

**TCEQ Office Addition – Ralph Chase Building for the City Of San Angelo, Texas
City of San Angelo’s RFB FC-01-20**

Addenda #01 May 04, 2020

The following changes, clarifications, and or additions to the drawings and specifications will be incorporated into the Contract Documents for the above noted Project:

1. **Specifications Section 01 0102 REV Finishes:** See the attached Revised/Updated Finish Schedule for this TCEQ Project dated April 29, 2020.
2. **Specifications Section 08 7100-10 REV Door Hardware:** See the attached revised door hardware schedule.
3. **Specifications Section 08 1416 REV Flush Wood Doors:** See the attached revised flush wood door species.
4. **Drawing Sketch:** See the attached drawing sketch noting the installation of a 3' x 7' wood door, frame and hardware (provided by the Owner) installed by the GC between the Main Corridor and the Shell Space to help facilitate bring construction materials into the Shell Space Staging Area. In addition: a note was added about the electrician coordinating the moving of a existing electrical outlet, where the new Breakroom Passage door is to be installed near the existing Lab.
5. **Contractor Parking:** Coordinate Contractor Parking with Dwain Halfmann (325-656-6265) for parking on the east side of the building near the loading dock.

End of Addenda #01

Kye B. Franke

Kye B. Franke
KFW Architects, AIA



05/04/2020

SECTION 01 0102

FINISH SCHEDULE

April 29, 2020

TCEQ Office Addition – Ralph Chase Building

INTERIOR (Refer to Finish Schedule on drawings for exact location of finishes.)

Office Additions:

1. Carpet Squares: “EF Contract” - contact Steve Robles – 325-942-7069
 - a. Size: **Carpet Tile 24” x 24”L**
 - b. Color: **AER45 – OFF THE MAP**
 - c. Style: **AERIA MAP**
 - d. Yarn Content: **AVALAR RE**
2. Field Base: Armstrong or Approved Equal (verify brand with Maintenance Director Dwain Halfmann 325-656-6265)
 - a. 4” Resilient base
 - b. Color: **13 Shale** – (Field verify match with existing prior to ordering material)
3. Field Wall Color: Sherwin Williams (verify brand with Maintenance Director Dwain Halfmann 325-656-6265)
 - a. Color: (Similar to “Misty” -SW6232) (Field verify to match existing wall paint color in adjacent space)
4. Ceilings: Acoustical Ceiling Tile – verify with Maintenance Director Dwain Halfmann 325-656-6265
 - a. Color: **Cortega White** – (Field verify exact match to existing ACT in adjacent space) – verify with Maintenance Director Dwain Halfmann 325-656-6265
5. Hollow Metal Frames (as sched.): Sherwin Williams – verify with Maintenance Director Dwain Halfmann 325-656-6265
 - a. Color: (Similar to “Grissle Gray” – SW7068) (Field verify to match existing frame paint color in adjacent space)
6. Wood Doors (as sched.):
 - a. Architectural Wood Doors: Aspiro Series
 - b. Veneer: **White Birch** (plain sliced)
 - c. Finish: (Similar to “Bourbon”) **Stain to match the existing passage doors**

Breakroom:

1. Resilient Vinyl Floor: Armstrong - contact Steve Robles – 325-942-7069
 - a. Size: **VCT Tile 12” x 12”**
 - b. Color: **STANDARD EXCELON IMPERIAL TEXTURE – TAUPE #51901**
2. Field Base:
 - a. Armstrong or Approved Equal
 - b. 4” Resilient base
 - c. Color: **13 Shale** – (Field verify match with existing prior to ordering material)
3. Field Wall Color: Sherwin Williams
 - a. Color: (Similar to “Misty” -SW6232) (Field verify to match existing wall paint color in adjacent space)
4. Ceilings: Acoustical Ceiling Tile – verify with Maintenance Director Dwain Halfmann 325-656-6265
 - a. Color: **Cortega White** – (Field verify exact match to existing ACT in adjacent space)
5. Hollow Metal Frames (as sched.): Sherwin Williams – verify with Maintenance Director Dwain Halfmann 325-656-6265
 - a. Color: (Similar to “Grissle Gray” – SW7068) (Field verify to match existing frame paint color in adjacent space)
6. Wood Doors (as sched.) – verify with Maintenance Director Dwain Halfmann 325-656-6265
 - a. Architectural Wood Doors: Aspiro Series
 - b. Veneer: **White Birch** (plain sliced) – verify with Maintenance Director Dwain Halfmann 325-656-6265
 - c. Finish: (Similar to “Bourbon”) **Stain to match the existing passage doors**
7. Millwork Laminate Clad Countertop (where shown on plan): Wilsonart Traceless, Color: **15504-31 Velvet**
8. Millwork Laminate Clad Cabinets (where shown on plan): Wilsonart Premium Laminate, Color: **7919K-78 Amber Cherry**.

END OF FINISHES

SECTION 08 1416_REV ADDENDA 01

FLUSH WOOD DOORS

PART 1 GENERAL

1.1 SUMMARY

- A. Section Includes:
 - 1. Wood veneer faced flush doors.
 - 2. Factory finishing.
- B. Related Sections:
 - 1. Division 01: Administrative, procedural, and temporary work requirements.
 - 2. Section 08 7100 - Door Hardware.
 - 3. Section 08 8000 - Glazing.

1.2 REFERENCES

- A. Architectural Woodwork Institute/Architectural Woodwork Manufacturers of Canada/Woodwork Institute (AWI/AWMAC/WI) - Architectural Woodwork Standards.
- B. ASTM International (ASTM) E90 - Standard Test Method for Measurement of Airborne-Sound Transmission Loss of Building Partitions.
- C. Forest Stewardship Council (FSC) STD-40-004 - Chain of Custody Standard.
- D. National Fire Protection Association (NFPA) 80 - Standard for Fire Doors and Fire Windows.
- E. Underwriters Laboratories (UL):
 - 1. 10B - Standard for Fire Tests of Door Assemblies.
 - 2. 10C - Standard for Positive Pressure Fire Tests of Door Assemblies.

1.3 SUBMITTALS

- A. Submittals for Review:
 - 1. Shop Drawings: Show locations, elevations, dimensions, fire ratings, and preparation for hardware.
 - 2. Samples:
 - a. 6 x 6 inch door samples showing edges, core, and faces.
 - b. 12 x 12 inch veneer samples showing selected stain color and finish.
 - 3. Warranty: Sample warranty form.

1.4 QUALITY ASSURANCE

- A. Fire Door Construction: Conform to UL 10B or 10C.
- B. Installed Fire Rated Door Assembly: Conform to NFPA 80.

1.5 DELIVERY, STORAGE AND HANDLING

- A. Package doors in heavy plastic with identifying marks; slit plastic wrap on site to permit ventilation, but do not remove from plastic until ready to install.
- B. Do not deliver doors until building is substantially water and weather tight.
- C. Store doors flat and level, with spacers between doors to allow for air circulation, in protected, dry area.

- D. Environmental Requirements: Maintain following conditions in building for minimum 7 days prior to, during, and after installation of doors:
 - 1. Temperature: 60 to 80 degrees F.
 - 2. Humidity: 25 to 55 percent.

1.6 WARRANTIES

- A. Furnish manufacturer's 2 year warranty providing coverage against:
 - 1. Defects in materials and workmanship.
 - 2. Warpage beyond specified amount.
 - 3. Telegraphing of core construction.
 - 4. Delamination of faces.

PART 2 PRODUCTS

2.1 MANUFACTURERS

- A. Acceptable Manufacturers:
 - 1. **Design Basis: Masonite Architectural Doors, Aspiro Series, White Birch Species (Plain Sliced)** (www.masonitearchitectural.com)
 - 2. Eggers Industries. (www.eggersonindustries.com)
 - 3. VT Industries, Inc. (www.vtindustries.com)
- B. Substitutions: Under provisions of Division 01.

2.2 MATERIALS

- A. Flush Wood Doors:
 - 1. AWI/AWMAC/WI Architectural Woodwork Standards, Section 9.
 - 2. Core type:
 - a. Solid, fire rated: Fire-Resistant Composite Core.
 - b. Solid, non rated: Particleboard.
 - 3. Fire-rated doors: Provide treated edges on meeting stiles; metal astragals not acceptable.
 - 4. Wood veneers faces: Soft maple species, rotary cut, of quality suitable for transparent finish (prefinished)
 - 5. Glazing beads: Formed metal.
 - 6. Adhesives: Water Resistant type.

2.3 ACCESSORIES

- A. Glass and Glazing Accessories: Specified in Section 08 8000.

2.4 FABRICATION

- A. Fabricate doors in accordance with AWI/AWMAC/WI Architectural Woodwork Standards, Section 9.
 - 1. Grade: Custom.
 - 2. Performance Level: Heavy Duty.
 - 3. Edge Type: Solid wood.
 - 4. Number of plies: 5.
- B. Prefitting; fit doors to frames at factory with following clearances:
 - 1. Fire rated doors:
 - a. Width: Cut lock edge only; 3/16 inch maximum.
 - b. Height: Cut bottom edge only; Conform to NFPA 80.
 - 2. Non-rated doors:
 - a. Width: Cut hinge and lock edges equally.
 - b. Height: Cut bottom edge only; maximum 3/4 inch.
 - 3. Edge clearances:
 - a. Jamb and head: 1/8 inch maximum between door and frame.
 - b. Sills without thresholds: 1/8 inch maximum between door and top of finish floor.

- c. Sills with thresholds: 1/4 inch maximum between door and top of threshold.
 - d. Meeting stiles of pairs: 1/8 inch maximum between doors.
 - 4. Lock edge: Bevel 1/8 inch in 2 inches.
- C. Premachining: Machine doors at factory to receive hardware specified in Section 08 7100.

2.5 FINISHES

- A. Factory Finishing:
- 1. Factory finish doors in accordance with AWI/AWMAC/WI Architectural Woodwork Standards, Section 5.
 - 2. Color: To be selected from manufacturer's full color range.
 - 3. Sheen: Satin.

PART 3 EXECUTION

3.1 PREPARATION

- A. Condition doors to average humidity that will be encountered after installation.

3.2 INSTALLATION

- A. Install doors in accordance with AWI/AWMAC/WI Architectural Woodwork Standards.
- B. Install doors plumb and level.
- C. Field Fitting to Frames:
- 1. Fire rated doors:
 - a. Width: Cut lock edge only; 3/16 inch maximum.
 - b. Height: Cut bottom edge only; Conform to NFPA 80.
 - 2. Non-rated doors:
 - a. Width: Cut hinge and lock edges equally.
 - b. Height: Cut bottom edge only; maximum 3/4 inch.
 - 3. Edge clearances:
 - a. Jambs and head: 1/8 inch maximum between door and frame.
 - b. Sills without thresholds: 1/8 inch maximum between door and top of finish floor.
 - c. Sills with thresholds: 1/4 inch maximum between door and top of threshold.
 - d. Meeting stiles of pairs: 1/8 inch maximum between doors.
 - 4. Lock edge: Bevel 1/8 inch in 2 inches.
 - 5. Do not cut doors down to opening sizes smaller than those for which they were manufactured.
- D. Seal field cut surfaces.
- E. Install door hardware in accordance with Section 08 7100.
- F. Install glass per manufacturer.
- G. Installation Tolerances:
- 1. Warp: Maximum 1/4 inch in any 3'-0" x 7'-0" portion of door, measured with taut string or straight edge on concave face of door.

END OF SECTION

SECTION 08 7100_REV ADDENDA # 01

FINISH HARDWARE

PART 1 GENERAL

1.01 SECTION INCLUDES

Hardware for swinging, sliding, and folding doors except special types of unique and non-matching hardware specified in other sections.

1.02 RELATED WORK

- A. Section 08 11 10 – Hollow Metal Doors and Frames
- B. Section 08 21 11 – Flush Wood Doors
- C. Section 08 43 13 – Metal Framed Storefronts
- D. Division 26 – Electrical

1.03 REFERENCES

- A. ADA - Americans with Disabilities Act of 1990 including Accessibility Guidelines as amended by the D.O.J. September 15, 2010, as adopted by the Authority Having Jurisdiction (AHJ).
- B. ANSI A117.1 - Buildings and Facilities - Providing Accessibility and Usability for Physically Handicapped People.
- C. ANSI/BHMA A156 (.1 through .21)
- D. ANSI/DHI – A115.IG Installation Guide for Doors and Hardware.
- E. FEMA P-361 – Safe Rooms for Tornados and Hurricanes.
- F. NFPA 80 - Fire Doors and Windows.
- G. NFPA 101 – Life Safety Code
- H. IBC - International Building Code, as adopted by public Authority Having Jurisdiction (AHJ).
- I. State and local Rules and Regulations for Barrier Free Facilities, as adopted by AHJ.

1.04 DOOR HARDWARE TYPES

- A. Types of finish hardware required include, but is not necessarily limited to, the following:
 - 1. Pivot sets and intermediate pivots.
 - 2. Hinges.
 - 3. Lock cylinders.
 - 4. Keys, keying, and key control.
 - 5. Locksets, latchsets, and privacy sets.
 - 6. Exit devices.
 - 7. Closers.
 - 8. Mullions.
 - 9. Overhead, wall, and floor stops.
 - 10. Protection plates.
 - 11. Gasketing for exterior and interior doors, as required.
 - 12. Door holders.
 - 13. Door bottoms.
 - 14. Thresholds.
 - 15. Silencers.
- B. Requirements for design, grade, function, finish, size and other distinctive qualities of each type of door hardware is indicated elsewhere in this section or in the Door Hardware Schedule at the end of this section. Refer to Part 2 Products for Manufacturer's identification and allowable substitutions.

1.05 SUBMITTALS

- A. Under provisions of Section 01 34 00, submit the following:

1. Product information: Manufacturer's published technical product data for all specified door hardware items indicating compliance with the requirements.
 2. Hardware Schedule:
 - a. Hardware schedules are intended for the Contractor's coordination of the work. Review and acceptance by the Architect or Owner does not relieve the Contractor of their exclusive responsibility to fulfill the requirements as shown and specified.
 - b. Submit hardware schedule in the manner and format as specified, complying with the actual construction progress schedule requirements for each draft. Include the following information:
 - 1) Explanation of all abbreviations, symbols, codes, at the like, including door handing.
 - 2) Type, style, function, size, and finish of each hardware item.
 - 3) Door and frame sizes and materials cross referenced to the Architect's marks in the door schedule.
 - 4) Room identification (name and number) on each side of door opening as indicated on the drawings.
 - 5) Product name, model number, description, and name of manufacturer of each item.
 - 6) Fastenings and other pertinent information.
 - 7) Locations of hardware cross referenced to architectural floor plans and door schedules.
 - 8) Mounting heights and locations of each type of hardware.
 3. Key Schedule:
 - a. All locks and cylinders will be supplied with Schlage 5-pin "C" keyway, zero bitted.
 - b. All keying will be performed by Dix Key Shop, San Angelo, TX.
 4. Samples: Upon request, submit actual material samples of items indicated as for color selection.
 5. Templates: Hardware supplier will furnish hardware templates to the Contractor for each fabricator of doors, frames, and other work to be shop prepared or factory prepared for the installation of hardware. Upon request check shop drawings of such other work, to conform that adequate provisions are made for proper location and installation of hardware.
 6. Provide electrical operation technical sheets including product schematics, point to point diagrams, and electrical requirements of all electrified hardware. Completely coordinate with the construction manager, electrical engineer, electrician, security access subcontractor and the installer. Operational descriptions are for demonstration only – verify operational intent with the owner, architect and electrical engineer.
- B. Under provisions of Section 01 70 00, submit the following:
1. Product information.
 2. Hardware schedule.
 3. Manufacturer's published operation and maintenance data. Include data on operating hardware, lubrication requirements, and inspection procedures related to preventative maintenance.
 4. Tools and extra materials as required.
 5. Manufacturer's warranties, revise to meet criteria as established within this section. Warranty periods shall commence upon acceptance of the building by the owner. Where warranties listed exceed the manufacturer's standard warranty, obtain in writing an extended warranty to meet the requirements above and as noted. If the manufacturer will not meet these requirements, and another approved manufacturer will comply, supply the alternate approved manufacturer.

1.06 QUALITY ASSURANCE

- A. Acceptable Designs:
1. Items specified in this section are products which are of acceptable design.
 2. Do not substitute products without Architect's written prior approval per Section 01 60 00. Requests for approval shall be submitted by factory authorized distributor firms representing the products proposed for substitution. Items that are noted to allow no substitution are matching existing materials and the owner's material inventory for servicing the facility.

- B. Qualifications:
1. Manufacturer: Manufacturers named in Part 2 of this section with not less than 5 years experience in manufacturing commercial door hardware of the type indicated.
 2. Hardware Supplier:
 - a. A recognized architectural finish hardware supplier who has been furnishing hardware in the same state as the project for a period of not less than 5 years.
 - b. Hardware supplier's organization shall include an experienced Architectural Hardware Consultant (AHC), certified by the Door and Hardware Institute (DHI), who is physically available, at reasonable times during the course of the work, for consultation about project's hardware requirements, to Owner, Architect and Contractor. Mail or telephone correspondence is not acceptable.
 - c. Hardware supplier shall have local warehousing facilities and shall maintain an adequate parts inventory of items supplied for future service to the owner. Supplier will be a factory authorized distributor of all hardware specified.
 3. Installer: Company specializing in installing work of this section with not less than 5 years experience and acceptable to the manufacturers and the hardware supplier. Maintain regular work force of qualified personnel, trained, skilled, and experienced in installing door hardware and constant, competent supervision per the requirements of the General Contractor. The hardware installer shall meet with the representatives of the General Contractor and hardware supplier to jointly inventory all hardware items. Upon satisfactory inventory of products, the hardware installer accepts responsibility for all hardware items inventoried.
- C. Regulatory and Operational Requirements:
1. Provide hardware for all openings, whether specified or not, in compliance with NFPA Standard No. 80, proper operation and local building code requirements. Where required, provide only hardware which has been tested and listed by UL or FM for types and sizes of doors required and complies with requirements of door and door frame labels. Label hardware, as required, for compliance with pressure testing criteria as dictated in IBC.
 2. Provide hardware which meets or exceeds handicap accessibility per local building code requirements. Conform to the Americans with Disabilities Act (ADA) of 1990 as amended by the D.O.J. September 15, 2010, as adopted by the Authority Having Jurisdiction (AHJ).

1.07 DELIVERY, STORAGE, HANDLING, AND PROTECTION

- A. Deliver, store, handle, and protect products to project site under provisions of Section 01 60 00 and as specified herein.
- B. Require hardware supplier to:
1. Tag each item or package separately, with identification related to final hardware schedule.
 2. Include manufacturer's basic installation instructions with each item or package.
 3. As material is received by hardware supplier from various manufacturers, sort and repackage in containers with each item clearly marked with appropriate opening numbers to match the approved hardware schedule. Two or more identical items may be packed in the same container.
 4. Deliver individually packaged hardware items at the proper times to the proper locations (shop or project site) for installation.
 5. Inventory hardware jointly with representatives of the General Contractor, hardware supplier and the hardware installer until each is satisfied that count is correct. Refer to paragraph 1.6-B-3.
- C. Protect hardware from theft by cataloging and storing in a secure and lockable area. Control the handling and installation of hardware items which are not immediately replaceable, so that the completion of the work will not be delayed by hardware losses, both before and after installation. Replace lost, missing, damaged, or stolen door hardware items at no additional cost to the Owner as required to meet schedule requirements.

1.08 SEQUENCING AND SCHEDULING

- A. Coordinate work of this section with the work of other sections of work under provisions of Section 01 04 00

- B. Furnish hardware templates to each fabricator of doors, frames, and other work to be shop or factory prepared for the installation of hardware.
- C. Verify completeness and suitability of door hardware with the hardware supplier and the hardware installer.

1.09 MAINTENANCE MATERIALS

- A. Under provisions of Section 01 70 00, furnish to Owner a complete set of special wrenches and tools applicable to each different or special hardware component as needed for Owner's continued adjustment, maintenance, removal, and replacement of door hardware.
- B. Special tools and accessories shall be supplied by the hardware component manufacturer.

PART 2 PRODUCTS

2.01 MATERIALS AND FABRICATION

- A. General:
 - 1. Provide all door hardware for complete work, in accordance with the drawings and as specified herein.
 - 2. Quantities listed, in any instance, are for the Contractor's convenience only and are not guaranteed.
 - 3. Provide items and quantities not specifically mentioned to ensure a proper and complete operational installation. Match the quality and finish of items specified.
 - 4. Provide miscellaneous hardware as listed in hardware groups.
- B. Hand of door: Drawings show direction of slide, swing or hand of each door leaf. Door schedule indicates door and frame sizes, materials, required fire ratings, and other pertinent information. Furnish each item of hardware for proper installation and operation of door movement as indicated.
- C. Manufacturer's Name Plate: Do not use manufacturer's products which have manufacturer's name or trade name displayed in a visible location (omit removable name plates), except in conjunction with required UL or FM labels and as otherwise acceptable to the Architect. Manufacturer's identification will be permitted on rim of lock cylinders and latch faceplates only.
- D. Base Metals: Produce hardware units of basic metal and forming method indicated, using manufacturer's standard metal alloy, composition, temper and hardness, but in no case of lesser (commercially recognized) quality than specified for applicable hardware units by applicable ANSI A156 series standard for each type hardware item and with ANSI A156.18 for finish designations indicated. Do not furnish "optional" materials or forming methods for those indicated, except as otherwise specified.
- E. Fasteners: Provide hardware manufactured to conform to published templates, generally prepared for machine screw installation. Do not provide hardware which has been prepared for self-tapping sheet metal screws, except as specifically indicated.
 - 1. Screws: Furnish screws for installation, with each hardware item. Provide Phillips flat head screws except as otherwise indicated. Finish exposed (exposed under any condition) screws to match hardware finish or, if exposed in surfaces of other work, to match finishes of such other work as closely as possible, including "prepared for paint" in surfaces to receive painted finish.
 - 2. Concealed Fasteners: Provide concealed fasteners for hardware units which are exposed when door is closed, except to extent no standard units of type specified are available with concealed fasteners. Do not use thru-bolts for installation where bolt head or nut on opposite face is exposed in other work, except where it is not feasible to adequately reinforce the work. In such cases, provide sleeves for each thru-bolt or use sex screw fasteners.

2.02 HINGES

- A. Manufacturer:
 - 1. Listed in Door Hardware Schedule: Stanley
 - 2. Approved Substitutions: Hager, Bommer

- 3. Continuous hinges are as manufactured by Stanley. Equal products by ABH or National Guard are acceptable.
- B. Templates: Except for hinges and pivots to be installed entirely (both leaves) into wood doors and frames, provide only template produced units.
- C. Screws: Furnish Phillips flat head or machine screws for installation of units, except furnish Phillips flat head or wood screws for installation of units into wood. Finish screw heads to match surface of hinges.
- D. Hinge Pins: Except as otherwise indicated, provide hinge pins as follows:
 - 1. Steel Hinges: Steel pins.
 - 2. Non-ferrous Hinges: Stainless steel pins.
 - 3. All hinges will be provided with the manufacturer's standard non-removable pins (NRP)
- E. Pin Tips: Flat button and matching plug, finished to match leaves.
- F. Number of Hinges: Provide number of hinges indicated, but not less than 3 hinges per door leaf for doors 90" or less in height and one additional hinge for each 30" of additional height.
- G. Butt type hinges and continuous hinges are to be warranted for a period of two years.

2.03 LOCK CYLINDERS

- A. Manufacturer:
 - 1. Listed in Door Hardware Schedule: Schlage 5-pin "C"
 - 2. Approved Substitutions: None – district standard.
- B. Locks and cylinders will be provided zero bitted for final keying by the district preferred key shop.
- C. Construct lock cylinder parts from brass/bronze, stainless steel, or nickel silver.

2.04 KEYS, KEYING, AND KEY CONTROL

- A. Keys:
 - 1. Material: Provide keys of nickel silver only.
 - 2. Quantities: These quantities are to establish a maximum allowable quantity of cut keys to service the project and may not necessarily be assigned as noted. A lesser quantity of cut keys required will not result in any credits, nor a quantity of uncut keys to be issued unless noted otherwise.
 - a. 500 Key Blanks
- B. Keying:
 - 1. Locks and cylinders will be provided zero bitted for final keying by the district preferred key shop.

Dix Key Shop
204 N. Chadbourne
San Angelo, TX 76903
Attn: Thomas Vaughn
PH: 325-653-1652
 - 2. Permanently inscribe each key blank with the notation "DO NOT DUPLICATE".
- C. Key Control:
 - 1. Provide a key control system including envelopes, labels, tags with self-locking key clips, receipt forms, 3-way visible card index, temporary markers, permanent markers, and standard metal cabinet, all as recommended by the system manufacturer, with capacity for 150% of the number of locks required for the project.
 - 2. Provide a hinged panel type cabinet, for wall mounting, Telkee AWC-150S or equal.

2.05 LOCKSETS, LATCHSETS, AND PRIVACY SETS:

- A. Manufacturer:
 - 1. Listed in Door Hardware Schedule: Schlage ND Series
 - 2. Approved Substitutions: None – district standard
- B. Types: Locksets, latchsets, and privacy sets as indicated in Door Hardware Schedule.

- C. Strikes: Provide manufacturer's standard wrought box strike for each latch or lock bolt. Provide dust-proof strikes for foot bolts, except where not available. At these locations, provide manufacturer's standard recessed strike. Provide roller type strikes where recommended by lock, latch or bolt manufacturer. If aluminum frames are specified, confirm with the aluminum frame supplier that the standard lock strikes will function. Provide the manufacturer's standard extended lip strikes if required.
- D. Lock Throw: Provide 3/4" minimum throw of mortise type latches and deadbolts used. Cylindrical latches will be 1/2" minimum. Comply with UL requirements for throw of bolts and latch bolts on rated fire openings.
- E. Locks and latches shall be warranted for a period of five years.

2.06 EXIT DEVICES AND MULLIONS

- A. Manufacturer:
 - 1. Listed in Door Hardware Schedule: Precision
 - 2. Approved Substitutions: Dorma, Detex
- B. Provide risers, as needed, to prevent interference with door glazing kits.
- C. Provide spacers as needed for proper application of removable mullions on narrow stop type frames.
- D. Exit devices and related hardware shall be warranted for a period of five years.

2.07 CLOSERS:

- A. Manufacturer:
 - 1. Listed in Door Hardware Schedule: Stanley QDC1
 - 2. Approved Substitutions: Dorma 8916-DA, LCN 4040 XP-DEL
- B. Size of Units: Except as otherwise specifically indicated, comply with the manufacturer's recommendations for size of door control unit, depending on the size of the door, exposure to weather and anticipated frequency of use.
- C. Provide manufacturer's standard through bolt attachment where door construction is not adequate for support.
- D. Arms:
 - 1. Provide parallel arms for all overhead closers, except as otherwise indicated. Provide drop plates as needed to prevent glazing interference.
- E. Mount all closers to the maximum allowable degree of opening by the closer manufacturer's template. Where closer arms incorporate dead stop features, mount closers to the maximum degree of opening available before conflict with adjacent structures. If not apparent on the contract documents, verify the use of open space with the Architect or Owner's Representative to determine the maximum allowable degree of opening.
- F. Access Free Manual Closers: Where manual closers are indicated for doors required to be accessible to the physically handicapped, provide adjustable units complying with ANSI A117.1 provisions for door opening force. Fire protection has precedence over handicap compatibility, check with local jurisdiction.
- G. Provide the manufacturer's delayed action feature for all closers.
- H. Door closers and related hardware shall be warranted for a period of twenty-five years. Electronic closers shall be warranted for a period of two years.

2.08 OVERHEAD STOPS

- A. Manufacturer:
 - 1. Listed in Door Hardware Schedule: Architectural Builders Hardware (ABH)
 - 2. Approved Substitutions: Dorma, Rixson
- B. Mount stops to the maximum degree of opening available before conflict with adjacent structures, or, if adjacent structures are not considered, to the maximum allowable by stop manufacturer's template.
- C. If not apparent on the contract documents, verify the use of open space with the Architect or Owner's Representative to determine the maximum allowable degree of opening.
- D. Overhead stops in exterior doors must be manufactured from stainless steel, US32D finish.

E. Overhead stops shall be warranted for a period of two years.

2.09 WALL AND FLOOR STOPS

A. Manufacturers:

1. Listed in Door Hardware Schedule: Trimco
2. Approved Substitutions: Burns, Hiawatha

B. General: Except as otherwise indicated, provide stops (wall, floor or overhead) at each leaf of every swinging door leaf.

2.10 PROTECTION PLATES

A. Manufacturers:

1. Listed in Door Hardware Schedule: Trimco
2. Approved Substitutions: Burns, Hiawatha, Tice

B. Types: Armor Plates, Kick Plates, Mop Plates

C. Fasteners: Provide manufacturer's standard exposed Phillips head fasteners for door trim units; either machine screws or self-tapping sheet metal type screws per manufacturer's recommendations for application to the specified door construction.

D. Sizes: Fabricate protection plates (armor, kick or mop) not more than 2" less than door width on stop side and not more than 1" less than door width on pull side, x the height indicated.

E. Metal Plates: Stainless Steel, 18 gauge (0.050) thick. Satin finish, US32D (630), beveled four edges (B4E).

2.11 GASKETS AND SWEEPS

A. Manufacturer:

1. Listed in Door Hardware Schedule: National Guard
2. Approved Substitutions: Reese, Hager

B. General: Except as otherwise indicated, provide continuous weatherstripping at each edge of every exterior door leaf. Provide type, sizes and profiles indicated as drawn or scheduled.

C. Fasteners: Provide non-corrosive fasteners as recommended by the manufacturer for applications indicated.

D. Replaceable seal strips: Provide only those units where resilient or flexible seal strip is easily replaceable and readily available from stocks maintained by the manufacturer.

E. Perimeter weatherstripping: Flexible, hollow neoprene bulb or loop insert, conforming to MIL R 6055, Class II, Grade 40.

F. Weatherstripping at Door Bottoms: Provide door bottoms consisting of contact type resilient insert and metal housing of design and size indicated.

G. Hot smoke seal, if required by IBC and subsequent UL testing procedures, will be supplied as an integral part of the door assembly by the door manufacturer.

H. Gaskets and sweeps shall be warranted for a period of three years.

2.12 THRESHOLDS

A. Manufacturer:

1. Listed in Door Hardware Schedule: National Guard
2. Approved Substitutions: Reese, Hager

B. Except as otherwise indicated provide standard metal threshold unit of type, size and profile as detailed or scheduled.

C. Where there is conflict between scheduled thresholds and details, details shall have precedence. Revise details only if necessary to comply with handicap accessibility requirements. Notify the Architect of such required modifications.

D. Verify all existing conditions and revise if necessary. All thresholds must be within ADA parameters. Notify the Architect of required revisions if applicable.

E. Thresholds and related items shall be warranted for a period of three years, abrasive coatings shall be warranted for a period of ten years.

2.13 SILENCERS

- A. Manufacturers:
 - 1. Listed in Door Hardware Schedule: Trimco
 - 2. Approved Substitutions: Rockwood, Ives

2.14 FINISHES

- A. Exposed surfaces of hardware shall be Brushed Chrome (US26D, 626, 652), unless otherwise indicated. Items specified in Satin Stainless Steel (US32D, 630) shall be supplied in stainless steel with no exceptions. Hardware for aluminum doors shall be Oil Rubbed Bronze (US10B, 613) or as noted.
- B. The designations used in the schedule and elsewhere to indicate hardware finishes are the industry recognized standard commercial finishes common to the product's manufacturer listed.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Under provisions of Section 01 04 00, examine and verify that substrates and project site conditions are ready to receive work of this section.
- B. Do not begin installation until finishes indicated to be field applied have been applied to doors, frames, and similar items requiring project site finishing and are thoroughly dry and cured.
- C. Do not begin installation until unsatisfactory conditions are corrected in a manner acceptable to the installer. Beginning installation means installer accepts project site conditions and substrates as ready to receive work of this section.

3.02 INSTALLATION

- A. General: The types and approximate quantities of door hardware required for this project are indicated at the end of this section.
- B. Key Cabinet where applicable: Install in location as indicated on drawings or as directed by the Architect.
- C. Heights: Mount hardware units at heights indicated in "Recommended Locations for Builders Hardware for /standard Steel Doors and Frames" by the Door and Hardware Institute, except as specifically indicated or required to comply with governing regulations, and except as may be otherwise directed by the Architect.
- D. Substrates: Adjust and reinforce attachment substrates as necessary for proper installation and operation of hardware.
- E. Installation:
 - 1. Install each hardware item in compliance with the manufacturer's instructions, requirements of NFPA 80, NFPA 101, IBC, ADA, State Rules and Regulations for Barrier Free Facilities and recommendations of the DHI.
 - 2. Set units level, plumb and true to line and location. Adjust and reinforce the attachment substrate as necessary for proper installation and operation.
 - 3. Drill and countersink units which are not factory prepared for fasteners. Space fasteners and anchors in accordance with industry standards.
 - 4. Where not factory machined, machine cut for hardware per template, as required.
 - 5. Cut and fit thresholds and floor covers to profile of door frames. Join units with concealed welds. Cut smooth openings for spindles, bolts, or similar items. Screw thresholds to substrate with the manufacturer's standard flat head sleeve anchor (FHSL), 1/4-20 x 2" unless otherwise noted. Fill cavities of thresholds at sound rated openings with 1 inch thick (uncompressed thickness) low density fiberglass sill sealer insulation full width and length of the threshold. In addition to fastening requirements, set thresholds for exterior doors in a full bed of butyl-rubber or polyisobutylene mastic sealant.
 - 6. Do not install hardware which is incomplete or apparently improper for application. Notify the hardware supplier immediately of any such deficiencies. Failure to comply with this

requirement indicates the hardware installer's acceptance of responsibility for proper application and performance.

F. Cutting and Patching:

Wherever cutting and fitting is required to install hardware onto or into surfaces which are later to be painted or finished in another way, coordinate removal, storage and reinstallation or application of surface protections with finishing work specified in the Division-9 sections.

3.03 ADJUSTING

A. Initial Adjustment:

1. Adjust and check each operating item of hardware and each door, to ensure proper operation or function of every unit. Adjust resilient faced sound stops for continuous contact with door and threshold. Adjust weatherstripping and sweeps to completely seal doors with frames and to adjacent structures.
2. Replace units which cannot be adjusted to operate freely and smoothly as intended for the application made.

B. Final Adjustment: Wherever hardware installation is made more than one month prior to acceptance or occupancy of a space or area, return to the work during the week prior to acceptance or occupancy, and make final check and adjustment of all hardware items in such space or area. Clean operating items as necessary to restore proper function and finish of hardware and doors. Adjust door control devices to compensate for final operation of heating and ventilating equipment.

3.04 DEMONSTRATION

Instruct Owner's personnel in proper adjustment and maintenance of hardware and hardware finishes, during the final adjustment of hardware.

3.05 CLEANING AND DEBRIS

A. Cleaning:

1. Clean work under provisions of Section 01 70 00
2. Clean adjacent surfaces soiled by work of this section.

B. Debris: Under provisions of Section 01 50 00, remove debris from project site and legally dispose of off-site.

3.06 MAINTENANCE

A. Approximately six months after the acceptance of hardware in each area, the hardware installer shall:

1. Return to the project and re-adjust every item of hardware to restore proper function of doors and hardware.
2. Consult with and instruct Owner's personnel in recommended additions to the maintenance procedures.
3. Replace hardware items which have deteriorated or failed due to faulty design, materials or installation of hardware units.
4. Prepare a written report of current and predictable problems (of substantial nature) in the performance of the hardware and submit to the Architect.

3.07 PROTECTION

Under provisions of Section 01 50 00, protect work of this section as required so that work will be without damage or deterioration at the time of completion and acceptance by the Owner.

3.08 DOOR HARDWARE SCHEDULE

List of Manufacturers

AA	Assa Abloy	Electric Strikes
DM	Dorma USA	Door Position Switches
NA	National Guard	Weatherstrip, Thresholds
PR	Precision	Exit Devices, Power Supplies
SC	Schlage	Locks, Cylinders
ST	Stanley	Hinges, Closers, Wire Harnesses
TK	Telkee	Key Cabinet
TR	Trimco	Stops, Push/Pulls, Flat Goods

Finish Codes

<u>Code</u>	<u>Description</u>
313	Dark Anodized Aluminum
613	Oxidized Satin Bronze, Oil Rubbed
626, 652	Brushed Chrome
630	Satin Stainless Steel
695	Dark Bronze Painted
689	Painted Aluminum
GREY	Grey

Option List

<u>Code</u>	<u>Description</u>
C	Quick Connect Wiring Option (Precision)
MLR	Motorized Latch Retraction (Precision)
TS	Touchbar Monitoring Switch (Precision)
FL	Fire Exit Hardware (Precision)
CD	Cylinder Dogging (Precision)
LD	Less Dogging (Precision)
LBR	Less Bottom Rod (Precision)
L	Spanner Back to Back Mounting (Trimco)
N	Spanner Through Bolt Mounting (Trimco)
B4E	Beveled 4 Edges – Armor, Kick and Mop Plates (Trimco)
CS	Counter Sinking of Armor, Kick and Mop Plates (Trimco)
MS/EA	Machine Screws/Expansion Anchors (NGP)
SMS-TEKS	Self-Drilling Machine Screws (NGP)

- NOTES:** 1. Door hardware quantities listed are for one (1) door unit only. Actual bid quantities shall be increased to match number of doors listed under each hardware set.
 2. **Coordinate final hardware brand, finish and type with Dwain Halfmann prior to ordering any hardware for this project.**

SET #1 - Office & Breakroom

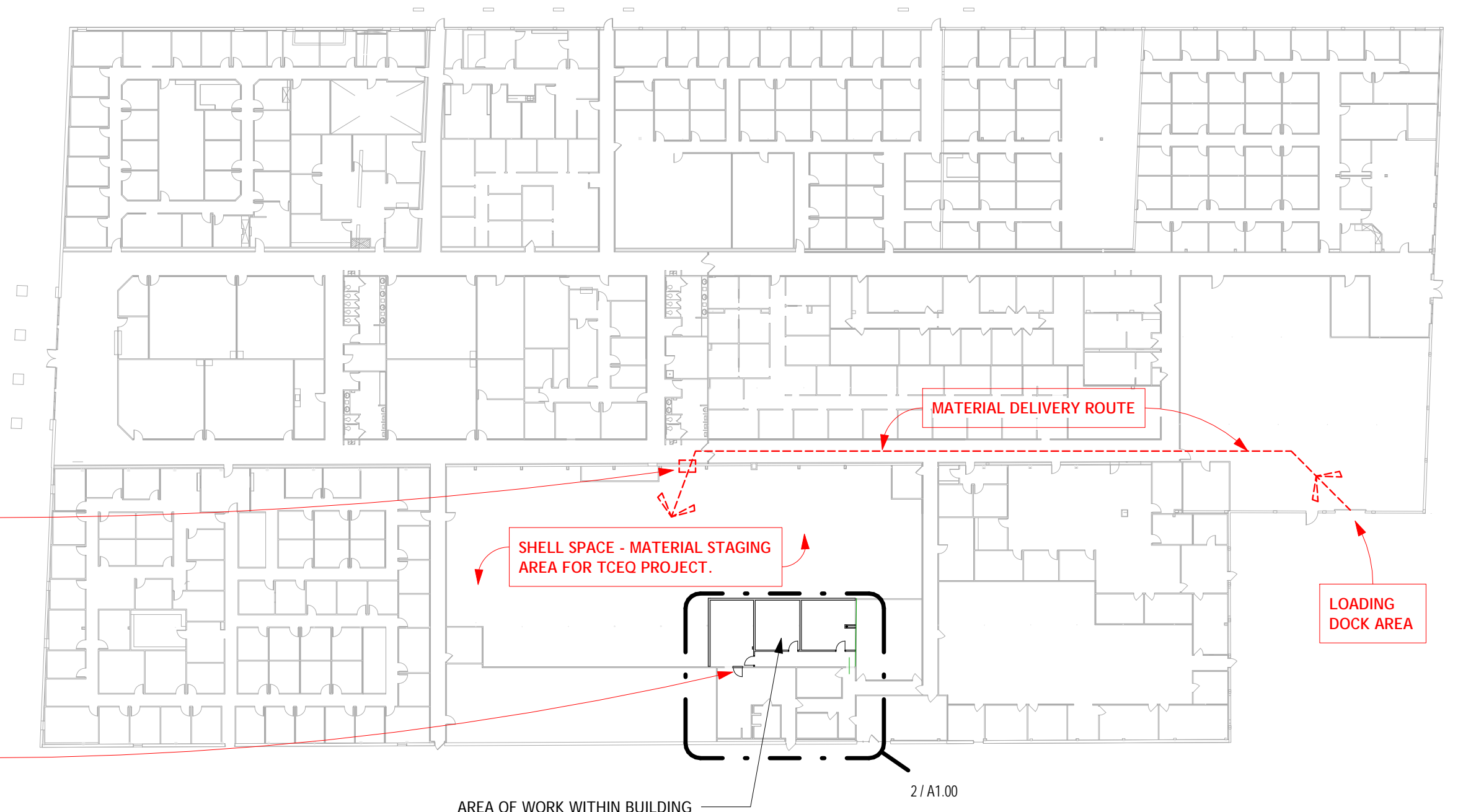
Doors: 101, 102, 103, 104

3	Hinges	CB179 4 1/2 X 4 1/2 NRP	652	ST
1	Lockset	ND75PD RHO	626	SC
1	Wall Bumper	1270CVPV	626	TR

End of Section

05/04/2020
 ADDENDA #01
 INSTALL 3' X 7' PASSAGE DOOR HERE TO ALLOW FOR MATERIALS TO BE BROUGHT INTO THE SHELL SPACE OFF THE MAIN CORRIDOR. THE OWNER HAS A EXTRA WOOD DOOR, FRAME & HRDWR. IN STOCK. GC. TO INSTALL THE PASSAGE DOOR AND FRAME IN THE EXISTING DRYWALL PARTITION. PATCH PORCELAIN FLOOR TILE AT THRESHOLD AS REQUIRED. OWNER HAS EXTRA FLOOR TILE IN STOCK FOR THIS USE. PAINT CORRIDOR SIDE OF FRAME ONLY TO MATCH EXISTING FRAMES.

05/04/2020
 ADDENDA #01
 ELECTRICAL CONTRACTOR TO ADDRESS RELOCATING THE EXISTING ELECTRICAL OUTLET HERE - SEE MEP SHEETS.



1 OVERALL SITE PLAN _ADDENDA 01
 1" = 40'-0"