

**100% Construction Specifications**

Colorado Mountain College Leadville Campus

Crown Point Remodel & Addition

901 South Highway 24

Leadville, CO 81461

March 14, 2016

**PROJECT SPECIFICATION MANUAL**

**Architect**

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# Student Center Addition

Colorado Mountain College Spring Valley Campus

Johnson Carter Architects PC

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SECTION 01200 - PRICE AND PAYMENT PROCEDURES

PART 1 - GENERAL.

1.1 CONTRACT MODIFICATION PROCEDURES

- A. On Owner's approval of a proposal from Contractor, Architect will issue a Change Order on AIA Document G701, for all changes to the Contract Sum or the Contract Time.
- B. When Owner and Contractor disagree on the terms of a proposal, Architect may issue a Construction Change Directive on AIA Document G714, instructing Contractor to proceed with the change. Construction Change Directive will contain a description of the change and designate the method to be followed to determine changes to the Contract Sum or the Contract Time.

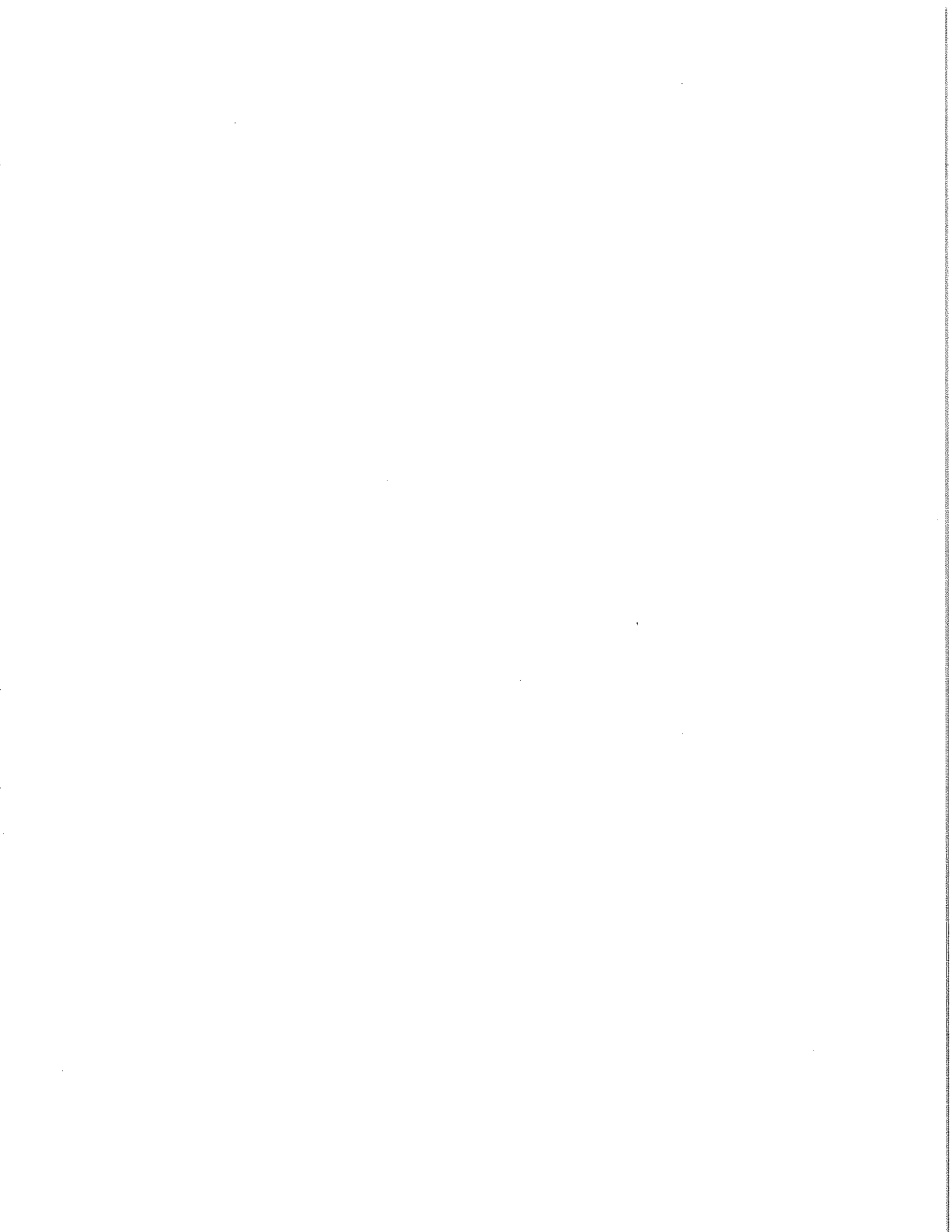
1.2 PAYMENT PROCEDURES

- A. Submit a Schedule of Values at least 10 days before the first Application for Payment. In Schedule of Values, break down the Contract Sum into at least one line item for each Specification Section. Correlate the Schedule of Values with Contractor's Construction Schedule.
- B. A 10% retainage will be withheld from each pay request.
- C. Submit 3 copies of each application for payment on AIA Document G702/703, according to the schedule established in Owner/Contractor Agreement.
  - 1. For the second Application for Payment through the Application for Payment submitted at Substantial Completion, submit partial releases of liens from each subcontractor or supplier for whom amounts were included in the previous Application for Payment.
  - 2. Submit final Application for Payment after completion of Project closeout procedures with release of liens and supporting documentation. Include consent of surety to final payment and insurance certificates.
    - a. Submit final meter readings for utilities, a record of stored fuel, and similar data as of the date of Substantial Completion, if applicable.

PART 2 - PRODUCTS (Not Applicable)

PART 3 - EXECUTION (Not Applicable)

END OF SECTION 01200



SECTION 01300 - ADMINISTRATIVE REQUIREMENTS

PART 1 - GENERAL

1.1 PROJECT MANAGEMENT AND COORDINATION

- A. Coordinate construction to ensure efficient and orderly installation of each part of the Work.
- B. Conduct progress meetings at Project site on the same day every week. Notify Architect of meeting dates and times. Require attendance of each subcontractor or other entity concerned with current progress or involved with planning or coordination of future activities.
  - 1. Record minutes and distribute to parties involved, including Owner and Architect.

1.2 SUBMITTAL PROCEDURES

- A. Coordinate each submittal with fabrication, purchasing, testing, delivery, other submittals, and related activities that require sequential activity.
  - 1. No extension of the Contract Time will be authorized because of failure to transmit submittals enough in advance of the Work to permit processing.
  - 2. Architect will not accept submittals from sources other than Contractor.
  - 3. Architect will reject submittals of products not specified- see Specification Section 01600
  - 4. Deviations from the Contract Documents must be identified by General Contractor.
  - 5. Submit (6) six copies of each submittal.
- B. Place a permanent label or title block on each submittal for identification. Provide a 4- by 5-inch space on the label or beside title block to record review and approval markings and action taken. Include the following information on the label:
  - 1. Project name.
  - 2. Date.
  - 3. Name and address of Contractor.
  - 4. Name and address of subcontractor or supplier.
  - 5. Number and title of appropriate Specification Section.
- C. Architect will review each action submittal, mark as appropriate to indicate action taken, and return copies less those retained. Compliance with specified requirements remains the Contractor's responsibility.
- D. Construction Schedule Submittal Procedure:
  - 1. Submit schedule within ten business days after date established for Commencement of the Work. Distribute copies to Owner, Architect, subcontractors, and parties required to comply with dates.
  - 2. Revise the schedule after each meeting or activity where revisions have been made. As Work progresses, mark each bar to indicate actual completion. Distribute revised copies to Owner, Architect, subcontractors, and parties required to comply with dates.

PART 2 - PRODUCTS

2.1 ACTION SUBMITTALS

- A. Product Data: Mark each copy to show applicable choices and options. Include the following:
1. Data indicating compliance with specified standards and requirements.
  2. Notation of coordination requirements.
  3. For equipment data, include rated capacities, dimensions, weights, required clearances, and furnished specialties and accessories.
- B. Shop Drawings: Submit Project-specific information drawn to scale. Do not base Shop Drawings on reproductions of the Contract Documents or standard printed data. Submit 4 copies on sheets at least 8-1/2 by 11 inches but no larger than 24 by 36 inches. Architect will return 2 copies to the General Contractor.
- C. Shop Drawings to include the following:
1. Dimensions, profiles, methods of attachment, large scale details, and other information, as appropriate for the Work.
  2. Identification of products and materials.
  3. Notation of coordination requirements.
  4. Notation of dimensions established by field measurement.
- D. Samples: Submit Samples finished as specified and identical with the material proposed. Where variations are inherent in the material, submit sufficient units to show full range of the variations. Include name of manufacturer and product name on label.

2.2 INFORMATION SUBMITTALS

- A. Construction Schedule: Prepare a horizontal bar-chart Contractor's construction schedule.
1. Provide a separate time bar for each activity, using same breakdown of Work indicated in the Schedule of Values, and a vertical line to identify the first workday of each week.
  2. Coordinate each element with other activities. Show each activity in proper sequence. Indicate sequences necessary for completion of related Work.
  3. Indicate Substantial Completion and allow time for Architect's procedures necessary for certifying Substantial Completion.
- B. Product Certificates: Prepare written statements on manufacturer's letterhead certifying that product complies with requirements.

PART 3 - EXECUTION (Not Applicable)

END OF SECTION 01300



SECTION 01400 - QUALITY REQUIREMENTS

PART 1- GENERAL

1. SECTION REQUIREMENTS

- A. Testing and inspecting services are required to verify compliance with requirements specified or indicated. These services do not relieve Contractor of responsibility for compliance with the Contract Document requirements.
1. Testing and inspecting services are required to ensure structural integrity and shall be performed by independent testing agencies. Owner requested tests are as follows:
    - a. Concrete floor slab, per testing agencies requirements
    - b. Field welding,
    - c. geotechnical testing,
    - d. concrete cylinder testing
  2. Owner will pay for services, and contractor is responsible for scheduling inspections and tests and notifying testing agency.
  3. Retesting and Reinspecting: Contractor shall pay for additional testing and inspecting required as a result of tests and inspections indicating noncompliance with requirements.
- B. Performance and Design Criteria: Where design services or certifications by a professional engineer are required by the Contract Documents, provide products and systems complying with specific performance and design criteria indicated.
1. If criteria indicated are not sufficient to perform services or certification required, submit a written request for additional information to Architect.
  2. Professional Engineer Qualifications: A professional engineer who is legally qualified to practice in jurisdiction where Project is located and who is experienced in providing engineering services of the kind indicated.
- C. Submittals: Testing agency shall submit a certified written report of each inspection and test to Architect, Contractor, structural engineer, and to authorities having jurisdiction when authorities so direct. Reports of each inspection, test, or similar service shall include the following:
1. Name, address, and telephone number of testing agency.
  2. Project title and testing agency's project number.
  3. Date of report and designation (number).
  4. Dates and locations where samples were taken or inspections and field tests made.
  5. Ambient conditions at the time of sample taking and inspecting or field testing.
  6. Names of individuals taking the sample or making the inspection or test.
  7. Product and test method.
  8. Inspection or test data including interpretation of test results and comments or professional opinion on whether inspected or tested Work complies with requirements.
  9. Recommendations on retesting or reinspection.
  10. Name and signature of laboratory inspector.
- D. Testing Agency Qualifications: Agencies that specialize in the types of inspections and tests to be performed and are acceptable to authorities having jurisdiction.

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- E. Testing Agency Responsibilities: Testing agency shall cooperate with Architect and Contractor in performing its duties and shall provide qualified personnel to perform inspections and tests.
  - 1. Agency shall promptly notify Architect and Contractor of deficiencies in the Work observed during performance of its services.
  - 2. Agency shall not release, revoke, alter, or enlarge requirements of the Contract Documents nor approve or accept any portion of the Work.
  - 3. Agency shall not perform duties of Contractor.
  
- F. Auxiliary Services: Cooperate with testing agencies and provide auxiliary services as requested, including the following:
  - 1. Access to the Work.
  - 2. Incidental labor and facilities to assist inspections and tests.
  - 3. Adequate quantities of materials for testing, and assistance in taking samples.
  - 4. Facilities for storing and curing test samples.
  - 5. Security and protection for samples and test equipment.

PRODUCTS (Not Applicable)

EXECUTION (Not Applicable)

END OF SECTION 01400

SECTION 01420 - REFERENCES

PART 1 - GENERAL

1.1 GENERAL REQUIREMENTS

- A. Publication Dates: Comply with standards of the listed agencies in effect as of date of the Contract Documents, unless otherwise indicated.
- B. Abbreviations and Acronyms: Where abbreviations and acronyms are used in Specifications or other Contract Documents, they shall mean the recognized name of the entities in the following list. Names, telephone numbers, and Web site addresses are subject to change and are believed to be accurate and up-to-date as of the date of the Contract Documents.

AA

Aluminum Association, Inc. (The)  
[www.aluminum.org](http://www.aluminum.org)

AABC

Associated Air Balance Council  
[www.aabchq.com](http://www.aabchq.com)

AAMA

American Architectural Manufacturers Association  
[www.aamanet.org](http://www.aamanet.org)

ACI

American Concrete Institute/ACI International  
[www.aci-int.org](http://www.aci-int.org)

AGA

American Gas Association  
[www.aga.org](http://www.aga.org)

AISC

American Institute of Steel Construction, Inc.  
[www.aisc.org](http://www.aisc.org)

AISI

American Iron and Steel Institute  
[www.steel.org](http://www.steel.org)

AMCA

Air Movement and Control Association International, Inc.  
[www.amca.org](http://www.amca.org)

ANSI

American National Standards Institute  
[www.ansi.org](http://www.ansi.org)

ARI

Air-Conditioning & Refrigeration Institute  
[www.ari.org](http://www.ari.org)

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ASHRAE  
American Society of Heating, Refrigerating and  
Air-Conditioning Engineers  
[www.ashrae.org](http://www.ashrae.org)

ASME International  
(The American Society of Mechanical Engineers  
International)  
[www.asme.org](http://www.asme.org)

ASTM  
American Society for Testing and Materials  
[www.astm.org](http://www.astm.org)

AWS  
American Welding Society  
[www.aws.org](http://www.aws.org)

BHMA  
Builders Hardware Manufacturers Association  
[www.buildershardware.com](http://www.buildershardware.com)

BOCA International, Inc.  
[www.bocai.org](http://www.bocai.org)

CISCA  
Ceilings & Interior Systems Construction Association  
[www.cisca.org](http://www.cisca.org)

CRSI  
Concrete Reinforcing Steel Institute  
[www.crsi.org](http://www.crsi.org)

DHI  
Door and Hardware Institute  
[www.dhi.org](http://www.dhi.org)

EIA/TIA  
Electronic Industries Alliance/Telecommunications Industry  
Association  
[www.eia.org](http://www.eia.org)

EPA  
Environmental Protection Agency  
[www.epa.gov](http://www.epa.gov)

GA  
Gypsum Association  
[www.gypsum.org](http://www.gypsum.org)

ICBO  
International Conference of Building Officials  
[www.icbo.org](http://www.icbo.org)

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IEEE  
Institute of Electrical and Electronics Engineers, Inc. (The)  
[www.ieee.org](http://www.ieee.org)

IESNA  
Illuminating Engineering Society of North America (The)  
[www.iesna.org](http://www.iesna.org)

NECA  
National Electrical Contractors Association  
[www.necanet.org](http://www.necanet.org)

NEMA  
National Electrical Manufacturers Association  
[www.nema.org](http://www.nema.org)

NETA  
InterNational Electrical Testing Association  
[www.netaworld.org](http://www.netaworld.org)

NFPA  
National Fire Protection Association  
[www.nfpa.org](http://www.nfpa.org)

SDI  
Steel Door Institute  
[www.steeldoor.org](http://www.steeldoor.org)

SIGMA  
Sealed Insulating Glass Manufacturers Association  
[www.sigmaonline.org/sigma](http://www.sigmaonline.org/sigma)

SJI  
Steel Joist Institute  
[www.steeljoist.org](http://www.steeljoist.org)

SMACNA  
Sheet Metal and Air Conditioning Contractors' National Association  
[www.smacna.org](http://www.smacna.org)

SSMA  
Steel Stud Manufacturers Association  
(Formerly: ML/SFA - Metal Lath/Steel Framing Association)  
[www.ssma.com](http://www.ssma.com)

UL  
Underwriters Laboratories Inc.  
[www.ul.com](http://www.ul.com)

WDMA  
Window & Door Manufacturers Association  
(Formerly: NWWDA - National Wood Window and Door Association)  
[www.wdma.com](http://www.wdma.com)

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END OF SECTION 01420

SECTION 01500 - TEMPORARY FACILITIES AND CONTROLS

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Use Charges: Contractor shall pay use charges for temporary utilities.
- B. Standards: Comply with ANSI A10.6, NECA's "Temporary Electrical Facilities," and NFPA 241.
  - 1. Electrical Service: Comply with NEMA, NECA, and UL standards and regulations for temporary electric service. Install service to comply with NFPA 70.
- C. Temporary Utilities:

Contractor may utilize existing power but shall provide additional power if necessary, and at earliest feasible time, when acceptable to Owner, change over from use of temporary service to use of permanent service.

PART 2 - PRODUCTS

2.1 EQUIPMENT

- A. Heating Equipment: Unless Owner authorizes use of permanent heating system, provide vented, self-contained heaters with thermostatic control.
  - 1. Use of gasoline-burning space heaters, open-flame heaters, or salamander-type heating units is prohibited.
  - 2. Heating Units: Listed and labeled, by a testing agency acceptable to authorities having jurisdiction, and marked for intended use for type of fuel being consumed.

PART 3 - EXECUTION

3.1 TEMPORARY UTILITIES

- A. General: Engage appropriate local utility company to install temporary service or connect to existing service. Where utility company provides only part of the service, provide the remainder.
- B. Sanitary Facilities: Provide temporary toilets, wash facilities, and drinking-water fixtures. Comply with regulations and health codes for type, number, location, operation, and maintenance of fixtures and facilities
- C. Heating and Cooling: Provide temporary heating and cooling required for curing materials or for protecting installed construction from adverse weather. Use equipment that will not have a harmful effect on completed installations or elements being installed.

3.2 TEMPORARY FACILITIES

- A. Provide field offices, storage trailers, and other support facilities as necessary for the Work.
- B. Collect waste daily and, when containers are full, legally dispose of waste off-site.
  - 1. Handle hazardous, dangerous, or unsanitary waste materials in separate closed waste containers. Dispose of material according to applicable laws and regulations.
- C. Provide temporary enclosures for protection of construction and workers from inclement weather and for containment of heat.
- D. Provide temporary perimeter security fencing controls to restrict access during construction.
- E. Install project identification and other signs in locations approved by Owner to inform the public and persons seeking entrance to Project.

3.3 TEMPORARY CONTROLS

- A. Provide temporary environmental controls as required by authorities having jurisdiction including, but not limited to, erosion and sediment control, dust control, noise control, and pollution control.
- B. Provide temporary barricades, warning signs, and lights to protect the public and construction personnel from construction hazards.

3.4 TERMINATION AND REMOVAL

- A. Remove temporary facilities and controls before Substantial Completion. Personnel remaining after Substantial Completion will be permitted to use permanent facilities, under conditions acceptable to Owner.

END OF SECTION 01500



SECTION 01600 - PRODUCT REQUIREMENTS

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Provide products of same kind from a single source. The term "product" includes the terms "material," "equipment," "system," and similar terms.
- B. Provide MSDS sheets for all materials as required by MSHA regulations.
- C. Product Substitutions: Substitutions include products and methods of construction differing from that required by the Contract Documents and proposed by Contractor after award of the Contract.
  - 1. Submit three copies of each request for product substitution.
  - 2. Submit requests within ten business days after signing the Contract.
  - 3. Submit requests in time to permit processing of request and subsequent submittals, if any, sufficiently in advance of when materials are required in the Work. Do not submit unapproved substitutions on Shop Drawings or other submittals.
  - 4. Identify product to be replaced and provide complete documentation showing compliance of proposed substitution with applicable requirements. Include a full comparison with the specified product, a list of changes to other Work required to accommodate the substitution, and any proposed changes in the Contract Sum or the Contract Time should the substitution be accepted.
  - 5. Architect will review the proposed substitution and notify Contractor of its acceptance or rejection.
- D. Comparable Product Submittal:
  - 1. Submit three copies of each request for approval of products as comparable to basis-of-design products. Submit requests in time to permit processing of request and subsequent submittals, if any, sufficiently in advance of when materials are required in the Work. Do not submit unapproved products on Shop Drawings or other submittals.
  - 2. Identify product to be replaced and provide complete documentation showing compliance of proposed product with applicable requirements. Include a full comparison with the specified product.
  - 3. Architect will review the proposed product and notify Contractor of its acceptance or rejection.
- E. Deliver, store, and handle products using means and methods that will prevent damage, deterioration, and loss, including theft. Comply with manufacturer's written instructions.
  - 1. Schedule delivery to minimize long-term storage at Project site and to prevent overcrowding of construction spaces.
  - 2. Deliver products to Project site in manufacturer's original sealed container or packaging, complete with labels and instructions for handling, storing, unpacking, protecting, and installing.
  - 3. Inspect products on delivery to ensure compliance with the Contract Documents and to ensure that products are undamaged and properly protected.
  - 4. Store materials in a manner that will not endanger Project structure.

5. Store products that are subject to damage by the elements, under cover in a weathertight enclosure above ground, with ventilation adequate to prevent condensation.

PART 2 - PRODUCTS

2.1 PRODUCT OPTIONS

- A. Select products to comply with all of the following that are applicable:
  1. Where a product or manufacturer is named, provide the item indicated. No substitutions will be permitted without prior approval by the Architect.
  2. Where a product is described with required characteristics, provide a product that complies with those characteristics.
  3. Where compliance with performance requirements is specified, provide products that comply and are recommended in writing by the manufacturer for the application.
  4. Where compliance with codes, regulations, or standards, is specified, select a product that complies with the codes, regulations, or standards referenced.
- B. Unless otherwise indicated, Architect will select color, pattern, and texture of each product from manufacturer's full range of standard options.

PART 3 - EXECUTION (Not Applicable)

END OF SECTION 01600

SECTION 01700- CONTRACT CLOSEOUT

1. GENERAL

- 1.1. Scope. Work to be performed under this section shall include all labor, equipment, materials and miscellaneous items necessary to provide all documents, information and items as specified herein.
- 1.2. Related Work Specified Elsewhere.
  - 1.2.1. All specification sections.
- 1.3. Project Record Documents.
  - 1.3.1. Job site documents: Maintain at the job site one record copy of the following:
    - 1.3.1.1. Drawings
    - 1.3.1.2. Specifications
    - 1.3.1.3. Addenda
    - 1.3.1.4. Reviewed Shop Drawings
    - 1.3.1.5. Change Orders
    - 1.3.1.6. Other Modifications to Contract
    - 1.3.1.7. Field Test Records
    - 1.3.1.8. Project Schedule
  - 1.3.2. Document maintenance: Do not use record documents for construction purposes. Maintain documents in clean, dry legible condition, apart from documents used for construction.
  - 1.3.3. Record Information: Label each document "Record Document". Mark all information with contrasting color using ink. Keep each record current. Do not permanently conceal any work until required information is recorded.
    - 1.3.3.1. Record the following information on drawings.
      - 1.3.3.1.1. Depth of foundation elements.
      - 1.3.3.1.2. Horizontal and vertical location of underground utilities.
      - 1.3.3.1.3. Location of internal utilities and appurtenances concealed in construction.
      - 1.3.3.1.4. Field changes of dimension and detail.
      - 1.3.3.1.5. Changes by Change Order or field order.
      - 1.3.3.1.6. Details not on original Contract Drawings.
    - 1.3.3.2. Record following information on Specifications:
      - 1.3.3.2.1. Manufacturer, trade name, catalog number and supplier of each product and item of equipment actually installed.
      - 1.3.3.2.2. Changes by change order or field order.
      - 1.3.3.2.3. Other matters not originally specified.
    - 1.3.3.3. Maintain Shop Drawings as record documents recording changes made after review as specified for Drawings above.

- 1.3.3.4. Submittal: At completion of project, deliver record documents to Architect with transmittal letter containing date, project title and number, contractor's name and address, title and number of each record document, and certification that each document is complete and accurate. Submittal shall be signed by Contractor or his authorized representative.
- 1.4. Closeout Procedures. The following project closeout procedure defines the responsibilities of the Contractor, Owner and Architect in closing the project:
- 1.4.1. Step 1: Contractor advises Architect in writing that he has reached "Substantial Completion" and provides a list of items to be completed or corrected. Closeout may be conducted by areas or portions of the work if requested by Owner.
- 1.4.2. Step 2: Architect and/or Architect inspects the work to determine if it is substantially complete, and issues a Certification of Substantial Completion plus a "punch list" of items to be completed or corrected.
- 1.4.3. Step 3: Contractor completes and/or corrects all punch list items and notifies in writing that his work is ready for final inspection. At this time, a final application for payment is submitted to the Architect.
- 1.4.4. Step 4: Architect makes final inspection. When the Work is found to be acceptable under the Contract Documents, and the contract fully performed, Architect will issue a final Certificate of Payment.
- 1.5. Re-Inspection Fees. Should the Contractor fail to complete and/or correct all punch list items such that additional inspections are required by the Architect, the Contractor will be billed at the Architect's current rate for additional services. If the Contractor has any question with regard to any items on the punch list, he is to request clarification before final inspection.
- 1.6. Final Paperwork. Prior to release of final payment, the General Contractor shall deliver the following items to the Architect:
- 1.6.1. Inspection Certificates, as applicable.
- 1.6.2. Equipment and material guarantees.
- 1.6.3. General Contractor's one-year guarantee of materials and workmanship.
- 1.6.4. Maintenance Manuals and Parts Lists, as specified.
- 1.6.5. All other guarantees, warranties and submittals, as specified.
- 1.6.6. Receipts for extra materials delivered to the Owner.
- 1.6.7. Miscellaneous keys, switches, etc.
- 1.6.8. Final application for payment.
- 1.6.9. Consent of surety to final payment.
- 1.6.10. Contractor's affidavit of release of liens (AIA Form G-706A).
- 1.6.11. Project record drawings.
- 1.6.12. Contractor acknowledgement of Date of Substantial Completion.
- 1.7. The above items are described in following articles or applicable sections of the Specifications.
- 1.7.1. Inspection Certificates. Each subcontractor shall, upon completion of the Work, secure in triplicate from any state or local governing bodies having jurisdiction in dictating that the Work is in strict accordance with the applicable codes and deliver same to the General Contractor for transmittal to the Owner.

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1.7.2. Warranties. The General Contractor and each subcontractor shall remedy any defects due to faulty materials or workmanship and pay for any damage to other Work resulting there from, which shall appear in his Work within a period of one-year from the date of Notice of Acceptance and in accordance with the terms of any special warranties provided in the Contract. The Owner shall give notice of observed defects with reasonable promptness. A complete warranty inspection will be scheduled at approximately 11 months. Upon completion of his Work, the General Contractor shall deliver to the Architect in duplicate, a written warranty based on the provision of the Article properly signed and notarized. Warranty shall be address to the Owner. Provide separate written warranties from mechanical and electrical contractors.

1.8. Miscellaneous Keys, Switches and Wrenches. At the completion of the project, all loose keys for hose bibs, adjustment keys and wrenches for door closers and panic hardware, keys of electric switches, electrical panels, etc., shall be accounted for and turned over to the General Contractor for transmittal to the Owner.

2. MATERIALS (Not Applicable)

3. METHOD AND PROCEDURES (Not Applicable)

4. QUALITY CONTROL (Not Applicable)

5. MEASUREMENT AND PAYMENT

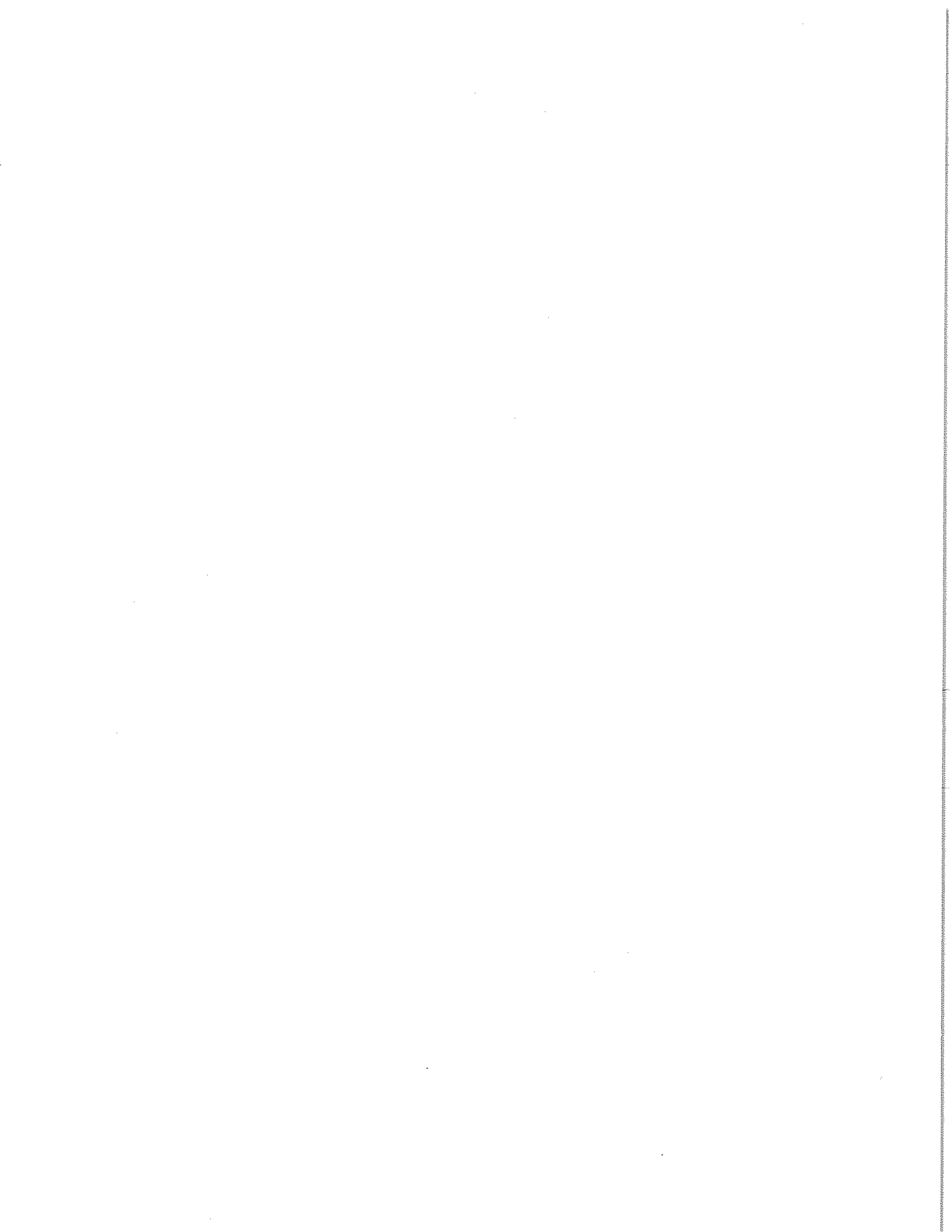
5.1. Measurement

5.1.1. Separate measurement for payment will not be made for work required under this Section.

5.2. Payment

5.2.1. Separate payment will not be made for work required under this Section. All costs in connection therewith shall be considered to be incidental to the applicable items of work to which they pertain.

**End of Section**



SECTION 01730- CUTTING AND PATCHING

PART 1 GENERAL

1.1 SUMMARY

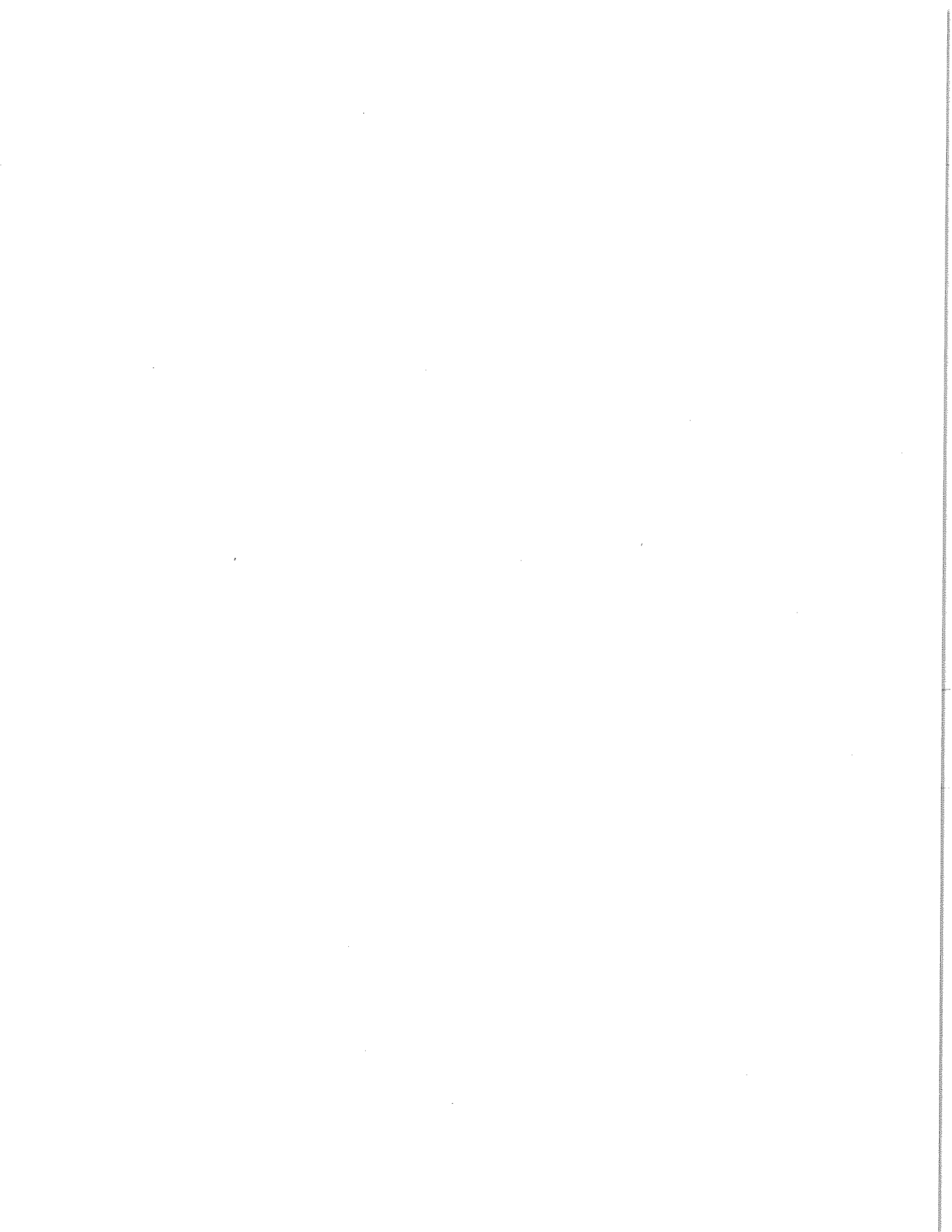
- A. Cutting and Patching: Provide cutting and patching work to properly complete the work of the project, complying with project requirements for:
  - 1. Structural work.
  - 2. Mechanical/electrical systems.
  - 3. Visual requirements, including detailing and tolerances.
  - 4. Operational and safety limitations.
  - 5. Fire resistance ratings.
  - 6. Inspection, preparation, and performance.
  - 7. Cleaning.
- B. Means and Methods: Do not cut and patch in a manner that would result in a failure of the work to perform as intended, decrease energy performance, increase maintenance, decrease operational life, or decrease safety performance.

PART 2 EXECUTION

2.1 INSTALLATION

- A. Inspection: Inspect conditions prior to work to identify scope and type of work required. Protect adjacent work. Notify Owner of work requiring interruption to building services or Owner's operations.
- B. Performance of Operations: Perform work with workmen skilled in the trades involved. Prepare sample area of each type of work for approval.
- C. Cutting: Use cutting tools, not chopping tools. Make neat holes. Minimize damage to adjacent work. Inspect for concealed utilities and structure before cutting.
- D. Patching: Make patches, seams, and joints durable and inconspicuous. Comply with tolerances for new work.
- E. Cleaning: Clean work area and areas affected by cutting and patching operations.

END OF SECTION





SECTION 01732- SELECTIVE DEMOLITION

PART 1 GENERAL

1.1 SUMMARY

- A. Selective Demolition:
  - 1. Selective demolition of interior partitions, systems, and building components designated to be removed.
  - 2. Selective demolition of exterior facade, structures, and components designated to be removed.
  - 3. Protection of portions of building adjacent to or affected by selective demolition.
  - 4. Removal of abandoned utilities and wiring systems.
  - 5. Notification to Owner of schedule of shut-off of utilities which serve occupied spaces.
  - 6. Pollution control during selective demolition, including noise control.
  - 7. Removal and legal disposal of materials.
- B. Hazardous Materials: Asbestos and hazardous materials demolition or removal work is not part of this contract. Removal of materials containing asbestos and other hazardous materials is work of a prior separate contract.

1.2 SUBMITTALS

- A. Schedule: Submit for approval selective demolition schedule, including schedule and methods for capping utilities to be abandoned and maintaining existing utility service.

1.3 QUALITY ASSURANCE

- A. Codes and Regulations: Comply with governing codes and regulations. Use experienced workers.

1.4 PROJECT CONDITIONS

- A. Occupancy: Immediate areas of work will not be occupied during selective demolition. The public, including children, may occupy adjacent areas.
- B. Existing Conditions: No responsibility for buildings and structures to be demolished will be assumed by the Owner

PART 2 EXECUTION

2.1 SELECTIVE DEMOLITION

- A. Demolition Operations: Do not damage building elements and improvements indicated to remain. Items of salvage value, not included on schedule of salvage items to be returned to Owner, shall be removed from structure. Storage or sale of items at project site is prohibited.
- B. Utilities: Locate, identify, disconnect, and seal or cap off utilities in buildings to be demolished.
- C. Shoring and Bracing: Provide and maintain interior and exterior shoring and bracing.
- D. Occupied Spaces: Do not close or obstruct streets, walks, drives or other occupied or used spaces or facilities without the written permission of the Owner and the authorities having jurisdiction. Do not interrupt utilities serving occupied or used facilities without the written permission of the Owner and authorities having jurisdiction. If necessary, provide temporary utilities.

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- E. Operations: Cease operations if public safety or remaining structures are endangered. Perform temporary corrective measures until operations can be continued properly.
- F. Security: Provide adequate protection against accidental trespassing. Secure project after work hours.
- G. Restoration: Restore finishes of patched areas.

END OF SECTION