PROJECT DO'S & DONT'S FOR CONSULTANTS

DIVISION 00 - GENERAL CONDITIONS

The Consultant does not provide the General Conditions Sections of the Project Manual. It is provided by SPR at the completion of Contract Documents, just before signing by the Parks Engineer and submittal to DFAS/PCSD for signature and bidding.

DIVISION 01 - GENERAL REQUIREMENTS

The General Requirements are provided by SPR to the Consultant at the beginning of the design and review process, mostly for informational purposes only. The Project Manager usually edits this division with some editing provided by the Consultant, based on individual project conditions. The editing usually occurs during or just after the 95% Design Review stage. This ensures that the most current versions of Division 01 Specification Sections are being used.

DIVISION 04 - MASONRY

Section 04 22 23 - Concrete Masonry Units

1. Do not paint CMU blocks. Use standard or integral colored block with clear, water-based, breathable, graffiti resistant sealers.

DIVISION 05 - METALS

Section 05 52 00 - Ornamental Metal

1. Use only hot dipped galvanized steel. Galvanizing shall be done after fabrication.
2. Steel railings shall be Schedule 40, hot-dipped galvanized, aluminum or stainless steel - do not paint galvanized steel unless approved by the Parks Engineer.

DIVISION 06 - WOOD & PLASTICS

Section 06 05 73 - Wood Treatment

1. Do not use treated wood on benches, picnic tables or where there could be direct contact by children.

2. Use ACQ or CBA pressure preservative treatments only per Design Standard 06 00 00 – General Wood Use in Parks.

Section 06 10 00 - Rough Carpentry

1. Specify Douglas Fir (Select Structural or better) only, do not specify Hem-Fir.
2. Do not specify old-growth lumber.
3. Do not use particle board. MDF (Medium Density Fiberboard) can be used in Community Centers and Comfort Stations as impact resistant coverings on walls.

Section 06 20 00 - Finish Carpentry

1. Specify plywood (as a core material); do not specify particle board or MDF
2. Do not specify old-growth lumber.

Section 06 40 00 - Architectural Woodwork

1. Do not use particle board or MDF.
2. Do not specify old-growth lumber.
3. Do not use vertical-grade plastic laminate for counter tops.

DIVISION 07 - THERMAL & MOISTURE PROTECTION

Section 07 10 00 - Waterproofing and Damp-proofing

1. Seal exterior masonry walls against moisture infiltration. Elastomeric coatings with cover board and/or drainage mat systems are preferred.

Section 07 31 00 & 07 32 00 - Shingles and Roofing Tiles

1. Do not specify wood shingle or slate tile roofing.

Section 07 50 00 - Membrane Roofing

1. Do not specify standard built-up roofing. Use modified bitumen built-up roofing systems.
2. Specify traffic pads for roof-mounted equipment for maintenance from roof access points to and around equipment.
3. Specify (SPR prefers) 15-year non-prorated labor and material water-tight warranty on the roofing system by the materials manufacturer.

Section 07 60 00 - Flashing and Sheet Metal

1. Do not specify top or exposed fasteners at coping caps.
2. Specify corner coping cap to be one piece (welded or approved equal).
3. Do specify standing seam coping caps

Section 07 70 00 – Roofing and Wall Specialties and Accessories

1. Specify zinc strip on asphalt shingle roofing for moss control.

DIVISION 08 – OPENINGS

Section 08 11 00, 08 14 00 & 08 15 00 - Metal Door and Frames/Wood and Plastic Doors

1. Do not specify particle board core doors.
2. Specify solid wood-stave core doors. (For 2 hour fire doors, specify mineral core doors).
3. If electronic hold open (for fire doors) is provided, install solid blocking in the wall behind.

Section 08 70 00 - Hardware

1. Specify "180 degree sweep" door closers.
2. Specify removable mullions on double doors when practical.
3. Specify cylindrical locks (unless conditions warrant a mortise lock).
4. Do not specify overhead door stops.
5. Specify wall or floor stops.
6. Specify solid blocking behind wall mounted door stops, bracket supports, anchors, etc.
7. Use heavy duty hardware and heavy duty European style hinges (screwed not pressed on) on cabinets
8. Thresholds shall be anchored - not glued.
9. Family restrooms in the Community Centers shall have "dormitory function" locksets.

DIVISION 9 – FINISHES

Section 09 64 66 –Wood Athletic Flooring

1. Specify steel or aluminum angle base spaced min. 3/8" from wall.
2. Use threaded metal inserts for angle base for easy removal of metal angle base for maintenance.

Section 09 91 00 – Interior Painting

1. Specify oil base enamel paint for kitchens, shower rooms and natatoriums. Satin gloss for ceilings and semi-gloss for walls.
2. Specify latex enamel paint for interior finish systems- satin gloss for all except for trim and window and door jambs- use semi-gloss.

DIVISION 10 - SPECIALTIES

Section 10 21 13 - Toilet Compartments

1. Specify floor mounted and top braced partitions.
2. Do not specify particle board or mild steel partitions.
3. Specify "Santana" solid plastic (recycled material) HD type partitions only.

Section 10 22 23 - Operable Partitions

1. Specify "Hufcor Airwall" Omni-Directional single panel operable partitions with top and bottom mechanicals seals.

Section 10 28 00 - Toilet, Bath and Laundry Accessories

1. Specify utility hooks, mop holders, and broom holders, etc in Janitor Closet.

Section 10 44 00 - Fire Protection Specialties

1. Specify lockable fire extinguisher cabinets.

DIVISION 11 - EQUIPMENT

Section 11 66 43 - Interior Electronic Scoreboards

1. Provide sufficient hardware for polycarbonate doors for reader boards.

DIVISION 12 - FURNISHINGS

Section 12 48 13 - Exterior Floor Mats and Frames

1. Walk-off metal grates shall be secured. Provide an 18 foot minimum distance for removing rocks, mud and water using an exterior grate and interior recessed nylon mat.

DIVISION 22 - PLUMBING

Section 22 11 00 - Facility Water Distribution

1. Ensure that the Potable Water supply lines are Type K Copper (1/2" to 2") and Water Distribution System supply lines are Ductile Iron or HDPE (3" and larger).
2. Do not use Class 125 valves, use only Class 150-300 psi valves.
3. Do not use butterfly valves on anything.

Section 22 40 00 - Plumbing Fixtures

1. Do not use Class 125 valves, use only Class 150-300 psi valves.
2. Do not use butterfly valves on anything.
3. On toilet fixtures, specify neoprene gaskets and steel nipples to connect toilet to sewer pipe (for "hot pots" only).
4. All toilets to have easy access to cleanouts.

5. All wall-hung plumbing fixtures shall have backing plates and/or carriers to support the fixture.
6. In Janitor's Closet, floor sink shall have 4' high stainless steel or tile finish over water-resistant backer board on walls surrounding it.

DIVISION 26 - ELECTRICAL

Section 26 05 33 - Raceway & Boxes

1. Do not provide electrical outlets behind "crash pads" in the gym.

DIVISION 32 – EXTERIOR IMPROVEMENTS

Section 32 80 00 - Irrigation Systems

1. Ensure that all irrigation mainlines and laterals are Schedule 40, or better.
2. Do not use Class 125 valves, use only Class 150-300 psi valves
3. Do not use butterfly valves on anything.

END OF SECTION