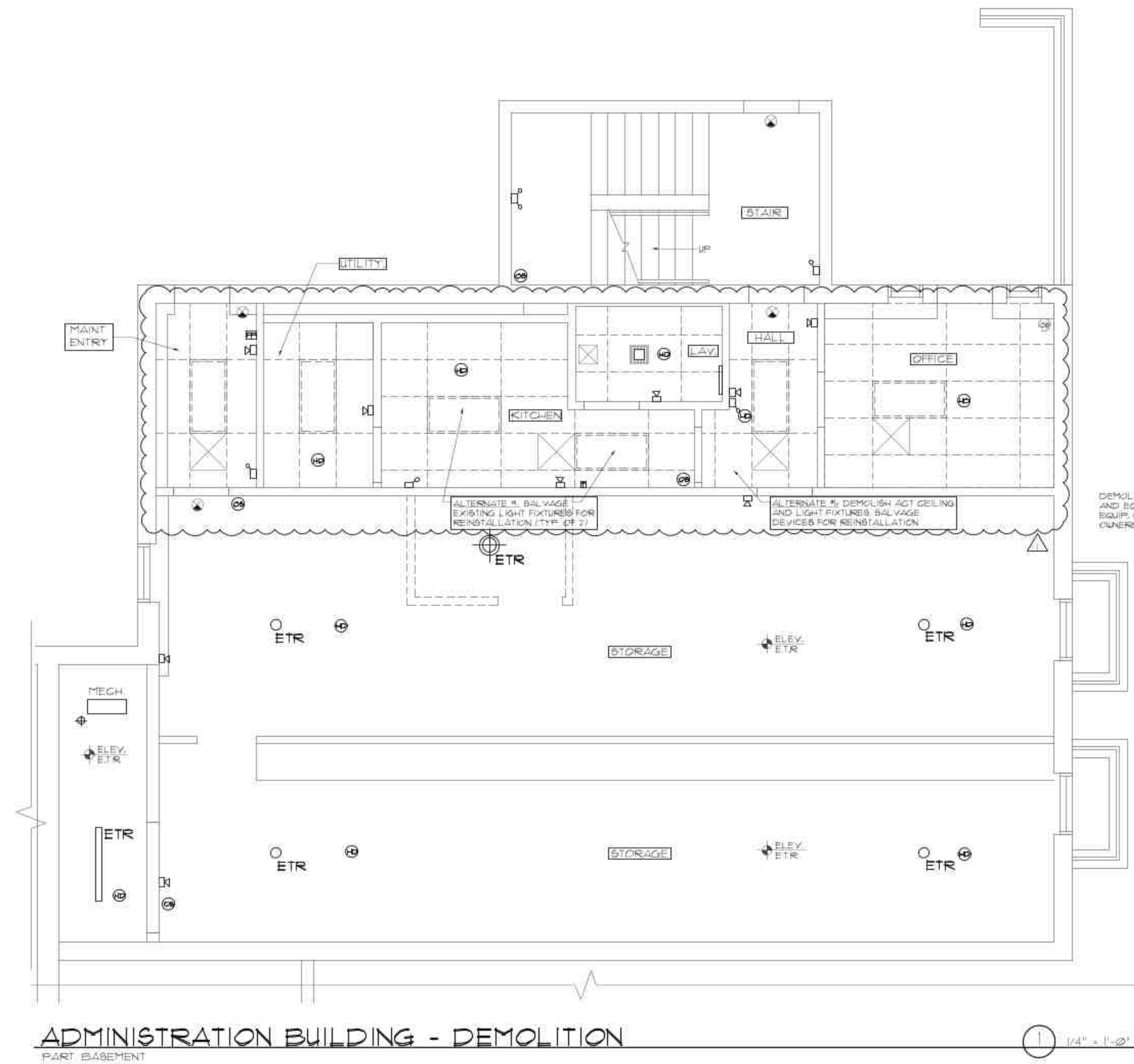
ADMINISTRATION BUILDING - PROPOSED
PART: FIRST FLOOR

GENERAL DEMOLITION NOTES:

- A. ALL DEMOLITION WORK SHALL BE PERFORMED IN ACCORDANCE WITH FEDERAL, STATE AND LOCAL REGULATIONS. SECURE REQUIRED DEMOLITION PERMITS, ARRANGE WITH OWNER AND/OR APPROPRIATE UTILITIES FOR SERVICE SHUTOFFS BEFORE BEGINNING DEMOLITION OPERATIONS. IDENTIFY ALL EXISTING ITEMS OR WORK HARDWARE AND DEVICES SCHEDULED TO REMAIN, OR TO BE SALVAGED FOR REUSE.
- B. BUILDING MAY BE OCCUPIED DURING DEMOLITION OPERATIONS. COORDINATE ALL DEMOLITION OPERATIONS WITH OWNER FOR SHUTDOWN PERIODS AND SEQUENCE OF WORK. PROVIDE TEMPORARY DUST PARTITIONS, BARRICADES AND PROTECTIVE ENCLOSURES REQUIRED TO PROPERLY SECURE AND ISOLATE AREAS OF WORK AND TO ASSURE CONTINUING FACILITY OPERATION.
- C. REMOVE ALL DEMOLISHED MATERIALS NOT SCHEDULED FOR SALVAGE AND REUSE OR THOSE TO BECOME PROPERTY OF THE OWNER AND DISPOSE OF IN ACCORDANCE WITH FEDERAL, STATE AND LOCAL REGULATIONS. CONFIRM ALL ITEMS TO BE SALVAGED FOR REUSE AND ALL ITEMS TO BE SALVAGED AND RETURNED TO THE OWNER. DEMOLITION CONTRACTOR SHALL PROTECT ALL ITEMS SCHEDULED FOR SALVAGE AND SHALL REPLACE ANY SUCH ITEMS WHICH HAVE BECOME DAMAGED AS A RESULT OF DEMOLITION OPERATIONS.
- D. REUSE OF SALVAGED MATERIALS NOT SPECIFICALLY SCHEDULED WILL BE AT THE SOLE DISCRETION OF THE OWNER. IN NO CASE SHALL SALVAGED MATERIALS BE INCORPORATED IN THE WORK THAT DO NOT MEET MINIMUM REQUIREMENTS OF STATE AND LOCAL CODES AND REGULATIONS.
- E. IT IS NOT THE INTENT TO SHOW EVERY PIECE OR ITEM TO BE REMOVED IN DEMOLITION WORK. MECHANICAL, ELECTRICAL, AND OTHER WORK RELATED TO A WALL OR AREA SCHEDULED FOR DEMOLITION AND REMOVAL, SHALL BE PERFORMED WHETHER SO NOTED OR NOT. PROTECT ALL ITEMS INTENDED FOR SALVAGE AND REUSE, OR SCHEDULED TO REMAIN.
- F. DEMOLITION SHALL BE COORDINATED WITH DRAWINGS FOR NEW CONSTRUCTION AND THE BOUNDARIES INDICATED ON THIS DEMOLITION PLAN.
- G. PATCH/REPAIR/REFINISH ALL SURFACES EXPOSED BY DEMOLITION WORK AND MATCH/ALIGN WITH EXISTING ADJACENT SURFACES SCHEDULED TO REMAIN. PREP SURFACES TO RECEIVE ALL LABOR AND MATERIALS REQUIRED TO RENDER SUBSTRATES ACCEPTABLE TO RECEIVE NEW FINISHES SPECIFIED IN ACCORDANCE WITH MANUFACTURERS' WRITTEN RECOMMENDATIONS.
- H. WHEN WALLS OR OTHER SUPPORTING AND/OR BRACING ELEMENTS ARE SCHEDULED FOR DEMOLITION, TEMPORARY STRUCTURAL SUPPORTS AND BRACING FOR ADJACENT CONSTRUCTION SHALL BE PROVIDED AND MAINTAINED UNTIL THE PERMANENT SUPPORTING STRUCTURE IS IN PLACE AND ABLE TO SUPPORT IMPOSED LOADS.
- I. DEMOLITION CONTRACTOR SHALL VISIT THE SITE TO VERIFY EXISTING CONDITIONS PRIOR TO THE START OF WORK TO BE FULLY AWARE OF ALL EXISTING CONDITIONS.
- J. PRIOR TO ANY SITE DEMOLITION OR EXCAVATION, CONTRACTOR MUST NOTIFY "DIGSAFE" AT 1-888-344-1233.

LEGEND

	NEW 2x2 TROFFER		HVAC RETURN
	NEW 12"x48" LINEAR LIGHT		HVAC DIFFUSER
	NEW 24" VANITY LIGHT		HVAC DUCT
	NEW 48" LINEAR LIGHT		EXHAUST FAN W/ LIGHT
	NEW 11" FLUSHMOUNT LIGHT		FIRE PULL
	NEW 15" FLUSHMOUNT LIGHT		FIRE EXTINGUISHER
	EXISTING 48" LINEAR LIGHT		HEAT DETECTOR
	EXISTING SEMI-FLUSH LIGHT		OCCUPANCY SENSOR
	EXISTING FLUSHMOUNT LIGHT		COMBINATION
			SMOKE DETECTOR
			EXIT SIGN
			FIRE ALARM
			EMERGENCY LIGHT
			THERMOSTAT



GENERAL DEMOLITION NOTES:

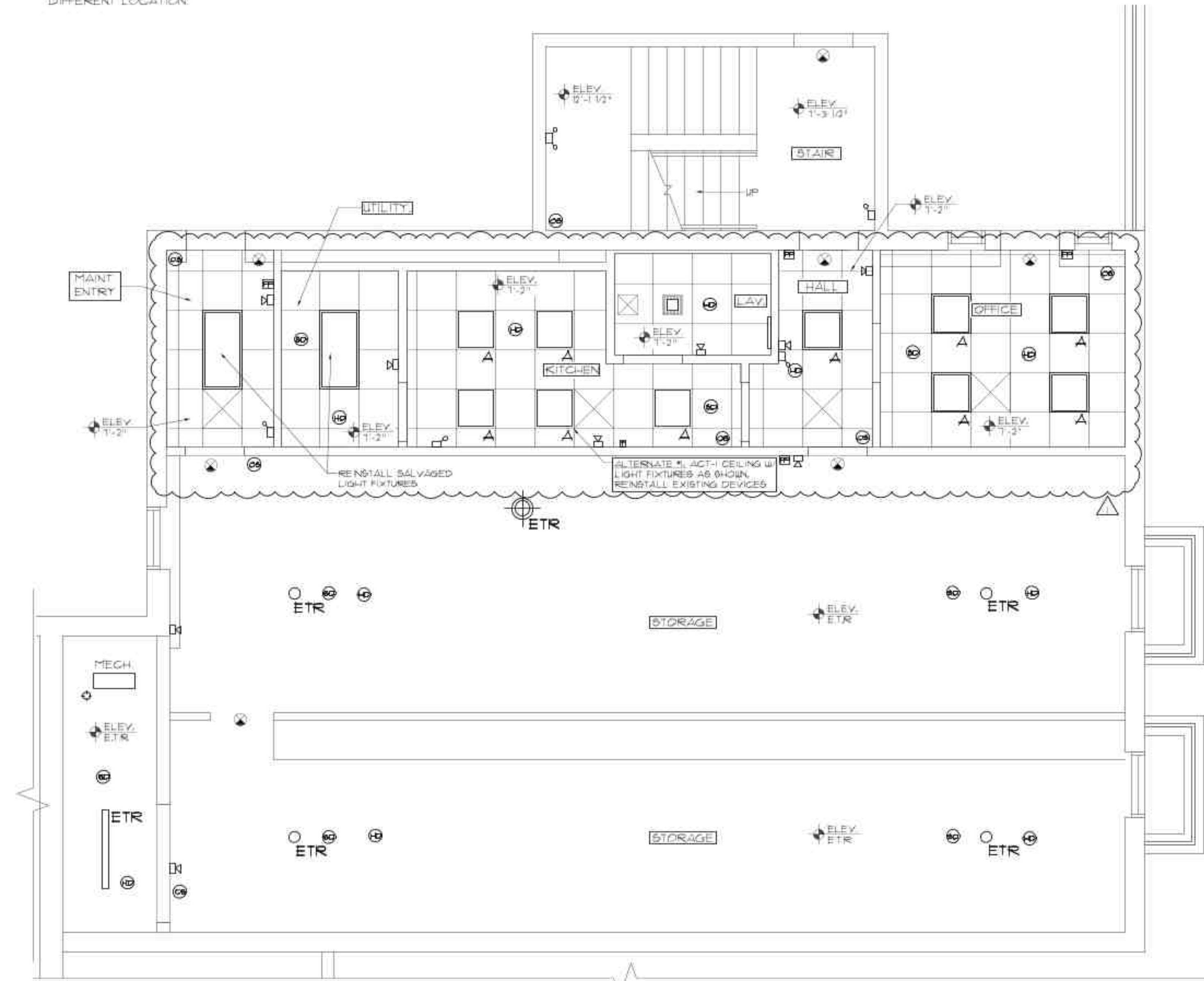
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ADMINISTRATION BUILDING - PROPOSED
PART BASEMENT

1 1/4" = 1'-0"



ADMINISTRATION BUILDING - PROPOSED
PART FIRST FLOOR

2 1/4" = 1'-0"

LEGEND

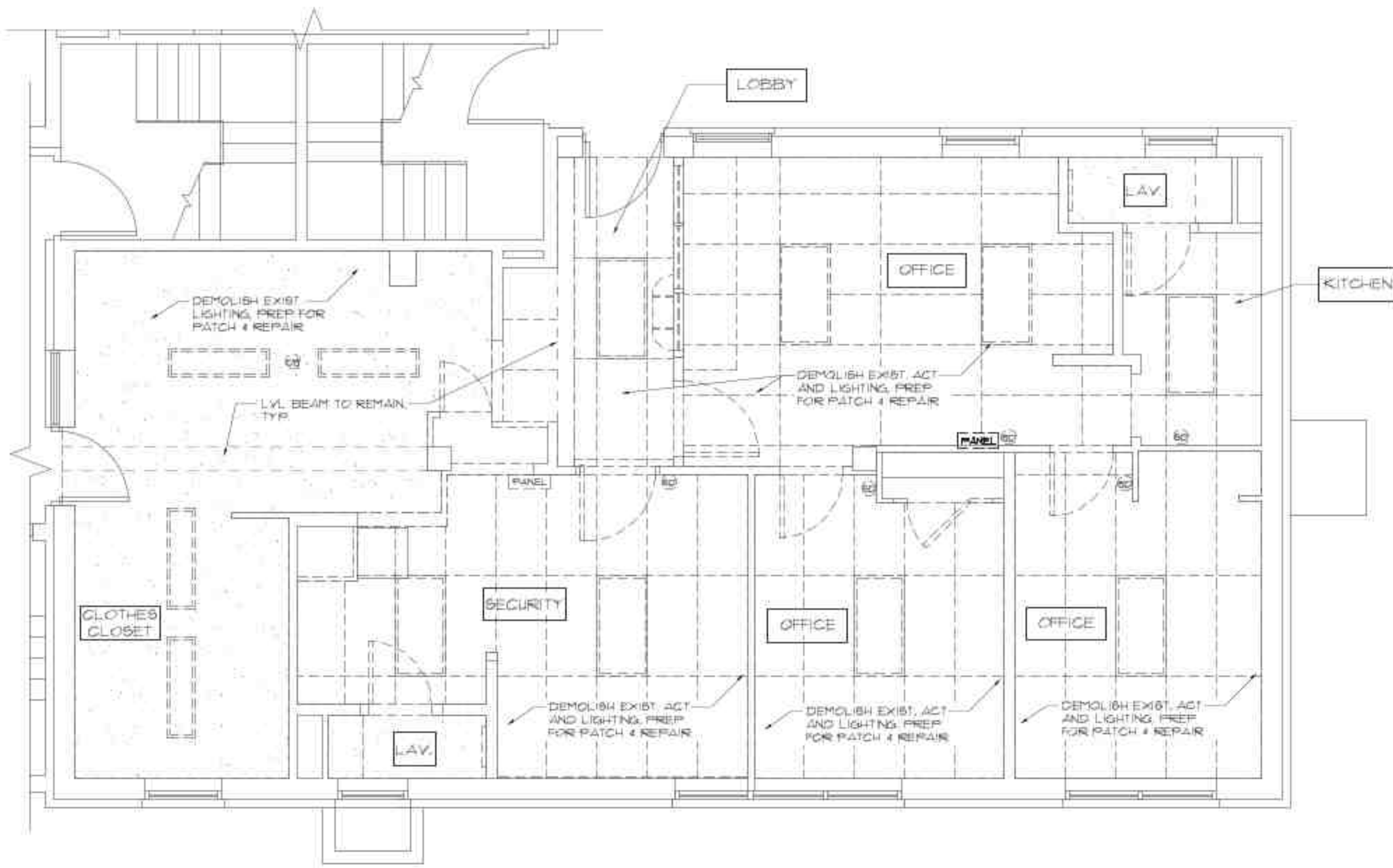
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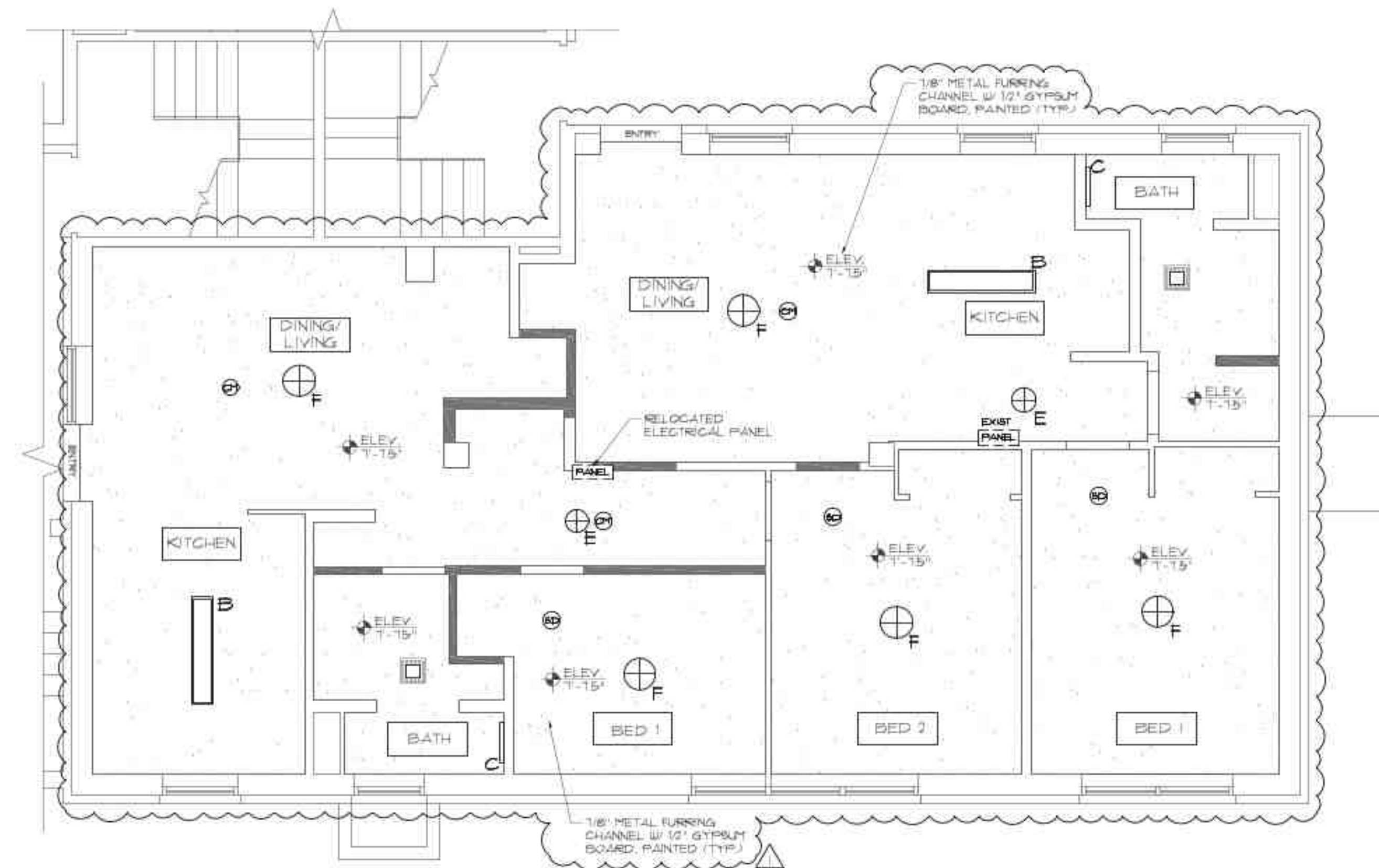
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BUILDING 200 - DEMOLITION RCP
PART, FIRST FLOOR

1/8" = 1'-0"



BUILDING 200 - PROPOSED RCP
PART, FIRST FLOOR

2/8" = 1'-0"

ADMINISTRATION FINISH SCHEDULE

ROOM NAME	WALLS	FLOORING	BASE	CEILING	REMARKS
LOBBY 100	F-3	LVP-1	WB-1	ACT-1	
RECEPTION 104	F-3	LVP-1	WB-1	GYP. BD.	
CLOSET 103	F-3	LVP-1	WB-1	ACT-1	
MECHANICAL 107	F-3	LVP-1	WB-1	ACT-1	
CLOTHES CLOSET 101	F-3	LVP-1	WB-1	ACT-1	
SECURITY 106	F-3	LVP-1	WB-1	ACT-1	
LAVATORY 101	F-3, FRP-1 * WET WALLS	RB-1	WB-1	ACT-1	SEE SHEET 702
IT 105	F-3	LVP-1	WB-1	GYP. BD.	
LAVATORY 105	F-3, FRP-1 * WET WALLS	RB-1	WB-1	ACT-1	SEE SHEET 702
OFFICE 108	F-3	LVP-1	WB-1	ACT-1	
OFFICE 209	F-3	LVP-1	WB-1	ACT-1	ALTERNATE *
HALL 205	F-3	LVP-1	WB-1	ACT-1	ALTERNATE *
LAVATORY 201	F-3	RB-1	WB-1	ACT-1	ALTERNATE *
KITCHEN 206	F-3	LVP-1	WB-1	ACT-1	ALTERNATE *
UTILITY 208	F-3	EXIST.	EXIST.	ACT-1	ALTERNATE *
MAIN VESTIBULE 201	F-3	EXIST.	WB-1	ACT-1	ALTERNATE *
STAIR 2	F-3	EXIST.	WB-1	ACT-1	ALTERNATE *

UNIT FINISH SCHEDULE

ROOM NAME	WALLS	FLOORING	BASE	CEILING	REMARKS
DINING/LIVING	F-1	LVP-1	WB-1	GYP. BD.	
KITCHEN	F-1	LVP-1	WB-1	GYP. BD.	
BATH	F-1	LVP-1	WB-1	GYP. BD.	
BEDROOM	F-1	LVP-1	WB-1	GYP. BD.	

FINISH NOTES:

- ALL WALL PAINT TO BE EGGHELL FINISH EXCEPT AT RESTROOMS AND SHOWERS TO BE SEMI-GLOSS FINISH.
- ALL TRIM & DOOR PAINT TO BE SEMI-GLOSS FINISH.
- MAINTENANCE ENTRANCE, STORAGE AREAS, AND DOWNSTAIRS MECHANICAL CLOSET FINISHES ARE EXISTING TO REMAIN.

FINISH LIST

- ACT-1: ACOUSTIC CEILING TILE MANUFACTURER: ARMSTRONG CEILING STYLE: ULTIMA HIGH-NC COLOR: WHITE SIZE: 24" X 24" X 3/4" TYPE: 1/2" SQUARE LAY IN ACCOUSTIC 80 NCS (90 CAC110) AC
- FRP-1: FIBERGLASS REINFORCED PANEL MANUFACTURER: RANDOLPH FRP COLLECTION: C-GENERAL PURPOSE STYLE: SMOOTH COLOR: 61-288
- LVP-1: LUXURY VINYL PLANK FLOORING MANUFACTURER: PARQUET COLLECTION: HIGHLAND FOREST COLOR: SANDY OAK 20230 SIZE: 4" X 36" WEAR LAYER: 20 MIL ORIENTATION: LAYOUT - STAGGERED
- LVP-2: LUXURY VINYL PLANK FLOORING MANUFACTURER: SHAW PROPERTIES SOLUTIONS - PHILADELPHIA COMMERCIAL COLLECTION: IN THE GRAIN II 50 COLOR: ELWOOD 20710 SIZE: 5/8" X 48" WEAR LAYER: 20 MIL ORIENTATION: STAGGERED
- F-3: WALL PAINT (UNITS) MANUFACTURER: SHERWIN WILLIAMS COLOR: URBAN GRAY SW700 FINISH: SEMI-GLOSS
- F-2: TRIM PAINT (UNITS) MANUFACTURER: UNIQON (SHERWIN WILLIAMS TO MATCH) COLOR: BASEBOARD BEIGE (OIL BASED) FINISH: SEMI-GLOSS
- F-5: WALL PAINT (ADMIN. BLDGS) MANUFACTURER: SHERWIN WILLIAMS COLOR: SHITAKE SUBT FINISH: SEMI-GLOSS
- F-4: TRIM PAINT (ADMIN. BLDGS) MANUFACTURER: SHERWIN WILLIAMS COLOR: NACRE SW954 FINISH: SEMI-GLOSS
- F-9: CEILING PAINT MANUFACTURER: SHERWIN WILLIAMS COLLECTION: SUPER PAINT COLOR: FLAT WHITE FINISH: FLAT
- RB-1: RUBBER WALL BASE MANUFACTURER: TARKETT/JOHNSONITE COLLECTION: JOHNSONITE ELABORATE THERMOBET RUBBER (TYP. IS) STYLE: 45" COVE BASE COLOR: 45 SANDALWOOD
- RB-1: RESILIENT 6-BEET MANUFACTURER: ALTRIO FLOORING COLLECTION: ALTRIO BERNESE STYLE: ROLLED GOODS COLOR: BOHEMIA SIZE: 6-11 X 65-51 WEAR LAYER: 28 MIL ORIENTATION: FRONT TO BACK LENGTH WISE
- RT-1: RUBBER STAIR TREAD MANUFACTURER: TARKETT/JOHNSONITE COLLECTION: JOHNSONITE RUBBER STRONGERS AND RISERS STYLE: RUBBER BEHIND ANGLE NOSE COLOR: 45 SANDALWOOD

DOOR SCHEDULE

KEY	LOCATION	DOOR TYPE	SIZE (WxH)	FRAME TYPE	MATERIAL	HARDWARE
ADMINISTRATION BUILDING						
01	SECURITY 106	LM-1	3'-2" X 6'-8"	LMF	LM	OFFICE LEVER LOCKSET
02	LAVATORY 101	LM-1	3'-2" X 6'-8"	EXIST.	LM	PRIVACY LOCKSET
03	LAVATORY 105	LM-1	3'-2" X 6'-8"	EXIST.	LM	PRIVACY LOCKSET
04	CLOSET 103	FM-2	PR. 3'-0" X 6'-8"	EXIST.	FM	STOREROOM LOCKSET
BUILDING 200 UNITS						
05	CLOSET	WD-3	7'-0" X 6'-8"	WD	WD	D-HANDLES
06	BATH	WD-1	2'-6" X 6'-8"	HPF	HPM	PASSAGE LEVER
07	CLOSET	WD-4	PR. 7'-9" X 6'-8"	WD	WD	D-HANDLES
08	CLOSET	WD-3	2'-3" X 6'-8"	WD	WD	D-HANDLES
09	CLOSET	WD-3	2'-6" X 6'-8"	WD	WD	D-HANDLES
10	BATH	WD-1	2'-6" X 6'-8"	HPF	HPM	PASSAGE LEVER
11	BED	WD-1	2'-6" X 6'-8"	WD	WD	PASSAGE LEVER
12	CLOSET	WD-2	PR. 2'-0" X 6'-8"	WD	WD	D-HANDLES
13	CLOSET	WD-2	PR. 2'-0" X 6'-8"	WD	WD	D-HANDLES
14	BED	WD-1	2'-6" X 6'-8"	WD	WD	PASSAGE LEVER
15	BED	WD-1	2'-6" X 6'-8"	WD	WD	PASSAGE LEVER
16	CLOSET	WD-3	PR. 1'-6" X 6'-8"	WD	WD	D-HANDLES

NOTES:

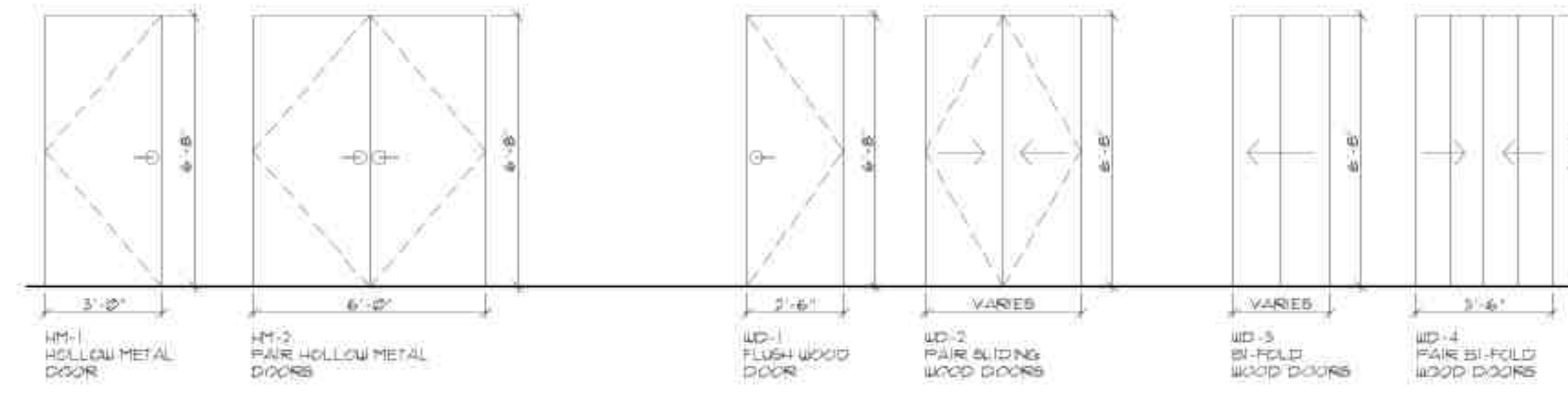
- CONTRACTOR TO VERIFY ALL MEASUREMENTS IN FIELD, NOTIFY ARCHITECT OF ANY CONFLICTS.
- CAULK GAPS & PENETRATIONS.
- AT ALL RATED CONDITIONS, SEAL ALL GAPS & PENETRATIONS WITH FIRE RATING AND/OR FIRE RATED SEALANT.

ACCESSORY SCHEDULE

KEY	TYPE	SIZE	COLOR	MOUNTING HEIGHTS	REMARKS
01	MIRROR	BOBRICK B-7009 24x36 24" X 36"	STAINLESS STEEL	POINT # 40" MAX TO BOTTOM	TEMPERED GLASS
02	MIRROR W/ RECESSED MEDICINE CABINET	KOHLER K-2943-PG. 24" X 36"	SATIN ANODIZED ALUMINUM	POINT # 40" MAX TO BOTTOM	TEMPERED GLASS PART K-2818 REQ. PURCHASE
03	SOAP DISPENSER	BOBRICK B16675	STAINLESS STEEL	POINT # 44" MAX ABOVE FLOOR	
04	TOILET TISSUE DISPENSER	BOBRICK B-7088	STAINLESS STEEL	POINT # 15" MIN. ABOVE FLOOR	
05	TOWEL DISPENSER	BOBRICK B-12914	N/A	POINT # 45 3/8" ABOVE FLOOR	
06	TOILET TISSUE DISPENSER	BOBRICK B-688	SATIN FINISH	POINT # 15" MIN. ABOVE FLOOR	
07	TOWEL BAR	BOBRICK B-6131 X 18 18"	SATIN	POINT # 48" ABOVE FLOOR	
08	TOWEL BAR	BOBRICK B-6131 X 24 24"	SATIN	POINT # 48" ABOVE FLOOR	
09	SHOWER ROD	ANY	STAINLESS STEEL	POINT # 74" ABOVE FLOOR	
10	DOUBLE ROBE HOOK	B-1671	SATIN	POINT # 54" ABOVE FLOOR	
11	GRAB BAR	BOBRICK B-5806 99 X 18"	SATIN	POINT # 48" MAX. ABOVE FLOOR	FEENED SURFACE
12	GRAB BAR	BOBRICK B-5806 99 X 24"	SATIN	POINT # 36" MAX. ABOVE FLOOR	FEENED SURFACE
13	GRAB BAR	BOBRICK B-5806 99 X 36"	SATIN	POINT # 36" MAX. ABOVE FLOOR	FEENED SURFACE
14	GRAB BAR	BOBRICK B-5806 99 X 42"	SATIN	POINT # 36" MAX. ABOVE FLOOR	FEENED SURFACE

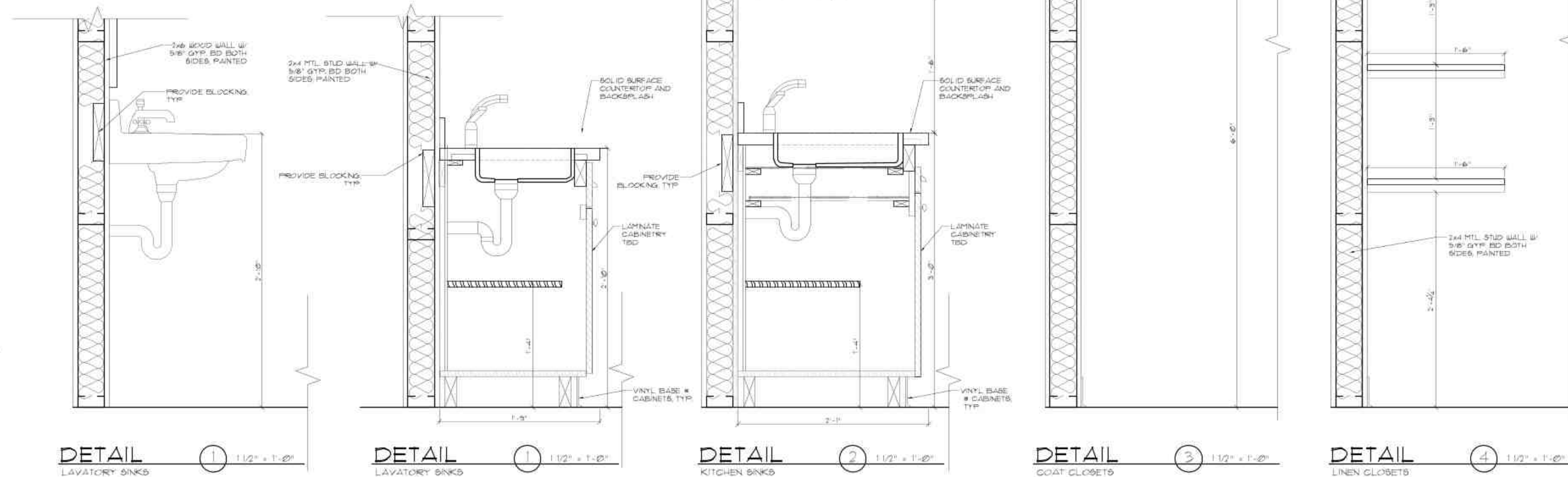
NOTES: 1. PROVIDE BLOCKING IN WALLS FOR ALL ACCESSORIES, TYP.

DOOR TYPES



APPLIANCE SCHEDULE - UNIT BUILDINGS

KEY	NAME	MANUFACTURER	MODEL #
AP-1	REFRIGERATOR	HOTPOINT	HPSB35N
AP-2	RANGE	HOTPOINT	NGB5830DM
AP-3	RANGE HOOD	GENERAL ELECTRIC	JVV3080DU



CONSTRUCTION DOCUMENTS - DECEMBER 15, 2023

Renovations for:
PHA Galego Court
Administration Building
& Building 200

483 Weeden Street
Pawtucket, RI 02860

SHEET CONTENTS:
Schedules and Details

PROJECT #: 2123
DATE: 12/15/2023
REVISED DATE: 2/2/2024

A4.0

Ed Wojcik
architect, ltd
One Richmond Square
Providence, RI 02906
401-861-7139