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DIVISION 01. GENERAL REQUIREMENTS**01100 – Project Information**

Project Identification: Decker Residence Independent Living Construction Home Renovations
Project Location: 107 Clark Road
Mars Hill, ME 04758
Residence Owner: Veteran Decker
VA Representative: David Jones, AFG Group, Inc.
Architect: Sealander Studio, LLC

011001 – Statement of Bid Items

Work includes general construction and alterations as follows:

- Bid Item #1: Modifications to make kitchen handicap-accessible, including: upper wall cabinet lifts; pullouts and lazy susans in lower cabinets; roll-under sink; lowered countertops; easy-open drawers with handles; cooktop with controls in front; refrigerator with center drawer; easy-reach oven; easy-reach dishwasher; island; new flooring.
- Bid Item #2: Vertical lift from living room on first floor to basement.
- Bid Item #3: Hard surface paving on driveway providing access from vehicle to ramp.

01002 – Access to Site

Limit use of Project site to work in areas indicated. Keep driveways, garages and entrances serving premises clear and available to Owner, Owner's employees, and emergency vehicles at all times. Do not use these areas for parking or storage of materials. Schedule deliveries to minimize use of driveways and entrances by construction operations. Schedule deliveries to minimize space and time requirements for storage of materials and equipment on-site. Maintain portions of existing building affected by construction operations in a weathertight condition throughout construction period. Repair damage caused by construction operations.

01003 - Coordination with Occupants

Owner will occupy site and existing building(s) during entire construction period. Cooperate with Owner to minimize conflicts and facilitate Owner usage. Perform Work so as not to interfere with Owner's day-to-day operations. Maintain existing exits unless otherwise indicated.

01004 - Work Restrictions

Limit work to normal business working hours of 8:00 am to 5:00 pm, Monday through Friday, unless otherwise indicated and as coordinated with VA and homeowner. Do not interrupt utilities without Owner's written permission. Use of tobacco products and other controlled substances on Project site is not permitted.

01300 – Submittal Procedures

Submit a schedule of submittals, arranged in chronological order by dates required by construction schedule. Include time required for review, ordering, manufacturing, fabrication, and delivery when establishing dates. Include additional time required for making corrections or revisions to submittals noted by VA Representative and additional time for handling and reviewing submittals required by those corrections. Coordinate preparation and processing of submittals with performance of construction activities. VA

Representative reserves the right to withhold action on a submittal requiring coordination with other submittals until related submittals are received.

Allow time for submittal review, including time for resubmittals, as follows: Time for review shall commence on VA Representative's receipt of submittal. No extension of the Contract Time will be authorized because of failure to transmit submittals enough in advance of the Work to permit processing, including resubmittals.

Initial Review: Allow seven days for initial review of each submittal. Allow additional time if coordination with subsequent submittals is required. VA Representative will advise Contractor when a submittal being processed must be delayed for coordination.

Resubmittal Review: Allow seven days for each resubmittal.

Place a permanent label or title block on each submittal item for identification. Indicate name of firm or entity that prepared each submittal on label or title block. Provide a space to record Contractor's review and approval markings and action taken by VA Representative.

Identify options requiring selection by VA Representative or Owner.

Identify deviations from the Contract Documents on submittals.

Prepare shop drawings accurately to scale. Submit three opaque copies of shop drawings. VA Representative will retain two copies, the third will be returned after review.

Submit product samples for review. Submit manufacturer's color charts showing the full range of colors, textures, and patterns available. Submit one full set of available choices. VA Representative will return submittal with options selected.

01500 - Temporary Facilities and Controls

This work shall consist of the application of temporary measures throughout the life of the project.

01510 - Temporary Utilities

All connections and extensions required to provide temporary utilities shall be made by the Contractor at the Contractor's expense.

01511 - Temporary Electricity

Electric power from Owner's existing system is available for use without metering and without payment of use charges. Provide connections and extensions of services as required for construction operations.

01514 - Temporary Heating, Cooling, and Ventilation

Contractor to provide and install temporary heating, cooling and ventilation for construction site. Contractor to maintain system during construction, while exercising measures to conserve energy. Ventilate enclosed areas to assist cure of materials, to dissipate humidity and to prevent accumulation of dust, fumes, vapors or gases. Supplement with temporary fan units as required to maintain clean air for construction operation.

01518 - Temporary Water and Sewer

Water from Owner's existing water system is available for use without metering and without payment of use charges. Provide connections and extensions of services as required for construction operations.

01523 - Sanitary Facilities

Provide temporary toilets, wash facilities, and drinking water for use of construction personnel. Comply with requirements of authorities having jurisdiction for type, number, location, operation, and maintenance of fixtures and facilities. Toilet facilities shall be kept supplied and clean and in sanitary condition until the completion of the work and then shall be removed from the site. Upon removal the site shall be properly cleaned and graded.

01524 – Construction Personnel Parking

Use parking areas designated by Owner.

01525 – Waste Disposal Facilities

Provide waste-collection containers in sizes adequate to handle waste from construction operations. Comply with requirements of authorities having jurisdiction.

01530 - Temporary Construction

The contractor shall provide and maintain for duration of work all required temporary stairs, ladders, ramps, runways and hoists for use of all trades.

01540 - Construction Aides

The contractor to provide all construction aids needed during construction which shall include but not limited to; elevators, hoists, cranes, scaffolding, platforms, etc.

01560 - Temporary Barriers and Enclosures

The contractor shall provide barriers to protect existing conditions from damage from construction operations and demolition. Provide temporary walking surfaces to protect interior flooring.

01600 - Product Requirements (Scope of Work)

All materials shall be installed in strict accordance with the manufacturer's written specifications or Material's Institute Standards. Where the manufacturer's recommended details are used, the manufacturer shall be responsible for the performance of their product. All Items not specifically mentioned that are required to make the work complete and operational shall be included.

All materials, supplies and equipment shall be installed per manufacturer's recommendations and per applicable codes and requirements. Material stored on site shall be protected from damage by moisture, wind, sun, abuse or any other harmful affects.

01630 - Product Substitution Procedures

Contractor to investigate proposed products and determine that they are equal or superior in all respects to products specified. VA Representative will review proposed substitutions. Coordinate installation of accepted substitutions into the Work, making such changes as may be required for the Work to be complete in all respects.

01700 - Execution Requirements

The execution of all work shall be in strict accordance with these specifications and manufacturer's written specifications or Material's Institute Standards. Where the manufacturer's recommended details are used, the manufacturer shall be responsible for the performance of their product. All work not specifically mentioned that is required to make the work complete and operational shall be included.

Codes - Construction shall comply with all applicable national, state and local building codes. It is the responsibility of the Contractor to insure compliance with said codes and modify the specifications as needed to comply with such codes.

Measurements - The Contractor shall check and verify all dimensions and conditions before proceeding with construction. Do not scale drawings. Noted dimensions take precedence.

Workmanship - Workmanship shall conform to the best and highest standards of quality in each trade and shall include all items of fabrication, construction and installation. All work shall be completed by skilled tradesmen and mechanics. Installation of all equipment and materials shall be in strict accordance with manufacturers recommendations.

Insurance - Builders Risk Insurance shall be maintained by the contractor during the course of construction until final acceptance by the owner. All bonding and insurance requirements shall be coordinated with the Owner prior to beginning construction. All contractors shall provide and be solely responsible for necessary barricades and safety precautions, and strictly adhere to all governing codes on safety, including the OSHA Act.

01740 - Cleaning

Construction site to be in a clean and orderly condition throughout the construction process. Clean interior spaces prior to the start of finish painting and the application of other finishes. At the conclusion of construction, the project shall be properly cleaned. This should include but not be limited to; cleaning the interior and exterior glass, surfaces exposed to view, remove temporary labels, stains and foreign substances, polish transparent and glossy surfaces, vacuum carpeted and soft surface areas, sweep and mop all tiled surfaces, etc. Replace filters of operating equipment. Clean equipment and fixtures to a sanitary condition. Remove all waste and surplus materials.

01760 - Protecting Installed Construction

Contractor to protect all installed construction. If products or materials come with a protective coating, contractor shall maintain protective coating until construction is complete. Contractor shall replace any items that become defective or damaged.

01903 - Hazardous Materials Abatement

It is not expected that hazardous materials will be encountered in the Work. If suspected hazardous materials are encountered, do not disturb; immediately notify VA Representative and Owner. Hazardous materials will be removed under a separate contract.

01960 – Selective Demolition**Definitions**

Remove: Detach items from existing construction and legally dispose of them off-site unless indicated to be removed and salvaged or removed and reinstalled.

Remove and Salvage: Carefully detach from existing construction, in a manner to prevent damage, and deliver to Owner.

Remove and Reinstall: Detach items from existing construction, prepare for reuse, and reinstall where indicated.

Existing to Remain: Existing items of construction that are not to be permanently removed and that are not otherwise indicated to be removed, removed and salvaged, or removed and reinstalled.

Field Conditions

Owner will occupy portions of building immediately adjacent to selective demolition area. Conduct selective demolition so Owner's operations will not be disrupted. Notify VA Representative of discrepancies between existing conditions and Drawings before proceeding with selective demolition. Storage or sale of removed items or materials on-site is not permitted. Maintain existing utilities indicated to remain in service and protect them against damage during selective demolition operations.

Performance Requirements

Comply with governing EPA notification regulations before beginning selective demolition. Comply with hauling and disposal regulations of authorities having jurisdiction. Comply with ANSI/ASSE A10.6 and NFPA 241.

Utility Services and Mechanical/Electrical Systems

Existing Services/Systems to be Removed, Relocated, or Abandoned: Locate, identify, disconnect, and seal or cap off indicated utility services and mechanical/electrical systems serving areas to be selectively demolished.

Selective Demolition, General

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. 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.
2. Cut or drill from the exposed or finished side into concealed surfaces to avoid marring existing finished surfaces.
3. 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 portable fire-suppression devices during flame-cutting operations.
4. Locate selective demolition equipment and remove debris and materials so as not to impose excessive loads on supporting walls, floors, or framing.
5. Dispose of demolished items and materials promptly.

Do not demolish building elements beyond what is indicated on Drawings without VA Representative's approval.

Removed and Salvaged Items:

1. Clean salvaged items.
2. Pack or crate items after cleaning. Identify contents of containers.
3. Store items in a secure area until delivery to Owner.
4. Transport items to Owner's storage area designated by Owner.
5. Protect items from damage during transport and storage.

Removed and Reinstalled Items:

1. Clean and repair items to functional condition adequate for intended reuse.
2. Pack or crate items after cleaning and repairing. Identify contents of containers.
3. Protect items from damage during transport and storage.

Reinstall items in locations indicated. Comply with installation requirements for new materials and equipment. Provide connections, supports, and miscellaneous materials necessary to make item functional for use indicated.

Existing Items to Remain: Protect construction indicated to remain against damage and soiling during selective demolition. When permitted by VA Representative, 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.

Disposal of Demolished Materials

General: Except for items or materials indicated to be recycled, reused, salvaged, reinstalled, or otherwise indicated to remain Owner's property, remove demolished materials from Project site.

1. Do not allow demolished materials to accumulate on-site.
2. Remove and transport debris in a manner that will prevent spillage on adjacent surfaces and areas.

Burning: Do not burn demolished materials.

Disposal: Transport demolished materials off Owner's property and legally dispose of them.

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.

DIVISION 02. SITE CONSTRUCTION**02000 - General**

Contractor shall review Contract Documents and provide necessary site work, excavation and grading as required to construct said project.

02200 - Site Preparation

The area of clearing shall be maintained within the limits shown on the drawings.

02312 - Rough Grading

Prior to commencement of earthwork, perform such soil and rock removal and filling as may be required to facilitate the progress of the work and bring all finished elevations to match existing grade. Fill or backfill as required.

02315 - Excavation

Carry out the excavation, dewatering, sheeting and bracing in such manner as to eliminate any possibility of undermining or disturbing the foundations or any existing structure or any work previously completed.

02740 – Bituminous Paving

Hot mix asphalt binder and finish course complying with Maine Department of Transportation MDOT 401-Hot Mix Asphalt Supplemental Specification. Binder course minimum 2" thickness. Finish course minimum 2" thickness.

Grading - Thoroughly grade and prepare the sub-grade. Final grade to be flush with existing grade at perimeter. Compact substrate to 95%.

DIVISION 05. METALS**05000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to metal work as required in said documents and as specified herein, while complying with all applicable building codes.

05100 - Structural Metals

Steel Tube in conformance with ASTM A36. 1-1/2" x 1-1/2" x 3/16" thickness. Prime with two coats of anti-rust primer. Finish coats paint to match adjacent cabinetry finish.

05500 – Metal Fabrications

Transition Zee: Type 304 Stainless Steel, 18 Gauge. Form as shown on drawings. Fasten zee to subfloor under tile. Zee shall press snugly against floating floor without binding. Miter and radius zee at outside corner.

DIVISION 06. WOOD AND PLASTICS**06000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to carpentry work as required in said documents and as specified herein, while complying with all applicable building codes.

**06110 - Wood Framing
Interior Walls**

All interior walls shall be wood studs, with single bottom plates and double top plates throughout. Provide solid blocking at mid-height of all walls which exceed 9'-0" in height.

2"x 4" studs placed 16" on center (OC) - typical

06200 - Finish Carpentry

All architectural trim and woodwork shall be No. 1 grade material suitable for appropriate finishes. Wood that will be stained shall be clear of knots with concealed joints.

Species: pine or poplar.

06220 - Millwork - Interior Trim

Moisture content for interior woodwork shall be 8-10 percent maximum. Provide and install interior wood trim as shown on drawings.

Handrail Components – LJ Smith, Bowerston, Ohio. 740-269-2221.

06410 - Kitchen Cabinetry

Subject to compliance with requirements, provide the following:

Armstrong Cabinet Products: Universal Access, Premier Series. See drawings for layout, door and drawer locations, rotating storage, specialty shelving and accessories.

Doors: Tuscan 067TUS, Standard Reveal.

Drawers: Dovetail with soft-close.

Finish: Alpine White Enamel Paint.

Wood: Birch.

Installation - Install cabinets with no variations in flushness of adjoining surfaces; use concealed shims. Where cabinets abut other finished work, scribe and cut for accurate fit. Provide filler strips, scribe strips, and moldings in finish to match cabinet face. Install cabinets without distortion so doors and drawers fit the openings, are aligned, and are uniformly spaced. Complete installation of hardware and accessories as indicated. Install cabinets level and plumb to a tolerance of 1/8 inch in 8 feet. Fasten cabinets to adjacent units and to backing. Fasten wall cabinets through back, near top and bottom, and at ends not more than 16 inches o.c. with No. 10 wafer-head screws sized for not less than 1-1/2-inch penetration into wood framing, blocking, or hanging strips.

Adjusting and Cleaning - Adjust cabinets and hardware so doors and drawers are centered in openings and operate smoothly without warp or bind. Lubricate operating hardware as recommended by manufacturer.

Table leg at Island – BW Creative Wood Industries Ltd. 2-3/8 by 32-inch Premium Hemlock Colonial Profile Spindle HE6090032W. Finished to match cabinetry.

06411 - Cabinet Hardware

Provide Antique Brass pull handles and concealed hinges. Armstrong 211-96ABSB, one per door and drawer, unless otherwise noted. Coordinate and confirm pull locations with Owner prior to installation.

Specialty Hardware – Subject to compliance with requirements, provide Rev-A-Shelf 5PD-24CR Premiere Pull-Down Side-Mount Shelving System at upper cabinets as indicated on drawings.

06415 – Plastic-Laminate-Clad Countertops

Shop Drawings: Show location of each item, dimensioned plans and elevations, large-scale details, attachment devices, and other components.

Samples: Plastic laminates, one for each color, pattern, and surface finish.

Grade: Custom.

High-Pressure Decorative Laminate: NEMA LD 3, Grade HGS.

Subject to compliance with requirements, provide Formica Group 180fx 3467 Blue Storm in Radiance finish or color from manufacturer's range as selected by Owner. Edge treatment as indicated on drawings.

Fabricate countertops to dimensions, profiles, and details indicated. Provide front and end overhang of 1 inch over base cabinets. Complete fabrication, including assembly, to a maximum extent possible before shipment to Project site. Where necessary for fitting at site, provide ample allowance for scribing, trimming, and fitting.

Shop cut openings to maximum extent possible to receive appliances, plumbing fixtures, electrical work, and similar items. Locate openings accurately and use templates of roughing-in diagrams to produce accurately sized and shaped openings. Sand edges of cutouts to remove splinters and burrs. Seal edges of openings in countertops with a coat of varnish.

Installation – Before installation, condition countertops to average prevailing humidity conditions in installation areas.

Field Jointing: Prepare edges to be joined in shop so Project-site processing of top and edge surfaces is not required. Secure field joints in plastic-laminate countertops with concealed clamping devices located within 6 inches of front and back edges and at intervals not exceeding 24 inches. Tighten according to manufacturer's written instructions to exert a constant, heavy-clamping pressure at joints.

Install countertops level, plumb, true, and straight. Shim as required with concealed shims. Install level and plumb to a tolerance of 1/8 inch in 96 inches. Scribe and cut countertops to fit adjoining work, refinish cut surfaces, and repair damaged finish at cuts. Anchor countertops securely by screwing through corner blocks of base cabinets or other supports into underside of countertop. Install countertops with no more than 1/8 inch in 96-inch sag, bow, or other variation from a straight line. Secure backsplashes to tops with concealed metal brackets at 16 inches o.c. and to walls with adhesive. Seal junctures of tops, splashes, and walls with mildew-resistant silicone sealant or another permanently elastic sealing compound recommended by countertop material manufacturer.

Core Material: Medium-density fiberboard made with exterior glue. Core Thickness: 3/4 inch. Build up countertop thickness to 1-1/2 inches with additional layers of core material laminated to top.

DIVISION 08. DOORS AND WINDOWS**08000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to the doors and windows as required in said documents and as specified herein, while complying with all applicable building codes.

08210 - Interior Doors and Hardware

Interior doors shall be pre-hung single rabbet frame units, including casing on both sides of the door. Casing shall be 1" x 4" pine for paint finish to match existing doors.

Type: Raised Panel to match existing doors.

Material: MDF.

Door and Hardware Schedule

No	Qty	Size	Description	Hardware
1	1	3'-0" w x 6'-8"h	MDF, six panel to match (E)	See Section 14210.

DIVISION 09. FINISHES**09000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to the finishes as required in said documents and as specified herein, while complying with all applicable building codes.

09250 - Gypsum Board

ASTM C 1396/C 1396M.

Thickness: 5/8 inch.

Long Edges: Tapered.

Trim Accessories

Interior Trim: ASTM C 1047.

Material: Galvanized or aluminum-coated sheet steel, rolled zinc, plastic, or paper-faced galvanized steel sheet.

Joint Treatment Materials

Comply with ASTM C 475/C 475 M.

Joint Tape, Interior Gypsum Board: Paper.

Joint Compound, Interior Gypsum Board: For each coat use formulation that is compatible with other compounds applied on previous or for successive coats.

Auxiliary Materials

Steel Drill Screws: ASTM C 1002, unless otherwise indicated.

Applying and Finishing Panels

1. Comply with ASTM C 840
2. Examine panels before installation. Reject panels that are wet, moisture damaged, and mold damaged.

3. Isolate perimeter of gypsum board applied to non-load-bearing partitions at structural abutments, except floors. Provide 1/4- to 1/2- inch-wide spaces at these locations and trim edges with edge trim where edges of panels are exposed. Seal joints between edges and abutting structural surfaces with acoustical sealant.
4. Install trim with back flanges intended for fasteners, attach to framing with same fasteners used for panels. Otherwise, attach trim according to manufacturer's written instructions.
5. Prefill open joints, rounded or beveled edges, and damaged surfaces.
6. Apply joint tape over gypsum board joints, except for trim products specifically indicated as not intended to receive tape.
7. Gypsum Board Finish Levels: Finish panels to levels indicated below and according to ASTM C840.
 - a. Level 4 at panel surfaces that will be exposed to view unless otherwise indicated. See Section 09912, Interior Painting
8. Protect adjacent surfaces from drywall compound and texture finishes and promptly remove from floors and other non-drywall surfaces. Repair surfaces stained, marred, or otherwise damaged during drywall application.
9. Remove and replace panels that are wet, moisture damaged, and mold damaged.

09310 – Ceramic Tile

ANSI Ceramic Tile Standard: Provide Standard grade tile that complies with ANSI A137.1 for types, compositions, and characteristics indicated.

Basis-of-Design Product: Subject to compliance with requirements, provide DaTile Porcelain or Ceramic Tile, 6 by 6 inches, Coefficient of Friction per ASTM C1028 greater than or equal to 0.60 wet, to be selected by Owner from manufacturer's full range. Thin-set mortar on underlayment.

Grout

Manufacturer: Mapei.

Color: As selected by Owner from manufacturer's full range.

Grout Sealer

Manufacturers: Custom Building Products or DuPont.

Seal grout with silicone-based product according to manufacturer's written instructions.

Underlayment: James Hardie HardieBacker, 1/4-inch.

Properly clean all surfaces to be covered and install appropriate underlayment per manufacturer's recommendations.

Installation – Comply with TCA's "Handbook for Ceramic Tile Installation" for TCA installation methods. Comply with parts of the ANSI A108 Series "Specifications for Installation of Ceramic Tile" that are referenced in TCA installation methods and apply to types of setting and grouting materials used. Extend tile work into recesses to form complete covering without interruption unless otherwise indicated. Terminate work neatly at obstructions, edges, and corners without disrupting pattern or joint alignments. Lay tile in grid pattern unless otherwise indicated. See drawing for tile layout starting point. Provide uniform joint widths unless otherwise indicated. Install metal zee edge strip where exposed edge of tile flooring meets wood.

09700 - Wall Finishes

Walls shall be clean and free of defects such as cracks or unfinished joints prior to installation of wall finishes. If mildew is evident, mildew must be removed and surface properly treated to inhibit further mildew growth. Patch any surfaces damaged during selective demolition prior to finishing.

09912 – Interior Painting

Comply with manufacturer's written instructions and recommendations in "MPI Manual" applicable to substrates indicated. Prepare each surface to receive scheduled work as set forth below. Wood surfaces shall be sanded smooth before finish is applied. Putty areas with a wood based filler where nails or other defects appear in the surface. Prime wood surfaces including faces, edges and ends before installation. After installation, apply at least one coat of wood primer and two coats of finish paint. Surfaces shall be sanded before each finish layer is applied.

Subject to compliance with requirements, provide Sherwin-Williams products.

Colors: As selected by Owner from manufacturer's full range to match Existing.

Primer: S-W B51 W450 Multi-Purpose Zero VOC Latex Primer.

Metal Primer: S-W A41 W210 All Surface Enamel Latex Primer.

Latex Paints:

S-W Harmony Interior Latex Eg-Shel, B9 Series.

S-W Harmony Interior Latex Semi-Gloss, B10 Series.

Kitchen: Primer coat and two coats of Eg-Shel or semi-gloss paint to match (E).

Vertical Lift Shaft at Basement and Living Room: Primer coat and two coats of Eg-Shel paint to match (E).

Cabinetry trim: Finish and color to match cabinetry.

Trim: Finish and color to match (E) wood trim.

DIVISION 11. EQUIPMENT**11000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to the equipment as required in said documents and as specified herein, while complying with all applicable building codes.

11451 - Appliances

Install appliances as shown on drawings, including all wiring, venting and supply requirements per manufacturers' instructions. See Division 16 Electrical.

Appliance Schedule

No	Appliance	Manufacturer	Item Number	Color
1	Oven (Electric)	Kitchen Aid	KEBK101BBL	Black
2	Cooktop (Gas)	Kitchen Aid	KGCC506RBL	Black
3	Vent Hood w/Remote	Broan	QP330BL	Black
4	Dishwasher	Whirlpool	WDF31PAAB	Black
5	Refrigerator	Whirlpool	GZ25FSRXYY	Stainless Steel

DIVISION 14. CONVEYING SYSTEMS**14000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to the specialty systems as required in said documents and as specified herein, while complying with all applicable building codes.

14210 – Electric Vertical Platform Lift

Shop Drawings – Include plans, elevations, section, and large-scale details indicating service at landing, coordination with building structure, relationships with other construction, and locations of equipment.

Basis-of-Design Product - Subject to compliance with requirements, provide Harmar Commercial Vertical Platform Lift Highlander CPL 1000. Unless otherwise indicated, manufacturer's standard components shall be used, as included in standard elevator systems and as required for complete system.

1. Maximum Travel: 125 inches.
2. Platform Configuration: Enter/exit same side.
3. Platform Size: 36 inches by 54 inches.
4. Platform Access: Same side entry and exit.
5. Tower Location: Right hand unit.
6. Platform Gate: None.
7. Ramp Type: Fixed ramp.
8. Landing Controls: Call/Send control station (two); Keylocks for controls.
9. Top Landing Gate: 42-inch high by 36-inch wide landing gate with interlock and outer opener.
10. Bottom Landing: Full-height door (see Section 08210). Flush-mount electric strike/keyed dead latch interlock for wood frame. Outer opener for full-height door.

Installation – Install according to manufacturer's written instructions. Adjust lift for proper operation and clean unit thoroughly. Instruct Owner in operation procedures and maintenance. Establish maintenance schedule for Owner in accordance with manufacturer's instructions.

DIVISION 15. MECHANICAL**15000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to the mechanical systems as required in said documents and as specified herein, while complying with all applicable building codes.

15410 - Plumbing Fixtures

Provide necessary piping, water and drains for plumbing fixtures as shown on the drawings and listed herein.

Fixtures and Fittings - Provide and install plumbing fixtures as listed below.

Location	Fixture/Fittings	Description	Model #
Kitchen	Sink	Double bowl, stainless steel. (1) Hole centered faucet punching. 6-1/2" deep. Drain locations: center rear.	Just Manufacturing Co. DL-ADA-2133-A-GR Overall 33" x 21"
Kitchen	Sink Faucet	Single Handle Deck Mount, single hole installation. Pull- out spout.	Delta 470-DST, Chrome.

Seal joints between plumbing fixtures, counters, floors, and walls using sanitary-type, one-part, mildew-resistant silicone sealant. Match sealant color to fixture color.

Connect fixtures with water supplies, stops, and risers, and with traps, soil, waste and vent piping. Use size fittings required to match fixtures.

DIVISION 16. ELECTRICAL**16000 - General**

Contractor shall review Contract Documents and provide labor and materials pertaining to the electrical system as required in construction documents and as specified herein, while complying with all applicable building codes, local utility requirements and building restrictions. National Electrical Code (NEC), Underwriters Laboratories, Inc. (UL), national Fire Codes and National Fire Protection Association (NFPA) are a minimum requirement for work under this section. All wiring shall be in accordance with the latest issue of the NEC.

16120 - Conductors and Cables

Provide and install necessary circuits and breakers for appliances as stated in manufacturer's recommendations per applicable building code requirements. All wiring shall be in accordance with the latest issue of the NEC. All wiring shall be type THW, XHHW or THWN, UL labeled, copper conductors with 600-volt insulation, except as otherwise noted. Minimum size wire shall be No. 12 AWG.