

TABLE OF CONTENTS

1. SUMERY OF THE WORK.....

2. SCOPE OF WORK .....

3. SITE MAP .....

4. GENERA EXECUTION.....

5. GENENRAL NOTES.....

6. PAINTING GENERAL REQUIRMENTS.....

7. PRODUCTS .....

8. PAINTING EXECUTION .....

9. PAINTING SCHEDULE .....

10. SITE CLEANING.....

## SUMMARY OF THE WORK

### PART 1 - GENERAL

- 1.01.1 The furnishing of all labor, materials, equipment, services, and transportation of Balboa Elementary Painting at 1844 Bel Aire Dr, Glendale, CA 91201 as set forth in the Contract Documents which is required for the completion of the project in accordance with the provisions of the contract
- 2 Article 3 of the Bid General Conditions requires preparation of a Cost-loaded time logic schedule with a single critical path. If the Board approved lowest responsive and responsible bid Contractor and the Project Manager, on behalf of the District, cannot agree on the contract construction schedule and the project single critical path within fifteen (15) days after Notice to Proceed, the District may terminate the Contract, for convenience, as outlined in the Project General Conditions. In the event this is necessary, compensation to the General Contractor and all subcontractors or materialmen shall be limited to Mobilization costs only.
- 3 The liquidated damages shown in the Supplementary General Conditions shall apply to each phase of the phased construction plan, as defined by and within the plans and specifications.
- 4 No warranties or guarantees shall go into effect, for any trade, regardless of when completed in the sequence of the project erection, until one (1) day after the Board of Education has accepted the project at a noticed meeting. Attention: Bidders. This will require certain trades to bid for, and provide, a warranty of longer than one (1) year in length from the time of installation or furnishing of their materials to the project, depending upon the sequencing of their work within the overall schedule.
- 5 All project close-out/punch list items, project record documents, submittals, and operations manuals and spare parts, warranties and guarantees and Contractor's Final Verified Report (DSA6) shall be reviewed and accepted prior to the Architect/District agreed upon authorization to file the Notice of Completion with the Los Angeles County Recorder.
- 6 In the event that any materials requiring DSA Inspection (steel, concrete, masonry grout, etc.) are manufactured in an area located more than one hundred miles (100 miles) by air radius from the project site, all round-trip travel and all per diem costs incurred by the District on behalf of the Deputy Inspector who must perform on-site examination of the materials shall be borne 100% by the Contractor as an added expense. This charge shall be subtracted from the monthly "Application for Payment" submitted to the District on behalf of the project.
- 7 In the event the General Contractor or any subcontractor or materialman (on or off site) voluntarily accelerates the schedule for their own purposes, and/or voluntarily performs work in excess of eight (8) hours per day, or on the weekends or holidays, the additional cost of the Inspectors' overtime premiums which are required to inspect the work during these hours shall be paid 100% by the Contractor. This charge shall also be subtracted from the monthly "Application for Payment" submitted to the District on behalf of the project.
- 8 In the event that the Contractor fails to complete all punch list items and turn over all "deliverables, warranties, As-builts, etc." within sixty (60) days after acceptance of completion by the Board of Education, the full salary costs of one (1) construction Project Manager (16 hours per week @ \$120.00/hour) and one DSA Inspector of record (actual hours spent @\$80.00/hour) shall be back-charged to the Contractor, in addition to the liquidated damages, if any, imposed upon the Contractor for late performance. THIS PARAGRAPH WILL BE STRICTLY ENFORCED.
9. The intent of these contract documents is that the work of alteration, rehabilitation or construction is to be accordance with Title 24, California Code of Regulations. Should any existing conditions such as deterioration or non-complying construction be discovered which is not covered by the Contract

Documents wherein the finished work will not comply with Title 24, California Code of Regulations, a

change order, or a separate set of plans and specifications, detailing and specifying the required repair work shall be submitted to and approved by DSA before proceeding with the repair work.

8.01

RELATED SECTIONS

PART 2 – SCOPE OF WORK

2.01 A. Scope of Work: Contractor shall perform, within the time stipulated, the Contract, including all of its component parts, and everything required to be performed, and to provide and furnish any and all of the labor, materials, tools, expendable equipment, and all applicable taxes, and all utility and transportation services necessary to perform the Contract and complete, in a workmanlike manner, all of the Work required in connection with the following titled Project in strict conformity with the Contract Documents:

Balboa Elementary Painting at 1844 Bel Aire Dr, Glendale, CA 91201

2.02 A. Work Areas-

- 1 Clean, prepare, Patch, 2 coats of full prime and 2coats of Semi-gloss paint for all exterior trims and windows
- 2 Paint all the exterior of main building and bungalows
- 3 Pressure wash the entire trims of the building before starting to paint
- 4 Scrape and prep all peeling paint
- 5 Patch all cracks
- 6 External & internal door and window Trims, and gutters to be painted Green
- 7 Railings and poles that are painted to be re-painted the same exact color (do not paint galvanized handrails)
- 8 Semi-Gloss all doors & trim
- 9 Must paint all room numbers back on door if existing
- 10 Flat on Stucco.
- 11 Semi-Gloss from floor up 8 ft. on walls with anti-graffiti up to 8 feet high
- 12 All Paint to be 100% Acrylic.
- 13 Leave all Murals as is, except if lines exist around it we will repaint
- 14 Anti-Graffiti coating to 8 foot height on all exterior
- 15 Must paint all room numbers back on door if existing
- 16 Must use Vista brand paint

2.03 A. Work areas-Entire School and buildings, Bungalows, trims, railings and underneath Walkways

- 1 Clean, prepare, Patch, 2 coats of full prime and 2 coats of paint for all exterior, exterior trims, doors and door trims both interior and exterior and must repaint the class number if painted, all window trims inside and outside, metal posts and hand and other railings (Do not Paint Galvanized Hand Rails) per District specifications.

- 2 Contractors need to adhere accordingly to state and federal regulation during project. Some paint samples on the buildings have been checked and were found to contain lead. Proper lead safe practices will need to be used in order to prevent exposure to District staff and students

## PART 4- EXECUTION

### 4.01 USE OF PREMISES

- A. CONTRACTOR shall coordinate Work of all trades, Subcontractors, utility service providers, with OWNER and/or Separate Work Contract. CONTRACTOR shall sequence, coordinate, and perform the Work to impose minimum hardship on the operation and use of the existing facilities and/or Project site. CONTRACTOR shall install all necessary protection for existing improvements, Project site, property, and new Work against dust, dirt, weather, damage, vandalism, and maintain and relocate all protection to accommodate progression of the Work.
- B. CONTRACTOR shall confine entrance and exiting to the Project site and/or facilities to routes designated by the DISTRICT
- C. Within existing facilities, OWNER will remove portable equipment, furniture, and supplies from Work areas prior to the start of Work. CONTRACTOR shall cover and protect remaining items in areas of the Work
- D. CONTRACTOR is advised school may be in session during performance of the Work. CONTRACTOR shall utilize all available means to prevent generation of unnecessary noise and maintain noise levels to a minimum. When required by the DISTRICT, CONTRACTOR shall immediately discontinue noise-generating activities and/or provide alternative methods to minimize noise generation. CONTRACTOR shall install and maintain air compressors, tractors, cranes, hoists, vehicles, and other internal combustion engine equipment with mufflers, including unloading cycle of compressors. CONTRACTOR shall discontinue operation of equipment producing objectionable noise as required by the DISTRICT.
- E. CONTRACTOR shall furnish, install, and maintain adequate supports, shoring, and bracing to preserve structural integrity and prevent collapse of existing improvements and/or Work modified and/or altered as part of the Work.
- F. CONTRACTOR shall secure building entrances, exits, and Work areas with locking devices as required by the DISTRICT.
- G. CONTRACTOR assumes custody and control of OWNER property, both fixed and portable, remaining in existing facilities vacated during the Work.
- H. CONTRACTOR shall cover and protect surfaces of rooms and spaces in existing facilities turned over for the Work, including OWNER property remaining within as required to prevent soiling or damage from dust, dirt, water, and/or fumes. CONTRACTOR shall protect areas adjacent to the Work in a similar manner. Prior to OWNER occupancy, CONTRACTOR shall clean all surfaces including OWNER property.
- I. CONTRACTOR shall not use or allow anyone other than OWNER employees to use facility telephones and/or other equipment, except in an emergency. CONTRACTOR shall reimburse OWNER for telephone toll charges originating from the facility except those arising from emergencies or use by OWNER employees.
- J. CONTRACTOR shall protect all surfaces, coverings, materials, and finished Work from damage. Mobile equipment shall be provided with pneumatic tires.

- K. CONTRACTOR is advised OWNER will award Separate Work Contracts at this Project site.
- L. CONTRACTOR shall not permit the use of portable and/or fixed radio's or other types of sound producing devices including walk mans and similar devices.

4.02 PROPERTY INVENTORY

- A. Property, OWNER intends to remove; will be removed by OWNER before a room or space is vacated for the Work. Before performing Work in each room or space, DISTRICT and CONTRACTOR shall prepare a detailed initial written inventory of OWNER property remaining within, including equipment and telephone instruments and the condition thereof. DISTRICT and CONTRACTOR shall retain a signed copy of the inventory dated and signed by both parties. Prior to subsequent OWNER occupancy of each such room or space, DISTRICT and CONTRACTOR shall perform a final inventory of OWNER property and all discrepancies between the initial inventory and final inventory shall be the responsibility of CONTRACTOR.

4.03 FURNITURE, FIXTURES AND EQUIPMENT (MATERIALS) OWNER FURNISHED CONTRACTOR INSTALLED (OFCI)

- A. Certain materials identified in the Contract Documents as OWNER Furnished CONTRACTOR Installed, OFCI, will be delivered to the Project site by the OWNER.
- B. If designated in the Contract Documents to be OWNER furnished CONTRACTOR installed, (OFCI), and **CONTRACTOR** shall unload, store, uncrate, assemble, install, and connect OWNER supplied materials.
- C. Forty Eight (48) hours before the date the CONTRACTOR needs to have the OFCI materials on site, CONTRACTOR shall notify OWNER of the scheduled date for needed OFCI materials. Upon delivery to Project site, CONTRACTOR shall store OFCI materials inside rooms and/or protected spaces and will be responsible for security of OFCI materials until Substantial Completion. DISTRICT will sign receipt or bill of lading as applicable.
- D. CONTRACTOR shall, within one (1) day after delivery, uncrate and/or unpack OFCI materials in presence of OWNER who shall inspect delivered items. OWNER shall prepare an inspection report listing damaged or missing parts and accessories. OWNER shall transmit one (1) copy of the report to CONTRACTOR. OWNER will procure and/or replace missing and or damaged OFCI materials, as indicated in inspection report.
- E. CONTRACTOR shall install OFCI materials in the locations and orientation as indicated in the Contract Documents. CONTRACTOR shall verify exact locations with DISTRICT before final installation of OFCI materials.
- F. If required, DISTRICT will furnish setting and or placement drawings for OFCI materials.
- G. CONTRACTOR shall install OFCI materials by proper means and methods to ensure an installation as recommended by the manufacturer. CONTRACTOR shall furnish and install all necessary fasteners and required blocking to properly install OFCI materials.

- H. CONTRACTOR shall install OFCI materials with manufacturer recommended fasteners for the type of construction to which the OFCI materials are being fastened and/or anchored.
- I. CONTRACTOR shall provide final connections of any electrical, signal, gas, water, waste, venting and/or similar items to OFCI materials. CONTRACTOR shall, prior to final connection, verify the operating characteristics of OFCI materials are consistent with the designated supply.
- J. . General: All such work indicated in Contract Documents and/or specified herein.
- k. Coordination:
  - 1. Contractor shall schedule and coordinate Owner work with his work; give 5 days min. advance notice of all dates; verify that Owner work has been accomplished prior to beginning his work
- L. Owner Furnished Items or Products (IF ANY):
  - 1. Owner Responsibilities:
    - a. Delivery of items or products to site.
    - b. Schedule delivery date with supplier in accord with Contractor's schedule.
    - c. Obtain installation drawings and instructions.
    - d. Submit claims for transportation damages.
    - e. Arrange guarantees, warranties.
  - 2. Contractor's Responsibilities:
    - a. Schedule required delivery date for each product, and inform Owner.
    - b. Promptly inspect delivered products, report damaged or defective items.
    - c. Unload; handle at site, including uncrating and storage.
    - d. Protect from exposure to elements, from damage.
    - e. Repair or replace items damaged as result of Contractor's operations.
    - f. Install, connect, finish products.
- B. The Contractor shall provide adequate storage within his fenced staging area, to store the equipment. The Contractor is solely responsible for the storage of this equipment within his staging area and all subsequent movement of this equipment. The Contractor shall be solely responsible for the maintenance and protection of all material.
- C. Bidders submitting under this Contract shall include the price for all necessary coordination with the District and the equipment manufacturer, as required for proper and complete coordination between all trades and all Contractors, within their bid.

4.04 WORK BY OTHERS

- A. The District reserves the right to do other work in connection with the project or adjacent thereto by contract or otherwise, and Contractor shall at all times conduct the work so as to impose no hardship on District or others engaged in District's work nor to cause any unreasonably delay or hindrance thereto.
- B. Where two or more Contractors are employed on related or adjacent work, each shall conduct their operation in such a manner as not to cause delay or additional expense to the other.
- C. Contractor shall be responsible to others engaged in the related or adjacent work for all damage to work, to persons, or for loss by failure to finish the work within the specified time for completion. Contractor shall coordinate his work with the work of others so that no discrepancies shall result in the project.

## PART 5 – GENERAL NOTES

### 5.01 GENERAL NOTES

- A. Work areas and detailed scope of work are shown under PART 2.01.
- B. It is the responsibility of the contractor to examine the site of the work and after investigation to decide for himself the character of materials, equipment and utilities to be encountered and all other conditions affecting the work. It is also his responsibility to provide sufficient costs to cover the provisions of all items of work under the existing conditions referred to herein.
- C. CONTRACTOR is responsible to review the AHERA – Inspection reports for any presence of asbestos containing materials (ACM). CONTRACTOR shall immediately notify OWNER of the presence or suspected presence of any ACM found during the course of the work, prior to the disturbance of the subject materials. At the sole direction of the OWNER, contractor may be required to stop all work on all or any portion of the project until ACM materials are properly abated by OWNER.
- C. All work areas have available access. The Contractor will be issued keys for the sites through the District Facilities and Support Operations Department to allow access at the sites. Contractor will ensure they secure all areas that are accessed by their personnel to ensure the security of the site.
- D. Contractor shall provide trash bins and storage facilities for use at the site. The contractor shall not use school facilities for these purposes. It will be the contractor's responsibility to maintain and keep those facilities neat and clean at all times.
- E. There may be other contractors or District workers working at the job site. Contractor will be responsible to coordinate his work with their schedules.
- F. The Representative will have the right to stop the work immediately in case he sees a discrepancy or work not following the specifications. The contractor will not be let to continue to work until corrections are made and approval and permission given by the District Representative.

### 5.02 RESTRICTIONS

- A. Use of the Site: Limit use of the premises to work in areas indicated. Confine operations to areas within contract limits indicated. Do not disturb portions of the site beyond the work areas in which the work is indicated. Allow for Owner occupancy and use by the public.
- B. Use of the Existing Buildings: Repair damages caused by construction operations. Take all precautions necessary to protect the existing buildings and their occupants during the construction period.
- C. Driveways and Entrances: Keep driveways and entrances serving the premises clear and available to the Owner, the Owner's employees, other contractors working, and emergency vehicles at all times.
- D. Full Owner Occupancy: The Owner may occupy the site and existing buildings during the entire construction period. Cooperate with the owner during construction operations to minimize conflicts and facilitate owner usage. Perform the work so as not to interfere with the Owner's operations.

### 5.03 PERMISSIBLE WORKING DAYS AND HOURS

- A. Work may be conducted as follows:
- B. This school is on a traditional school year calendar, August through June. During the period of this contract, school events and educational requirements will limit or prevent access, and will affect Contractor work hours for a portion or all of the school building (s) pertinent to the contract. Contractor shall maintain schedule with full knowledge of these times and dates to be determined. A site-specific calendar will include currently known dates of limited access, or times of the school day that noise will have to be limited, or ceased. These shall include during the time of the project, but not be limited to:
  1. No work after 6:00 p.m. on six (6) weekday evenings for back-to-school, open house, and other events per school year at each school site.
  2. No work between 8:00 a.m. and 10:00 a.m. on five (5) student attendance weekdays for assembly events per school year.
  3. NO NOISE/WORK will be allowed on an Elementary school site between 8:00 a.m. and 12:30 p.m. on twelve (12) student attendance weekdays for testing (four (4) consecutive weekdays, three times) per school year. Second shift work may be accommodated with the request pre-approved by the District Project Manager.
  4. NO NOISE/WORK will be allowed on a Middle School or High School site between 8:00 a.m. and 1:30 p.m. on twenty (20) student attendance weekdays for testing (four (4) consecutive weekdays during the first semester; sixteen (16) consecutive weekdays during the second semester) per school year. Second shift work may be accommodated with the request pre-approved by the District Project Manager.
- C. It shall be noted that there are students in the Early and Extended Education Learning Program in attendance on the Elementary school sites from 6:00 a.m. through 6:00 p.m. on a daily basis throughout the school year, and on each day that Classified Staff are assigned working hours (see specific EEELP calendar for each site, per each school year).
- D. Work hours for the Project shall be from 7:00 a.m. until 10:00 p.m. Monday through Saturday, unless advance permission to deviate from these hours is obtained from the City of Glendale per Glendale Municipal Code, Title 8, Chapter 36, and this request is also approved in writing five working days beforehand by the District Project Manager.



- E. Subject to local ordinances, CONTRACTOR may work any hours on Saturdays, Sundays, and any non-school session days, when written notification to the District has been submitted and the anticipated schedule of work has been approved.

## PAINING

### PART 6 - GENERAL

#### 6.01 SECTION INCLUDES:

- A. This section covers painting of exposed elements of the project, interior and exterior, Sealing and back-priming of wood in the field. Surfaces that are left unfinished by requirements of other sections shall be finished as part of this section.

#### 6.02 SECTION EXCLUDES:

- A. Control panels and control systems.
- B. Fabric connections to fans.
- C. Flexible conduit connections to equipment, miscellaneous name plates, stamping and instruction labels and manufacturer's data.
- D. Equipment and products having a complete factory finish, except as specified or noted on drawings.
- E. Flag, floodlight, parking light poles and loudspeaker poles furnished with a factory finish.
- F. The following items if specified or furnished with galvanized finish shall not be painted: Metal shelving, chain link fencing, areaway and catch basin gratings and frames.
- G. Brass, bronze, lead, stainless steel, and chrome or nickel-plated elements.
- H. Non-metallic walking surfaces unless specifically shown or specified to be painted.
- I. Fire rating labels at fire doors and frames.

J. Cement masonry units at exterior.

6.03 RELATED SECTIONS:

A. Section 05500 - Metal Fabrications.

B. Section 06200 - Finish Carpentry.

C. Section 07600 – Flashing and Sheet Metal

D. Section 08100 – Hollow Metal Doors and Frames.

E. Section 08210 - Wood Doors.

F. Section 08310 – Access Panels.

B. Section 09210 – Gypsum Plaster.

H. Section 09220 – Portland Cement Plaster.

I. Section 09250 – Gypsum Board System.

6.04 QUALITY ASSURANCE

A. Certification of Materials: With every delivery of paint materials, the manufacturer shall certify on the manufacturer's letterhead that materials comply with the requirements of this section.

B. Paint materials shall comply with the Food and Drug Administration's (F.D.A.) Lead Law and the current rules and regulations of local, state and federal agencies governing the use of paint materials.

C. Coats: The number of coats specified is the minimum number acceptable. If full coverage is not obtained with the specified number of coats, apply such additional coats as are necessary to produce the required finish.

D. Employ coats and undercoats for all types of finishes in strict accordance with the recommendations of the paint manufacturer and approved by Architect.

6.05 SUBMITTALS

A. Submittals shall be made in accordance with Section 01300.

B. List of Paint Materials: Prior to submittal of samples, submit a complete list of proposed paint materials, identifying each material by manufacturer's name, product name and number, including primers, thinners, and coloring agents, together with manufacturers' catalog data fully describing each material as to contents, recommended usage, and preparation and application methods. Identify surfaces to receive various paint materials. Do not deviate from approved list.

C. Submit manufacturer's standard color samples for each type of paint used. Once colors have been selected, submit 3 samples of each color selected for each type of paint, on standard 8-1/2 x 11 inch spray-out panel with substrate textures demonstrated.

D. For transparent and stained finishes, prepare samples on same species and quality of wood to be installed on the project, showing system used.

E. An MSDS sheet will be included with each individual submittal.

6.06 DELIVERY, STORAGE AND HANDLING

- A. Materials shall be delivered to the project site in original unbroken containers bearing manufacturer's name, brand number and batch number corresponding to description on list of materials as approved.
- B. Open and mix ingredients on the premises in the presence of the District Inspector. Immediately remove rejected materials from the premises.
- C. Storage and Mixing of Materials: Store materials and mix only in spaces designated for the purpose by the District Inspector. Keep such spaces clean and take necessary precautions to prevent fire. Hang out oily rags flat and singly in the open air. Stack paint containers so that manufacturer's labels are clearly displayed.

6.07 ENVIRONMENTAL CONDITIONS

- A. Temperature: Do not apply exterior paint in damp, rainy or foggy weather or until the surface has thoroughly dried from the effects of such weather. Do not apply paint, interior or exterior, when the temperature is below 50 or above 90 degrees F., or dust conditions are unfavorable to proper workmanship.

6.08 GUARANTEE

- A. Materials and workmanship guarantee shall be in accordance with the requirements of the Contract Documents, except that guarantee shall be furnished jointly by the Contractor and the materials manufacturer.

PART 7- PRODUCTS

7.01 PAINT MATERIALS

- A. Use the paint products of one Paint manufacturer unless otherwise specified or approved. In any case, primers, intermediate and finish coats in each painting system must all be the products of the same manufacturer, including thinners and coloring agents, except for materials furnished with shop prime coat by other trades. To the maximum extent feasible, factory mix paint materials to correct color, gloss, and consistency for application. EVR-Gard Coatings products are specified herein except as otherwise noted, to establish types and qualities. The following Paints are District standard colors for all schools except as noted in the drawings:
  - 1. Exterior Walls: Scotch (Evr-Gard) Dusty Taupe
  - 2. Exterior Trim: Scotch (Evr-Gard) Horizon Blue
  - 3. Interior Walls: Scotch (Evr-Gard) Pearl White #70
  - 4. Other Scotch (Evr-Gard) colors as designed for a particular school and as specified in the drawings, with prior approval by Administrator/Facilities Planning, Development and Support Operations.

PART 8 - EXECUTION

8.01 PREPARATION

- A. Inspect surfaces to receive paint finish **for surface blemishes and repair as required**. Surfaces that are not properly prepared or sandpapered or cleaned or which are not in condition to receive the specified finish, shall be corrected, before priming is done. **Wash and rinse walls and trim with T.P.S. before applying any primer**. No priming shall be done until District IOR **or the Owner's representative approves the surfaces**.
- B. Protect floors and all adjacent surfaces from paint smears, spatters, and accidental droppings. Cover fixtures and remove hardware not to be painted. Mask off areas where necessary. **Any accidental spills, over-painting or spatters shall be cleaned up immediately before additional work proceeds**.

Hardware: Insure that hardware is removed before painting is started and replaced only when paint finishes are thoroughly dry.

1. Removal and reinstallation of hardware is specified in Section 06200--Finish Carpentry and Millwork.
  2. Items to be removed include, without limitation: Signs and graphics; switch and receptacle plates; escutcheons and plates; all surface-mounted equipment; free-standing equipment blocking access; grilles and louvers at ducts opening into finished spaces; **all tape on doors, walls or other District property**; and other items as required and directed.
- B. Woodwork shall be thoroughly cleaned, hand sandpapered parallel to the grain, and dusted off. Nail holes, cracks or defects in all work shall be carefully puttied. **Caulk all woodwork joints with specified caulking.**
- C. **Wash and rinse trim with T.S.P. both before applying any primer.** On stained woodwork the putty shall be colored to match the stain. Puttying shall be done after the first coat of paint, shellac or varnish has been applied.
- D. Gypsum board: Remove all foreign matter. Fill all pits flush and smooth with spackle. **Wash and rinse Gypsum board walls with T.S.P. before applying any primer.**
- E. Plaster surfaces shall be allowed to dry at least 3 weeks before painting, or plaster shall be allowed to dry sufficiently to receive paint as determined by moisture meter tests. Clean off dirt, dust, excess mortar, encrustation and foreign matter. Fill holes, pits and other imperfections flush and smooth. **Wash and rinse Plaster walls with T.S.P. before applying primer.**
- F. Concrete Surfaces shall be dry, cleaned of dirt and foreign materials and in proper condition to receive paint. Neutralize spots showing effects of alkali.
- G. Metal surfaces to be painted shall be thoroughly cleaned of rust, corrosion, oil, foreign materials, blisters, and loose paint removed to bright metal. **Apply the metal paint preparation coating recommended by the paint manufacturer prior to applying the primer. All shop and field painted metal shall follow these procedures.**
- H. Surfaces Not Mentioned: Prepare surfaces according to recommendations of the paint manufacturer and as approved **by the Architect or the Owner.**
- I. Do not apply painting materials to wet, damp, dusty, dirty, fingermarked, rough, unfinished, or defective surfaces.
- J. Bond breakers and curing agents must be removed and the surface cleaned, **as specified is section 3.01-A above**, before primers, sealers or finish paints are applied.

## 8.02 APPLICATION

- A. General: Employ experienced painters supervised by a foreman with a minimum of 5 years' experience in public works projects, thoroughly familiar with code requirements, and the best recommendations of the painting materials manufacturer. Utilize the following methods and procedures:
1. Apply material evenly, free from sags, runs, crawls, holidays or defects. Mix to proper consistency, brush out smooth, leaving minimum of brush marks, enamel uniformly flowed on. Sand between enamel coats.

2. **Apply paint by brushes, rollers or spray except rollers shall not be used on wood surfaces or on wood floors. If rollers are used on other surfaces, then all surfaces shall be brushed out by hand. Spraying is not permitted on wood floors. Paint wood floors by using a hand brush, applying the paint at the specified application rate as recommended by the manufacturer. Apply in thin coats allowing proper drying time between coats. The use of two ventilation fans is required in each room to accelerate the drying of the floors. One fan in the door pushing air into the room and one fan in a window exhausting air out of the room. Keep fans running until all paint fume smells are non-existence in the rooms.**
  3. Tint all pigmented undercoats to approximately same shade as final coat. Perceptibly increase the depth of shade in successive coats.
  4. Allow each coat to thoroughly dry before succeeding coat application, a minimum of 24 hours. Sand between enamel coats.
  5. Finish all four edges of doors with the same number and kind of coatings as specified for their main surfaces **on all new or reused doors**. Where opening into rooms have different finishes, finish door edges to match the side into which it swings. **The top of all doors that open to the outside shall have a continuous painted top coating to prevent moisture from penetrating the door material.**
  6. Finish mill or shop primed items with materials compatible with prime coat.
  7. Mechanical and electrical work shall be cleaned, pretreated and painted with 3 coats or as noted:
    - a. Paint that portion of ductwork or plenum spaces, the interior of which is visible through the grilles: they shall be pretreated and painted with 2 coats of flat black paint.
    - b. Shop primed metal surface of all mechanical and electrical equipment shall receive two finish coats of paint to match adjoining wall or ceiling surfaces. Prime coat, in addition to above, on all unprimed surfaces.
    - c. All other mechanical and electrical equipment exposed to view, such as covered and uncovered piping and ductwork, **supports for piping and ductwork**, pumps compressors, air conditioning equipment, tanks, etc., shall be painted as specified herein, where not supplied finished under other sections.
  8. Miscellaneous painting: Surfaces to be painted and not specifically described herein shall be painted with a product specifically manufactured or prepared for the material and surface; prime coat and two finish coats and **subjected to all the conditions previously mentioned above governing painting.**
- B. Back-painting: Immediately upon delivery to the building, exterior finish lumber and millwork shall be back-painted on surfaces that will be concealed after installation. Items to be painted shall be back-painted with the priming coat specified under "Priming".
- C. Priming: Wood and metal surfaces specified to receive paint finish shall be primed **as specified in section 3.01**. Surfaces of miscellaneous metal and steel not embedded in concrete, and surfaces of unprimed plain sheet metal work shall be primed immediately upon delivery to the project. Galvanized metal work, and interior and exterior woodwork shall be primed immediately after erection. Priming of surfaces and priming coat shall be as follows and as specified in schedule:
1. Knots, Pitch and Sap Pockets: Shellac, or approved equivalent, before priming.
  2. Exterior Woodwork: Prime with one coat of exterior water borne emulsion wood primer.
  3. Interior Woodwork: Where indicated to be painted, prime with one coat of water borne wood primer.

4. Stain: Woodwork indicated to receive a stain and varnish finish shall be stained to an even color with water borne stain. On open-grained hardwood, mix stain with paste filler and completely fill pores in wood.
  5. Galvanized Metal Work: Clean oil, grease and other foreign materials from surfaces. **Apply the recommended muratic acid etching solution and thoroughly wash metal. Apply pretreatment coating and follow manufacturer's instructions for drying time, and then prime with one coat of metal primer as specified in section 3.01.**
  6. Unprimed Iron, Steel, and Other Uncoated Metals: Where specified to be painted, prime with one coat of metal primer **as specified in section 3.01.**
  7. Shop Primed Metal Items: **Metal shall be primed as specified in section 3.01** and touch up bare and abraded areas with metal primer prior to application of second and third coats.
- D. The number of paint coats specified to be applied are **the minimum required.** Apply additional coats if required to obtain complete coverage and approved results. Ensure acceptable paint finishes of uniform color, free from cloudy or mottled areas and evident thinness on arises. "Spot" or undercoat surfaces as necessary to produce such results. Conform to the approved Samples. Obtain approval of each coat before applying next coat. **If this inspection step is missed, apply an additional coat over entire surface involved at no additional contract cost.**
  - E. Each coat of painted woodwork and metal, except the last coat, shall be sandpapered smooth when dry. Texture-coated gypsum board shall be sanded lightly to remove surface imperfections after first coat of paint has been applied.
  - F. Each coat of paint or enamel shall be a slightly different shade as directed. The District Inspector will inspect each coat of paint, enamel, stain, shellac, and varnish before the next coat is applied. Notify the District Inspector that such work is ready for inspection. **If this inspection step is missed, apply an additional coat over entire surface involved at no additional contract cost.**
  - G. Do not "paint-out" underwriters' labels, fusible links, sliding surfaces and identification stamps on any new or existing materials, equipment, or structures.
  - H. Damaged shop prime coat shall be touched-up with metal primer prior to application of second and third coats.
  - I. Apply each coat of material to the manufacturers recommended dry film thickness and spread rate.

### 8.03 CLEANING

- A. Remove rubbish, waste and surplus material and clean woodwork, hardware, floors and other adjacent work.
- B. Remove paint, varnish and brush marks from glazing material and, upon completion of the painting work, wash and polish the glazing material both sides. Glazing material that is damaged shall be removed and replaced with new material at no cost to the District.
- C. Clean hardware and other unpainted metal surfaces with manufacturer's approved cleaner. Do not use abrasives or edged tools.
- D. Leave paint storage spaces clean and in condition required for equivalent spaces in the project. **Specified shelf stock shall consist of new unopened paint containers and shall be turned over to the District per the contract documents.**

## Part 9

9.01 SCHEDULE – Refer to District to provide Trim colors by site. All base bids shall include Scotch Coatings) paint as the District Standard.

A. Exterior.

1. Concrete, Plaster.

Scotch Coatings – (EV) 7509 water base with semi-gloss EV 700 walls;

2. Ferrous metal.

Scotch Coatings – Ellis 4482 (oil base); Ellis 7962 (waterborne)  
First coat: Scotch Coatings – Ellis 4482 Rust Inhibitor primer  
Second Coat: Ellis 7962 Primer All  
Third coat: Scotch Coatings - EV 700

3. Galvanized metal.

Pretreat: Ellis 688 Galva-Etch and Prep  
First Coat: Ellis 1262 Primer All  
Second coat: Ellis 1262 Primer All  
Third Coat (gloss): Scotch – EV 8000

4. Wood (pigmented)

Scotch Coatings – Scotch Coatings:  
First coat: Scotch Coatings 300  
Second and third coats (gloss): EV 700, EV8000

B. Interior.

1. Gypsum drywall.

Scotch Coatings – Scotch-Gard coatings:  
First coat: EV 78 Sealer  
Second and third coats: EV 500; EV 700

2. Wood Doors.

Scotch Coatings - Scotch-GARD coatings:  
First coat: EV 78  
Second and third coats (semi-gloss): EV700

3. Door Frames.

Scotch Coatings – Scotch-Gard coatings:  
First coat: Ellis 4482  
Second coat: EV 599  
Third coat: EV 8000

4. Metal Trim:

Scotch Coatings – Scotch-Gard coatings:

First coat: EV 688 Galva etch  
Second coat: Ellis 1262 primer  
Third coat: EV 8000

1. Wood Trim:  
First coat: EV 78  
Second coat: EV500  
Third coat: EV 8000

2. Wood Floors:

Scotch Coatings: Consult Burbank Paints Representative

7. Cement Masonry Units:

Scotch Coatings –Scotch-Gard coatings:  
First coat: EV 7509

Second coat: EV 500  
Third and Fourth coats: EV 8000

8. Mechanical and Electrical Work:

- a. Except where interior mechanical and electrical work to be painted is specified to receive another paint finish, work occurring in finished rooms and spaces shall be cleaned, pre-treated and painted with 3 coats. Items to be painted include, but are not limited to: steel and copper piping, pipes, vents, fittings, ducts, plenums, miscellaneous supports and hangers, electrical conduit, fittings, pull boxes, outlet boxes, unfinished surfaces of plumbing fixtures, miscellaneous metal cabinets, panels and access doors and panels.

First: As specified under Priming.

Second and Third: Interior enamel, semi-gloss or gloss to match adjacent wall or ceiling finish.

- b. Insulation and Taping on Pipes and Ducts: 3 coats.

1. Finished Rooms:  
First: Interior water borne primer.  
Second and Third: Interior semi-gloss or gloss enamel to match adjoining wall or ceiling finish.

2. On Building Exterior:  
First Exterior water borne primer.  
Second and Third: Exterior gloss enamel.

- c. Inside surfaces of ducts, vents, dampers and louvers as far back as visible from room in which they open shall be painted with 2 coats of flat black paint.

9. Anti-Graffiti Coating:

- a. Shall be Life-Deck, 4001 Clear Gloss, from Burbank Paints.

- b. Waterborne: A solids sealer, water soluble, should conform to Scotch-Scotch-Gard from Burbank Paints.



END OF SECTION

SECTION 01 74 10

CLEANING

PART 10 - GENERAL

10.01 SECTION INCLUDES:

- A. Maintain premises and adjacent public and private properties free from accumulations of waste, debris, and rubbish, caused by operations during the project.
- B. At completion of Work, remove waste materials rubbish, tools, equipment, machinery and surplus materials, and clean all exposed surfaces; leave project clean and ready for occupancy.

PART 10.2 - PRODUCTS

10.2.01 MATERIALS:

- A. Use only cleaning materials recommended by the manufacturer of surface to be cleaned.
- B. Use cleaning materials only on proper surfaces recommended by the manufacturer.

PART 10.3 - EXECUTION

10.3.01 DURING CONSTRUCTION:

- A. Execute daily cleaning plans from each trade to ensure that buildings, grounds, and public and private properties are maintained free from accumulations of waste materials, rubbish and trash on a daily basis.
- B. Wet down dry materials and rubbish to prevent blowing dust and debris on and from the construction work.
- C. Daily, during progress of work, clean construction site and utilized public properties, and dispose of waste materials, debris and rubbish.
- D. Provide on-site steel dump containers and appropriately sized trash containers for collection of waste materials, debris and rubbish. DO NOT USE SITE CONTAINERS.
- E. Remove waste materials, debris and rubbish from site and legally dispose of at public or private dumping areas off the District's property.

- F. Vacuum clean and wet wipe interior building walls, floors, doors, windows, and hardware in preparation for and when ready to receive finish preparation and painting. Continue vacuum cleaning on an as-needed basis until building is ready final inspection by the Architect, Inspector, and Project Manager and determined to be ready for substantial completion and occupancy.
  - G. Handle materials in a controlled manner to minimize any unnecessary waste or debris emanating from the construction areas. Do not drop or throw materials from heights: rather, a closed chute shall be used, to minimize unnecessary dust, waste or debris from the construction area.
- C. Schedule cleaning operations so that dust and other contaminants resulting from cleaning process will not migrate into new equipment or furniture, or onto wet, newly painted, or finished surfaces.

#### 10.3.02 FINAL CLEANING:

- A. Employ experienced workmen, or professional cleaners, for final cleaning.
- B. Exterior: Clean surfaces of the construction and site including, but not limited to, fixtures, walls, soffits, floors, hardware, roofs, window and opening ledges and sills, horizontal projections, steps and platforms, walkways, rails and all like surfaces, and adjoining private and public property to the extent soiled by the Contractor's operations.
- C. Interior: Leave all horizontal and vertical surfaces in vacuum cleaned, wet-wiped condition with all dust, dirt, stains, hand marks, paint spots, droppings, and other blemishes and defects completely removed, and conform to the following requirements:
  1. Hard Floors: Freshly administer specified product sealants, and Wet mop/wash and dry, concrete, Portland cement flooring, tile, elastomeric, epoxy, refinished and colored concrete, and similar hard floor surfaces free of dust, streaks or stains.
  2. Resilient Flooring: Freshly wax and buff as specified in Section 09 65 00.
  3. Wood Flooring: Remove defects and blemishes by sanding surface and painting according to Section 09 90 00.
  4. Resilient Bases: Clean off adhesive smears and wipe clean with wet-wipe methods.
  5. Unpainted and Painted Surfaces: Clean of dust, lint, streaks or stains, utilizing wet-wipe methods as necessary.
  6. Tile Walls: Clean and polish per manufacturer's specifications.
  7. Hardware and Metal Surfaces: Clean and polish all exposed surfaces using non-corrosive and nonabrasive materials.
  8. Glass: Wash and polish both sides, and leave free of dirt, spots, streaks, and labels. Clean and polish mirrors.
  9. Ceilings: Clean and free of stains, hand marks, and defacing.
  10. Replace air conditioning filters as specified in Mechanical Specifications.

11. Clean ducts, blowers and coils, if air conditioning units are found to have been operated without filters during construction, and after final inspection.
12. Lighting fixtures: Replace lamps and clean fixtures and lenses if fixtures or lamps are dirty or have smudges or dust.
13. Fixtures and Equipment: Clean and polish mechanical and electrical fixtures and like items. Leave lighting fixtures free of dust, dirt, stains or waste material. Clean and service equipment and machinery, leaving ready for use.
14. Surfaces Not Mentioned: Clean according to the intent of this Section and as required for Architect's approval.

- E. Contaminated Earth: Final clean-up operation includes the removal and disposal of earth that is contaminated or unsuitable for support of plant life in planting areas, and filling the resulting excavations with suitable soil as directed and approved by the Architect, Inspector, and/or Project Manager.

Contaminated areas include those used for disposal of waste concrete, mortar, plaster, masonry, paints, and similar materials, and areas in which washing out of concrete and plaster mixers or washing of tools and like cleaning operations have been performed, and all areas and adjacent areas that have been oiled, paved, or chemically treated.

Do not dispose of waste, oil, solvents, paints, solutions, or like penetrating material by depositing or burying on School property; dispose of such material in a lawful manner.

END OF SECTION