EMERGENCY COMMUNICATIONS & OPERATIONS CENTER

Bid Package #1

11/30/2022

CROSSLAND
CONSTRUCTION COMPANY, INC.

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REQUEST FOR BIDS:

Emergency Communications & Operations Center

BID PACKAGE #1

Crossland Construction Company, hereinafter called the (CM) Construction Manager, will receive bids in care of the City of Norman in the Council Chambers of Norman City Hall (201 W Gray St, Norman, OK 73069) at 2 PM December 20th, 2022, **for Bid Package #1**. **Work includes Concrete, Masonry, Structural Steel, Millwork, Roofing, Joint Sealants, Doors & Hardware, Glazing, OH Doors, Gypsum Assemblies, Flooring & Wall Tile, Painting & Wall Coverings, Sealed Concrete, Access Flooring, Specialties, Signage, Dispatch Consoles, Residential Appliances, Window Treatments, PEMB, Fire Suppression, Plumbing, HVAC, Electrical, AV & Telecom, Fire Alarm, Access Control and Security, Earthwork, Site Concrete, Asphalt, Fencing, Landscape & Irrigation, Site Utilities, Storm Sewer & Drainage.**

The **bid shall be enclosed in a sealed envelope** plainly marked and addressed as follows:
The **name and address of the bidder** shall appear in the upper left-hand corner of the envelope.
The **Trade Contract Package number and description** you are bidding shall be written on the cover of the envelope.
The lower left-hand corner of the envelope shall be marked: **BID FOR: ECOC BID PACKAGE #1**
The envelope shall be addressed in the lower right-hand corner to:

> **Attention: Purchasing Division - Opening of Bids**
> **201 W. Gray, Norman, OK 73069**
> **Norman, Oklahoma, 73070**

A non-mandatory pre-bid meeting will be held at 10 AM December 13th at the Crossland Construction Office located at the NW Corner of Frances Cate Park (333 N Carter Ave, Norman, OK 73071)

All sealed bids will be publicly opened, recorded, and studied for recommendations to the Owner. Bids received after the official stated time or more than ninety-six hours, excluding Saturdays, Sundays, and Holidays, before the official stated time set for the opening of bids, will not be accepted. No bids may be submitted, changed, or withdrawn after the time of the opening of the bids. Pursuant to Title 61 “Oklahoma Public Competitive Bidding Act”.

Crossland Construction Co. & the owner reserves the right to reject any or all bids or to waive any formalities or irregularities in any bid, and to accept the bid or bids which seem most advantageous to the Owner.

Jobsite visits can be arranged through Justin Lockwood: jlockwood@crossland.com (405)693-9458

The Plans & Specifications are available at the following bid rooms: Dodge, Southwest, Bid News, iSOFT & ARC Document Solutions. They are also available via the following link:

https://crosslandconstruction.box.com/s/93r5p4snr5wkhvpi80i2eah4aat0rtjx

Attention to the following bid requirements:

- Complete, sign and include Attachments A, B, C, D, & E found at the end of this bid package document along with your bid form with your sealed bid.
- Cashier’s check, certified check, or Surety Bid Bond for 5% of Base Bid required for all bids over $50,000.
- Performance, payment, and maintenance bonds will be required by the lowest responsible bidder for any bid over $50,000. These costs are to be included in your bid amount.

All questions shall be furnished in writing via email to:
Justin Lockwood jlockwood@crossland.com (405)693-9458

Trade Package Summaries

Emergency Communications & Operations Center
Bid Package #1

BID DATE: 12/20/2022 at 2:00 PM

Bid Location:
Council Chambers of Norman City Hall
201 W Gray St, Norman, OK 73069

The following Contract (Bid Group) Work Summaries describe the intended scopes of work to be included in each Bid Package quoted under the Crossland Construction Co., Inc. Construction Management Contract. Bids shall include all the requirements of the plans with specifications unless specifically indicated otherwise in this summary. This includes all layout and daily clean up involved with your work. It is the bidder's responsibility to review bidding requirements and forms to insure a complete, safe, and coordinated execution of the Work Package being quoted. Additionally, bidders shall include in their pricing applicable portions of related specification sections normally associated with the work to be performed whether specifically indicated by this Contract Work Summary or not. Should any bidder be unclear as to the scope of work required, he is instructed to contact the Construction Manager for resolution prior to bidding. In the absence of written instruction to the contrary, in matters of specification and/or scope of interpretation, bidders shall include the more costly and complete of the possible interpretations. Awarding of Trade Contracts will be based on best qualified bid. A copy of the contract agreement to be issued to the lowest qualified trade contractor is available for review upon request.

The trade contractor who is awarded this work shall be responsible for attaining and paying for his own plans & specifications and shall include those costs in the bid amount.

Substitution requests must be submitted for review and consideration at least 10 days prior to the bid date. Substitution requests submitted after this time will not be accepted or considered.

How to submit and what to include in your sealed bid:

1. The Sealed Bid Envelope to be addressed and filled out as outlined on page 1.
2. Write in your bid amounts on the Bid Form
3. Include in your sealed envelope a bid bond, cashier's check, or certified check for 5% of your bid if over $50,000.
4. Include costs for payment and performance bonds in your bid amount if your total bids exceed $50,000.
5. Sign and complete all information and include attachments A, B, C, D, & E in your sealed envelope. Make sure you identify receipt of all addenda on attachment A.
6. Items #1 - #5 above to be included in your sealed bid and hand delivered to the location identified on page 3 **before 12/20/2022 at 2:00 PM.**

3A Building Concrete

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) All cast-in place building concrete complete.
2) All piers, grade beams, foundations, slab on deck and slab on grade for main building, equipment yard and generator enclosure.
3) Include termite treatment, base rock and vapor barrier.
4) Tilt up panel concrete complete. Include all forming, pouring and erection. Provide all required temporary bracing engineered complete. Deadman for bracing required to be underground if utilized. Furnish and install additional reinforcing or strong backs required for lifting and placing the panels if required. Include all block-outs required, coordinate with respective trade contractors on rough opening sizes and locations.
5) Include tilt wall setting pads, shims and grouting.
6) Place all reveals in tilt walls. Reference architectural drawings where necessary
7) Where tilt up panels that cannot be feasibly formed on slab, provide temporary slabs for forming and pouring of tilt up panels. Include demo and haul off of temp slabs after completion. Coordinate locations with CM.
8) If finished slab is used for casting, include filling slab sawcuts with a temporary patch material. Removal included in this trade contract.
9) Pour back strip at tilt up panel locations.
10) Patching/rubbing of all exposed faces of tilt-up panels. Coordinate exposed faces of panels with architectural drawings.
11) Cleaning of foundations as necessary to complete this scope of work.
12) Install steel embeds supplied by others.
13) Pier foundations complete. Include drilling, reinforcing and pouring piers.
14) Include pier depths of 2/S302. Pier log is to be created during construction with as-built depths and corrective change order will be issued based on unit price supplied in bid form.
15) Include all required dewatering for this scope of work. Casings to be provided if necessary, reference geotechnical report for expected site conditions.
16) Include all required spoil haul off for this scope of work.
17) Installation of walk off mat frames. Supply of frames by others.
18) Footings for all CMU assemblies including but not limited to CMU site walls, generator enclosure, utility yard and dumpster enclosure.
19) Coordinate exact finish floor elevations for recessed slabs with access floor trade contractor.
20) All building concrete reinforcing, dowels, forming, form savers, expansion joints and control joints.
21) Setting of anchor bolts supplied by others.
22) Include all house keeping pads, thickened slabs and concrete pedestals.
23) include any additional reinforcing required at slab on grade and slab on deck openings.
24) Provide and install void forms.
25) Provide and maintain concrete washout pit for duration of this scope.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to include all concrete foundations, piers (include basis of bid for pier depths as shown in pier schedule), grade beams, footings, spot footings, spread footings, void forms, concrete stem walls, vapor barrier, granular

fill, slabs on grade, elevated concrete slabs, normal weight concrete roof decks, concrete steps, cast in place seats, steel stair pan infill, concrete ramps, concrete housekeeping pads (within building), concrete curing, concrete beams, perimeter insulation, and, saw cutting.

2) Contractor may be required to provide a pier log and compensation will be determined based off final pier depths in conjunction with pier unit numbers.
3) This Trade Contract includes the pouring back of the demolished slab areas of renovation space.
4) Engineering of forms as required will be the responsibility of this Trade Contract.
5) This Trade Contractor shall use its own employees to perform this work and shall not subcontract out more than 50% of this work. References will be requested for verification that this contractor is capable and has the adequate labor to perform this work. A representative of the Trade Contractor must be present on site if any portion of this work is subcontracted to a third-tier sub.
6) Soil treatment for termite control to be included in this Trade Contract.
7) Install all embeds provided by others into concrete walls as shown. Include coordination with other trades for embed layout.
8) Trade Contractor is to properly dispose of spoils and other waste per contract documents & local municipality requirements. Include all fees and/or permits required for proper waste removal. Provide plan of disposal, including dump locations. Removal of spoils created by this trade contract from the site to be done immediately, no onsite storage of spoils unless approved by the Construction Manager.
9) Install provided pipe bollards per detail at locations shown, if any, within the building.
10) Install any hollow metal frames that are to be within concrete walls. Frames provided by others.
11) Include all slab-on-grade granular fill, granular sub-base, geofoam, specified vapor barriers or approved alternate, steel reinforcing, rebar, wire mesh, thickened footings and slabs, keyed construction joints, chairs, supports, slab dowels, expansion materials, keyways, saw-cutting, or any other accessories as required for this scope to provide a complete system.
12) Provide all batter boards and layout for this work. This Trade Contract shall have building corners established by a surveying company; Construction Manager to approve layout.
13) Work shall include all layout, excavation and grading work required for the slab-on-grade thickened edges and slabs.
14) Receive, stage, layout, survey, set, and protect all anchor bolts and nuts. Protect and clean threads to receive nuts. Coordinate the layout of all anchor bolts with the structural steel Trade Contractor prior to setting all anchor bolts (anchor bolts to be provided by the structural steel Trade Contractor). Missed or incorrect placement of anchor bolts will be replaced or fixed at no additional cost.
15) Furnish, receive, offload, stage, inventory, protect, layout, place, tie (this Trade Contractor furnishes tie wire), modify as required by field conditions, and install all concrete reinforcement, wire mesh, chairs, slab bolsters. Any and all concrete reinforcement and accessories are to be included under this Trade Contractor. Remove rust from reinforcing steel prior to installation as required by the contract documents.
16) Trade Contractor shall clean up and dispose of all excess concrete and waste as directed by Construction Manager to onsite designated concrete disposal area. At the end of the concrete work the excess concrete spoils shall be removed from the site by this Trade Contractor.
17) Clean-up of all concrete “splatters” on masonry, structural steel, and other finished products to be the responsibility of this Trade Contractor.
18) Grouting of all columns base plates as well as furnishing and installing all isolation joint felt shall be performed by this Trade Contractor.
19) Form and strip all concrete openings required by other Trade Contractors. This is to be coordinated by the Construction Manager.
20) Provide temporary fencing at all open excavations not to be immediately poured.
21) Protect all openings in floor decks with plywood spray painted with “hole” secured to slab.
22) Work shall include backfill of all footings, grade beams, pads, foundations, and miscellaneous concrete structures as required, to provide finished sub-grade elevations ready for slabs-on-grades or finish grading.
23) Trade Contractor shall include a "zip strip" on the top of all expansion joints. Trade Contractor shall remove all "zip strips" and clean joints as directed by Construction Manager.
24) Pointing, rubbing, and finishing as required to provide a complete and finished product to be included in this Trade Contract.
25) Trade Contractor shall follow all cold/hot weather placement and protection procedures required by the Work provided under this Trade Contract, the project schedule, or as directed by Construction Manager. Ice, hot water, admixtures required for any hot/cold weather concrete pours shall be included in this Trade Contract.

26) Any and all curing compound, water-stop, and keyways as required by the Contract Documents to be included with this Trade Contract. All curing compounds to be approved by the Construction Manager prior to use and coordinated with all floor coverings to ensure compatibility. Review floor spec with manufacture of compound prior to bidding.
27) Trade Contractor is responsible for all overtime required to comply with, meet and maintain the project schedule.
28) Provide and install all perimeter rigid foundation insulation per Architectural and/or Structural details.
29) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
30) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
31) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
32) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
33) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
34) Coordination and phasing of work as required by Crossland Construction Co.
35) Include all ADA requirements applicable to system(s) and project.
36) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
37) Include travel and mobilizations for field measuring.
38) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
39) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
40) Trade Contractor shall include a final clean of all materials installed by this contract.
41) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
42) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
43) Trade Contractor shall include any dewatering as necessary to perform scope of work.
44) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
45) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
46) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
47) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.
2) Site Concrete
3) Bollard Supply

Alternate #1: RV Storage Facility

- **Base Bid:** Provide empty conduits stubbed for RV storage.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

4A Masonry

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) All CMU complete.
2) Include equipment yard, generator enclosure, dumpster enclosure and site CMU fencing.
3) Include all pre-manufactured concrete caps and dowels at CMU walls.
4) Include all required flashing and accessories.
5) Provide all reinforcing, bond beams and lintels.
6) Include grouting of all hollow metal frames.
7) Install all embeds in CMU to be supplied by others
8) Provide temp bracing during construction as required

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Provide and install all masonry units as listed on the project including, but not limited to, CMU, Brick Veneer, Cast Stone, split-faced, burnished block, glass block, ribbed block, special shaped blocks, utility brick, textured block, and ground faced block.
2) Furnish and install all masonry reinforcements, rebar, joint reinforcements, bracing and anchorages. Bracing design to be in accordance with manufacturers best practices.
3) Trade Contractor shall provide shop drawings, if required, showing details of work not detailed on the construction drawings.
4) Trade Contractor is responsible for all mortar, grout, colored mortar, and grout fill. Trade Contractor to comply with all requirements of the specifications.
5) Trade Contractor to supply and install all associated flashings relative to this scope or integral to the work of this trade contract as specified in the Sheet Metal Flashings and Trim spec section.
6) Trade Contractor shall include installation of lintels and loose lintels provided by others.
7) Trade Contractor shall include the setting and proper bracing of hollow metal door frames, windows, or opening/cased frames within Masonry. Construction Manager must approve any dimpling of frames.
8) All ties, anchorages, weeps and vents, control joints, drainage fabric, integral water repellents, bracing, fasteners, and other masonry accessories.
9) All rigid insulation associated with the masonry scope of work.
10) Include application of brick sealers, as it relates to this scope of work.
11) Install all miscellaneous metals associated with the masonry application. Layout, install, grout, and place all bearing plates, lintels, brick relief angles, and other embeds into work.
12) This scope is inclusive of all masonry on the project. Should there be masonry applications at locations other than the main building or main scope of work, it will be this Trade Contract's responsibility (I.e., monument signs, dumpster enclosures etc.)
13) Provide and install any concrete splash blocks associated with the project.
14) Trade Contractor to furnish and install all expansion joints and expansion joint cover assemblies in masonry work as necessary.

15) Washing procedures, methods, and timing must be approved by the Construction Manager prior to commencing work. Approval may also be necessary by from the architect. Testing of grout and mortar is paid for by this Trade Contractor, if necessary, or required. Soap masonry units around all structure and as required by Construction Manager. and/or Contract Documents.
16) Daily cleanup, removal of all trash, debris, and excess materials to dumpster (dumpster by Construction Manager). Mason must remove all bulk waste, e.g., block, brick, sand, etc. from the site. Trade Contractor is responsible to supply, install, and maintain all barricades necessary for openings associated with this scope of work.
17) Trade Contractor shall provide any hot and cold weather protection required by the Work provided under this Trade Contract, the project schedule, or as directed by Construction Manager. Also include covering up of open walls for protection of rain and washout, or heating of mortar, if cold weather requirements deem necessary. Weather Protection of stored materials and finished work to be included in this trade contract as well as protection of all windows, frames, and all surroundings.
18) All layout, staking, grades, and elevations as required by the work provided by this Trade Contract, including embeds (all anchors).
19) Provide all rubbing, tuck-pointing, and cleanup. All masonry shall be rubbed, pointed, and cleaned immediately after construction of the wall is completed or as directed by Construction Manager.
20) Pre-Installation meeting is required, with mandatory attendance by subcontractor's field, and office personnel.
21) Detailed coordination with window installations is a requirement of this Trade Contract.
22) Construct and dry pack and grout all joist pockets.
23) Cleanup of all waste and excess materials from inside chases. Protect mechanical and electrical piping, boxes, carriers, and fixtures.
24) Coordination of hose bibs, exterior receptacles, FDC's, Knox boxes, Fire Alarm, Security Cameras, and any other items by other trades to be installed in the masonry work to be coordinated by this Trade.
25) Clean and prep footings (as required) prior to start of masonry work.
26) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
27) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work
28) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
29) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
30) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
31) Coordination and phasing of work as required by Crossland Construction Co.
32) Include all ADA requirements applicable to system(s) and project.
33) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
34) Include travel and mobilizations for field measuring.
35) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
36) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
37) Trade Contractor shall include a final clean of all materials installed by this contract.
38) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
39) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
40) Trade Contractor shall include any dewatering as necessary to perform scope of work.
41) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.

42) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
43) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
44) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will required materials to be invoiced directly to the City of Norman to be paid directly.

5A STRUCTURAL STEEL

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Fabricate and erect all structural steel. Include columns, beams, base plates, stiffeners, C channels, bent plate, bearing plate, plate steel, gusset plates, angles, angle splices, flat bar, metal fabrications, HSS members, steel joists and decking.
2) Joist and beam bracing and attachment hardware
3) Provide tilt wall embeds, channels and angles.
4) Include all reinforcing at deck openings.
5) Design beam and column connections.
6) Provide grouting, waterproofing and bond breaker material at column bases.
7) Supply of all embeds in concrete and CMU.
8) Provide anchor bolts to be installed by concrete trade contractor.
9) Shop fabricated steel members to extent possible for reasonable shipping.
10) Steel should be included for the entirety of contract documents including architectural references not specifically called out in structural drawings.
11) include all equipment yard, generator enclosure and dumpster enclosure steel complete. Include all metal mesh, metal screen walls, expanded mesh, tube frames, steel lovers, tornado louvers, steel gates, louver gates, gate hardware, embeds and all required attachment hardware.
12) Include pour stop and cell closures at slab on deck
13) Include Nelson studs and installation.
14) Galvanizing of all steel where indicated.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor shall furnish, fabricate, and install all structural steel, steel joists, metal decking, nelson studs, canopy frames, anchor bolts, metal stairs, steel bollards, lintels, schedule 40 handrails, fabric structure, dumpster gates, mechanical yard gates, roof gates, roof ladder, and miscellaneous steel.
2) All bolts are to be manufactured domestically.
3) Include all columns, beams, tube steel, angles, bridging, outriggers, angle bracing/support for RTU's, openings, roof hatches, trusses, joists, special joists, roof decking, floor decking, joist girders, steel tubes, steel plates, lintels, embed plates (except in precast), turnbuckles, clerestory framing, channels and bracing, tension rods and assembly, and adjustable connections.
4) Include supply and installation of dumpster gate, mechanical yard gates, and roof deck gates. Include corrugated steel. Provide all miscellaneous hardware required for a complete, finished, and operational system.
5) Furnish all expansion anchors, adhesive anchors, epoxy anchors and epoxy required for the materials furnished under this Trade Contract.
6) Trade Contractor shall provide all decking, closure angles, bent plate, perimeter angle and misc. required for a complete, finished, and operational system.
7) Trade Contractor shall be required to provide and install elevator hoist beams. To coordinate with elevator contractor before final installation.
8) Include tube steel for overhead door tracks. Refer to architectural plans if not found in structural plans.
9) Trade Contractor shall provide steel supports, supports for operable partitions, attachments, anchors, plates, angles, and other accessories as shown, or as required for the complete installation of all work.
10) Include deck attachment as shown in plans.
11) Trade Contractor to provide a prime coat. Galvanizing as required. Paint and primer shall be as specified by the Contract Documents.

12) Provide all shims, expansion anchors, anchor bolts, bent plate, channels, "M" channels, metal deck, tube steel, tube steel girders, lintels, shelf angles, connection plates, bolts, and bracing angles.
13) Provide all work required for complete and finished structural steel erection, metal decking erection, metal decking and miscellaneous metals for erection.
14) Trade Contractor shall be responsible for layout, grades, elevations, application, and cleanup of all welds required for complete and finished systems.
15) Install all clip angles, anchors, bent plates, deck closures, deck supports, expansion anchors, welds, support angles, steel beams, steel columns, bridging, angles, double angles, tube steel, and miscellaneous, as required to provide complete and finished systems.
16) Install supports at metal canopies and entrance roofs as required, if shown on the drawings or required by the specifications.
17) Install all steel and steel bracing required for the storefront and masonry systems.
18) Provide additional bracing at coiling overhead doors in metal studs if required.
19) Provide all pipe bollards to be installed by the concrete trade contractor.
20) Include coordination with precast subcontractor and Construction Manager for embed locations.
21) Trade Contractor shall power-wash and clean structural steel as required to provide a structure free of mud and debris and/or as directed by Construction Manager.
22) Provide all supports for HVAC equipment on the roof. Locations to be coordinated with the HVAC trade contract.
23) Trade Contractor shall protect painted surfaces of steel during erection. Any finish on the steel damaged during completion of this Work shall be corrected by this Trade Contractor.
24) All temporary guying, shoring, and bracing as required to provide a safe working environment.
25) Furnish all equipment required to provide complete installation of shear connectors.
26) Install, wire brush, clean and prime all welds, scarred areas, all lintels, anchor devices, guard and steel handrails, steel ladders, and metal stairs.
27) Steel framing at all roof openings.
28) Provide and install all roof screen wall steel framing.
29) Provide an install all steel handrails and guardrails inclusive of all setting, anchoring, or attachment methods. Include core drilling or wet setting if applicable. Specialty metal or decorative handrails by others.
30) All work installed by the Trade Contractor will be checked and accepted by the Construction Manager and Drywall Trade Contactor for straightness. Should work be determined by Construction Manager as unacceptable, this Trade Contractor shall rework as required to provide work +/- 1/16".
31) Provide, apply, and cleanup primer for connections and touchup as required.
32) Install all metal closure strips, wet concrete stops, cover plates, opening angle, and all materials furnished by the steel supplier.
33) Include all moment welds as specified in the contract documents.
34) Provide any additional angle at the skylights.
35) Provide all fasteners, welding rods, and misc. connecting material required for complete and finished systems.
36) All welders shall be certified.
37) Include AISC requirements as specified for erector and fabricator.
38) Provide and install all required safety rail per OSHA along the perimeter of each floor and to be removed at Construction Manager's request once all work is complete.
39) Provide and install all diagonal bracing.
40) Roof ladders from finish floor to the roof and from the different roof levels on the roof, including cages as shown on the architectural drawings.
41) Fabricate and deliver all steel embeds into other materials to the site for installation. Provide coordination of shop drawings for proper layout of embeds.
42) Where possible, provide members shop welded/pre-assembled for ease of constructability.
43) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
44) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
45) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.

46) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
47) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
48) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
49) Coordination and phasing of work as required by Crossland Construction Co.
50) Include all ADA requirements applicable to system(s) and project.
51) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
52) Include travel and mobilizations for field measuring.
53) Any damage, resulting from this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
54) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
55) Trade Contractor shall include a final clean of all materials installed by this contract.
56) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
57) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
58) Trade Contractor shall include any dewatering as necessary to perform scope of work.
59) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
60) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
61) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
62) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will required materials to be invoiced directly to the City of Norman to be paid directly.
2) Installation of embeds and anchor bolts.

Alternate #1: RV Storage Facility

- **Base Bid:** Provide no steel for RV storage facility.
- **Add Alternate:** Include all costs for scope items above for RV storage facility. Exclude 13A PEMB trade scope items.

Alternate #6: Main Entry & Secured Parking Area

- **Base Bid:** Omit costs for the front metal canopy and rear canopy for the police vehicle.
- **Add Alternate:** Include all costs for scope items above to provide steel components and erection of metal canopies as required by the contract documents.

6A ARCHITECTURAL MILLWORK AND CASEWORK

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Architectural millwork complete. Include all base cabinets, storage cabinets, upper cabinets, display cabinets, glass cabinet doors, glass shelving, shelving, facia panels and filler panels.
2) Provide all wood base and/or wood sleepers under cabinets.
3) Include all required hardware, wall support brackets, counter support brackets, shelf brackets, shelf standards, drawer slides, hinges and pulls.
4) Provide all keyed locks. Keys to be labeled for identification and handed over with a signed and dated transmittal to CM. Keys should not be left in cabinets or taped to cabinets.
5) Include all countertops, backsplashes and panels made of solid surfaces, plastic paneling, plastic laminate and quartz.
6) Include providing and cutting in all grommets. Final locations of grommets to be signed off by CM and owner.
7) Include all supportive components that are incorporated into millwork fabrication including but not limited to wood blocking, steel supports, steel angle, steel tube, plywood, clips and cleats. In wall backing provided by others.
8) Millwork post termination and metal reveals.
9) Provide and install all acoustic wall/ sound absorbing panels.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor is to furnish and install all standing trim, running trim, flush wood paneling and wainscots, panel molds, base molds, wood caps, wood cabinets, casings, chair rail, plastic laminate countertops, solid surfacing, staining, and finishing of all woodwork. Include all chair rails, wood base, solid surfacing, hardware, locks, grommets, furring, shimming, anchors, shop finishing and caulking of all woodwork.
2) Provide all labor, material and equipment required to install all interior architectural woodwork, plastic paneling, Marlite paneling, 3-Form panels, solid surfacing, plastic laminate, quartz, Corian, epoxy resin countertops, backsplashes, manufactured casework, wainscot, and wood veneer paneling for a complete and finished interior architectural woodwork system.
3) Trade Contractor to include wood railings along with all wood caps, plywood backing, trims and closures at stairs and railings.
4) Include all wood trim or framing components.
5) Include all staining and transparent finishing of all woodwork including all wood fillers, primers, sealers, acrylic finishes, and all prep work.
6) Trade Contract to include all fixed booth seating, booth dividers and wood trellis work.
7) Include all wood fascia, beadboard, soffits, polyurethane brackets, wood paneling, wood trim, wood doors and window shelves and supports.
8) Include all manufactured wood casework, wood faced casework, plastic laminate faced casework, thermoset decorative panels, edge banding, solid surfacing, staining, and finishing, caulking of all work to adjacent surfaces and materials, hardware, accessories, countertops, wall shelving and supports.
9) Include all modesty panels, solid surfaced countertops and, windowsills as identified in the contract documents.
10) Include all countertops and surfaces including all backsplashes, end splashes and, any inserts or clips required for undermount sinks and bowls. Include all metal countertop support brackets.
11) Include all transaction tops including all standoffs, supports and anchors.
12) Provide and make ready cabinets for electrical, telephone, mechanical, or plumbing equipment, as may be noted on the contract documents. Drill holes and provide grommets as required for electrical and plumbing.
13) Provide all cutouts for sinks, data and electrical connections as laid out in the field by other trades and as directed by Construction Manager.

14) This trade Contract responsible for all field verification of dimensions and conditions. Where sequence of measuring substrates before fabrication would delay the project, proceed with fabrication (without field measurements), and provide ample borders and edges to allow for subsequent scribing and trimming of casework and millwork for accurate fit.
15) Contractor shall provide all millwork, wood, hardware, and finish samples in a timely manner and as indicated by contract documents so as not to delay the selection process.
16) Contractor shall provide protection of all stored work and finished work. Contractor shall cover completed work with 4-mil polyethylene film protective enclosure, applied in a manner which will allow easy removal and without damage to woodwork or adjoining work. Remove cover immediately before time of final acceptance.
17) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
18) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
19) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
20) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
21) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
22) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
23) Coordination and phasing of work as required by Crossland Construction Co.
24) Include all ADA requirements applicable to system(s) and project.
25) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
26) Include travel and mobilizations for field measuring.
27) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
28) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
29) Trade Contractor shall include a final clean of all materials installed by this contract.
30) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
31) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
32) Trade Contractor shall include any dewatering as necessary to perform scope of work.
33) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
34) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
35) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
36) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will required materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Provide no cost for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

7A Roofing

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide TPO roof system complete.
2) Insure positive drainage of all roofing and confirm no ponding of completed roof system.
3) Include all sealants for roofing system, roofing insulation, cover board, crickets, parapet caps, cleats, metal flashings, regrets, term bars, scuppers, overflow scuppers, collector heads, downspouts and downspout boots.
4) Provide and install any required boots, umbrellas and sealants for roofing penetrations in compliance with contract documents and manufacturers recommendations.
5) This trade contractor to include any wood blocking required for this scope of work not specifically detailed in the plans. 9A Trade contractor will provide wood blocking only where specifically indicated in drawings.
6) Provide and install roof access ladder.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Furnish and install all pre-finished metal cap flashings, parapet caps, ridge caps, copings, base flashings, counter-flashings, cleats, trims, ridge flashings, sheet metal flashings, metal closure pieces, flashings and counter flashings for rooftop mounted equipment, utility curbs, counter flashing, fasteners, expansion joints, and sheet metal.
2) Provide all work required for a complete, operational, and weather-tight roofing system per the contract documents. Include any light-weight concrete, insulation, cover board, metal flashings, counter flashings, scuppers, gutters, internal gutters, leaf screens, down spouts, drain boots, walk pads, metal reglets, gaps and coping, roof hatches and roof accessories.
3) Furnish and install all roof control joints, scuppers, expansion joints, expansion joint covers with zee closures & flashing membranes and flexible foam rods, gasketed fasteners, drape weep flashings and compressible insulation.
4) Include any drain boots and splash pans at downspout locations as required.
5) Include all clips, fasteners, sealants, paper slip sheet, underlayment, bedding compounds, reglet flashings, zee closures, field formed flashings, sub flashings, sheet metal pans, cleats, anchoring devices, metal cover plates, and miscellaneous required for complete, operational, and finished systems.
6) Furnish and install all stainless fasteners, neoprene washers, pop rivets, sealant, expansion joint cover, angle trim, and miscellaneous required for parapet caps.
7) Furnish and install all roof hatches, retractable safety ladder-up accessory and handrail systems.
8) Provide all tapered insulation required to provide positive drainage to the roof drains or gutters.
9) Trade Contractor shall thoroughly clean the roof of all debris, screws, nails, shavings, scraps, mud, and miscellaneous materials. Include any paint touch up of scratched roofing.
10) Trade Contractor shall provide all flashing required at roof drains, curbs, and vertical surfaces. Roofer will be responsible to replace any covers, gratings, screws, or bolts that must be removed to accomplish this Work. coordinate installation of work at roof drains with Plumbing Trade Contractor.
11) Trade Contractor shall provide continuous bead of sealant at each flashing and terminations of membrane as required for a watertight installation. Any flashing in roof system will be sealed by this trade contractor.
12) Provide protection of all surroundings including other finishes, concrete, landscaping, and buildings during installation of this work. All costs associated with surroundings damaged during the work of this Contract will be the responsibility of this Contract.
13) Trade Contractor is responsible for all miscellaneous equipment required to receive, unload, and install your work. Trade Contractor shall include all materials FOB jobsite.
14) Provide and remove temporary handrails, guardrails, and any safety measures required to meet OSHA guidelines or as directed by Construction Manager or the Owner around perimeter of roofs.
15) This Trade Contractor is responsible for all field verification of dimensions and conditions.

16) Daily cleanup, removal of all trash, debris, and excess materials of this trades material to be removed by this trade contract.
17) This Trade Contractor to coordinate all roof curb heights provided by other trade contracts.
18) Provide and install all cap flashing on top of any masonry or precast walls/perimeter.
19) This trade contractor to include OSHA approved hard warning line (cable or two-by-four) around the perimeter of the building from the completion of the steel erection to the completion of the job. This trade contractor will need to include mobilization to the jobsite to set this up before their work starts.
20) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
21) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
22) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
23) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
24) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
25) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
26) Coordination and phasing of work as required by Crossland Construction Co.
27) Include all ADA requirements applicable to system(s) and project.
28) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
29) Include travel and mobilizations for field measuring.
30) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
31) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
32) Trade Contractor shall include a final clean of all materials installed by this contract.
33) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
34) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
35) Trade Contractor shall include any dewatering as necessary to perform scope of work.
36) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
37) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
38) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
39) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will required materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #6: Main Entry & Secured Parking Area

- **Base Bid:** Omit costs for the front metal canopy and metal screen and rear canopy for the police vehicle.
- **Add Alternate:** Include all costs for scope items above to provide metal canopies as required by the contract documents.

7B JOINT SEALANTS

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Pavement joint sealants complete. Include preparation before all joint sealants per manufacturers recommendations.
2) Include all backer rod.
3) Include joint sealants at CMU and tilt-wall assemblies. Including but not limited to vertical joints and hollow metal frames/louvers.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor shall include all labor, material, and equipment to install all caulking for all building and site joints, inclusive of masonry-to-masonry joints, masonry to EIFS joints, EIFS to metal joints, concrete floor joints, masonry to concrete joints, masonry control joints, concrete paving to building, sidewalks to building, concrete expansion joints, concrete to concrete joints, and miscellaneous caulking/sealants as required to provide complete, finished, and watertight work.
2) Trade Contractor shall provide and install all backer rod, primers, and bond breakers.
3) Trade Contractor shall provide all caulking and sealant of exterior hollow metal frames, including exterior and interior of frames, inclusive of hollow metal frames in masonry walls.
4) Trade Contractor shall provide and install all bituminous damp-proofing behind all masonry and EIFS systems.
5) Trade Contractor shall provide and install sheet membrane waterproofing at all required locations.
6) Trade Contractor shall clean any, and all joints by power washing, vacuuming, blowing, or whatever means required to make the joint ready to receive the work under this trade contract.
7) Trade Contractor is responsible for blocking or roping off work area(s) as necessary during cleaning, installation and curing of joints.
8) Disregard any plan notes stating what trades are responsible for certain scopes of work. Scopes of work are specified solely by the bid package(s).
9) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
10) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
11) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
12) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
13) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
14) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
15) Coordination and phasing of work as required by Crossland Construction Co.
16) Include all ADA requirements applicable to system(s) and project.

17) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
18) Include travel and mobilizations for field measuring.
19) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
20) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
21) Trade Contractor shall include a final clean of all materials installed by this contract.
22) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
23) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
24) Trade Contractor shall include any dewatering as necessary to perform scope of work.
25) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
26) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
27) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
28) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #7: Secured Parking

- **Base Bid:** No cost for secured parking in base bid.
- **Add Alternate:** Include all costs for scope items above to provide the east parking lot as required by the contract documents.

8A Door Assemblies - Supply

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Supply of all wood doors, hollow metal doors and frames.
2) Supply all glass door lites and stops.
3) Supply of all door hardware for wood doors, hollow metal doors and aluminum doors and frames.
4) Include ICC 500 compliant components where required.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Furnish all doors, frames, & hardware associated with the project aside from Aluminum doors & frames.
2) Furnish all doors including, but not limited to wood doors, hollow metal doors, steel doors, storm doors, & composite doors.
3) Furnish all frames including, but not limited to hollow metal, steel, storm, rated, hollow metal window frames, & hollow metal cased openings.
4) Furnish all hardware as listed in the hardware schedule. Include all hinges, pivots, lock and latch sets, push/pulls, exit devices, closers, overhead holders/stops, wall and floor stops/holders, flush bolts, gasketing, thresholds, protection plates, cylinders and keys, power supplies, electrified hardware, anchors, astragals, glazing stops, door silencers, and weather sealants.
5) Furnish all doors with construction cores to allow the building to be lockable during construction. Include final keying for all locks and cylinders to existing or new system.
6) Include pre-finishing of doors as specified.
7) This Trade Contractor to provide all electric devices and power supplies. Installation & wiring by others.
8) Provide all hardware for aluminum doors to be installed by the storefront & glazing Trade Contractor.
9) All materials to be shipped FOB jobsite. Materials to be unloaded and placed in a location as directed by the CM with dunnage included.
10) Creation of the submittal package shall include coordination between the architectural plan pages and the applicable schedules. Discrepancies between the two shall be provided to the CM in RFI format. Failure to do so will result in replacement of the material in question at no expense to the owner or CM.
11) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
12) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
13) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
14) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.

15) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
16) Coordination and phasing of work as required by Crossland Construction Co.
17) Include all ADA requirements applicable to system(s) and project.
18) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
19) Include travel and mobilizations for field measuring.
20) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
21) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
22) Trade Contractor shall include a final clean of all materials installed by this contract.
23) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
24) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
25) Trade Contractor shall include any dewatering as necessary to perform scope of work.
26) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
27) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
28) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
29) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.
2) Installation of doors and hardware.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

8B Door Assemblies - Install

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Install of all wood doors, hollow metal doors and frames.
2) Install all glass door lites and stops in wood and hollow metal doors.
3) Installation of all door hardware for wood doors and hollow metal doors.
4) Installation of access control hardware. Wiring by others.
5) Include installation ICC 500 compliant components where required.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Provide all labor and misc. materials to install all doors & hardware as specified in the contract documents.
2) Include all wood doors, hollow metal doors, specialty doors, lead lined doors, finish hardware, hinges, pivots, lock & latch sets, push/pulls, exit devices, closers, overhead holders/stops, wall and floor stops/holders, flush bolts, gasketing, thresholds, protection plates, cylinders & keys, and weather seals to provide a fully functioning door system as specified in the contract documents and door and hardware schedule.
3) Provide all labor to install all electrified hardware. Interconnections and final terminations by others. Leave whips/leads in an accessible location as directed by the CM.
4) Install all doors with construction cores to allow the building to be lockable during construction.
5) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
6) A representative from the successful bidder shall be present, record inventory, and sign off acceptance for all deliveries. Materials missing or damaged after delivery sign off and replacement thereof shall be the responsibility of this Trade Contract.
7) This Trade Contract is intended to be all inclusive of labor, misc. materials and equipment required for the scope of work.
8) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
9) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
10) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
11) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
12) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
13) Coordination and phasing of work as required by Crossland Construction Co.
14) Include all ADA requirements applicable to system(s) and project.
15) Receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. Provide all labor to move material from staging area to final installation location.

16) Inventory and sort material for installation. Notify Construction Manager of any missing items within 48 hours of delivery.
17) The Trade Contractor shall be responsible to correct any material damaged or muddied.
18) Include travel and mobilizations for field measuring.
19) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
20) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
21) Trade Contractor shall include a final clean of all materials installed by this contract.
22) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
23) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
24) Trade Contractor shall include any dewatering as necessary to perform scope of work.
25) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
26) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
27) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
28) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly. \
2) Supply of hardware.
3) Installation of aluminum door hardware.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

8C GLASS & GLAZING

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Fabricate and install all aluminum glass and glazing systems complete.
2) Include Aluminum Windows, aluminum curtain wall system and aluminum doors.
3) Include sliding glass doors and windows
4) Include partition glass/ folding glass-panel partition.
5) Include all impact and ballistic rated glazing and frames.
6) Provide all requirements for ICC rated glazing components per plans and specifications.
7) Provide all required engineering and additional aluminum frame reinforcing as necessary.
8) Provide all safety glass, tempered glass, laminated glass and etched decorative frosted glass
9) All sealants for aluminum systems.
10) All Ada hardware, actuators and push buttons.
11) Provide aluminum sills.
12) Provide all unframed mirrors.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Provide all labor, material, and equipment to install storefronts, entrances, butt glazed systems, windows, glazing, curtain walls, bullet resistant, safety and security glazing, and all components and accessories for a complete and watertight glazing system.
2) All glazing and glazing types and hardware necessary for a complete system.
3) Provide and install all frameless and one-way mirrors per plans.
4) If applicable include all colored glass.
5) Furnish and install all glass in wood doors, hollow metal doors and hollow metal frames.
6) Include all caulking for both inside and out.
7) If applicable provide and install all skylights, skylight framing and flashing to provide a water-tight installation.
8) Provide and install sunshades to match storefront material.
9) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
10) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
11) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
12) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
13) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
14) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the

Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.

15) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
16) Coordination and phasing of work as required by Crossland Construction Co.
17) Include all ADA requirements applicable to system(s) and project.
18) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
19) Include travel and mobilizations for field measuring.
20) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
21) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
22) Trade Contractor shall include a final clean of all materials installed by this contract.
23) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
24) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
25) Trade Contractor shall include any dewatering as necessary to perform scope of work.
26) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
27) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
28) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
29) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.
2) Supply of aluminum door hardware.

8D Overhead Doors (Alternate #1)

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide all overhead doors, motors and all related low voltage wiring complete.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to include all door curtains, slats, insulation, gasket seals, end-locks, wind-locks, bottom bars, astragals, jamb guides, hoods, locking devices, weather seals, counterbalance mechanisms, brackets, electric door operators (wiring by Electrical Trade Contractor), motors, limit switches, control stations, disconnects and accessories for a complete and fully functional door/grille.
2) Trade Contractor to include all open curtain overhead coiling grilles, operators, hoods, and accessories.
3) Provide all labor, material, and equipment to furnish and install all overhead coiling doors, sectional doors, high speed doors, overhead doors, and grilles.
4) Trade Contractor to furnish and install all insulated service doors, counter doors, hoods, locking devices, door operators and accessories.
5) Include, furnish, and install of all metal or wood blocking required to mount guides, motors, or hood enclosures.
6) Trade Contractor responsible for door and grille finishes per specifications.
7) Trade Contractor to include all hardware and components.
8) Trade Contractor to include attaining all field dimensions prior to order and installation of all doors.
9) Trade Contractor to protect all adjacent finishes during installations.
10) Include testing of all work for proper operation after installation and during owner final walk thru to be included.
11) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
12) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
13) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
14) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
15) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
16) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
17) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
18) Coordination and phasing of work as required by Crossland Construction Co.
19) Include all ADA requirements applicable to system(s) and project.

20) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
21) Include travel and mobilizations for field measuring.
22) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
23) Trade Contractor to include daily cleanup of work. Temp labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
24) Trade Contractor shall include a final clean of all materials installed by this contract.
25) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
26) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
27) Trade Contractor shall include any dewatering as necessary to perform scope of work.
28) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
29) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
30) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
31) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

9A Gypsum Assembly & Ceiling Systems

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide and install all metal studs, metal furring, z furring, rigid insulation, batt insulation, gyp board, moisture resistant gyp board, type x and cement board.
2) Provide all gyp board system trim, control and expansion joint accessories. Include, j-bead, corner bead, and fry regrets.
3) Acoustic sealants and sealants of gyp systems to dissimilar materials.
4) Install foam insulation at roof perimeter.
5) Provide stucco system on CMU Site walls complete. Include site CMU fencing, generator, mechanical yard and dumpster enclosure.
6) Gyp assembly requirements to meet listed fire ratings. Including sealing to deck and slab. Penetrations to be sealed by respective trade contractors but coordinated with this trade contractor.
7) Engineered stamped shop drawings for items indicated in plans and specifications to be delegated design.
8) All ceiling systems complete. Include specialty, metal, gypsum, acoustical, plaster and lath ceilings. Include all supporting material, grids and attachments.
9) Coordinate and cut all holes required in specialty ceilings.
10) Provide blocking at parapet caps.
11) Provide all wood blocking and in wall backing. Including but not limited to toilet accessories, millwork, TV's, display screens, hollow metal frames, aluminum frames, equipment/furniture and window shades.
12) Metal framing and gyp for supervisor stand.
13) Provide and install all FRP.
14) Provide steel supports in wall for countertop support (sim. 10/ID-301).
15) Installation of access panels in gypsum assemblies supplied by others.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to provide all labor, material, and equipment to install all interior stud wall framing, exterior stud wall framing, structural studs, metal channel, ceiling framing, hat channel framing, batt insulation, gypsum board, high impact, moisture resistant, cement board gypsum board, exterior sheathing, air barriers, tape & bed, acoustical sealants, fasteners, suspension systems, gypsum board ceilings and acoustical ceilings as required for a complete and finished system.
2) Trade Contractor to include all layout for metal stud framing and bracing of metal stud walls as required.
3) Coordinate with other trades all openings from ductwork, piping, and cable trays. If not coordinated this Trade Contractor is responsible to modify framing accordingly. Cut gypsum board tightly around all penetrations unless trade contractors cut opening after walls have gypsum board installed.
4) Trade contractor to provide and install all fabric wrapped acoustical panels when applicable.
5) Provide and install any expansion joints in framing system. Include all expansion joint covers and assemblies to be installed in gypsum board walls and gypsum board or acoustical ceilings.
6) Include all drywall control joints and reveals.
7) Include all foamed in place insulation at all exterior wall crevices, between walls and metal decking and junctions between walls. Include top of CMU filler.

8) Trade Contractor to provide and install all insulation and sound insulation as required.
9) Trade contractor to include and install all fire treated wood blocking in correct locations for architectural woodwork, future TV's, mirrors, toilet partitions, marker boards, tack boards, smart boards, toilet accessories, exterior building signage, windows, chair rail, lockers, storage bins, fire extinguisher cabinets, water fountains, and overhead coiling doors.
10) Trade contract to provide and install all gypsum soffits and furr downs.
11) Provide all slide clips, studs, tracks, top track, metal trims, runners, channels, expansion tracks, fasteners, and welding shim studs as required to achieve straight, plumb walls.
12) Trade Contractor shall check and review all work in which this Trade Contractor's work attaches.
13) Treat all joints, nail heads, and other depressions in the surface of the wallboard, in accordance with the recommended manner, with a taped joint system by the gypsum wallboard manufacturer and as per the contract documents.
14) Furnish and install all wood blocking for roof systems and under parapet cap flashings, behind metal fascia's, plywood at parapets and, any other wood associated with the metal or roofing system.
15) Install all hollow metal frames in framed walls. (Frames to be provided by others).
16) Furnish and install access panels as necessary for, and, to adjust/offset framing as required for structure,
17) mechanical, plumbing, and electrical systems as approved by Architect and Construction Manager.
18) Furnish and install plywood in any mechanical/data/electrical/IT rooms as shown.
19) Furnish and install fire resistant plywood on back side of parapet walls.
20) Provide and install exterior gypsum sheathing under soffit panels and overhangs.
21) Fire rated and nonrated caulking at top and bottom of wall types as shown.
22) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
23) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
24) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
25) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
26) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
27) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
28) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
29) Coordination and phasing of work as required by Crossland Construction Co.
30) Include all ADA requirements applicable to system(s) and project.
31) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
32) Include travel and mobilizations for field measuring.
33) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
34) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
35) Trade Contractor shall include a final clean of all materials installed by this contract.
36) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
37) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
38) Trade Contractor shall include any dewatering as necessary to perform scope of work.

39) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
40) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
41) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
42) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

9B Flooring & Wall Tile

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide and install all carpet tile, static dissipative carpet, walk-off carpet, rubber athletic flooring, electrostatic dissipative tile, Porcelain/ceramic floor, wall and base tile.
2) Provide base materials for all flooring types include athletic flooring base, rubber base and tile base.
3) Provide walk off mat / entrance floor grille systems complete. Coordinate frame install with concrete trade contractor and CM.
4) Installation of flooring on access flooring.
5) Flooring transitions, ramp transitions, and Schluter trims.
6) Resilient athletic flooring.
7) Floor leveler to correct floor issues less than 5/16".
8) Rubber landing trim (similar 4/ID-100.A)

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to furnish and install all VCT, resilient flooring, rubber base, ceramic wall tile, ceramic floor tile, carpet and all miscellaneous work required for a complete and finished installation.
2) Trade Contractor shall provide all grout, base, and trim as required for a complete and finished ceramic tile system. If applicable Trade Contractor shall provide all rock and glass tile, base, and trim as required for complete and finished ceramic tile systems.
3) Provide patterning in all applications as shown/indicated in contract documents.
4) Trade Contractor shall provide all resilient sheet flooring, resilient floor coverings, carpet floor covering, rubber base/tile, grates, and miscellaneous work required for a complete and finished system.
5) Furnish and install all carpet, sub floor filler, adhesive, edge strips, Schluter trim, transition strips, seaming cement, and miscellaneous as required for complete and finished systems.
6) Include all floor preparation; including floor filler, floor leveling compound, adhesive primer, trim, grout, sealants, solid surfacing thresholds, installation adhesives, trim, and miscellaneous materials required for complete and finished systems.
7) Include all epoxy grout, epoxy mortar bed, mortar bed, mortar bed bond coat, and miscellaneous for complete and finished systems.
8) Furnish and install all VCT, static dissipative tile, sub floor filler, adhesive, edge strips, seaming cement, and miscellaneous as required for complete and finished systems.
9) This trade contract to install rubber tread and risers at the stage stairs as indicated in the plans.
10) Provide all certified test reports, certifications, samples, shop drawings, and miscellaneous as required by contract documents.
11) Include all rubber bases on casework, cabinets, and equipment where indicated.
12) This Trade Contractor shall pay for an independent firm to perform inspection and testing of substrates as defined in the specification.
13) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
14) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.

15) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
16) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
17) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
18) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
19) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
20) Coordination and phasing of work as required by Crossland Construction Co.
21) Include all ADA requirements applicable to system(s) and project.
22) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
23) Include travel and mobilizations for field measuring.
24) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
25) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
26) Trade Contractor shall include a final clean of all materials installed by this contract.
27) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
28) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
29) Trade Contractor shall include any dewatering as necessary to perform scope of work.
30) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
31) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
32) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
33) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:
Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

9C Painting & Wallcoverings

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) All tape, bed, finishing and interior painting of all gypsum board assemblies, walls and ceilings.
2) Provide Tex Cote Cool Wall finishing on all exterior tilt up wall panels complete.
3) Painting of hollow metal doors and frames.
4) Provide all aesthetic caulking between painted surfaces and dissimilar materials.
5) Include intumescent paint where required.
6) Finish and paint inside cove lighting areas prior to lighting install.
7) Paint all exterior exposed metal. Including but not limited to site bollards, MEP piping, expanded metal, metal mesh, steel structure, steel louvers, steel gates, metal components of generator, utility yard and dumpster enclosure.
8) All exposed structural and visible items above ceiling to be painted except for mechanical and electrical rooms.
9) Painting of gas piping.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contract to include all labor, material and equipment for all painting including but not limited to the painting of all gypsum board walls, gypsum board ceilings, block filler at CMU, deck and ceiling structure, exposed MEP, hollow metal doors and frames, pipe bollards, metal handrails and guardrails, exterior structure, canopies, and all exposed structure.
2) All exposed steel structure, non-acoustic decking, and ductwork to be painted at all exposed ceiling locations, unless noted otherwise; refer to reflected ceiling plan.
3) Provide and install all wallcovering for a complete system including any adhesives and trim.
4) Painting all non-prefinished wood doors and doors as shown.
5) Preparation of all doors, walls and ceilings as required providing a completed and acceptable finished product. Includes any scraping, cleaning, priming, bonding, and caulking as required to provide a complete and finished product.
6) Include all sealed concrete and epoxy paint as noted in the plans and specifications.
7) Include protection and cleanup of all floors and other adjacent materials from paint or overspray.
8) Trade Contractor shall provide all touch-up work prior to, and after, the painting is completed.
9) Trade Contractor shall remove or protect all electrical plates, hardware, light fixtures, escutcheons, and fittings prior to painting.
10) Trade Contractor shall caulk all hollow metal door and window frames to sheetrock for a smooth and finished transition.
11) Cover all HVAC return air grilles and fire sprinkler heads to protect from overspray.
12) Include all painting of steel pipes, bollards, exposed steel joist, and any misc. exposed steel.
13) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
14) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
15) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
16) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
17) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.

18) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
19) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
20) Coordination and phasing of work as required by Crossland Construction Co.
21) Include all ADA requirements applicable to system(s) and project.
22) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
23) Include travel and mobilizations for field measuring.
24) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
25) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
26) Trade Contractor shall include a final clean of all materials installed by this contract.
27) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
28) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
29) Trade Contractor shall include any dewatering as necessary to perform scope of work.
30) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
31) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
32) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
33) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

9D Sealed Concrete Finishing

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Include all sealed concrete systems complete. Include required prep and cleaning prior to installation.
2) Include all joint sealants in sealed concrete.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Include all floor preparation, floor filler, floor leveling compound, adhesive primer, grout, sealants, installation adhesives, and miscellaneous materials required for complete and finished systems.
2) Include all skid-resistant materials and anti-microbial additives.
3) Provide all floor testing, certified test reports, submittals & samples as required by the Contract Documents.
4) Trade Contractor to provide and cleaning of all epoxy flooring at completion of work as well as protection of floors as directed by CM.
5) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
6) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
7) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
8) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
9) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
10) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
11) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
12) Coordination and phasing of work as required by Crossland Construction Co.
13) Include all ADA requirements applicable to system(s) and project.
14) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
15) Include travel and mobilizations for field measuring.
16) Any damage, as a result of this Trade Contractor’s work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
17) Trade Contractor to include daily cleanup of work. Temp labor will be provided at the Trade Contractor’s expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
18) Trade Contractor shall include a final clean of all materials installed by this contract.

19) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
20) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
21) Trade Contractor shall include any dewatering as necessary to perform scope of work.
22) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
23) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
24) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
25) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1. Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

9E Access Flooring

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Include all labor, material, and equipment for the complete installation of the access flooring.
2) Include field measuring of all walls, columns, slab transitions, penetrations in slab to accurately provide these dimensions for approval shop drawings.
3) Include the supply and installation of grommets in the access floor material for all MEP and low voltage trade contracts. Include all cutting of access floor material for these trade contracts.
4) Include the cleaning of the entire access floor area prior to installation of access flooring. The area under the access flooring is an HVAC air plenum and requires the concrete slab under the access flooring to be as clean as possible. Clean up after installation and cutting to ensure a clean plenum.
5) Include additional mobilization for layout.
6) Access flooring system for supervisor stand.
7) Provide access floor supply air grilles with damper kits.
8) Include cutting the access flooring tiles to penetrations and include escutcheons as required.
9) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
10) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
11) Coordination and phasing of work as required by Crossland Construction Co.
12) Include all ADA requirements applicable to system(s) and project.
13) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
14) Include travel and mobilizations for field measuring.
15) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
16) Trade Contractor to include daily cleanup of work. Temp labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
17) Trade Contractor shall include a final clean of all materials installed by this contract.
18) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
19) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
20) Trade Contractor shall include any dewatering as necessary to perform scope of work.
21) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
22) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.

23) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.

Exclusions:

1. 1 Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

10A Specialties

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide and install toilet accessories complete. Include fire extinguishers, fire extinguisher cabinets, framed mirrors, seat cover dispensers, toilet paper dispensers, napkin disposals, soap dispensers, grab bars, shower shelves, shower seats, shower curtain rods, shower curtain, storage shelving units, knox boxes, curtain hooks, utilities shelves, robe hooks, pipe shrouds, waste receptacles and paper towel dispensers.
2) Provide and install flag poles. Include foundations, excavation, haul off of spoils, lightning spike, steel bottom plate, ground sleeves and all required accessories.
3) Provide and install bike racks.
4) Provide and install wall protection and corner guards.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Furnish and install all visual display surfaces, markerboards, tack boards, signage, exterior letters, plaques, lockers, fire extinguishers & cabinets, toilet partitions/compartments, urinal screens, doors, panels, toilet accessories, mop and broom holders, flag poles, and utility shelves as required for a complete and finished package.
2) Include all signage, plaques, metal letters, flat cut metal signage, laser cut acrylic signage, panel signs, vinyl die-cut lettering & graphics, dimensional characters, acrylic signs including all anchors and accessories.
3) Include toilet compartments, urinal screens, doors, panels, pilasters, brackets, overhead bracing, hardware, accessories, anchors, and fasteners.
4) Include all toilet, bath and laundry accessories including all mirrors, toilet tissue dispensers, paper towel dispensers (include towel dispensers in Kitchen/culinary also), grab bars, sanitary napkin dispensers, shower curtains, shower rods, folding shower seats, towel pins, towel hooks, coat hooks, toilet seat cover dispensers, waste receptacle trim, baby changing stations, mop and broom holders, utility shelves and all fasteners & anchors.
5) Furnish and install flagpoles, metal collars, flagpole sleeves and all components and accessories per the contract documents. Include pier drilling and necessary equipment to set flagpoles.
6) Include all lockers and benches including all base blocking, frames, doors, hardware, base steel, handles, latches, identification plates, sloping tops, filler panels, boxed end panels, clothes hooks, bench tops & pedestals. Include all fasteners and accessories for a complete and finished system.
7) Include all fire extinguishers, brackets, cabinets, hose valve cabinets, including all trims, glazing, hardware, locks & accessories. Include all tagging/inspections of fire extinguishers. Include coordination of determining what size recessed cabinet is to be installed in each location to properly fit each wall type.
8) Trade Contractor is responsible for all equipment, freighting, & permits required to deliver material to jobsite.
9) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
10) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
11) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
12) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.

13) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
14) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
15) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
16) Coordination and phasing of work as required by Crossland Construction Co.
17) Include all ADA requirements applicable to system(s) and project.
18) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
19) Include travel and mobilizations for field measuring.
20) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
21) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
22) Trade Contractor shall include a final clean of all materials installed by this contract.
23) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
24) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
25) Trade Contractor shall include any dewatering as necessary to perform scope of work.
26) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
27) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
28) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
29) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

10B Signage

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

2) Provide and install all signage complete.
3) Restricted entry sign.
4) Pin mounted aluminum signage.
5) Acrylic signage.
6) Include all sign types: A, A1, P, U, U1, RR1, RR2, RR3, RR4, RR5, O, E, D, A1-E, A2-E, B1-E and B2-E.
7) Signs mounted on glass to have aesthetic panel on opposing side if visible.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Furnish, deliver, and install all required signage panel signs, specialty signs, acrylic signs, dimensional letters and numbers, logos, and cast metal plaques (interior and exterior) in accordance with the contract documents at locations indicated.
2) Provide and install all required mounting devices, accessories, and fasteners necessary for the complete installation of the signage.
3) Finish and color shall be as specified in the contract documents.
4) Trade Contractor shall handle, ship, and store materials in such a manner that it will not be damaged or deformed. Upon receipt, all material having defects that may affect serviceability of use for the intended purpose or appearance will be rejected, shall not be used, and shall be replaced immediately by this Trade Contractor at no additional cost.
5) Trade Contractor shall provide all labor, on-site supervision, services, material, equipment, tools and supplies necessary for or incidental to the complete installation of all signage in strict compliance with the approved submittals, construction documents, and manufacturer's installation instructions.
6) Contractor shall be responsible for verifying in-place construction and primary supports. Report, in writing to Construction Manager and Architect any conditions detrimental to proper and timely completion of work in accordance with the project specifications.
7) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
8) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
9) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
10) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
11) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
12) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
13) Coordination and phasing of work as required by Crossland Construction Co.

14) Include all ADA requirements applicable to system(s) and project.
15) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
16) Include travel and mobilizations for field measuring.
17) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
18) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
19) Trade Contractor shall include a final clean of all materials installed by this contract.
20) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
21) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
22) Trade Contractor shall include any dewatering as necessary to perform scope of work.
23) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
24) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
25) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
26) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

10C Dispatch Consoles & Lockers

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide and install dispatch consoles and lockers complete.
2) Coordinate locations and all required rough in with CM and respective trade contractors.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Provide and install all lockers, locks, tops, ends, bases, closure pieces and all accessories required for a complete installation.
2) Provide and install ADA Locker Benches (ADA) complete with pedestals, brackets, & all accessories for a complete installation.
3) Provide and install 4" metal base if specified.
4) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
5) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
6) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
7) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
8) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
9) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
10) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
11) Coordination and phasing of work as required by Crossland Construction Co.
12) Include all ADA requirements applicable to system(s) and project.
13) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
14) Include travel and mobilizations for field measuring.
15) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
16) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
17) Trade Contractor shall include a final clean of all materials installed by this contract.
18) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.

19) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
20) Trade Contractor shall include any dewatering as necessary to perform scope of work.
21) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
22) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
23) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
24) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

10D Prefabricated Aluminum Canopy Systems

Work including but not limited to the following:

Drawings & Specifications: See Attachment D for List of Drawings, Specifications, and Reports.

1) Include all labor, material, and equipment to furnish and install the prefabricated canopy including all engineering, anchors, fasteners, sealants, accessories, and components.
2) Supply connection hardware and coordinate installation with concrete trade contractor.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid IF supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor shall furnish and install all canopy systems as detailed in the contract documents.
2) Trade Contractor shall conform to local building codes & delegated design requirements.
3) Include all structural steel, miscellaneous angles and plates, bolts and anchor rods, steel embeds, shop painting, connectors, and all supplementary parts and members necessary for a complete canopy system.
4) Include all finishes as defined.
5) Include all metal roofing, trims, downspouts, gutters.
6) Include attachment to existing structure.
7) Provide all shims, expansion anchors, bolts, bent plate, channels, metal deck, tube steel, tube steel girders, lintels, shelf angles, connection plates, bolts, and bracing angles, as necessary.
8) Receive, offload, stage, inventory, layout and install all items under this scope of work.
9) Trade Contractor shall be responsible for layout, application, and cleanup of all welds required for complete and finished systems.
10) Trade Contractor shall power-wash and clean structural steel as required to provide a structure free of mud and debris and/or as directed by Construction Manager.
11) Trade Contractor shall protect painted surfaces of steel during erection. Any finish on the steel damaged during completion of this Work shall be corrected by this Trade Contractor.
12) All temporary guying, shoring, safety railing and bracing as required to provide a safe working environment to be included in this Trade Contract.
13) Layout, furnish and install all sleeves through concrete and masonry.
14) All offsets as required to coordinate with other trades.
15) Furnish and install any, and all access panels as required by this work.
16) Provide all temporary protection of sprinkler heads.
17) Provide all labeling, marking, and identification as required for work provided by this Trade Contract.
18) Provide all supporting devices as required for work provided under this Trade Contract.
19) Trade Contractor shall re-finish and touchup all equipment installed as part of this work as required.
20) Trade Contractor shall be responsible for all layout required for work provided under this Trade Contract. It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
21) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
22) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
23) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
24) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.

25) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
26) Coordination and phasing of work as required by Crossland Construction Co.
27) Include all ADA requirements applicable to system(s) and project.
28) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
29) Include travel and mobilizations for field measuring.
30) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
31) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
32) Trade Contractor shall include a final clean of all materials installed by this contract.
33) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
34) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
35) Trade Contractor shall include any dewatering as necessary to perform scope of work.
36) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
37) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
38) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
39) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

11A Residential Appliances

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide and install dishwasher drawer, countertop convection oven, Microwave, Refrigerator, under counter refrigerator, under counter ice machine and high density storage shelving.
2) Install only of recessed AED cabinet, Ice maker and printer. Supplied by others.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
2) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
3) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
4) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
5) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
6) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
7) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
8) Coordination and phasing of work as required by Crossland Construction Co.
9) Include all ADA requirements applicable to system(s) and project.
10) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
11) Include travel and mobilizations for field measuring.
12) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
13) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
14) Trade Contractor shall include a final clean of all materials installed by this contract.
15) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
16) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
17) Trade Contractor shall include any dewatering as necessary to perform scope of work.
18) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.

19) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
20) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
21) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

12A Window Treatments

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide and install all roller shade systems complete. Include single solar shades, dual solar shades and motorized shades.
2) All required brackets, bead chain, chain guides, hardware and facia.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor shall include all labor, material, and equipment to install all roller window shades as shown in the contract documents.
2) Include all bead chains, rollers, fascia, fabric, hardware, closure panel, wall clips, side channels, and associated accessories for complete installation.
3) Include all roller window shades, brackets, fabrics, bottom bars, end caps and all components and accessories.
4) Include site visits as necessary for field dimensioning.
5) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
6) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
7) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
8) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
9) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
10) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
11) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
12) Coordination and phasing of work as required by Crossland Construction Co.
13) Include all ADA requirements applicable to system(s) and project.
14) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
15) Include travel and mobilizations for field measuring.
16) Any damage, because of this Trade Contractor’s work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
17) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor’s expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
18) Trade Contractor shall include a final clean of all materials installed by this contract.

19) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
20) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
21) Trade Contractor shall include any dewatering as necessary to perform scope of work.
22) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
23) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
24) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
25) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

13A Pre-Engineered Metal Buildings – Supply and Erection

Alternate #1

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide all labor, material and equipment to furnish and erect the pre-engineered metal buildings including all metal wall panels, metal roof panels, vinyl wall/roof insulation, faced/unfaced insulation, snow guards, gutters, parapets, downspouts and trims, metal soffits, metal canopies, metal liner panels, necessary accessories for a complete and weathertight metal building system. .
2) Trade Contractor shall provide design and engineered shop drawings for review and approval including all requirements of design delegation. All requirements for design credentials must be adhered to.
3) Include professional design insurance per attachment E.
4) Supply submittals, product data, & samples from manufacturer's full range for selection/approval.
5) Metal Building & Erector to meet qualifications as defined in the specs.
6) Anchor bolt shop drawings shall be submitted within two weeks upon receiving a notice to proceed.
7) Design of metal building column layout to be in accordance to that shown on the architectural and structural drawings.
8) Any variance to be clearly noted on the metal building drawings during the submittal process.
9) Furnish all anchor bolts, erection bolts, permanent bolts, expansion anchors, adhesive anchors, epoxy anchors, screws, clips, and any fasteners required for the materials furnished under this Trade Contract.
10) Trade Contractor shall provide and install all columns, beams, main frames, purlins, bracing, girders, bridging, and misc. required for a complete, finished, and operational system.
11) Trade Contractor shall provide all metal roofing, gutters & downspouts, wire filter as specified, rake trim, metal roof panel expansion cap, drip edges, foam closure trims, thermal blocks, interior metal liner panels and exterior metal wall panels for a weathertight system. Include all gutter and downspouts for the entire building as indicated.
12) Include prefinished metal drips over windows and doors as indicated.
13) Include the supply and installation of flashings, framing, or trim that are to be installed at the sills of all windows, roof penetrations, openings, etc. If the distance of the roof to header is 8" or less, provide a continuous piece of flashing from under roof to under the sill behind the metal panels.
14) Provide and design all anchor bolts, nuts, and washers. Anchor bolts are to be given to Building Concrete Trade Contractor for installation in the building foundations along with a final field use set of anchor bolt drawings.
15) Trade Contractor shall provide all temporary and permanent steel supports, attachments, anchors, plates, angles, and other accessories shown in details and or required for the complete installation of all work.
16) Trade Contractor to furnish and install all framed openings for exterior hollow metal doors and overhead doors including all bent sheet metal and trim pieces to provide a finished appearance.
17) Include structure to support additional loads as shown in plans.
18) Trade Contract shall include all costs for receiving, staging, layout, cleanup, adjustment, installation, labor, equipment, misc materials, bonds, insurance, overhead, fee, coordination costs with other trades, and all misc required to provide complete, operational and finished Pre-Engineered Metal Building System.
19) Furnish and install all vinyl faced insulation for exterior walls and roof. Include & install simple saver system.
20) Provide safety netting as necessary.
21) Include all pre-finished metal corner trims.
22) Erection and Installation of all metal building components to be included in this trade contract.

23) Trade Contractor shall be responsible for layout, application, and cleanup of all welds, bolt connections, and fastener spacing for a complete and finished system. Welding certification as required per specs.
24) Install all wall bracing, channel and angle.
25) Install all X-bracing and knee braces.
26) Layout and install all roof opening framing and flashings and coordinate all openings with the CM and other trade contractors.
27) Offload and protect all material from weather damage and mud. The Trade Contractor shall be responsible to
28) correct any material damage or muddied.
29) Trade Contractor shall power-wash and clean steel as required to provide a structure free of mud and debris and/or as directed by CM.
30) Trade Contractor shall protect painted surfaces of steel during erection. Any finish on the steel damaged during completion of this Work shall be corrected by this Trade Contractor. Costs of such correction shall be this Trade Contractor's responsibility.
31) All temporary guying, shoring, safety railing and bracing as required to provide a safe working environment.
32) Furnish all equipment required to provide complete installation of a complete, operational, and finished Pre-Engineered Metal Building Package.
33) All misc. equipment required to receive, unload and install your work.
34) All Work installed by the Contractor will be checked and accepted by the CM for plumbness. Should Work be determined by CM as unacceptable, this Trade Contractor shall rework as required to provide work that meets the tolerances as outlined in the contract documents.
35) An independent testing company will check metal building for compliance with contract drawings and metal
36) building drawings and any corrective work shall be the responsibility of this trade contractor. This testing shall be paid for by owner but coordinated by the CM and this Trade Contractor.
37) Coordination & Phasing of Trade Contractors' Work as required by Crossland Construction Co.
38) Any required grouting of baseplates or block outs in slab is included in this trade contract.
39) Include the supply and installation of all steel framing for jambs, sills, and heads of any and all openings in the roof or walls of the metal buildings.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

40) Trade Contractor shall furnish and install all structural steel, steel joists, metal decking, nelson studs, canopy frames, anchor bolts, metal stairs, steel bollards, lintels, schedule 40 handrails, fabric structure, dumpster gates, mechanical yard gates, roof gates, roof ladder, and miscellaneous steel.
41) All bolts are to be manufactured domestically.
42) Include all columns, beams, tube steel, angles, bridging, outriggers, angle bracing/support for RTU's, openings, roof hatches, trusses, joists, special joists, roof decking, floor decking, joist girders, steel tubes, steel plates, lintels, embed plates (except in precast), turnbuckles, clerestory framing, channels and bracing, tension rods and assembly, and adjustable connections.
43) Include supply and installation of dumpster gate, mechanical yard gates, and, roof deck gates. Include corrugated steel. Provide all miscellaneous hardware required for a complete, finished, and operational system.
44) Furnish all expansion anchors, adhesive anchors, epoxy anchors and epoxy required for the materials furnished under this Trade Contract.
45) Trade Contractor shall provide all decking, closure angles, bent plate, perimeter angle and misc. required for a complete, finished, and operational system.
46) Trade Contractor shall be required to provide and install elevator hoist beams. To coordinate with elevator contractor before final installation.
47) Include tube steel for overhead door tracks. Refer to architectural plans if not found in structural plans.
48) Trade Contractor shall provide steel supports, supports for operable partitions, attachments, anchors, plates, angles, and other accessories as shown, or, as required for the complete installation of all work.

49) Include deck attachment as shown in plans.
50) Trade Contractor to provide a prime coat. Galvanizing as required. Paint and primer shall be as specified by the Contract Documents.
51) Provide all shims, expansion anchors, anchor bolts, bent plate, channels, "M" channels, metal deck, tube steel, tube steel girders, lintels, shelf angles, connection plates, bolts, and bracing angles.
52) Provide all work required for complete and finished structural steel erection, metal decking erection, metal decking and miscellaneous metals for erection.
53) Trade Contractor shall be responsible for layout, grades, elevations, application, and cleanup of all welds required for complete and finished systems.
54) Install all clip angles, anchors, bent plates, deck closures, deck supports, expansion anchors, welds, support angles, steel beams, steel columns, bridging, angles, double angles, tube steel, and miscellaneous, as required to provide complete and finished systems.
55) Install supports at metal canopies and entrance roofs as required, if shown on the drawings or required by the specifications.
56) Install all steel and steel bracing required for the storefront and masonry systems.
57) Provide additional bracing at coiling overhead doors in metal studs if required.
58) Provide all pipe bollards to be installed by the concrete trade contractor.
59) Include coordination with precast subcontractor and Construction Manager for embed locations.
60) Trade Contractor shall power-wash and clean structural steel as required to provide a structure free of mud and debris and/or as directed by Construction Manager.
61) Provide all supports for HVAC equipment on the roof. Locations to be coordinated with the HVAC trade contract.
62) Trade Contractor shall protect painted surfaces of steel during erection. Any finish on the steel damaged during completion of this Work shall be corrected by this Trade Contractor.
63) All temporary guying, shoring, and bracing as required to provide a safe working environment.
64) Furnish all equipment required to provide complete installation of shear connectors.
65) Install, wire brush, clean and prime all welds, scarred areas, all lintels, anchor devices, guard and steel handrails, steel ladders, and metal stairs.
66) Steel framing at all roof openings.
67) Provide and install all roof screen wall steel framing.
68) Provide an install all steel handrails and guardrails inclusive of all setting, anchoring, or attachment methods. Include core drilling or wet setting if applicable. Specialty metal or decorative handrails by others.
69) All work installed by the Trade Contractor will be checked and accepted by the Construction Manager and Drywall Trade Contactor for straightness. Should work be determined by Construction Manager as unacceptable, this Trade Contractor shall rework as required to provide work +/- 1/16".
70) Provide, apply, and cleanup primer for connections and touchup as required.
71) Install all metal closure strips, wet concrete stops, cover plates, opening angle, and all materials furnished by the steel supplier.
72) Include all moment welds as specified in the contract documents.
73) Provide any additional angle at the skylights.
74) Provide all fasteners, welding rods, and misc. connecting material required for complete and finished systems.
75) All welders shall be certified.
76) Include AISC requirements as specified for erector and fabricator.
77) Provide and install all required safety rail per OSHA along the perimeter of each floor and to be removed at Construction Manager's request once all work is complete.
78) Provide and install all diagonal bracing.
79) Roof ladders from finish floor to the roof and from the different roof levels on the roof, including cages as shown on the architectural drawings.
80) Fabricate and deliver all steel embeds into other materials to the site for installation. Provide coordination of shop drawings for proper layout of embeds.
81) Where possible, provide members shop welded/pre-assembled for ease of constructability.
82) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.

83) This Trade Contract includes all items of work covered by the specifications be they named, inferred or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
84) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
85) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
86) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
87) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
88) Coordination and phasing of work as required by Crossland Construction Co.
89) Include all ADA requirements applicable to system(s) and project.
90) Furnish, receive, offload, store, stage, inventory, and, protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
91) Include travel and mobilizations for field measuring.
92) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
93) Trade Contractor to include daily cleanup of work. Temp labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
94) Trade Contractor shall include a final clean of all materials installed by this contract.
95) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
96) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
97) Trade Contractor shall include any dewatering as necessary to perform scope of work.
98) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
99) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
100) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
101) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

21A Fire Suppression

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Fire sprinkler system complete. Include all flow testing, design, calculations, piping, sprinkler heads, inspectors test station, dry pipe systems, valves and support complete. System to start 12" AFF floor in mechanical room.
2) Provide clean agent system and double interlocked pre-action system. Include heat detectors for all areas required.
3) Coordinate with fire alarm contractor for system components to be connected to fire alarm system.
4) All signage and tagging of fire sprinkler and suppression systems.
5) Provide sprinkler head wire guards where required.
6) Provide freeze proof heads where required.
7) Provide all required access panels required for this scope of work to be supplied by others.
8) Fire caulking and rated wall assemblies required for this scope of work.
9) Provide all requirements for seismic bracing.
10) Provide sleeving for penetrations where required.
11) Flow test to be completed within 10 days of contract execution.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Provide all work required for a complete, operational, and finished fire protection and sprinkler system. Work shall include any, and, all piping, fittings, sprinkler heads, supports, anchors, shields, hangers, anchor bolts, flashing, escutcheons, caulking, fire stopping, alarm devices, low voltage wiring, testing, and miscellaneous required for a finished and operational system.
2) Work shall include all cleanouts, backflow preventers, shock absorbers, thermometers, expansion tanks, stands, supports, and miscellaneous required for a complete, finished, and operational systems.
3) Trade Contractor shall include all design work associated for a complete, finished, and operational system. System to be designed to meet all local, state, and national codes as well as the requirements set forth in the contract documents.
4) This Trade Contractor shall be responsible for coring all penetrations required for execution and completion of this work. Include all cutting, coring, patch, trim, clean up, sleeves, sleeve seals, caulking, fire caulking, and sealing of all penetrations. Any penetrations required by the mechanical in the concrete, masonry, and miscellaneous walls will be this Trade Contractors' responsibility. Any missed penetrations will be the responsibility of this Trade Contractor to correct to original conditions. Materials damaged while correcting penetrations will be the responsibility of this Contractor to repair to original condition. Any re-work required by other Trades for a missed rough in shall be the responsibility of this Trade Contractor.
5) Sprinkler heads are to be centered in ceiling tiles by two directions.
6) This Trade Contractor shall coordinate with all other above ceiling trades to insure a complete system of all trades.
7) Trade Contractor shall prime coat exposed steel hangers and supports as required.
8) Furnish and install all vibration isolation and seismic bracing required by plans and specifications and local and state code for this work.
9) Provide and install the Fire Department Connection.
10) Layout, furnish and install all sleeves through concrete and masonry.
11) All offsets as required to coordinate with other trades.
12) Furnish and install any, and all access panels as required by this work.
13) Provide all temporary protection of sprinkler heads.
14) Provide all labeling, marking, and identification as required for work provided by this Trade Contract.
15) Provide all supporting devices as required for work provided under this Trade Contract.

16) Trade Contractor shall re-finish and touchup all equipment installed as part of this work as required.
17) Trade Contractor shall be responsible for all layout required for work provided under this Trade
18) Contract. It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
19) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
20) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
21) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
22) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
23) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
24) Coordination and phasing of work as required by Crossland Construction Co.
25) Include all ADA requirements applicable to system(s) and project.
26) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
27) Include travel and mobilizations for field measuring.
28) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
29) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
30) Trade Contractor shall include a final clean of all materials installed by this contract.
31) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
32) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
33) Trade Contractor shall include any dewatering as necessary to perform scope of work.
34) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
35) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
36) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
37) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

22A Plumbing

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Complete building water distribution starting from 5' outside of buildings. Include all pipe, pipe support, fittings, insulation, and valves.
2) Complete building sanitary, waste drain and vent system complete from 5' outside of buildings. Include all vents, floor drawings, funnel drains, integral trap drains, two-way clean outs, floor clean outs, outdoor clean outs and wall clean outs.
3) Include concrete collars around manholes, drains and clean outs not in slabs or sidewalks.
4) Provide all plumbing fixtures. Including but not limited to water closets, urinals, lavatories, mop sinks, faucets, water bottle fillers, hose bibs, wall hydrants, washer boxes, ice/coffee maker connections, sinks, and shower heads.
5) Provide all plumbing equipment. Including but not limited to water pumps, recirculating pumps, sump pumps, force main, water heaters, sanitary interceptors, water hammer arrestors and mixing valves.
6) Include air compressors, piping and compressed air drops.
7) All condensate drain piping.
8) Include sleeves and seals at roof, wall and floor penetrations.
9) All structural support of plumbing piping and equipment.
10) Provide final plumbing connections to all items by other or by owner.
11) Provide clay trench plugs per 10/C600.
12) This trade contractor responsible for all backfilling requirements of AHJ, plans, specifications and geotech report.
13) Export of all spoils created by this trade contract.
14) Coordinate all blackouts in CMU, Tilt up panels and access flooring with respective trade contractor.
15) Provide sleeving for penetrations where required.
16) Facility gas piping complete. Include all piping, fittings, support, valves and regulators.
17) Provide all required access panels required for this scope of work to be supplied by others.
18) Fire caulking and rated wall assemblies required for this scope of work.
19) Provide all requirements for seismic bracing.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to provide all labor, material and equipment to furnish and install all plumbing fixtures, plumbing specialties, water piping, water treatments, sanitary waste, vent piping, roof drainage piping, natural gas piping, water heaters, mechanical identification, recirculating pumps, grease interceptors, floor and roof drains, solids interceptors, piping, pipe expansion fittings and loops, supports, equipment, roof drain piping and underground piping to existing storm system, insulation, under-slab drainage required for complete, operational, and finished plumbing systems.
2) Trade Contractor to include all piping, fittings, sleeves, valves, escutcheons, expansion joints, framing systems, hanger shield inserts, pipe stands, pipe positioning systems, equipment supports, alignment guides, fasteners, hangers, supports and all associated structural steel and grout alignment guides for this scope of work.
3) Trade Contractor shall include all electric and fuel fired water heaters, drain pans, piping, regulators, expansion tanks, shock absorbers, venting, supports, anchors, burners, shut off valves and all components and accessories.
4) Trade Contractor to furnish and install all fixtures, water closets, urinals, lavatories, sinks, electrical water coolers, service sinks, mop basins, drinking fountains, showers, bathtubs, washer boxes, emergency eye wash stations, recirculating pumps, electric water coolers, water heaters, faucets, flushometers, toilet seats, protective shielding guards, fixture supports, emergency showers and all associated components and accessories.
5) Trade Contractor shall include all design work associated for a complete, finished, and operational system. System to be designed to meet all local, state, and national codes as well as the requirements set forth in the contract documents.
6) Trade Contractor to include all condensate piping, meters, gages, thermometers, test plugs and thermowells.

7) Include all identification, equipment labels, warning signs, pipe labels, direction arrows, stencils, valve tags and warning tags.
8) Include all insulation including foam insulation, cellular glass, flexible elastomeric, mineral fiber, cements, adhesives, mastics, joint sealants, jackets, fabric reinforced mesh, field applied jackets, tapes, securements, and corner angles.
9) Include all domestic water piping and water pumps including all vacuum breakers, backflow preventers, valves, mixing valves, strainers, hose bibs, hydrants, drain valves, water hammer arrestors, trap seal primer valves and regulators. Include connection of site water piping to 5' beyond building perimeter (site water trade contractor pipes all site water to within 5' of building).
10) Include all sanitary waste and vent piping including all piping, fittings, gaskets, couplings, floor drains, sleeve flashings and vent caps.
11) Include all sump pumps, sump pump basins, covers and connectors.
12) Install systems, material, and equipment level and plumb, parallel, and perpendicular to other building systems.
13) Routing and concealing of all water, sanitary sewer, and storm sewer as required by the contract
14) documents, for an aesthetically pleasing appearance.
15) Any re-work required by other Trades for a missed rough-in shall be the responsibility of this Trade
16) Contractor.
17) Purging and disinfecting as required.
18) Include all acid neutralization tanks and associated piping and limestone chips.
19) Include costs for cutting and core drilling all elevated slab penetrations if not roughed in prior to pours.
20) Include all water, gas piping, flex connections and associated work with all kitchen equipment and utility distribution systems. Review all kitchen plans and specifications and perform all work outlined to be performed by plumber in addition to all other plans and specifications.
21) Settlement of trenches associated with this scope of work to be repaired by this trade contractor.
22) Include all excavation, suitable bedding material, backfilling, compaction, and final grading at disturbed area to within +/- one tenth of final specified grades.
23) Trade Contractor shall immediately remove all excess materials (spoils) from Work areas to a location designated by the Construction Manager. Any spoils damaged, overly wet, contaminated, or not suitable for backfill or fill will be this Trade Contractor's responsibility to remove to an offsite location. Trade Contractor shall be responsible for coordinating, spreading, and compacting materials (spoils) into finished work.
24) Include all site underground and building natural gas piping as well as all gas connections to equipment, valves, regulators, roof piping to HVAC equipment, meters, regulators, supports, unions, reducers, concrete bases and shut offs. Coordinate with ONG for location of site gas meter.
25) Include all foundation, elevator pit piping and under-slab drainage piping per plans.
26) Include installation of all kitchens and, or, culinary floor troughs and grates, furnish and install temporary plywood covers and associated piping as per the kitchen plans and specifications.
27) Include costs for cutting and core drilling all elevated slab penetrations if not roughed in prior to pours.
28) Include all water, gas piping, flex connections and associated work with all kitchen equipment and utility distribution systems. Review all kitchen plans and specifications and perform all work outlined to be performed by plumber in addition to all other plans and specifications.
29) Include all Ansul fire system piping, water supply lines, reducers and associated fittings and components at kitchen hoods as identified in the kitchen plans / specifications.
30) Furnish and install food disposal systems, grease interceptors, internal air relief bypass, cleanouts, baffles, trap seals, gasketing and fittings.
31) Furnish and coordinate with other Trades all penetrations through grade beams and foundations.
32) Include access panels for all work under this scope where required.
33) Trade Contractor shall re-finish and touch-up all equipment installed as part of this work as required.
34) Work shall include caulking, fire caulking, and sealing of all penetrations made by the execution of the work provided by this Trade Contractor.
35) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
36) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
37) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
38) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work.

Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.

39) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
40) All work included in this trade contract shall be according to the project/progress schedule provided by the Construction Manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
41) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
42) Coordination and phasing of work as required by Crossland Construction Co.
43) Include all ADA requirements applicable to system(s) and project.
44) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
45) Include travel and mobilizations for field measuring.
46) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
47) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
48) Trade Contractor shall include a final clean of all materials installed by this contract.
49) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
50) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
51) Trade Contractor shall include any dewatering as necessary to perform scope of work.
52) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
53) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
54) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
55) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

23A HVAC

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) HVAC Systems complete. Include all heat pumps, make up air units, louvers, unit heaters, TACs, BC controllers, CRACs, condensing units, EVRs, exhaust fans and vent fans.
2) Provide an install all ductwork, duct support, duct fittings, duct liner, duct insulation, transfer ducts, air devices, diffusers, grilles, linear slots.
3) Coordinate all blackouts in CMU, Tilt up panels and access flooring with respective trade contractor.
4) Provide central vacuum system complete.
5) Provide humidifier system complete.
6) Provide sleeving for penetrations where required.
7) Provide and install all combustion air intake, flues, concentric vents, motorized dampers, fire dampers and pressure relief doors.
8) Provide all required components for elevated slab, roof, wall, storm shelter and fire wall penetrations.
9) Provide all required access panels required for this scope of work to be supplied by others.
10) Fire caulking and rated wall assemblies required for this scope of work.
11) All HVAC controls complete. Provide all devices, programming, software, testing and training. Include temperature and CO2 sensors.
12) Provide wall and ceiling support for all equipment.
13) Provide duct detectors to be wired by fire alarm contractor.
14) Provide all requirements for seismic bracing.
15) Provide hydronic and refrigerant piping complete. Include pipe insulation, support, calculations and pressure testing.
16) Provide adequate filters in place for units in use during construction. Filters to be replaced before substantial completion.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Provide all packaged heating and cooling units, air-to-air energy recovery units, ductless split systems, fan coil units, AHUs, RTUs, DACs, MAUs, DCUs, EUITs, HRUs, and rooftop units.
2) Provide all work required for a finished and operational heating, ventilating, and air conditioning system. Include phasing, delivery, off-loading, setting, adjusting, lifting, rigging, storage, and clean up as required to provide complete, finished, and operational systems.
3) Furnish and install all heat pumps, variable air volume terminal units, unit heaters, integral electric heating coils, factory mounted electronic controls, fan powered terminals with electric heat, and misc. accessories required for complete, operational, and finished systems.
4) Provide all ductwork system insulation and jacketing, condensate line insulation, refrigerant line insulation/jacketing, duct insulation/jacketing, grease duct insulation/jacketing, fire primary blankets, and miscellaneous as required for complete finished and operation systems.
5) Furnish and install all ductwork accessories, dampers, volume control dampers, fire dampers, back draft dampers, air turning devices, flexible duct connections, duct access doors, duct test holes, smoke dampers, access doors, U-belt drives, drip pans, metal supports, wood supports, anchors hardware, access doors, flexible connections, mounting angles, duct connections, supports, closure plates, anchors, connections, registers, diffusers, grilles, louvers, bird screen, and miscellaneous accessories required for a complete, operational and finished systems.
6) Trade Contractor shall provide all HVAC piping, refrigerant piping, expansion tanks, heat trace, checks, valves, stands, and miscellaneous required for complete, finished, and operational systems.
7) Trade Contractor shall furnish and install all make-up air units, heat exchangers, pumps, fan powered boxes, fans, VFDs and miscellaneous required for complete, operational, and finished systems.

8) Furnish and install all curbs, roof curbs, flashings, roof flashing, boots, roof boots, and wall flashings for Work provided by this Trade Contract as required for complete, finished, and operational systems.
9) Provide all power and gravity ventilators, louvers, roof mounted and wall mounted exhaust fans/relief fans, roof and wall mounted supply fans, propeller fans, in-line fans, relief roof hoods, intake roof hoods, and all Work associated as required to provide complete, finished, and operational systems. This Trade Contractor will be responsible for cutting any louvers into existing walls.
10) Trade Contractor shall provide all noise, vibration control, and vibration isolation required for this work.
11) Trade contractor to include demolition or removal of existing equipment & pipe as shown.
12) Trade Contractor shall be responsible for all layout required for work provided under this Trade Contract.
13) Trade Contractor shall include all design work associated for a complete, finished, and operational system. System to be designed to meet all local, state, and national codes as well as the requirements set forth in the contract documents.
14) Trade Contractor shall include all work required for complete, finished, and rated wall, floor, and ceiling penetrations.
15) This Trade Contract shall be responsible for coring any/all penetrations required for execution and completion of this work. Include all cutting, coring, patch, trim, clean up, sleeves, sleeve seals, caulking, fire caulking, sleeves, and sealing of all penetrations. Any penetrations required by the mechanical in the concrete, masonry, and miscellaneous walls will be this Trade Contractors' responsibility. Any missed penetrations will be the responsibility of this Trade Contractor to correct to original conditions. Materials damaged while correcting penetrations will be the responsibility of this Contractor to repair to original condition. Any re-work required by other Trades for a missed rough-in shall be the responsibility of this Trade Contractor.
16) Trade Contractor shall provide testing and balancing of air moving equipment, air distribution, and exhaust systems. Trade Contractor shall be present to supervise the balancing and adjustment of these systems. All testing and balancing to be performed by an approved testing agency. Testing and balancing reports, and re-testing as needed. Operator training will also be this Trade Contractor's responsibility.
17) Trade Contractor shall provide wiring diagrams and temperature control drawings of all equipment furnished to the Electrical Contractor.
18) Provide all control systems including all valves, dampers, thermostats, clocks, sensors, controllers, instrument wells, valve bodies, dampers, transmitters, low-voltage control system, operator interface, networking/communications, facilities management system, standalone
19) Contractor shall include cleaning all diffusers, registers, and grilles prior to Owner occupancy or as directed by the Construction Manager.
20) Include cleaning exterior of all ductwork and fittings, and removal of all tags, markings and stitches exposed to view.
21) Provide all testing equipment, extra material and supplies as defined by the contract documents.
22) Include all offsets as required to coordinate with other trades. Provide all labeling mechanical identifications, pipe markers, line markers, valve tags, valve schedule frames, signage, lettering, graphics, nameplates and miscellaneous as required for complete, finished, and operational systems.
23) Provide all supporting devices, steel plate, shapes, bars, trapezes, hangers, clamps, hanger rods, building attachments, saddles, shields, supports and anchors as required for execution of the work and as required for complete, finished, and operational systems.
24) Coordinate the locations of roof penetrations with the Construction Manager and Steel Contractor. If not coordinated this trade will be responsible for all cost due to changes in the duct work and caused by other trades that are incurred.
25) Install systems, material, and equipment level and plumb, parallel, and perpendicular to other building systems.
26) Install mechanical to facilitate servicing, maintenance, and repair or replacement of equipment components.
27) Provide access panel/doors as required to access work supplied by the Contract.
28) Trade Contractor shall start up equipment prior to substantial completion as directed by the Construction Manager.
29) Trade Contractor shall include the cost of warranty extension as required to provide a full one-year warranty on equipment, commencing from the date of substantial completion.
30) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
31) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
32) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
33) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.

34) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
35) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
36) Coordination and phasing of work as required by Crossland Construction Co.
37) Include all ADA requirements applicable to system(s) and project.
38) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
39) Include travel and mobilizations for field measuring.
40) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
41) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
42) Trade Contractor shall include a final clean of all materials installed by this contract.
43) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
44) Trade Contractor shall include any dewatering as necessary to perform scope of work.
45) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
46) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
47) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
48) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

26A Electrical System

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Electrical system complete. Include all
2) Include all electrical gear, transformers, MDP and panels. Main transformer to be provided by electric utility company.
3) Provide structural support for all electrical equipment as required.
4) electrical receptacles, display receptacles and floor boxes. Coordinate all penetrations through fire rated walls with gyp assemblies trade contracts. This trade contractor responsible for properly sealing all penetrations through fire walls. Include fire rating requirements for device boxes in fire walls.
5) Provide rough in for all low voltage trade scopes 27A, 28A & 28B.
6) Provide site rough-in for cameras and telecommunications. Include pull boxes where required.
7) Surface mounted dual channel raceways, conduit from floor boxes to displays,
8) Include rough-in to access control locations and Ada push buttons
9) Include any site raceways required for low voltage including but not limited to gate operator and card reader. INclude vault for infrastructure terminations and council units with intercuts.
10) Provisions for future electrical charging stations
11) Coordinate and provide site underground raceways for communication services to building.
12) This trade contractor responsible for all backfilling requirements of AHJ, plans, specifications and geotech report.
13) Export of all spoils created by this trade contract.
14) Electrical supply to water feature pump at courtyard
15) Provide underground conduit for irrigation controller into building
16) Coordinate all blackouts in CMU, Tilt up panels and access flooring with respective trade contractor.
17) Provide sleeving for penetrations where required.
18) Interior and exterior lighting complete. Include all light poles, troffers, down lights, up lights, cove lights, leds, strips, sconce, pendants, recessed wall washer, exit, decorative, emergency and utility light fixtures.
19) Provide all required access panels required for this scope of work to be supplied by others.
20) Fire caulking and rated wall assemblies required for this scope of work.
21) Lighting control systems complete. Include all time clocks, photocells, occupancy sensors, dinners, controllers, switches, drivers, keypads, devices, software, programming and training.
22) Provide generators and all required components. Include ATSs, equipment and tap inlet for portable generators. Include generator remote annunciation panel.
23) Provide UPS systems complete.
24) Electrical system grounding complete.
25) Electrical system labeling complete.
26) Include rough-in of receptacles in Millwork and console bases.
27) All hardwired power connections and disconnects shown to equipment supplied by others. Including but not limited to HVAC equipment, plumbing equipment, low voltage equipment, AV equipment, appliances
28) Provide power switches to fans, disposal
29) Power to internally lit flag poles.
30) Power for irrigation controllers
31) Surge protection devices and PDUs. All required rack mounting.
32) Lightning protection system complete. Include all conductors, grounding, mounting and attachments.
33) NEMA enclosures and conduits for media pedestal and TACSAT interface connection
34) All other site conduits shown on T051

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) This Trade Contract shall include all electrical distribution, equipment feeders, panels, switchgears, raceways, electrical rough-ins, underfloor raceways, cable trays, underground ducts & raceways, conduits, boxes, fittings, wire cables, fuses, switchboards, panelboards, contactors, motor starters, wiring devices, disconnects, motor starters, branch circuit wiring, building & site lighting, emergency generators, surge protection equipment, grounding, transient voltage suppression, transformers, transfer switches, low voltage cabling (not identified in separate Trade Contracts), control wiring, data conduit, electrical power monitoring & control, lighting control, temporary power & lighting, identification and all Work required to provide these systems complete, finished, and fully operational.
2) Include all site underground conduit/PVC for low voltage.
3) Include all camera poles, base plates, anchor bolts and leveling nuts. (Concrete bases by others)
4) Include wind turbine and all associated conduit, wiring, junction boxes, grounding system, panels, and components.
5) Include all electrical duct banks and all associated excavation, fill material, duct supports, spacer supports, tracer wires, warning tapes and backfilling. Include compaction of backfill material to meet structural guidelines. All spoils to be removed from site by this Trade Contractor.
6) Trade Contractor to include wiring and connections to all automatic flush valves including any additional wire necessary to make connection.
7) Provide and install all disconnects, motor starters, wiring and power to all mechanical equipment. (All variable frequency motor controllers required by HVAC Trade Contractor)
8) Include all low-voltage electrical power connections, conductors and cables, connectors and splices, sleeves, and sleeve seals.
9) Include all control voltage electrical power cables including all pathways, cable trays, backboards, plywood, UTP Cable, UTP Cable hardware, optical fiber cable & hardware, low-voltage control cable, conductors & identification. (Unless specifically included in another Trade Contract Scope)
10) All site underground electrical and communications conduits in “green spaces” (areas that are not beneath any roads, parking, or hardscapes) shall be installed to a depth of 36’’.
11) Include all grounding and bonding for electrical systems including all conductors, connectors, and grounding electrodes.
12) Include all hangers and supports for electrical systems including all steel slotted support systems, raceway cable supports, conduit and cable support devices, support for conductors in vertical conduit, structural steel for fabricated supports and restraints, fasteners, inserts, bolts, and rods.
13) Include all raceway and boxes for electrical systems, metal conduit & tubing, nonmetallic conduit & tubing, metal wireways, nonmetallic wireways, surface raceways, boxes, enclosures, and cabinets, handholes and boxes for exterior underground wiring, sleeves for raceways and sleeve seals.
14) Include all cable trays for electrical systems including all fittings, covers, barrier strips, supports, connectors and warning signs.
15) Include all underfloor raceways, trenching, cover plates, supports, fittings, hardware, junction boxes and service fittings.
16) Including all underground ducts and raceways, conduits, duct accessories, concrete encased duct banks, handholes, pull boxes, manholes, steel conduit, plastic utilities duct, pre-cast manholes, knockout panels, and joint sealants.
17) Include all vibration and seismic controls including all isolation pads, channel support systems, restraint cables, hanger rod stiffeners, anchorage bushings and washers.
18) Include all identification for electrical systems including all warning tapes, labels, signs, instruction signs, labels, tags, floor marking tapes and cable ties.
19) Include all electrical power monitoring and control including all PC based workstations and software, communication network and interface modules and all components as per the contract documents.
20) Include all lighting control devices, time switches, photoelectric switches, indoor occupancy sensors, outdoor motion sensors, lighting contactors, emergency shunt relays, conductors, and cables.
21) Include all modular dimming controls and all associated components and accessories, conductors, and cables.
22) Include all network lighting controls, panels, relays, switches, interfaces, and clocks.
23) Include all low voltage transformers.
24) Include all switchboards, suppression devices, protective devices, instrumentation, and control power.
25) Include all panelboards and components.
26) Include all motor control centers, main lugs and OCPDs, full & reduced voltage magnetic controllers, VFCs, TVs, instrumentation, and auxiliary devices.
27) Include all rough-in for security system and card readers (wiring and devices by others)
28) Include all enclosed bus assemblies.

29) Include all wiring devices, receptacles, device plates, wall-box motion sensors, snap switch and wall box dimmers, fan speed controls, sensors, outlets, connector devices, cord and plug sets and floor service outlets.
30) Include lockable covers on all shunt trips.
31) Include all fuses, fuse adaptors and spare fuse cabinets.
32) Include all enclosed switches and circuit breakers, fusible switches, non-fusible switches, molded-case circuit breakers, molded case switches and enclosure.
33) Include all enclosed controllers, full voltage manual & magnetic, reduced voltage magnetic & solid state, multispeed controllers, and accessories.
34) Include all engine generators, cooling systems, controls, monitoring, load banks, outdoor enclosures, muffler silencers, air-intake filters, starting systems, overcurrent & fault protection, exciter & voltage regulators, vibration isolator devices.
35) Include all transfer switches, wiring, enclosures, and components.
36) Include all transient voltage suppression for low-voltage electrical power conduits including all suppressors, surge protection devices, panelboard suppressors and enclosures.
37) Include all conduit/raceway/cable tray(s) shown on the drawings including those for mounting: projectors, loudspeakers, touch panels.
38) Include all rough-in, conduits, raceways, pathways for all electronic safety and security systems.
39) Include all electrical connections, wiring, feeders, controls, raceways, rough ins, pull boxes, starters, overload protection, disconnects, coordination and all electrical work identified as being performed by this trade in the kitchen plans and specifications.
40) Include all smoke evacuation controls and power wiring.
41) Include all plywood backing required at data, and, or electrical rooms.
42) Include all floor boxes and specialty plates. Include all core drilling at elevated slabs as required.
43) Include all electrical wiring and connections for food service equipment as identified in the Kitchen plans and specifications.
44) Include all shunt trips, disconnects and breakers.
45) Include all power and electrical connections for all mechanical equipment, elevators, overhead doors, automatic doors, motorized window shades & drapery, monumental signs and any other electric powered equipment being installed by other trades.
46) Include all underground feeders and piping from transformer secondary termination cabinets and to building including all manholes and pull boxes, trenching and backfilling with suitable material to within +/- ¼'' of the specified elevation.
47) Include any required shunt trip disconnects for kitchen hoods, elevators, or other equipment.
48) Electrical Trade Contractor shall provide and maintain temporary lighting, covers, and electricity throughout the new facility. Lamps not functioning properly shall be replaced immediately. Include removal of all temporary lighting as directed by CM.
49) Electrical Trade Contractor shall be responsible for all safety barricades and safety covers for electrical panels as required by OSHA, NEC, the Owner and/or CM. All temporary panels/receptacles shall be "GFI" protected by this Contract.
50) Trade Contractor shall provide a temporary electric panel to two locations (in the main building as necessary for construction in all areas and one at the southeast parking lot for contractor trailers) and provide all maintenance of panels as required. Include all cost of getting power service to panels. Panels shall be large enough to accommodate construction activities.
51) Include all site underground conduits for communications and power including conduit, ducts, ducts accessories, duct banks, boxes, warning tapes and trace wire.
52) Include all building wires, cables, and associated connectors, splices, and terminations for wiring systems as required for complete, operational, and finished systems.
53) Include all raceways, fittings, boxes, enclosures, cable trays and cabinets for electrical systems, telephone/data conduit, audio visual, fire alarm, security, and all electrical and low voltage systems.
54) Include all Unistrut rack mounting.
55) Include wiring of all access controls, overhead doors, and electric strikes.
56) Include all power & wiring for fire pump.
57) Provide oversized trim plates as required. Provide blank cover plates on all boxes not used.
58) Trade Contract to include pull strings in conduits that are for future use or cabled by other trades.
59) Trade Contractor shall be responsible for terminating all power at mechanical equipment, including equipment furnished by other trades. Test to verify equipment is wired correctly.
60) Furnish and install all steel supports as required for mounting the electrical equipment.
61) Work shall include caulking, fire caulking, fire stop, "link-seal," fire barrier, penetration seals, sealing, and waterproofing of all penetrations by the execution of the Work provided by this Trade Contractor.

62) Trade Contractor shall be responsible for coordinating, scheduling, delivery, receiving, unloading, storage, inventorying, placement, protection, and cleanup.
63) It shall be the responsibility of this Trade Contractor to obtain and pay all licenses, permits, fees, inspections, and certification required for the execution of this Work.
64) Trade Contractor shall set all boxes in walls to enable a flush mount to be made with a cover plate to the wall. It is the responsibility of this Trade Contractor to install all boxes to this, and the contract documents requirements. Any boxes not meeting these requirements will be corrected, with the cost to be met by this Trade Contractor.
65) Trade Contractor shall review all mechanical/plumbing schedules and provide all electrical work required for complete, finished, and operational systems.
66) Trade Contractor shall provide fireproofing around recessed fixtures installed in fire rated ceilings.
67) Trade Contractor shall secure all lay-in fixtures into the ceilings and install all additional wire hangars as required.
68) Include conduit, wiring, power, connections, transformers to site water feature lights, jets & pumps, power to fountains at ponds.
69) Furnish and install any/all access panels as required by this work.
70) Provide all labeling, nameplates, markings, identification, and signage as required for work provided by this Trade Contract.
71) Provide all supporting devices as required for work provided under this Trade Contract.
72) This Trade Contract shall be responsible for coring any/all penetrations required for execution of this Work. Include all coring, caulking, fire caulking, and sealing of all penetrations. Any penetrations required by the electrical in the concrete, and miscellaneous walls will be the Electrical Trade Contractors' responsibility. Any missed penetrations will be the responsibility of the Electrical Trade Contractor to correct to original conditions. Materials damaged while correcting penetrations will be the responsibility of the Electrical Contractor to repair to original condition.
73) Electrical Trade Contractor shall be responsible for all layout required for work provided under this Trade Contract including any necessary surveying.
74) Contractor shall provide a representative at all startups to assist as needed.
75) Trade Contractor shall not mark or damage walls, ceiling finishes, floors, or any other finishes. All repairs to damaged finishes due to failure to meet these requirements shall be corrected and paid by this Trade Contract.
76) Trade Contractor shall refinish, restore, and touchup damaged paint on equipment and materials to original condition.
77) This trade contractor to perform and provide the Construction Manager an inventory of light fixtures as they arrive on site as well as identify long lead time light fixtures and their status throughout the course of the project.
78) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
79) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
80) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
81) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
82) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
83) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
84) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
85) Coordination and phasing of work as required by Crossland Construction Co.
86) Include all ADA requirements applicable to system(s) and project.
87) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
88) Include travel and mobilizations for field measuring.
89) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.

90) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
91) Trade Contractor shall include a final clean of all materials installed by this contract.
92) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
93) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
94) Trade Contractor shall include any dewatering as necessary to perform scope of work.
95) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
96) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
97) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
98) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #1: RV Storage Facility

- **Base Bid:** Provide empty conduits stubbed for RV storage.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

Alternate #2: Utility Transformer

- **Base Bid:** Provide a single utility transformer for power service.
- **Add Alternate:** Include all costs for scope items above to provide redundant utility transformer with ATS.

Alternate #3: Data Vault 154

- **Base Bid:** Provide modular UPS system sized to 20 minutes runtime with all connections and infrastructure (including floorspace) to add more capacity.
- **Add Alternate:** Include all costs for scope items above to provide modular UPS system sized to 30 minutes runtime.

Alternate #5: Generator Enclosure 159

- **Base Bid:** Provide only one backup emergency generator with all connections, infrastructure, and floorspace required to add a secondary generator (operates as a ship-to-shore connection).
- **Add Alternate:** Include all costs for scope items above to provide secondary emergency backup generator.

27A Audio, Visual and Telecommunications

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision and equipment) for a complete and finished system per the contract documents.*

1) Include all communications backbone & horizontal cabling, pathways, UTP cable, optical fiber cabling, coaxial cabling, hardware, patch panels, cross-connections and identification.
2) Furnish and install all audio-video systems, equipment room fittings, mounting elements, backboards, grounding, equipment frames, racks, wire, cabling and labeling.
3) Include video walls, video screens, speakers, sound bars, clocks, clock server system, touch screens, tablets, charging stations, flip box, at over ip encoders, digital signal processor, multichannel amplifier, AV controls, AV cameras, microphones, AV encoders, rack shelves, AV boxes and cabling.
4) AV risers, wall mounted equipment and all components listed in AV drawings.
5) Include all TV's not indicated to be owner provided.
6) All CAT5/CAT6 cabling and distribution equipment.
7) Provide data faceplate terminations.
8) Communications cabling from ATS to UPS
9) Provide all data cabling for cameras and CCTV system.
10) Network enclosures
11) Data to all WAP locations
12) Provide all cable trays. Include galvanized cable trays, cable entry hoods, penetrations plates and required attachments for roof installations.
13) Data to all floor boxes, wall boxes and consoles.
14) Grounding and bonding for telecommunication and technology systems.
15) Provide server cabinets, Lan interfaces, cable managers, patch panels, rotating racks, two post racks, horizontal racks
16) Distributed antenna system complete.
17) Fire caulking and rated wall assemblies required for this scope of work.
18) Provide all required access panels required for this scope of work to be supplied by others.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to furnish and install all projector lifts, floor/wall/ceiling plates and connectors, field cabling (between equipment rooms and field plates/devices), and, terminate both ends of all cables and test as specified.
2) Provide all labeling, nameplates, markings, identification, and signage as required for work provided by this Trade Contract.
3) Provide all supporting devices as required for work provided under this Trade Contract.
4) Cut, core, patch, trim, clean up, and seal floors, walls, and ceilings as required to execute and complete work by this Trade Contract.
5) This Trade Contract shall be responsible for coring any/all penetrations required for execution of this work. Include all coring, caulking, fire caulking, and sealing of all penetrations.
6) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
7) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
8) This Trade Contract includes all items of work covered by the specifications be they named, inferred or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.

9) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
10) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
11) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
12) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
13) Coordination and phasing of work as required by Crossland Construction Co.
14) Include all ADA requirements applicable to system(s) and project.
15) Furnish, receive, offload, store, stage, inventory, and, protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
16) Include travel and mobilizations for field measuring.
17) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
18) Trade Contractor to include daily cleanup of work. Temp labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
19) Trade Contractor shall include a final clean of all materials installed by this contract.
20) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
21) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
22) Trade Contractor shall include any dewatering as necessary to perform scope of work.
23) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
24) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
25) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
26) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #9: EOC 107

- **Base Bid:** Reduced microphone system in the EOC.
- **Add Alternate:** Include all costs for scope items above to provide an analog microphone system in the EOC.

28A Fire Alarm System

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Fire alarm system design, provide and install complete.
2) Tie-in fire alarm to all required components. Include tie-in of vehicular gate, hold opens and duct detectors.
3) Include all carbon monoxide and nitrogen detection systems.
4) Fire caulking and rated wall assemblies required for this scope of work.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to protect all existing finishes from oil spoils and stains from cutting or fitting pipe. This work to be done outside unless approved by the CM.
2) Trade Contractor to include all digital, addressable fire alarm systems including all control units, manual fire-alarm boxes, smoke detectors, heat detectors, notification appliances, addressable interface devices, digital alarm communicator transmitters, horns, annunciators, strobes, mag locks and wiring, and all components for a complete and operational fire alarm system.
3) Include all manual stations, heat detectors, smoke detectors, duct smoke detectors, automatic sprinkler, and system water flows.
4) Include all fire alarm control units, manual fire-alarm boxes, notification appliances, remote annunciators, addressable interface devices and digital alarm communicator transmitters.
5) Include all floor, wall and ceiling plates and devices for this work. Include repair to ceiling tiles if damaged.
6) Include all interfacing, modules, or components necessary to communicate with the intrusion detection system.
7) Trade Contractor shall include all design work associated for a complete, finished, and operational system. System to be designed to meet all local, state, and national codes as well as the requirements set forth in the contract documents.
8) Provide all labeling, nameplates, markings, identification, and signage as required for work provided by this Trade Contract.
9) Provide all supporting devices as required for work provided under this Trade Contract.
10) This Trade Contract shall be responsible for coring any/all penetrations required for execution of this Work.
11) Include all cable trays or J-hooks necessary for this scope.
12) Perform all required testing to ensure proper operation, including on cables installed by other trade contractors for this scope of work to ensure proper operation.
13) Cut, core, patch, trim, clean up, and seal floors, walls, and ceilings as required to execute and complete Work by this Contract.
14) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
15) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
16) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
17) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's scope of work.
18) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.

19) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
20) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
21) Coordination and phasing of work as required by Crossland Construction Co.
22) Include all ADA requirements applicable to system(s) and project.
23) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
24) Include travel and mobilizations for field measuring.
25) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
26) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
27) Trade Contractor shall include a final clean of all materials installed by this contract.
28) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
29) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
30) Trade Contractor shall include any dewatering as necessary to perform scope of work.
31) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
32) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
33) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
34) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

28B Access Control and Security

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Access control system complete. Include access control riser and equipment, all door position switches, card readers, intercom stations, wiring, software, programming, and training.
2) Security Cameras and CCTV system complete. Include PC, network video recorder, displays and workstations.
3) Card reader and integration for gate operator.
4) Provide all required access panels required for this scope of work to be supplied by others.
5) Fire caulking and rated wall assemblies required for this scope of work.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Include all intrusion detection wiring, devices, controls, and components for a complete and operational system.
2) Provide all labeling, nameplates, markings, identification, and signage as required for Work provided by this Trade Contract.
3) Include all intrusion detection systems, components, enclosures, devices, door and window switches, sensors, microwave intrusion detection, system controls, surge protection, control panels, processors & software.
4) Include all associated audible and visual alarm devices.
5) Provide all supporting devices as required for Work provided under this Trade Contract.
6) Cut, core, patch, trim, clean up, and seal floors, walls, and ceilings as required to execute and complete Work by this Contract.
7) This Trade Contract shall be responsible for coring any/all penetrations required for execution of this Work. Include all coring, caulking, fire caulking, and sealing of all penetrations.
8) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
9) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
10) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
11) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
12) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
13) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
14) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
15) Coordination and phasing of work as required by Crossland Construction Co.

16) Include all ADA requirements applicable to system(s) and project.
17) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
18) Include travel and mobilizations for field measuring.
19) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
20) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
21) Trade Contractor shall include a final clean of all materials installed by this contract.
22) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
23) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
24) Trade Contractor shall include any dewatering as necessary to perform scope of work.
25) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
26) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
27) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
28) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

31A Earthwork

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Provide all labor, material, and equipment to perform all erosion control, site grading, importing & placement & compaction of select fill, soil treatment and stabilization, topsoil stockpiling and erosion control as per the plans, specifications & geotechnical report.
2) Provide all grading of site to sub grade elevations include undercutting and engineered soil placement as indicated by plans, specifications and Geotech report. Provide any import of soils and export of spoils.
3) Install and maintain silt fences, construction entrance and all other erosion control measures per plans and SWPPP though duration trade contractor is working onsite.
4) Stockpile topsoil on-site in location designated by CM and provide erosion control.
5) Clarify grading line

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) All stabilization, grading and aggregate base placement to be installed at all roads and parking areas and will be utilized for site access and staging.
2) Include all rock dams and associated filter fabric.
3) This Trade Contractor shall maintain all silt fence during the operations of this scope of work.
4) Trade Contractor is responsible for pot holing or hydro-vac procedures if any excavation within 10’ of a known existing utility will be required.
5) Include detention pond construction, berms, grading as noted if noted in the plans.
6) Strip and stockpile all topsoil on site to areas designated by the Construction Manager. Place silt fence around stockpiles. Topsoil to be placed and fine graded by the Landscape Trade Contractor.
7) Perform all proof-rolling and watering of materials as required to meet specified compaction and moisture content requirements. Include the scarifying and re-compaction as required due to moisture re-conditioning or to maintain schedule due to excessive moisture caused by weather.
8) Include building pad preparation, grading, and compaction.
9) Include coordination of all required testing as per the specifications and geotechnical report.
10) Trade contractor to include all subgrade preparation including all required treatment of subgrade, stabilized subgrade, importation/placement/compaction of select fill material required to establish finish grades as per the contract documents and geotechnical report. As required, Trade Contractor shall furnish acceptable fill material or treat existing material so that it will meet or exceed the requirements of the contract documents. Final grading and compacting of sub-base material to within +/- ¼’’ of specified elevations is the responsibility of this trade contractor. This +/- requirement shall be balanced to zero.
11) Include all stabilized/select fill and gravel base under all grass paver areas.
12) This Trade Contract is responsible for dust control as well as cleaning of the public streets if mud is tracked out due to earthwork operations associated with this scope of work.
13) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
14) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
15) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.

16) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
17) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
18) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
19) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
20) Coordination and phasing of work as required by Crossland Construction Co.
21) Include all ADA requirements applicable to system(s) and project.
22) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
23) Include travel and mobilizations for field measuring.
24) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
25) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
26) Trade Contractor shall include a final clean of all materials installed by this contract.
27) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
28) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
29) Trade Contractor shall include any dewatering as necessary to perform scope of work.
30) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
31) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
32) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
33) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #1: RV Storage Facility

- **Base Bid:** Omit costs for RV storage building.
- **Add Alternate:** Include all costs for scope items above for RV storage facility.

Alternate #7: Secured Parking

- **Base Bid:** Provide subgrade elevation for stabilized gravel at eastern parking spaces from east secured parking lot. Gravel installation by others.
- **Add Alternate:** Provide subgrade elevation for paved east parking lot.

32A Site Concrete

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) This Trade Contractor shall include all labor, material and equipment for all site concrete including all concrete sidewalk, sidewalk base, site mech/elect pads, concrete curb & gutter, heavy duty concrete paving, standard duty concrete paving, transformer pads, light pole bases, dumpster foundations/paving, supply and installation of reinforcement, welded wire fabric, dowels, epoxy coated rebar, epoxy coated dowels and all site concrete work as per plans and specifications.
2) Concrete island for card reader/gate operator and pad for gate motor.
3) Bollard install and concrete fill. Bollards supplied by others
4) All aggregate base under concrete paving, curb and gutter and sidewalks where required.
5) Provide any saw cutting or preparation of paving for satisfactory tie-in of approach to existing asphalt drive.
6) Dumpster enclosure and turn around concrete.
7) Concrete apron to RV facility
8) Concrete flumes
9) Concrete pad for gate motor
10) Expansion joint filler materials
11) Saw cutting
12) Tactile warning surfaces.
13) Ashland slate pattern colored concrete. Reference landscape drawings. Include costs for mockup.
14) Provide and maintain concrete washout pit for duration of this scope.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Include all concrete sidewalks and handicap ramps include furnish and supply and installation of all tactile warning devices and specified granular base under sidewalks.
2) This trade contract to include all site footings, walls, steps, and walkways for a completed system.
3) Include the complete installation of the concrete trickle channels/weirs, including the rock subbase.
4) Include all concrete curb and gutter, mountable curb, header curb, and all curb transitions from new to existing.
5) Include concrete ramps, landings, retaining walls, and footings. Rubbed finish on all exposed areas unless noted otherwise.
6) Include all costs of permits for IDP or PFPI work and costs of traffic control as necessary to installation of work adjacent to traffic.
7) Include furnish and installation of all aggregate or sand base under all sidewalks and curb and gutter as shown & required. Paving base by others.
8) Include installation of bollards including all necessary excavation, concrete footings, and concrete filling of bollards.
9) Include all drilling and epoxy required for anchor bolts or rebar. Include dowels into dumpster enclosure.
10) Include all haul off from spoils.
11) Include furnish and install of all steel reinforcement, dowels, bar supports, plate dowels, for all work under this scope.
12) Include furnish and install of all dowels including dowels that protrude from the perimeter edge of slab for tie-into to site concrete.
13) Trade Contractor shall clean up and dispose of all excess concrete and waste created under this trade contract. Waste/excess concrete MUST be poured into a concrete clean out container as directed by CM. This trade contractor shall provide this container.
14) Trade contractor to include all saw cutting, expansion joints and fillers, terminations, and cure.

15)
16) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
17) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
18) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
19) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
20) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
21) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
22) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
23) Coordination and phasing of work as required by Crossland Construction Co.
24) Include all ADA requirements applicable to system(s) and project.
25) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
26) Include travel and mobilizations for field measuring.
27) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
28) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
29) Trade Contractor shall include a final clean of all materials installed by this contract.
30) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
31) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
32) Trade Contractor shall include any dewatering as necessary to perform scope of work.
33) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
34) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
35) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
36) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #2: Utility Transformer

- **Base Bid:** Provide a single utility transformer for power service.
- **Add Alternate:** Include all costs for scope items above to provide redundant utility transformer with ATS.

Alternate #7: Secured Parking

- **Base Bid:** Provide stabilized gravel at eastern parking spaces from east secured parking lot. Remove parking curbs as noted.
- **Add Alternate:** Include all costs for scope items above to provide the east parking lot as required by the contract documents.

32B Asphalt Paving

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Trade Contract shall include all labor, material, and equipment for all asphalt pavement, striping, parking bumpers/wheel stops, and handicap signs per the plans and specifications.
2) Include minimum of two mobilizations to lay base course and top course of asphalt.
3) Provide stabilized gravel as base bid to in Alternate no. 7 parking area.
4) Provide stabilization of sub grade at all paving areas, including asphalt and site concrete areas.
5) Liquid asphalt pricing is held through 12/31/22. After this date it will be based on the ODOT binder index. If price does change subcontractor will need to provide back up information. At such time of placement, a change order will be executed to cover any additional costs or savings as it relates to the pricing index. Costs or savings will be straight material costs. No mark up will be added or deducted.

GENERAL TRADE INCLUSIONS: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Include all asphalt prime coats and tack coats.
2) Include the cost of the work to grind out or paint black the existing striping shown to be removed.
3) Include any cutting/removal of existing asphalt necessary to provide a smooth transition of new asphalt paving between existing and new. The extent of this cut and removal would include no more than 6” wide section of existing asphalt should there be damage to it preventing a clean line at the tie in location.
4) Include patching back of asphalt where the existing pavement is identified to be trenched for utility crossings.
5) Include all heavy-duty asphalt paving at fire road, if shown on the contract documents.
6) Any “bird baths” or areas holding water after asphalt paving is placed shall be either removed or filled in so that it does not hold any water. Costs for this to be by this trade contractor.
7) Include all striping, signs, hash marking, fire line striping and all associated layouts.
8) Include site survey and verification that base rock elevations are acceptable prior to asphalt placement.
9) Include all site handicap and directional signs, posts, excavating and concrete for setting of signs.
10) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
11) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
12) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
13) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
14) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
15) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.

16) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
17) Coordination and phasing of work as required by Crossland Construction Co.
18) Include all ADA requirements applicable to system(s) and project.
19) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
20) Include travel and mobilizations for field measuring.
21) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
22) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
23) Trade Contractor shall include a final clean of all materials installed by this contract.
24) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
25) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
26) Trade Contractor shall include any dewatering as necessary to perform scope of work.
27) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
28) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
29) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
30) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Add/Deduct Alternate:

Alternate #7: Secured Parking

- **Base Bid:** Provide stabilized gravel at eastern parking spaces from east secured parking lot. Remove parking curbs as noted.
- **Add Alternate:** Include all costs for scope items above to provide the east parking lot as required by the contract documents.

32C Fencing

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Trade Contract shall include all labor, material, and equipment to install all required fencing systems. Including chain link with 3 strand bar wire and paneled privacy fencing systems and gates in their entirety for a complete installed system.
2) Trade Contractor to include all gates, posts, foundations, frames, sleeves, ties, fasteners, brace assemblies, post tops, gate cross-bracing and gate hardware.
3) Include rolling vehicular gate complete. Include gate motor, card reader goose necks/stands and wiring of all low voltage items. Coordinate access control components with access control contractor and CM. Include provisions for fire department access and siren activated entry.
4) Trade contractor to include all post hole excavation and footing concrete, cleanup of spoils created from excavation and backfill.
5) Include all panels, posts, pickets, fasteners, bracing, gates, and hardware required for a complete system.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Provide and install the site gate arms as shown and specified include any accessories & additional options shown. Include final programming.
2) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
3) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
4) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
5) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
6) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
7) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
8) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
9) Coordination and phasing of work as required by Crossland Construction Co.
10) Include all ADA requirements applicable to system(s) and project.
11) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
12) Include travel and mobilizations for field measuring.
13) Any damage, because of this Trade Contractor’s work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.

14) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
15) Trade Contractor shall include a final clean of all materials installed by this contract.
16) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
17) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
18) Trade Contractor shall include any dewatering as necessary to perform scope of work.
19) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
20) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
21) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
22) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #6: Main Entry & Secured Parking Area

- **Base Bid:** Omit costs for the front privacy screens.
- **Add Alternate:** Include all costs for scope items above to provide the front privacy screens.

32D Landscaping, Irrigation & Plantings

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Furnish and install all underground irrigation piping systems, sleeves and components for all sod and plantings including all piping, fittings, sprinkler heads & nozzles, valves, drip tubing's, thrust blocks, pump stations, backflow preventers, controllers, decoders, valve boxes & markers, control valve wiring, sensors, booster pumps, low voltage wiring, environmental sensors, marking tapes, trenching, backfilling and miscellaneous required for a complete & operational system.
2) Place and fine grade topsoil. Topsoil from earthwork activities to be stockpiled onsite for use by this trade contractor. This trade contractor to import additional topsoil if required.
3) Trade Contractor to include all sod, fertilizer, soil amendments, watering. Include finish grading and temporary watering to ensure an established root base. In addition to sod specifically detailed also include sodding of any slopes between 5% and 4:1, stake sod on slopes greater than 4:1.
4) Planting and tree bed preparation complete
5) Provide all planting mixes, fertilizer and soil amendments
6) Include all planting requirements, mulch, steel edging, tree straps and tree staking.
7) Provide and install all landscape plantings, trees, shrubs, ground cover, sod and seed. Plan for seed for disturb areas if sod or other plantings not indicated.
8) Courtyard trench drain system complete.
9) Water feature complete. Include basalt columns, glacier stone, water fill box, reservoir cubes, pumps, pump vaults, manifolds, washed gravel, Epdm liner and geotech tile fabric. Provide connection to irrigation system as indicated.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Trade Contractor to furnish and install all trees, shrubs, vines, and ground cover. Include all T-posts & tie wire, mulch, fertilizer, compost, aluminum edgings, aluminum stakes, wrapping materials, stakes, hardware, tie straps and jute mesh.
2) Plants, shrubs, and trees shall not have name tags removed prior to final inspection.
3) Trade Contractor shall include all irrigation, seeding, sod, trees, plantings, planting soils & associated drainage piping.
4) Include river stone, drainage aggregate and perforated drainpipe including connection to nearest storm drainage piping as per the contract documents.
5) Include all drainage piping behind stem-walls, concrete or any other areas as shown on the landscape plans. Include all associated drainage aggregate and backfill. Connection to nearest storm drain.
6) This trade contract to include the fill in the planters in their entirety. Provide the drainage cell, geotextile fabric, aggregate, planting bed mix, and mulch as shown. Waterproof membrane by others.
7) Include all topsoil backfill in planting beds, and all decorative landscape boulders.
8) This Trade Contractor to include all layout of this work including any costs for surveying services if necessary.
9) Include re-fine grading and sod all landscaped areas that are a part of this work including backfilling against all sidewalks, concrete edgings, aluminum edgings, stem-walls, etc.
10) Trade Contract shall include replacement of damaged landscape, or landscape which dies because of construction operations, with equivalent landscape at no cost to the owner.
11) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
12) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
13) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.

14) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
15) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
16) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
17) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
18) Coordination and phasing of work as required by Crossland Construction Co.
19) Include all ADA requirements applicable to system(s) and project.
20) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
21) Include travel and mobilizations for field measuring.
22) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
23) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
24) Trade Contractor shall include a final clean of all materials installed by this contract.
25) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
26) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
27) Trade Contractor shall include any dewatering as necessary to perform scope of work.
28) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
29) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
30) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
31) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

Alternate #8: Outdoor Break Area 158

- **Base Bid:** Provide enclosure with grass. Pipes and drains to be include as well. Irrigation to be included.
- **Add Alternate:** Include all costs for scope items above to provide enclosure landscape per add alternate 8 plan sheets.

33A Site Utilities

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) This trade contractor to include all site water distribution systems, site domestic water and fire lines, tie-ins to existing main line, meters, meter setters, taps, valves, meter cans, tapping sleeves, valves and all components and accessories. Domestic water piping to be installed to within 5' of the building from the point of connection shown on the plumbing drawings. Include capping and clearly marking area within 5' of building for plumbing contractor to find and make connection.
2) Include all site underground sanitary sewer service lines from within 5' of the building to its tie-in location including all taps, cleanouts, manholes, components, and accessories. Include capping and clearly marking area within 5' of building for plumbing contractor to find and tie-into. Include connection to the manhole or main and any City requirements for the connection.
3) Trade Contractor to include all meters for all site water systems including irrigation systems. Include any associated tapping fees.
4) Include all site fire lines to 12" above finished floor. Include all hydrants, backflow preventors, service saddles, sleeves, valves, meters, strainers, vaults, double check backflow preventers, tracer wire, thrust block(s), connection fittings, and vaults.
5) Tapping sleeves, tapping valves and boxes.
6) Include sand-oil interceptor
7) All scopes include main ECOC building and RV storage facility base bid.
8) This trade contractor responsible for all backfilling requirements of AHJ, plans, specifications and geotech report.
9) Export of all spoils created by this trade contract.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Install temporary water service for the Construction Manager trailers and sanitary piping from job trailer toilet to temporary sanitary storage tank (storage tank by others). Also install a temporary water hydrant for use by all contractors on site for temporary water. See attachment E for location of the jobsite trailer and temporary water hydrant.
2) Include all excavation, fill, backfill, base, detectable warning tapes, drainage fabrics, separation fabrics, dewatering and compaction.
3) Provide all labor, material, and equipment to furnish and install all site water mains, site domestic water, site underground fire line to 12" above concrete slab on grade, fire hydrants, and site sanitary sewer systems.
4) Trade Contractor is responsible for pot holing or hydro-vac procedures if any excavation within 10' of a known existing utility will be required.
5) Include aggregate backfill where identified.
6) Settlement of trenches associated with this scope of work to be repaired by this trade contractor.
7) Include all excavation, suitable bedding material, backfilling, compaction, and final grading at disturbed area to within +/- one tenth of final specified grades.
8) Include flushing and disinfecting of domestic water as per local, state, and national codes.
9) Include all haul off or disposal of spoils created from work under this trade contract.
10) This Trade Contract shall clean and repair any damages, due to Work provided in this Contract, to the streets or adjacent areas. Mud/debris on streets shall be removed and cleaned immediately by this Trade Contractor.
11) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
12) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.

13) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
14) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor's scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.
15) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and workmanlike manner, in accordance with applicable standards and codes and the requirements of the prime contract.
16) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
17) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
18) Coordination and phasing of work as required by Crossland Construction Co.
19) Include all ADA requirements applicable to system(s) and project.
20) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
21) Include travel and mobilizations for field measuring.
22) Any damage, as a result of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
23) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
24) Trade Contractor shall include a final clean of all materials installed by this contract.
25) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
26) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
27) Trade Contractor shall include any dewatering as necessary to perform scope of work.
28) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
29) Trade Contractor to include any and all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
30) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
31) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to, mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

33B Storm Sewer & Drainage

Work including but not limited to the following:

Drawings and Specifications: See Attached List of Drawings/Specifications

Project Specific Inclusions: *Line items listed below are specific to this project and general in nature. All costs associated shall be included within the base bid for this trade contract. Scopes listed shall be priced in their entirety (inclusive of all labor, material, means of conveyance, supervision, and equipment) for a complete and finished system per the contract documents.*

1) Include all storm sewer systems including all curbe inlets, area inlets, piping, basins, end sections, concrete collars, man holes, junction boxes, tees, all sealing, grouting, excavation, subgrade preparation, backfilling and haul off for a complete and finished storm sewer system.
2) Tie-in storm drains to roof downspouts. Down spout boots to be provided by others. Coordinate locations with roofing trade contractor.
3) Tie-in of storm drain to courtyard underdrainage system. Underdrainage system by others to be brought out 5’ outside of courtyard.

General Trade Inclusions: *Line items listed below are typical or boilerplate in nature and shall be included in the base bid if supported and required by the contract documents unless noted otherwise.*

1) Include all perforated HDPE storm piping.
2) Include storm pipe connection to existing storm sewer system, if required by the contract documents.
3) Final connection to the roof drain piping shall be by the Plumbing Trade Contractor. This Trade Contractor to install storm piping to connection location, which shall be no less than 5’-0” from the face of the building and install fittings to allow for a connection by Plumbing should the main storm line be within 5’-0” of the building running parallel. Plumbing Trade Contractor shall furnish and install the 90-degree connection/pipe boot and make the connection to the storm pipe.
4) This Trade Contract is responsible for dust control as well as cleaning of the public streets if mud is tracked out due to earthwork operations associated with this scope of work.
5) Trade contractor shall protect all survey control points by clearly marking them and placing (4) T-posts around the perimeter of each. Costs associated with replacing control points will be by this Trade Contractor (unless damaged by others).
6) Construction Manager is to provide initial surveyed control points. All additional surveying, daily construction layout, staking & elevations necessary to complete this work shall be included by this Trade Contract.
7) This Trade Contractor to include correction of settled and eroded areas throughout construction that is associated with this scope of work.
8) This Trade Contract shall verify all utility locations and terminations shown on the drawings. Protection of existing utilities during demolition operations, grubbing, & earthwork processes. Trade Contractor shall call for existing utility locates as required to complete this Work.
9) Conduct site operations to ensure minimum interference with roads, streets, walks, and other adjacent occupied or used facilities. Do not close or obstruct roads, walks, or other areas of work unless approved by the Construction Manager. This Trade Contractor to include any necessary signage, barricades, flag personnel as required by local authorities.
10) Trade Contractor is responsible for pot holing or hydro-vac procedures if any excavation within 10’ of a known existing utility will be required.
11) It is the responsibility of this Trade Contractor to maintain a clean and safe working environment in accordance with applicable codes.
12) This Trade Contract is intended to be all inclusive of labor and equipment required for the scope of work.
13) This Trade Contract includes all items of work covered by the specifications be they named, inferred, or normally performed by members of Trade Contractor's industry. For purposes of clarification, we may list items to be included in addition to those which are covered in the plans and specifications.
14) The Trade Contractor acknowledges and agrees that any recapitulation of the work to be performed shall be for the sole and exclusive purpose of clarifying the status of those items which are included in the Trade Contractor’s scope of work. Items not specifically mentioned but are normally performed by members of the Trade's industry are included as part of the Trade Contractor's Scope of Work.

15) All work shall be accomplished using accepted methods and procedures of the highest recognized standards and shall be done in a neat and skillful manner, in accordance with applicable standards and codes and the requirements of the prime contract.
16) All work included in this trade contract shall be according to the project/progress schedule provided by the construction manager. This includes day and night work as required by project schedule. If the Subcontractor falls behind schedule in the submittal portion or the installation portion of this Subcontract through no fault of the Contractor or the Owner, the Subcontractor shall work overtime or perform shift work at no extra cost to Contractor as necessary to maintain the project schedule.
17) Trade Contractor shall understand when their scope of work is to be put in place and include all weather protective means as required.
18) Coordination and phasing of work as required by Crossland Construction Co.
19) Include all ADA requirements applicable to system(s) and project.
20) Furnish, receive, offload, store, stage, inventory, and protect all materials from weather damage and/or mud. The Trade Contractor shall be responsible to correct any material damaged or muddied.
21) Include travel and mobilizations for field measuring.
22) Any damage, because of this Trade Contractor's work to adjacent existing structures, finishes, equipment or other tangible aspect of the project and repair, thereof, will be the responsibility of this Trade Contractor.
23) Trade Contractor to include daily cleanup of work. Temporary labor will be provided at the Trade Contractor's expense if failure to provide daily cleanup is evident, but not before written notice to correct is given to Trade Contractor by Crossland Construction.
24) Trade Contractor shall include a final clean of all materials installed by this contract.
25) This Trade Contractor shall clean and repair any damages, due to work provided in this contract, to the streets or adjacent areas.
26) Trade Contractor is responsible for any track out created by employees, subcontractors, or vendors of said Trade Contractor.
27) Trade Contractor shall include any dewatering as necessary to perform scope of work.
28) Trade Contractor to include a minimum 40-hr work week. This shall mean work, put in place, by the Trade Contractor and not inclusive of travel time.
29) Trade Contractor to include all permits applicable to scope of work, including IDP, as required by the contract documents, or, as required by authorities having jurisdiction inclusive of any fees.
30) Trade Contractor to include coordination of testing. Testing to be paid by others, however, costs of a re-test due to failure of the Trade Contractor, shall be paid by the Trade Contractor.
31) Trade Contractor to include all applicable submittals and submittal requirements as identified and required by the contract documents including, but not limited to; mockups, samples, product data, shop drawings, calculations, certifications, delegated design, engineering, stamps, warranties etc.

Exclusions:

1) Project is sales tax exempt for materials incorporated into project. This will require materials to be invoiced directly to the City of Norman to be paid directly.

BID PACKAGE GENERAL CONDITIONS

Each Trade Contract shall INCLUDE the following list of Work items/directives in the scope and cost of the Trade Contract

1) SUBMITTALS:

A. All submittals must be submitted to the CM within 21 calendar days of the execution of the Contract, or the receipt of a notice to proceed or within a faster time frame as identified or negotiated.
B. Resubmittals must be resubmitted within 10 calendar days of the date of submittal return. Fines in the amount $500.00 per calendar day for submittals not meeting the aforementioned requirements will be charged to this Contract. Exceptions must be in writing from CM.
C. Trade Contractor shall submit insurance certificate, bonds, schedule of values, and fully executed Contract Agreement within 10 days of award of Contract.
D. All shop drawings, submittals, samples, as-builts, test certifications, and owners' manuals as required by the Contract Documents.
E. Trade Contractor to submit all "final closeout documents" & "letters of conformance" before final payment or reduction in retainage will be made.
F. Bonds (see Contract Security/Bonds section of Bid Package) will be required. Cost of bonds to be identified on Bid Form.

2) CONSTRUCTION:

A. The Contract Documents are complementary. What is called for by anyone shall be binding as if called for by all. If there is a conflict in the Contract Documents, the following order of precedence shall govern:
    1. Agreement
    2. Bid Package/Trade Contract Scope
    3. Supplementary Conditions
    4. General Conditions
    5. Specifications
    6. Drawings
    7. Geotechnical Report

B. In the case of conflicting items the more expensive option shall be included in base bid.
C. Trade Contractor shall include all parts, components, work, and material required to provide complete, operational, and finished systems in the bid. Any minor Work not specifically mentioned but obviously necessary and considered normal construction practice for the proper completion of the Work, shall be considered as being part of, and included in, the Trade Contract.
D. The Trade Contractor shall perform all Work called for in the Trade Contract including the furnishing of all equipment, materials, labor, tools, and supervision necessary for the performance of all things necessary for the Work. All Work shall be accomplished in a Workman-like manner with the understanding that the Owner, at its option, furnish any such labor, materials, equipment, or supplies, as it deems necessary or desirable within the limits of the Contract Documents.
E. Each Trade Contractor shall attend weekly progress meetings with involved Trade Contractors, subcontractors, Construction Manager, & the Owner.
F. Storage required by the Trade Contractor shall be in areas designated by the Construction Manager, storage of materials shall be in trailers, roll offs, or areas outside of the building areas. Areas inside of the building shall not be used for storage. All materials stored on the ground must be stored on dunnage.

G. Coordination & Phasing of work as required by Construction Manager. Provide all coordination required for completion of this work with other trades. Coordination must be done in a timely and professional matter. Any and all costs associated with lack of coordination on the part of this Contractor will be charged to this Contract.
H. Trade Contractor shall provide all layout, staking, grades, and elevations as required by this Contract. Initial building layout will be by the Construction Manager. Daily construction layout, elevations, and layout required by this Trade Contractor shall be included in his Trade Contract.
I. Trade Contractor shall include all misc. equipment required for permits, freight, receiving, unloading, and installation of the Work furnished in this Trade Contract.
J. Trade Contractor shall comply with all directions, requirements, and provide all information as required by the Storm Water Prevention Plan Permit (SWPPP).
K. Trade Contractor shall final clean all material supplied or installed under this Contract.
L. Trade Contractor shall provide any and all drinking water required by Trade Contractor's employees or Subcontractor's employees.
M. Any temporary electric, fax, & phones required by the Trade Contractor's employees and Trade Contractor's subcontractors.
N. Trade Contractor shall include all offsets as required to coordinate with other trades.
O. Trade Contractor shall provide protection of stored materials and finished work. Provide protection necessary to prevent damage to existing improvements, existing vegetation, trees, asphalt, EIFS, utilities, fences, buildings, adjoining properties, and Owner's property. Any and all costs associated with surroundings damaged during the work of this Contract will be the responsibility of this Contract.
P. Trade Contractor shall include any costs & coordination associated with permits, fees, or licenses (as required by your work), and as required to provide complete, operational, & acceptable finished Work.
Q. Trade Contractor shall include all general conditions, overhead, profit, and insurance.
R. Trade Contractor is responsible for receiving, offloading, inventory, storing, staging, installation, and connection of all materials or equipment furnished by the Owner that is included in the Work specified in the Trade Contractor Specification Sections (sections identified in Trade Contract's Scope of Work).
S. Trade Contractor shall provide any cold weather protection required by the Work provided under this Trade Contract.
T. Trade Contractor shall conduct site operations to ensure minimum interference with roads, streets, walks, and other adjacent occupied or used facilities. Do not close or obstruct roads, walks, or other areas of work unless approved by Construction Manager.

3) SAFETY REQUIREMENTS & SITE POLICIES:

A. By bidding this Trade Contract, Contractor agrees to comply with CCC Safety Requirements & Site Policies for all employees, subcontractors, and subcontractors' employees. Failure to adhere to jobsite regulations shall result in fines against this Trade Contractors' Contract or termination of the Contract. Fines for violations will be $500.00 per daily incident. Fines shall be given to a charity of the Owner's choice. Trade Contractor to orientate each employee and subcontractor to these requirements. Each subcontractor shall complete the requirements acknowledgement form (see inclusions).
B. Trade Contractor shall delegate a competent onsite safety officer. This person shall inspect the site daily for safety issues.
C. Permission shall be obtained from the Construction Manager prior to taking any vehicle into the building. Only company vehicles shall be allowed on the construction site; all others shall use the employee parking lot designated on the construction site. The company's name and/or shall be visible from a distance of 25' away.
D. It is the policy of the Owner that no smoking will be permitted in the building once the roof and sidewalls are installed. The fine for smoking in the building shall be $50 per infraction. All fines will be paid by the

Contractor to the Owner's designated charity. All Trade Contractor and sub contractors' employees shall abide by this policy. Smoking will be permitted in designated areas only.

E. Confine vehicle parking and all vehicle deliveries to only those areas designated by the Construction Manager.
F. Trade Contractor shall confine operations to the areas contained within the property lines as shown on the drawings.
G. Trade Contractor shall provide traffic control as required, in accordance with U.S. Department of Transportation "Manual of Uniform Traffic Control Devices" and the state highway department requirements and/or municipality or other jurisdictional body or the Construction Manager.
H. Trade Contractor shall provide all materials and/or equipment required to provide a safe work-zone. Safety must meet all OSHA requirements and Crossland Construction Co. safety policies, including hardhats, safety fencing, handrails, and misc. required to comply with OSHA & Crossland safety policies. No exceptions will be made or given. CM will correct items not meeting requirements and any costs associated with this correction will be charged to this Contract.
I. Trade Contractor shall verify with all local utilities all utility locations and terminations shown on the drawings. Utility locates as required.
J. Trade Contractor to comply with all directions, requirements, and provide all information as required by the Storm Water Prevention Plan. All requirements of Erosion & Sedimentation Control shall be adhered to.
K. All the aforementioned rules shall apply as well as the jobsite specific rules. See Attachment "B" for jobsite specific requirements & policies
L. Trade Contractor and all tiers of subcontractors shall conduct weekly safety meetings on the jobsite. Attendees and minutes of the weekly safety meetings are to be documented.

4) CLEANUP & HOUSEKEEPING:

A. Trade Contractor shall include daily cleanup, removal of all trash, debris, and excess materials to dumpster.
B. Trade Contractor shall clean waste & mud from streets/roads during the work completed in this Trade Contract. Streets shall be thoroughly cleaned and/or swept on a daily basis or more frequently as required by Construction Manager.
C. In the event the Construction Manager or the Owner feels the project housekeeping and cleanup is not satisfactory, upon written notice, the Construction Manager will provide the necessary cleanup, and all related costs will be at the expense of the Trade Contractor(s).

5) PROJECT SCHEDULE:

A. The Trade Contractor shall attend scheduling meetings as required by the Construction Manager and coordination conferences as required by the Construction Manager. These meetings will establish communication, coordination, and cooperation for scheduling. The Trade Contractor shall utilize the Construction schedule for the work as prepared by the Construction Manager. The schedule shall be related to the entire project and shall establish critical dates for performance of this Trade Contract, which affects performance of other Work.
B. The Trade Contractor shall schedule their forces for a minimum forty (40) hour work week. Should the updated schedule show the Trade Contractor to be behind schedule, the Trade Contractor shall devise a plan for recovery of lost time within 96 hours and submit to the Construction Manager said plan. Once the Construction Manager approves the plan, the Trade Contractor shall institute it immediately. The Trade Contractor shall bear all costs and expenses related to recovery from the Trade Contractor's delay including costs to other Contractors on the project site.
C. Trade Contractor shall include all overtime as required to comply with the Project Schedule.

6) TAXES:

A. This is a Tax-Exempt project, and a tax-exempt form will be given to successful low bidders.

7) DAILY REPORTS:

A. Each Trade Contractor shall file daily with the Construction Manager a daily field report, giving the Trade Contractor's and Subcontractor's name, foreman or superintendent's name, number of workers, and a brief scope of Work for all tiers.
B. Trade Contractor's superintendent is to checkout with the Construction Manager when demobilizing and leaving the project on either a temporary or permanent basis.

8) PROJECT CLOSEOUT:

A. The Owner reserves the right to take possession and use any completed or partially completed portion of the project, providing it does not interfere with the Contractor's Work. Possession or use of the project shall not be considered final acceptance, nor shall such occupancy relieve the Trade Contractor or Subcontractors of liability to perform any Work that has not been completed at the time of occupancy.
B. Prior to completion of the Work under this Contract, partial occupancy by the Owner and separate Contractors will be necessary for installation of equipment.
C. Cooperation in segregation of construction activities is required and is agreed to by the Trade Contractor.
D. Trade Contractor to submit all "final closeout documents" & "letters of conformance" before final payment or reduction in retainage will be made.

9) WEATHER:

A. Weather delays shall be as defined by contract documents

10) EROSION/SEDIMENTATION CONTROL / SWPPP:

A. Provide dewatering, silt fence, & erosion control for all Work (including excavations, spoils, trenches, and stockpiles) provided by this Trade Contract as required by construction documents & SWPPP.
B. This Contract to comply with all directions, requirements, and provide all information as required by the Storm Water Prevention Plan.
C. Any cost associated with rectifying damaged surroundings due to negligence by this Trade Contractor, will be the sole responsibility of this Trade Contractor.
D. Any cost associated with rectifying damages to the wetland's areas due to negligence by this Trade Contractor will be the sole responsibility of this Trade Contractor.

11) DAMAGES:

A. If the Trade Contractor refuses, neglects, or fails to complete the Work within the time stated at each Phase in the Trade Contract Schedule, then the Trade Contractor and the Trade Contractor's surety, if any, shall be liable for and shall pay the Construction Manager, not as a penalty but as liquidated damages, the sum of two-hundred fifty dollars ($250.00) for each calendar day that the Trade Contractor is in default after the time stipulated in the Trade Contract Schedule for completing the Work of each Phase until the Work is Substantially Complete. The Construction Manager may withhold from payments due the Trade

Contractor, such amounts as may be assessed as liquidated damages. Upon Substantial and Final Completion of the Work, the Construction Manger may adjust the Contract Sum by the amount of the assessed liquidated damages.

12) UNIT PRICES:

A. For CM/Owner information, provide all Unit Prices.
B. The unit prices shall include all labor, material (including waste), tools, equipment, general conditions, overhead, profit, bond, and inclusions/exclusions per the base Contract.
C. The contractor shall be paid for actual measured quantity of work multiplied times the unit price. Waste factors shall be included in the unit price.
D. **NOTE**: The request for this information does not change unclassified excavation specified in base bid.

13) CHANGES:

A. Contractor's markup, overhead, and profit on change orders are not to exceed ten percent (10%) combined or as dictated in the contract documents.
B. Subcontractor must submit any changes in cost to adjust the Contract amount by use of written Change Order. Neither the CM nor the Owner will accept any adjustments from the Trade Contractor, except for those submitted as a written Change Order Request with a cost breakdown. Change orders are not to be billed until an official Change Order is issued by CM.
C. Trade Contractor to adhere to all CM accounting requirements.

14) CONTRACT SECURITY/BONDS:

A. For Subcontracts at or above $50,000.00, the Trade Contractor shall furnish the following surety bonds, (with sufficient sureties to be approved by the Owner), when the contract is awarded:

1. Performance Bond - 100% of Contract
2. Statutory Bond - 100% of Contract
3. Guarantee/Warranty Bonds - 100% of Contract – As required by CM

B. If required - Warranty Bonds shall guarantee against and shall remedy any defect due to faulty materials or workmanship and shall pay for any damages to other work resulting therefrom, which may appear from within a period of one year from the date of completion as evidence by the date of the final acceptance of the project.

15) BID SECURITY TO BE FURNISHED BY EACH BIDDER WITH THEIR BID:

A. Bids for Trade contracts over $50,000.00, must be accompanied by a certified or cashier's check or a bid bond in an amount equal to five (5%) of the total amount of the bid as guarantee that, if awarded the contract, the bidder will execute the contract and furnish bonds and insurance as required in the General and Supplemental conditions. The successful bidder's check or bid bond will be retained until he has entered into a satisfactory contract and has furnished bonds and insurance. The Owner reserves the right to hold the bid security of the three lowest bidders until the successful bidder has entered into a contract and has furnished the required bonds and insurance.
B. No bid security is required if bid is $50,000.00 or less. Should the successful bidder fail to enter into a contract and furnish the required bonds and insurance within twenty (20) days after the contract has been awarded, then the successful bidder shall forfeit to the Owner the cost of republication of notice to bidders,

all actual expenses incurred by reason of bidder's default and the difference between the low bid of the bidder to whom the contract is subsequently awarded.

C. The amount of said forfeiture shall not exceed the total amount deposited as security and shall be forfeited to the Owner as liquidated damages and not as penalty. Negligence on the part of Bidder in preparing or submitting the bid confers no right for the withdrawal of the bid after it has been opened and shall not constitute a defense to or excuse from the requirements of this provision.

16) PAYMENT:

A. Trade Contractor shall bill the CM by the 20th of each month. Payment for the billing will be made by the 30th of the following month. (i.e., Billing on February 25 will be paid by March 30).
B. Trade Contractor shall submit a schedule of values with the signed Trade Contract Agreement. CM will approve the schedule of values before the first billing by Trade Contractor.
C. Trade Contractor shall submit a Request for Payment on AIA forms.
D. As-built drawings & owner's manuals are to be a line item on the schedule of values.
E. The Owner/CM will hold five percent (5%) retainage throughout the Project. Upon completion of the Work provided by this Trade Contractor, the Work will be reviewed by the CM, Architect and Owner for conformance with the Contract Documents. Once accepted by the CM, Architect and Owner the Trade Contractor may submit a pay requisition for release for retainage.
F. Trade Contractor shall submit statement that the Work provided by the Trade Contractor is complete.
G. Trade Contractor shall submit all as-built drawings, owners' manuals, and extra materials before submitting final payment.

17) DEFINITIONS:

A. The term "Owner" shall mean Owner's Name and/or the person or entity identified as such and is referred to throughout the Contract Documents as if singular in number.
B. The "Construction Manager" shall mean Crossland Construction Company, Inc. and/or the Construction Manager's employee or representative with authorization to act on behalf of the Construction Manager.
C. The term "Architect/Engineer," "Architect," and/or "Engineer" shall mean the consulting "Architect" and/or consulting "Engineer" who prepared the Contract Documents for the Project and whose name and address appears on the Project Documents.
D. The term "Trade Contractor" shall mean the person, persons, partnership, company, firm, or corporation entering into the Contract for the performance of the Work required by it, and the legal representative of said party, or agent appointed to act for said party in the performance of the Work.
E. The term "Contract" shall mean collectively, the Agreement, Bid Package, General Conditions, Special Conditions, Supplementary Conditions, Specifications, Drawings, and the Addenda issued prior to execution of the Agreement, or other documents listed in the Agreement and modifications issued after execution of the Agreement.
F. The term "Subcontractor" shall mean a person or entity that has a direct Contract or an assigned Contract with a Contractor to perform any of the Work at the site. The term Subcontractor means a Subcontractor or a Subcontractor's authorized representative.
G. The term "Work" shall mean the entire completed construction of the various separately identifiable parts thereof required to be furnished under the Contract Documents.
H. The term "Change Order" shall refer to the only document that can change the requirements of the Contract. Verbal instructions, notes, memos, RFI responses, and other communication not in the form of a change order cannot change the Contract.
I. The term "Substantial Completion" is the stage in the progress of the work or designated portion thereof that is sufficiently complete in accordance with the Contract Documents so the Owner can utilize the Work

for its intended use.

J. The term "Nonconforming Work" shall mean portions of the Work that do not comply with the Contract Documents and reference standards.
K. The term "As Required" shall mean Work or an item of work that shall be executed/completed by the Trade Contractor as directed by the Owner, Architect, Engineer, Authorities having Jurisdiction, or the Construction Manager and/or work that is required by the Contract Documents to provide complete, operational, and finished Work.
L. The term "Complete" shall mean all Work included in the Contract Documents, and/or to provide Work finished and ready for fully loaded operation.
M. The term "Provide" shall mean furnishing materials, installing materials, and any other Work required to furnish complete and finished systems as described.

BID FORM

(Include Attachments A, B, C, D & E along with this bid form and your bid bond in your sealed envelope)

Company Name: _____

Estimator Name: _____

Estimator Phone: _____

Estimator E-Mail: _____

Trade Contract 3A Building Concrete

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facility… $_____

Unit Cost #1 – Cost per 1 LF of 18" pier (no casing) $_____ /LF

Unit Cost #2 – Cost per 1 LF of 18" pier (with casing) $_____ /LF

Unit Cost #3 – Cost per 1 LF of 24" pier (no casing) $_____ /LF

Unit Cost #4 – Cost per 1 LF of 24" pier (with casing) $_____ /LF

Unit Cost #5 – Cost per 1 LF of 30" pier (no casing) $_____ /LF

Unit Cost #6 – Cost per 1 LF of 30" pier (with casing) $_____ /LF

Unit Cost #7 – Cost per 1 LF of 36" pier (no casing) $_____ /LF

Unit Cost #8 – Cost per 1 LF of 36" pier (with casing) $_____ /LF

Unit Cost #9 – Cost per 1 LF of 42" pier (no casing) $_____ /LF

Unit Cost #10 – Cost per 1 LF of 42" pier (with casing) $_____ /LF

Lead time in calendar days from approved submittal for rebar onsite… _____ Days

Trade Contract 4A Masonry

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Lead time in calendar days from approved submittal for CMU on site… _____ Days

Trade Contract 5A Structural Steel

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Alternate #6 – Main Entry and Secured Parking Area. $_____

Lead time in calendar days from approved shop drawings for steel onsite _____ **Days**

Trade Contract 6A Millwork

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Lead time in calendar days from field measurement for millwork onsite _____ **Days**

Trade Contract 7A Roofing

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #6 – Main Entry and Secured Parking Area. $_____

Lead time in calendar days from approved submittal for TPO onsite _____ **Days**

Lead time in calendar days from approved submittal for insulation onsite _____ **Days**

Trade Contract 7B Joint Sealants

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #7 –Secured Parking Area. $_____

Trade Contract 8A Door Assemblies - Supply

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Lead time in calendar days from approved submittal for HM Doors/Frames onsite _____ **Days**

Lead time in calendar days from approved submittal for Wood Doors Onsite _____ **Days**

Lead time in calendar days from approved submittal for Hardware Onsite _____ **Days**

Trade Contract 8B Door Assemblies - Install

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Trade Contract 8C Glass and Glazing

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Lead time in calendar days from approved submittal for Storefront onsite _____ **Days**

Lead time in calendar days from approved submittal for Glazing onsite _____ **Days**

Trade Contract 8D Overhead Doors (Alternate #1)

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Lead time in calendar days from approved submittal for OH Doors onsite _____ **Days**

Trade Contract 9A Gypsum Assemblies

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Lead time in calendar days from approved submittal for framing onsite _____ **Days**

Lead time in calendar days from approved submittal for metal ceilings onsite _____ **Days**

Trade Contract 9B Flooring and Wall Tile

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Lead time in calendar days from approved submittal for tile onsite. _____ **Days**

Lead time in calendar days from approved submittal for carpet onsite. _____ **Days**

Trade Contract 9C Painting

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Trade Contract 9D Sealed Concrete Finishing

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty…. $_____

Trade Contract 9E Access Flooring

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Trade Contract 10A Specialties

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

Lead time in calendar days from approved submittal for specialties onsite _____ **Days**

Alternate #1 – RV Storage Facilty…. **$**_____

Trade Contract 10B Signage

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

Lead time in calendar days from approved submittal for signage onsite _____ **Days**

Alternate #1 – RV Storage Facilty…. **$**_____

Trade Contract 10C Dispatch Consoles & Lockers

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

Lead time in calendar days from approved submittal for consoles onsite. _____ **Days**

Trade Contract 10D Prefabricated Aluminum Canopy Systems

Base Bid (including payment/performance bond costs if over $50,000)……** **$_____

Lead time in calendar days from approved submittal for canopy onsite. _____ **Days**

Trade Contract 11A Residential Appliances

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

Lead time in calendar days from approved submittal for appliances onsite _____ **Days**

Trade Contract 12A Window Treatments

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

Lead time in calendar days from approved submittal for shades onsite _____ **Days**

Trade Contract 13A PEMB Supply and Erection (Alternate #1)

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

Lead time in calendar days from approved submittal for anchor bolts onsite. _____ **Days**

Lead time in calendar days from approved submittal for PEMB onsite. _____ **Days**

Trade Contract 21A Fire Suppression

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

Alternate #1 – RV Storage Facilty… **$**_____

Trade Contract 22A Plumbing

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 – RV Storage Facilty… $_____

Lead time in calendar days from approved submittal for fixtures onsite. _____ **Days**

Trade Contract 23A HVAC

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Lead time in calendar days from approved submittal for mechanical equipment. _____ **Days**

Alternate #1 – RV Storage Facilty…. $_____

Trade Contract 26A Electrical Systems

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 –RV storage Facility … $_____

Alternate #2 – Utility Transformer … $_____

Alternate #3 – Data Vault 154 … $_____

Alternate #5 – Additional Emergency Generator … $_____

Lead time in calendar days from approved submittal for electrical gear onsite. _____ **Days**

Lead time in calendar days from approved submittal for light fixtures onsite. _____ **Days**

Trade Contract 27A Audio, Visual and Telecommunications

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #9 – Analog microphone system in the EOC. $_____

Trade Contract 28A Fire Alarm System

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 –RV storage Facility … $_____

Trade Contract 28B Access Control and Security

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 –RV storage Facility … $_____

Trade Contract 31A Earthwork

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #1 RV Storage Facility. $_____

Alternate #7 – Secured Parking $_____

Trade Contract 32A Site Concrete

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #2 – Additional transformer utility pad. $_____

Alternate #7 – Secured Parking $_____

Lead time in calendar days from approved submittal for rebar onsite. _____ **Days**

Trade Contract 32B Asphalt Paving

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #7 – Secured Parking $_____

Trade Contract 32C Fencing

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #6 – Main entry & Secured Parking $_____

Trade Contract 32D Landscaping, Irrigation & Plantings

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Alternate #8 – Outdoor Break Area $_____

Trade Contract 33A Site Utilities

Base Bid (including payment/performance bond costs if over $50,000)…… $_____

Lead time in calendar days from approved submittal for waterline onsite. _____ **Days**

Lead time in calendar days from approved submittal for fire line onsite. _____ **Days**

Lead time in calendar days from approved submittal for sanitary line onsite. _____ **Days**

Trade Contract 33B Storm Sewer & Drainage

Base Bid (including payment/performance bond costs if over $50,000) … $_____

Lead time in calendar days from approved submittal for materials onsite. _____ **Days**

Trade Contract – Combination Pricing

List Trade Packages in Combination Pricing…_____

Base Bid (including payment/performance bond costs if over $50,000) …** **$_____

*****Note: Please be advised that for Combination Pricing to be considered, applicable individual Trade Contracts MUST be filled out as well. Failure to do so will deem the bidders Combination Pricing non-responsive. The intent of Combination Pricing is to capture discounts through the award of multiple packages*****

****The Following Attachments A, B, C, D, & E are to be included in your Sealed Bid Envelope****

TRADE CONTRACT ATTACHMENT "A"

The Bidder hereby agrees to commence work under this Contract on a date to be specified in a written "Notice to Proceed" by Crossland Construction Co. and to fully complete the Project within the time specified.

The Owner (City of Norman) and/or Crossland Construction Co. reserve the right to reject any or all bids or to waive any formalities or irregularities in any bid, and to accept the bid or bids which seem most advantageous to the Owner.

In the event a Contract is awarded to the successful Bidder, it shall be executed within ten (10) days. The Bidder shall return with his executed Contract all Performance Payment Bonds, Statutory Bonds, Warranty Bonds, and Insurance Provisions as required by the Supplementary Conditions and the Trade Contract's scope of work.

If the successful Bidder fails or refuses to enter into a Contract as required by the Owner or fails to provide the required bonds and insurance to the Owner, within the time limited, said Bidder shall forfeit to the Owner the difference between the low bid of said defaulting bidder and the amount of the bid of the Bidder to whom the Contract is subsequently awarded and the cost, if any, of republication of notice to bidders and all actual expense incurred by reason Bidder's default. The amount of said forfeiture shall not exceed the total amount deposited as security and shall be forfeited to the Owner as liquidated damages and not as a penalty. Negligence on the part of Bidder in preparing or submitting the bid confers no right for the withdrawal of the bid after it has been opened and shall not constitute a defense to or excuse from the requirements of this Provision.

BIDDER ACKNOWLEDGES CM ADDENDUM/ADDENDA:_____

BIDDER ACKNOWLEDGES ATTACHMENTS "A" THRU "E":_____

Attachments:

Attachment "A" - Acknowledgements (this page)
Attachment "B" - The Affidavit of Non-Discrimination & Non-Segregation
Attachment "C" – Safety Requirements & Jobsite Policies
Attachment "D" - List of Drawings/Specifications
Attachment "E" – Insurance Minimum Requirements

Oklahoma License #_____

Respectfully Submitted by: Affix Seal

_____ _____

Bidding Firm Corporation, Partnership, etc.

_____ _____

Signature Printed Name and Title

TRADE CONTRACT ATTACHMENT "B"

AFFIDAVIT OF NONDISCRIMINATION, NON-SEGREGATED FACILITIES

ANTI-COLLUSION AND BUSINESS RELATIONSHIPS

STATE OF_____

COUNTY OF_____

The undersigned of lawful age, being first duly sworn upon oath, deposes and states that I am the duly authorized agent of the bidder submitting the attached bid and am authorized by said Bidder to execute the within affidavit.

I further swear that if said Bidder is successful on this project, it will not discriminate against anyone in employment or employment practice because of race, color, religion, sex, or national origin. The undersigned further states that said Bidder will comply with all federal and state laws and execute orders concerning the subject of nondiscrimination.

The undersigned further states that said Bidder does not and will not maintain or provide for its employees any segregated facilities as defined in the instructions to perform their services at any location under its control, where segregated facilities are maintained. The Bidder further agrees that a violation of this certification is a breach of the equal opportunity clause of this bid and any contract awarded pursuant thereto. Said Bidder further agrees that (except where it has obtained identical certification from proposed subcontractors for specific time periods), it will obtain identical certifications from proposed subcontractors prior to the award of subcontracts exceeding Ten Thousand ($10,000.00) which are not exempt from the provisions of the equal opportunity laws, and that said Bidder will retain such certifications in its files.

The undersigned further states that said Bidder has not been a party to any collusion among Bidders in restraint of freedom of competition by agreement to bid at a faxed price or to refrain from building; or with any state official or employees as to quantity, quality or price in discussions between Bidders and any state official concerning exchange of money or other thing of value for special consideration in the letting of a contract; and the Bidder/Contractor has not paid, given or donated or agreed to pay, give or donate to any officer or employee of the State of Oklahoma (or any other entity) any money or other thing of value, either directly or indirectly, in the procuring of the award of a contract pursuant to this bid.

The undersigned further states that any partnerships, joint ventures, or other business relationships that are now in effect, or existed within one (1) year prior to this statement, with the Architect, Engineer or other party to this project; or any such business relationships between any officer or director of the Bidder and any officer or director of the Architectural Engineering firm or other party to the project are described as follows"

_____

_____

_____

NAME OF BIDDER:_____

By:_____

Subscribed and sworn to before me on this_____day of_____, 20____.

_____
Notary Public

My Commission Expires: _____

TRADE CONTRACT ATTACHMENT "C"

Safety Requirements & Site Policies

1. Workers shall report unsafe conditions to their supervisors immediately. No worker shall be required or knowingly be permitted to work in an unsafe place, unless for the purpose of correcting the hazard and then only after all safety precautions have been implemented.
2. Safe work habits are mandatory. Report any unsafe conditions or performances to Construction Manager. Follow all Crossland safety rules and procedures. Crossland's safety manual is posted in office.
3. Suitable clothing for construction shall be worn on the construction site at all times. Proper Leather Hard Soled Shoes, and appropriate safety equipment shall be worn at all times. Shirts with sleeves (at least t-shirt length) and full-length pants shall be required. Polyester or similar material is not allowed; shorts, tennis shoes, and tank tops also shall not be worn on site.
4. All employees on site shall wear hard hats that meet the requirements of ANSI Z89.1-1997 at all times outside the area designated as Trailer Row. Hard hats shall be worn in such a manner that the hat brim is positioned in front at all times. Hard hats may be worn backwards at the discretion of the Construction Manager. This includes all equipment operators, vehicle and truck drivers of contractors and material suppliers delivering to the site. Hard hats are required at all times on project. No exceptions. Hard hats will not be furnished by Crossland.
5. Protect and respect others work.
6. Lunch trash is to be deposited in trash cans. No exceptions.
7. Keep your work areas clean. Sweep areas at end of each day.
8. No urinating in or around buildings. Anyone caught doing so, will be removed from the project permanently.
9. Concealed weapons will not be allowed on site. Anyone having such will be permanently removed from project.
10. No removal of excess materials or scraps from project.
11. Posted speed limit shall be adhered to at all times: 10 mph on designated haul roads, 5 mph inside the building, on the building pad, trailer row, and other areas not designated at 10 mph. 20 mph may be permitted for site/civil work away from the pad areas and away from other trades at the discretion of the Construction Manager.
12. Seatbelts shall be worn at all times in vehicles including heavy equipment. All heavy equipment shall have rollover protection and seatbelts.
13. No one shall ride in a vehicle or mobile equipment unless they are on a seat. Exceptions: Scissor and boom lifts. Riding in the back of pick-up trucks shall not be allowed.
14. All heavy equipment including: cranes, forklifts, etc. shall have a reverse signal/back-up alarm audible above surrounding background noise.
15. No catering services shall be permitted on site.
16. Excavation work shall be performed in accordance with 29 CFR 1926 Subpart P.
    A. Flagging and/or suitable warning devices will be required around all trench and excavation work at least three (3) feet (this distance can be exceeded if site specific required) from the edge of the excavation.
    B. A safe means of access and egress shall be provided from excavations regardless of their depth at intervals that provide no more than 25 feet of lateral travel.
    C. A competent person shall always be present while excavation work is performed.
17. Persons working on any aerial lift shall be tied off, at all times, to a platform tie-off point or a similar safety device securely attached to the structure of the lift.
18. In the building, <u>all lifts shall be propane or electrically powered with non-marking tires.</u> Gasoline or diesel-powered lifts shall not be used in the building. Any costs associated with cleanup of floors due to damages caused by lifts will be charged to the Trade Contractor. Any changes to this requirement, is at the discretion of the Construction Manager.
19. All propane tanks shall be stored in a tank farm; (including empty tanks).
20. A fire watch shall be stationed to provide coverage for each welding, cutting, and other hot work operations. A fire watch may cover multiple operations with a 100-foot radius of them. In order for a fire watch to cover multiple operations, they shall have a clear line of sight to each operation and an unobstructed pathway to each operation. Fire watches shall have no collateral duties.
21. Ladders shall reach three feet above the landing for safe access. All ladders shall be positioned on a stable surface and secured to prevent displacement. All ladders shall be fiberglass. Step ladders and extension ladders are not acceptable as stairs. Each contractor is responsible for providing stairs into the building for their employees. Damaged ladders shall be removed immediately from the jobsite.

22. All electrical power tools and/or equipment shall be plugged into a ground fault circuit protection (GFCI). At the source of electrical power. All frayed and/or damaged electrical cords shall be removed from service and repaired. Cords shall not be tied into knots.
23. Only UL-approved metal fuel cans with flame arresters and self-closing pour spouts shall be allowed on sight. Fuel cans shall not be stored inside the building, or inside trailers. Cans shall be brought inside the building only to fuel equipment, and then must be removed immediately.
24. All chemical materials used shall have a Material Safety Data Sheet (MSDS) filed with Construction Manager and posted in an area where work is being performed.
25. Electrical Panels shall not be accessed by anyone. Only those authorized by Construction Manager shall have access to the electrical panels.
26. Flag, barricade, or sign areas to keep employees from exposures to potentially hazardous work conditions.
27. All underground electrical utilities shall be located prior to any excavation work occurring. The electrical contractor shall be notified to assist with this location. As-built drawings and electronic location shall be used to locate all underground electrical utilities. Contractors working around overhead electrical lines shall ensure that all equipment, materials, and personnel are at least 10 feet from the overhead lines.
28. As described in each Contractor's Safety Program work permits shall be utilized for those work activities that specifically require them. (Examples are confined space, electrical hot work, welding, painting, work where underground utilities are present, etc.).
29. All employees shall OBEY all posted safety signs.
30. Clean up and housekeeping shall be top priority. This project shall be kept clean and orderly at all times. The work area SHALL be cleaned on a continuous basis; no debris or trash will be permitted. Dumpsters shall not be backed up to any location of the building. They shall be maintained at a minimum distance of 50 feet from the building.
31. Glass containers of any kind shall not be brought onto the construction site.
32. Each fuel storage tank brought onto the construction site shall be provided with its own secondary containment unit. The use of earthen dikes shall not be allowed. All fuel tanks shall be grounded in accordance with NFPA requirements.
33. Concrete trucks shall have all concrete chutes removed, with top cute in the raised and locked position while traveling on the jobsite.
34. Storage required by the Contractor shall be in areas designated by the Owner. All materials on the construction site shall be stored/staged on dunnage.
35. No one will be allowed to move a trailer or any other device for living on site.
36. It is a policy of the Owner that no smoking will be permitted in the building once the roof and sidewalls are installed. The fine for smoking in the building shall be $50 per infraction. All fines will be paid by the Contractor to the Owner's designated charity. All Contractor and Subcontractor employees shall abide by this policy.
37. There will be no smoking/tobacco products, eating or drinking (with the exception of water) when the roof of the building is installed. There will also be no smoking/tobacco products, eating, or drinking (with the exception of water) on the finished floors. Smoking will be permitted in designated areas only.
38. Confine vehicle parking and all vehicle deliveries to only those areas designated by the Construction Manager.
39. No parking in the construction area. Designated parking areas only.
40. Only company vehicles shall be allowed on the construction site; all others shall use the employee parking lot designated on the construction site.
41. Permission shall be obtained from Construction Manager prior to taking any vehicle into the building.
42. All employees shall conduct themselves in a worker like manner at all times. Any other personnel, horseplay or disruptive activities of any kind shall result in immediate dismissal/removal from the job site.

I hereby attest by my signature that I have read and understand these Safety Requirements and Site Policies, and I will abide by them. I also understand that they may be jobsite specific amended or modified at any time at the discretion of Crossland Construction.

Respectfully Submitted by

Affix Seal

_____	_____
Bidding Firm	Corporation, Partnership, etc.
_____	_____
Signature	Printed Name and Title

TRADE CONTRACT ATTACHMENT "D"

Trade Contract Drawing/Specification Package

I hereby attest by my signature that I have read and understand the drawings, as listed below, for their intended use. I also understand that they may be jobsite specific amended or modified at any time at the discretion of Crossland Construction, but not without prior written notification to the Trade Contractor.

- Drawings produced by Architects Design Group

GENERAL		
Sheet Number	Sheet Name	Date Issued
I-001	DRAWING INDEX	11/18/2022
G-000	COVER	11/18/2022
G-100	PROJECT CRITERIA	11/18/2022
G-101	LIFE SAFETY PLAN	11/18/2022
G-201	WALL TYPES	11/18/2022
G-301	ALTERNATE AND BASE BID ITEMS	11/18/2022

CIVIL		
Sheet Number	Sheet Name	Date Issued
C100	GENERAL NOTES	11/18/2022
C200	SURVEY	11/18/2022
C300	DEMOLITION & EROSION CONTROL PLAN	11/18/2022
C400	SITE PLAN	11/18/2022
C500	GRADING PLAN	11/18/2022
C600	UTILITY PLAN	11/18/2022
C610	WATER LINE PLAN & PROFILE	11/18/2022
C620	STORM SEWER PLAN & PROFILE	11/18/2022
C700	DETAILS	11/18/2022
C710	DETAILS	11/18/2022
CP2.0	POND PLAN	11/18/2022
CP3.0	ROADWAY PLAN	11/18/2022
CP4.0	ROADWAY GRADING	11/18/2022
CP5.0	DEMO & EROSION CONTROL	11/18/2022
CP6.0	STORM P&P	11/18/2022
D-203	STANDARD REINFORECED CONCRETE JUNCTION BOX	11/18/2022

LANDSCAPE		
Sheet Number	Sheet Name	Date Issued
L-100	OVERALL SITE PLAN	11/18/2022
L-200	COURTYARD LAYOUT PLAN	11/18/2022
L-210	COURTYARD GRADING PLAN	11/18/2022
L-310	BUILDING LANDSCAPE PLAN	11/18/2022
L-320	COURTYARD LANDSCAPE PLAN	11/18/2022
IR-100	IRRIGATION PLAN	11/18/2022
IR-110	IRRIGATION DETAILS AND NOTES	11/18/2022

STRUCTURAL		
Sheet Number	Sheet Name	Date Issued
S001	GENERAL NOTES	11/18/2022
S002	STRUCTURAL SPECIAL INSPECTIONS	11/18/2022
S003	STRUCTURAL SPECIAL INSPECTIONS	11/18/2022
S004	SHELTER GENERAL NOTES AND LOADING	11/18/2022
S100	OVERALL FOUNDATION PLAN	11/18/2022
S101	FOUNDATION PLAN	11/18/2022
S102	FOUNDATION EMBED PLAN	11/18/2022
S103	FRAMING PLAN	11/18/2022
S201	WALL ELEVATIONS	11/18/2022
S202	WALL ELEVATIONS	11/18/2022
S301	WALL SCHEDULES AND TYPICAL DETAILS	11/18/2022
S302	FOUNDATION SCHEDULES AND TYPICAL DETAILS	11/18/2022
S303	FOUNDATION DETAILS	11/18/2022
S304	FOUNDATION DETAILS	11/18/2022
S501	COMPOSITE BEAM TYPICAL DETAILS	11/18/2022
S502	FRAMING DETAILS	11/18/2022
S503	FRAMING DETAILS	11/18/2022
S601	ENLARGED ENCLOSURE PLANS AND DETAILS	11/18/2022
S602	ADD ALT 1 - R.V. STORAGE PLANS AND DETAILS	11/18/2022
S603	ADD ALT 6 - CANOPY PLANS AND DETAILS	11/18/2022

ARCHITECTURAL		
Sheet Number	Sheet Name	Date Issued
A-001	ADD ALTERNATE - ARCHITECTURAL SITE PLAN	11/18/2022
A-002	ARCHITECTURAL SITE PLAN - BASE BID	11/18/2022
A-010	SITE DETAILS	11/18/2022
A-011	ADD ALTERNATE NO. 6 - SITE DETAILS	11/18/2022
A-012	SITE FENCING DETAILS	11/18/2022
A-013	ADD ALTERNATE NO. 8 - OUTDOOR BREAK AREA ENLGD. PLAN, SECTION, & DTLS.	11/18/2022
A-015	SITE FEATURE - VEHICLE ACCESS GATE	11/18/2022
A-020	GENERATOR ENCLOSURE PLAN, ROOF PLAN, SECTION & ELEVS.	11/18/2022
A-021	GENERATOR ENCLOSURE GATE. PLAN, ELEV., SECTION & DETAILS	11/18/2022
A-022	MECH. EQUIP. YARD ENCLOSURE ENLARGED PLAN, ELEVS., & DTLS.	11/18/2022
A-023	MECHANICAL EQUIPMENT YARD ENCLOSURE SECTIONS & DTLS.	11/18/2022
A-030	DUMPSTER ENCLOSURE ENLGD. PLAN, SECTION & DETAILS	11/18/2022
A-101	FLOOR PLAN	11/18/2022
A-101B	DIMENSIONED FLOOR PLAN	11/18/2022
A-102	ALTERNATE NO. 1 - R.V. STORAGE FACILITY FLOOR PLAN	11/18/2022
A-111	REFLECTED CEILING PLAN	11/18/2022
A-112	ALTERNATE NO. 1 - RV STORAGE FACILITY REFLECTED CEILING PLAN	11/18/2022
A-115	CEILING DETAILS	11/18/2022
A-121	ADD ALTERNATE NO. 4 & 6 - ROOF PLAN	11/18/2022
A-122	ROOF PLAN	11/18/2022
A-123	ALTERNATE NO.1 - RV STORAGE FACILITY ROOF PLAN	11/18/2022

A-131	RESTROOM ACCESSORY MOUNTING HEIGHTS	11/18/2022
A-132	ENLARGED RESTROOM PLANS	11/18/2022
A-135	ENLARGED DISPATCH FLOOR PLAN	11/18/2022
A-141	PLAN DETAILS AND SECTIONS	11/18/2022
A-151	EQUIPMENT PLAN AND SCHEDULE	11/18/2022
A-152	CENTRAL VACUUM DISTRIBUTION PLAN	11/18/2022
A-201	ADD ALTERNATE - EXTERIOR ELEVATIONS	11/18/2022
A-202	EXTERIOR ELEVATIONS	11/18/2022
A-203	ALTERNATE NO. 1 - RV STORAGE FACILITY EXTERIOR ELEVATIONS	11/18/2022
A-210	EXTERIOR SIGNAGE INSTALLATION PLAN	11/18/2022
A-211	ENLARGED EXTERIOR ELEVATION & SIGNAGE	11/18/2022
A-212	ENLARGED EXTERIOR ELEVATION DETAILS	11/18/2022
A-301	BUILDING SECTIONS	11/18/2022
A-302	BUILDING SECTIONS	11/18/2022
A-303	ALTERNATE NO. 1 - R.V. STORAGE FACILITY BLDG. SECTIONS & WALL SECTIONS	11/18/2022
A-311	WALL SECTIONS	11/18/2022
A-312	WALL SECTIONS	11/18/2022
A-313	WALL SECTIONS	11/18/2022
A-314	WALL SECTIONS	11/18/2022
A-321	ROOF & VERTICAL DETAILS	11/18/2022
A-331	SUNSHADE ENLARGED PLAN, ELEVATIONS, DETAILS & SCHEDULE	11/18/2022
A-404	ROOF ACCESS	11/18/2022
A-501	EXTERIOR WINDOW ELEVATIONS	11/18/2022
A-502	INTERIOR WINDOW ELEVATIONS	11/18/2022
A-511	EXTERIOR WINDOW DETAILS	11/18/2022
A-512	INTERIOR WINDOW DETAILS	11/18/2022
A-515	WINDOW ACCESSORIES	11/18/2022
A-601	EXTERIOR & INTERIOR DOOR SCHEDULE & ELEVATIONS	11/18/2022
A-602	EXTERIOR / SITE GATE SCHEDULE	11/18/2022
A-611	DOOR DETAILS	11/18/2022

INTERIORS		
Sheet Number	Sheet Name	Date Issued
ID-100	INTERIOR GENERAL NOTES & DETAILS	11/18/2022
ID-100.A	INTERIOR GENERAL NOTES & DETAILS	11/18/2022
ID-101	INTERIOR FINISH PLAN	11/18/2022
ID-102	ALTERNATE NO. 1 - RV STORAGE FACILITY INTERIOR FINISH PLAN	11/18/2022
ID-201	INTERIOR ELEVATIONS / RESTROOMS	11/18/2022
ID-202	INTERIOR ELEVATIONS / RESTROOMS	11/18/2022
ID-203	INTERIOR ELEVATIONS	11/18/2022
ID-204	INTERIOR ELEVATIONS / RECEPTION	11/18/2022
ID-205	INTERIOR ELEVATIONS / EOC	11/18/2022
ID-206	INTERIOR ELEVATIONS	11/18/2022
ID-207	INTERIOR ELEVATIONS	11/18/2022
ID-208	INTERIOR ELEVATIONS	11/18/2022
ID-209	INTERIOR ELEVATIONS	11/18/2022

ID-301	MILLWORK DETAILS	11/18/2022
ID-302	MILLWORK DETAILS	11/18/2022
ID-401	INTERIOR FINISH LEGEND	11/18/2022
ID-402	INTERIOR FINISH SCHEDULE / SPECIFICATIONS	11/18/2022
ID-501	INTERIOR SIGNAGE TYPES	11/18/2022
ID-502	INTERIOR SIGNAGE INSTALLATION PLAN	11/18/2022
ID-503	ALTERNATE NO. 1 - R.V. STORAGE FACILITY INTERIOR SIGNAGE	11/18/2022
ID-504	INTERIOR SIGNAGE SCHEDULE	11/18/2022
ID-601	FURNITURE PLAN	11/18/2022

MECHANICAL		
Sheet Number	Sheet Name	Date Issued
M-100	MECHANICAL LEGEND & ABBREVIATIONS	11/18/2022
M-200	MECHANICAL HVAC PLAN	11/18/2022
M-201	ALTERNATE NO. 1 - RV STORAGE FACILITY MECHANICAL HVAC PLAN	11/18/2022
M-300	MECHANICAL PIPING PLAN	11/18/2022
M-301	ALTERNATE NO. 1 - RV STORAGE FACILITY MECHANICAL PIPING PLAN	11/18/2022
M-400	MECHANICAL ROOF PLAN	11/18/2022
M-401	ALTERNATE NO. 1 - RV STORAGE FACILITY MECHANICAL ROOF PLAN	11/18/2022
M-500	ENLARGED MECHANICAL PLANS, SECTIONS, & ISOMETRICS	11/18/2022
M-501	ENLARGED MECHANICAL PLANS, SECTIONS, & ISOMETRICS	11/18/2022
M-502	MECHANICAL ISOMETRIC	11/18/2022
M-503	MECHANICAL ISOMETRIC	11/18/2022
M-504	MECHANICAL SECTIONS	11/18/2022
M-510	REFRIGERANT PIPING DIAGRAMS	11/18/2022
M-600	MECHANICAL SCHEDULES	11/18/2022
M-601	MECHANICAL SCHEDULES	11/18/2022
M-700	MECHANICAL DETAILS	11/18/2022
M-701	MECHANICAL DETAILS	11/18/2022
M-800	CONTROLS & SEQUENCES	11/18/2022
M-801	CONTROLS & SEQUENCES	11/18/2022
M-900	MECHANICAL SEISMIC DESIGN	11/18/2022
M-901	MECHANICAL SEISMIC DESIGN	11/18/2022
M-902	MECHANICAL SEISMIC DESIGN	11/18/2022

ELECTRICAL		
Sheet Number	Sheet Name	Date Issued
E-000	ELECTRICAL LEGEND	11/18/2022
E-100	ELECTRICAL SITE PLAN	11/18/2022
E-200	ELECTRICAL LIGHTING PLAN	11/18/2022
E-210	ELECTRICAL LIGHTING PLAN C.U.P. & RV	11/18/2022
E-220	ELECTRICAL LIGHTING DETAILS	11/18/2022
E-300	ELECTRICAL POWER PLAN	11/18/2022
E-310	ELECTRICAL POWER PLAN C.U.P. & RV	11/18/2022
E-320	ELECTRICAL POWER DETAILS	11/18/2022
E-400	ELECTRICAL SYSTEMS PLAN	11/18/2022

E-420	ELECTRICAL SYSTEMS DETAILS	11/18/2022
E-440	ELECTRICAL SYSTEMS SCHEDULE	11/18/2022
E-500	ELECTRICAL RISER DIAGRAM	11/18/2022
E-510	ELECTRICAL PANEL SCHEDULES	11/18/2022
E-520	ELECTRICAL PANEL SCHEDULES	11/18/2022
E-600	LIGHTNING PROTECTION SYSTEM PLAN - FACILITY	11/18/2022
E-610	LIGHTNING PROTECTION SYSTEM PLAN - GENERATOR & RV	11/18/2022
E-620	LIGHTNING PROTECTION SYSTEM DETAILS	11/18/2022
E-630	LIGHTNING PROTECTION SYSTEM DETAILS	11/18/2022

PLUMBING		
Sheet Number	Sheet Name	Date Issued
P-100	PLUMBING LEGEND & ABBREVIATIONS	11/18/2022
P-200	UNDERFLOOR PLUMBING PLAN	11/18/2022
P-201	ALTERNATE NO. 1 - RV STORAGE FACILITY UNDERFLOOR PLUMBING PLAN	11/18/2022
P-300	ABOVEFLOOR PLUMBING PLAN	11/18/2022
P-301	ALTERNATE NO. 1 - RV STORAGE FACILITY ABOVEFLOOR PLUMBING PLAN	11/18/2022
P-400	ENLARGED PLUMBING PLANS	11/18/2022
P-500	PLUMBING SCHEDULES	11/18/2022
P-600	PLUMBING DETAILS	11/18/2022
P-601	PLUMBING DETAILS	11/18/2022

TECHNOLOGY		
Sheet Number	Sheet Name	Date Issued
T001	TECHNOLOGY LEGEND, NOTES AND INDEX	11/18/2022
T051	TECHNOLOGY SITE PLAN	11/18/2022
T101	LEVEL 01 VOICE/DATA FLOOR PLAN	11/18/2022
T111	LEVEL 01 PATHWAYS FLOOR PLAN	11/18/2022
T121	LEVEL 01 GROUNDING FLOOR PLAN	11/18/2022
T131	ROOF TECHNOLOGY PLAN	11/18/2022
T201	LEVEL 01 AUDIO/VIDEO FLOOR PLAN	11/18/2022
T301	LEVEL 01 SECURITY FLOOR PLAN	11/18/2022
T401	TECHNOLOGY ENLARGED PLANS	11/18/2022
T511	EOC & AV RACK ELEVATIONS	11/18/2022
T512	DATA VAULT RACK ELEVATIONS - ROW 1	11/18/2022
T513	DATA VAULT RACK ELEVATIONS - ROW 2	11/18/2022
T521	AUDIO -VISUAL ELEVATIONS	11/18/2022
T601	VOICE-DATA RISER DIAGRAMS	11/18/2022
T602	VOICE-DATA RISER DIAGRAMS	11/18/2022
T621	AUDIO-VISUAL RISER - DISPATCH	11/18/2022
T622	AUDIO-VISUAL RISER - INCIDENT COMMAND	11/18/2022
T623	AUDIO-VISUAL RISER - EOC	11/18/2022
T624	AUDIO-VISUAL RISER - CONFERENCE ROOM	11/18/2022
T625	AUDIO-VISUAL RISER - MISC	11/18/2022
T626	AUDIO-VISUAL RISER - HAM ROOM	11/18/2022
T631	SECURITY RISER DIAGRAM	11/18/2022

T711	VOICE-DATA DETAILS	11/18/2022
T712	VOICE-DATA DETAILS	11/18/2022
T713	VOICE-DATA DETAILS	11/18/2022
T721	AUDIO-VISUAL DETAILS	11/18/2022
T722	AUDIO-VISUAL DETAILS	11/18/2022
T731	SECURITY DETAILS	11/18/2022
T732	SECURITY DETAILS	11/18/2022
T831	SECURITY SCHEDULES	11/18/2022

FIRE PROTECTION		
Sheet Number	Sheet Name	Date Issued
FP-101	FIRE PTORECTION PLAN	11/18/2022
FP-102	ALTERNATE NO. 1 - RV STORAGE FACILITY FIRE PTORECTION PLAN	11/18/2022
FP-200	FIRE PROTECTION DETAILS	11/18/2022

- Specifications provided by Architectural Design Group

DIVISION 00 - GENERAL CONDITIONS		
SPECIFICATION	DESCRIPTION	Date Issued
00 31 32	GEOTECHNICAL DATA	11/18/2022
---------	SUBSURFACE INVESTIGATION & GEOTECHNICAL ENGINEERING REPORT	11/18/2022
---------	GEOTECHNICAL ENGINEERING REPORT	11/18/2022
---------	ADDITIONAL GEOTECH EXPLORATION	11/18/2022

DIVISION 01 - GENERAL REQUIREMENTS		
SPECIFICATION	DESCRIPTION	Date Issued
01 10 00	SUMMARY	11/18/2022
01 23 00	ALTERNATES	11/18/2022
01 25 00	SUBSTITUTION PROCEDURES	11/18/2022
01 26 00	CONTRACT MODIFICATION PROCEDURES	11/18/2022
01 29 00	PAYMENT PROCEDURES	11/18/2022
01 31 00	PROJECT MANAGEMENT AND COORDINATION	11/18/2022
01 32 00	CONSTRUCTION PROGRESS DOCUMENTATION	11/18/2022
01 32 33	PHOTOGRAPHIC DOCUMENTATION	11/18/2022
01 33 00	SUBMITTAL PROCEDURES	11/18/2022
01 40 00	QUALITY REQUIREMENTS	11/18/2022
01 42 00	REFERENCES	11/18/2022
01 50 00	TEMPORARY FACILITIES AND CONTROLS	11/18/2022
01 60 00	PRODUCT REQUIREMENTS	11/18/2022
01 73 00	EXECUTION	11/18/2022
01 77 00	CLOSEOUT PROCEDURES	11/18/2022
01 78 23	OPERATION AND MAINTENANCE DATA	11/18/2022
01 78 39	PROJECT RECORD DOCUMENTS	11/18/2022
01 79 00	DEMONSTRATION AND TRAINING	11/18/2022

DIVISION 03 - CONCRETE

SPECIFICATION	DESCRIPTION	Date Issued
03 30 00	CAST-IN-PLACE CONCRETE	11/18/2022
03 35 45	SEALED CONCRETE FINISHING	11/18/2022
03 45 00	PRECAST CONCRETE SHAPES	11/18/2022

DIVISION 05 - METALS		
SPECIFICATION	DESCRIPTION	Date Issued
05 12 00	STRUCTURAL STEEL FRAMING	11/18/2022
05 21 00	STEEL JOIST FRAMING	11/18/2022
05 31 00	STEEL DECKING	11/18/2022
05 50 00	METAL FABRICATIONS	11/18/2022
05 52 13	PIPE AND TUBE RAILINGS	11/18/2022
05 75 00	METAL SCREEN WALLS	11/18/2022

DIVISION 06 - WOOD, PLASTICS, AND COMPOSITES		
SPECIFICATION	DESCRIPTION	Date Issued
06 10 53	MISCELLANEOUS ROUGH CARPENTRY	11/18/2022
06 41 16	PLASTIC-LAMINATE-CLAD ARCHITECTURAL CABINETS	11/18/2022
06 64 00	PLASTIC PANELING	11/18/2022

DIVISION 07 - THERMAL AND MOISTURE PROTECTION		
SPECIFICATION	DESCRIPTION	Date Issued
07 13 26	SELF-ADHERING SHEET MEMBRANE WATERPROOFING	11/18/2022
07 21 00	BUILDING INSULATION	11/18/2022
07 25 00	WEATHER BARRIERS	11/18/2022
07 26 10	UNDERSLAB VAPOR BARRIER	11/18/2022
07 54 00	THERMOPLASTIC MEMBRANE ROOFING (TPO)	11/18/2022
07 62 00	SHEET METAL FLASHING AND TRIM	11/18/2022
07 81 23	INTUMESCENT FIRE PROTECTION	11/18/2022
07 84 13	PENETRATION FIRESTOPPING	11/18/2022
07 92 00	JOINT SEALANTS	11/18/2022

DIVISION 08 - OPENINGS		
SPECIFICATION	DESCRIPTION	Date Issued
08 11 13	HOLLOW METAL DOORS AND FRAMES	11/18/2022
08 14 16	FLUSH WOOD DOORS	11/18/2022
08 31 13	ACCESS DOORS AND FRAMES	11/18/2022
08 33 23	OVERHEAD COILING DOORS	11/18/2022
08 56 53.	13 WIND AND IMPACT SECURITY WINDOWS	11/18/2022
08 71 00	DOOR HARDWARE	11/18/2022
08 80 00	GLAZING	11/18/2022
08 83 00	MIRRORS	11/18/2022
08 91 19	FIXED LOUVERS	11/18/2022

DIVISION 09 - FINISHES

SPECIFICATION	DESCRIPTION	Date Issued
09 22 16	NON-STRUCTURAL METAL FRAMING	11/18/2022
09 24 00	CEMENT PLASTERING	11/18/2022
09 29 00	GYPSUM BOARD	11/18/2022
09 30 00	TILING	11/18/2022
09 51 13	ACOUSTICAL PANEL CEILINGS	11/18/2022
09 54 23	SUSPENDED METAL CEILINGS	11/18/2022
09 65 13	RESILIENT BASE AND ACCESSORIES	11/18/2022
09 65 66	RESILIENT ATHLETIC FLOORING	11/18/2022
09 68 13	TILE CARPETING	11/18/2022
09 69 00	ACCESS FLOORING	11/18/2022
09 84 13	FIXED SOUND-ABSORPTIVE PANELS	11/18/2022
09 91 00	PAINTING	11/18/2022

DIVISION 10 - SPECIALTIES		
SPECIFICATION	DESCRIPTION	Date Issued
10 14 19	DIMENSIONAL LETTER SIGNAGE	11/18/2022
10 14 23	INTERIOR SIGNAGE	11/18/2022
10 22 39.19	FOLDING GLASS-PANEL PARTITIONS	11/18/2022
10 26 00	WALL PROTECTION	11/18/2022
10 28 13	TOILET ACCESSORIES	11/18/2022
10 41 16	EMERGENCY KEY CABINETS	11/18/2022
10 43 13	DEFIBRILLATOR SPECIALTIES	11/18/2022
10 44 00	FIRE PROTECTION SPECIALTIES	11/18/2022
10 56 26	STORAGE SHELVING UNITS (MECHANICALLY ASSISTED)	11/18/2022
10 73 16	ALUMINUM CANOPIES	11/18/2022
10 75 16	GROUND-SET FLAGPOLES	11/18/2022

DIVISION 11 - EQUIPMENT		
SPECIFICATION	DESCRIPTION	Date Issued
11 94 13	MISCELLANEOUS EQUIPMENT	11/18/2022

DIVISION 12 - FURNISH		
SPECIFICATION	DESCRIPTION	Date Issued
12 24 13	ROLLER WINDOW SHADES	11/18/2022
12 36 61	SOLID SURFACE COUNTERTOPS	11/18/2022
12 48 16	ENTRANCE FLOOR GRILLES	11/18/2022
12 48 43	WALK OFF MATS	11/18/2022
12 59 83.3	CUSTOM SYSTEM FURNITURE: 911 DISPATCH CONSOLES	11/18/2022
12 93 13	BICYCLE RACKS	11/18/2022

DIVISION 13 - SPECIAL CONSTRUCTION		
SPECIFICATION	DESCRIPTION	Date Issued
13 34 19	METAL BUILDING SYSTEMS	11/18/2022

DIVISION 21 - FIRE SUPPRESSION

SPECIFICATION	DESCRIPTION	Date Issued
21 05 00	COMMON WORK RESULTS FOR FIRE-SUPPRESSION	11/18/2022
21 05 48	VIBRATION AND SEISMIC CONTROLS FOR FIRE-SUPPRESSION PIPING AND EQUIPMENT	11/18/2022
21 13 13	WET-PIPE SPRINKLER SYSTEMS	11/18/2022
21 13 16	DRY-PIPE SPRINKLER SYSTEMS	11/18/2022

DIVISION 22 - PLUMBING		
SPECIFICATION	DESCRIPTION	Date Issued
22 05 00	COMMON WORK RESULTS FOR PLUMBING	11/18/2022
22 05 23	GENERAL-DUTY VALVES FOR PLUMBING PIPING	11/18/2022
22 05 29	HANGERS AND SUPPORTS FOR PLUMBING PIPING AND EQUIPMENT	11/18/2022
22 05 48	SEISMIC CONTROLS FOR PLUMBING	11/18/2022
22 05 53	IDENTIFICATION FOR PLUMBING PIPING AND EQUIPMENT	11/18/2022
22 07 19	PLUMBING PIPING INSULATION	11/18/2022
22 11 13	FACILITY WATER DISTRIBUTION PIPING	11/18/2022
22 11 16	DOMESTIC WATER PIPING	11/18/2022
22 11 19	DOMESTIC WATER PIPING SPECIALTIES	11/18/2022
22 11 23	DOMESTIC WATER PUMPS	11/18/2022
22 13 13	FACILITY SANITARY SEWERS	11/18/2022
22 13 16	SANITARY WASTE AND VENT PIPING	11/18/2022
22 13 19	SANITARY WASTE PIPING SPECIALTIES	11/18/2022
22 13 23	SANITARY WASTE INTERCEPTORS	11/18/2022
22 15 13	GENERAL-SERVICE COMPRESSED-AIR PIPING	11/18/2022
22 34 00	FUEL-FIRED, DOMESTIC-WATER HEATERS	11/18/2022
22 42 13	COMMERCIAL PLUMBING FIXTURES	11/18/2022
22 47 16	PRESSURE WATER COOLERS	11/18/2022

DIVISION 23 - HEATING VENTILATING AND AIR CONDITIONING		
SPECIFICATION	DESCRIPTION	Date Issued
23 00 00	BASIC MECHANICAL REQUIREMENTS	11/18/2022
23 00 01	TEMPORARY USE OF MECHANICAL EQUIPMENT	11/18/2022
23 00 10	COMMON WORK RESULTS FOR MECHANICAL	11/18/2022
23 05 29	HANGERS AND SUPPORTS FOR HVAC PIPING AND EQUIPMENT	11/18/2022
23 05 48	VIBRATION AND SEISMIC CONTROLS FOR HVAC PIPING AND EQUIPMENT	11/18/2022
23 05 53	IDENTIFICATION FOR HVAC PIPING AND EQUIPMENT	11/18/2022
23 05 93	TESTING, ADJUSTING, AND BALANCING FOR HVAC	11/18/2022
23 07 13	DUCT INSULATION	11/18/2022
23 07 19	HVAC PIPING INSULATION	11/18/2022
23 09 00	INSTRUMENTATION AND CONTROL FOR HVAC	11/18/2022
23 11 23	FACILITY NATURAL-GAS PIPING	11/18/2022
23 21 13	HYDRONIC PIPING	11/18/2022
23 23 00	REFRIGERANT PIPING	11/18/2022
23 31 13	METAL DUCTS	11/18/2022
23 33 00	AIR DUCT ACCESSORIES	11/18/2022
23 34 23	HVAC POWER VENTILATORS	11/18/2022
23 37 13	DIFFUSERS, REGISTERS, AND GRILLES	11/18/2022

23 55 33	FUEL-FIRED UNIT HEATERS	11/18/2022
23 74 33	DEDICATED OUTDOOR-AIR UNITS	11/18/2022
23 81 27	VARIABLE REFRIGERANT FLOW AIR CONDITIONERS	11/18/2022
23 82 39.	16 ELECTRIC UNIT HEATERS	11/18/2022
23 90 00	LOUVERS AND VENTS	11/18/2022

DIVISION 26 - ELECTRICAL		
SPECIFICATION	DESCRIPTION	Date Issued
26 05 00	BASIC ELECTRICAL REQUIREMENTS	11/18/2022
26 05 01	ELECTRICAL TEMPORARY FACILITIES	11/18/2022
26 05 04	CLEANING, INSPECTION, AND TESTING OF ELECTRICAL EQUIPMENT	11/18/2022
26 05 19	LOW-VOLTAGE ELECTRICAL POWER CONDUCTORS AND CABLES	11/18/2022
26 05 26	ELECTRICAL GROUNDING	11/18/2022
26 05 29	HANGERS AND SUPPORTS FOR ELECTRICAL SYSTEMS	11/18/2022
26 05 33	ELECTRICAL RACEWYS	11/18/2022
26 05 34	ELECTRICAL BOXES AND FITTINGS	11/18/2022
26 05 53	IDENTIFICATION FOR ELECTRICAL SYSTEMS	11/18/2022
26 05 73	SHORT CIRCUIT/COORDINATION AND ARC-FLASH HAZARD STUDY	11/18/2022
26 09 23	LIGHTING CONTROL DEVICES	11/18/2022
26 22 00	LOW-VOLTAGE TRANSFORMERS	11/18/2022
26 24 16	PANELBOARDS	11/18/2022
26 27 02	EQUIPMENT WIRING SYSTEMS	11/18/2022
26 27 26	WIRING DEVICES	11/18/2022
26 28 16	ENCLOSED SWITCHES AND CIRCUIT BREAKERS	11/18/2022
26 29 00	LOW-VOLTAGE CONTROLLERS	11/18/2022
26 32 00	PACKAGED GENERATOR ASSEMBLIES	11/18/2022
26 33 53	STATIC UNINTERRUPTIBLE POWER SUPPLY	11/18/2022
26 36 00	TRANSFER SWITCHES	11/18/2022
26 36 01	GENERATOR TAP BOX	11/18/2022
26 41 13	LIGHTNING PROTECTION FOR STRUCTURES	11/18/2022
26 43 13	SURGE PROTECTIVE DEVICES	11/18/2022
26 51 19	LED INTERIOR LIGHTING	11/18/2022
26 56 19	LED EXTERIOR LIGHTING	11/18/2022

DIVISION 27 - COMMUNICATIONS		
SPECIFICATION	DESCRIPTION	Date Issued
27 00 10	TECHNOLOGY GENERAL PROVISIONS	11/18/2022
27 05 26	GROUNDING AND BONDING FOR COMMUNICATION SYSTEMS	11/18/2022
27 05 28	RACEWAYS FOR TECHNOLOGY	11/18/2022
27 10 00	STRUCTURED CABLING SYSTEMS	11/18/2022
27 11 26	COMMUNICATIONS RACK MOUNTED POWER PROTECTION AND POWER STRIPS	11/18/2022
27 41 00	AUDIO VISUAL SYSTEMS	11/18/2022
27 41 34	BROADBAND DISTRIBUTION SYSTEM	11/18/2022
27 51 23	INTERCOM COMMUNICATION SYSTEMS	11/18/2022

DIVISION 28 - ELECTRONIC SAFETY AND SECURITY

SPECIFICATION	DESCRIPTION	Date Issued
28 05 37	SECURITY VOICE COMMUNICATIONS – DISTRIBUTED ANTENNA SYSTEM	11/18/2022
28 10 00	ELECTRONIC SECURITY SYSTEMS	11/18/2022
28 20 00	CLOSED CIRCUIT TELEVISION/VIDEO SURVEILLANCE SYSTEM	11/18/2022

DIVISION 31 - EARTHWORK		
SPECIFICATION	DESCRIPTION	Date Issued
31 10 00	SITE CLEARING	11/18/2022
31 11 00	STORM WATER POLLUTION PREVENTION PLAN	11/18/2022
31 20 00	EARTH MOVING	11/18/2022
31 20 01	STRUCTURAL EARTH MOVING	11/18/2022
31 31 16	TERMITE CONTROL	11/18/2022
31 63 29	DRILLED CONCRETE PIERS AND SHAFTS	11/18/2022

DIVISION 32 - EXTERIOR IMPROVEMENTS		
SPECIFICATION	DESCRIPTION	Date Issued
32 12 16	ASPHALT PAVING	11/18/2022
32 13 13	CONCRETE PAVING	11/18/2022
32 13 73	CONCRETE PAVING JOINT SEALANTS	11/18/2022
32 31 13	CHAIN LINK FENCES AND GATES	11/18/2022
32 31 32	PRECAST CONCRETE FENCING	11/18/2022
32 84 00	IRRIGATION	11/18/2022
32 92 00	SODDING	11/18/2022
32 93 00	PLANT MATERIAL AND OPERATION	11/18/2022

DIVISION 33 - UTILITIES		
SPECIFICATION	DESCRIPTION	Date Issued
33 41 00	STORM DRAINAGE UTILITY PIPING	11/18/2022

Other reports to be included as part of the contract documents:

Crossland Construction – Bid Package #1 Dated 11/30/2022

NAME OF BIDDER:_____

By:_____

Subscribed and sworn to before me on this_____day of_____, 20____.

Notary Public:_____

My Commission Expires: _____

TRADE CONTRACT ATTACHMENT "E"

INSURANCE MINIMUM REQUIREMENTS

EXHIBIT 9.2.2.1
Insurance Minimum Requirements

The Subcontractor shall purchase and maintain insurance of the following types of coverage and limits of liability.

1. **Commercial General Liability** (CGL) with limits of insurance not less than $1,000,000 each occurrence, $1,000,000 Personal and Advertising Injury, $2,000.000 General Aggregate, $2,000,000 Products/Completed Operations Aggregate.
    (a) If the CGL coverage contains a General Aggregate Limit, such General Aggregate shall apply separately to each project.
    (b) CGL coverage shall be written on ISO Occurrence for CG 00 01 04 13, or a substitute form providing equivalent coverage and shall cover liability arising from premises, operations, independent contractors, products-completed operations, and personal advertising injury.
    (c) General Contractor, Owner and all other parties required of the General Contractor, shall be included as Additional Insureds. The endorsement shall include that any person or organization that Subcontractor is required to add as an Additional Insured under the Subcontract Documents shall be included as an Additional Insured (CG 20 38 04 13 or its equivalent). Coverage must include both ONGOING Operations and COMPLETED Operations (CG 20 10 04 13 and CG 20 37 04 13 or equivalent as permitted by law). Vicarious forms of additional insured endorsements will not be accepted. It shall apply as Primary and non-contributing Insurance before any other insurance or self-insurance, including any deductible maintained by or provided to the Additional Insured.
    (d) Subcontractor shall maintain CGL coverage for itself and all Additional Insureds for the duration of the project and maintain Completed Operations coverage for itself and each Additional Insured for at least 2 years after the completion of the Work.
    (e) Provide Stop Gap Coverage, if applicable, for the following states: North Dakota, Ohio, Washington, West Virginia, or Wyoming.
    (f) Coverage shall include:
        (i) Contractual liability coverage sufficient to meet the requirements of the Subcontract Documents (including defense costs and attorneys' fees assumed under the contract, which shall be payable in addition to the limit of liability).
        (ii) No separation of insured exclusion.
        (iii) The following exclusions are absolutely prohibited and shall not be included in Subcontractor's policy if applicable to the work.
        (iv) No damage to Work performed by Subcontractor exclusion (CG 22 94 or similar).
        (v) No exclusion for subsidence, which is specifically prohibited for any work involving excavation, soil stabilization, earth retention, concrete, structural steel, landscaping, waterproofing, fire protection, and plumbing.
        (vi) No "residential" exclusion that would void or restrict coverage due to the nature of the Work.
        (vii) No EFIS exclusion. If Subcontractor's scope of work involves the building's exterior finish, there shall be no EIFS exclusion on the CGL policy unless the Subcontractor maintains a Pollution Liability policy that provides coverage for the resultant damage of the EIFS work.

2. Automobile Liability

(a) Business Auto Liability with limits of at least $1,000,000 combined single limit.
(b) Business Auto coverage must include coverage for liability arising out of all owned, leased, hired and non-owned automobiles.
(c) General Contractor, Owner and all other parties required of the General Contractor, shall be included as Primary and Non-Contributory Additional Insureds on the auto policy.
(d) If hauling of hazardous waste is part of the Scope, Automobile Liability Insurance with a $1,000,000 combined single limit per occurrence for bodily injury and property damage applicable to all hazardous waste hauling vehicles and include MCS 90 endorsement and the ISO Form CA 9948 (Pollution Liability Broadened Coverage for Business Automobile).

3. Commercial Umbrella

(a) Commercial Umbrella/Excess Liability Insurance for bodily injury and property damage liability must sit over Subcontractor's primary Employers' Liability, Commercial General Liability and Commercial Automobile Liability.
(b) Umbrella limits must be at least $1,000,000.
(c) All coverages and terms required under the Commercial General Liability, Automobile Liability and Employers' Liability must be included on the Excess/Umbrella Liability policy.
(d) Higher limits may be required by Contractor or Owner on a project-by-project basis.
(e) Umbrella coverage for such Additional Insureds shall apply as primary before any other insurance or self-insurance, including any deductible, maintained by, or provided to, the Additional Insured other than CGL, Auto Liability and Employers' Liability coverages maintained by the Subcontractor.

4. Workers' Compensation and Employers' Liability

(a) Workers' Compensation Insurance and Employers' Liability Insurance (including occupational disease) to cover statutory benefits and limits under the Workers' Compensation laws of any applicable jurisdiction in which the scope is to be performed.
(b) Employers' Liability Insurance limits of at least $500,000 each accident,
    (i) $500,000 each employee, and $500,000 disease policy limit.
(c) Where applicable, U.S. Longshore and Harbor Workers Compensation Act Endorsement shall be attached to the policy.
(d) Where applicable, the Maritime Coverage Endorsement shall be attached to the policy.
(e) Maintain monopolistic coverage, if applicable, for the following states: North Dakota, Ohio, Washington, West Virginia, or Wyoming.

5. Builder's Risk

(a) Upon written request of the Subcontractor, the Contractor shall provide the Subcontractor with a copy of the Builder's Risk policy of insurance or any other property or equipment insurance in force for the Project and procured by the Owner or Contractor.
(b) If the Owner or Contractor has not purchased Builder's Risk Insurance satisfactory to the Subcontractor, the Subcontractor may procure such insurance as will protect the interests of the Subcontractor, its subcontractors, and their subcontractors in the Subcontract Work.
(c) If not covered under the Builder's Risk policy of insurance or any other property or equipment insurance required by the Subcontract documents, the Subcontractor shall procure and maintain at the Subcontractor's own expense, property and equipment insurance for the Subcontract Work including portions of the Subcontract Work stored off the site or in transit, when such portions of the subcontract Work are to be included in an application for payment under Article 8.

6. Installation Floater

(a) If required by Contractor or not covered by the Builders Risk Insurance, Subcontractor shall obtain an Installation Floater to cover that portion of the Work to be constructed, installed, altered, or repaired by Subcontractor. Contractor, Owner, or other parties, as required by the Subcontract Documents, shall be listed as loss payees.

7. Professional Liability

(a) Subcontractor and all sub-subcontractors and Designers providing Professional Services shall provide and maintain Professional Liability Insurance coverage. The policy coverage shall be effective (retroactively, if applicable) from the date of commencement of all professional activities in connection with the scope.

(b) Professional Services always include, but are not limited to: design, architecture, engineering, testing, surveying or design/build services, temporary engineering, engineered excavations and shoring systems, post- tension supply, structured steel, specialized millwork that is performance specified, roofing or waterproofing systems, curtainwall, mechanical fire protection systems, electrical, and fire alarm systems.

(c) Both Subcontractor and listed sub-subcontractors shall have proof of Professional Liability Insurance coverage in the amount of $1,000,000 per claim with a maximum deductible of $25,000 to be paid by Subcontractor.

(d) The Subcontractor shall, upon request of Contractor, furnish a copy of its Professional Liability policy. The Professional Liability policies shall be continued in effect for the applicable statute of repose for the state where the project is located.

8. Pollution Liability

(a) This Section is applicable to Subcontractor, and any sub-subcontractor of any tier that is providing work related to environmental services, building enclosure systems, plumbing, heating, ventilation, air conditioning, drywall, insulation, building foundations or any work which includes Microbial Matter, Mold, Fungi or Bacteria and any work which will involve the use of hazardous materials. Subcontractor and all applicable sub-subcontractors must provide and maintain a separate Pollution Liability Insurance policy including coverage for, but not limited to, claims arising out of all hazardous material and hazardous waste remediation, storage, transportation, clean-up, and disposal. Pollution Liability policies must include contractual liability coverage aligned with indemnification obligation of the Subcontract Documents.

(b) The policy limits shall be in the amount of $1,000,000 with maximum deductible of $25,000 to be paid by the Subcontractor.

(c) Pollution Liability Insurance policy shall name Contractor and all other parties as required under the Subcontract Documents as Additional Insureds.

(d) The Subcontractor and sub-subcontractors shall maintain Pollution Liability coverage for a minimum of 2 years after the completion of the Work, or such longer period as required by the Subcontract Documents. Should mold coverage be required and provided by a claims-made form, such coverage shall be maintained annually for 2 years following completion, or such longer period as required by the Subcontract Documents.

9. Equipment Floater

(a) Subcontractor shall maintain, at its sole cost and expense, insurance to protect its own equipment, tools, and materials against risk of loss with sufficient limits to cover the value of all of the equipment, tools and materials Subcontractor may use in performance of the Subcontract Work.

(b) Subcontractor is solely responsible for any deductibles, self-insured retentions or uninsured losses for any reason arising out of Subcontractor's obligations in this Section. Coverage shall include equipment leased/borrowed/rented by Subcontractor.

Waiver of Subrogation

Subcontractor waives all rights against the Contractor, Owner and Architect and their agents, officers, directors, and employees for recovery of damages to the extent these damages are covered by Commercial General Liability, Commercial Umbrella Liability, Business Auto Liability, Builder's risk, or Workers' Compensation and Employers' Liability insurance maintained per requirement stated above and to the fullest extent allowed by law.

Number of Policies

Commercial General Liability Insurance and other liability insurance may be arranged under a single policy for the full limits required or by a combination of underlying policies with the balance provided by an Excess or Umbrella Liability policy.

Cancellation, Renewal and Modification

The Subcontractor shall maintain in effect, all insurance coverage required under this Agreement at the Subcontractor's sole expense and with insurance companies acceptable to the Contractor. To the extent commercially available, the policies shall contain a provision that coverage will not be cancelled or not renewed until at least thirty (30) days prior written notice has been given to the Contractor. If not commercially available, Subcontractor shall be responsible for providing Contractor with notice.

Continuation of Coverage

Unless otherwise outlined herein, the Subcontractor shall continue to carry Completed Operations Liability Insurance for at least two (2) years after either ninety (90) days following Substantial completion of the Work, or final payment to the Contractor, whichever is earlier. The Subcontractor shall furnish the Contractor evidence of such insurance at final payment, and one year from final payment.

Special Provisions

All policies shall be written through companies duly entered and authorized to transact that class of insurance in the state in which the project is located. The Insurance Companies must have an
A.M. Best rating of A- or better in the most recent Best's Key Rating Guide.

Approval, disapproval, or failure to act by the Contractor regarding any insurance supplied by the Subcontractor shall not relieve the Subcontractor of full responsibility or liability for damages and accidents. Neither shall the bankruptcy, insolvency, or denial of liability by the insurance company exonerate the Subcontractor from liability.

Contractor shall make no special payments for any insurance that the Subcontractor may be required to carry; all are included in the contract price and in the contract unit prices.

The Subcontractor shall require all sub-subcontractors to procure and maintain all insurance as set forth in this contract

Requirements in the Prime Contract and other Contract Documents are also the responsibility of the Subcontractor and in addition to these requirements. It is the responsibility of the Subcontractor to know what is required of Subcontractor.

Respectfully Submitted by

Affix Seal

_____	_____
Bidding Firm	Corporation, Partnership, etc.
_____	_____
Signature	Printed Name and Title