

OCEANSIDE UNIFIED SCHOOL DISTRICT
EL CAMINO HIGH SCHOOL
ECHS TRUAX EXTERIOR IMPROVEMENTS
#872-730 ROOF AND HVAC REPLACEMENT



SECTION 01 10 00

SUMMARY OF WORK

PART 1 - GENERAL

1.01 SECTION INCLUDES:

- A. Work Covered by Contract Documents
- B. Contract Method
- C. Contractor Use of Premises

1.02 WORK COVERED BY CONTRACT DOCUMENTS:

- A. **Work Included:** The work to be performed by this Prime Contractor shall conform to the requirements of the Project as coordinated with the District through the Construction Manager, all sheets in Drawings and other related documents and includes the furnishing of all supervision, labor, materials, tools, equipment, transportation, plan and services necessary therefore and incidental thereto to complete the project. If Reference is not made to a specific specification section, this does not relieve this prime contractor of his material obligation for specification sections that pertain to his work and are not mentioned herein. The work shall consist of, but not be limited to the following project procedures/scope:

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1. This Prime Contractor is to accurately locate and provide all Roofing scope of work for the entire project, including but not necessarily limited to the following: all project Plans and Specifications, the requirements of Division 1-General Requirements, Instruction to Bidders, Special Conditions, Project Specifications, FACS Pre-Renovation Asbestos and Lead Survey Report (dated March 2021), Demolition, Disposal, and **Replacement of all** Specified Roof work, underlayment materials, Nails, Cap Sheets, Storm Collars Straps, all Fascia, Edge Metal, Trims and Flashings (in excess of non-salvageable material), Painting, Rake Drip Edges, Eave Drip Edges, Fasteners, Ridge Vents, Membrane Plates, Membrane Plies, and Adhesive, Plywood Sheathing, Plywood Backing, damaged Rafters, damaged Joists, all Lumber and Wood, Wood Cants, Wood Preservative Treated Materials, and Wood and Metal Furring's. Provide all lifting, hoisting, Building Thermal Insulation, Styrene Butadiene Styrene (SBS) modified bituminous roofing system, Vapor Retarders, all Sealants and Caulking, Conduit and Pipe supports, Access Panels, Roof Jacks, Roof Traffic Pads, and disconnect/reconnect of existing HVAC ducting as required as it pertain to this Prime Contractor's scope. Provide all requirements for removal, replacement, and protect in place as it applies to this Prime Contractors scope of work. Prime Contractor is to use the District's Roofing Standard - roofing systems engineered and manufactured by The Garland Company or approved equal. Specification will be provided to the Prime Contractor by the Construction Manager.
2. This Prime Contractor is to accurately locate and provide all HVAC Scope which includes replacement of 5 HVAC units on the Truax Building Roof. Prime Contractor is to use the District's HVAC Standard – mechanical systems engineered and manufactured by Carrier or approved equal. Specification will be provided to the Prime Contractor by the Construction Manager.
3. This Prime Contractor is to accurately locate and provide all Access Ladder scope. There are 5 Access Ladders that will need safety cages installed 7' and above. The contractor is to install new ladders with cages or Tack Weld new cages to the existing ladders. The contractor will be responsible for all penetrations and structural elements that need to be compliant.

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4. All damaged plywood sheathing **MUST** be identified and replaced by the Prime Contractor. Prior to replacement, the sheathing must be witnessed and approved by the Construction Manager.
5. This Prime Contractor is responsible to notify the Construction Manager to perform a sheathing inspection prior to the replacement of damaged sheathing.
6. This Prime Contractor shall protect in place all existing Interior Flooring, Roof Drains, HVAC Units, Ductwork, and all Mechanical and Electrical equipment are to be removed and reinstalled at the Contractors expense as it applies to this Prime Contractors scope of work and as applicable.
7. **Provide a \$20,000.00 Allowance to be used at the sole discretion of the District through the Construction Manager.** All work pertaining to the allowance must be approved by the Construction Manager. If work authorized is less than the Allowance, then a Deductive Change Order will be issued. All work will be directed by the Construction Manager. **The allowance shall be listed as a separate line item on the Contractor's Schedule of Values.**
8. This Prime Contractor shall provide temporary rain protection to all buildings at no additional cost to the district should weather conditions require.
9. This Prime contractor is responsible for the coordination of and arranging for any and all inspection for their scope of work as required by the Construction Manager. This includes inspection after demolition of existing roofing, and inspection following Roofing installation.
10. This Prime Contractor shall conduct weekly Safety and Tailgate meetings with signed attendance forms to be submitted to the Construction Manager on a weekly basis.
11. Continuous housekeeping and daily cleanup of litter and excess building materials is mandatory. A trash dumpster will be procured by Prime Contractor.
12. Provide for all clean-up scope of work for all of the Prime Contractor's scope of work. All final clean-up must have the Districts final approval through the Construction Manager.

This Prime Contractor shall conform to all the Project requirements as follows:

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13. Provide all labor, material, and equipment necessary for Demolition scope as related to this Prime Contractors scope of work.
14. Provide all labor, material, and equipment for Roofing and HVAC as related to this Prime Contractors scope of work.
15. Provide all labor, material and equipment for Sheet Metal Flashing & Trim as related to this Prime Contractor's scope of work.
16. Provide all labor, material and equipment for Roof and HVAC Accessories as related to this Prime Contractor's scope of work.
17. Provide all labor, material and equipment for Joint Sealants pertaining to this Prime Contractors scope of work.
18. All materials, dimensions, routing, etc., shall be field coordinated and confirmed with the District via the Construction Manager prior to installation.
19. N/A
20. N/A

The following is additional information, instructions and detailed requirements for this Prime Contractors scope of work as identified in items one (1) through eighteen (18) above. Not all sections are mentioned below, only further detail of this Prime Contractors scope of work.

GENERAL ITEMS

19. This Contractor shall review the drawings and site conditions and understand the scope of work indicated in this scoping document.
20. This Prime Contractor is required to provide Daily Manpower Reports for all his and all his Sub Contractor personnel to the Construction Manager each day.
21. All costs for repairs due to this Prime Contractor negligence shall be borne by this Prime Contractor without impact to the approved construction schedule and without additional cost to the District.
 - a. 21.1 Contractor shall provide a construction schedule for this

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Prime Contractor's scope of work for review and approval by the Construction Manager. Schedule shall be submitted in CPM format and shall adhere to District Milestones for the project.

22. Provide any applicable shop drawings and submittals so as to not cause any delays to any portion of the construction schedule for this Prime Contractor any other Prime Contractor included in this project.
23. Provide adequate penetrations, block outs, outlets, openings, cutouts, fixture locations, backing, and access panel openings. Coordinate as necessary with other Bid Package Prime Contractors.
24. Continuous site cleanup of the construction site is mandatory. This includes sweeping, water removal, and litter/debris removal of the interior & exterior of the building and staging areas. If this Prime Contractor fails to perform daily clean up, the Construction Manager, upon written notice to the Prime Contractor, shall order that clean up done at this Prime Contractor's expense and adjust Prime Contractors contract accordingly.
25. This Prime Contractor shall coordinate his work with that of other prime contractors, subcontractors and work by the District. All potential space conflicts are to be identified during the bidding and field investigation process. If a field space conflict is encountered, it shall be reworked or rerouted at no additional cost, and only a scope change by the District will be considered for contract price adjustment.
26. Request For Information – Should there be any obscurity or contradiction, this Prime Contractor will be responsible to submit a Request for Information in writing to the Construction Manager as they relate to issues regarding interpretation and/or clarifications of the plans and this scoping document. The Construction Manager will coordinate the information with the District for response. All requests shall be made in a timely manner allowing for three (3)-calendar days response time so as to not delay the work or overall schedule.
27. Revisions/Updating Contract Documents – This Prime Contractor is responsible to immediately update all field and office sets of contract documents upon receipt of any revised instructions. This includes addendum, revised drawings,

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“RFI” responses, Bulletins, etc. This Prime Contractor shall insert, “cut and paste”, and revise with red ink or other suitable methods denoting the most current Construction Document changes. Payments to the contractor shall be withheld until drawings are updated.

28. N/A
29. Prime Contractor Personnel – The district has complete authority to review and approve selection of this Prime Contractor’s field and office personnel for this project. The district has authority to request replacement of any of the Contractor’s personnel for reasons determined by the District. This Prime Contractor shall maintain the same approved personnel throughout the entire duration of the project at the District’s discretion. This Prime Contractor will, at the time of award of work, furnish a list of persons assigned to the project showing their titles and telephone numbers. Emergency telephone numbers shall also be provided for after hour use by the District.

This Prime Contractor agrees to provide a minimum of one competent English speaking skilled foreman or superintendent who shall be present at all times during execution of this Prime Contractor’s work.

30. Failure to provide an adequate Project Manager or Superintendent shall result in an assessment of Construction Management costs levied to have the Construction Manager coordinate and manage prime contractors / subcontractor’s work. In no event shall Construction Manager be liable for any costs associated with this Prime Contractors lack of supervision. This Prime Contractor agrees to use adequate numbers of skilled workmen who are thoroughly trained and experienced in the necessary crafts and who are completely familiar with the specified requirements and the methods needed for proper performance of the work.
31. Timely requests for clarifications and other information to allow reasonable response time and avoid delay to the construction schedule.
32. Provide all hoisting necessary for this Prime Contractors entire scope of work.
33. Provide all temporary access as required for the Prime Contractor’s entire scope of work. This includes, but is not

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limited to, trench plates, scaffolding, catwalks, scissors lifts, pettibones, rigging, cranes, gang ways, etc.

34. Schedule shall be in accordance with District approved construction milestone schedule and all subsequent revisions.

35. Provide punch list, punch list repairs/corrections, final clean up, and closeout for this bid package per contract construction schedule. Parties agree that delays to punch list, final clean up, and closeout would constitute a delay in project completion and, therefore, entitles the District to withhold and retain potential liquidated damages per the Contract Documents from this Prime Contractor's progress payments.

B. **Existing Site Conditions:** This Prime Contractor shall make a thorough examination of the site to determine all existing conditions affecting the work prior to beginning any work under this bid package. All conflicts within the contract documents and existing conditions are to be brought to the attention of the Construction Manager during the bidding process by way of the pre-bid clarification form issued at the job walk. Any claims for changes in scope or claims for additional compensation will not be considered for this contractor's failure to notify the Construction Manager of such a conflict/discrepancy.

C. **Location of Site:** The site is located at: 400 Rancho Del Oro Dr, Oceanside, CA 92057

D. **Work Not Included:** Items specifically listed in other 01 10 00 scopes of work sections.

1.03 CONTRACT METHOD:

A. Construct the Work under a single Lump Sum Contract with a Schedule of Values.

1.04 CONTRACTOR USE OF PREMISES:

A. Contractor shall have use of the premises for the execution of the work as outlined in the staging / phasing plan in the drawings.

B. Work Week and Job Hours – Activities at the Project Site shall be conducted between the hours of 7:00 am and 5:00 pm, Monday through Friday, unless otherwise authorized by the District.

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- C. Coordinate use of the premises under the direction of the Construction Manager.
- D. Assume full responsibility for the protection and safekeeping of products & Work under this Prime Contract that are stored & installed on the site.
- E. This Prime Contractor shall enforce that all persons working on the site use only non-permanent markers, tapes and tags to indicate construction techniques and instructions, on construction in progress, and on existing construction. This includes markings on exterior and interior of building and on walks, curbs, walls and other site surfaces. Where work is damaged or defaced by use of permanent marking devices, such work will be subject to cleaning, repair or replacement, as the Architect may require.
- F. Move any stored products under This Prime Contractor's control that interferes with the operations of the Owner and/or any other Contractor that is on a separate contract.
- G. Theft: If any person working on the contract should engage in theft of money, property, supplies, equipment, food, or any other item, whether from the District's personnel, students, facilities, employees, visitors, or from another of the Contractor's personnel or subcontractors, will be immediately and permanently dismissed from the site.
- H. All District property is drug free, alcohol free, weapons free and graffiti free. This Prime Contractor shall enforce these rules to his crew, subcontractors and suppliers.
- I. All contractors shall be required to provide badges from their firm indicating employee identification while in District property. Contractor shall provide Dept. of Justice background checks with the state for all full-time Superintendents and Foremen for the project, and coordinate / provide all documentation necessary to the District through the Construction Manager. The Superintendent or Foreman shall be responsible for signing in all personnel under his/her authority every day and providing the sign-in sheet to the Construction Manager at the close of every business day. This cost shall be included in the Contractor's bid.

END OF SECTION