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

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.
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.
6. Contractor shall be solely responsible for hazardous materials discovery. Coordinate w/ owner for delivery of any existing hazardous materials surveys and/ or suspected conditions. Contractor shall provide owner with abatement and/or action plans prior to demolition.

Demo Keynotes:

1. Remove existing window and frame. Demolish brick sill down to floor level. Coordinate w/ new work plans.
2. Demolish restroom fixtures & partitions, ceilings, lighting and ceiling-mounted equipment as indicated in plan. Coord. w/ new work drawings for full extent of work.
3. Remove ceramic tile at floor and walls.
4. Remove frosted glass panel from door.
5. Demolish concrete walkway and excavate to new footing level. Do not excavate below t.o. existing footings.
6. Remove existing fence.
7. Relocate existing condenser unit.
8. Remove existing basement windows, frame and trim. Infill opening with matching masonry at exterior. Match interior adjacent finishes.
9. Remove existing lockers and benches. Coordinate with Locker Manufacturer for new work.
10. Remove existing shower fittings & accessories. Remove abandoned plumbing lines (supply & waste), back to nearest live junction and cap.
11. Remove existing door, hardware and door frame.
12. Demolish existing wall or portion of wall. Coordinate with new work drawings for extent.
13. Demolish existing shower curb.
14. Remove existing heaters. Prepare connections to receive new fixtures and equipment, where same type is specified. Coordinate with new work drawings for relocation and/or replacement.
15. Remove disconnected exterior light fixtures. Repair wall as req'd
16. Remove existing exterior light fixtures. Prepare to receive new fixtures.
17. Remove all non-functional telecom wiring and equipment. Coordinate w/ Owner (DC Net) for identification.
18. Remove existing card reader and relocate next to new ext. wall.
19. Remove existing flooring and repair subflooring as needed. Re: Finish Schedule.
20. Remove door and frame. Coordinate with new work plans.
21. Remove security system.
22. Demolish portion of all as indicated to accommodate new 3'-0" leaf door. Coordinate with new work plans

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 take care to minimize damage in areas adjacent to the work. Where damage occurs, Contractor shall repair/replace materials as required, and return all areas to the same or better condition as prior to the work.

Construction Keynotes:

1. Relocate existing rough-in and install new fixtures
2. New door, side light and transom to match existing front entrance profile and shape of existing masonry opening. Re: specification section 8.1. Provide access control to allow remote unlatching.
3. New concrete ramp on form deck
4. New metal railing
5. New concrete stair
6. Install clear glass panel on existing door. Modify existing access control to allow remote unlatching.
7. New metal gate to match new guardrail. See A-60 for door and hardware schedule.
8. New heaters. Match original size, type and capacity U.O.N.
9. Relocated condenser unit
10. ADA compliant threshold
11. 8" CMU
12. 12" CMU
13. Slab on grade, above
14. Comp. deck w/conc., above
15. Infilled exist. basement window openings with matching masonry at exterior and adjacent finishes at interior.
16. Furnish & install new W.H. Hamilton lockers. Coord. w/ Owner's vendor.
17. Existing live telecom line(s) & wall penetration(s) to remain. Coordinate w/ Owner's IT for relocation of route to
18. Telecom Room B-108.
19. 18" x 36" recessed access panel. Re: specs.
20. New 8'-0" high wall. Paint and baseboard to match existing.
21. New accessible entrance sign on fence. Re: specs.
22. New accessible restroom signage. Re: specs.
23. New 36" leaf hollow metal door with vision lite and frame. Re: Door Hardware Schedule and A-26 for elevation.
24. New 36" leaf hollow metal door and frame to match existing. Re-use existing hardware.
25. New floor drain. Re: Plumbing Fixture Schedule.

Metropolitan Police Department
1st District Substation

500 E St. SE
Washington, DC 20003

Permit and Bid Set
November 8, 2018

1 / G-00 Location Plan
NTS

INDEX OF DRAWINGS

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:	500 E St. SE
ANC SMD:	6B03
SSL:	0845/.../0003
Lot Size:	4,800 sf
Exist. Building Size:	8,000 sf GFA
Work Area:	3,430 sf ⚠
Zoning Designation:	RF-3
	Capitol Hill Historic District
Exist. & Prop. Use:	B - Business
Existing Building Height:	2 Stories + cellar

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. Build new exterior accessibility ramp to connect ground level to first floor.
2. Modify existing restrooms for ADA compliance.
⚠ 3. Modify existing shower rooms for ADA compliance.
4. Replace lockers and locker room finishes.
5. Install new ceilings & lighting at renovated restrooms, showers and locker rooms.

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Consultants

Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title

Cover Sheet

Seal

Date
11.08.2018

Rev.	Date
Issued for Permit & Bid	04.18.2018
⚠ Permit Revisions	07.06.2018
Issued for Construction	11.29.2018
⚠ Bid and Permit Revisions	11.08.2018

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
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    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 Contractor 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

Structural plans certified as provided in Section 106.1.4.1 of the D.C. Construction Codes.

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Consultants

Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title

General Notes & Structural Notes

Seal

Date
11.08.2018

Rev.	Date
Issued for Permit & Bid	04.16.2018
Permit Revisions	07.06.2018
Issued for Construction	11.08.2018
Bid and Permit Revisions	11.09.2018

Sheet
G-01

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 F'c = 4ksi U.N.O.
2. All concrete on grade shall be placed over 4" compacted gravel, w/ min. 10 mil PE vapor barrrier.
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.

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.

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 8.0 OPENINGS

SECTION 8.1 EXTERIOR WOOD DOORS

1. Exterior wood doors and sidelites shall be stain-grade solid wood. Match species, cut and finish of existing main entrance.
2. Match hardware to existing main entrance.
3. Glazing shall be clear 1" IGU, low-e film on #2 surface, w/ Vt ≥ 0.65.
4. Overall door/sidelite 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.
6. Acceptable Historic Wood Door Manufacturers:
   a. Basis of design is Norwood Windows & Doors Solid Wood Entrance System;
   b. Sierra Pacific Windows
   c. Marvin Windows
   d. Weather Shield Premium Series
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)
      1. For non-fire rated partitions: Model DW-5040
      2. For fire-rated partitions:
         Model FB-5050-DW where temperature rise or heat transfer rating is not required.
         Model FW-5050-DW where temperature rise or heat transfer rating is required.
   b. At CMU openings, panels shall be flush, with one piece flange.
      1. For non-fire rated partitions: Model UF-5000
      2. For fire-rated partitions:
         Model FB-5060 where temperature rise or heat transfer rating is not required.
         Model FW-5050 where temperature rise or heat transfer rating is required.
      c. 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.
      1. For non-fire rated or fire-rated partitions: Model FB-5060-TD.

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

   Basis of design: USG Sheetrock Brand Gypsum Panels Mold Tough AR Firecode Core.

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Consultants

Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
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Title

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1" 2"

Sheet
G-02

SPECIFICATIONS, Cont'd

SECTION 9.3 CERAMIC TILE

1. This section includes furnishing and installing tile, setting adhesive and grouts. Tile to be located in new areas designated on drawings. Workmanship shall conform to specifications of the Tile Council of America. Floor tile shall be installed in compliance with the manufacturer's printed directions. Green-E Board or approved equivalent cementitious backer shall be screwed tight with drywall screws for a smooth, level surface to receive tile. Submit all product and system data to Architect for approval prior to order and installation.
2. Install tile and/or stone in patterns as depicted or described in the drawings. Note recommended tile installation start points, where indicated.
3. Tile coursing shall be level, plumb and true. Use manufactured joint spacers to ensure consistent joint size.
4. Use only whole tiles throughout field and cut tiles only at corners. Dry-lay tile/stone prior to installation to determine size of cut tile at corners. Where cut tile at end of run will be less than 2" wide, consult architect for direction before proceeding.
5. Prior to final inspection, remove all loose, broken, cracked, or otherwise defaced tile and replace with perfect tiles. Provide adequate protection for surrounding surfaces. Damaged work shall be replaced with new.
6. Setting materials shall be as recommended by tile manufacturer and approved by Architect. Grout color to be selected by Architect. Submit samples prior to installation. All grout shall contain mold inhibitors. Seal all grout and stone surfaces with a penetrating sealer following manufacturers' recommended guidelines.
7. Follow TCA systems as follows at specific areas:
   a. F125A Tile and stone floors.
   b. W244 at walls.
5. Install waterproofing and crack isolation membrane, Custom Building Products RedGard, or approved equal with the above listed systems. Install in accordance with manufacturer's instructions.
   a. Where membrane spans joints in backer material, embed compatible fiberglass mesh reinforcing tape, min. 2" wide.
   b. At shower floors, and other horizontal surfaces where prolonged exposure to wet conditions is expected, install waterproofing membrane as IAPMO Pan Liner meeting ANSI A118.10.
   c. At shower walls, and other vertical surfaces where prolonged exposure to wet conditions is expected, install in accordance with manufacturer's instructions as a "waterproof membrane".
6. Install Schluter Quadec stainless steel edge protection profile at wall tile exterior corners and top of wainscot; www.schluter.com; 1-877-713-7559.
7. All tile base at damp areas such as bathrooms, locker rooms, etc. shall be sanitary cove base, U.N.O. Install base before and adjacent to floor tile, not on top of floor tile. Miter corners to allow a standard-sized grout joint (i.e. no large areas of grout fill). Where required to maintain tile joint pattern, cut a whole tile and introduce a supplemental joint halfway between corner and first pattern joint.
8. Where cove base is furnished with a bullnose top edge, and the design calls for wall tile to be installed above base tile, contractor shall cut the bullnose edge with a wet tile saw to allow a satisfactory horizontal grout joint.
9. Ceramic tile grout shall be TruColor RapidCure Premium Pre-mixed Urethane Grout by Bostik, Inc.; 11320 W. Watertown Plank Rd., Wauwatosa, WI 53226, www.bostik-us.com.
10. Install elastomeric sealant color-matched to grout at horizontal & vertical inside corners, control joints & as recommended by product and accessory manufacturers, typ. Sealant shall be Bostik Pure Silicone 100% Silicone Caulk (ASTM C-920, Type S, Grade NS, Class 25, Use I, M & G), or approved equal.
11. Where epoxy grout is specified, provide EzPoxy EzClean 100% Solids Epoxy Mortar & Grout by Bostik, Inc. Install in accordance with manufacturer's instructions.
12. Cementitious underlayment shall be trowel grade leveler and underlayment by Sakrete; www.sakrete.com. Install as indicated in the drawings and in accordance with manufacturer's instructions.
13. Grout joints shall be the minimum dimension advised in the tile manufacturer's written recommendations, U.N.O.
14. Control joints in tile shall be installed at the below intervals. See construction documents for layout of control joints or, if not documented, submit contractor's proposed layout to Architect for review. Do not proceed with installation until Architect's approval has been issued.
    a. Interior installations, 25' o.c.
    b. Exterior installations, 12' o.c.

SECTION 9.4 ACOUSTIC CEILINGS

1. ACT ceilings shall be composed of the following materials:
   a. Tile: ASTM Type XII glass fiber base with membrane-faced overlay, pattern E lightly textured, white, square edge, NRC 0.85 min., ASTM E 84 Class A, recycled content >50%, Greenguard certified. Basis of design: Optima Square Lay-in Fine Texture by Armstrong Ceilings, www.armstrongceilings.com.
   b. Grid: Painted galvanized steel, 15/16" face profile, white. Basis of design: Prelude ML 15/16" Exposed Tee by Armstrong Ceilings.
2. Install ceilings as indicated in the drawings. Center grid in room and lay out to avoid perimeter tiles cut to less than half original size. Finished ceiling heights shall be as indicated in the drawings.
3. Coordinate ceiling installation with equipment and devices to be installed. Where discrepancies exist between architectural and engineering drawings, consult architect for direction prior to proceeding.
4. Where ceiling-mounted equipment or devices are to be installed which do not extend from grid to grid, they shall be installed in whole tiles only as indicated:
   a. In square tiles, centered in the tile,
   b. In rectangular tiles, centered in the tile or at the third point(s).

SECTION 10.0 SPECIALTIES

SECTION 10.1 TOILET COMPARTMENT PARTITIONS

1. Toilet compartment partitions shall be floor mounted, overhead braced, solid 1" thick HDPE.
2. Basis of design is Hiny Hider partition system by Scranton Products, www.scrantonproducts.com; 1-800-445-5148.
3. Color and finish texture shall be as selected by Architect from manufacturer's full line of available products, including "upgraded"-type options. Contractor shall furnish samples for selection.
4. Hardware, including hinges, latches and pulls, shall be as recommended by manufacturer.
5. Furnish manufacturer's warranty of at least 25 years against breakage, corrosion and delamination under normal conditions.
6. Contractor shall furnish shop drawings for Architect's review.
7. Installation shall be performed by a qualified contractor with minimum 5 years' experience.

SECTION 10.2 RESTROOM ACCESSORIES

1. Restroom accessories shall be stainless steel, manufactured by Bobrick U.N.O. Coordinate with Owner for accessories required to support consumables.

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 / black characters on pearl gray background].
3. Mount restroom signage to wall with ½" double-sided adhesive tape.
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. All plumbing supply lines shall be installed with shock arrestor, sized in accordance with PDI methods. Basis of design: Sioux Chief HydraRester.
4. All domestic water piping shall be ASTM-72 H23.1-59 type L hard drawn, seamless copper water tube manufactured in the United States by Muller, Chase, Phelps-Dodge, Cerro, Wolverine or approved equal. Fittings shall be by above listed manufacturers in addition to Nibco and Anco and shall be wrought copper fittings conforming to ANSI B16.22 (latest edition). Piping system shall be suitable for 150 PSIG working pressure.
5. Copper joints shall be soldered with ASTM B32-72 grade 95/5 tin/antimony solder.
6. Sanitary and waste piping (including vent) shall be CISPI 310 cast iron hubless pipe and fittings ASTM C 1277 as manufactured by Anaco-Husky, Fernco Inc. and Tyler Pipe or approved equal. Stainless steel corrugated shield with stainless steel bands and tightening devices, and ASTM C 564 rubber sleeve with integral center pipe stop or approved equal.
7. 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.
8. At all new or relocated plumbing fixtures, replace supply and waste lines back to and including nearest shutoff valve. Contractor shall be responsible for patching/replacing surrounding construction and finishes where removed to facilitate access.

SECTION 16.0 ELECTRICAL

1. See notes on electrical drawings.
2. Remove all unused existing electrical, telecom and/or data cabling. Consult Owner for final determination of elements for removal. Contractor shall ensure continued operation of existing systems for the duration of and after completion of construction activities, or shall obtain written confirmation from Owner of acceptance of alternate arrangements.
3. Install all electrical lines above ceilings or behind walls, U.O.N. Do not install exposed 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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Renovations to the
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1" 2"

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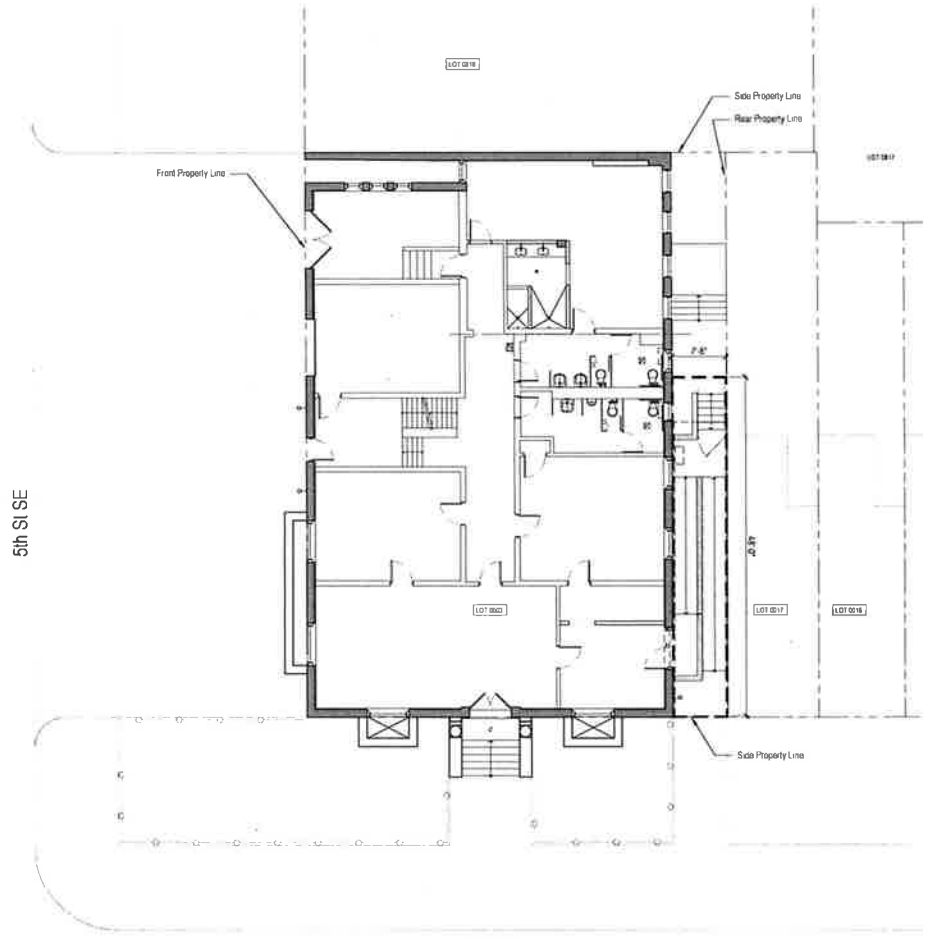
G-03



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

SITE ZONING CRITERIA [REFERENCED CODE]

- Lot Size: 4,800 sf
- Building Footprint: 4,065 sf
- Pervious Surface Requirements [*11 DCMR C500*]
  - Exempt per 11 DCMR C501 2(d)
- Green Area Ratio [*11 DCMR C600*]
  - Exempt per 11 DCMR C601.7
- Lot Occupancy [*11 DCMR E304.1*]
  - Allowed: 40%
  - Existing: 87%
  - Proposed: 87% (unchanged)
- Setbacks
  - Front [*11 DCMR E505*]
    - Allowed = "within the range of existing front setbacks of all structures on the same side of the street"
    - Existing = 0
    - Proposed = 0 (unchanged)
  - Rear (East Side) [*11 DCMR E506*]
    - Required = 20'-0"
    - Existing = 7'-10"
    - Proposed = 7'-10" (unchanged)
  - Side (North Side) [*11 DCMR E507*]
    - Required = none
    - Existing = 0'-0"
    - Proposed = 0'-0" (unchanged)
- Disturbed Area = 370 SQ FT
- Volume of Excavation = 750 CU FT

SITE PLAN LEGEND

- Limit of Site Disturbance and Extent of Silt Fence Re: Dlt 01/L-01
- Brick Pavers
- Planted Area
- Impervious Concrete

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Renovations to the
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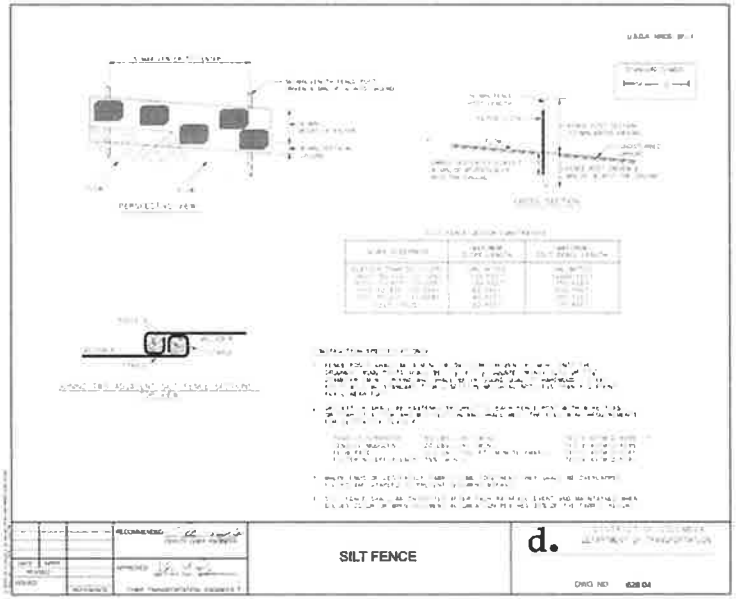

1 / L-01 Typical Silt Fence Detail
NTS

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Renovations to the
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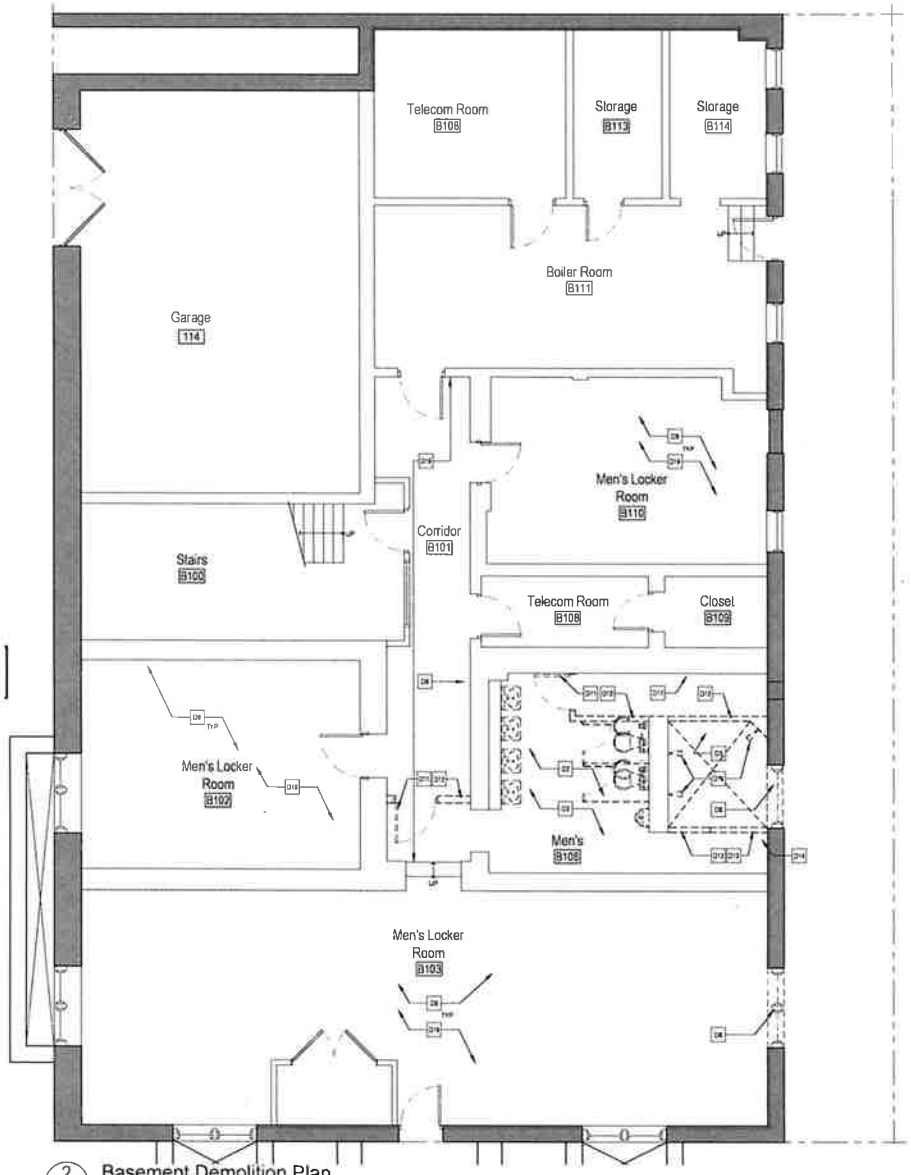
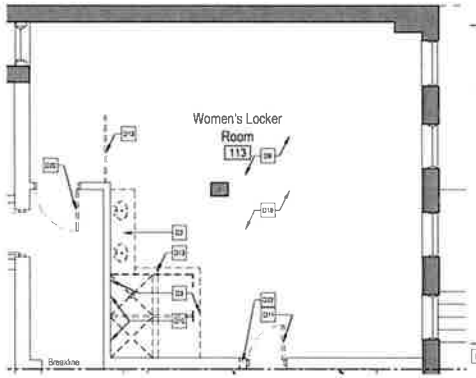


2 D-01 Basement Demolition Plan
1/4" = 1'-0"



1 D-01 Partial First Floor Demolition Plan
1/4" = 1'-0"

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 proceeding.
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.
6. Contractor shall be solely responsible for hazardous materials discovery. Coordinate w/ owner for delivery of any existing hazardous materials surveys and/or suspected conditions. Contractor shall provide owner with abatement and/or action plans prior to demolition.

Demolition Keynotes

D1 Remove existing window and frame. Demolish brick sill down to floor level. Coordinate w/ new work plans.
D2 Demolish restroom fixtures & partitions, ceilings, lighting and ceiling-mounted equipment as indicated in plan. Coord. w/ new work drawings for full extent of work.
D3 Remove ceramic tile at floor and walls.
D4 Remove frosted glass panel from door.
D5 Demolish concrete walkway and excavate to new footing level. Do not excavate below t.o. existing footings.
D6 Remove existing fence.
D7 Relocate existing condenser unit.
D8 Remove existing basement windows, frame and trim. Infill opening with matching masonry at exterior. Match interior adjacent finishes.
D9 Remove existing lockers and benches. Coordinate with Locker Manufacturer for new work.
D10 Remove existing shower fittings & accessories. Remove abandoned plumbing lines (supply & waste) back to nearest live junction and cap.
D11 Remove existing door, hardware and door frame.
D12 Demolish existing wall or portion of wall. Coordinate with new work drawings for extent.
D13 Demolish existing shower curb.
D14 Remove existing heaters. Prepare connections to receive new fixtures and equipment, where same type is specified. Coordinate with new work drawings for relocation and/or replacement.
D15 Remove disconnected exterior light fixtures. Repair wall as req'd.
D16 Remove existing exterior light fixtures. Prepare to receive new fixtures.
D17 Remove all non functional telecom wiring and equipment. Coordinate w/ Owner (DC Net) for identification.
D18 Remove existing card reader and relocate next to new exit wall.
D19 Remove existing flooring and repair subflooring as needed. Re Finish Schedule.
D20 Remove door and frame. Coordinate with new work plans.
D21 Remove security system.
D22 Demolish portion of wall as indicated to accommodate new 3'-0" leaf door. Coordinate with new work plans.

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Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title
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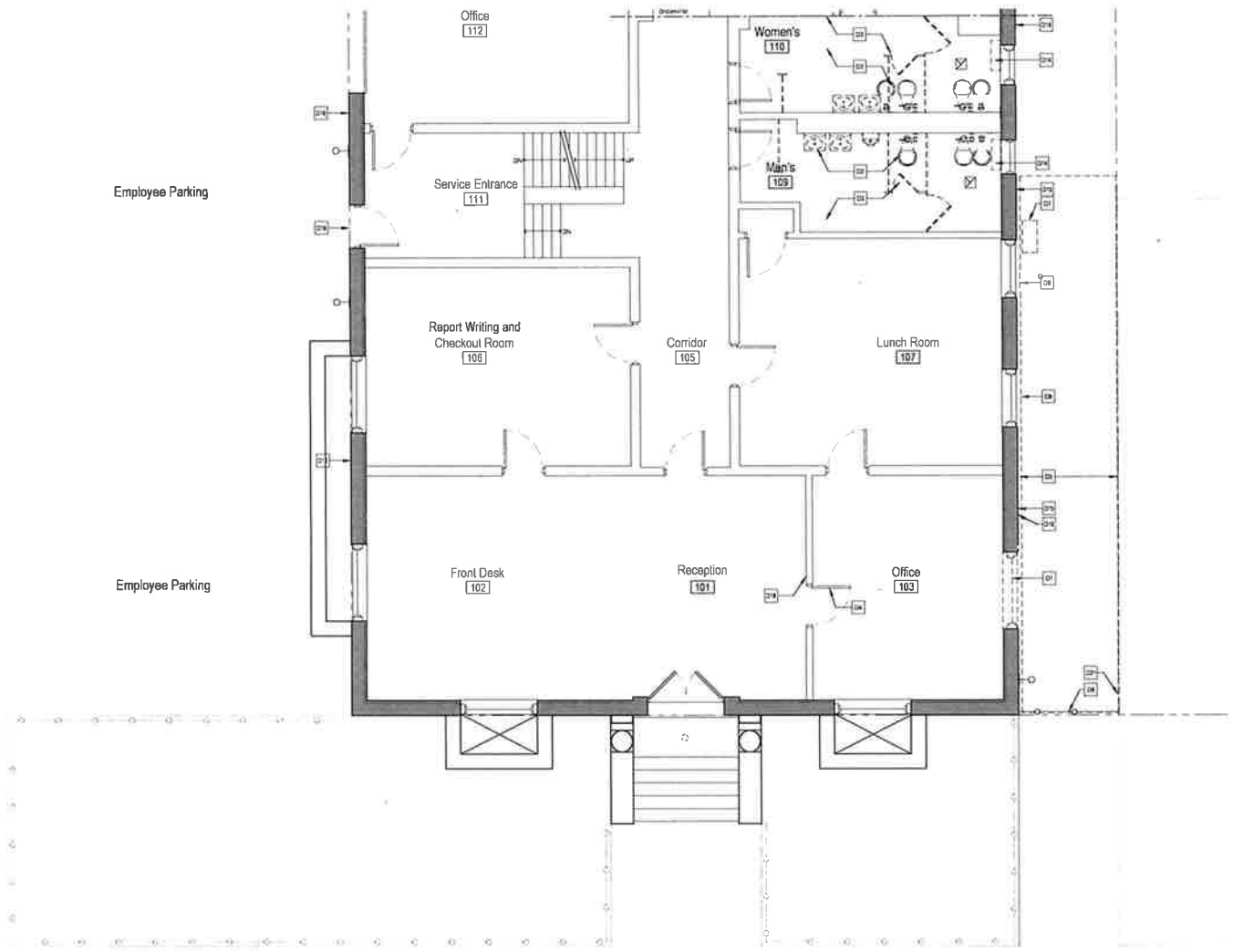
D-01



1 D-01 First Floor Demolition Plan
1/4" = 1'-0"

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 proceeding.
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.
6. Contractor shall be solely responsible for hazardous materials discovery. Coordinate w/ owner for delivery of any existing hazardous materials surveys and/or suspected conditions. Contractor shall provide owner with abatement and/or action plans prior to demolition.

Demolition Keynotes

- D1 Remove existing window and frame. Demolish brick sill down to floor level. Coordinate w/ new work plans.
- D2 Demolish restroom fixtures & partitions, ceilings, lighting and ceiling-mounted equipment as indicated in plan. Coord. w/ new work drawings for full extent of work.
- D3 Remove ceramic tile at floor and walls.
- D4 Remove frosted glass panel from door.
- D5 Demolish concrete walkway and excavate to new footing level. Do not excavate below f.o. existing footings.
- D6 Remove existing fence.
- D7 Relocate existing condenser unit.
- D8 Remove existing basement windows, frame and trim. Infill opening with matching masonry at exterior. Match interior adjacent finishes.
- D9 Remove existing lockers and benches. Coordinate with Locker Manufacturer for new work. ⚠
- D10 Remove existing shower fittings & accessories. Remove abandoned plumbing lines (supply & waste), back to nearest live junction and cap.
- D11 Remove existing door, hardware and door frame.
- D12 Demolish existing wall or portion of wall. Coordinate with new work drawings for extent.
- D13 Demolish existing shower curb.
- D14 Remove existing heaters. Prepare connections to receive new fixtures and equipment, where same type is specified. Coordinate with new work drawings for relocation and/or replacement.
- D15 Remove disconnected exterior light fixtures. Repair wall as req'd.
- D16 Remove existing exterior light fixtures. Prepare to receive new fixtures.
- D17 Remove all non-functional telecom wiring and equipment. Coordinate w/ Owner (DC Net) for identification.
- D18 Remove existing card reader and relocate next to new ext. wall.
- D19 Remove existing flooring and repair subflooring as needed. Re Finish Schedule.
- D20 Remove door and frame. Coordinate with new work plans.
- D21 Remove security system.
- D22 Demolish portion of all as indicated to accommodate new 3'-0" leaf door. Coordinate with new work plans.

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Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title

First Floor Demolition Plan

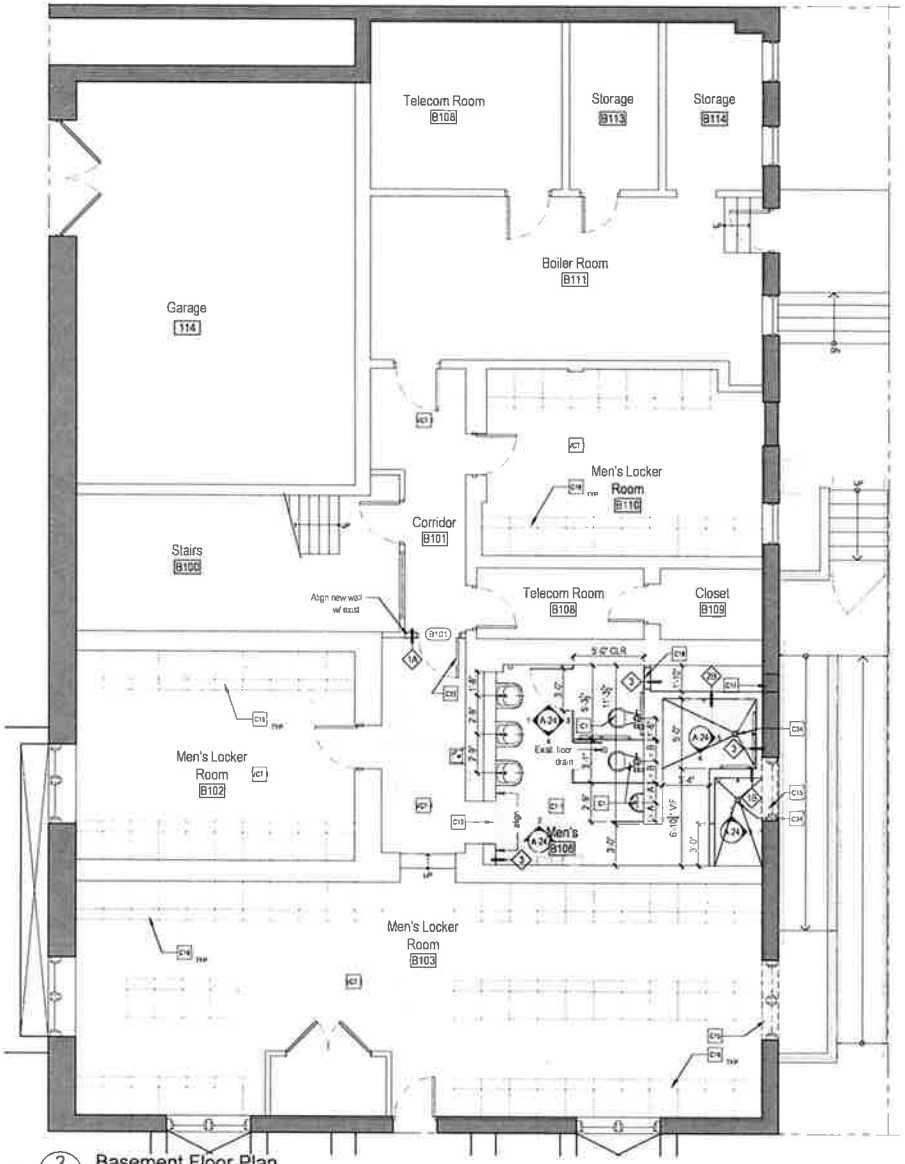
Seal

Date
11.08.2018

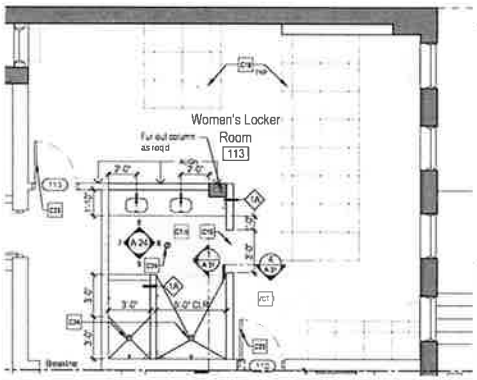
Rev.	Date
Issued for Permit & Bid	04.16.2018
⚠ Permit Revisions	07.06.2018
Issued for Construction	11.09.2018
⚠ Bid and Permit Revisions	11.08.2018

Scale 1/4"=1'-0"
1' 2' 4' 8'
N

Sheet
D-02



2 / A-01 Basement Floor Plan
1/4" = 1'-0"



1 / A-01 Partial First Floor Plan
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 take care to minimize damage in areas adjacent to the work. Where damage occurs, Contractor shall repair/replace materials as required, and return all areas to the same or better condition as prior to the work

Construction Keynotes

- C1 Relocate existing rough-in and install new fixtures
- C2 New door, side light and transom to match existing front entrance profile and shape of existing masonry opening. Re specification section 8 1. Provide access control to allow remote unlatching
- C3 New concrete ramp on form deck
- C4 New metal railing
- C5 New concrete stair
- C6 Install clear glass panel on existing door. Modify existing access control to allow remote unlatching
- C7 New metal gate to match new guardrail. See A-60 for door and hardware schedule
- C8 New heaters. Match original size, type and capacity U O N
- C9 Relocated condenser unit
- C10 ADA compliant threshold
- C11 8" CMU
- C12 12" CMU
- C13 Slab on grade above
- C14 Comp. deck w/conc. above
- C15 Infilled exist. basement window openings with matching masonry at exterior and adjacent finishes at interior
- C16 Furnish & install new W H Hamilton lockers. Coord. w/ Owner's vendor
- C17 Existing live telecom line(s) & wall penetration(s) to remain. Coordinate w/ Owner's IT for relocation of route to Telecom Room B-108
- C18 18" x 36" recessed access panel. Re specs
- C19 New 8'-0" high wall. Paint and baseboard to match existing
- C20 New accessible entrance sign on fence. Re specs
- C21 New accessible restroom signage. Re specs
- C22 New 36" leaf hollow metal door with vision lite and frame. Re Door Hardware Schedule and A-25 for elevation
- C23 New 36" leaf hollow metal door and frame to match existing. Re-use existing hardware
- C24 New floor drain. Re Plumbing Fixture Schedule
- C25 Inspect existing plaster & masonry walls & ceilings throughout full extent of room. Patch/repair all loose or damaged areas & repaint to match existing/proposed adjacent finishes

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Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title

Basement and Partial First Floor Plans

Seal

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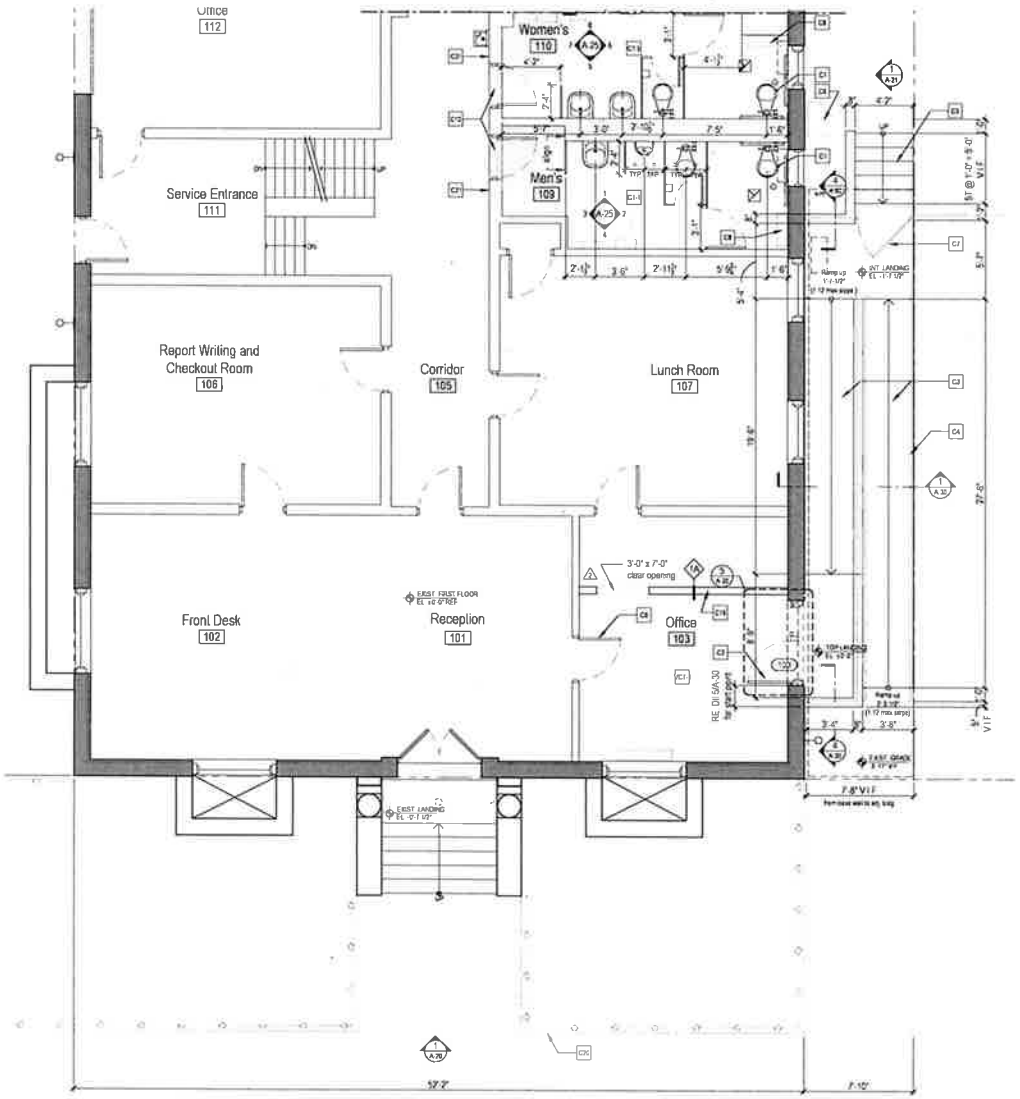
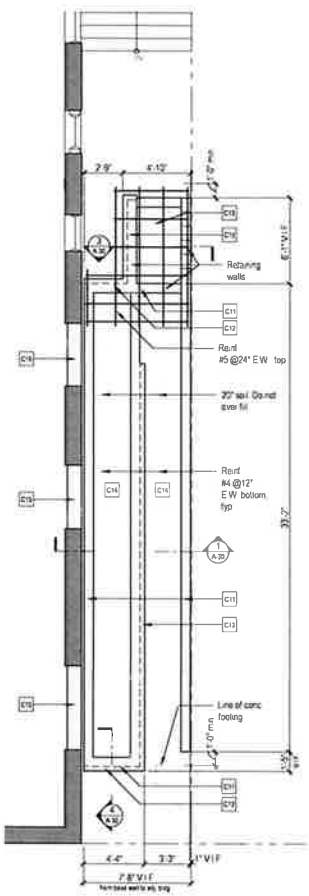
Permit Revisions	
Issued for Construction	
Bid and Permit Revisions	

Scale 1/4"=1'-0"
1" 2" 4" 8"
N

Sheet
A-01



2 / A-02 First Floor Plan
1/4" = 1'-0"



1 / A-02 Foundation Plan
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 take care to minimize damage in areas adjacent to the work. Where damage occurs, Contractor shall repair/replace materials as required and return all areas to the same or better condition as prior to the work

Construction Keynotes

- C1 Relocate existing rough in and install new fixtures
- C2 New door, side light and transom to match existing front entrance profile and shape of existing masonry opening. Re specification section 8 1. Provide access control to allow remote unlatching
- C3 New concrete ramp on form deck
- C4 New metal railing
- C5 New concrete stair
- C6 Install clear glass panel on existing door. Modify existing access control to allow remote unlatching
- C7 New metal gate to match new guardrail. See A-60 for door and hardware schedule
- C8 New heaters. Match original size, type and capacity U O N
- C9 Relocated condenser unit
- C10 ADA compliant threshold
- C11 8" CMU
- C12 12" CMU
- C13 Slab on grade above
- C14 Comp. deck w/conc. above
- C15 Infilled exist. basement window openings with matching masonry at exterior and adjacent finishes at interior
- C16 Furnish & install new W H. Hamilton lockers. Coord. w/ Owner's vendor
- C17 Existing live telecom line(s) & wall penetration(s) to remain. Coordinate w/ Owner's IT for relocation of route to Telecom Room B-108
- C18 18" x 36" recessed access panel. Re. specs
- C19 New 8'-0" high wall. Paint and baseboard to match existing
- C20 New accessible entrance sign on fence. Re. specs
- C21 New accessible restroom signage. Re. specs
- C22 New 36" leaf hollow metal door with vision lite and frame. Re. Door Hardware Schedule and A-26 for elevation
- C23 New 36" leaf hollow metal door and frame to match existing. Re. use existing hardware
- C24 New floor drain. Re. Plumbing Fixture Schedule
- C25 Inspect existing plaster & masonry walls & ceilings throughout full extent of room. Patch/repair all loose or damaged areas & repaint to match existing/proposed adjacent finishes

Structural plans certified as provided in Section 106 1 4 1 of the D.C. Construction Codes

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Renovations to the
Metropolitan Police
Department 1st
District Substation

500 E Street SE
Washington, DC 20003

Title

Foundation and
First Floor Plan

Seal

Date
11.08.2018

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Scale 1/4"=1'-0"
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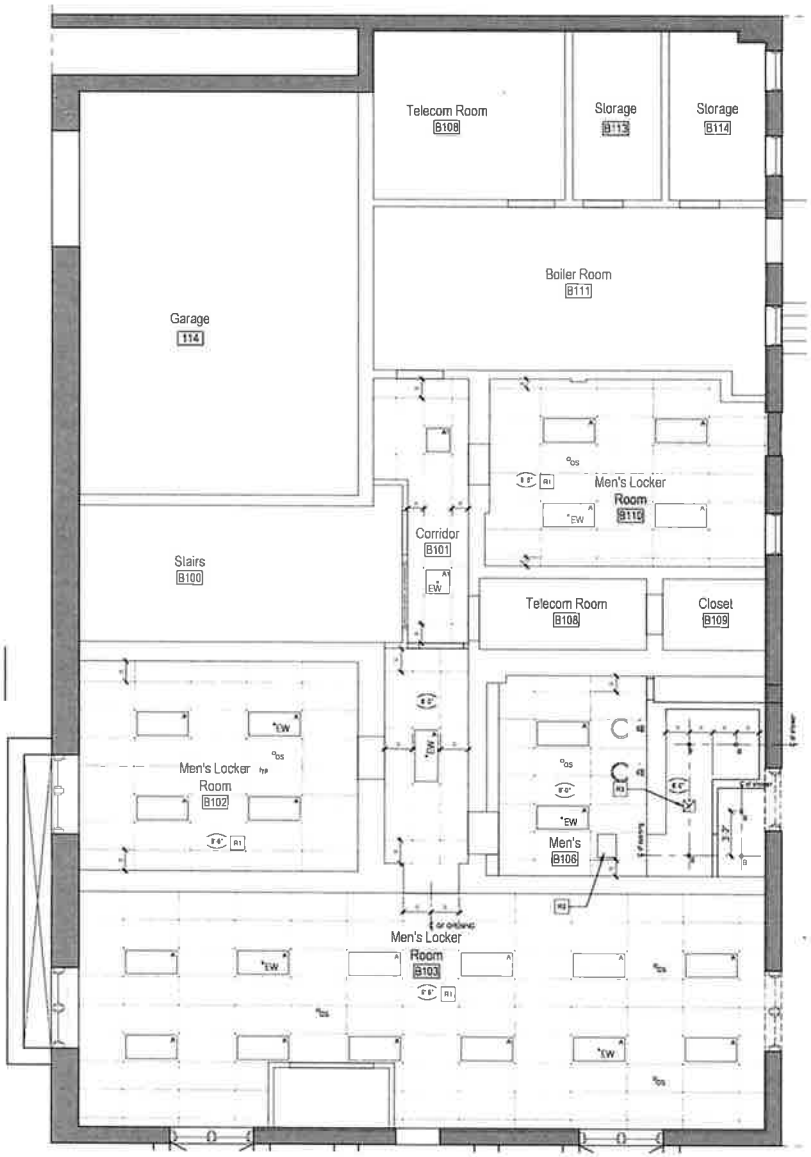
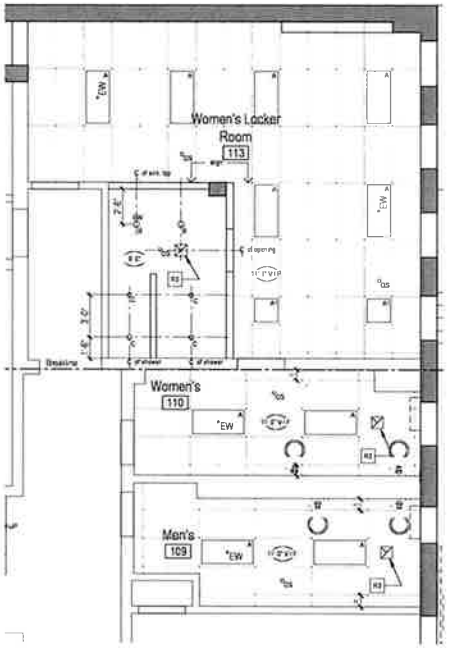
N

Sheet
A-02 2



2 A-10 Basement Reflected Ceiling Plan
1/4" = 1'-0"



1 A-10 Partial First Floor Reflected Ceiling Plan
1/4" = 1'-0"

Reflected Ceiling Plan Legend

- Recessed light fixture
- Occupancy Sensor
- Lay-in light fixture in ACT grid
- Align
- GWB ceiling
- Exhaust fan

Reflected Ceiling Plan Keynotes

R1 Install new ACT ceiling tile and grid. Where heights are noted VIF, conform grid is installed above windows. Where conflicts exist, notify Architect for direction prior to proceeding

R2 Install new ceiling mounted, fully recessed, fan forced electric heater. Match capacity of existing hydronic heater in same location. Remove all hydronic lines feeding demolished heater back to nearest junction

R3 Reconnect new exhaust fans to existing exhaust ducts. Extend/modify ductwork as required. Clean exist. portions of ductwork to remain and wall hoods to allow free operation of fans, typ

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Basement and First Floor Reflected Ceiling Plans

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2 Bid and Permit Revisions	11.08.2019

Scale: 1/4"=1'-0"
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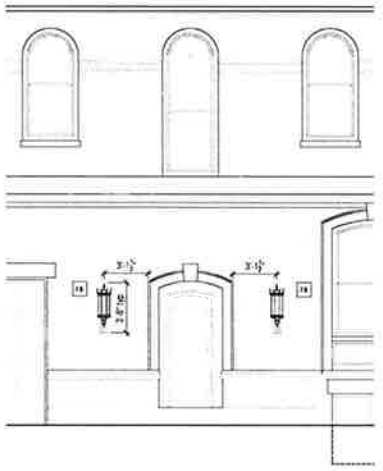
Sheet
2
A-10

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



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

Material/ Finish Specifications

F1 Ramp cheek walls
Brick veneer to match existing

F2 Ramp walking surface and steps
Broom finish concrete

F3 Handrails/ guardrails
Satin stainless steel

F4 Gate
Satin stainless steel

1 F5 Door, sidelite and transom
Wood/ clear glass to match exist. at main entrance
Re. specification section 8.1

1 F8 Light fixture type E - see light fixture schedule

F7 Light fixture type D1 - see light fixture schedule

F8 Light fixture type D2 - see light fixture schedule

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

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Renovations to the
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500 E Street SE
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Title

Building Elevations

Seal

Date
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Issued for Permit & Bid	04.19.2018
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Scale 1/4"=1'-0"
1' 2' 4' 8'

Sheet
A-20

1 A-21 East Elevation
1/4" = 1'-0"

Material/ Finish Specifications

F1 Ramp cheek walls
Brick veneer to match existing

F2 Ramp walking surface and steps
Broom finish concrete

F3 Handrails/ guardrails
Satin stainless steel

F4 Gate
Satin stainless steel

F5 Door, sidelite and transom
Wood/ clear glass to match exist. at main entrance
Re: specification section 8.1

F6 Light fixture type E - see light fixture schedule

F7 Light fixture type D1 - see light fixture schedule

F8 Light fixture type D2 - see light fixture schedule

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

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Title

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Permit Revisions	
Issued for Construction	
Bid and Permit Revisions	

Scale 1/4"=1'-0"
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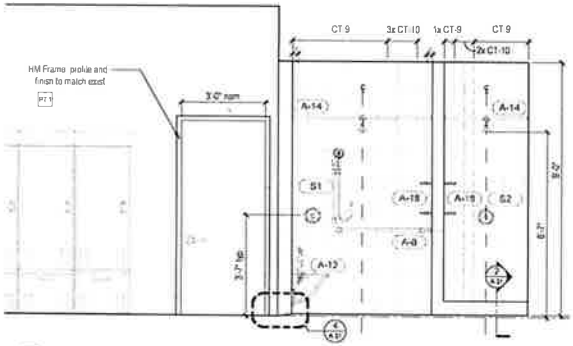
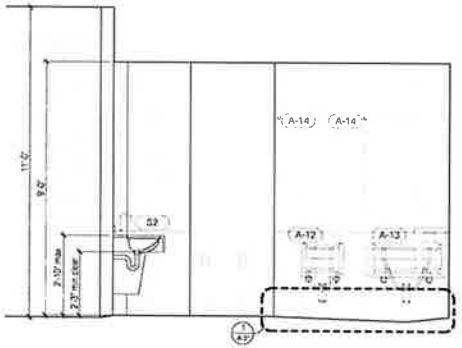
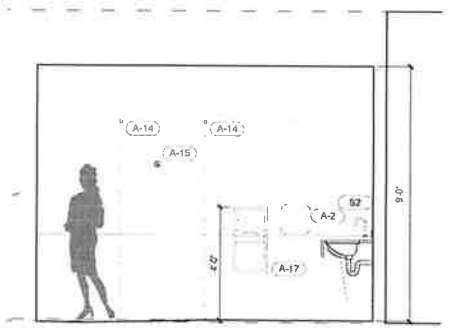
Sheet
A-21



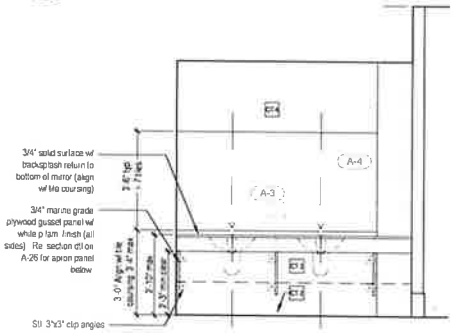
9 A-24 Women's Locker Room Interior Elevation
1/2" = 1'-0"



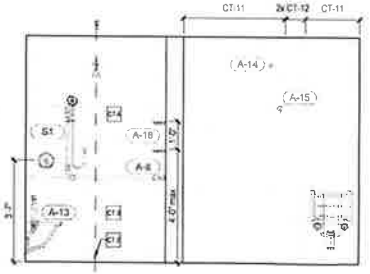
8 A-24 Women's Locker Room Interior Elevation
1/2" = 1'-0"



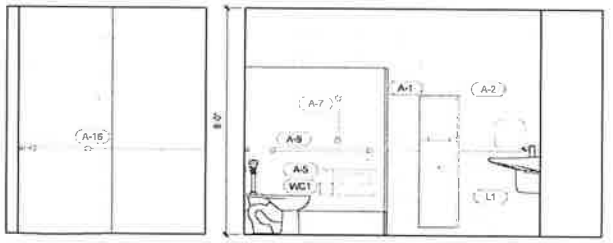
7 A-24 Women's Locker Room Interior Elevation
1/2" = 1'-0"



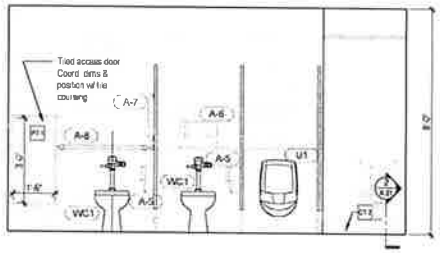
6 A-24 Women's Locker Room Interior Elevation
1/2" = 1'-0"



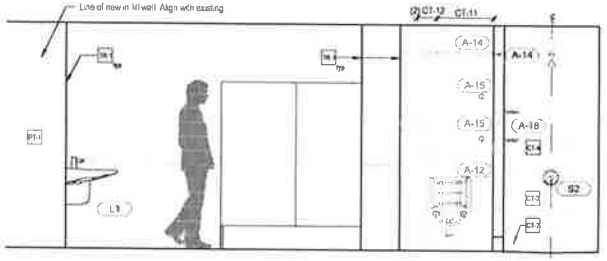
5 A-24 Men's Showers Interior Elevation
1/2" = 1'-0"



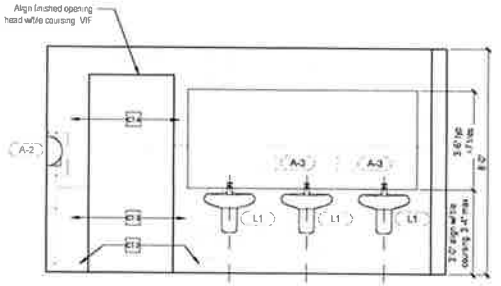
4 A-24 Men's Bathroom/ Showers Interior Elevation
1/2" = 1'-0"



3 A-24 Men's Bathroom Interior Elevation
1/2" = 1'-0"



2 A-24 Men's Bathroom/ Showers Interior Elevation
1/2" = 1'-0"



1 A-24 Men's Bathroom Interior Elevation
1/2" = 1'-0"

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Renovations to the
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500 E Street SE
Washington, DC 20003

Title

Interior Elevations

Seal

Date
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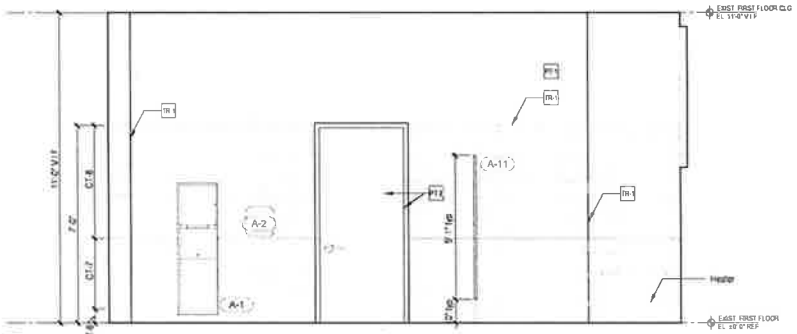
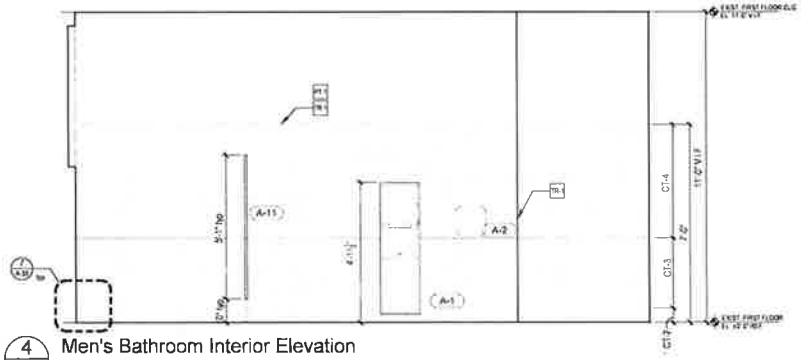
Scale 1/2"=1'-0"

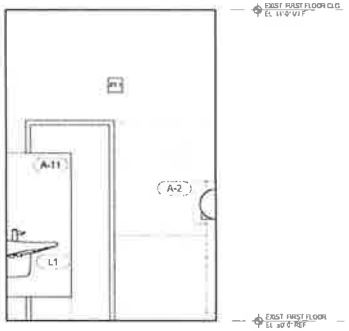
Sheet
⚠ A-24



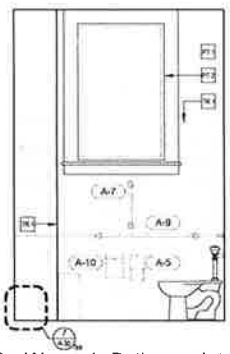
8 A-25 Women's Bathroom Interior Elevation
1/2" = 1'-0"



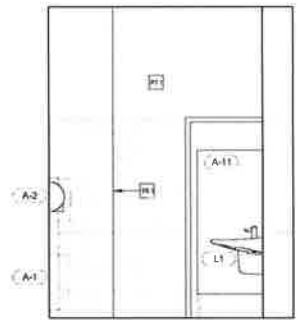
4 A-25 Men's Bathroom Interior Elevation
1/2" = 1'-0"



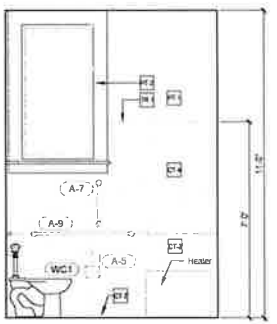
7 A-25 Women's Bathroom Interior Elevation
1/2" = 1'-0"



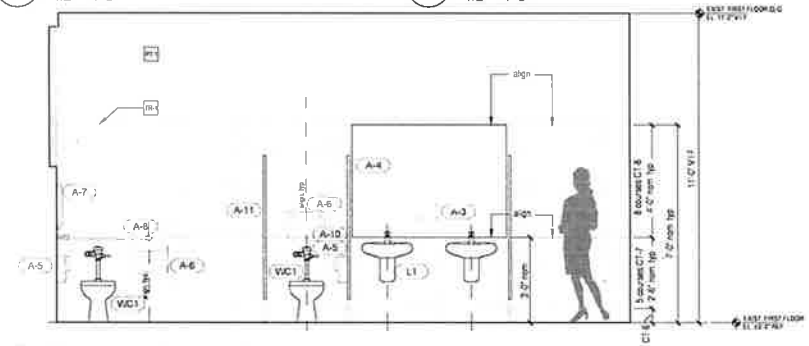
6 A-25 Women's Bathroom Interior Elevation
1/2" = 1'-0"



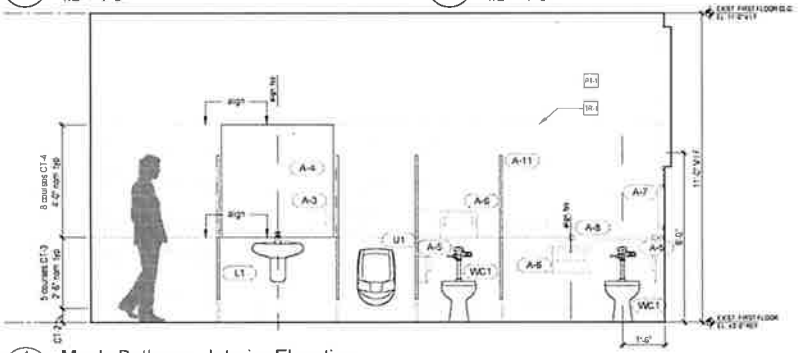
3 A-25 Men's Bathroom Interior Elevation
1/2" = 1'-0"



2 A-25 Men's Bathroom Interior Elevation
1/2" = 1'-0"



5 A-25 Women's Bathroom Interior Elevation
1/2" = 1'-0"



1 A-25 Men's Bathroom Interior Elevation
1/2" = 1'-0"

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Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title

Interior Elevations

Seal

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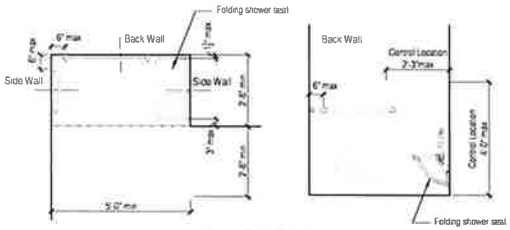
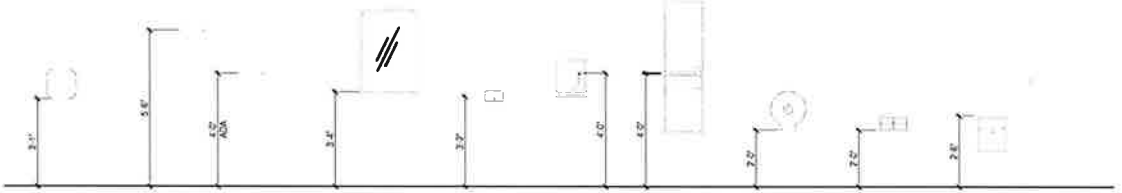
Scale 1/2"=1'-0"

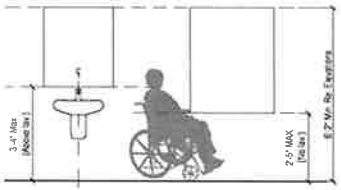
Sheet
A-25



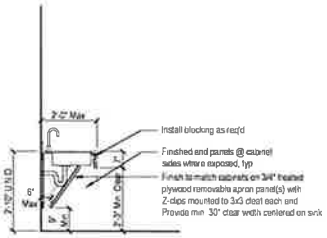
Standard Roll-in Type Shower with seat



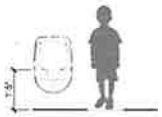
ELECTRIC HAND DRYER | COAT HOOK | MIRROR | SOAP DISPENSER | PAPER TOWEL DISPENSER | TOILET PAPER DISPENSER | TOILET PAPER HOLDER | SANITARY NAPKIN DISPOSAL



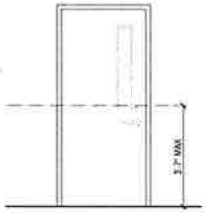
Accessible Mirror
Install mirrors within this range, where primary operators are age 13 or older



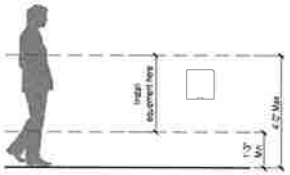
Accessible Lavatory
Install lavatory at this range



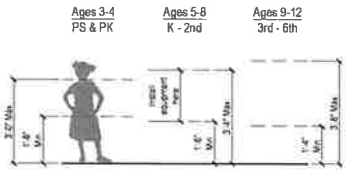
Accessible Urinal
Install w/ lip at specified height for designated accessible urinals
Install all urinals at this height where primary operators are age 12 or under.



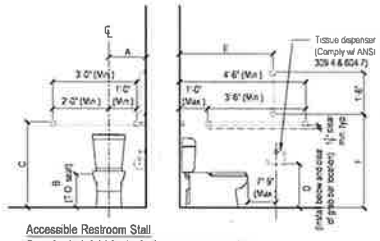
Door vision lite
Install vision lite at this height



Unobstructed Reach
Install equipment with operable elements or controls within this range, where primary operators are age 13 or older.



Childrens' Unobstructed Reach
Install equipment with operable elements or controls within this range, where controls are primarily operated by children in the identified ranges



Accessible Restroom Stall
See chart at right for typical accessory mounting heights
Provide split rear grab bar if designated mounting heights conflict with code-required plumbing location

WATER CLOSET & TOILET COMPARTMENT ACCESSORY TYP. MOUNTING HEIGHTS FOR CHILDREN AND ADULTS				
	PRIMARY OPERATORS' AGE			
	AGES 3 AND 4 PS & PK	AGES 5 THRU 8 K - 2nd Grade	AGES 9 THRU 12 3rd - 6th Grade	13 AND OLDER
A = WATER CLOSET CENTERLINE	12 INCHES	12 TO 15 INCHES	15 TO 18 INCHES	16 TO 18 INCHES
B - TOILET SEAT HEIGHT	11 TO 12 INCHES	12 TO 15 INCHES	15 TO 17 INCHES	17 TO 19 INCHES
C = GRAB BAR HEIGHT (TOP OF BAR)	18 TO 20 INCHES	20 TO 25 INCHES	25 TO 27 INCHES	33 TO 36 INCHES
D = DISPENSER HEIGHT (F. ROLL)	14 INCHES	14 TO 17 INCHES	17 TO 19 INCHES	15 TO 48 INCHES
E = VERTICAL GRAB BAR POSITION	34 TO 36 INCHES	34 TO 36 INCHES	34 TO 36 INCHES	39 TO 41 INCHES
F = VERTICAL GRAB BAR HEIGHT	21 TO 30 INCHES	21 TO 30 INCHES	21 TO 30 INCHES	39 TO 41 INCHES

1 / A-26 Typical Mounting Heights
1/2" = 1'-0"

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Title

Typical Mounting Heights

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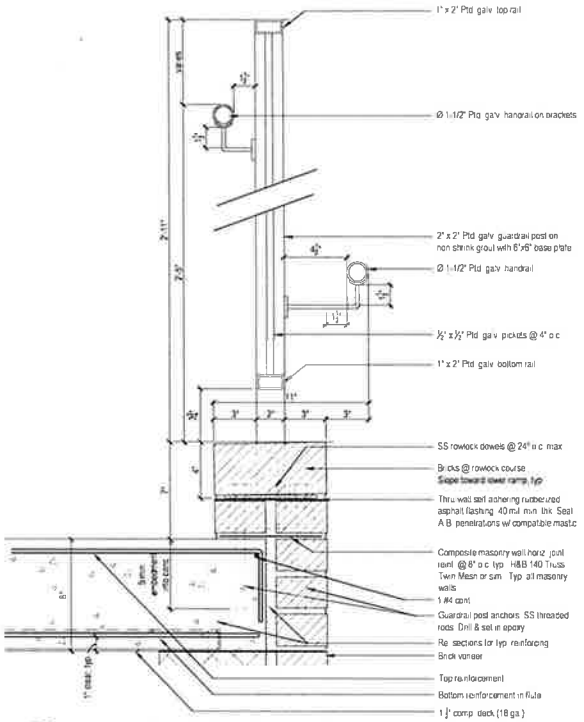
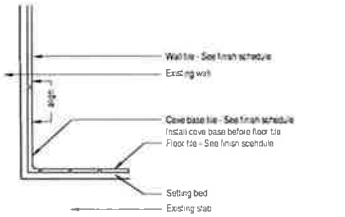
Scale: 1/2"=1'-0"
1" 2" 4"
N

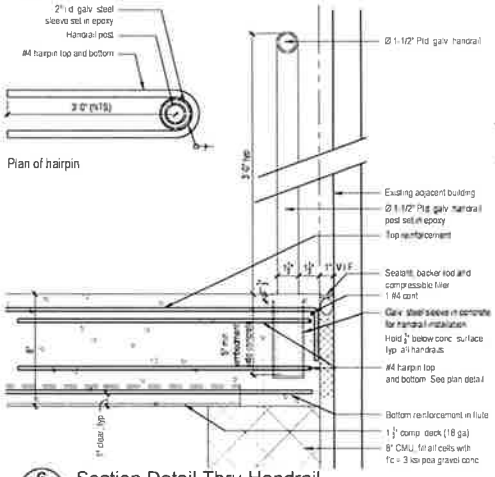
Sheet
A-26



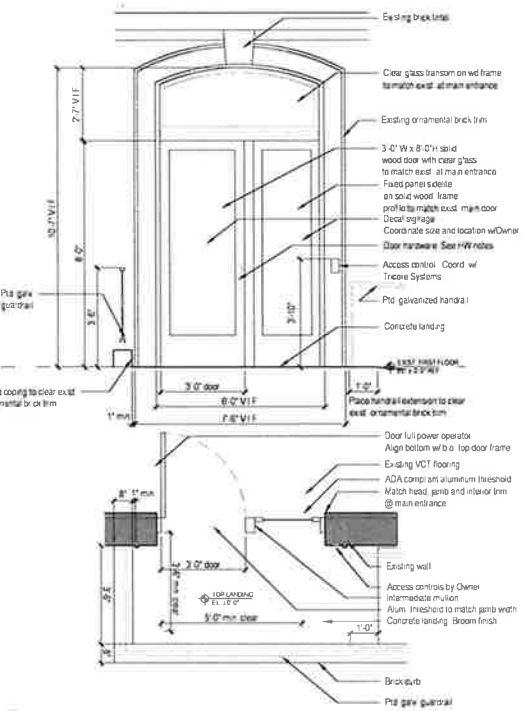
8 / A-30 Section Detail Thru Guardrail
3" = 1'-0"



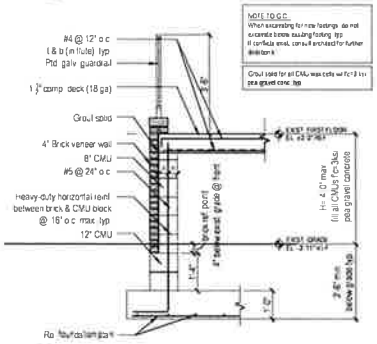
7 / A-30 Cove Base Detail
3" = 1'-0"



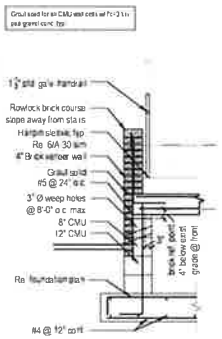
6 / A-30 Section Detail Thru Handrail
3" = 1'-0"



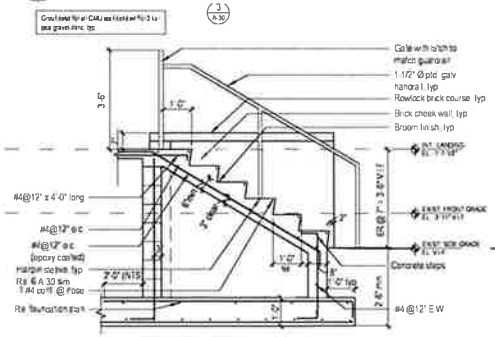
5 / A-30 Side Entrance Detail
1/2" = 1'-0"



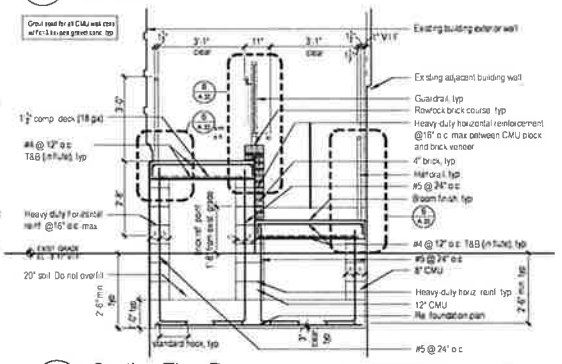
4 / A-30 Section Thru Landing
1/2" = 1'-0"



3 / A-30 Section Thru Stair
1/2" = 1'-0"



2 / A-30 Section Thru Stair
1/2" = 1'-0"



1 / A-30 Section Thru Ramp
1/2" = 1'-0"

Structural plans certified as provided in Section 106.1.4.1 of the D.C. Construction Codes

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Renovations to the
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Sections and Details

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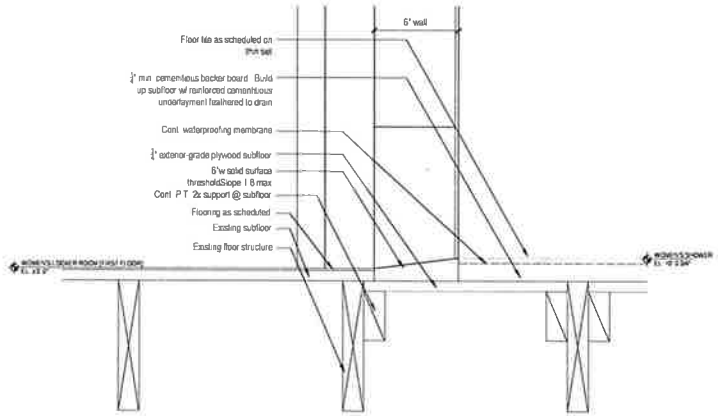
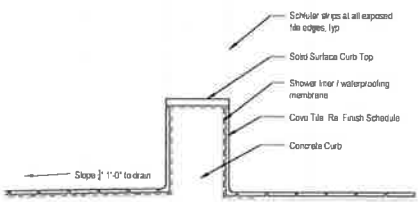
Permit Revisions	07.06.2018
Issued for Construction	11.08.2018
Bid and Permit Revisions	11.08.2018

Scale As Noted
1" 2"

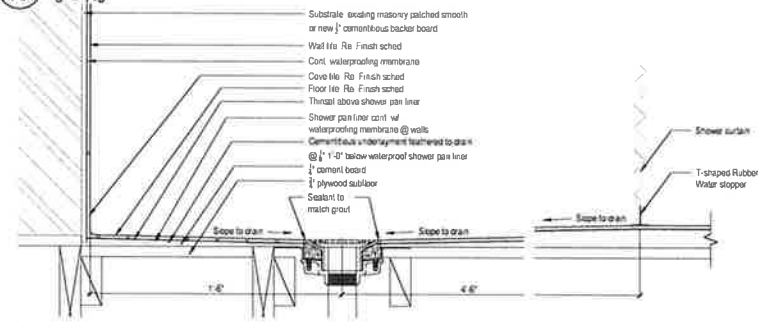
Sheet
A-30



4 A-31 Shower/ Locker Room Threshold Detail
3" = 1'-0"



2 A-31 Typ. Section Thru Shower Curb
3" = 1'-0"



1 A-31 Section Thru Roll-in Shower
3" = 1'-0"

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Bid and Permit Revisions	11.08.2018

Scale As Noted
1" 2"

Sheet
A-31

⚠Door & Hardware Schedule

Mark	Door	Hdw Item	Mfr/Model	Finish	Qty	Notes
B101	Flush Hollow Metal Narrow Lite, field painted	Handleset	-	-	-	Salvage and reuse existing
		Closer	Hager 5100-166337	ALM	1	With hold open
		Hinges	-	-	-	Salvage and reuse existing
103	Custom stain-grade wood exterior door w/ fixed sidelite & transom. Match main entrance. Re: S/A-30	Handleset	-	-	1	Match existing at front door
		Full power operator	Dorma ED-250	26D	1	Single pull operator, mounted inside, 2 ¼" line cover.
		Hinges	Hager BB1279	26D	3	
		Security	ADA button, mag lock card reader, video intercom	-	-	Coordinate models and manufacturers with Owner. Refer to elevations for mounting heights
110	Flush Hollow Metal Narrow Lite, field painted	Handleset	-	-	-	Salvage and reuse existing
		Closer	Hager 5100-166337	ALM	1	With hold open
		Hinges	-	-	-	Salvage and reuse existing
113	Flush Hollow Metal, field painted	Handleset	-	-	-	Salvage and reuse existing
		Closer	Hager 5100-166337	ALM	1	With hold open
		Hinges	-	-	-	Salvage and reuse existing

Light Fixture Schedule

Mark	Manuf.	Model #	Lamps No.	Lamps Watts	Lamps Type	Voltage	Mounting	Remarks
A	Lithonia	Avante, 2AVL4 40L MDR EZ1 LP835	see plans	48	LED	120	Lay-in	2'x4' Indirect
A1	Lithonia	Avante 2AVL2 20L MDR EZ1 LP835	see plans	24	LED	120	Lay-in	2'x2' Indirect
B	Eaton	Halo, HS50ICAT ML5612935 S92W	1	11.7	LED	120	Recessed Downlight	
C	Eaton	Halo, HS50ICAT ML5606935 S92W	1	9.5	LED	120	Recessed Downlight	
D1 and D2	Herwig	lantern 511 • wall mounted bracket @ east and west and hanging sh main entry door - see el	4	D1 3000 lumens, D2 1500 lumens	LED		Wall mounted at sides of doors and hanging sh main entry door - see el	Exterior ornamental LED 4000K
E	E-conolight	E-WFC18A-F4OZ	2	157	LED	120	Premium LED outdoor Wall Pack	Tie all exterior lighting to photo cells, see note

Plumbing Fixture Schedule

Tag	Description	Manufacturer	Product	Notes
L1	Lavatory	American Standard	Mono Universal Design Wall-Hung Lavatory with Everclean, 0955.001EC White (020) Finish	With Vitreous China Shroud/Knee contact guard, 0259.020
	Faucet	Sloan	SOLIS, Solar Powered, Electronic Hand Washing Faucet, EAF-275	
	Drain	Kohler	Offset drain w/ strainer & overflow, K-7131-A	
⚠ L2	Lavatory	Kohler	Verhexyl Rectangle, Undermount Bathroom Sink K-2882, 0 White, WITH K-8998 P-Trap	With Vitreous China Shroud/Knee contact guard
	Faucet	Sloan	SOLIS, Solar Powered, Electronic Hand Washing Faucet, EAF-275	
	Drain	Kohler	Offset drain w/ strainer & overflow, K-7131-A	
	Countertop	Corian Quartz	Dove Grey	Custom fabricated w/ flush edge
WC1	Toilet	American Standard	Madera 1.28 gpf ADA EverClean Toilet, White (020) Finish	With Heavy Duty Toilet Seat
	Flush Valve	ZURN	AquaSense Z6003PL-ULF	
U1	Urinal	ZURN	Omni-Flo Top Spud Urinal 0.125 gpf	
	Flush Valve	ZURN	ZTR6203 Ultra Low flush valve 0.125 gpf	
⚠ S1	Shower Drain	Kohler	Clear Flo Square Shower Drain K9163	
	Shower Head	Delta	Trinsic T17459, Chrome finish	
	Valve w/ Integrated Diverter	Delta	Two Handle Monitor 14 Series Valve Trim with Integrated Diverter T24959, Chrome finish	Provide compatible thermostatic valve.
	Hand Held Shower	Delta	Compel Premium Single-Setting Slide Bar Hand Shower 57085, Chrome finish	
S2	Shower Drain	Zurn	FD2-PVZ-ST-SS 5" square stainless steel drain	
	Shower Head and Valve	Delta	Trinsic T14259, Chrome finish	Provide compatible thermostatic valve
OSD	Floor drain	Zurn	Z-375	

Interior Finish Schedule

Tag	Description	Material	Manufacturer	Product	Grout	Notes
CT-1	Floor Tile	2" hexagonal tile	DalTile	Keystones, Castlerock 0618	Bostik, Shadow H195	Epoxy grout
CT-2	Cove Tile	6"x6" Ceramic	American Olean	Matte, A-3601 Matte Light Smoke 0004	Bostik, Lunar H196	
CT-3	Wall Tile	6"x6" Ceramic	American Olean	Matte, Matte Light Smoke 0004	Bostik, Lunar H196	
CT-4	Wall Tile	6"x6" Ceramic	DalTile	Matte, Arctic White 0790	Bostik, White H152	
CT-5	Floor Tile	2" hexagonal tile	DalTile	Keystones, Navy 0189	Bostik, Shadow H195	Epoxy grout
CT-6	Cove Tile	6"x6" Ceramic	American Olean	Matte, A-3601 Matte Glacier 0062	Bostik, Steel H200	
CT-7	Wall Tile	6"x6" Ceramic	American Olean	Matte, Matte Glacier 0062	Bostik, Steel H200	
CT-8	Wall Tile	6"x6" Ceramic	DalTile	Matte, Arctic White 0790	Bostik, White H152	
CT-9	Wall Tile	4 ¼" x 12 ¼" Ceramic	DalTile	Matte, Arctic White 0790		Accent at Women's Showers, See interior elev
CT-10	Wall Tile	4 ¼" x 12 ¼" Ceramic	DalTile	Matte, Arctic White 0790 Wave Wall Tile		Accent at Women's Showers, See interior elev
CT-11	Wall Tile	4 ¼" x 12 ¼" Ceramic	DalTile	Matte, Desert Gray X714		Accent at Men's Showers, See interior elev.
CT-12	Wall Tile	4 ¼" x 12 ¼" Ceramic	DalTile	Matte, Desert Gray X714 Wave Wall Tile		Accent at Men's Showers, See interior elev.
PT-1	Paint	Paint	Sherwin Williams	Snowbound, SW 7004		
PT-2	Paint	Paint	Sherwin Williams	Snowbound, SW 7004		
TR-1	Edge Protector	Stainless Steel	Schluter	Jolly		Install at all exterior corners and top of wall tile
VCT-1	Vinyl Tile			Match existing. Coordinate with Owner		

Finish Schedule Notes
- Provide semi-gloss finish paint @ trim, typ
- Provide eggshell finish paint @ walls, typ
- Provide flat finish paint @ gwb ceilings, typ
- Submit samples of all tile for owner's approval prior to ordering
- Provide color match silicone sealant at all inside tile corners and where recommended by product manufacturers
- All grout joints shall be ⅛" U.N.O. Consult with Architect for direction if tile or grout manufacturer recommendation differs

Lighting Schedule Notes
- Tie all alley exterior lighting to a single photo cell (2 wall packs + 1 decorative light fixture), field coordinate location with architect
- Tie all south and west ornamental lighting to a single photo cell, field coordinate location with architect

Restroom Accessories Schedule

Tag	Description	Manufacturer	Product	Notes
A-1	Paper Towel Dispenser with receptacle	Bobrick	B-3949 with Pull towel dispenser 3951-50 w/ LinerMate	Confirm with Owner for desired supplies
A-2	Hand Dryer	Excel Dryer	XLERATORxeco XL-SB-ECO	Brushed Stainless Steel Cover, w/ 1.1 Noise Reduction Nozzle
A-3	Soap Dispenser			Coordinate with Owner for desired supplies
A-4	Mirror		Safety glazing	Align with ceramic tile coursing. VIF dimensions, typ.
A-5	Toilet Paper Dispenser	Bobrick	Classic Series B-2888	
A-6	Seat Cover Dispenser	Bobrick	Classic Series B-221	Install at same height as Toilet Paper Dispenser @ ADA Stall
A-7	Grab Bar 18	Bobrick	1 ½" Dia. SS Grab Bars with Snap Flange B-6806 x 18	18" Long
A-8	Grab Bar 36	Bobrick	1 ½" Dia. SS Grab Bars with Snap Flange B-6806 x 36	36" Long
A-9	Grab Bar 42	Bobrick	1 ½" Dia. SS Grab Bars with Snap Flange B-6806 x 42	42" Long
A-10	Sanitary Napkin Disposal	Bobrick	Conture Series B-270	at women's stalls
A-11	Toilet Partition	Scranton Products	Eclipse Partitions, Finish Stainless, Rotary Brushed	Provide shop drawings for Architect's review
⚠A-12	Dressing Area Seat	Bobrick	Solid Phenolic Folding Shower/ Dressing Area Seat B-5191	At dressing areas
A-13	Shower Seat	Bobrick	Solid Phenolic Reversible Folding Shower Seat B-5181	At ADA Showers
A-14	Shower Curtain Rod	Bobrick	Classic Series Extra-heavy-duty Shower Curtain Rod	Refer to plans for length. GC to provide full height opaque white shower curtains of required length at all rods
A-15	Hook	Delta	75935, Chrome finish	
A-16	Grab Bar 24	Bobrick	1 ½" Dia. SS Grab Bars with Snap Flange B-6806 x 24	24" Long
A-17	Recessed Paper Towel Dispenser and Waste Receptacle	Bobrick	B-369	
A-18	Shower Shelf	Delta	Small Corner Caddy 47000-5T	Install one per shower at 44" a.f.f. Coordinate location in field w/ Architect.
A-19	Exhaust Fan	Broan	ZB110H	Humidity-sensing exhaust fan.

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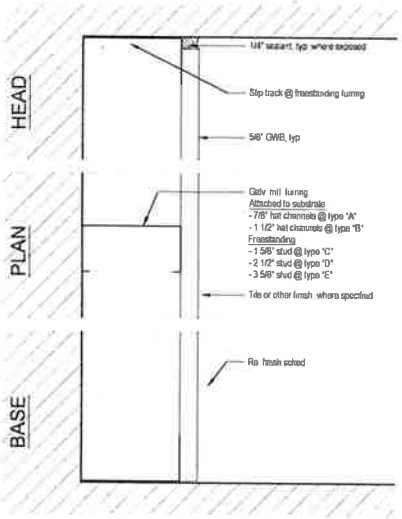
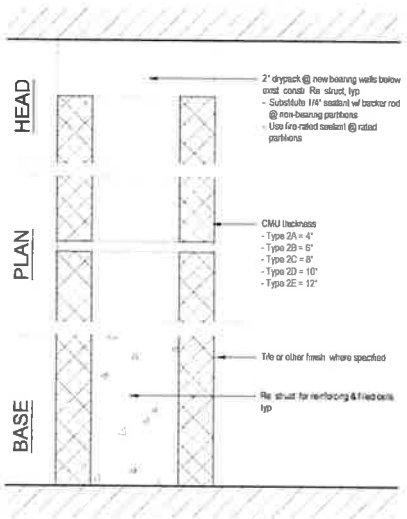
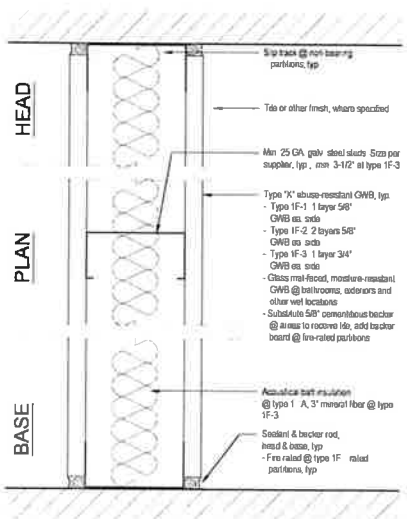
Sheet
A-60



TYPE 3 Not fire rated



TYPE 2 Type 2B: 2 Hr. fire rated, UL Ass'y #U906
Type 2C,D,E: 4 Hr. fire rated, UL Ass'y #U901



TYPE 1 Type 1F-1: 1 hr. fire rated, GA file #WP 1350
Type 1F-2: 2 hr. fire rated, GA file #WP 1522
Type 1F-3: 2 hr. fire rated, GA file #WP 1941

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A-61

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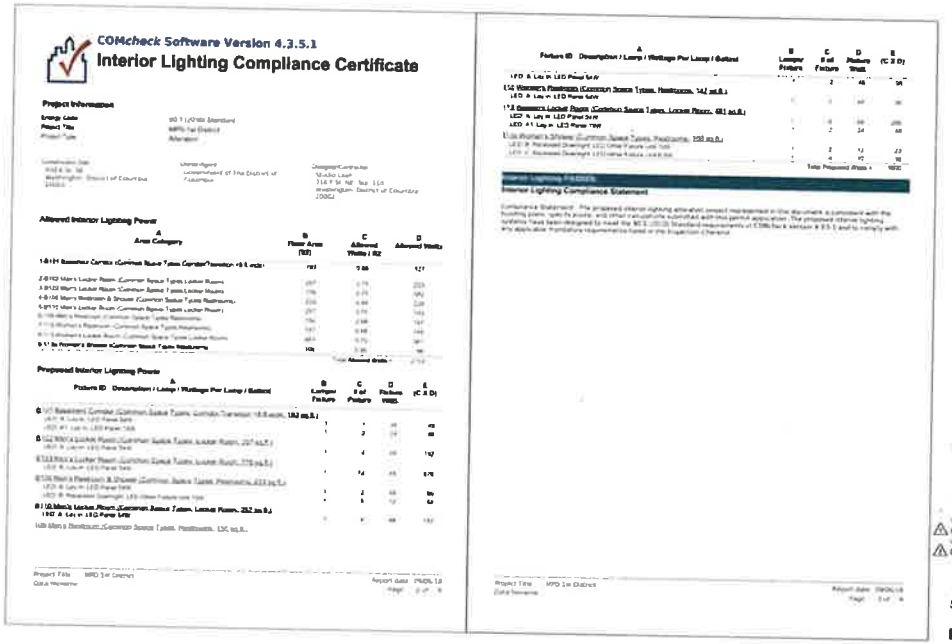


COMcheck Software Version 4.3.5.1
Interior Lighting Compliance Certificate

Project Information

Allowed Interior Lighting Power

A Area Category	B Floor Area (SF)	C Allowed Watts / SF	D Allowed Watts
1-B101 Basement Corridor (Common Space Types Corridor/Transition <8 ft wide)	783	0.66	517
2-B102 Men's Locker Room (Common Space Types Locker Room)	297	0.75	223
3-B103 Men's Locker Room (Common Space Types Locker Room)	726	0.75	545
4-B104 Men's Restroom & Shower (Common Space Types Restroom)	233	0.98	228
5-B111 Men's Locker Room (Common Space Types Locker Room)	297	0.75	223
6-[illegible] Women's Restroom (Common Space Types Restroom)	726	0.98	712
7-[illegible] Women's Restroom (Common Space Types Restroom)	147	0.98	144
8-[illegible] Women's Locker Room (Common Space Types Locker Room)	484	0.75	363
9-[illegible] Women's Shower (Common Space Types Restroom)	100	0.98	98
		Total Allowed Watts =	2,754

Proposed Interior Lighting Power

A Fixture ID: Description / Lamps / Wattage Per Lamp / Ballast	B Lamps/ Fixture	C # of Fixtures	D Fixture Watts	E (C x D)
G [illegible] (Common Space Types: Corridor/Transition, <8 ft wide, 1,362 sq ft.)				
LED A: Lay-in LED Panel 54W	1	4	48	192
LED A1: Lay-in LED Panel 54W	1	2	54	108
B [illegible] (Common Space Types: Locker Room, 297 sq ft.)				
LED A: Lay-in LED Panel 54W	1	4	48	192
E [illegible] (Common Space Types: Locker Room, 726 sq ft.)				
LED A: Lay-in LED Panel 54W	1	14	48	672
E [illegible] (Common Space Types: Restrooms, 233 sq ft.)				
LED B: Recessed Downlight LED 13W Fixture with Trim	1	2	48	96
LED C: Recessed Downlight LED 13W Fixture with Trim	1	6	12	72
H [illegible] Men's Locker Room (Common Space Types: Locker Room, 252 sq ft.)				
192 A: Lay-in LED Panel 54W	1	4	48	192
[illegible] Men's Restroom (Common Space Types: Restrooms, 726 sq ft.)				

Project Title: MPD 1st District
Data Filename:
Report date: 09/05/18
Page: 1 of 4

A Fixture ID: Description / Lamps / Wattage Per Lamp / Ballast	B Lamps/ Fixture	C # of Fixtures	D Fixture Watts	E (C x D)
LED A: Lay-in LED Panel 54W	1	2	48	96
E [illegible] (Common Space Types: Restrooms, 142 sq ft.)				
LED A: Lay-in LED Panel 54W	1	3	48	96
F [illegible] (Common Space Types: Locker Room, 481 sq ft.)				
LED A: Lay-in LED Panel 54W	1	8	48	288
LED A1: Lay-in LED Panel 19W	1	2	34	68
[illegible] (Common Space Types: Restrooms, 100 sq ft.)				
LED B: Recessed Downlight LED 13W Fixture with Trim	1	2	11	22
LED C: Recessed Downlight LED 13W Fixture with Trim	1	6	12	72
		Total Proposed Watts =		1,692

Interior Lighting Results

Interior Lighting Compliance Statement

Compliance Statement: The proposed interior lighting design represented in this document is consistent with the building plans, specifications and other calculations submitted with this permit application. The proposed interior lighting systems have been designed to meet the IECC 2009 Standard requirements of ASHRAE/IES Standard 90.1-2007 and to comply with any applicable mandatory requirements noted in the Inspection Checklist.

Project Title: MPD 1st District
Data Filename:
Report date: 09/05/18
Page: 2 of 4

Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title

COMcheck

Seal

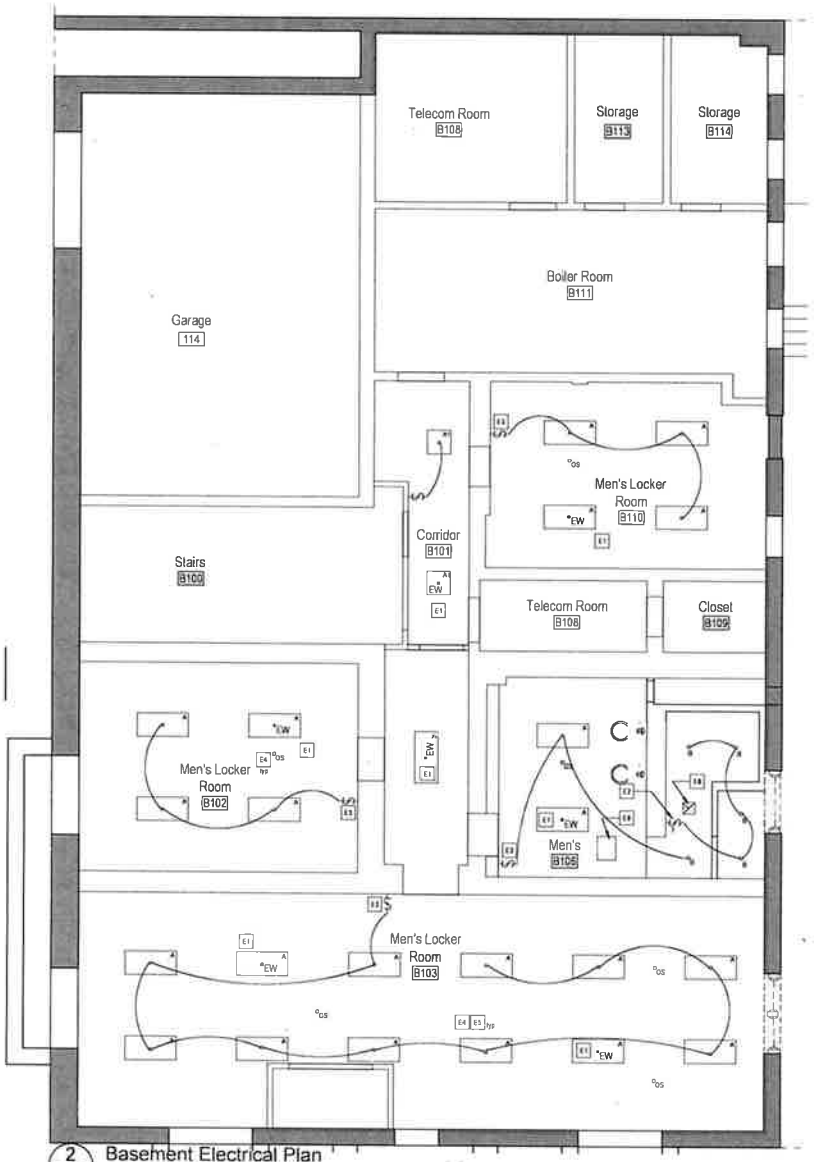
Date
11.08.2018

Rev.	Date
Issued for Permit & Bid	04.19.2017
Permit Revisions	01.05.2018
Issued for Construction	11.29.2018
Bid and Permit Revisions	11.08.2018

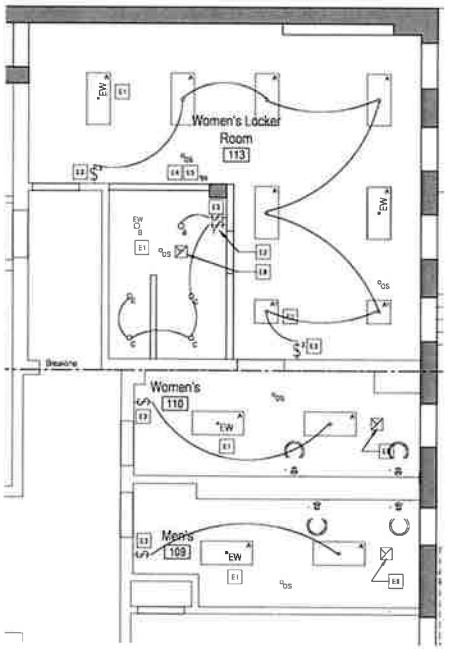
Scale 1/4"=1'-0"
1' 2' 4'
N

1 / E-00 COMcheck N/A

Sheet
E-00



2 E-01 Basement Electrical Plan
1/4" = 1'-0"



1 E-01 Partial First Floor Electrical Plan
1/4" = 1'-0"

Reflected Ceiling Plan Legend

- Recessed light fixture
- OS Occupancy Sensor
- Lay-in light fixture in ACT grid
- Align
- GWB ceiling
- Exhaust fan
- Wall Switch
- Timed Wall Switch

General Lighting Notes

1. Suggested lamp wattages are shown in the lighting fixture schedule. Final specifications must be verified with the Architect prior to any work.
2. All existing outlets to remain. GC to confirm operation and repair as required.
3. Replace all egress and/or fire alarm signage devices in existing locations.
4. Equipment used for emergency egress illumination shall be operated and installed in accordance with NEC 700.12(F).
5. All luminaires shall be supported in accordance with NEC 410.30 and 410.36.
6. All occupancy sensors/vacancy (OS) shall be set to maximum sensitivity and maximum time delay.
7. Refer to A-60 for lighting schedule.

Lighting Plan Keynotes

- E1 Wiring for emergency lighting (EW) and exit signs is not shown on drawings for clarity. Reuse emergency lighting branch circuit to serve lighting fixtures. (Do not exceed 4000VA on 20A/ 277V Branch Circuit). If no emergency circuit is present, furnish & install battery backup emergency fixtures. GC shall VIF conditions prior to issuing bid.
- E2 Lights in shower rooms should not be on occupancy sensor but on 30 m limed switch.
- E3 Dual technology wall switch sensor. Provide 'wallstopper' - DW-100 (White in color).
- E4 Indicated vacancy ceiling sensor. Provide 'Eaton' - VAC DT-1000-R or approved equivalent (White in color).
- E5 In the areas with ceiling mounted occupancy sensors, the lighting shall be controlled by occupancy sensors and overrided lighting switch.
  - If a wall mounted switch is in the 'ON' position the lighting will go 'ON' when a person enters the area.
  - If a wall mounted switch is in the 'OFF' position the lighting will remain 'OFF' even if a person enters the area.
  - If a switch is in the 'ON' position and the lights are 'ON' but there is no movement in the area - the lighting will automatically turn 'OFF' after the preset delay time expires.
- E6 Extend and reconnect existing 120V lighting branch circuit wiring to new and relocated lighting fixtures as shown. Contractor to verify that connected load does not exceed 1920VA on existing 120V, 20A-1P circuit breaker.
- E7 New lighting fixtures must be tied in to existing lighting controls presently serving this area. Coordinate with building management for location of lighting controls prior to any work.
- E8 Humidity sensing exhaust fan. Re: restroom accessory schedule A-19.
- E9 Ceiling-mounted heater. Re: RCP.

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studio laan, PLLC
316 F St. NE, Ste. 110
Washington DC 20002
202.213.4259

Consultants

STRUCTURAL
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Silver Spring, MD 20910
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Renovations to the
Metropolitan Police Department 1st District Substation

500 E Street SE
Washington, DC 20003

Title

Basement and First Floor Lighting Plans

Seal

Date
11.08.2018

Rev.	Date
Issued for Permit & Bid	04.19.2018
Permit Revisions	07.30.2018
Issued for Construction	11.09.2018
Bid and Permit Revisions	11.08.2018

Scale 1/4"=1'-0"
1" 2" 4" 8"
N

Sheet
E-01

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-0015
MPD1D ADA Upgrades Project (Interior and 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 1st District Head Quarters located at 500 E Street, 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**
	Interior Renovations & Upgrades	$_____
	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 – MPD1D 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:	$_____