M.1.3 Preferences for Certified Joint Ventures

A joint venture certified by DSLBD for this solicitation will receive preferences as a prime contractor as determined by DSLBD.

M.1.4 Verification of Bidder's Certification as a Certified Business Enterprise

M.1.4.1 Any bidder seeking to receive preferences on this solicitation must be certified at the time of submission of its bid. The CO will verify the bidder's certification with DSLBD, and the bidder should not submit with its bid any documentation regarding its certification as a certified business enterprise.

M.1.4.2 Any bidder seeking certification in order to receive preferences under this IFB should contact the:

Department of Small and Local Business Development
ATTN: CBE Certification Program
441 Fourth Street, NW, Suite 850N
Washington DC 20001

M.1.4.3 All bidders are encouraged to contact DSLBD at (202) 727-3900 if additional information is required on certification procedures and requirements.

M.2 EVALUATION OF OPTION YEARS

Not Applicable

SCOPE OF WORK
FOR
MPD6D ADA UPGRADES PROJECT (EXTERIOR UPGRADES)

1.00 Background:

The DC Department of General Services- Capital Construction Services (DGS-CCS) is the implementing agency for the District of Columbia's Capital construction project for the 6th District Headquarters Metropolitan Police Department (MPD). MPD6D is a 24 hour a day, 7 day a week operation. DGS on behalf of MPD are completing ADA Exterior Upgrades Project at MPD 6th District Head Quarters located at 2701 Pennsylvania Avenue, SE Washington DC.

DGS is hereby soliciting services from a qualified firm to work closely with the DGS-CCS Project Manager (PM) to provide ADA upgrades to MPD6D listed in SOW.

The District of Columbia's General Services division (DGS) is seeking a GENERAL CONTRACTOR to provide all necessary construction services, supervision, permits, labor, supplies, equipment, and materials to upgrade the exterior and vestibule entry, and install a new accessible entrance with ramp, steps and landing in order to fully comply with ADA building code requirements at the Metropolitan Police Department (MPD) 6th District Substation. This 2,977 SF facility is located at 2701 PENNSYLVANIA AVENUE SE WASHINGTON D.C. 20020. Specific project details are described in Section 1.01 Standard Work Requirements below and Attachment A's Studio Laan architectural drawings and associated product specifications.

The GENERAL CONTRACTOR shall recognize the nature of the work performed by these Public Safety Agencies, and have a minimum of 10-years of experience in **GENERAL CONSTRUCTION**. Therefore, notwithstanding the obligation of the GENERAL CONTRACTOR to perform the required SOW, under no circumstances shall they impede any of the normal functions of this MPD facility while in performance of their contract.

This selected General Contractor shall work not more than 40 hours per week between 7:00 a.m. and a 5:00 p.m. unless otherwise directed by the DGS PM. DGS shall provide written notification to Contractor when hours outside of 7:00 a.m. to 5:00 p.m. are required and proceed with written approval form MPD and DGS PM. All testing required onsite will be schedule in advance by DGS PM with Contractor. A list of all workers will need to be sent prior to any work beginning.

Provide exterior bid to perform the services outlined in this Scope of Work. All costs for travel, supplies and materials shall be included in the bid price. Scope of Work as follows:

1.01 Standard Work Requirements:

Scope of Work:

Modify existing window opening to allow installation of new accessible entrance door.

New ramp, steps and landing at new accessible entrance.
Upgrade existing exterior doors in kind.
Upgrade existing exterior planter.
Upgrade existing exterior lighting in kind with LED fixtures; add 1 new LED fixture.

General Notes

1. The contractor shall visit and examine the site to gather all necessary information regarding existing conditions and visible features, which would in any way, affect the work to be performed.

Do not scale off drawings. See written dimensions, or request clarification from the Architect.

All work shall comply with all applicable Federal, State, and Local codes, regulations and ordinances, and shall comply with all regulations of utility companies and other governing bodies having jurisdiction. Workmanship and work procedures shall comply with industry standards and approved methodologies set down in applicable trade handbooks and manuals. In the event of conflict, the most stringent requirements shall govern.

Before submitting a proposal each Bidder will be held to have examined the building site and satisfied himself as to the existing conditions under which he/she will be obligated to operate, or that will in any way affect the work under this contract.

Dimensions shown to face of finish material unless noted otherwise. Check, coordinate and field verify all dimensions, elevations and construction details before starting work. Report any discrepancies or omissions to the Architect to coordinate correction prior to construction.

Inform Architect of any discrepancies between assumed and actual conditions prior to the start of construction. Any issues that appear unresolved in drawings or specifications must be brought to the attention of the Architect by the Contractor for resolution prior to construction.

Work shall be performed in a first class manner using new materials and shall be performed by competent, experienced craftsmen in each trade. Certified installers to be utilized where specified.

All materials to be installed in strict accordance with manufacturer's specifications; recommendations; and printed warnings for the handling, installation and protection of all pre-manufactured products.

Contractor shall coordinate all trades and materials and the handling and storage of materials both on site and off.

Contractor shall police and keep job site neat, orderly and secure at all times.

Protect supplies, materials, equipment, work in preparation or being installed, and work in place against cold, heat and/or inclement weather. This may include temporary enclosures, blower heaters, etc. Contractor shall properly organize his work site area, storing his materials in such locations so as not to hamper the proper functioning of this area.

Should Contractor desire to substitute another material or item for one or more specified by name, he shall apply in writing for such permission to the Architect, and allow sufficient time for Architect's review of the request and consultation with Owner.

Whenever the phrase "or equal" or "or acceptable substitute" appears in drawings or specs, the following approval procedure must be followed prior to authorization to proposed change:

a. Supply Architect with written request for change, including manufacturers cut sheets, complete cost differential and any other installation data the Architect may require.
b. Supply sample to Architect upon submittal of cut sheets.
c. File proposed change order showing cost differential allowing proper time for Architect to confer with owner.

Contractor shall determine in advance all items of later choice by Architect and/or Owner. Supply Architect with a schedule showing dates announcing at least two weeks lead time (for decisions on items) prior to ordering and/or need of a decision for the job. Determination of these items is solely the responsibility of the Contractor and scheduling of work may be adjusted accordingly to accommodate two weeks lead-time.

Any and all discussions between Owner and Contractor regarding construction methods and/or design changes shall not be binding until authorized verbally or in writing by the Architect. It shall be solely at the Architect's discretion whether the authorization will be written or verbal. All non-authorized decisions between Owner and Contractor shall be considered the responsibility of the Contractor.

Access panels shall be provided where indicated and as required for access to valves, apparatus, fire dampers, etc. Where in the opinion of the Contractor, access panels are required but are not shown on the drawings; the omission shall be brought to the attention of the Architect for approval prior to installation of equipment.

The Contractor shall locate all equipment that must be serviced, operated, or maintained in fully accessible position. Equipment shall include, but not be limited to valves, traps, cleanouts, motors, controllers, drain points, etc. If required for better accessibility, furnish access doors for this purpose. Minor deviations from drawings may be made to allow for better accessibility. Any change must be approved.

Minor details not usually shown or specified but necessary for the proper installation and operation of systems and equipment shall be included in the work and in the Contractor's estimate the same as if herein specified or shown.

All floor mounted equipment and apparatus, where applicable, shall be provided with necessary complete pedestals, bases, pads, curbs, and anchor blocks as shown or required. Provide anchor bolts, slab inserts, cradle saddles, hangers and sleeves as may be required or necessary for proper support or attachment to the building for all piping, conduit, equipment and apparatus.

Utilities located in or near this project, which are providing services to the general area, shall not be interrupted without approval of the Owner and coordination with the local utility companies.

It is the intention of these drawings and specifications that all labor and materials required for this project, whether or not specifically shown or specified shall be furnished and installed so that the building, when turned over to the Owner, will be complete and ready for continuous and satisfactory occupancy.

Any portion of the work described herein or shown on the drawing, which is not completely understood by the Contractor, shall be clarified by the Architect before proceeding. Many questions cannot be answered, nor specific directions given, until the Architect and Contractor study actual evidence and conditions on the job. These conditions may not be apparent until work has been started. Hence, there is a continuing requirement for close communication between Contractor and Architect. The Contractor shall at all times keep the Architect informed as to evidence of conditions discovered.

The Contractor is invited to make suggestions and recommendations to the Architect about different methods of accomplishing the work. The Contractor is responsible for calling to the Architect's attention work not specifically called for which, in his opinion, should be considered at this time.

The Contractor shall facilitate the access of the Owner, the Architect and their representatives to the work at all times. The Contractor shall provide suitable structures to permit safe passage of pedestrians within and adjacent to the project area.

The Contractor shall take all reasonable precautions to protect the Owner's property and adjacent property from fire or damage due to this construction project. The contractor shall be responsible for the repair and/or settlement of this damage at no additional cost to the Owner.

Job safety is the sole responsibility of the Contractor who shall conform to the safety requirements of all authorities having jurisdiction.

Finished work shall be firm, well-anchored, in true alignment, plumb, level, with smooth, clean, uniform appearance, without waves, distortions, holes, marks, cracks, stains or discolorations. Joints shall be close fitting, neat and well scribed.

Standard FINAL Cleaning - (To be performed AFTER HVAC PM) High dusting, wiping, and wet moping of ALL surfaces in the facility to ensure all surfaces are clear and free of dust/debris.

d. Power washing of all exterior concrete sidewalks/walkways/stairwells surrounding property.
e. Exterior Cleaning of all Windows/Doors/Canopies/Window sills

General Demo Notes

1. Contractor shall inspect entire building and site prior to demolition. All discrepancies with respect to the drawings shall be immediately brought to the attention of the architect for resolution prior to proceeding.

Contractor shall remove all abandoned utilities back to the nearest live branch and cap in a safe manner. Provide access panels as required by building code and inspectors at new terminations.

Contractor shall maintain job site in a safe, neat condition throughout duration of the work.

Contractor shall be solely responsible for protection of adjacent areas, both on and off the property, during the work.

Coordinate w/ owner for disposition of salvaged material, fixtures and equipment.

Demo Keynotes

1. Remove existing window and frame. Demolish brick sill to 8" below floor level. Remove cut brick at jambs and tooth in salvaged brick cut to size w/ finished end face exposed. Coordinate w/ new work plans.
2. Demolish concrete walkway and excavate to new footing level. Do not excavate below top of existing footings. Coord. w/ new work plans for extent.
3. Remove existing recessed convector and install new electric wall heater, recessed in adjacent wall. Match exist. capacity. Cut, cap connections to removed heater & confirm operation of overall system afterward. Coord. final location in field w/ Architect.
4. Remove existing doors, transom and frame (2 openings). Prepare openings to receive new entrance systems. Coordinate w/ new work plans.
5. Demolish portion of existing planter. Coord. w/ new work plans for extent. Salvage demolished material for reinstallation.
6. Remove existing light fixtures. Prepare to receive new fixtures.
7. Remove soil and all planting media, inspect interior and Upgrade as required

General Construction Notes

1. Contractor shall verify all dimensions in field prior to commencing work.

Contractor shall maintain job site in a safe, neat condition throughout the duration of the work.

Contractor shall Upgrade all finishes adjacent to work area where disturbed or damaged during the course of the work.

Construction Keynotes

1. New door, sidelite and transom in modified existing opening. Re: demo plan & notes.

Upgrade door leaf & hardware in existing frame. Re: door schedule. Paint to match exist. finish.

New concrete ramp & landing w/ broom finish. Re: detail sheets for structural info. VIF existing/new grading and request clarification from Architect if discrepancies discovered.

New satin stainless steel handrail.

New concrete stair w/ broom finish. Slope treads @ 1/8":1'-0" to allow water runoff.

Door access control device. Provide electrical connections as req'd. Coord. w/ Owner's vendor.

New brick veneer cheek wall. Re: details

Recessed electric wall heater. Re: demo plan & notes.

Upgrade doors and transoms in existing rough openings. Re: door schedule. Reuse existing electromagnetic door hardware/ access controls.

Upgrade existing light fixture in kind. Re: Material/ Finish Specifications.

Provide new planting media. Re: site plan.

Elevation Keynotes

1. Ramp cheek walls: Brick veneer to match existing building facade.

2. Ramp walking surface and steps: Broom finish concrete
3. Handrails/ guardrails: Satin stainless steel
4. Door, sidelite and transom: Clear anodized aluminum storefront with clear low-e glass to match adjacent exist. profile and finish. Re: Specifications and Door Schedule
5. Stone planter to match existing. Reuse salvaged material from demolition. Recaulk/ reseal @ grade and panel joints. Readjust and level as req'd. Install new liner. Typical of 2 at either sides of building.
6. Decal site signage. Refer to door elevations on A-60 for more info. Coordinate size and location with Owner.
7. Upgrade (2) existing light fixtures in kind.Type A: CGF Design, Dallas, model no. DA-16-LED15-4K-UNV-PA. Tie to photo-cell sensor -see next key note.
8. Upgrade and/ or install (2) ceiling mounted light fixtures at side entrances.Type B: Juno Lighting (Acuity Brands), Slimform, model no. JSFSQ-7IN-10LM-40K-90CRI-MVOLT ZT w/ JSFSQTRIM 7IN SN. Tie all 4 fixtures to a single photo-cell sensor on north facade, field coordinate location with architect.
9. Upgrade (3) existing light fixtures at east and south facades. Type C: e-cono light. model no. E-WFC18A-F4OZ. Tie all 3 fixtures to a single photo-cell sensor on east facadefield coordinate location with architect.
10. Install metal stud sub-frame to form new door/transom rough opening: (2x) 18GA @ head & jambs, min. Anchor to building structural frame. Consult Architect after demolition for final framing layout.
11. Coordinate final color/ material selections with Architect.
12. Contractor shall verify in field all dimensions prior to commencing work.

1.02 Scheduling of Work:

The GENERAL CONTRACTOR shall provide the following documentation as listed below within timeline identified after issuance of the Notice to Proceed (NTP).

PHASE	DESCRIPTION	CALENDAR DAYS FROM ISSUANCE OF PURCHASE ORDER
Phase I	Draft of PROJECT SCHEDULE	5
Phase II	Fully Coordinated SHOP DRAWINGS & SUBMITTALS	5
Phase III	PERMITS and DELIVERY OF MATERIAL to project site	90
Project Completion		90

A. The contractor shall note that:
- Work shall not be performed on Saturdays, Sundays or Federal Holidays, unless if DGS approves. Contractor to submit request in writing with 48 hour notice.
- Work cannot commence or continue during threatening weather, such as driving rains, excess winds, snow or temperatures below 32 degrees.
- A completion time within contractors schedule for the project will be submitted and approved MPD.

1.03 Permits and Drawings:

Drawings are attached. Contractor responsible for all permit fees and Inspections associated with this project, include cost in bid.

1.04 Clean Up and Removal of Debris and Material:

Provide ***DAILY CLEANING*** of the associated work spaces at the end of each day. All trash must be removed from premises and not inhibit MPD6D operations in any way. All area's shall be roped off/cones with tape installed at the end of each day so MPD staff will stay off working area's until work is complete.

1.05 Employee Qualifications, Staff & Supervision:

A. Contractor shall furnish duly qualified, experienced employees and supervisors to perform the work required in the contract.

B. Contractor shall appoint a qualified supervisor for the project and provide the MPD and DGS Project Manager with the supervisor's name and an expeditious method of contacting the supervisor. The supervisor shall be capable of adequate supervision of the work at all times to ensure its completion and satisfactory performance in accordance with the terms of the contract.

C. Contractor shall comply with the instructions pertaining to conduct and building regulations issued by the COTR.

D. Contractor shall, at all times, enforce strict discipline and maintain good order among the workers and shall require workers to observe all fire prevention, security and safety rules and building regulations in force at the work site.

E. The Contractor shall provide all supervision, labor, material, equipment to perform the scope of work including daily Project Management/Project Supervision.

F. The Contractor shall be responsible for running weekly progress meeting onsite, location to be approved by MPD and DGS Project, responsible for agenda, meeting minutes, 2 week look ahead schedule, submittals and RFI logs and any other related documentation to this project.

1.06 Installation Requirements:

A. The successful contractor shall participate in a coordination meeting at MPD6D prior to beginning work with MPD and DGS Project Manager and a representative of the COTR to discuss entire scope and schedule and address all questions that the Contractor might have prior to them starting work.

B. The successful contractor shall be responsible for providing ALL necessary accessories to facilitate all work associated with this project mentioned in SOW.

1.07 Procedures for Commencement and Completion of Work:

A. MPD expects project schedule for this project to be submitted and approved by MPD and DGS Project Manager within 5 working days from notice to proceed date and/or contract award date.

B. Contractor shall, within (5) five business days of notice to proceed and/or contract award, schedule a meeting with MPD and DGS Project Manager for a complete disclosure of any and all concerns. Failure to schedule this meeting will not discharge the contractor from full compliance with the contract as published.

1.08 General Conditions:

The Contractor shall provide the required services in accordance with the following General Conditions, as applicable:

1.09 The Contractor shall be responsible for determining existing conditions on project site by examination, whether indicated in the Scope of Work or not.

1.10 The facility is fully occupied, the Contractor shall coordinate activities with DGS Project Manager so as to allow occupants the mandated time necessary for relocation of personal items or vehicles out of a construction area before beginning work.

1.11 Time is of the essence with respect to the contract. The Contractor shall substantially complete the project within (90) calendar days from the date specified in the written Notice to Proceed (NTP) signed by the Contracting Officer, and fully complete the Project ten (10) days thereafter. As such, the Contractor shall dedicate such personnel and other resources as necessary to ensure that the Project is completed on-time and in a diligent, skilled, and professional manner.

1.12 All work shall be performed during the normal business hours (between 7:00 a.m. to 7:00 p.m.) Monday - Friday. Work shall be scheduled and coordinated with the DGS Project Manager.

1.13 The Contractor shall perform all of the work in a first class and workmanlike manner. Any equipment or materials called for in the Scope of Work shall be new unless otherwise approved by the Department in advance and in writing.

1.14 The Contractor shall provide deliverables as indicated in Section 1.38 to the DGS Project Manager for its review and approval prior to proceeding with the work.

1.15 The Contractor, at no additional cost to the Department, shall provide such safety barricades, enclosures and overhead protection as may reasonably be required by the Department and as may be necessary to safely implement the work and to remove such at the end of the work and shall leave the site in broom clean condition.

1.16 In addition to demolition which may be specified in other sections, the Contractor shall:

(a) Cut, move or remove items from premises as necessary to allow work to proceed;
(b) Repair or remove unsafe or unsanitary conditions;
(c) Remove abandoned items and items serving no useful purpose, such as abandoned piping, conduit, wiring, electrical devices and any other items. However, before any appurtenance removal, the work shall be coordinated with the DGS Project Manager (PM);
(d) Remove unsuitable or extraneous materials such as abandoned furnishings and equipment, and debris such as rotten wood, rusted metals and deteriorated concrete;
Clean surfaces and remove surface finishes as indicated in the Scope of Work to install new work and finishes and unless otherwise noted the new finish shall match the existing. Reference Finish Schedule for new finishes. Items not specifically called out in Finish Schedule should be Upgrade in-kind with new products, subject to MPD review and approval, to ensure final installations contain at a minimum, the same accessory and grab bar counts that currently exist. Contractors to perform pre-bid walk prior to obtain current counts to ensure bid contains the same at a minimum. Greater quality and greater quantity applies to finish installations.

1.17 The Contractor is not responsible for obtaining all job permits and approvals from the Department of Consumer and Regulatory Affairs that are required to perform and complete the installation at no additional cost to the Department. DGS has AE under contract during construction of MPD6D project to assist with answering RFI, please include all permit cost to complete this project.

1.18 The Contractor's scope of work shall include all necessary maintenance of traffic measures, including, but not limited to, signs, flagman, steel plates, etc. The Contractor shall be responsible for preparing any necessary maintenance of traffic plans and for obtaining any required lane closure permits.

1.19 The costs of any necessary temporary sheeting (Full Height of Door Opening) and security should be included in the Offeror's lump sum price (If required).

1.20 All materials, equipment and installations provided shall have a warranty period of one (1) year from Final Completion/Punch List.

1.21 The Contractor shall not install any new work/equipment in a location that would interfere or cover up utilities or emergency related equipment (i.e. installing NEMA Control boxes or operators in front of fire alarm pull stations, HVAC controls, light switches, etc.).

1.22 **Parking is not available on the premises**: The Contractor shall use street parking and keep the MPD6D driveways, loading areas, and entrances serving premises clear and available to District employees, the public, and emergency vehicles at all times. The contractor shall not use these areas for parking or storage of materials, and schedule deliveries to minimize use of driveways and entrances.

1.23 The Contractor shall schedule deliveries to minimize space and time requirements for storage of materials and equipment on-site.

1.24 The Contractor shall comply with the following:

(a) The area available to the Contractor for performance of the work is restricted to the areas in which that Work shall be conducted with the understanding that it may at any time be further encroached upon by the facility for security reasons. When the District or the occupant continues to occupy portions of the project during construction, the Contractor shall schedule and conduct the work so as to cause the least interference with operations of the District or occupants.
(b) When the above must be interrupted, the Contractor shall provide alternate facilities acceptable to the Project Manager (PM) or schedule the interruption for a time when occupancy will not be impaired.

1.25 The Contractor shall not interrupt utilities serving facilities occupied by District or others unless permitted under the following conditions and then only after arranging to provide temporary utility services according to requirements indicated:

1.25.1 Notification to the District not less than seven (7) work days in advance of proposed utility interruptions; Contractor shall not proceed with utility interruptions without District's written permission.

1.26 The Contractor shall obtain required approvals from authorities having jurisdiction.

1.27 Smoking shall not be permitted within the building or within 25 feet of entrances, operable windows, perimeter fence, or outdoor-air intakes.

1.28 Use of tobacco products and other controlled substances shall not be permitted on the construction site.

1.29 District may appoint other entities to manage day-to-day activities for the execution of the Project.

1.30 The Contractor shall coordinate with the PM for work scheduling; including, but not limited to: availability of work areas, security planning, storage and coordination with all agencies and utility providers, including Miss Utility.

1.31 The Contractor shall effectively utilize the existing conditions when and where reuse is called for in the Scope of Work. Changes to the cost of work will not be authorized for reuse items. If modifications to the existing conditions must be made for new installations, it is the Contractor's responsibility to perform them as required, the cost of which is included in the Lump Sum Proposal.

1.32 While performing the Work, the Contractor shall not cause any of MPD emergency equipment to malfunction. If the emergency equipment malfunctions as a direct result of work performed by the Contractor, the Contractor shall immediately contact the Officer on Duty and the DGS PM for the project.

1.33 Prior to submitting its proposal, each Offeror shall carefully review the Scope of Work and shall bring any inconsistency or error in the Scope of Work to the attention of the Department in writing. To the extent that a competent Contractor could have identified any such inconsistency or error, such inconsistency or error shall not serve as the basis for a change order and the Contractor shall assume the risk of such inconsistency or error.

1.34 Provide Final Cleaning of all spaces where renovations occur, area's directly related to all work. Additionally, after work is completed, ALL work areas should should be clean with all trash removed.

1.35 The Plans, Specifications, Cuts Sheets, Finish Schedules, etc. are considered complimentary Contract Documents. What is required and shown in one document is to be considered required and shown by all documents. Greater quantity and greater quality is required if there is a conflict in information provided.

1.36 Provide offsite removal of trash and cleaning at the end of each day, Contractor will receive dumpster location approval from DGS Project Manager prior to work beginning.

1.37 Deliverables:

In addition, the Contractor shall also provide the following deliverables:

Hard copies and electronic copies shall be submitted to the DGS Project Manager.

The Contractor shall provide submittals to the Project Manager (PM) as indicated in the Drawings, Specifications, and/or Statement of Work to the District for its review and approval prior to proceeding with the work.

Item	Format	Due Date
Submittals	One (1) electronic copy	Within five (5) calendar days of executed NTP
CPM Project Schedule	One (1) electronic copy Two (2) Hard copies	Within five (5) calendar days of executed NTP

1.38 Conformance with Laws:

It shall be the responsibility of the Contractor to perform the Agreement in conformance with the Department's Procurement Regulations (27 DCMR § 4700 *et seq.*) and all statutes, laws, codes, ordinances, regulations, rules, requirements and orders of governmental bodies, including, without limitation, the U.S. Government and the District of Columbia government; and it is the sole responsibility of the Contractor to determine the Department's procurement regulations, statutes, laws, codes, ordinances, regulations, rules, requirements and orders that apply and their effect on the Contractor's obligations thereunder.

1.39 Living Wage Act:

The Living Wage Act is applicable to this Contract. As such, the Contractor and its subcontractors shall comply with the wage and reporting requirements imposed by that Act (Attachment I).

1.40 Davis-Bacon Act:

The Davis-Bacon Act is applicable to this Project. As such, the Contractor and its trade subcontractors shall comply with the wage and reporting requirements imposed by this Act. Applicable wage determination rates are attached hereto as Attachment E.

1.41 Apprenticeship Act:

The Apprenticeship Act shall comply with this contract and the Contractor and all of its trade subcontractors shall be required to comply with that act. In addition, thirty-five percent (35%) of all apprentice hours worked on the Project shall be worked by District residents.

1.42 Licensing, Accreditation and Registration:

The Contractor and all of its subcontractors shall comply with all applicable District of Columbia, state and federal licensing, accreditation, and registration requirements and standards necessary for the performance of the contract.

1.43 Standard Contract Provisions:

The Standard Contract Provisions for use with Specifications for District of Columbia Government Construction Projects are hereby incorporated into this RFP.

1.43 Quality Assurance

a. The GENERAL CONTRACTOR shall submit a reference list including names, addresses, emails and telephone numbers for (3) three GENERAL installations of comparable size and scope Amount and Description that have been constructed in the last five (5) years.

b. All materials, equipment and installations provided shall have a minimum warranty period of 1 year from DGS approved Final Completion date.

GENERAL REQUIREMENTS:

For clarification of any item or changes to the Scope of Work and overall coordination of this project, contact DGS Project Manager, Quinn R. Osborne at 202.316.7169 (cell) and Quinn.osborne@dc.gov (email).

2000 14th St. NW, 8th Floor Washington DC 20009 | Telephone (202) 727.2800 | Fax (202) 727-7283

Metropolitan Police Department
6th District Substation

2701 Pennsylvania Ave SE
Washington, DC 20020

Permit and Bid Set
November 8, 2018

1 / G-00 Location Plan
NTS

INDEX OF DRAWINGS

G-00	Cover Sheet
G-01	General Notes & Structural Notes
G-02	Specifications
G-03	Specifications, Cont'd
L-01	Site and Landscape Details
A-00	Site Plan
A-01	Demolition and New First Floor Plans
A-20	Demolition and New Building Elevations
A-30	Sections and Details
A-60	Schedules and Door Elevations

LIST OF ABBREVIATIONS

A.B.	ANCHOR BOLT
ABV	ABOVE
B.O.	BOTTOM OF
BLW	BELOW
BOT.	BOTTOM
CMU	CONCRETE MASONRY UNIT
CONC.	CONCRETE
COORD.	COORDINATE
ETR	EXISTING TO REMAIN
E.W.	EACH WAY
ILO	IN LIEU OF
LONG.	LONGITUDINAL
O.C.	ON CENTER
P.T.	PRESSURE TREATED
PTD	PAINTED
PLWD	PLYWOOD
T.O.	TOP OF
TYP	TYPICAL
U.O.N.	UNLESS OTHERWISE NOTED
VIF	VERIFY IN FIELD
VTR	VENT TO ROOF
WD	WOOD

ZONING & BUILDING CODE ANALYSIS

Address:	2701 Pennsylvania Ave SE
ANC SMD:	7B03
SSL:	5581/.../0804
Lot Size:	7,570 sf
Exist. Building Size:	5,900 sf GFA
Zoning Designation:	MU-4
Exist. & Prop. Use:	B - Business
Existing Building Height:	2 Stories + cellar
Existing Building Footprint:	2,977 sf
Existing Lot Occupancy:	39%
Existing Lot Paved Area:	61%
Existing Lot Pervious Area:	0%

Relevant Building Codes:

District of Columbia Construction Code Supplement of 2013 (12 DCMR), and by incorporation:
- 2012 International Building Code (IBC)
- 2011 National Electric Code (NEC)
- 2012 International Fuel Gas Code (IFGC)
- 2012 International Mechanical Code (IMC)
- 2012 International Plumbing Code (IPC)
- 2012 International Property Maintenance Code (IPMC)
- 2012 International Fire Code (IFC)
- 2012 International Energy Conservation Code (IECC); or ASHRAE 90.1-2010
- 2012 International Existing Building Code (IEBC)
- 2012 International Green Construction Code (IGCC)
- 2009 ANSI A117.1

SCOPE OF WORK

1. Modify existing window opening to allow installation of new accessible entrance door.
2. New ramp, steps and landing at new accessible entrance.
3. Replace existing exterior doors in kind.
4. Repair existing exterior planter.
5. Replace existing exterior lighting in kind; add 2 new LED fixtures.

studio laan
architecture | design | sustainability

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202.213.4259

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Consultants

Modifications to the
Metropolitan Police Department 6th District Substation

2701 Pennsylvania Ave. SE
Washington, DC 20020

Title

Cover Sheet

Seal

Date
11.08.2018

Rev.	Date
Issued for Permit & Bid	11.08.2018

Scale: NTS

N

Sheet
G-00

GENERAL NOTES

1. The contractor shall visit and examine the site to gather all necessary information regarding existing conditions and visible features, which would in any way, affect the work to be performed.
2. Do not scale off drawings. See written dimensions, or request clarification from the Architect.
3. All work shall comply with all applicable Federal, State, and Local codes, regulations and ordinances, and shall comply with all regulations of utility companies and other governing bodies having jurisdiction. Workmanship and work procedures shall comply with industry standards and approved methodologies set down in applicable trade handbooks and manuals. In the event of conflict, the most stringent requirements shall govern.
4. Before submitting a proposal each Bidder will be held to have examined the building site and satisfied himself as to the existing conditions under which he/she will be obligated to operate, or that will in any way affect the work under this contract.
5. Dimensions shown to face of finish material unless noted otherwise. Check, coordinate and field verify all dimensions, elevations and construction details before starting work. Report any discrepancies or omissions to the Architect to coordinate correction prior to construction.
6. Inform Architect of any discrepancies between assumed and actual conditions prior to the start of construction. Any issues that appear unresolved in drawings or specifications must be brought to the attention of the Architect by the Contractor for resolution prior to construction.
7. Work shall be performed in a first class manner using new materials and shall be performed by competent, experienced craftsmen in each trade. Certified installers to be utilized where specified.
8. All materials to be installed in strict accordance with manufacturer's specifications, recommendations, and printed warnings for the handling, installation and protection of all pre-manufactured products.
9. Contractor shall coordinate all trades and materials and the handling and storage of materials both on site and off.
10. Contractor shall police and keep job site neat, orderly and secure at all times.
11. Protect supplies, materials, equipment, work in preparation or being installed, and work in place against cold, heat and/or inclement weather. This may include temporary enclosures, blower heaters, etc. Contractor shall properly organize his work site area, storing his materials in such locations so as not to hamper the proper functioning of this area.
12. Should Contractor desire to substitute another material or item for one or more specified by name, he shall apply in writing for such permission to the Architect, and allow sufficient time for Architect's review of the request and consultation with Owner.
13. Whenever the phrase "or equal" or "or acceptable substitute" appears in drawings or specs, the following approval procedure must be followed prior to authorization to proposed change
    a. Supply Architect with written request for change, including manufacturers cut sheets, complete cost differential and any other installation data the Architect may require.
    b. Supply sample to Architect upon submittal of cut sheets.
    c. File proposed change order showing cost differential allowing proper time for Architect to confer with owner.
14. Contractor shall determine in advance all items of later choice by Architect and/or Owner. Supply Architect with a schedule showing dates announcing at least two weeks lead time (for decisions on items) prior to ordering and/or need of a decision for the job. Determination of these items is solely the responsibility of the Contractor and scheduling of work may be adjusted accordingly to accommodate two weeks lead-time.
15. Any and all discussions between Owner and Contractor regarding construction methods and/or design changes shall not be binding until authorized verbally or in writing by the Architect. It shall be solely at the Architect's discretion whether the authorization will be written or verbal. All non-authorized decisions between Owner and Contractor shall be considered the responsibility of the Contractor.
16. Access panels shall be provided where indicated and as required for access to valves, apparatus, fire dampers, etc. Where in the opinion of the Contractor, access panels are required but are not shown on the drawings; the omission shall be brought to the attention of the Architect for approval prior to installation of equipment.
17. The Contractor shall locate all equipment that must be serviced, operated, or maintained in fully accessible position. Equipment shall include, but not be limited to valves, traps, cleanouts, motors, controllers, drain points, etc. If required for better accessibility, furnish access doors for this purpose. Minor deviations from drawings may be made to allow for better accessibility. Any change must be approved.
18. Minor details not usually shown or specified but necessary for the proper installation and operation of systems and equipment shall be included in the work and in the Contractor's estimate the same as if herein specified or shown.
19. All floor mounted equipment and apparatus, where applicable, shall be provided with necessary complete pedestals, bases, pads, curbs, and anchor blocks as shown or required. Provide anchor bolts, slab inserts, cradle saddles, hangers and sleeves as may be required or necessary for proper support or attachment to the building for all piping, conduit, equipment and apparatus.
20. Utilities located in or near this project, which are providing services to the general area, shall not be interrupted without approval of the Owner and coordination with the local utility companies.
21. It is the intention of these drawings and specifications that all labor and materials required for this project, whether or not specifically shown or specified shall be furnished and installed so that the building, when turned over to the Owner, will be complete and ready for continuous and satisfactory occupancy.
22. Any portion of the work described herein or shown on the drawing, which is not completely understood by the Contractor, shall be clarified by the Architect before proceeding. Many questions cannot be answered, nor specific directions given, until the Architect and Contractor study actual evidence and conditions on the job. These conditions may not be apparent until work has been started. Hence, there is a continuing requirement for close communication between Contractor and Architect. The Contractor shall at all times keep the Architect informed as to evidence of conditions discovered.
23. The Contractor is invited to make suggestions and recommendations to the Architect about different methods of accomplishing the work. The Contractor is responsible for calling to the Architect's attention work not specifically called for which, in his opinion, should be considered at this time.
24. The Contractor shall facilitate the access of the Owner, the Architect and their representatives to the work at all times. The Contractor shall provide suitable structures to permit safe passage of pedestrians within and adjacent to the project area.
25. The Contractor shall take all reasonable precautions to protect the Owner's property and adjacent property from fire or damage due to this construction project. The contractor shall be responsible for the repair and/or settlement of this damage at no additional cost to the Owner.
26. Job safety is the sole responsibility of the Contractor who shall conform to the safety requirements of all authorities having jurisdiction.
27. Finished work shall be firm, well-anchored, in true alignment, plumb, level, with smooth, clean, uniform appearance, without waves, distortions, holes, marks, cracks, stains or discolorations. Joints shall be close fitting, neat and well scribed.
28. Standard FINAL Cleaning - (To be performed AFTER HVAC PM) High dusting, wiping, and wet moping of ALL surfaces in the facility to ensure all surfaces are clear and free of dust/debris.
    a. Power washing of all exterior concrete sidewalks/walkways/stairwells surrounding property.
    b. Exterior Cleaning of all Windows/Doors/Canopies/Window sills

STRUCTURAL NOTES

1. BUILDING CODE - IBC 2012 and DCMR 12A - 2013 Supplement
2. LIVE LOADS
   Ground snow load (Pg) ..... 25 psf (In DC), 30 psf (In Montgomery County)
   Flat - Roof snow load (Pf) ..... 25 psf (In DC), 30 psf (In Montgomery County)
   Snow Exposure Factor (Ce) ... 1.0
   Thermal factor (Ct) 1.0
   Importance factor (I) 1.0
   Snow drift where applicable
   Stairways / Ramps ..... 100 psf
3. WIND LOAD & SEISMIC LOAD - Based on: Vult = 115 mph, exposure B and wind risk category II
4. SOIL - Allowable Isolated Spread Footing / Mat foundation soil bearing - 1,500 psf is assumed.
   Horizontal earth pressure on cantilever retaining walls = 45 pcf (Active condition)
5. CONCRETE - All concrete construction shall conform to the ACI 318. 28-day concrete strength shall be: f'c = 4,000 psi for the footing, slab on grade (stair) and concrete over the composite deck.
   All concrete exposed to the weather shall be air entrained with 6% +/- 1% air content.
6. REINFORCEMENT STEEL - All reinforcing steel shall conform to ASTM-A615, Grade 60. Welded wire mesh to conform to ASTM-A185. Fabricate and provide standard supporting accessories in accordance with the ACI Manual of Standard Practice for Detailing Reinforced Concrete Structures ACI 315. In any concrete structure exposed to weather and/or deicing salt, all reinforcing shall be epoxy coated if required by the owner. All continuous reinforcing shall be spliced with type 'B' splice and staggered, unless noted otherwise. Submit for approval shop drawing showing all reinforcing steel and locations of cold joints for extent of the concrete pour. If mechanical splices are required in lieu of conventional splices, they shall be capable to develop at least 1.25fy of the bars in tension or compression. Mechanical splices shop drawings to be submitted to the SER for review and approval.
7. CONCRETE PROTECTION FOR REINFORCEMENT - Reinforcing bars to have concrete cover as follows:
   Footings and other concrete poured against earth - 3"
   Top reinforcing in conventionally reinforced slab exposed to weather (e.g. Ramp) - 1 1/2" (UNO)
8. COMPOSITE FLOOR DECK - Shall be 1 1/2" type B, 18 gage Galvanized (G90). The deck subject to exterior exposure use Galvanized deck (G90) conforming to SDI specs, with steel fy = 33 ksi minimum, unless noted. Reinforce concrete slab as shown on plans. The decking is not required for the shoring during the construction if the slab is less than 4'-6".
9. WELDING - Welding shall conform to the American Welding Society standard code (AWS) for ARC and Gas Welding in Building Construction, latest code, and shall be performed by certified welders only. All welds to be 3/16" fillet min. 3" long unless otherwise required.
10. HANDRAILS & NON-STRUCTURAL MISC STEEL COMPONENTS - Handrails, and non-structural misc. steel components shall be designed and detailed by supplier. The design shall be based on loading requirements as per IBC & ASCE latest edition. Submit shop drawings and calculations signed and sealed by a professional engineer licensed in the building's jurisdiction.
11. MASONRY - Concrete masonry units shall conform to ASTM C_90 Grade 1. Solid masonry units should be minimum 75% solid, unless otherwise noted. Concrete masonry units shall be made with light weight concrete, f'm = 1500 psi minimum. Use Type 'M' mortar. Provide horizontal masonry reinforcing at 16" o.c. in all masonry walls unless noted. Provide vertical control joints in all masonry walls @ 30'_0" o.c., unless noted. All mortar joints in masonry walls (horizontal & vertical) shall be filled 100% with mortar. All CMU walls to be reinforced with #5 @ 24" on center, full height, grouted with pea gravel concrete and with dowels to match unless noted otherwise on drawings. Splice vertical reinforcing with 48 bar diameter at splice location typical, unless noted. For all composite masonry walls, without cavity, fill collar joints 100% with mortar. Use buckets to measure materials for mixing mortar. Grout shall be sand and cement, 8 bags of cement per cubic yard. Provide masonry ties between 4" brick veneer wall and masonry wall. Space ties @ 16" horizontal and at 24" vertical. Design of masonry is based on inspected construction. Owner shall have inspection of the construction of the masonry.
12. REINFORCED MASONRY - Fill all the cells 3000 psi pea gravel concrete. Build walls so that all cells line up. Provide clean-out holes above footings in block cells to be reinforced. Break all mortar protruding into block cells with the reinforcing rod and remove loose mortar. Build wall with maximum 4'_0" lift for the placement of reinforcing and concrete fill.
13. DOVETAIL ANCHOR SLOTS - Shall be 2'-0" on center maximum where masonry abuts or faces concrete. Provide dovetail anchors into masonry at 1'-4" on center unless noted on plans.
14. FOUNDATION - All footings shall project at least 1'-0" into undisturbed natural soil or the compacted controlled fill having a bearing value at least equal to that specified above. See soil report for sub grade preparation and sub-drain system if required. Bottoms of all exterior footings and footings in unheated spaces shall be at least 2'6" below finished grade. Wall footings shall be 12" deep and project 6" beyond each face of wall, unless noted. Elevations of bottoms of footings have been established from available information and shall not be construed as waiving any of the minimum requirements stated above. All masonry wall footings in controlled fill are to be reinforced with 3#5 longitudinal continuous top and bottom bars, unless noted. All disturbed and over excavated earth under footings shall be replaced with concrete. f'c = 2000 psi All bearing strata shall be adequately drained before foundation concrete is placed. No excavation shall be closer than at a slope of 2:1 (2 horizontal to one vertical) to a footing. Do not place concrete over frozen soil.
    The owner shall retain the services of a soil consultant approved by the Architect to check and verify the required soil bearing pressure of each footing.
15. WALL PROPPING - Extreme care and proper preventative measures must be taken so as not to damage, bulge or tip walls, due to equipment and/or earth pressure or wind. Shoring, back-propping or other suitable methods of protection shall be employed until the full load of the building is on the walls and the walls are permanently braced.
16. BACKFILL - Where backfill is required on both sides of walls, backfill both sides simultaneously. Where backfill is required on one side of wall and the framed slab is not in place, shore the wall before backfill is placed.
17. PRE-EXISTING CONDITIONS - Dimensions, if shown on drawings, were taken from the existing structural and architectural drawings. General contractor shall field measure location of all existing columns and beams prior to fabrication, and will adjust all the members' length and connections accordingly.
18. BOLTING INTO EXISTING or NEW CONCRETE STRUCTURE - (Expansion bolts, Adhesive anchors or through bolts, etc.). Do not damage or cut vertical or horizontal reinforcing when drilling holes in existing beams, columns or slabs. Predrill holes in existing structure and then create bolt hole template before shop fabricating steel plates (typical).
19. DEMOLITION - Contractor shall take care during demolition not to damage other parts of the structure. Contractor is responsible for temporary shoring. Do not over cut when using saws to cut slab opening.
20. MISCELLANEOUS - Provide all clips, inserts, ties, anchor straps, hangers, bolts and other fasteners required for this project. The contractor shall verify all dimensions, slab edges, column and shear wall locations with the architectural drawings prior to starting construction and any discrepancy shall be brought to the attention of the Architect. In case of conflict between the structural notes, details and specifications, the most stringent requirements shall govern.

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Consultants

Modifications to the
Metropolitan Police Department 6th District Substation

2701 Pennsylvania Ave. SE
Washington, DC 20020

Title

General Notes & Structural Notes

Seal

Date
11.08.2018

Rev.	Date
Issued for Permit & Bid	11.08.2018

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SPECIFICATIONS

SECTION 1.0 GENERAL CONDITIONS

1. General Conditions shall be covered by the contract between the Contractor and Owner. All provisions in this section shall be an addendum to said contract. Where terms conflict, the contract between Contractor and Owner shall govern.
2. The Contractor shall prepare a submittal schedule, promptly after being awarded the Contract and thereafter as necessary to maintain a current submittal schedule, and shall submit the schedule(s) for the Architect's approval. The Architect's approval shall not unreasonably be delayed or withheld. The submittal schedule shall (1) be coordinated with the Contractor's construction schedule, and (2) allow the Architect reasonable time to review submittals. If the Contractor fails to submit a submittal schedule, the Contractor shall not be entitled to any increase in Contract Sum or extension of Contract Time based on the time required for review of submittals.
3. When the Contractor considers that the Work, or a portion thereof which the Owner agrees to accept separately, is substantially complete, the Contractor shall prepare and submit to the Architect a comprehensive list of items to be completed or corrected prior to final payment ("punchlist"). Failure to include an item on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. The Contractor shall perform the Work in general accordance with the most recent schedules submitted to the Owner and Architect.
4. Materials stored and handled onsite during construction phases shall comply with the applicable manufacturer's printed instructions. Where manufacturer's printed instructions are not available, approved standards or guidelines shall be followed.
5. Porous or fibrous materials and other materials subject to moisture damage shall be protected from moisture during the construction phase. Material damaged by moisture or that are visibly colonized by fungi either prior to delivery or during the construction phase shall be cleaned and dried or, where damage cannot be corrected by such means, shall be removed and replaced.
6. Construction material and waste management requirements. Not less than 50 percent of nonhazardous construction waste shall be diverted from disposal, by recycling or salvage of construction materials and waste. The contractor shall maintain receipts and other documentation through the course of construction relating to diversion. The percentage of materials diverted shall be calculated by weight or volume, but not both. For the purposes of this section, construction materials and waste shall include, but are not limited to (1) all materials delivered to the site and intended for installation prior to the issuance of the certificate of occupancy, including related packaging; and (2) construction materials and waste removed during demolition or razing. The contractor shall provide verification of the project's compliance with this provision. When requested by the code official, evidence of diversion shall be provided, which may include, but is not limited to, hauling receipts.

SECTION 2.0 SITEWORK

SECTION 2.1 SEED, SOD AND MULCH

1. Upon completion of work, and prior to removal of erosion control systems, restore all areas of disturbed ground with seed, sod or mulch. Coordinate with Owner for type and extent of each, and provide coverage as directed at no additional cost to Owner.
2. Contractor shall water seed and sod as required to ensure acceptable results to Owner no less than 90 days after initial application. If water is not available at the site in sufficient quantity, it shall be the contractor's responsibility to provide it at no additional cost to Owner.
3. Seeding and sodding shall be performed during the below periods, unless otherwise directed by Owner
   a. Regular seeding season
      i. Spring: March 1 - May 15
      ii. Fall: August 15 - October 15. Fall is preferred seeding season.
   b. Regular sodding season
      i. Spring: March 1 - May 1
      ii. Fall: October 1 - November 15

SECTION 3.0 CONCRETE

1. All exterior concrete shall be Fc = 4ksi U.N.O.
2. All concrete on grade shall be placed over 4" compacted gravel, w/ min. 10 mil PE vapor barrier.
3. Steel reinforcing shall be placed with 3" cover to earth, 2" elsewhere.
4. Steel reinforcing shall be placed with 3" cover to earth, 2" elsewhere.
5. All exterior concrete walking surfaces shall receive a broom finish U.N.O.
6. All outside corners on exterior concrete shall be beveled.
7. Concrete accessories. Install in accordance with manufacturer's instructions U.N.O.
   a. Retrofit waterstop shall be JPL336L by J.P. Specialties, Inc.; www.jpspecialties.com; or approved equal.

SECTION 4.0 MASONRY

1. See structural drawings and notes for masonry specifications.
2. All masonry changes to existing structure and areas of new masonry construction shall match existing masonry type and color.
3. New masonry and mortar shall match existing as closely as possible UNO. Architect shall approve match on minimum 12" x 12" mock-up before the mason continues work.
4. Re-use salvaged brick from demolition to patch brick walls where possible.
5. Fire rated concrete masonry walls shall be constructed in accordance with IBC 2012 chapters 7 & 21.
6. Masonry accessories. Install in accordance with manufacturer's instructions U.N.O.
   a. Thru-wall flashing shall be Grace Perm-A-Barrier self-adhesive, rubberized asphalt/polyethylene through-wall flashing by GCP Applied Technologies, Inc.; www.gcpat.com, or approved equal.
   b. Horizontal joint reinforcement shall be stainless steel 140 Truss Twin-Mesh by Hohmann & Barnard, Inc., www.h-b.com; or approved equal.
   c. (Alternate for above) Where backup and face masonry horizontal joints do not align, stainless steel 345-BT Flexible ties by Hohmann & Barnard may be substituted.

SECTION 5.0 METAL

1. This section includes structural framing, railings, and items incidental to the erection of the structure.
2. Under this section furnish and install all components considered necessary for a complete job and ordinarily provided whether or not actually specified.
3. Metals permanently exposed to weathering shall be inherently corrosion-resistant, galvanized, painted, or otherwise provided with long-term protection.
4. See structural drawings & specifications for all fastening and structural components.

SECTION 6.0 WOOD AND PLASTIC

SECTION 6.1 CARPENTRY

1. The quality of construction shall meet or exceed the standards set forth in the National Design Specification for Wood Construction and by the American Woodworking Institute (AWI).
2. All laminated and panel products shall have no added urea formaldehyde (NAUF).
3. Wood panel products placed in wet environments including, but not limited to exterior conditions or restrooms, shall be marine-grade plywood.
4. All pressure treated lumber to be non-toxic, ACQ or similar. Lumber treated with CCA will be rejected and its removal required. Fasteners in pressure treated lumber shall be compatible, per lumber manufacturer's recommendations.
5. All high gloss finishes shall be shop applied with the appropriate spray equipment recommended by the coating manufacturer

SECTION 7.0 THERMAL AND MOISTURE PROTECTION

SECTION 7.1 WEATHER PROTECTION

1. Flashing shall be as required for roof penetrations at pipes, vents, skylights, roof edge and base of walls, etc. Flashing shall be compatible with installed roofing system(s). Make suitable provisions for expansion, contraction and weather tightness. All exposed flashing shall be continuous, straight, smooth and clean. Provide pre-finished aluminum flashing at all heads and sills of doors and windows.
2. Caulking compounds shall be gun type elastomeric waterproof adhesive compatible with adjacent materials. Provide joint fillers as required by manufacturer. Install sealant over closed cell foam backer rod, sized appropriately for the joint.

SECTION 7.2 JOINT SEALANTS

1. Joint sealants applied on-site and within the building's weatherproofing system shall be low-VOC; VOC content not to exceed 50 g/L.
2. Where installed in a fire-rated assembly, sealants shall be approved fire-rated products compatible with the assembly.

SECTION 7.3 TRAFFIC COATING

1. Traffic coating to be Tremco Vulkem 350NF Base Coat / 351NF Top Coat.
2. Prepare substrate and apply in accordance with manufacturer's instructions.
3. Top coat shall contain aggregate suitable for pedestrian traffic.
4. Top coat shall be color Gray.

SECTION 8.0 OPENINGS

SECTION 8.1 EXTERIOR HOLLOW METAL DOORS

1. Exterior hollow metal doors.
   a. General: Provide 1-3/4 inch doors of design specified, not less than thickness indicated, fabricated with smooth surfaces, without visible joints or seams on exposed faces unless otherwise indicated. Face sheets shall be fabricated of commercial quality hot-dipped zinc coated steel that complies with ASTM A924 A60. Provide doors complying with requirements indicated below by referencing ANSI/SDI A250.8 for level and model, ANSI/SDI A250.4 for physical performance level, and HMMA 867 for door construction.
   b. Design: Flush panel.
   c. Core Construction: Foamed in place polyurethane and steel stiffened laminated core with no stiffener face welds, in compliance with HMMA 867 "Laminated Core".
      i. Provide 22 gage steel stiffeners at 6 inches on-center internally welded at 5" on center to integral core assembly, foamed in place polyurethane core chemically bonded to all interior surfaces. No stiffener face welding is permitted.
      ii. Thermal properties to rate at a minimum R Factor of 11.01, per ASTM C518.
   d. Level/Model: Level 2 and Physical Performance Level A (Extra Heavy Duty). Minimum 18 gage (0.042 inch - 1.1-mm) thick steel, Model 2 (Fully welded, seamless face and edges).
   e. Vertical Edges: Vertical edges to be mechanically interlocked with hairline seam. Beveled Edge, 1/8 inch in 2 inches (3 mm in 50 mm).
   f. Top and Bottom Edges: Reinforce tops and bottoms of doors with a continuous steel channel not less than 16 gage, extending the full width of the door and welded to the face sheet. Doors with an inverted top channel to include a steel closure channel welded in place with the web of the channel flush with the face sheets of the door. Plastic or composite channel fillers are not acceptable.
   g. Hinge Reinforcement: Minimum 7 gage (3/16") plate 1-1/4" x 9".
   h. Hardware Reinforcements: Fabricate according to ANSI/SDI A250.6 with reinforcing plates from same material as door face sheets.
   i. Basis of Design:
      i. CECO Door Products (C) - Tno-E Series.
      ii. Curries Company (CU) - 777 Tno-E Series
2. Glazing (where present) shall be clear 1" IGU, low-e film on #2 surface, w/ Vt ≥ 0.65.
3. Overall door/sidelite (where present) assembly shall have the following performance characteristics:
   a. U-0.77 max.
   b. SHGC 0.40 max.
   c. Door/sidelite assembly shall meet 2012 IECC requirements.
5. Refer to drawings for access control requirements.
7. Alternate manufacturers submitting will be required to meet the performance specified inclusive of all aspects and features.

SECTION 8.2 GLASS AND GLAZING

1. Glazing material installed in Hazardous Locations, subject to human impact, shall be certified and permanently labeled as meeting test criteria referenced in CPSC 16 CFR 1201, Category II. Unless otherwise noted, hazardous locations shall be: all door glazing; all sidelites; all borrowed lites with bottom edge <18" above the adjacent floor surface and/or top edge >36" above the adjacent floor; all guard rails; all mirrors; glazing within 60" horizontally of a wet surface or the bottom tread of a stair.
2. Install glazing according to manufacturer's instructions.

SECTION 8.2 ACCESS PANELS

1. Where indicated in drawings or specifications, or where required by building code or inspector(s), access panels shall be provided in compliance with this section.
2. Access panels shall be furnished per the dimensions cited in the drawings or specifications, or if no size is specified, shall be sized to allow proper clearance. Consult Architect for guidance, and submit dimensions for approval where not called out.
3. Access panels shall be specifically designed for installation in the wall substrate where they are to be located. Panels shall have a painted, formed steel door; continuous concealed hinge; and slot screwdriver operated cam latch. Where Owner requests a lockable access panel, furnish with cylinder lock & key at no additional cost; consult Owner for keying requirements. Basis of design by Acudoor Products, Inc., 80 Little Falls Road, Fairfield, NJ 07004; (973) 575-5120, www.acudoor.com; as listed below.
   a. At drywall openings, access panels shall be flush, flangeless (i.e. with drywall taping bead flange).
      i. For non-fire rated partitions: Model DW-5040
      ii. For fire-rated partitions:
1. Model FB-5060-DW where temperature rise or heat transfer rating is not required.
2. Model FW-5050-DW where temperature rise or heat transfer rating is required.
   a. At CMU openings, panels shall be flush, with one piece flange:
      i. For non-fire rated partitions: Model UF-5000
      ii. For fire-rated partitions:
1. Model FB-5060 where temperature rise or heat transfer rating is not required.
2. Model FW-5050 where temperature rise or heat transfer rating is required.
   a. At tiled openings, panels shall be recessed, lined with self-furring lath. Coordinate with tile pattern and install in such a manner as to minimize cut tile. Consult Architect where required.
   b. For non-fire rated or fire-rated partitions: Model FB-5060-TD.

SECTION 8.8 ALUMINUM STOREFRONT SYSTEM

1. Aluminum storefront door basis of design: Kawneer system - IR 501, 2 ¾" width profile with 1" IGU - see #4 for glazing basis of design.
2. Kawneer, 555 Guthridge Ct./ Technology Park/ Atlanta Norcross, GA 30092 USA; (770) 4495555; www.kawneer.com.
3. Aluminum finish to be clear anodized
4. Glazing to be VE 1-2M by Viracon, free from fabrication and installation defects including coating, peeling, cracking, inclusions and deterioration.
5. Glazing shall comply with ASTM E2190, ASTM E1300, ASTM C1036, ASTM C 1048, GANA Glazing Manual, GANA Engineering Standards Manual and GANA Laminated Glazing reference Manual. Safety glazing shall comply with ANSI Z97.1
6. Doors shall be medium style doors, finish to match storefront
7. Refer to hardware schedule for hardware
8. SUBMITTALS
   a. Submit shop drawings for approval for the complete system, including door hardware.
   b. Submit aluminum color sample to architect for approval
   c. Submit 12 x 12 glass samples to architect for approval
   d. GC to provide glass data and glazing test and evaluation reports
   e. Provide written manufacturer warranties

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Modifications to the
Metropolitan Police Department 6th District Substation

2701 Pennsylvania Ave, SE
Washington, DC 20020

Title

Specifications

Seal

Date
11.08.2018

Rev.	Date
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SPECIFICATIONS, Cont'd

SECTION 9.0 FINISHES

1. This section includes the preparation of interior and exterior surfaces to receive paint, tile, wood, drywall and other surface finishes as shown on the drawings. See drawings.
2. Adhesives, Sealants, Architectural Paints & Coatings shall comply with the limits on volatile organic compound (VOC) emissions for adhesives and sealants as established in Chapter 7 (Volatile Organic Compounds and Hazardous Air Pollutants) of DCMR Title 20 (Environment).
3. Interior flooring, Acoustical Ceiling Tiles and Wall Systems shall either:
   a. Be ceramic or concrete tile; organic-free, mineral-based; clay pavers or masonry; gypsum plaster; concrete pavers; concrete; metal; and be free of post-manufacture coatings or surface applications, or
   b. Comply with the following emission limits (per CDPH/EHLB/Standard Method V.1.1, Standard Method for Testing VOC Emissions From Indoor Sources, dated February 2010):
      i. ≤ 1/2 CA chronic REL for individual VOCs; and
      ii. ≤ 13.3 ppb Formaldehyde

SECTION 9.1 INTERIOR AND EXTERIOR PAINTING

1. Interior and exterior scope of work to include all new, altered or affected areas of construction. All paint colors for new construction to be provided by Owner/Architect. Assume three (3) 3'x3' swatches of paint near trim over primer prior to final paint color selection.
2. All interior paints, stains, sealers, adhesives and other applied finishes are to be low-VOC, VOC content not to exceed 50 g/L. For exterior, do not exceed 250 g/l.
3. All surfaces to be painted shall receive one (1) coat primer as required and two (2) finish coats of paint. Manufacturer to be Sherwin Williams Harmony or equivalent. GWB walls to be painted with eggshell finish, CMU walls to be semi-gloss, GWB/plaster ceilings to be eggshell finish. Use primer compatible with the surface being covered and the finish coats covering it.
4. All interior window trim and additional trim work to be painted
5. Follow manufacturer's written instructions as to surface preparation and application for their products.
6. Work shall be done by experienced painters who shall remove paint from floors, glass, decks, walls, etc. upon completion of work.
7. Painted Wood: Remove hardware accessories for surface preparation and painting operations.
8. Clean wood surfaces to be painted and sanded as required. Scrape and seal with shellac all knots prior to primer coat. Fill all holes and imperfections in finish surfaces with putty or plastic wood filler. Sandpaper smooth when dried.

SECTION 9.2 GYPSUM WALLBOARD

1. Install gypsum boards with screws in lengths and directions, which will minimize number of end joints in central areas of ceilings. Install boards at right angles to studs with end joints staggered over supports. Installation to comply with manufacturer's specifications and local building codes. Use beaded tape and compound at joints (both directions) between gypsum boards walls. Apply compound in three coats plus pre-fill cracks. Sand after last two coats. Provide corner beads at external corners and casing beads where required.
2. Provide Level IV finish throughout, unless otherwise indicated on drawings.
3. Control joints in gypsum board shall be installed as specified on the drawings, or at a maximum of 28 ft. on center in walls and above door jambs; 28 ft. on center in ceilings (50 ft. with perimeter relief) and at L-, T- or U-intersections. Confirm proposed locations in field with Architect prior to installation.
4. All gypsum board partitions shall be installed over metal studs. Size/gauge shall be as required for the installation, to be designed by metal stud supplier. Where a stud size is specified in the drawings, it shall be the maximum size permitted. Where abuse resistant gypsum board is specified, metal studs shall be min. 20GA.
5. Abuse resistant gypsum board shall be 5/8" thick, ASTM 1396 Type "X", with abrasion-resistant, 100% recycled content surface paper and a non-combustible, moisture-resistant core, meeting the following performance criteria per ASTM C1629:
   a. Abrasion resistance: Level 3 (with finish paint)
   b. Indentation resistance: Level 1
   c. Soft body impact resistance: Level 2
   d. Hard body impact resistance: Level 2
6. Basis of design: USG Sheetrock Brand Gypsum Panels Mold Tough AR Firecode Core.

SECTION 9.3 PORTLAND CEMENT STUCCO

1. Cement stucco shall be either:
   a. Three-coat Portland cement-based plaster consisting of a scratch, brown and finish coat of plaster, applied over galvanized metal lath where substrate is gypsum-based exterior sheathing; or
   b. Two-coat Portland cement-based plaster consisting of base and finish coats, applied directly over masonry substrates.
2. Materials:
   a. Stucco:
      i. Scratch and brown base coat basis of design Quikrete Scratch and Brown Base Coat Stucco with WaterStop (No. 1139-89) by The Quikrete Companies, One Securities Centre, 3490 Piedmont Rd. NE, Ste. 1300, Atlanta, GA 30305; (404) 634-9100, www.quikrete.com.
      ii. Finish coat basis of design Quikrete Finish Coat Stucco (No. 1201).
   b. Lath shall be Grade-D asphalt paper-backed self-furring expanded dimpled metal lath, manufactured from G60 hot dip galvanized steel, conforming to ASTM C847. Mechanically attach through sheathing, insulation and any other substrates to wall framing with stainless steel #10 self-tapping screws.
   c. Accessories shall be galvanized steel accessories specifically produced for the below applications:
      i. Exterior corner bead with solid metal nose
      ii. Interior corner lath angle
      iii. Weep base screed, FHA-type
      iv. Head screed
      v. Casing bead
      vi. V-groove control joints installed max. 30' o.c. in walls and to divide ceiling areas into max. 2,500sf areas. Field coordinate locations with architect prior to stucco installation.
3. Install stucco and all accessories according to respective manufacturer's instructions, in accordance with ASTM C926 and local building code.

SECTION 10.0 SPECIALTIES

SECTION 10.4 SIGNAGE

1. Restroom signage shall be 9" high x 6" wide ADA-compliant acrylic signage with visual, tactile and grade 2 braille information. Basis of design is RRE series by Compliancesigns.com, 56 South Main St., Chadwick, IL 61014; (800) 578-1245; www.compliancesigns.com
2. Provide signs with white characters on charcoal gray background.
3. Mount signage in accordance with manufacturer's instructions as required for interior/exterior location and type of substrate.
4. Consult architect for wording and pictographs.

SECTION 11.0 EQUIPMENT

1. GC shall coordinate all service requirements such as electrical, plumbing, mechanical, with equipment/appliances installed. Consult manufacturer's technical data for rough-in requirements and locations. Consult architect for direction prior to proceeding where discrepancies exist between manufacturer's recommendations and contract documents or site conditions.
2. All appliances shall be Energy Star qualified where such option exists.

SECTION 15.0 MECHANICAL & PLUMBING

1. See notes on mechanical and plumbing drawings.
2. See fixture and accessory schedules in the Architectural drawing set. Contractor shall furnish and install all listed items.
3. HVAC PM & Maintenance - Contractor will be responsible for the PM of ALL HVAC equipment on site including:
   a. Duct cleaning
   b. Belt Change
   c. Filter Change
   d. Chemical cleaning of all Air Handlers and Condensing Units
   e. Checking all wires, mechanical, and electrical connections.
   f. Checking AMP draws on all motors and compressors,
   g. Checking refrigerator pressure @ each unit
   h. Check/clear condensate lines

SECTION 16.0 ELECTRICAL

1. See notes on electrical drawings.
2. Remove all unused existing electrical, telecom and/or data cabling. Confirm w/ Owner where existing wiring or conduit may be abandoned and/or in disuse and therefore subject to removal.
3. Install all electrical lines above ceilings or behind walls, U.O.N. Do not install exposd conduit without prior approval of architect.
4. Tag both ends of all cables for proper identification and carefully label/identify all circuits at receptacle and panel.
5. All electrical, telecom and/or data devices shall be white, face plates shall be stainless steel.

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Modifications to the
Metropolitan Police Department 6th District Substation

2701 Pennsylvania Ave. SE
Washington, DC 20020

Title

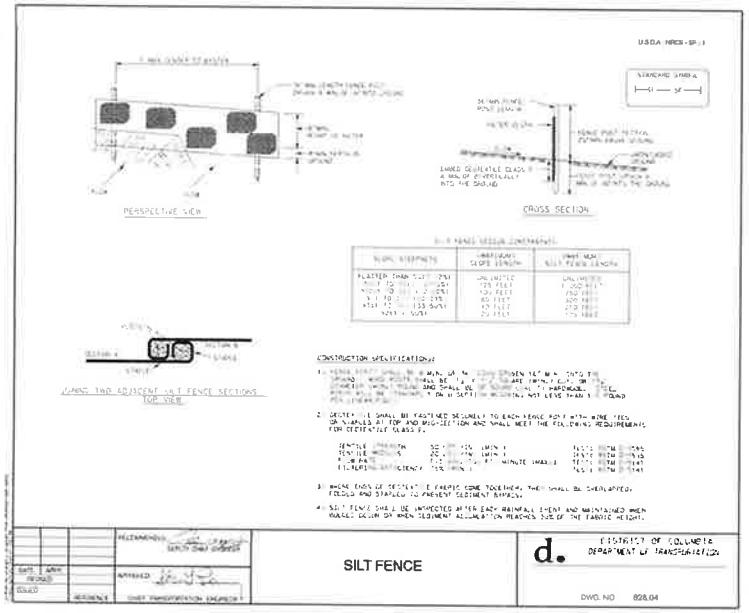
Specifications

Seal

Date
11.08.2018

Rev.	Date
Issued for Permit & Bid	11.08.2018

Sheet
G-03



1 L-01 **Typical Silt Fence Detail**
NTS

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Site and Landscape Plans and Details

Seal

Date
11.08.2018

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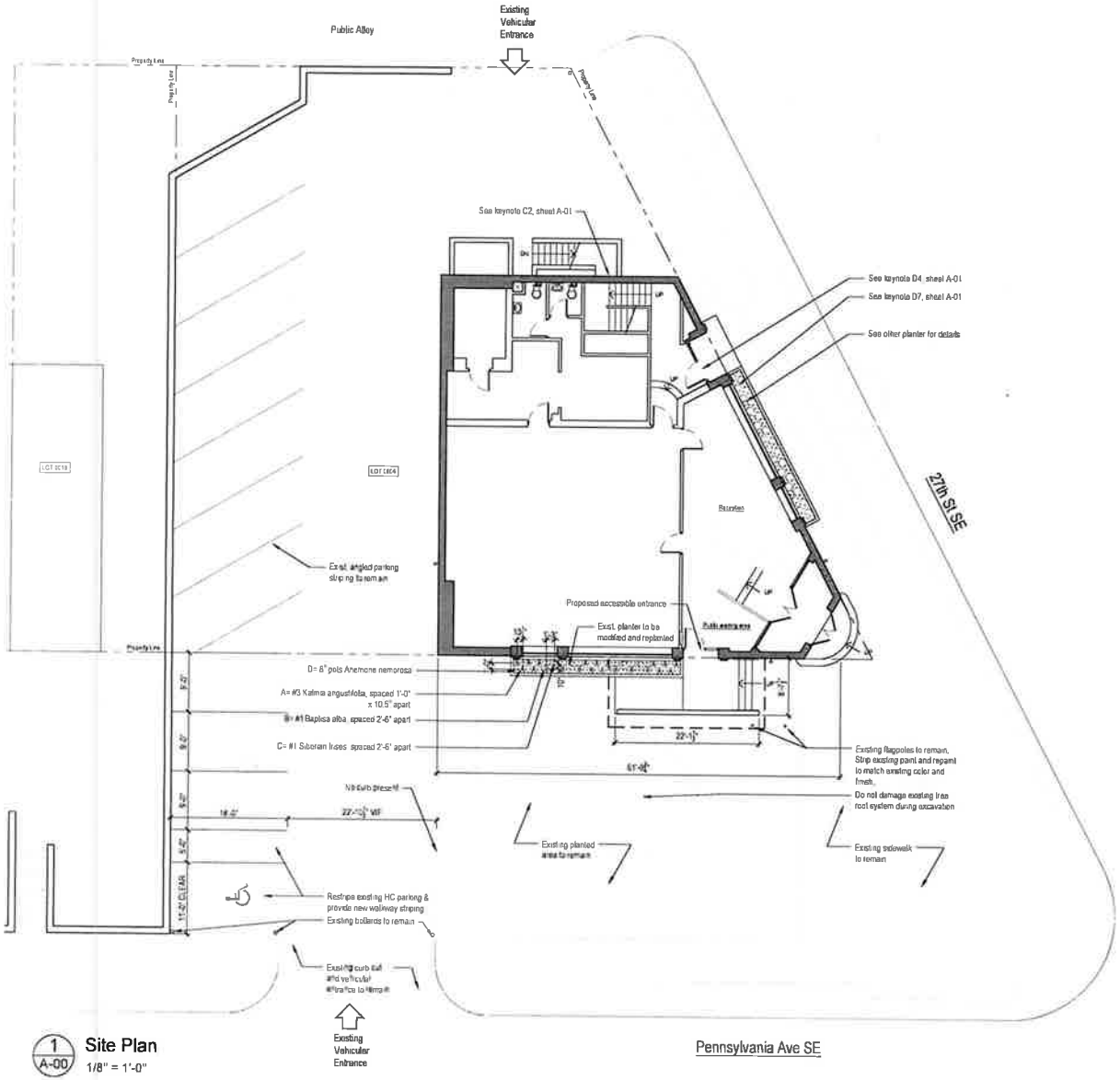

1 A-00 **Site Plan**
1/8" = 1'-0"

SITE ZONING CRITERIA [REFERENCED CODE]

- Lot Size: 7,570 sf
- Building Footprint: 2,977 sf
- Pervious Surface Requirements [*11 DCMR C500*]
  - Exempt per 11 DCMR C501.2(d)
  - Provided: 0%
- Green Area Ratio [*11 DCMR C600*]:
  - Exempt per 11 DCMR C601.7
- Lot Occupancy [*11 DCMR G304.1*]
  - Allowed: 75%
  - Existing: 39%
  - Proposed: 39% (unchanged)
- Setbacks:
  - Front [*11 DCMR G305*]
    - Allowed = "within the range of existing front setbacks of all structures on the same side of the street"
    - Existing = 0
    - Proposed = 0 (unchanged)
  - Rear (South Side) [*11 DCMR G305*]
    - Required = 15'-0"
    - Existing = 31'-9"
    - Proposed = 31'-9" (unchanged)
  - Side (East Side) [*11 DCMR G305*]
    - Required = none
    - Existing = 40'-10"
    - Proposed = 40'-10" (unchanged)
- Disturbed Area = 250 sf
- Volume of Excavation = 380 cf

SITE PLAN LEGEND

- Limit of Disturbance and Extent of Silt Fence, Re: Dtl 1/L-01
- Pervious Area (Planted)
- Impervious Area (Concrete or Asphalt)

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Site Plan

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Scale: 1/8"=1'-0"
2' 4' 8' 16'

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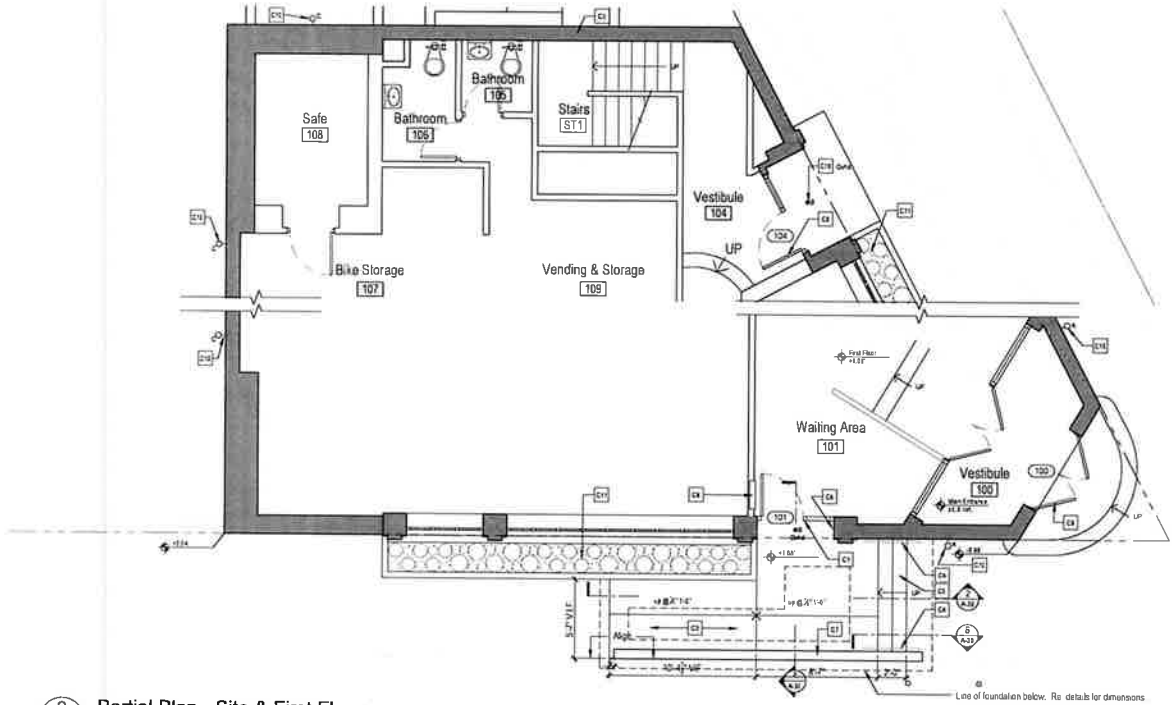
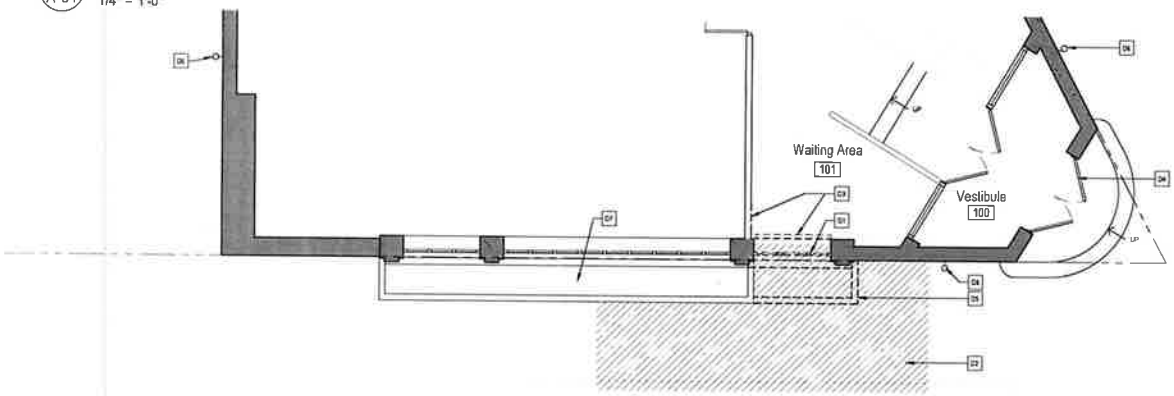
A-00



2 A-01 **Partial Plan - Site & First Floor**
1/4" = 1'-0"



1 A-01 **Partial Demolition Plan - Site & First Floor**
1/4" = 1'-0"

General Construction Notes

1. Contractor shall verify all dimensions in field prior to commencing work.
2. Contractor shall maintain job site in a safe, neat condition throughout the duration of the work.
3. Contractor shall repair or replace all finishes adjacent to work area where disturbed or damaged during the course of the work.

Construction Keynotes

- C1 New door, sidelite and transom in modified existing opening. Re demo plan & notes.
- C2 Replace door leaf & hardware in existing frame. Re door schedule. Paint to match exist. finish.
- C3 New concrete ramp & landing w/ broom finish. Re detail sheets for structural info. VIF existing/new grading and request clarification from Architect if discrepancies discovered.
- C4 New satin stainless steel handrail.
- C5 New concrete stair w/ broom finish. Slope treads @ 1/8" 1'-0" to allow water runoff.
- C6 Door access control device. Provide electrical connections as reqd. Coord. w/ Owner's vendor.
- C7 New brick veneer cheek wall. Re details.
- C8 Recessed electric wall heater. Re demo plan & notes.
- C9 Replace doors and transoms in existing rough openings. Re door schedule. Reuse existing electromagnetic door hardware/ access controls.
- C10 Replace existing light fixture in kind. Re Material/Finish Specifications.
- C11 Provide new planting media. Re site plan.

General Demolition Notes

1. Contractor shall inspect entire building and site prior to demolition. All discrepancies with respect to the drawings shall be immediately brought to the attention of the architect for resolution prior to processing.
2. Contractor shall remove all abandoned utilities back to the nearest live branch and cap in a safe manner. Provide access panels as required by building code and inspectors at new terminations.
3. Contractor shall maintain job site in a safe, neat condition throughout duration of the work.
4. Contractor shall be solely responsible for protection of adjacent areas, both on and off the property, during the work.
5. Coordinate w/ owner for disposition of salvaged material, fixtures and equipment.

Demolition Keynotes

- D1 Remove existing window and frame. Demolish brick sill to 8" below floor level. Remove cut brick at jambs and tooth in salvaged brick cut to size w/ finished end face exposed. Coordinate w/ new work plans.
- D2 Demolish concrete walkway and excavate to new footing level. Do not excavate below top of existing footings. Coord. w/ new work plans for extent.
- D3 Remove existing recessed convector and install new electric wall heater, recessed in adjacent wall. Match exist. capacity. Cut cap connections to removed heater & confirm operation of overall system afterward. Coord. final location in field w/ Architect.
- D4 Remove existing doors, transom and frame (2 openings). Prepare openings to receive new entrance systems. Coordinate w/ new work plans.
- D5 Demolish portion of existing planter. Coord. w/ new work plans for extent. Salvage demolished material for re-installation.
- D6 Remove existing light fixtures. Prepare to receive new fixtures.
- D7 Remove soil and all planting media, inspect interior and repair as required.

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Demolition and New First Floor Plans

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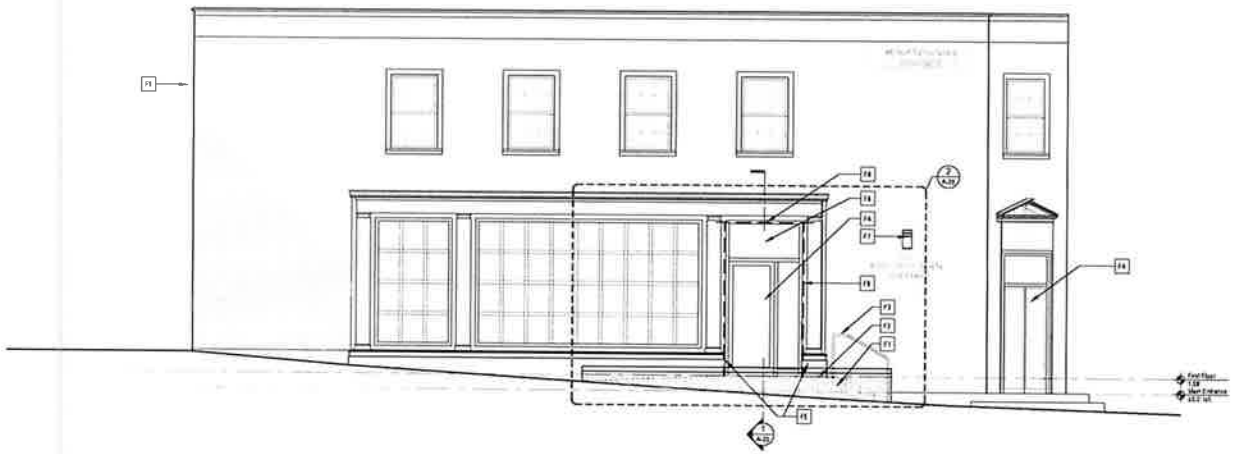
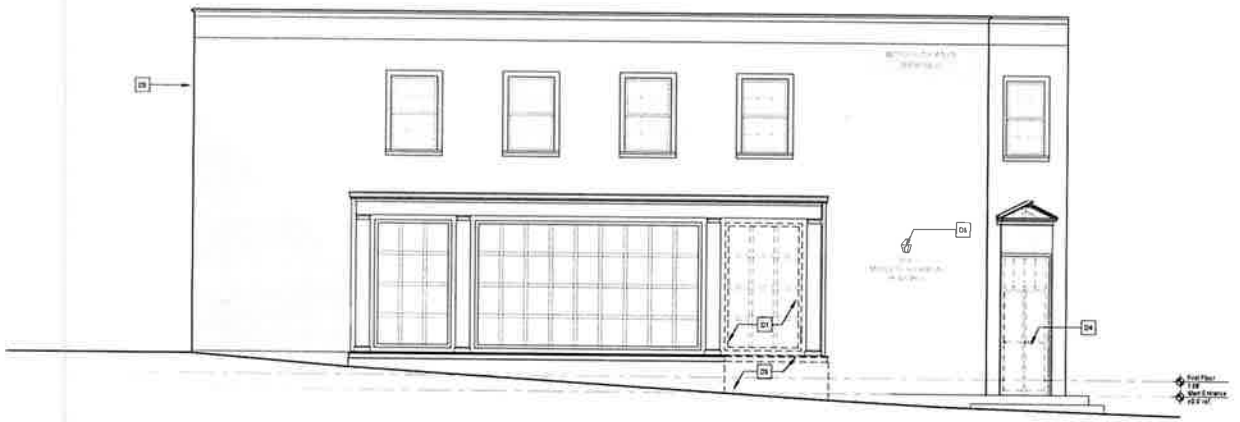
Sheet
A-01



2 A-20 Elevation
1/4" = 1'-0"



1 A-20 Demolition Elevation
1/4" = 1'-0"

Elevation Keynotes

F1 Ramp cheek walls Brick veneer to match existing building facade.

F2 Ramp walking surface and steps Broom finish concrete

F3 Handrails/ guardrails Satin stainless steel

F4 Door, sidelite and transom Clear anodized aluminum storefront with clear low-e glass to match adjacent exist. profile and finish. Re Specifications and Door Schedule

F5 Stone planter to match existing Reuse salvaged material from demolition. Recaulk/ reseal @ grade and panel joints. Readjust and level as req'd. Install new liner. Typical of 2 at either sides of building

F6 Decal site signage. Refer to door elevations on A-60 for more info. Coordinate size and location with Owner.

F7 Replace (2) existing light fixtures in kind.Type A CGF Design, Dallas, model no. DA-16-LED15-4K-UNV-PA. Tie to photo-cell sensor -see exst fixt note.

F8 Replace and/ or install (2)-ceiling mounted light fixtures at side entrances.Type B Juno Lighting (Acuity Brands), Slimfoms, model no. JSFSQ-7IN-10LM-40K-80CRI-MVOLT.ZT w/ JSFSQTRIM 7IN SW Tie all 4 fixtures to a single photo-cell sensor on north facade, field coordinate location with architect.

F9 Replace (3) existing light fixtures at east and south facades Type C e-cono light, model no. E4WFC18A-F4DZ. Tie all 3 fixtures to a single photo-cell sensor on east facadefield coordinate location with architect.

F10 Install metal stud sub-frame to form new door/transom rough opening. (2x) 18GA @ head & jambs, min. Anchor to building structural frame. Consult Architect after demolition for final framing layout.

- Coordinate final color/ material selections with Architect.
- Contractor shall verify in field all dimensions prior to commencing work.

Demolition Keynotes

D1 Remove existing window and frame. Demolish brick sill to 8" below floor level. Remove cut brick at jambs and lochi in salvaged brick cut to size w/ finished end face exposed. Coordinate w/ new work plans.

D2 Demolish concrete walkway and excavate to new footing level. Do not excavate below top of existing footings Coord. w/ new work plans for extent.

D3 Remove existing recessed convector and install new electric wall heater, recessed in adjacent wall. Match exst. capacity. Cut, cap connections to removed heater & confirm operation of overall system afterward. Coord. final location in field w/ Architect.

D4 Remove existing doors, transom and frame (2 openings) Prepare openings to receive new entrance systems Coordinate w/ new work plans

D5 Demolish portion of existing planter. Coord. w/ new work plans for extent. Salvage demolished material for reinstallation.

D6 Remove existing light fixtures Prepare to receive new fixtures.

D7 Remove soil and all planting media, inspect interior and repair as required

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Demolition and New Building Elevations

Seal

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Issued for Permit Set	11.08.2018

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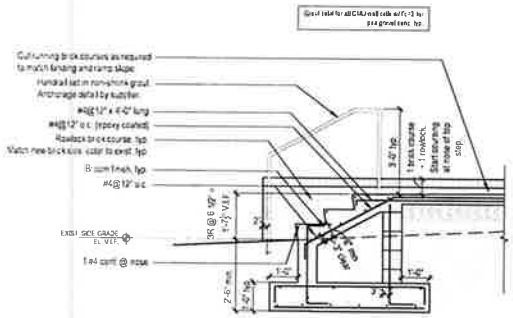
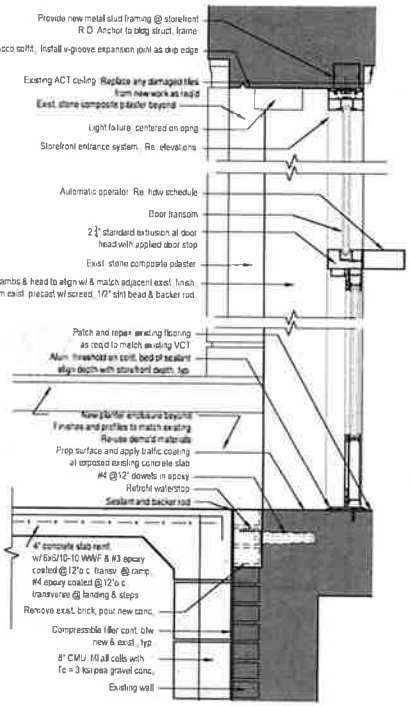
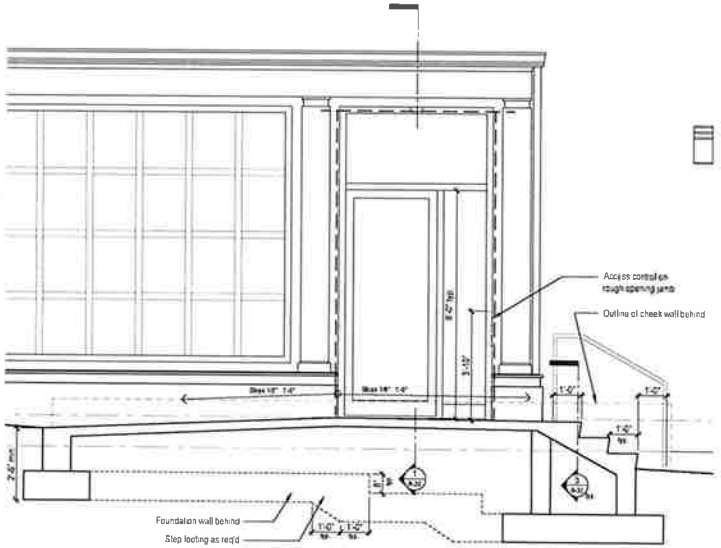
Sheet
A-20



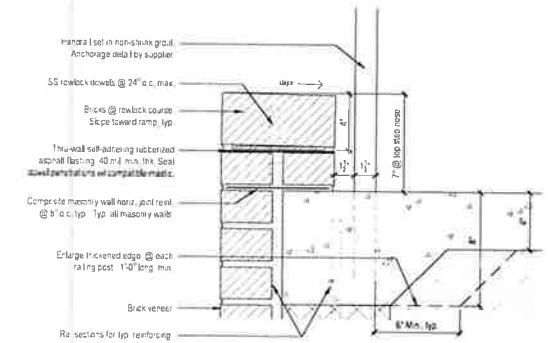
6 A-30 Section Detail Through Stairs
1/2" = 1'-0"



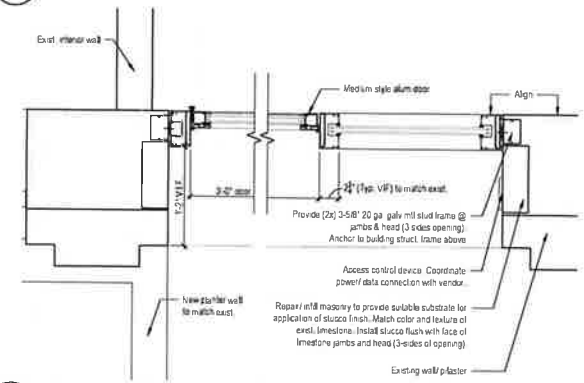
4 A-30 Door and Transom Section Detail
1 1/2" = 1'-0"



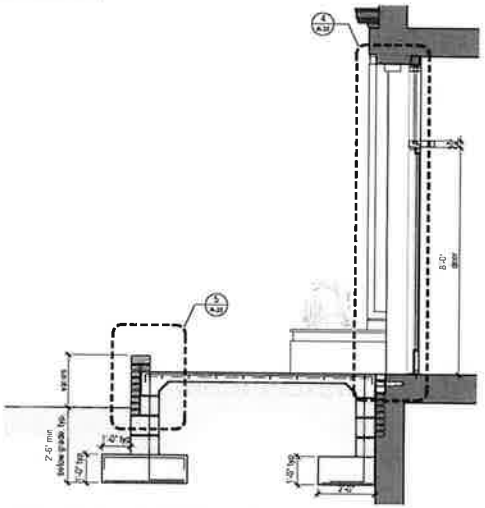
2 A-30 Enlarged Partial Elevation
1/2" = 1'-0"



5 A-30 Section Detail Through Door
3" = 1'-0"



3 A-30 Door and Sidelite Jamb Detail
1 1/2" = 1'-0"



1 A-30 Section Detail Through Door
1/2" = 1'-0"

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Sections and Details

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Scale: Varies
0 1" 2"
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Sheet
A-30

Light Fixture Schedule

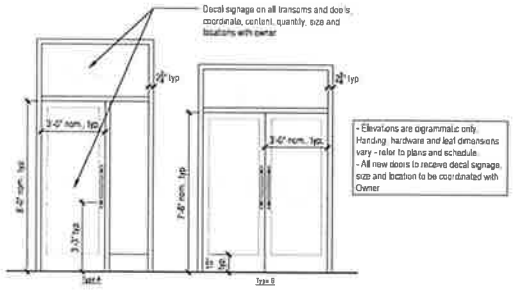
Mark	Manuf.	Model #	Lamps No.	Lamps Watts	Lamps Type	Voltage	Mounting	Remarks
A	CGF Design	Dallas, DA-16-LED15-4K-UNV-PA	1	15	LED	Universal	Sconce	Connect to photocell #1 @ north facade
B	Juno Lighting / Acuity Brands	Slimform, JSFSQ-7IN-10LM-40K-80CRI-MVOLT ZT / JSFSQTRIM SN	1	13	LED	Universal	Surface (Overhead)	Connect to photocell #1 @ north facade
C	E-conolight	E-WFC18A-F4OZ	2	157	LED	120	Premium LED Outdoor Wall Pack	Connect to photocell #2 @ east facade

4 / A-60 **Light Fixture schedule**
NTS

Door Hardware Schedule

Mark	Item	Mfr/Model	Finish	Qty	Notes
A	Handleset	Rockwood RM3301	US28-626	2	MegaTek - Straight pull - flat ends - CTC 18" 24" overall lenght
	Full Power Operator	Dorma ED250	26D	1	Single pull operator, Mounted pull side, 2-3/4" fine cover
	Hinges	-	26D	4	stainless steel - size as needed by door weight
	Threshold	Zero	Alum	1	ADA- width to match storefront system
	Security	ADA button, mag lock, card reader, video intercom and associated components by Tricore System, LLC.	-	-	Coordinate models and manufacturers with Tricore system LLC. Refer to elevations for mounting heights
B	Handleset	Rockwood RM3301	US28-626	4	MegaTek - Straight pull - flat ends - CTC 18" 24" overall lenght
	Hinges	-	26D	8	stainless steel - size as needed by door weight
	Threshold	Zero	Alum	1	ADA- width to match storefront system
	Security	-	-	-	Reinstall existing access control - coordinate with Tricore system LLC.
	Closer	Dorma TS9315PTH	628	2	Mounted on push side
C	Handleset	Rockwood RM3301	US28-626	2	MegaTek - Straight pull - flat ends - CTC 18" 24" overall lenght
	Hinges	-	26D	4	stainless steel - size as needed by door weight
	Threshold	Zero	Alum	1	ADA- width to match storefront system
	Security	Reuse existing	-	-	Reinstall existing access control - coordinate with Tricore Systems.
	Closer	Dorma TS9315TH	628	1	Mounted on pull side

2 / A-60 **Door Hardware set**
NTS



3 / A-60 **Door Elevations**
NTS

Door Schedule

Mark	Nom. Dimensions W	H	Thk.	Mat'l	Elev.	Frame	Hdw Set	Notes
100	(2x) 3'-0"	7'-6"	-	AL/GL	B	AL	B	Reuse exist. access control hardware.
101	3'-0"	8'-0"	-	AL/GL	A	AL	A	New access control hardware to be installed.
104	3'-0"	8'-0"	-	AL/GL	A	AL	C	Mirror orientation. Reuse exist. hardware. Re: plan.
001	VIF	VIF	VIF	Ins. HM	Flush	N/A	-	Basement, replace leaf & reuse existing HW only. Repaint to match exist. finish.

Notes
Building footprint 2650 sf B- occupancy = 50 sf per occ. Total occupancy (2650 sf / 50 sf per occ)= 59 occ per floor.
Total exits @ Ground Floor, occupant load = 20 occupants per exit.

1 / A-60 **Door Schedule**
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Schedules and Door Elevations

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11.08.2018

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Sheet
A-60

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES

ATTACHMENT B

Form of Offer Letter and Bid Form

[Contractor's Letterhead]

[Insert Date]

Mr. Franklin Austin
Contracting Officer
District of Columbia Department of General Services
1250 U Street, NW, 3rd Floor
Washington, DC 20009

Reference: Invitation for Bid DCAM-19-CS-IFB-0017
MPD6D ADA Upgrades Project (Exterior Upgrades)

Dear Mr. Austin:

On behalf of [INSERT NAME OF BIDDER] (the "Bidder"), I am pleased to submit this bid in response to the Department of General Services' (the "Department" or "DGS") Invitation for Bid (the "IFB") for ADA Upgrades Project at MPD 6th District Head Quarters located at 2701 Pennsylvania Ave., SE, Washington DC. The Bidder has reviewed the IFB and the attachments thereto, any addenda thereto, and the proposed Form of Contract (collectively, the "Bid Documents" or "Contract Documents") and has conducted such due diligence and analysis as the Bidder, in its sole judgment, has deemed necessary in order to submit its bid in response to the IFB. The Bidder's bid and the Lump Sum Price are based on the Bid Documents as issued and assume no material alteration of the terms of the Bid Documents. (Collectively, the bid and the Lump Sum Price are referred to as the "Bidder's Bid".)

The Bidder's Bid is as follows:

DESCRIPTION		
MPD1D ADA Upgrades Project (Interior and Exterior Upgrades) as described in the Scope of Work and Project Drawings and Specifications (Attachment J.1):		
CLIN 001		**Lump Sum Price**
	Exterior Renovations & Upgrades	$_____
Allowance	**Owner's Allowance**	$15,000.00
	LUMP SUM PRICE w/ Allowance	$_____

LUMP SUM PRICE W/ ALLOWANCE IN WORDS for CLIN 001:

_____

The Bidder shall submit a completed Price Breakdown Form (Exhibit 1), providing the price for each Division Component. The sum of all the prices for each Division Component must equal the Lump Sum Price for CLIN 001. In the event of discrepancies between or among the Lump Sum Price and the Price Breakdown of each Division Component, the Lump Sum Price shall control.

The Bidder's Bid is based on and subject to the following conditions:

1. The Bidder agrees to hold its bid open for a period of at least one hundred twenty (120) days after the IFB closing date.

2. Assuming the Bidder is selected by the Department and subject only to the changes requested in paragraph 5, the Bidder agrees to enter into a contract with the Department on the terms and conditions described in the Bid Documents within ten (10) days of the notice of the award.

3. Both the Bidder and the undersigned represent and warrant that the undersigned has the full legal authority to submit this bid form and bind the Bidder to the terms of the Bidder's bid. The Bidder further represents and warrants that no further action or approval must be obtained by the Bidder in order to authorize the terms of the Bidder's bid.

4. The Bidder and its principal team members hereby represent and warrant that they have not: (i) colluded with any other group or person that is submitting a bid in response to the IFB in order to fix or set prices; (ii) acted in such a manner so as to discourage any other group or person from submitting a bid in response to the IFB; or (iii) otherwise engaged in conduct that would violate applicable anti-trust law.

5. The Bidder hereby certifies that neither it nor any of its team members have entered into any agreement (written or oral) that would prohibit any contractor, subcontractor or subconsultant that is certified by the District of Columbia Office of Department of Small and Local Business Enterprises as a Local, Small, Resident Owned or Disadvantaged Business Enterprise (collectively, "LSDBE Certified Companies") from participating in the work if another company is awarded the contract.

6. This Form of Offer Letter and Bid Form are being submitted on behalf of [INSERT FULL LEGAL NAME, TYPE OF ORGANIZATION, AND STATE OF FORMATION FOR THE BIDDER].

Sincerely,

Company: _____
Name: _____
Title: _____
Date: _____
Signature: _____

Exhibit 1 - Price Breakdown Form

CLIN 001 – MPD6D ADA UPGRADES PROJECT		
DIVISION NO.	**DESCRIPTION**	**DIVISION COST**
Div. 01	General Requirements	
Div. 02	Existing Conditions (incl. abatement/demo)	
Div. 03	Concrete	
Div. 04	Masonry	
Div. 05	Metals	
Div. 06	Woods and Plastics	
Div. 07	Thermal and Moisture Protection	
Div. 08	Openings	
Div. 09	Finishes	
Div. 10	Specialties	
Div. 11	Equipment	
Div. 12	Furnishings	
Div. 13	Special Construction	
Div. 14	Conveying Systems	
Div. 21	Fire Suppressions	
Div. 22	Plumbing	
Div. 23	Heating, Ventilation and Air Conditioning	
Div. 26	Electrical	
Div. 27	Communications	
Div. 28	Electronic Safety and Security	
Div. 31	Earthwork	
Div. 32	Exterior Improvements	
Div. 33	Utilities	
	Lump Sum Price w. Allowance CLIN 001:	$_____

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES

ATTACHMENT C

BIDDER/OFFEROR CERTIFICATION FORM

[ATTACHMENT WILL APPEAR ON THE FOLLOWING PAGE]

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