



CSP 24-058KB (BP027) – ADDENDUM No.01 RESTROOM RENOVATIONS

FOR

Fort Bend Independent School District
2023 Bond Program

To access the complete Addendum:

<https://fortbendisd.bonfirehub.com/portal/>

Reviewed By: DocuSigned by:
Mariana Bozzetti 5/20/2024 | 4:15:56 CDT
D05AF3E015CB48D...
PROJECT MANAGER

Reviewed By: DocuSigned by:
Ryan J. Kiefer 5/20/2024 | 4:10:07 CDT
1F973D1CC91A41D...
DESIGN MANAGER

Reviewed By: DocuSigned by:
Azaley Dixon 5/21/2024 | 8:18:30 CDT
6F7254EFC4E6406...
CONSTRUCTION MANAGER

Approved By: DocuSigned by:
Daniel Bankhead 5/21/2024 | 10:45:17 PDT
AABFCACAF7E9453
DESIGN AND CONSTRUCTION EXECUTIVE DIRECTOR

Approved By: DocuSigned by:
Doris Emeka Onyenuwe 5/21/2024 | 11:11:27 PDT
D6ADDB8E146D4A2
DIRECTOR MATERIALS MANAGEMENT

Addendum Summary

23383, FORT BEND ISD 2023 BOND PROGRAM – BP027 – CSP 24-058KB –
RESTROOM RENOVATIONS

Date and Time: 5/20/2024 10:00 AM

To: Mariana Bozzetti
Fort Bend ISD
2323 Texas Parkway
Missouri City, TX, 77489

Addendum: 001

Prepared By: Doug Joder

This addendum contains changes to the requirements of the contract drawings and/or project manual. Such changes shall be incorporated into the contract documents and shall apply to the work with the same meaning and force as if they had been included in the original documents. Wherever this addendum modifies a portion of the paragraph of project manual or any portion of the drawing, the remainder of the paragraph of drawing affected shall remain in force.

The conditions of the basic project manual shall govern all work described in this addendum. Wherever the conditions of work and the quality of quantity of materials or workmanship are not fully described in this Addendum, the conditions of work, etc. included in the basic project manual for similar items of work shall apply to the work described in this addendum.

The “Conditions of the Contract” apply to all work described in this Addendum. The following changes shall be and are hereby made:

Summary of Revisions

DRAWING REVISIONS:

Item D-01 Sheet A-COVER

- Sheet is added in its entirety.

Item D-02 The following General Demo Notes are added to all Architectural “Demo Enlarged Plans” and “Enlarged Demo Plans” sheets:

- 16. GC to coordinate extents of concrete slab demolition and pour back required for demolition and installation of new plumbing, electrical, mechanical, and technology scopes of work with MEPT drawings. All concrete slab demolition and pour back scope of work required to for demolition and installation of MEPT scopes of work is to be included in the base bid.

- 17. GC to coordinate extents of ceiling removal and re-installation required outside of restrooms for demolition and installation of new plumbing, electrical, mechanical, and technology scopes of work with MEPT drawings. All ceiling scope of work (including patch and repair) required to for demolition and installation of MEPT scopes of work is to be included in the base bid.

Item D-03 Sheets CB-COVER, DH-COVER, KA-COVER, KH-COVER, and SM-COVER

- In the Project Data and Code Information block the Regional or Municipal Code is changed to read "City of Sugar Land".

Item D-04 Sheets AB-COVER, KA-COVER, LL-COVER, LO-COVER, and TC-COVER

- In the Project Data and Code Information block the Project Name text size is reduced so as not to overlap with the Project Address text. See attached revised sheets. See attached revised sheets.

Item D-05 Sheet HG-COVER, LL-COVER, and LO-COVER

- Applicable codes are changed to read as follows:

Building Code: 2021 International Building Code
 Accessibility Code: 2012 Texas Accessibility Standards
 Electrical Code: 2023 National Electrical Code
 Energy Code: 2021 International Energy Conservation Code
 Fire Code: 2021 International Fire Code
 Mechanical Code: 2021 International Mechanical Code
 Plumbing Code: 2021 International Plumbing Code

SPECIFICATION REVISIONS:

Item S-01 Section 00 11 16 – CSP 24-058KB BP027 ADVERTISING DOCUMENT

- Site walk order for site walks are changed to be as follows:

Walk 1 of 2 – May 22, 2024 at 1 PM

1. Ridgemont ES
2. Ridgegate ES
3. Willowridge HS
4. Hunters Glen ES
5. Lantern Lakes ES
6. Lake Olympia MS
7. Colony Bend ES
8. Administration Building

Walk 2 of 2 – May 23, 2024 at 1 PM

1. Garcia MS
2. Fort Bend ISD Transportation
3. Hodges Bend MS
4. Townewest ES
5. Kempner HS
6. Kempner Ag Barn
7. Sugar Mill ES
8. Dulles HS

- Item S-02 Section 00 21 00 – INSTRUCTIONS TO BIDDERS
- Section 9.2.5.2 “Provide Workers Compensation Experience Modification Rate (EMR) for the last three years, as obtained from your insurance agent.” is deleted.
- Item S-03 Section 00 31 13 – PRELIMINARY SCHEDULES
- Section 00 31 13 is added in its entirety.
- Item S-04 Document 00 52 00 STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR DOCUMENT A101-2017
- Document 00 52 00 is available on the FBISD Bid Portal (Bonfirehub).
- Item S-05 Document 00 72 00.02 GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION A201-2017
- Document 00 72 00.02 is available on the FBISD Bid Portal (Bonfirehub).
- Item S-06 Section 01 10 00 – SUMMARY OF WORK
- Delete Section 01 11 00, and all previous versions and revisions thereto, in its' entirety from the Project Manual, and replace with the new Document 01 10 00, attached hereto and hereby issued with this Addendum.
- Item S-07 Section 01 77 00 – CLOSEOUT PROCEDURES
- Section 01 77 00 is added in its entirety.

SKETCHES: None

End of Addendum Summary

Attachments:

- Sheet A-COVER
- Sheets AB-COVER, KA-COVER, LL-COVER, LO-COVER, and TC-COVER
- Section 00 31 13 PRELIMINARY SCHEDULES
- Section 01 10 00 SUMMARY OF WORK
- Section 01 77 00 CLOSEOUT PROCEDURES

Please review this information and advise writer of any corrections, misunderstandings, or additions within 3 business days.



SHEET INDEX ADMIN		ISSUE FOR BID AND PERMIT
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AB-P10-02	PLUMBING DEMOLITION PLAN - LEVEL 2	■
AB-P10-03	PLUMBING DEMOLITION PLAN - LEVEL 3	■
AB-P20-01	PLUMBING PLAN - LEVEL 1	■
AB-P20-02	PLUMBING PLAN - LEVEL 2	■
AB-P20-03	PLUMBING PLAN - LEVEL 3	■
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AB-P32-01	PLUMBING RISERS	■
AB-P40-00	PLUMBING SCHEDULES AND DETAILS	■

PROJECT DATA AND CODE INFORMATION	CAMPUS NAME
PROJECT DATA	ADMINISTRATION BUILDING
PROJECT NAME: 2023 BOND PROGRAM - BP027 - CSP 24-058KB - ADMINISTRATION BUILDING	COLONY BEND ELEMENTARY SCHOOL
PROJECT ADDRESS: 16431 Lakewood Blvd, Sugar Land, TX 77479	DULLES HIGH SCHOOL
OWNER: FORT BEND ISD	GARCIA MIDDLE SCHOOL
APPLICABLE CODES	HODGES BEND MIDDLE SCHOOL
BUILDING CODE: 2021 INTERNATIONAL BUILDING CODE	HUNTERS GLEN ELEMENTARY SCHOOL
ACCESSIBILITY CODE: 2012 TEXAS ACCESSIBILITY STANDARDS	KEMPNER AGRICULTURE BUILDING
ELECTRICAL CODE: 2023 NATIONAL ELECTRIC CODE	KEMPNER HIGH SCHOOL
ENERGY CODE: 2021 INTERNATIONAL ENERGY CONSERVATION CODE	LANTERN LANE ELEMENTARY SCHOOL
FIRE CODE: 2021 INTERNATIONAL FIRE CODE	LAKE OLYMPIA MIDDLE SCHOOL
MECHANICAL CODE: 2021 INTERNATIONAL MECHANICAL CODE	RIDGEGATE ELEMENTARY SCHOOL
PLUMBING CODE: 2021 INTERNATIONAL PLUMBING CODE	RIDGEMONT ELEMENTARY SCHOOL
REGIONAL OR MUNICIPAL CODE: CITY OF SUGAR LAND	SUGAR MILL ELEMENTARY SCHOOL
LIFE SAFETY INFORMATION	TOWNWEST ELEMENTARY SCHOOL
REFERENCE	HODGES BEND TRANSPORTATION CENTER
USE OR OCCUPANCY CLASSIFICATION	WILLOWRIDGE HIGH SCHOOL
OCCUPANCY: B (BUSINESS)	
TYPE OF CONSTRUCTION	
CONSTRUCTION TYPE: II-B	
PLUMBING FIXTURE REQUIREMENTS	
PER THE INTERNATIONAL EXISTING BUILDING CODE, 2021, THE MODIFICATIONS AT THIS SCHOOL ARE CLASSIFIED AS LEVEL 2.	
603.1 - LEVEL 2 ALTERATIONS INCLUDE THE ADDITION OR ELIMINATION OF ANY DOOR OR WINDOW, THE RECONFIGURATION OR EXTENSION OF ANY SYSTEM, OR THE INSTALLATION OF ANY ADDITIONAL EQUIPMENT, AND SHALL APPLY WHERE THE WORK AREA IS EQUAL TO OR LESS THAN 50% OF THE BUILDING AREA.	
PLUMBING FIXTURES, INCLUDING TOILET COMPARTMENTS, URINALS, AND LAVATORIES, HAVE BEEN REPLACED ONE-FOR-ONE, EXCEPT WHERE FIXTURES HAVE BEEN REMOVED OR WHERE RESTROOMS REQUIRED RECONFIGURATION FOR COMPLIANCE WITH 2012 TEXAS ACCESSIBILITY STANDARDS FOR THE ELIMINATION OF ARCHITECTURAL BARRIERS, TEXAS GOVERNMENT CODE, CHAPTER 469 ADMINISTERED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.	
THE ALTERATIONS MADE IN THIS PROJECT SCOPE DO NOT ALTER THE PRIMARY FUNCTION OF THIS BUILDING. THE ALTERATIONS MADE IN THIS PROJECT DO NOT CHANGE THE OCCUPANCY TYPE, OCCUPANCY COUNT, OR MEANS OF EGRESS.	



Job: 23383.0000
Date: 04.30.2024

FORT BEND ISD

2023 BOND PROGRAM - BP027 - CSP 24-058KB - ADMINISTRATION BUILDING

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KA-E20-01	ELECTRICAL POWER PLAN - OVERALL - LEVEL 1
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KA-P20-01	PLUMBING PLAN - OVERALL - LEVEL 1
KA-P30-00	PLUMBING SCHEDULES AND DETAILS

ISSUE FOR BID AND PERMIT

PROJECT DATA AND CODE INFORMATION	CAMPUS NAME
PROJECT DATA	ADMINISTRATION BUILDING
PROJECT NAME: 2023 BOND PROGRAM - BP027 - CSP 24-058KB - KEMPNER AGRICULTURE BUILDING	COLONY BEND ELEMENTARY SCHOOL
PROJECT ADDRESS: 14777 Voss Road Sugar Land, TX 77498	DULLES HIGH SCHOOL
OWNER: FORT BEND ISD	GARCIA MIDDLE SCHOOL
APPLICABLE CODES	HODGES BEND MIDDLE SCHOOL
BUILDING CODE: 2021 INTERNATIONAL BUILDING CODE	HUNTERS GLEN ELEMENTARY SCHOOL
ACCESSIBILITY CODE: 2012 TEXAS ACCESSIBILITY STANDARDS	KEMPNER AGRICULTURE BUILDING
ELECTRICAL CODE: 2023 NATIONAL ELECTRICAL CODE	KEMPNER HIGH SCHOOL
ENERGY CODE: 2021 INTERNATIONAL ENERGY CONSERVATION CODE	LANTERN LANE ELEMENTARY SCHOOL
FIRE CODE: 2021 INTERNATIONAL FIRE CODE	LAKE OLYMPIA MIDDLE SCHOOL
MECHANICAL CODE: 2021 INTERNATIONAL MECHANICAL CODE	RIDGEGATE ELEMENTARY SCHOOL
PLUMBING CODE: 2021 INTERNATIONAL PLUMBING CODE	RIDGEMONT ELEMENTARY SCHOOL
REGIONAL OR MUNICIPAL CODE: CITY OF SUGAR LAND	SUGAR MILL ELEMENTARY SCHOOL
LIFE SAFETY INFORMATION	TOWNWEST ELEMENTARY SCHOOL
REFERENCE	HODGES BEND TRANSPORTATION CENTER
USE OR OCCUPANCY CLASSIFICATION	WILLOWRIDGE HIGH SCHOOL
OCCUPANCY: E-1 EDUCATION	
TYPE OF CONSTRUCTION	
CONSTRUCTION TYPE: II-B	
PLUMBING FIXTURE REQUIREMENTS	
PER THE INTERNATIONAL EXISTING BUILDING CODE, 2021, THE MODIFICATIONS AT THIS SCHOOL ARE CLASSIFIED AS LEVEL 1.	
602.1 - LEVEL 1 ALTERATIONS INCLUDE THE REMOVAL AND REPLACEMENT OR THE COVERING OF EXISTING MATERIALS, ELEMENTS, EQUIPMENT OR FIXTURES USING NEW MATERIALS, ELEMENTS, EQUIPMENT OR FIXTURES THAT SERVE THE SAME PURPOSE.	
PLUMBING FIXTURES, INCLUDING TOILET COMPARTMENTS, URINALS, AND LAVATORIES, HAVE BEEN REPLACED ONE-FOR-ONE, EXCEPT WHERE FIXTURES HAVE BEEN REMOVED FOR COMPLIANCE WITH 2012 TEXAS ACCESSIBILITY STANDARDS FOR THE ELIMINATION OF ARCHITECTURAL BARRIERS TEXAS GOVERNMENT CODE, CHAPTER 469 ADMINISTERED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.	
THE ALTERATIONS MADE IN THIS PROJECT SCOPE DO NOT ALTER THE PRIMARY FUNCTION OF THIS BUILDING. THE ALTERATIONS MADE IN THIS PROJECT DO NOT CHANGE THE OCCUPANCY TYPE, OCCUPANCY COUNT, OR MEANS OF EGRESS.	



Job: 23383.0000
Date: 04.30.2024

FORT BEND ISD

2023 BOND PROGRAM - BP027 - CSP 24-058KB - KEMPNER AGRICULTURE BUILDING

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LL-A00-03	ENLARGED DEMO FLOOR PLANS
LL-A00-EC	EXISTING CONDITIONS
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LL - P40-01	PLUMBING RISER DIAGRAM

ISSUE FOR BID AND PERMIT

PROJECT DATA AND CODE INFORMATION	CAMPUS NAME
PROJECT DATA	ADMINISTRATION BUILDING
PROJECT NAME: 2023 BOND PROGRAM - BP027 - CSP 24-058KB - LANTERN LANE ELEMENTARY SCHOOL	COLONY BEND ELEMENTARY SCHOOL
PROJECT ADDRESS: 3323 Mission Valley Drive, Missouri City, TX 77459	DULLES HIGH SCHOOL
OWNER: FORT BEND ISD	GARCIA MIDDLE SCHOOL
APPLICABLE CODES	HODGES BEND MIDDLE SCHOOL
BUILDING CODE: 2021 INTERNATIONAL BUILDING CODE	HUNTERS GLEN ELEMENTARY SCHOOL
ACCESSIBILITY CODE: 2012 TEXAS ACCESSIBILITY STANDARDS	KEMPNER AGRICULTURE BUILDING
ELECTRICAL CODE: 2023 NATIONAL ELECTRICAL CODE	KEMPNER HIGH SCHOOL
ENERGY CODE: 2015 INTERNATIONAL ENERGY CONSERVATION CODE	LANTERN LANE ELEMENTARY SCHOOL
FIRE CODE: 2015 INTERNATIONAL FIRE CODE	LAKE OLYMPIA MIDDLE SCHOOL
MECHANICAL CODE: 2015 INTERNATIONAL MECHANICAL CODE	RIDGEGATE ELEMENTARY SCHOOL
PLUMBING CODE: 2015 INTERNATIONAL PLUMBING CODE	RIDGEMONT ELEMENTARY SCHOOL
REGIONAL OR MUNICIPAL CODE: CITY OF MISSOURI CITY	SUGAR MILL ELEMENTARY SCHOOL
LIFE SAFETY INFORMATION	TOWNWEST ELEMENTARY SCHOOL
REFERENCE	HODGES BEND TRANSPORTATION CENTER
USE OR OCCUPANCY CLASSIFICATION	WILLOWRIDGE HIGH SCHOOL
OCCUPANCY: E-1 EDUCATION	
TYPE OF CONSTRUCTION	
CONSTRUCTION TYPE: II-B	
PLUMBING FIXTURE REQUIREMENTS	
PER THE INTERNATIONAL EXISTING BUILDING CODE, 2021, THE MODIFICATIONS AT THIS SCHOOL ARE CLASSIFIED AS LEVEL 1.	
802.1 - LEVEL 1 ALTERATIONS INCLUDE THE REMOVAL AND REPLACEMENT OR THE COVERING OF EXISTING MATERIALS, ELEMENTS, EQUIPMENT OR FIXTURES USING NEW MATERIALS, ELEMENTS, EQUIPMENT OR FIXTURES THAT SERVE THE SAME PURPOSE.	
PLUMBING FIXTURES, INCLUDING TOILET COMPARTMENTS, URINALS, AND LAVATORIES, HAVE BEEN REPLACED ONE-FOR-ONE, EXCEPT WHERE FIXTURES HAVE BEEN REMOVED FOR COMPLIANCE WITH 2012 TEXAS ACCESSIBILITY STANDARDS FOR THE ELIMINATION OF ARCHITECTURAL BARRIERS TEXAS GOVERNMENT CODE, CHAPTER 469 ADMINISTERED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.	
THE ALTERATIONS MADE IN THIS PROJECT SCOPE DO NOT ALTER THE PRIMARY FUNCTION OF THIS BUILDING, THE ALTERATIONS MADE IN THIS PROJECT DO NOT CHANGE THE OCCUPANCY TYPE, OCCUPANCY COUNT, OR MEANS OF EGRESS.	



Job: 23383.0000
Date: 04.30.2024

FORT BEND ISD

2023 BOND PROGRAM - BP027 - CSP 24-058KB - LANTERN LANE ELEMENTARY SCHOOL

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LO-A00-03	ENLARGED DEMO PLANS - LEVEL ONE
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LO-A00-05	ENLARGED DEMO PLANS - LEVEL TWO
LO-A00-EC	EXISTING CONDITIONS
LO-A02-01	PROPOSED KEY PLAN - LEVEL ONE - OVERALL
LO-A02-02	PROPOSED KEY PLAN - LEVEL TWO - OVERALL
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LO-A02-04	ENLARGED PLANS
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LO-E20-01	ELECTRICAL PLAN - OVERALL - LEVEL 1
LO-E20-02	ELECTRICAL PLAN - OVERALL - LEVEL 2
LO-E31-01	ELECTRICAL ENLARGED PLAN - LEVEL 1
LO-E31-02	ELECTRICAL ENLARGED PLAN - LEVEL 1
LO-E31-03	ELECTRICAL ENLARGED PLAN - LEVEL 2
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LO-M00-00	MECHANICAL COVER SHEET
LO-M10-01	MECHANICAL DEMOLITION PLAN - OVERALL - LEVEL 1
LO-M10-02	MECHANICAL DEMOLITION PLAN - OVERALL - LEVEL 2
LO-M20-01	MECHANICAL PLAN - OVERALL - LEVEL 1
LO-M20-02	MECHANICAL PLAN - OVERALL - LEVEL 2
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LO-M40-00	MECHANICAL SCHEDULES AND DETAILS
LO-P00-00	PLUMBING COVER SHEET
LO-P10-01	PLUMBING DEMOLITION PLAN - OVERALL - LEVEL 1
LO-P10-02	PLUMBING DEMOLITION PLAN - OVERALL - LEVEL 2
LO-P20-01	PLUMBING PLAN - OVERALL - LEVEL 1
LO-P20-02	PLUMBING PLAN - OVERALL - LEVEL 2
LO-P31-01	PLUMBING ENLARGED PLAN - LEVEL 1
LO-P31-02	PLUMBING ENLARGED PLAN - LEVEL 1
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ISSUE FOR BID AND PERMIT

PROJECT DATA AND CODE INFORMATION	CAMPUS NAME
PROJECT DATA	ADMINISTRATION BUILDING
PROJECT NAME: 2023 BOND PROGRAM - BP027 - CSP 24-058KB - LAKE OLYMPIA MIDDLE SCHOOL	COLONY BEND ELEMENTARY SCHOOL
PROJECT ADDRESS: 3100 Lake Olympia Parkway, Missouri City, Tx 77459	DULLES HIGH SCHOOL
OWNER: FORT BEND ISD	GARCIA MIDDLE SCHOOL
APPLICABLE CODES	HODGES BEND MIDDLE SCHOOL
BUILDING CODE: 2021 INTERNATIONAL BUILDING CODE	HUNTERS GLEN ELEMENTARY SCHOOL
ACCESSIBILITY CODE: 2012 TEXAS ACCESSIBILITY STANDARDS	KEMPNER AGRICULTURE BUILDING
ELECTRICAL CODE: 2023 NATIONAL ELECTRICAL CODE	KEMPNER HIGH SCHOOL
ENERGY CODE: 2015 INTERNATIONAL ENERGY CONSERVATION CODE	LANTERN LANE ELEMENTARY SCHOOL
FIRE CODE: 2015 INTERNATIONAL FIRE CODE	LAKE OLYMPIA MIDDLE SCHOOL
MECHANICAL CODE: 2015 INTERNATIONAL MECHANICAL CODE	RIDGEGATE ELEMENTARY SCHOOL
PLUMBING CODE: 2015 INTERNATIONAL PLUMBING CODE	RIDGEMONT ELEMENTARY SCHOOL
REGIONAL OR MUNICIPAL CODE: CITY OF MISSOURI CITY	SUGAR MILL ELEMENTARY SCHOOL
LIFE SAFETY INFORMATION	TOWNWEST ELEMENTARY SCHOOL
REFERENCE	HODGES BEND TRANSPORTATION CENTER
USE OR OCCUPANCY CLASSIFICATION	WILLOWRIDGE HIGH SCHOOL
OCCUPANCY: E-1 EDUCATION	
TYPE OF CONSTRUCTION	
CONSTRUCTION TYPE: II-B	
PLUMBING FIXTURE REQUIREMENTS	
<p>PER THE INTERNATIONAL EXISTING BUILDING CODE, 2021, THE MODIFICATIONS AT THIS SCHOOL ARE CLASSIFIED AS LEVEL 1.</p> <p>602.1 - LEVEL 1 ALTERATIONS INCLUDE THE REMOVAL AND REPLACEMENT OR THE COVERING OF EXISTING MATERIALS, ELEMENTS, EQUIPMENT OR FIXTURES USING NEW MATERIALS, ELEMENTS, EQUIPMENT OR FIXTURES THAT SERVE THE SAME PURPOSE.</p> <p>PLUMBING FIXTURES, INCLUDING TOILET COMPARTMENTS, URINALS, AND LAVATORIES, HAVE BEEN REPLACED ONE-FOR-ONE, EXCEPT WHERE FIXTURES HAVE BEEN REMOVED FOR COMPLIANCE WITH 2012 TEXAS ACCESSIBILITY STANDARDS FOR THE ELIMINATION OF ARCHITECTURAL BARRIERS TEXAS GOVERNMENT CODE, CHAPTER 469 ADMINISTERED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.</p> <p>THE ALTERATIONS MADE IN THIS PROJECT SCOPE DO NOT ALTER THE PRIMARY FUNCTION OF THIS BUILDING. THE ALTERATIONS MADE IN THIS PROJECT DO NOT CHANGE THE OCCUPANCY TYPE, OCCUPANCY COUNT, OR MEANS OF EGRESS.</p>	



Job: 23383.0000
Date: 04.30.2024

FORT BEND ISD

2023 BOND PROGRAM - BP027 - CSP 24-058KB - LAKE OLYMPIA MIDDLE SCHOOL

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08 - ARCHITECTURE	
TC-A00-00	RESTROOM TYPES AND RESTROOM ACCESSORIES
TC-A00-01	DEMO PLANS
TC-A00-EC	EXISTING CONDITIONS
TC-A02-01	PROPOSED PLANS
09 - MEP	
TC-E00-00	ELECTRICAL COVER SHEET
TC-E10-01	ELECTRICAL DEMOLITION PLAN
TC-E20-01	ELECTRICAL PLAN
TC-E31-01	ELECTRICAL ENLARGED PLANS
TC-E40-00	ELECTRICAL SCHEDULES AND DETAILS
TC-M00-00	MECHANICAL COVER SHEET
TC-M10-01	MECHANICAL DEMOLITION PLAN
TC-M20-01	MECHANICAL PLAN
TC-M31-01	MECHANICAL ENLARGED PLAN
TC-M40-00	MECHANICAL SCHEDULES AND DETAILS
TC-P00-00	PLUMBING COVER SHEET
TC-P10-01	PLUMBING DEMOLITION PLAN
TC-P20-01	PLUMBING PLAN
TC-P30-01	ENLARGED PLUMBING PLANS
TC-P40-00	PLUMBING SCHEDULES AND DETAILS

ISSUE FOR BID AND PERMIT

PROJECT DATA AND CODE INFORMATION	CAMPUS NAME
PROJECT DATA	ADMINISTRATION BUILDING
PROJECT NAME: 2023 BOND PROGRAM - BP027 - CSP 24-058KB - HODGES BEND TRANSPORTATION CENTER	COLONY BEND ELEMENTARY SCHOOL
PROJECT ADDRESS: 16707 Big Spring St Houston, TX 77063	DULLES HIGH SCHOOL
OWNER: FORT BEND ISD	GARCIA MIDDLE SCHOOL
APPLICABLE CODES	HODGES BEND MIDDLE SCHOOL
BUILDING CODE: 2003 INTERNATIONAL BUILDING CODE	HUNTERS GLEN ELEMENTARY SCHOOL
ACCESSIBILITY CODE: 2012 TEXAS ACCESSIBILITY STANDARDS	KEMPNER AGRICULTURE BUILDING
ELECTRICAL CODE: 2023 NATIONAL ELECTRICAL CODE	KEMPNER HIGH SCHOOL
ENERGY CODE: 2015 INTERNATIONAL ENERGY CONSERVATION CODE	LANTERN LANE ELEMENTARY SCHOOL
FIRE CODE: 2015 INTERNATIONAL FIRE CODE	LAKE OLYMPIA MIDDLE SCHOOL
MECHANICAL CODE: 2003 INTERNATIONAL MECHANICAL CODE	RIDGEGATE ELEMENTARY SCHOOL
PLUMBING CODE: 2018 INTERNATIONAL PLUMBING CODE	RIDGEMONT ELEMENTARY SCHOOL
REGIONAL OR MUNICIPAL CODE: UNINCORPORATED / FORT BEND COUNTY	SUGAR MILL ELEMENTARY SCHOOL
LIFE SAFETY INFORMATION	TOWNWEST ELEMENTARY SCHOOL
REFERENCE	HODGES BEND TRANSPORTATION CENTER
USE OR OCCUPANCY CLASSIFICATION	WILLOWRIDGE HIGH SCHOOL
OCCUPANCY: E-1 EDUCATION	
TYPE OF CONSTRUCTION	
CONSTRUCTION TYPE: II-B	
PLUMBING FIXTURE REQUIREMENTS	
PER THE INTERNATIONAL EXISTING BUILDING CODE 2003, THE MODIFICATIONS AT THIS SCHOOL ARE CLASSIFIED AS LEVEL 1.	
303.1 - LEVEL 1 ALTERATIONS INCLUDE THE REMOVAL AND REPLACEMENT OR THE COVERING OF EXISTING MATERIALS, ELEMENTS, EQUIPMENT, OR FIXTURES USING NEW MATERIALS, ELEMENTS, EQUIPMENT, OR FIXTURES THAT SERVE THE SAME PURPOSE.	
PLUMBING FIXTURES, INCLUDING TOILET COMPARTMENTS, URINALS, AND LAVATORIES, HAVE BEEN REPLACED ONE-FOR-ONE, EXCEPT WHERE FIXTURES HAVE BEEN REMOVED FOR COMPLIANCE WITH 2012 TEXAS ACCESSIBILITY STANDARDS FOR THE ELIMINATION OF ARCHITECTURAL BARRIERS TEXAS GOVERNMENT CODE, CHAPTER 469 ADMINISTERED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.	
THE ALTERATIONS MADE IN THIS PROJECT DO NOT CHANGE THE OCCUPANCY TYPE, OCCUPANCY COUNT, OR MEANS OF EGRESS.	



Job: 23383.0000
Date: 04.30.2024

FORT BEND ISD

2023 BOND PROGRAM - BP027 - CSP 24-058KB - HODGES BEND TRANSPORTATION CENTER

ISSUE FOR BID AND PERMIT

01

02

03

04

05

06

FBISD BP027 Restroom Renovations
Issue for Bid and Permit
Addendum 1

23383.000
30 APRIL 2024
20 MAY 2024

SECTION 00 31 13

PRELIMINARY SCHEDULES

1.1 PROJECT SCHEDULE

- A. This Document with its referenced attachments is part of the Procurement and Contracting Requirements for Project. They provide Owner's information for Bidders' convenience and are intended to supplement rather than serve in lieu of Bidders' own investigations. They are made available for Bidders' convenience and information, but do not affect Contract Time requirements. This Document and its attachments are not part of the Contract Documents.
- B. Available Project information includes the following:
 - 1. Project Schedule.
 - a. See attached Preliminary Phasing Schedule.
- C. Related Requirements that are part of the Contract Documents:
 - 1. Section 01 10 00 "Summary" for phased construction requirements.
 - 2. Section 01 32 00 "Construction Progress Documentation" for Contractor's construction schedule requirements.

END OF SECTION

SECTION 00 31 13 PRELIMINARY SCHEDULES

Preliminary Phasing Schedule

BP 027 RESTROOM RENOVATIONS PRELIMINARY PHASING

	2024												2025											
	August			September			October			November			December		January		February		March		April		May	
Phase																								
Notice to Proceed				NTP																				
Submittals/Procurement				Project Start Up																				
Mobilization															Mobilize									
Approximately 33% Typical Restrooms (~74 Restrooms)															Phase 1									
Approximately 33% Typical Restrooms (~74 Restrooms)																								
Approximately 33% Typical Restrooms (~74 Restrooms)																								
Date of Substantial Completion (March 31 2026)																								

BP 027 RESTROOM RENOVATIONS PRELIMINARY PHASING

	Summer Break			2026																			
	June		July	August			September			October			November		December		January		February		March		
Phase																							
Notice to Proceed																							
Submittals/Procurement																							
Mobilization																							
Approximately 33% Typical Restrooms (~74 Restrooms)																							
Approximately 33% Typical Restrooms (~74 Restrooms)				Phase 2																			
Approximately 33% Typical Restrooms (~74 Restrooms)															Phase 3								
Date of Substantial Completion (March 31 2026)																							

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 10 00 Summary of Work

PART 1 GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. Section includes:

1. Project information
2. Work covered by Contract Documents
3. Phased construction
4. Access to site
5. Coordination with occupants
6. Work restrictions

- B. RELATED SECTIONS:

1. Division 00 FBISD Procurement Forms
2. Division 01 Section 01 50 00 "Temporary Facilities and Controls" for limitations and procedures governing temporary use of Owner's facilities
3. Division 01 Section 01 52 14 "Temporary Facilities for Students" for specifications and procedures regarding the use of temporary swing space that the Contractor may furnish and install to accommodate the Work

1.3 PROJECT INFORMATION

- A. Refer to Section 00 FBISD Procurement Forms

1.4 SCOPE OF WORK. The Work consists of:

- A. **FBISD is seeking a contractor to provide renovations to existing restrooms at multiple campuses (PKG027). The scope of work also includes but is not limited to the selective demolition, reconfiguration and replacement of existing mechanical, electrical and plumbing systems as documented and required for the work.**

1.5 MULTIPLE PROJECT SITE REPRESENTATION FOR BID PACKAGES. If multiple project sites are identified in the Work, the contractor shall employ and designate one qualified full-time Superintendent who shall oversee the performance for the overall work performed under the contract. The daily work is required to have a qualified supervisor for the duration of the work. Any deviation from this will need to be approved by FBISD and the Owner's representative.

1.6 SCHEDULE OF VALUES FOR BID PACKAGES. If multiple project sites are identified in the Work, the contractor shall provide one Schedule of Values for each project site attached to each application for payment. In addition, each school site shall have a separate schedule of values in current CSI format for Renovation Work and for Addition Work, identifying the labor and material components separately.

1.7 CONCURRENT CONSTRUCTION FOR BID PACKAGES. Work (additions and renovations) at each school site will be performed concurrently with the other school sites unless otherwise indicated by FBISD.

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 10 00 Summary of Work

1.8 PHASING. If the school buildings will be in use during construction, the Work shall be conducted in such a manner as to not interrupt or disturb school activities. Phasing plans are guidelines and are used to identify a possible approach to the work. *The contractor may* submit a phasing plan for all scopes of work taking place when requested. Any deviation from the suggested plan contained in the contract documents must be approved by the A/E, owner or owner's representative, and Principal prior to implementation.

- A. **The Contractor may submit, as part of the proposal, optional phasing plans that can potentially save the District time and money.**
- B. Some work may need to be performed after normal school operating hours, nights and weekends. If an owner's representative is required outside normal hours of school operation, FBISD will incur overtime costs for FBISD staff presence at the school site, including weekends and holidays. Such overtime costs incurred may become the financial responsibility of the General Contractor and will be credited to the Owner. Determination of need for reimbursement will be made by FBISD and the owner's representative prior to the start of construction. FBISD and owner's representative reserve the right to alter the decision based on contractor performance.
- C. Refer to the School Operations Parameter Statement Section for details of the regular working hours, holidays and procedures for custodial overtime, etc.
- D. Work cannot start in a particular Phase until students/staff have been relocated to the designated Swing Space (either in the existing building or in Temporary Buildings outside) or until there is an arrangement in place.
 - 1. Close coordination with the A/E, Program Manager, and the School Staff, will be required of the Contractor.
- E. **Some rooms within a Phase may be emptied of furniture, boxes, etc., while others may not be. This is dependent upon where the actual Swing Space will be located or any other arrangements required in the phasing plan. Protection of contents and contents moved by the contractor are the responsibility of the Contractor until work is completed.**
- F. The Contractor shall allow sufficient time to accommodate the Abatement Contractor's work. This activity shall be shown as a separate activity on the Construction Schedule. General Contractor shall coordinate the abatement scheduling with FBISD's selected Environmental Consultant and the Owner Representative.
- G. **All work must be scheduled to occur outside of school hours (no work to occur while classes are in session).**
 - 1. **The Owner may choose to allow a portion of the work at some campuses to occur while classes are in session, however, base bid is to include all work to be scheduled to occur outside of school hours.**
- H. **Delivery of materials into restrooms under construction is not allowed to occur while classes are on-going. Exact delivery times**

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 10 00 Summary of Work

available before and after classes are to be coordinated with the Owner.

- I. A minimum of sixty-six percent of all faculty restrooms and a minimum of sixty-six percent of all student restrooms must remain in operation (with no construction activities on-going) during the school year (while classes are on-going).
 1. Each restroom that is renovated during the school year must be substantially complete to be included in the sixty-six percent of restrooms that are to remain in operation during the school year.
- J. Phasing for all scope of work is to be approved by the Owner for coordination with scopes of work by others that may be on going at each campus.
- K. During the school year while classes are in session work may begin at each campus as follows:
 1. High Schools: 3:30 PM
 2. Middle Schools: 4:30 PM
 3. Elementary Schools: 4:00 PM
- L. Administration building hours are flexible and work may be scheduled to occur at any time.
 1. A minimum of one restroom on each floor of the administration building must remain in use at all times except at the first floor. At the first floor at least two restrooms must be in use at all times.
- M. Transportation building restroom construction activities must be scheduled to occur between the hours of 8 AM and 5 PM. After hours work is not permitted at the transportation building. Construction activities are to be coordinated with the Owner for coordination with bus traffic.
- N. Refer to Construction Documents for additional Phasing information.

~~1.9 PHASING REQUIREMENTS~~

- ~~A. All work must be scheduled to occur outside of school hours (no work to occur while classes are in session).~~
- ~~B. A minimum of sixty-six percent of all faculty restrooms and a minimum of sixty-six percent of all student restrooms must remain in operation (with no construction activities on-going) during the school year (while classes are on-going).
 1. Each restroom that is renovated during the school year must be substantially complete to be included in the sixty-six percent of restrooms that are to remain in operation during the school year.
 2. Phasing for all scope of work is to be approved by the Owner for coordination with scopes of work by others that may be on-going at each campus.
 3. Delivery of materials into restrooms under construction is not allowed to occur while classes are on-going. Exact delivery times available before and after classes are to be coordinated with the Owner.~~

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 10 00 Summary of Work

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- 1.9 HVAC AND WATER TREATMENT REQUIREMENTS Contractor will coordinate with FBISD for water treatment and HVAC maintenance. Please refer to the plumbing and mechanical specifications for the contractor's responsibilities related to these requirements.
- 1.10 PHASE ACCEPTANCE. Upon certification by the Contractor and recommendation of the A/E, FBISD will accept the Work of each individual phase as it is completed. Architectural acceptance shall be called "phase acceptance". The HVAC, electrical, plumbing and roofing systems will be accepted by FBISD when the entire project has been completed; at that point, upon completion of all relevant contractual requirements, Architect will issue substantial completion. The contractor will operate and maintain the HVAC, electrical and plumbing systems that are a part of his scope of work until substantial completion. The contractor's warranty for any new HVAC, electrical, plumbing and roofing systems shall commence at substantial completion for each school project, barring any deviations that have been pre-approved by owner's representative/FBISD. The contractor will install new filters and record date of replacement on each filter upon substantial completion.
- 1.11 USE OF TECHNOLOGY FOR PROJECT MANAGEMENT. FBISD will furnish information related to accessing web-enabled project management applications for this contract. FBISD and the owner's representative will implement project management software, Kahua, which will be easily accessible through the Internet. Contractor will cooperate with the owner's representative for the implementation and use of this tool.

Contractor will be required to create and post several types of documents into Kahua via the Internet. Request for Information (RFIs) will be posted by the Contractor and responded to by the A/E(s) in Kahua via the Internet, thereby facilitating communication among all parties and expediting resolution of issues. Any meeting minutes and field reports required to be created by the Contractor or A/E(s) will be posted to Kahua. FBISD and the Program Manager reserve the right to require additional documents to be entered into Kahua as shown below. Additional requirements may be identified.

Project Management Control System (PMCS) - Kahua

- The District and Owners Representative have agreed to use Kahua as the tool to manage projects between District, Owners Representative, and vendors (general contractors and architects).
- The following modules will be implemented:
 - Budget
 - Contracts
 - Invoices
 - Payments
 - Change Orders
 - Close Out
 - Issues
 - Meeting Minutes
 - Requests for Information
 - Submittals

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 10 00 Summary of Work

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- Transmittals
 - Field Details
 - Field Work Directives
 - Punch List
 - Safety Notices

1.12 HAZARDOUS MATERIAL DESIGN AND CONSTRUCTION. FBISD has retained a separate environmental consultant to prepare contract documents including design drawings and specifications for the removal of hazardous materials from the schools and the air monitoring services (as applicable).

It shall be the responsibility of the Contractor to coordinate with the scheduled work performed by any of FBISD's separate Contractors including the hazardous materials abatement contractor. Contractor shall coordinate all aspects of the hazardous material abatement contractor's work with the Work under this Agreement. The Contractor shall always keep the Program Manager informed of all coordination issues with FBISD separate contractors. Other Contractor responsibilities in relation to the hazardous material design and construction coordination are per Article 6 of the General Contractor's Contract.

1.13 Permitting: Contractors are responsible for the costs of acquiring the building permits. The Contractor will obtain and pay for all trade permits and other miscellaneous permits that may be required by the City/County. Tap fees for connections to off-site water and sewer lines will be paid by unless specified differently by contract documents.

1.14 Storm Water Pollution Prevention Plan: Once the Notice to Proceed has been issued, the Contractor is obligated to comply with the applicable municipalities and applicable SWPPP codes and protocol. The Contractor assumes full responsibility for any complaints, citations, maintenance and complete management of the SWPPP plan including any and all documentation. For new schools with demolition scope by a separate contractor, Contractor shall coordinate with the separate contractor for a seamless transfer / transition of an existing SWPPP. Contractor will then submit all documentation to the District at closeout.

1.15 Construction Specification Index: All construction documentation will follow the 2016 Construction Specification Index format.

1.16 The contractor shall tag locations of all equipment within the scope of work to comply with FBISD construction standards.

PART 2 PRODUCTS (Not Used)

PART 3 EXECUTION (Not Used)

3.1 USE OF PREMISES

- A. Contractor shall coordinate work of all trades with assistance by owner's representative for all subcontractors or consultants retained by FBISD. Contractor shall sequence, coordinate, and perform the Work to impose minimum hardship on the operation and use of the existing facilities

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 10 00 Summary of Work

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- 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 approved by the Owner.
 - C. Contractor shall secure building entrances, exits, and Work areas with locking devices as required by the Owner.
 - D. Contractor assumes custody and control of Owner property, both; fixed and portable, remaining in existing facilities vacated during the work.
 - E. 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.
 - F. Within existing facilities, the Owner will remove or request the contractor to 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.
 - G. Contractor is advised that 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 Owner, 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 Owner.
 - H. Contractor shall protect all surfaces, coverings, materials, and finished Work from damage. Mobile equipment shall be provided with pneumatic tires.
 - I. 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.
 - J. Contractor shall not use or allow anyone other than Owner employees to use facility equipment, except in an emergency.

End of Section 01 10 00

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 77 00 Closeout Procedures

PART 1 GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.
- B.

1.2 SUMMARY

- A. Section includes administrative and procedural requirements for contract closeout, including, but not limited to, the following:
 - 1. Substantial Completion.
 - 2. Final Completion.
 - 3. Warranties.
 - 4. Final cleaning.
- B. Related Sections:
 - 1. Division 01 Section "Execution" for progress cleaning of Project site.
 - 2. Division 01 Section "Operation and Maintenance Data" for operation and maintenance manual requirements.
 - 3. Division 01 Section "Project Record Documents" for submitting Record Drawings, Record Specifications, and Record Product Data.
 - 4. Division 01 Section "Demonstration and Training" for requirements for instructing Owner's personnel.
 - 5. Divisions 02 through 49 Sections for specific closeout and special cleaning requirements for the Work in those Sections.
 - 6. Forms located at the end of this Section 01 77 00:
 - a. GC Closeout Checklist
 - b. Conditional Waiver and Release on Final Payment
 - c. Unconditional Waiver and Release on Final Payment
 - d. Warranty Form
 - e. Asbestos Free Letter Form
 - f. Lead Free Letter Form
 - g. PCB Free Letter Form

1.3 SUBSTANTIAL COMPLETION

- A. Substantial Completion Certificate:
 - 1. Before requesting inspection for determining date of Substantial Completion, complete the requirements listed on the GC Closeout Checklist. Establish the date when the work is complete.
 - 2. Prepare a list of items to be completed and corrected (punch list), the value of item on the list, and reasons why the Work is not complete.
 - 3. Ensure required parties have accepted the work and executed the certificate.
 - 4. Advise the Owner of pending insurance changeover requirement.
 - 5. Grant the Owner unrestricted use of the Work and access to services and utilities. Include occupancy permits and similar releases.

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 77 00 Closeout Procedures

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6. Complete startup, commissioning, testing, manufacturer requirements, and corrections of all systems.
 7. Establish the start date for the warranties.
 8. Establish the completion of the contract time in order to determine if liquidated damages apply.

1.4 FINAL COMPLETION

- A. Preliminary Procedures: Before requesting final inspection for determining final completion, the items listed in 1.3 of this section must be complete. The Contractor must also complete the items listed in the attached “General Contractor Closeout Checklist” at the end of this section.

1.5 LIST OF INCOMPLETE ITEMS (PUNCH LIST)

- A. Organization of List: Include name and identification of each space and area affected by construction operations for incomplete items and items needing correction including, if necessary, areas disturbed by Contractor that are outside the limits of construction.
 1. Organize list of spaces in sequential order.
 2. Organize items applying to each space by major element, including categories for ceiling, individual walls, floors, equipment, and building systems.
 3. Include the following information at the top of each page:
 - a. Project name.
 - b. Date.
 - c. Name of Contractor.
 - d. Page number.
 4. Submit list of incomplete items in the following format:
 - a. PDF electronic file.
 - b. Projects using the owner’s designated software will require the punch list information to be input on an excel spread sheet. The example of the sheet is at the end of this specification section.

1.6 WARRANTIES

- A. Submittal Time: All warranties shall commence on the date of substantial completion unless noted otherwise. Exceptions will have to be approved by architect and owner’s representative and notes made on the AIA substantial completion document.
- B. Organize warranty documents into an orderly sequence based on the table of contents of the Project Manual.
 1. Bind warranties and bonds in heavy-duty, three-ring, vinyl-covered, loose-leaf binders, thickness as necessary to accommodate contents, and sized to receive 8-1/2-by-11-inch paper.
 2. Provide heavy paper dividers with plastic-covered tabs for each separate warranty. Mark tab to identify the product or installation. Provide a typed description of the product or

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 77 00 Closeout Procedures

installation, including the name of the product and the name, address, and telephone number of Installer.

3. Identify each binder on the front and spine with the typed or printed title "WARRANTIES," Project name, and name of Contractor.
4. Scan warranties and bonds and assemble complete warranty and bond submittal package into a single indexed electronic PDF file with links enabling navigation to each item. Provide table of contents at beginning of document. Coordinate paragraph below if Division 01 Section "Operation and Maintenance Data" is used.

Provide additional copies of each warranty to include in operation and maintenance manuals.

PART 2 PRODUCTS

2.1 MATERIALS

- A. Cleaning Agents: Use cleaning materials and agents recommended by manufacturer or fabricator of the surface to be cleaned. Do not use cleaning agents that are potentially hazardous to health or property or that might damage finished surfaces.

PART 3 EXECUTION

3.1 FINAL CLEANING

- A. General: Perform final cleaning. Conduct cleaning and waste-removal operations to comply with local laws and ordinances and Federal and local environmental and antipollution regulations.
- B. Cleaning: Employ experienced workers or professional cleaners for final cleaning. Clean each surface or unit to condition expected in an average commercial building cleaning and maintenance program. Comply with manufacturer's written instructions.
 1. Complete the following cleaning operations before requesting inspection for certification of Substantial Completion for entire Project or for a portion of Project:
 - a. Clean Project site, yard, and grounds, in areas disturbed by construction activities, including landscape development areas, of rubbish, waste material, litter, and other foreign substances.
 - b. Sweep paved areas broom clean. Remove petrochemical spills, stains, and other foreign deposits.
 - c. Remove tools, construction equipment, machinery, and surplus material from Project site.
 - d. Clean exposed exterior and interior hard-surfaced finishes to a dirt-free condition, free of stains, films, and similar foreign substances. Avoid disturbing natural weathering of exterior surfaces. Restore reflective surfaces to their original condition.
 - e. Remove debris and surface dust from limited access spaces, including roofs, plenums, shafts, trenches, equipment vaults, manholes, attics, and similar spaces.
 - f. Sweep concrete floors broom clean in unoccupied spaces.
 - g. Vacuum carpet and similar soft surfaces, removing debris and

DIVISION 1 – GENERAL REQUIREMENTS

Section 01 77 00 Closeout Procedures

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- excess nap; shampoo if visible soil or stains remain.
 - h. Clean transparent materials, including mirrors and glass in doors and windows. Remove glazing compounds and other noticeable, vision-obscuring materials. Replace chipped or broken glass and other damaged transparent materials. Polish mirrors and glass, taking care not to scratch surfaces.
 - i. Remove labels that are not permanent.
 - j. Touch up and otherwise repair and restore marred, exposed finishes and surfaces. Replace finishes and surfaces that cannot be satisfactorily repaired or restored or that already show evidence of repair or restoration.
 - 1) Do not paint over "UL" and other required labels and identification, including mechanical and electrical nameplates.
 - k. Wipe surfaces of mechanical and electrical equipment, elevator equipment, and similar equipment. Remove excess lubrication, paint and mortar droppings, and other foreign substances.
 - l. Clean plumbing fixtures to a sanitary condition, free of stains, including stains resulting from water exposure.
 - m. Replace disposable air filters and clean permanent air filters. Clean exposed surfaces of diffusers, registers, and grills.
 - n. Clean ducts, blowers, and coils if units were operated without filters during construction or that display contamination with particulate matter upon inspection.
 - 1) Clean HVAC system in compliance with NADCA Standard 1992-01. Provide written report upon completion of cleaning.
 - o. Clean light fixtures, lamps, globes, and reflectors to function with full efficiency. Replace burned-out bulbs, and those noticeably dimmed by hours of use, and defective and noisy starters in fluorescent and mercury vapor fixtures to comply with requirements for new fixtures.
 - p. Leave Project clean and ready for occupancy.
- C. Construction Waste Disposal: Comply with waste disposal requirements in Division 01 Section "Temporary Facilities and Controls."

End of Section 01 77 00