



MENDOCINO COUNTY

PROJECT PLANS & SPECIFICATIONS

Fort Bragg Planning Office Restroom Conversion to Storage Space

Project Address:
120 West Fir Street
Fort Bragg, CA 95437

Contact: John C. Johnson
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707-234-6073

Scope of Work:

- Demolish two existing restrooms including all plumbing fixtures, and accessories. Cap off plumbing below floor/ in wall.
- Remove and replace existing electrical switches and fixtures.
- Remove interior wall(s) and door ways.
- Provide and install necessary carpentry to replace existing door headers and wall(s) including a new 4x12 #2 DF header x 12' in length.
- Provide and install new 1/2" gypsum board for walls and ceiling, medium knockdown finish and paint.
- Provide and install new paint grade jamb and casing to finished opening. Paint to match adjacent trim. No door(s) required.
- Provide and install new 12x12 VCT flooring and rubber base to match County standard.
- All painting shall be in accordance with attached Section 09900-Painting Exterior-Interior Low VOC. Paint color to match existing.
- See attached AWS #1675 report. Abatement under separate contract occurring prior to this scope of work.
- Work shall be in compliance with all applicable codes and industry standards.

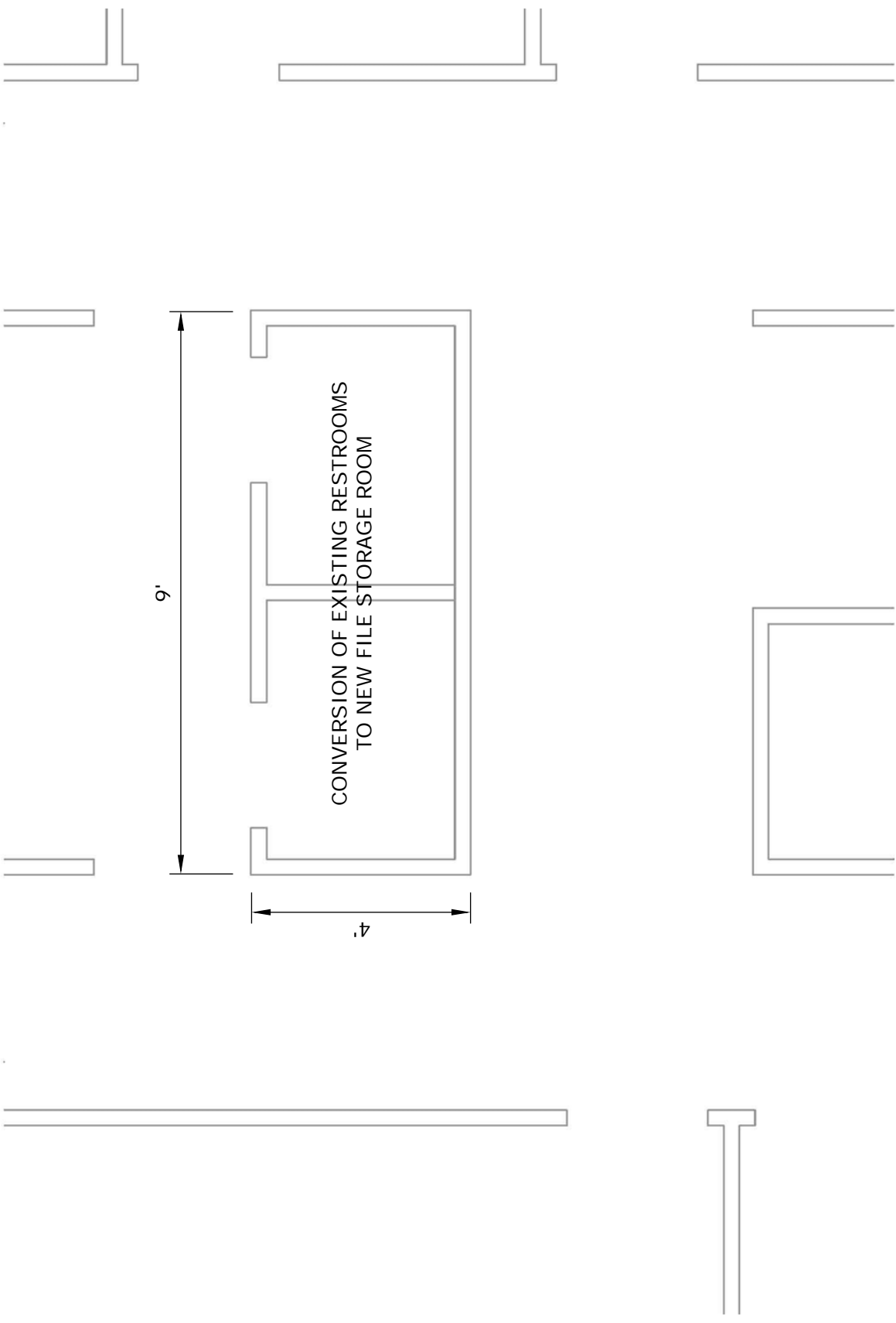
Site Investigation:

All bidders are encouraged to attend the pre-bid site inspection at the project location: 120 West Fir Street, Fort Bragg, CA 95437 on June 8, 2017 at 11:00 a.m.

General Notes:

1. The contractor is responsible to verify all conditions at the site, and by submitting a bid confirms that he is fully aware of the nature and location of the work and fully informed of any conditions affecting the cost and execution of the work. All inconsistencies shall be brought to the county's attention before proceeding with any work.
2. By submitting a bid, the contractor fully understands the scope of the work and has carefully checked and entered his bid price and takes full responsibility for the bid submitted.
3. These plans are intended to represent a complete project. All supervision, equipment, transportation, temporary facilities clean-up, project and site management needed to complete the work shown shall be included.
4. All work shall comply with the current version of the California Building Codes in force at the time the work begins. Report all non-conforming existing conditions to the County.

CI 842 - PLANNING OFFICE RESTROOM CONVERSION PLAN SHEET
BUILDING #24 - PUBLIC HEALTH, PLANNING, ENVIRONMENTAL HEALTH
120 WEST FIR STREET, FORT BRAGG, CA 95437



09900
PAINTING

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. Section includes surface preparation and the application of paint systems on interior and exterior substrates.
 - 1. Steel.
 - 2. Shop primed steel.
 - 3. Galvanized metal.
 - 4. Wood.
 - 5. Gypsum board.

1.3 DEFINITIONS

- A. Gloss Level 1: Not more than 5 units at 60 degrees and 10 units at 85 degrees, according to ASTM D 523.
- B. Gloss Level 3: 10 to 25 units at 60 degrees and 10 to 35 units at 85 degrees, according to ASTM D 523.
- C. Gloss Level 4: 20 to 35 units at 60 degrees and not less than 35 units at 85 degrees, according to ASTM D 523.
- D. Gloss Level 5: 35 to 70 units at 60 degrees, according to ASTM D 523.
- E. Gloss Level 6: 70 to 85 units at 60 degrees, according to ASTM D 523.
- F. Gloss Level 7: More than 85 units at 60 degrees, according to ASTM D 523.

1.4 ACTION SUBMITTALS

- A. Product Data: For each type of product. Include preparation requirements and application instructions.
- B. Samples for Verification: For each type of paint system and each color and gloss of topcoat.
 - 1. Submit Samples on rigid backing, 8 inches square.
 - 2. Step coats on Samples to show each coat required for system.
 - 3. Label each coat of each Sample.
 - 4. Label each Sample for location and application area.

- C. Product List: **All interior paint products must meet approval of County Risk Management for odor and VOC content.** For each product indicated, include the following:
1. Cross-reference to paint system and locations of application areas. Use same designations indicated on Drawings and in schedules.
 2. Printout of current "MPI Approved Products List" for each product category specified, with the proposed product highlighted.
 3. VOC content.
 4. MSDS.

1.5 DELIVERY, STORAGE, AND HANDLING

- A. Store materials not in use in tightly covered containers in well-ventilated areas with ambient temperatures continuously maintained at not less than 45 deg F.
1. Maintain containers in clean condition, free of foreign materials and residue.
 2. Remove rags and waste from storage areas daily.

1.6 FIELD CONDITIONS

- A. Apply paints only when temperature of surfaces to be painted and ambient air temperatures are between 50 and 95 degrees F.
- B. Do not apply paints in snow, rain, fog, or mist; when relative humidity exceeds 85 percent; at temperatures less than 5 degrees F above the dew point; or to damp or wet surfaces.

PART 2 - PRODUCTS

2.1 PAINT, GENERAL

- A. MPI Standards: Provide products that comply with MPI standards indicated and that are listed in its "MPI Approved Products List."
- B. Material Compatibility:
1. Provide materials for use within each paint system that are compatible with one another and substrates indicated, under conditions of service and application as demonstrated by manufacturer, based on testing and field experience.
 2. For each coat in a paint system, provide products recommended in writing by manufacturers of topcoat for use in paint system and on substrate indicated.
- C. Low-Emitting Materials: Interior paints and coatings shall comply with the testing and product requirements of the California Department of Public Health's "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers."
- D. Colors: As selected by Architect from manufacturer's full range.

2.2 METAL PRIMERS

- A. Exterior Primer, Alkyd, Anti-Corrosive for Metal: MPI #79.
- B. Interior Primer, Alkyd, Quick Dry, for Metal: MPI #76.

2.3 WOOD PRIMERS

- A. Exterior Primer, Alkyd for Exterior Wood: MPI #5.

2.4 SOLVENT-BASED PAINTS

- A. Alkyd, Quick Dry, Metal, Semi-Gloss (Gloss Level 5): MPI #81.
- B. Alkyd, Exterior, Wood or Metal, Semi-gloss, (Gloss Level 5): MPI #94.
- C. Alkyd, Exterior Flat (Gloss Level 1): MPI #8.

2.5 EXTERIOR LATEX PAINTS

- A. Latex, Exterior, Flat (Gloss Level 1): MPI #10.
- B. Latex, Exterior, Low Sheen (Gloss Level 3-4): MPI #15.
- C. Latex, Exterior, Semi-gloss (Gloss Level 5): MPI #11

2.6 INTERIOR PRIMERS/SEALERS

- A. Primer Sealer, Interior, Institutional Low Odor/VOC: MPI #149.
- B. Primer, Latex, for Interior Wood: MPI #39.

2.7 INTERIOR LATEX PAINTS

- A. Latex, Interior, Institutional Low Odor/VOC, Flat (Gloss Level 1): MPI #143
- B. Latex, Interior, Institutional Low Odor/VOC Egg-shell (Gloss Level 3): MPI #145
- C. Latex Interior, Institutional Low Odor/VOC, Semi-gloss (Gloss Level 5): MPI #147

PART 3 - EXECUTION

3.1 EXAMINATION

- A. Gypsum Board Substrates: Verify that finishing compound is sanded smooth.

- B. Examine substrates and conditions, with Applicator present, for compliance with requirements for maximum moisture content and other conditions affecting performance of the Work.
- C. Verify suitability of substrates, including surface conditions and compatibility with existing finishes and primers.
- D. Proceed with coating application only after unsatisfactory conditions have been corrected.
 - 1. Application of coating indicates acceptance of surfaces and conditions.

3.2 PREPARATION

- A. Comply with manufacturer's written instructions and recommendations in "MPI Manual" applicable to substrates and paint systems indicated.
- B. Remove hardware, covers, plates, and similar items already in place that are removable and are not to be painted. If removal is impractical or impossible because of size or weight of item, provide surface-applied protection before surface preparation and painting.
 - 1. After completing painting operations, use workers skilled in the trades involved to reinstall items that were removed. Remove surface-applied protection.
- C. Clean substrates of substances that could impair bond of paints, including dust, dirt, oil, grease, and incompatible paints and encapsulants.
 - 1. Remove incompatible primers and reprime substrate with compatible primers or apply tie coat as required to produce paint systems indicated.
- D. Steel Substrates: Remove rust, loose mill scale, and shop primer if any. Clean using methods recommended in writing by paint manufacturer.
- E. Shop-Primed Steel Substrates: Clean field welds, bolted connections, and abraded areas of shop paint, and paint exposed areas with the same material as used for shop priming to comply with SSPC-PA 1 for touching up shop-primed surfaces.
- F. Galvanized-Metal Substrates: Remove grease and oil residue from galvanized sheet metal by mechanical methods to produce clean, lightly etched surfaces that promote adhesion of subsequently applied paints.
- G. Wood Substrates:
 - 1. Scrape and clean knots. Before applying primer, apply coat of knot sealer recommended in writing by topcoat manufacturer for exterior use in paint system indicated.
 - 2. Sand surfaces that will be exposed to view, and dust off.
 - 3. Prime edges, ends, faces, undersides, and backsides of wood.
 - 4. After priming, fill holes and imperfections in the finish surfaces with putty or plastic wood filler. Sand smooth when dried.

3.3 APPLICATION

- A. Apply paints according to manufacturer's written instructions and recommendations in "MPI Manual."
 - 1. Use applicators and techniques suited for paint and substrate indicated.
 - 2. Paint surfaces behind movable items same as similar exposed surfaces. Before final installation, paint surfaces behind permanently fixed items with prime coat only.
 - 3. Paint both sides and edges of exterior doors and entire exposed surface of exterior door frames.
 - 4. Do not paint over labels of independent testing agencies or equipment name, identification, performance rating, or nomenclature plates.
 - 5. Primers specified in painting schedules may be omitted on items that are factory primed or factory finished if acceptable to topcoat manufacturers.
- B. Tint each undercoat a lighter shade to facilitate identification of each coat if multiple coats of same material are to be applied. Tint undercoats to match color of topcoat, but provide sufficient difference in shade of undercoats to distinguish each separate coat.
- C. If undercoats or other conditions show through topcoat, apply additional coats until cured film has a uniform paint finish, color, and appearance.
- D. Apply paints to produce surface films without cloudiness, spotting, holidays, laps, brush marks, roller tracking, runs, sags, ropiness, or other surface imperfections. Cut in sharp lines and color breaks.
- E. Painting Fire Suppression, Plumbing, HVAC, Electrical, Communication, and Electronic Safety and Security Work:
 - 1. Paint the following work where exposed to view:
 - a. Equipment, including panelboards and switch gear.
 - b. Uninsulated metal piping.
 - c. Uninsulated plastic piping.
 - d. Pipe hangers and supports.
 - e. Metal conduit.
 - f. Plastic conduit.
 - g. Tanks that do not have factory-applied final finishes.

3.4 CLEANING AND PROTECTION

- A. At end of each workday, remove rubbish, empty cans, rags, and other discarded materials from Project site.
- B. After completing paint application, clean spattered surfaces. Remove spattered paints by washing, scraping, or other methods. Do not scratch or damage adjacent finished surfaces.
- C. Protect work of other trades against damage from paint application. Correct damage to work of other trades by cleaning, repairing, replacing, and refinishing, as approved by Architect, and leave in an undamaged condition.

- D. At completion of construction activities of other trades, touch up and restore damaged or defaced painted surfaces.

3.5 EXTERIOR PAINTING SCHEDULE

- A. Steel Substrates:
 - a. Prime Coat: Primer, alkyd, anticorrosive for metal, MPI #79.
 - b. Intermediate Coat: Exterior alkyd enamel matching topcoat.
 - c. Topcoat: Alkyd, Quick Dry, Semi-gloss, MPI #81.
- B. Galvanized-Metal Substrates:
 - a. Prime Coat: Primer, galvanized metal, as recommended in writing by topcoat manufacturer for exterior use on galvanized-metal substrates with topcoat indicated.
 - b. Intermediate Coat: Exterior alkyd enamel matching topcoat.
 - c. Topcoat: Alkyd, exterior, flat (Gloss Level 5), MPI #8.
- C. Wood Substrates: Including wood trim, doors, and wood siding.
 - a. Prime Coat: Primer, alkyd for exterior wood, MPI #5.
 - b. Intermediate Coat: Latex, Exterior Matching Topcoat.
 - c. Topcoat: Latex, Exterior, Low Sheen, MPI #15.

3.6 INTERIOR PAINTING SCHEDULE, WATER BASED COMPOUND PAINT

- A. Steel Substrates:
 - a. Prime Coat: Primer, quick dry, for metal, MPI #76.
 - b. Intermediate Coat: interior, matching topcoat.
 - c. Topcoat: Alkyd, Quick Dry, Semi-gloss, MPI #81
 - d. Low VOC Topcoat: Latex, Interior, Institutional Low Odor/VOC Semi-gloss, MPI #147.
- B. Gypsum Board Substrates:
 - a. Prime Coat: Primer/Sealer Low Odor/VOC: MPI #149.
 - b. Intermediate Coat: Latex, Interior, Low Odor/VOC matching Topcoat.
 - c. Topcoat: Latex, Interior, Low Odor/VOC, Egg-shell, MPI #145 (unless otherwise noted)
- C. Interior Wood Substrates:
 - a. Prime Coat: Wood Primer, MPI # 39
 - b. Intermediate Coat: Latex, Interior, Low Odor/VOC matching Topcoat.
 - c. Topcoat: Latex, Interior, Low Odor/VOC, Semi-gloss, MPI #147.

END OF SECTION