

PART 1 - GENERAL

1.1 SECTION INCLUDES:

- 1.2 Work Covered by Contract Documents
- 1.3 Work Method
- 1.4 Contractor Use of Premises
- 1.5 Roof Warranty

1.2 WORK COVERED BY CONTRACT DOCUMENTS:

1.2.1 Work Included: The work to be performed by the Contractor shall conform to the requirements of the Agreement, Specifications, and other related documents, and includes the furnishing of all supervision, labor, materials, tools, equipment, transportation, plan and services necessary therefore and incidental thereto to complete the project. The work shall consist of, but not be limited to, the following:

- 1.2.1.1 Provide all scope of work shown on the plans and specifications, to include all roof demolition/removal work, all new roof membrane work and per the description noted below;

Description

Demolition/Removal

At Courthouse Facility: remove the entire existing roof membrane material/assembly, rigid/tapered roof insulation down to the existing concrete deck. Remove entire existing roof drains, existing walkway system, scupper flashing, coping flashing, flashing general, sealant around existing vents/louvers/pipe penetrations at all existing walls, remove lead base paint off of all exterior corrugate metal siding/mechanical screens, general blocking at all electrical conduits pipes/gas pipes/piping to remain, make all concrete deck crack/joint repairs per the roofing specifications and all work as shown/detailed on the drawings and specified elsewhere in the specifications.

Roof Replacement at Courthouse Facility: provide/install an adhered Sika-Sarnafil G410, 80 Mil Feltback membrane roofing with flashings and other components to comprise a complete roof system. Install ½" Dens Deck separation board. Install rigid insulation to achieve R-30 Value. Install Flash scupper using clad metal per manufacturer's standards. Install Crossgrip walk tread following the exact same path where the existing walkway pads occurred and where elsewhere shown on the drawings.

Lightweight Concrete Restoration: See plans and specifications for areas of the roof where existing light weight concrete restoration will occur. Make all concrete restoration in accordance to the drawings and lightweight concrete restoration specifications.

When all existing roofing material is removed down to the existing concrete deck a Structural Engineer will evaluate existing known cracks to the existing concrete roof deck. At the time of the Structural Engineers inspection there will be a determination if structural repairs will be required or not required. If structural repairs are required, the Structural Engineer will provide details or instructions or both on how to make the repairs to the existing concrete deck. The Contractor shall not place any temporary or permanent replacement roof membrane until the Structural Engineer has made his inspection of the known areas of existing concrete deck concerns.

Roof Security Requirements: Every construction employee will be badged. At least 2 individuals (Blue Badges) that have gone through the background check will be on-site at all times. Construction employees must remain within the line of site of a Blue Badge at all times.

Work will begin no earlier than 5:30 PM. The end of the work day will be determined by local jurisdiction (e.g., City and County noise restrictions).

No work will be scheduled on days with Night Court. Contractor will be allowed to use Public Restrooms except where designated on the drawings.

The contractor will be provided a telephone number for security. They will use this number for access to public parking areas and emergency communication if necessary.

The Contractor path of travel will be limited to the parking area to designated floor elevator lobby then to the roof via the roof-access elevator as indicated on the drawings. Under no circumstances will the Contractor be allowed to depart from that path unless specifically directed to do so by security personnel at the site. Any travel within the building by General Construction Personnel must be supervised by a "Blue Badged" supervisor at all times. Break times and lunch hours can be taken on the roof. The contractor will be subject to search at any time they are on the Court premises.

Contractor employees must remain on site at all times. Bring lunches, There will be no in-and-out privileges. Keys will be issued (as necessary) to the contractor (cylinders may need to be changed for the duration of construction). Card access at this location is not deemed necessary at this time. Should any card access be issued in the future it will be programmed to limit accessibility to specific days and times. PM and FMA will make arrangements to change keyways and copy keys for GC and Security teams. A Key/Lock box will be available to Contractor during duration of construction. Keys will remain on site at end of shift.

The contractor will be responsible to install floor/wall protections whenever material and/or equipment will be moved through the interior of the facility as indicated on the drawings or herein this specification. The protections must be removed by the end of shift. They will be installed and removed daily as needed throughout the course of construction.

Access: The drawings indicate access for contractor's work personnel to access the building, contractor limited vehicle parking and trash bin storage for each site. Where access is designated for workers to enter the building to access the roof to perform the necessary roof work, the point of access, designated elevators to be used, lobbies, stairs, hallways, corridors, all designated building work path of travel, all designated path of travel to all existing floors, walls, ceiling, wall/ceiling lighting, exist devices, doors, door hardware, door frames shall be protected for the entire construction time or until the Owner states the protection material is no longer required. Contractor shall (where court personnel will continue to work the next business day) remove the temporary protection material and clean/vacuum the area for the next business day. Protection material are shown or stated on the drawings. Minimum protection material for the floors is minimum ½ inch plywood or partial board to cover entire floor area for workers path of travel, walls/doors/door frames, use 10 mil plastic taped/attached to the underside of the ceiling. Ceiling use plastic to cover entire ceiling for workers path of travel.

Where Court Staff will not be working on a day to day basis during the construction period, the protection material can remain in place until the Owner states the protection material can be removed or the roof work is completed. All protection material must be maintained on a daily basis.

- 1.2.1.2 **Roof Measurement and Inventory:** The drawings are complementary and describe/shows the scope of work for demo/removal of the existing roof membrane and roof devices and the new roof membrane system with new roof devices. The Contractor shall be responsible to measure the entire main roof area, penthouse roof areas, stairwell roof areas, all roof areas, parapet walls, corrugated metal wall, as shown on the drawings which indicates or states demo/removed and replaced with new membrane roof over dense deck over tapered insulation. Contractor shall measure lineal lengths, locations on the roof or walls and measure/locate all drains, vents, pipes, gas pipes, conduits, exhaust vents, fans, condenser units, transformers, platforms, anchors, hydrants, stairs and stair stringers, clamps, ducts, HVAC units, structural steel members that penetrate the existing roof membrane or walls, cooling tower support members, antennas, antennas posts and guide posts, wires, cabling, satellite dishes, satellite posts and guide posts, wall louvers, all roof objects to determine quantity of all roof devices, existing roof area for determining the cost to demo/remove and replace with new roof membrane along with all new or replaced devices (as described above) in accordance with the drawings and as specified in the specifications.

- 1.2.1.3 **Logistics:** Means and methods to demo/remove the existing roof material and roof devises and replace with new roof membrane system with new roof devises shall be determine by the contractor. In the Owners view (but not necessarily limited to contractors means and methods), the means and methods for roof access to perform all roof scope of work can be either through the use of designated service elevators, cranes, hoists, lifts or by helicopter. If the contractors wishes to use the service elevators, the contractor shall first follow all requirements as stated under item **1.2.1.1 Access and as indicated on the specific courthouse drawings**. The use of a debris trash shuts to a designated trash containers must be anchored to the building, whereas, the method of anchorage does not deface the exterior finish and parapet wall finish in any way and the method of anchorage must me State and Local Code (Methods of Anchorage) ordinances. The use of trash containers(s) shall have a locking lid and the location of the trash containers are indicated on the drawings or an approved location as accepted by the Owner prior to the start of construction. Trash containers(s) must be maintained on a daily basis and all trash to be removed from the site on a daily basis unless stated on the drawings or accepted by the Owner that the trash container(s) can remain at the designated location for a limit time. But the trash must be emptied on a daily basis. The designated area where the trash containers(s) are placed the area and site shall be maintained that no trash (especially on a windy days) is blown around the site. Entire site must be void of any roof trash on a daily basis. If the contractor's means and methods to perform all scope of roofing work are using a crane, lifts, hoists or helicopter all require permits, traffic/pedestrian control requirements from local agencies, any required traffic/pedestrian control plan(s), special permits, additional permits (if required more than a single permit) shall be paid for and prepared by the contractor. Any traffic control plans or traffic/pedestrian barricades, barricade devices, caution tap, flag persons, signage, temporary traffic or pedestrian signage shall be procured and paid for by the contractor. The use of a helicopter must follow all Federal Aviation Administration (FAA) & National Safety Council latest laws, regulations and procedures. The following is the United States Departments of Labor (OSHA) regulation standards and shall be the minimum general regulation standards to be followed;

[Regulations \(Standards - 29 CFR\) – Latest Editions](#)

- Part Number: 1926
 - Part Title: Safety and Health Regulations for Construction
 - Subpart: N
 - Subpart Title: Helicopters, Hoists, Elevators, and Conveyors
 - Standard Number: [1926.551](#)
 - Title: Helicopters.
 - GPO Source: [e-CFR](#)
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1926.551(a)

Helicopter regulations. Helicopter cranes shall be expected to comply with any applicable regulations of the Federal Aviation Administration.

1926.551(b)

Briefing. Prior to each day's operation a briefing shall be conducted. This briefing shall set forth the plan of operation for the pilot and ground personnel.

1926.551(c)

Slings and tag lines. Load shall be properly slung. Tag lines shall be of a length that will not permit their being drawn up into rotors. Pressed sleeve, swedged eyes, or equivalent means shall be used for all freely suspended loads to prevent hand splices from spinning open or cable clamps from loosening.

1926.551(d)

Cargo hooks. All electrically operated cargo hooks shall have the electrical activating device so designed and installed as to prevent inadvertent operation. In addition, these cargo hooks shall be equipped with an emergency mechanical control for releasing the load. The hooks shall be tested prior to each day's operation to determine that the release functions properly, both electrically and mechanically.

1926.551(e)

Personal protective equipment.

1926.551(e)(1)

Personal protective equipment for employees receiving the load shall consist of complete eye protection and hard hats secured by chinstraps.

1926.551(e)(2)

Loose-fitting clothing likely to flap in the downwash, and thus be snagged on hoist line, shall not be worn.

1926.551(f)

Loose gear and objects. Every practical precaution shall be taken to provide for the protection of the employees from flying objects in the rotor downwash. All loose gear within 100 feet of the place of lifting the load, depositing the load, and all other areas susceptible to rotor downwash shall be secured or removed.

1926.551(g)

Housekeeping. Good housekeeping shall be maintained in all helicopter loading and unloading areas.

1926.551(h)

Operator responsibility. The helicopter operator shall be responsible for size, weight, and manner in which loads are connected to the helicopter. If, for any reason, the helicopter operator believes the lift cannot be made safely, the lift shall not be made.

1926.551(i)

Hooking and unhooking loads. When employees are required to perform work under hovering craft, a safe means of access shall be provided for employees to reach the hoist line hook and engage or disengage cargo slings. Employees shall not perform work under hovering craft except when necessary to hook or unhook loads.

1926.551(j)

Static charge. Static charge on the suspended load shall be dissipated with a grounding device before ground personnel touch the suspended load, or protective rubber gloves shall be worn by all ground personnel touching the suspended load.

1926.551(k)

Weight limitation. The weight of an external load shall not exceed the manufacturer's rating.

1926.551(l)

Ground lines. Hoist wires or other gear, except for pulling lines or conductors that are allowed to "pay out" from a container or roll off a reel, shall not be attached to any fixed ground structure, or allowed to foul on any fixed structure.

1926.551(m)

Visibility. When visibility is reduced by dust or other conditions, ground personnel shall exercise special caution to keep clear of main and stabilizing rotors.

Precautions shall also be taken by the employer to eliminate as far as practical reduced visibility.

1926.551(n)

Signal systems. Signal systems between aircrew and ground personnel shall be understood and checked in advance of hoisting the load. This applies to either radio or hand signal systems. Hand signals shall be as shown in Figure N-1.

FIGURE N-1 - HELICOPTER HAND SIGNAL

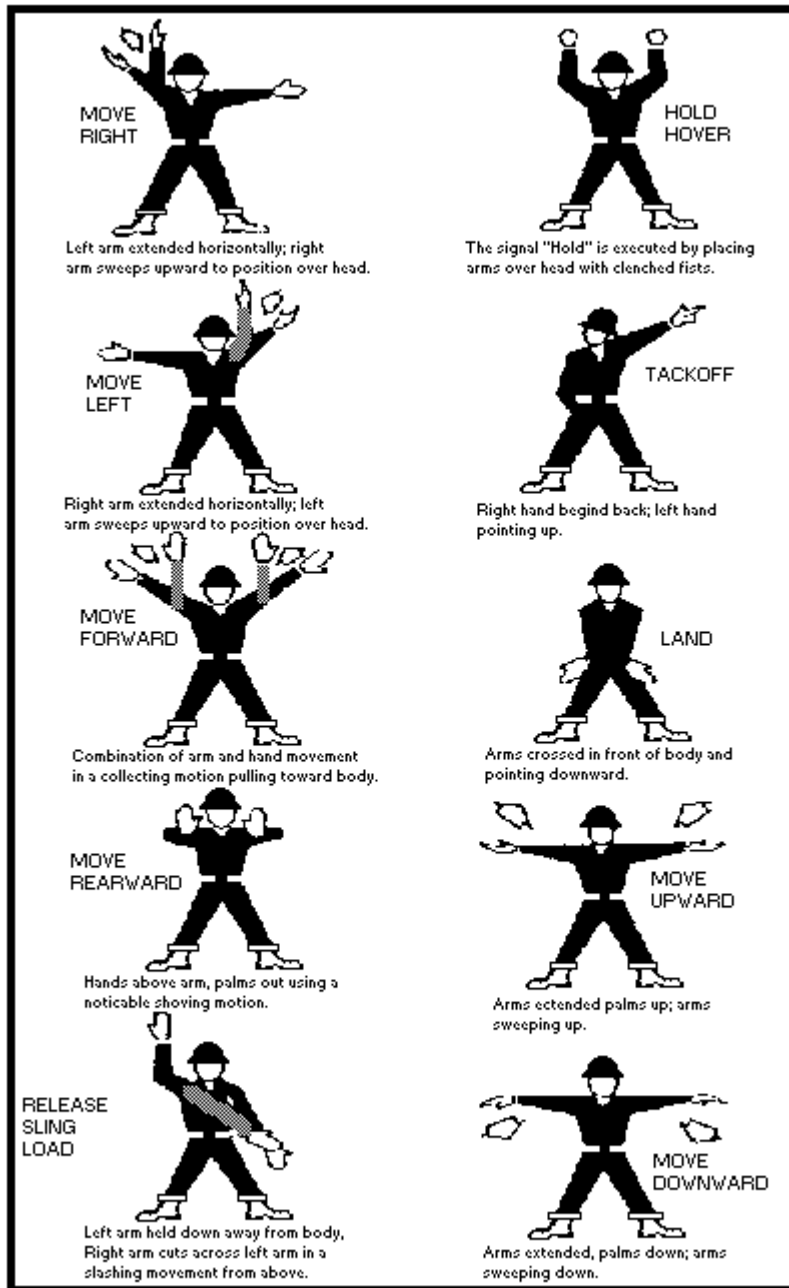


FIGURE N-1 HELICOPTER HAND SIGNAL

1926.551(o)

Approach distance. No unauthorized person shall be allowed to approach within 50 feet of the helicopter when the rotor blades are turning.

1926.551(p)

Approaching helicopter. Whenever approaching or leaving a helicopter with blades rotating, all employees shall remain in full view of the pilot and keep in a crouched position. Employees shall avoid the area from the cockpit or cabin rearward unless authorized by the helicopter operator to work there.

1926.551(q)

Personnel. Sufficient ground personnel shall be provided when required for safe helicopter loading and unloading operations.

1926.551(r)

Communications. There shall be constant reliable communication between the pilot, and a designated employee of the ground crew who acts as a signalman during the period of loading and unloading. This signalman shall be distinctly recognizable from other ground personnel.

1926.551(s)

Fires. Open fires shall not be permitted in an area that could result in such fires being spread by the rotor downwash

- 1.2.1.4 Provide cutting, saw-cutting, and demolition/removal required per the drawings and specifications to facilitate installation to be performed by this bid package.
 - 1.2.1.5 Review all as-builts, plans, and contact the Owner/Architect prior to execution of work to ensure that all existing utilities, cabling, pipes, conduits, vents etc. on the roof and building parapet walls will not be disrupted unless indicated on the plans or specifications to be removed or temporarily remove, relocated or to be re-installed at the same location or new locations.
 - 1.2.1.6 Provide all necessary shoring, barricades, caution tape, to maintain safety requirements and as necessary to meet building and safety codes and ordinances and that are required in the General Conditions.
 - 1.2.1.7 This bid package is to provide temporary access as required for their work. This includes scaffolding, catwalks, scissor lifts, helicopters, cranes, hoist, trash shoots but is not limited to the Contractor to perform all required work.
 - 1.2.1.8 Continuous housekeeping and daily clean up is mandatory. The Contractor shall provide a separate debris box onsite and shall put all debris in debris box and/or remove debris from site at the Contractor's own expense prior to the end of the work day or as directed by the Owner's Architect. All debris boxes and containers shall be kept free of graffiti at all times. If the Contractor fails to perform daily clean up, the Owner's Architect shall order that clean up be done at the Contractor's expense. All debris box(s) or trash containers(s) shall have lockable lids and shall be locked at the end of the work day (if box(s)/containers(s) are allowed by the Owner to remain more than one work day) so no person can have access to the trash contents inside the debris box(s) or trash containers(s).
 - 1.2.1.9 Punch list, final clean up, and closeout for this bid package per contract construction schedule. Parties agree that delays to punch list, final clean up, and closeout would constitute a delay in project completion and, therefore, entitles the District to withhold and retain potential liquidated damages per the Contract Documents from the Contractor's progress payments.
- 1.2.2 Existing Site Conditions: The Contractor shall make a thorough examination of the site to determine all existing conditions affecting the work. The area designated on the existing

site for trash containers or debris boxes, access points to the existing site and existing entrance points to the existing building, designated workers path of travel through the various floors, elevators, lobbies, service elevators, doors, passages, stair wells, stair access, all designated work areas and roof areas, the contractor shall camera/video tape the entire designated path of travel areas prior to commencement of any work as defined on the drawings and specifications. An Owners representative shall be present and accompanying the contractor for the entire duration the contractor is camera/videotaping the designated areas as noted above. Once the camera/videotaping are completed (to the Owners satisfaction) a copy of the videotape will be handed to the Owners representative and the contractor must receive a signed receipt form the Owner that they receive the copied videotape. The video tape will be a record of the existing conditions to the existing designated path of travel (to the areas as stated above) for the site and building for any possible disputes regarding damage claims from the Owner to the contractor that existing site or building finishes where damaged, defaced, marked by the contractor during the course of construction. Once the roof construction work is 100% completed and any damage claims were issued or not issued the copied video tape will remain with the Owner forever.

1.2.3 Work Not Included: None

1.3 CONTRACT METHOD:

1.3.1 Construct the Work under a single Lump Sum Contract.

1.4 CONTRACTOR USE OF PREMISES:

1.4.1 The Contractor shall have use of the premises for the execution of the work, but must follow all Owners restrictions to the work place/site.

1.4.2 The Contractor shall coordinate use of the premises under the direction of the Owner's Representatives and Architect.

1.4.3 Assume full responsibility for the protection and safekeeping of products under the Contract that are stored on the site.

1.4.4 Move any stored products under the Contractor's control that interferes with the operations of the Owner or a separate Site Contractor.

1.4.5 Obtain and pay for the use of additional storage or work areas needed for operations.

1.4.6 The Contractor shall assume all responsibility for parking his own and his subcontractor's vehicles at the direction of the Owner's Representatives or Architect. The Contractor shall direct all material deliveries to the construction gate or designate entrances to the site and building.

1.4.7 All District property is tobacco free, drug free, alcohol free, weapons free and graffiti free. Contractor shall enforce these rules to his crew, subcontractors and suppliers.

1.5 ROOF WARRANTY

1.5.1 Sika Sarnafil System Warranty: Upon successful completion of the work to the Roofing Manufacturer's and Owner's satisfaction, and receipt of final payment, the twenty (20)

Year System Warranty shall be issued. The System Warranty shall provide for the roof membrane, all accessories that comprise a roof system, and contractor labor. The Warranty shall be **Non-Prorated** provide for No Dollar Limit (NDL), and **shall not exclude ponding water and no time limited shall be assigned for any such ponding water during the warranty period.** The Warranty shall not obligate the owner to a maintenance schedule or requirements of any kind as a condition of the warranty. The warranty shall not exclude foot traffic or storage of any material upon the membrane surface.

- 1.5.2 Applicator/Roofing Contractor Warranty: The Applicator shall supply the Owner with a separate five year workmanship warranty. In the event any work related to roofing, flashing, or metal is found to be within the Applicator warranty term, defective or otherwise not in accordance with the Contract Documents, the Applicator shall repair that defect at no cost to the Owner. The Applicator's warranty obligation shall run directly to the Owner, and a copy shall be sent to Sarnafil.

Owner Responsibility: Owner shall notify both Sarnafil and the Applicator of any leaks as they occur during the time period when both warranties are in effect.

END OF SECTION