Addendum #3
Telford-Shroyer RAD Conversion
IFB #19-01

May 24, 2019

Greater Dayton Premier Management
400 Wayne Ave.
Dayton, Ohio 45410

This Addendum modifies and shall become a part of the original Contract Documents and is hereby made part of the Bidding Documents for the referenced project.

All bidders shall indicate in their bid/proposal that this Addendum has been received and considered in their bid proposal.

The Addendum items are intended to supplement, clarify or correct parts of the bid proposal package. Items in the addendum shall take precedence over items corrected and shall be of equal value with items supplemented or clarified. Any questions in reference to this addendum must be directed, in writing, to:

Jonathan Schaaf
RDA Group Architects
7945 Washington Woods Drive
Dayton, Ohio 45459
937.610.3440
937.610.3441 Fax
jrs@rda-group.com

Addendum Items:
1. The pre-bid meeting minutes, and sign in sheet are attached.
2. Permit Allowance: Provide an allowance of $12,000 to obtain building permits for the project. RDA has applied for the building permits with the City of Kettering / City of Oakwood. Permits are issued electronically, and the contractor will need to have hard copies printed for the job site copy.
3. Green Communities Allowance: The allowance of $20,000 for green communities testing, etc. was omitted from the bid form. It has been added to the new bid form.
   a. At this time, it is not certain if this work will be procured from the contractor or if the Owner will contract direct to accomplish these services. Any work, coordination, efforts, etc. by the Contractor shall be included in the bid amount.
4. Bid Form: A new bid form has been attached to this addendum
5. Each building vacated prior to the Contractor starting work. All resident belongings will be removed from the units, no temporary storage or protection will be required.
6. Project Schedule / Delay between Phases: The intent will be to have the residents relocated prior to the conclusion of the previous phase so that there is no delay between project phases. This will be coordinated among the project team during the course of the project. Delays between phases will be considered a contract change, whether that be a contract time extension or cost change or both pending the circumstances.
   a. The contractor shall have a complete project schedule in place for planning purposes to anticipate the project phases and necessary relocation.
7. Will the Contractor be responsible for the contents of the units?
a. All buildings with the exception of 1907 Shroyer will be vacated for construction. Unit #1 at 1907 Shroyer will be vacated for construction to accommodate the renovations for accessibility.

b. However, whether occupied or not, the general rule is that Contractor will be responsible for all damages to property that occur as a result of the Contractor’s breach of contract, fault or negligence. Under the Contract, the Contractor must use reasonable precautions to ensure that Contractor’s work does not damage the property of others.

8. Window Replacement: windows will be replaced at the selected buildings identified. Window repair allowances will be as noted on a per building basis.

9. Budget: there is no published estimate for this project.

10. OHFA & RAD Requirements: The OHFA Contactor Cost Certification requirements do not require an independently audited certification. There is not a RAD requirement for the Contractor Cost Certification. However, GDPM may request the contractor sign a RAD Third Party Inspection Completion Certification. But, there is not a RAD requirement for an independent audited cost certification. I attached a copy of the RAD Inspection Certification.

11. Section 3 contractor list, attached to this addendum.

12. Appliances will be provided and installed by the Owner.

13. What activities is the GC required to participate with the Owner to collect/monitor project energy and water performance? (See T1.11 Green Community Requirements #8)
   a. This is a “mandatory” green communities requirement. There will be no requirement by the Contractor for this work. It will be accomplished by GDPM.

14. Is the Contractor required to provide an independently audited cost certification of expenses?
   a. The OHFA Contactor Cost Certification requirements do not require an independently audited certification. There is not a RAD requirement for the Contractor Cost Certification. However, GDPM may request the contractor sign a Third Party Inspection Completion Certification. But, there is not a requirement for an independent audited cost certification. A copy of the RAD Inspection Certification is attached.

15. At Buildings 514, 520, 526, 532 Telford where the contract states to remove and replace the basement slab: Add the following work: Remove existing below slab sanitary piping and replace with PVC in the original configuration. Replacement shall be from above the slab elevation to the exit at the front of the building. The lateral to the street will not be replaced.

16. At Buildings 514, 520, 526, 532 Telford: the existing washer and dryer hookups in the basement are to remain. The notes on the proposed floor plans are incorrect. The demo plans and the Mechanical drawing notes are correct.

17. 532 Telford: electrical / lighting plan: existing ceiling fans are to be removed as specified. New ceiling fans are not to be installed in these locations. The light fixtures shall be fixture Type H1.

18. Fire Alarm: Notifier has been approved as an acceptable fire alarm manufacturer.

19. Electrical Design: There are several places in the electrical drawings that call for putting existing circuits on new arc fault protection. This can be very open ended and problematic and is commonly not required by the Code Official. There are also places that AFCI/GFCI breakers are called out on 240volt circuits.
   a. If approved by the AHJ and the Owner, existing circuits may not be on arc fault. However, arc fault on existing circuits that are modified is required per 2017 NEC 210.12(D) which reads as follows: “In any of the areas specified in 210.12(A), where branch-circuit is modified, replaced, or extend, the branch circuit shall be protected by .... AFCI.”
b. NEC 210.12(A) describes where arc fault is required in a dwelling unit which is the following: “120 volt 15 and 20 amp circuits supplying outlets or devices installed in kitchens, family rooms, dining rooms, living rooms, parlors, libraries, dens, bedrooms, sunrooms, rec rooms, closets, hallways, laundry areas or similar rooms ….”

20. Electrical Design: There are also places that AFCI/GFCI breakers are called out on 240volt circuits.
   a. Arc fault on 240V circuits is not required per the NEC.

   a. Base Bid – Replace wiring device and cover plates throughout. Delete General Electric Note E.

22. 532 Telford drawing E3 calls for a new Fire Alarm Panel with interlock to smoke detectors. (Notes 33-35). Notes 13 and 28 call for 120volt smoke detectors that are tied to local lighting circuit and only activate in each apartment.
   a. Non-dwelling unit smoke detectors (i.e. Common Area - Stair, Utility, Laundry etc.) shall be tied to the new fire alarm panel. Dwelling unit smoke detectors and combination smoke/carbon monoxide detectors shall be single or multiple station detectors as described in the OBC and per notes 13 and 28 on the drawings. All horn strobes shall be tied to the new fire alarm panel. If there is an alarm within an individual dwelling unit, the detectors within that unit shall be activated. If there is an alarm in a common area, the detectors in the common area and within all dwelling units shall be activated.

23. Sheet E5, 1907 Shroyer. Second floor units - There is an existing smoke detector in the rear bedroom, it was not indicated on the electrical drawing. The smoke detector will remain, as will the others in the building.

24. Lavatory Faucets: provide 0.5 GPM aerator on all lavatory faucets – note: this requirement supersedes the information contained on the revised plumbing drawings as indicated below.

25. The following sheets have been re-issued to update the plumbing fixture schedules:
   a. 514 Telford, Sheet M4
   b. 520 Telford, Sheet M4
   c. 526 Telford, Sheet M4
   d. 532 Telford, Sheet M4
   e. 1907 Shroyer, Sheet M6
   f. 2018 Shroyer, Sheet M6

End of Addendum #3.
Pre Bid Conference  
Telford-Shroyer RAD Conversion  
IFB #19-01  

May 16, 2019  

Meeting Minutes Compiled by Jonathan Schaaf, RDA Group Architects  

A. Sign In.  
1. Meeting was brought to order at 10:00 am by Latia Pempsell of GDPM.  
2. Attendees signed in.  

B. Introductions  
1. Individual attendees made introductions.  

C. Purpose of Pre-Bid Conference  
1. Review bidding process  
2. Review bidder requirements  
3. Review project scope  

D. Discussion of Bidding Process  
1. Note that GDPM has updated the front end documents, please review all front end documents as the forms, exhibits, and requirements have been updated.  
2. Bidders shall submit all forms and exhibits required in the bid documents. Be sure to notarize any forms that are noted as such. All forms shall be COMPLETELY filled out / completed.  
3. MBE/DBE/Section 3 participation will be filled out by the awarded contractor, not required at the time of bid submission – unless you are requesting Section 3 preference.  
   a. Refer any questions regarding requirements to GDPM.  
4. Schedule:  
   a. Questions from Contractors – May 21, 2019  
   b. Response from Architect – May 24, 2019  
   c. Public Bid Opening – May 31, 2019 at 1:30 pm at GDPM Central Office.  
   d. Board Meeting – June 2019  
   e. Notice to Proceed issued – late June 2019  
   f. Construction Start – July 2019  
5. Addendums will be issued via email by RDA Group Architects. Be sure RDA has the correct email address. Addendums will also be posted on GDPM website.  
   a. All addendums must be acknowledged on the bid form.  
   b. All registered plan holders will be notified by email of any addenda, etc.  
   c. It is the responsibility of the bidder to confirm addenda. Feel free to contact RDA to confirm if any addenda have been issued.  
6. Bid Documents are available via email from RDA Group Architects.  
7. Documents are also available through plan rooms and Bx.  
8. Bid Form/Submission:  
   a. Bidders need to fill out the bid form in its ENTIRETY.  
   b. Alternates: There are no alternates  
   c. The award will be based upon the combined total bid price for all buildings. The project will NOT be split / awarded to multiple contractors.  
   d. Bidder shall fill out appropriate unit costs, overhead & profit, and completion information requested.  
   e. Bid submissions shall be stapled or clipped with a binder clip. Please do not bind them.  

E. Discussion of the plans and specifications
1. Work of this project includes the moderate rehabilitation of [6] 4-unit multi-family dwelling buildings. All buildings are located near each other on individually parceled lots. Work, in general, includes:
   a. Site Improvements.
   b. Exterior Building Improvements
   c. Interior Common Area Improvements
   d. Interior Dwelling Unit Improvements.
   e. Refer to Section 01 10 00 for a summary of the work scope for the project.
   f. Note that the work scope varies by building / unit. Please closely review the drawings to identify the scope required.

2. Project schedule: All units/sites are currently fully occupied. Residents will be relocated to vacate the units for the proposed work. Work is scheduled to begin in July 2019.

3. The time of completion for the project is 365 days.
   a. The project will be accomplished in [6] phases.
   b. Each phase will consist of [1] building.
   c. Each building vacated prior to the Contractor starting work. All resident belongings will be removed from the units, no temporary storage or protection will be required.
   d. Contractor will be responsible to provide GDPM a project schedule outlining the duration for each phase so that GDPM can plan / accommodate relocation.
   e. The intent will be to have the residents relocated prior to the conclusion of the previous phase so that there is no delay between project phases. This will be coordinated among the project team during the course of the project. Delays between phases will be considered a contract change, whether that be a contract time extension or cost change or both pending the circumstances.

4. The contractor will be responsible to maintain site control and site maintenance for the active period of work on that particular building / phase.
   a. Contractor shall repair any damage caused by construction work.

5. Temporary utilities:
   a. For a detailed explanation of Contractor/GDPM responsibilities regarding utilities, please refer to Section 5.4 of the Construction Contract. Generally, currently provided site utilities will remain in GDPM’s name – but, once each building has been turned over to the Contractor and up until substantial completion, the Contractor will be responsible for reimbursing GDPM the actual cost of utilities. GDPM will seek reimbursement from the contractor for the cost of utilities on a quarterly basis.

6. Substitutions need to be submitted by the general contractor no later than May 21, 2019 for review by the architect. After this date, RDA will expect to see the products specified in the contract documents during shop drawing review. If a product is submitted that was not included in the contract documents, RDA has the right to reject that submittal.
   a. All project questions and substitution requests shall be directed to RDA and be submitted thru a bidding contractor.

7. Contractor shall provide all required safety measures while working on the buildings to maintain safe ingress and egress from the units and around the project site. Contractor shall provide all required and applicable OSHA and PPE safety.

8. The project site will have a strict NO SMOKING policy.

9. Wage Rates: This is a Davis Bacon prevailing wage project. Refer to the wage rates included in the bid documents. The contractor will be required to submit
payroll reports for the project. The final wages will be as of the date of the contract signing. If wage rates change between the version included in the bid documents and the date of the contract signing, it will be addressed via a change order.

10. Submittals shall be electronic, PDF.

F. Questions [will be noted in the addendum]

G. Closing

1. Addendums will be issued as necessary to clarify the work of the project. Acknowledge receipt of addenda on the Bid Form.

H. The meeting adjourned.

End.
# PRE-BID SIGN-IN

**IFB #19-01 Telford-Shroyer RAD Conversion**

## PRE-BID DATE / TIME:

May 16, 2019 @ 10:00AM

<table>
<thead>
<tr>
<th>NAME</th>
<th>COMPANY</th>
<th>PHONE NUMBER/E-MAIL</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Jonathan Schaff</td>
<td>FEA Group Architects</td>
<td>937.610.3440 / <a href="mailto:jrs@feagroup.com">jrs@feagroup.com</a></td>
</tr>
<tr>
<td>2. Jim Ochs</td>
<td>Aladdin</td>
<td>937.367.0755 / <a href="mailto:tomar@alucorn.com">tomar@alucorn.com</a></td>
</tr>
<tr>
<td>3. Randy Kratzer</td>
<td>TRISTARE</td>
<td>941.449.0170 / <a href="mailto:tvistakey13207601@msn.com">tvistakey13207601@msn.com</a></td>
</tr>
<tr>
<td>4. Danny McGeady</td>
<td>JEM Designs</td>
<td>673.753.0112 / <a href="mailto:DMCGEADY@CABINETUS.COM">DMCGEADY@CABINETUS.COM</a></td>
</tr>
<tr>
<td>5. Brent Harris</td>
<td>Greater Dayton</td>
<td>513-657-5523 / bhaas @ gdcg.com</td>
</tr>
<tr>
<td>6. Andrew Bashaw</td>
<td>ASIACO</td>
<td>937-234-7944 / <a href="mailto:andreabashaw@asiaco.com">andreabashaw@asiaco.com</a></td>
</tr>
<tr>
<td>7. Mark Bistrom</td>
<td>Bisko Inc.</td>
<td>937-371-0427 / bisko Inc .eqmail .com</td>
</tr>
<tr>
<td>8. Kelvin K. Henry</td>
<td>KPK Henry @ Yahoo.com</td>
<td>937-631-6420</td>
</tr>
<tr>
<td>11. David Abbey</td>
<td>Wise Const Co.</td>
<td>937-654-0261 / <a href="mailto:DDAW@WISECONSTRUCTION.COM">DDAW@WISECONSTRUCTION.COM</a></td>
</tr>
<tr>
<td>12. Dave Gilbreth</td>
<td>Gilbreth Const.</td>
<td>937-228-0046 / dave @ gilbreth .construction.com</td>
</tr>
<tr>
<td>13. Marty Dobeleit</td>
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<tr>
<td>14. King Patrick</td>
<td>GIDM</td>
<td><a href="mailto:Kpatrick@DMHA.ORG">Kpatrick@DMHA.ORG</a></td>
</tr>
<tr>
<td>15. Hasela Stroos</td>
<td>GIDM</td>
<td><a href="mailto:Askans@dmha.org">Askans@dmha.org</a></td>
</tr>
<tr>
<td>16. Xavier Guillot</td>
<td>GIDM</td>
<td><a href="mailto:xguillotte@gidm.org">xguillotte@gidm.org</a></td>
</tr>
<tr>
<td>17. Laticia Pempsell</td>
<td>GIDM</td>
<td><a href="mailto:Lpempsell@gidm.org">Lpempsell@gidm.org</a> / 937.910.7640</td>
</tr>
<tr>
<td>18. Karen A.</td>
<td>GIDM</td>
<td><a href="mailto:karon@dmha.com">karon@dmha.com</a> / <a href="mailto:karon@dmha.com">karon@dmha.com</a></td>
</tr>
<tr>
<td>19. Michael Meiko</td>
<td>GIDM</td>
<td><a href="mailto:mmelko@gidm.org">mmelko@gidm.org</a></td>
</tr>
<tr>
<td>20. Ryonn Shavers</td>
<td>GIDM</td>
<td><a href="mailto:rshavers@gidm.org">rshavers@gidm.org</a></td>
</tr>
</tbody>
</table>
Bid Form

To: Greater Dayton Premier Management
400 Wayne Avenue
Dayton, Ohio 45410
Phone: 937.910.7500   Fax: 937.222.3554

Having carefully read and examined the "Scope of Work", "Specifications", "Plans", “GDPM General Terms and Conditions for Construction Services”, and any addendum for:

RAD Rehabilitation of 6 Apartment Buildings at
514 Telford Avenue
520 Telford Avenue
526 Telford Avenue
532 Telford Avenue
1907 Shroyer Avenue
2018 Shroyer Avenue
Dayton, Ohio 45419

As prepared by:
RDA Group Architects, LLC.
7945 Washington Woods Drive
Dayton, OH 45459
Phone: 937.610.3440
Fax: 937.610.3441

The undersigned acknowledges and agrees to all covenants, terms, and conditions as set forth in the documents specified above, and having inspected the premises and all conditions affecting the work, the undersigned proposes to furnish all materials and perform all labor necessary for the performance and completion of the work indicated below, all in compliance with the documents named above. Further, by signing below and through submitting its bid, the undersigned acknowledges that the undersigned has carefully reviewed and agrees to all covenants, terms, and conditions as set forth in the GDPM General Terms and Conditions for Construction Services contained herein and which terms are final, binding and shall not be subject to modification.

Submitted by: ________________________________
Contracting Firm
Having read and examined the Contract Documents, prepared by the Associate for the above-referenced Project, and the following Addenda:

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<th>Addendum No.</th>
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Bid Bond or Certified Check is included as part of Contractor’s bid submittal: _______Yes _______No
Bidder Initials _______________

Affidavit of Intent to Store Materials is included as part of Contractor’s bid submittal: _____Yes _____No
Bidders Initials _______________

MBE Participation: GDPM has established goals of twenty-five (25%) Minority Business Enterprise Participation.

To achieve this goal, contractors are encouraged to engage in joint ventures with MBE’s to include MBE’s as subcontractors, and utilize other initiatives that enhance opportunities for MBE’s.

Should the contractor be unable to achieve this goal, supporting documentation and notarized affidavits, indicating MBE’s date of notification, MBE’s date of response, nature of response or no response. Provide conclusion as to why the bid submitted does not meet MBE requirements.

The bid submittal includes a minimum of 25% MBE Participation: _______Yes _______No
Bidder’s Initials _______________

1. BASE BID:

A. BASE BID – Rehabilitation at 514 Telford Avenue: Divisions 1-32, all work inclusive

| Labor | $__________________ | $__________________ |
|-------|-----------------------|
| Material | $__________________ | $__________________ |
| Total Bid 514 Telford | $__________________ | $__________________ |

B. BASE BID – Rehabilitation at 520 Telford Avenue: Divisions 1-32, all work inclusive

| Labor | $__________________ | $__________________ |
Material $________________________ $________________________

Total Bid 520 Telford $________________________ $________________________

C. BASE BID – Rehabilitation at 526 Telford Avenue: Divisions 1-32, all work inclusive

Labor $________________________ $________________________

Material $________________________ $________________________

Total Bid 526 Telford $________________________ $________________________

D. BASE BID – Rehabilitation at 532 Telford Avenue: Divisions 1-32, all work inclusive

Labor $________________________ $________________________

Material $________________________ $________________________

Total Bid 532 Telford $________________________ $________________________

E. BASE BID – Rehabilitation at 1907 Shroyer Ave: Divisions 1-32, all work inclusive

Labor $________________________ $________________________

Material $________________________ $________________________

Total Bid 1907 Shroyer $________________________ $________________________

F. BASE BID – Rehabilitation at 2018 Shroyer Ave: Divisions 1-32, all work inclusive

Labor $________________________ $________________________

Material $________________________ $________________________

Total Bid 2018 Shroyer $________________________ $________________________
TOTAL COMBINED BASE BID – Rehabilitation at ALL [6] buildings as indicated above and within the project bid documents: Divisions 1-32, all work inclusive [Items A + B + C + D above]

514 Telford $________________________
520 Telford $________________________
526 Telford $________________________
532 Telford $________________________
1907 Shroyer $________________________
2018 Shroyer $________________________

Building Systems Integrity Allowance
$65,000   $Sixty Five Thousand Dollars

Aid to Construction Allowance
$15,000 $Fifteen Thousand Dollars

Green Communities Allowance
$20,000 $Twenty Thousand Dollars

Building Permit Allowance
$12,000 $Twelve Thousand Dollars

Total Combined Bid $________________________

Contractors Note the Following:
A. Unit Prices: Contractor to complete Unit Cost Sheet attached to the end of this Bid Form. These prices will be used to calculate costs for any Change Orders, etc. Failure to complete the unit price sheet may render the bid non-responsive.
B. The selection of the lowest and best bidder is based on the lowest with any required alternates that are required to be removed. Lowest and best bidder can also include factoring in MBE/DBE participation and consideration of MBE prime contractors. The contract will be awarded to one contractor based upon the total combined base bid cost.
C. GDPM intends to award the entire project providing it is within the funding limits, available budget, and overall estimate for the project.

2. ALTERNATES: None identified

3. UNIT PRICES:
Contractor to complete Unit Cost Sheet. These prices will be used to calculate costs for any Change Orders, etc., increases or decreases in Contract Amount.

Owner may also use unit costs if unforeseen conditions are encountered during construction, making certain changes necessary, or if the Owner desires to order additional Work or delete part of the Work as shown. **Unit Costs will be reviewed closely and can be a determining factor in awarding the contract.** Contractor shall submit complete list of all unit prices (which may affect his work in any way) with this proposal. **All unit prices shall include Contractor's overhead and profit. Prices should include all accessories, coordination and ancillary work necessary for a complete installation.**

<table>
<thead>
<tr>
<th>Item</th>
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<th>Unit</th>
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<td>1.</td>
<td>Additional concrete walk replacement</td>
<td>SF</td>
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<td>2.</td>
<td>Additional masonry tuck pointing.</td>
<td>SF</td>
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<td>3.</td>
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<td>4.</td>
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<td>$</td>
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<td>5.</td>
<td>Additional painted wood casing replace</td>
<td>LF</td>
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<td>$</td>
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<td>6.</td>
<td>Additional masonry tuck pointing.</td>
<td>SF</td>
<td>$</td>
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4. **PROJECT CHANGES**

Contractor shall indicate the amount of overhead and profit to be added to changes to the project.

For ADDS to the work: Overhead %  Profit %

For DEDUCTS to the work: Overhead %  Profit %

The Time of Completion for the Contract shall not exceed Three Hundred Sixty Five days (365) days from date of Notice to Proceed.

**Contractor proposes a Time of Completion for the Contract**

The full name and address of all persons and parties interested in the foregoing proposals as principals are as follows:

Bidder____________________________________________________

Address___________________________________________________

Phone_________________________Fax__________________________
If the Contractor is entering into a partnership to perform the work, provide the following information for the partnering firm:

Bidder________________________________________________________________________
Address_______________________________________________________________________
Phone___________________________________Fax__________________________________

Addendums Received: (Please list)_________________________________________________
_________________________________________________________________ ____________

Bidder's Signature_____________________________________
Typed Name_________________________________________
Title________________________________________________

Note: The Bidder will sign his bid on the line indicated above; if it will be a partnership, the firm name will be signed, followed by the signature of the partner signing. If a corporation, name will be signed followed by the signature and the official title of the officer signing name.

Bidder's Certification

The Bidder hereby acknowledges that the following representations in this bid are material and not mere recitals:

1. The undersigned, having carefully read and examined the “Notice to Bidders”, “Instructions to Bidders”, “General Conditions”, “General Requirements”, “Specifications”, “Plans” and any addendum for RAD Rehabilitation of [6] Apartment Buildings at Telford-Shroyer - as prepared by the RDA Group Architects, LLC., and having inspected the premises and all conditions affecting the work, the undersigned proposes to furnish all materials and perform all labor necessary for the performance and completion of the work indicated below, all in compliance with the documents named above, and further agrees that each separate item or trade or employment entered in this Proposal shall be considered as a separate bid for that kind of work. The undersigned further agrees that, if any or all of said bids are accepted, he will enter into a Contract according to the form required by the Owner for the faithful performance of the labor and the furnishing of all materials included in such bid or bids so accepted.

2. In submitting this bid it is understood that the Greater Dayton Premier Management reserves the right to reject any and all bids. It is agreed that this bid may not be withdrawn for a period of one hundred twenty (120) days subsequent to the opening of bids without the consent of Greater Dayton Premier Management.

3. Security in the sum of ________________________________ Dollars ($____________) in the form of _________________________________________ is submitted herewith in accordance with the Specifications.

4. Attached hereto is an affidavit in proof that the undersigned has not entered into collusion with any person in respect to this bid or any other bid or the submitting of bids for the contract for which this bid is submitted. Also attached is a statement of Contractor's qualifications.
5. Bidder hereby agrees to comply with all City, State and Federal Statutes relating to Liability Insurance, Working Hour, Safety and Sanitary Regulations. Bidder further agrees that their bid amount includes all fees for permits, taxes, and insurance required or applicable to the work.

6. The Bidder will sign his bid on the line indicated below; if it will be a partnership the firm name will be signed, followed by the signature of the partner signing, his own name to be signed on the line beginning with the work “By”; if a corporation, name will be signed followed by the signature and the official title of the officer signing name.

7. The Bidder has read and understands the Contract Documents and agrees to comply with all requirements of the Contract Documents, regardless of whether the Bidder has actual knowledge of the requirements and regardless of any statement or omission made by the Bidder which might indicate a contrary intention.

8. The Bidder represents that the bid is based upon the Standards specified in the Contract Documents.

9. The Bidder has visited the project site, become familiar with the local conditions and has correlated personal observations about the requirements of the Contract Documents. The Bidder has no outstanding questions regarding the interpretation or clarification of the Contract Documents.

10. The Bidder and each person signing on behalf of the Bidder certifies, and in the case of a joint or combined bid, each party thereto certifies as to such parties organization, under penalty of perjury, that to the best of the undersigned's knowledge and belief: a) the Base Bid, any Unit Prices and any Alternate Bid in the bid having been arrived at independently without collusion, consultation, communication or agreement, for the purpose of restricting competition as to any matter relating to such Base Bid, Unit Prices or Alternate Bid, with any other; b) unless otherwise required by law, the Base Bid, any Unit Prices and any Alternate bid in the bid have not been knowingly disclosed by the Bidder and will not knowingly be disclosed by the Bidder prior to the bid opening, directly or indirectly, to any other Bidder who would have any interest in the Base Bid, Unit Prices or Alternate Bid; c) no attempt has been made or will be made by the Bidder to induce any other individual, partnership or corporation to submit or not to submit a bid for the purpose of restricting competition.

11. The Bidder will enter into and execute the Contract with Greater Dayton Premier Management (GDPM). If a Contract is awarded on the basis of this bid, and if the Bidder does not execute a Contract for any reason, other than as authorized by law, the Bidder and the Bidder's Surety are liable to GDPM as indicated in the Instructions to Bidders and in the General Conditions of the Contract.

12. The Bidder certifies that upon the award of a Contract, the Contractor will make a good faith effort to ensure that all of the Contractor's employees, while working on the project site, will not purchase, transfer, use or possess illegal drugs or alcohol or abuse prescription drugs in any way.

13. GDPM reserves the right to reject any/all bids for any reason.

If the Bidder is a Corporation, partnership or sole proprietorship, an officer, partner or principal of the Bidder, as applicable, shall print or type the legal name of the Bidder on the line provided and sign the Bid Form. If the Bidder is a joint venture, an officer, partner or principal, as applicable, of each member of the joint venture shall print or type the legal name of the applicable member on the line provided and sign the Bid Form. All signatures must be original.
Bid Form  BF-8

Telford-Shroyer RAD Rehabilitation
Greater Dayton Premier Management

Bidder's Name:
Authorized Signature:  _____________________________________________

Print name:  _____________________________________________

Title:  _____________________________________________

Company Name:  _____________________________________________

Mailing Address:  _____________________________________________

Telephone Number:  _____________________________________________

Facsimile Number:  _____________________________________________

Where incorporated:  _____________________________________________

Federal Identification Number:  _____________________________________________

Dunn and Bradstreet Number:  _____________________________________________

Contact Person for Contract processing:  _____________________________________________
(Please print)

Additional Signature for Joint Venture:

Bidder's Name:
Authorized Signature:  _____________________________________________

Print name:  _____________________________________________

Title:  _____________________________________________

Company Name:  _____________________________________________

Mailing Address:  _____________________________________________

Telephone Number:  _____________________________________________

Facsimile Number:  _____________________________________________

Where incorporated:  _____________________________________________

Federal Identification Number:  _____________________________________________

Dunn and Bradstreet Number:  _____________________________________________

Contact Person for Contract processing:  _____________________________________________
(Please print)
Rental Assistance Demonstration Third Party Inspection Completion Certification

[DATE]

I hereby certify in my capacity as the professional in charge of the third party inspection activities performed by [INPUT FIRM NAME] that all repairs shown in the RAD Conversion Commitment (RCC) for [PROJECT NAME] were inspected for consistency with the approved Scope of Work shown in the RCC and have been completed per RAD program requirements, unless otherwise noted below.

I also certify that there has not been and is not now any identity of interest between [NAME OF THIRD PARTY] and the current project owner.

Describe any discrepancies/concerns/limitations regarding the completed work:

_________________________________________________________________________

(Signature of authorized agent)

Name:____________________________________

Title: ____________________________________

Date: ______________
This drawing is the architect’s instrument of service for use solely with respect to this project. RDA Group Architects is the author of this document and shall retain all copyrights and other reserved rights, unless otherwise agreed upon in writing.

Sheet Number

Sheet Title

Project Number

Print Record

Date

Description

10/08/18

AS-BUILT SET

10/23/18

REVIEW SET

11/27/18

80% SET

04/19/19

BID SET

05/10/19

PERMIT SET

MAY 10, 2019

2018-177

Dayton, Ohio 45459

O:

F:

937.610.3440

937.610.3441

Woods Drive

7945 Washington

Sheet Title

GAS USAGES - TENANT

GAS USAGES - HOUSE

NOTES:

1. USE GAGA VALVE ON MAIN, ONE METER PER TENANT SPACE.

2. USE GAGA VALVE ON MAIN, ONE METER PER TENANT SPACE.

3. USE GAGA VALVE ON MAIN, ONE METER PER TENANT SPACE.

EXHAUST FAN SCHEDULE

PLUMBING FIXTURE SCHEDULE

MARK

DESCRIPTION

1. PROVIDE WITH BROAN RADIATION DAMPER, MODEL #RDM1.

2. PROVIDE WITH BROAN PREMIUM RADIATION DAMPER, MODEL #RDFQL.

3. EXHAUST FAN WITH INTEGRAL LIGHT.

4. FURNISH WITH EXHAUST FAN TIMER SWITCH, EATON 9590AW OR EQUAL. TIMER SWITCH TO HAVE 10 MINUTE AND 1 HOUR SETTINGS AT MINIMUM. INSTALLATION BY ELECTRICAL CONTRACTOR.

NOTES:

1. PROVIDE WITH AMERICAN STANDARD #215AA.104 “CADET PRO” TANK TYPE TOILET, WHITE VITREOUS CHINA, FLOOR MOUNTED, 1.28 GALLON PER FLUSH, 16-1/2” HIGH BOWL RIM HEIGHT.

2. PROVIDE WITH AMERICAN STANDARD #5321.110 EVERCLEAN ELONGATED SEAT WITH SLOW CLOSE SNAP-OFF HINGES. FIXTURE IS ADA AND WATERSENSE COMPLIANT.

NOTES:

1. PROVIDE WITH MOEN “CHATEAU” SINGLE HANDLE KITCHEN FAUCET WITH REMOTE SPRAYER, MODEL #7430, 1.5 GPM FLOW RATE. PROVIDE WITH DEARBORN BRASS 12 LOCKING CUP SINK BASKET STRAINERS. VERIFY FIT PRIOR TO ORDERING.

NOTES:

1. PROVIDE WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD. SET DISCHARGE TEMPERATURE TO 110°F MAX. SHOWER HEAD IS WATERSENSE CERTIFIED WITH A FLOW OF 1.5 GPM.

NOTES:

1. PROVIDE WITH MOEN “CHATEAU” SINGLE HANDLE LAVATORY FAUCET WITH CHROME FINISH, POP-UP DRAIN, MODEL #L4635, 1.2 GPM, 4” CENTERSETS. VERIFY FIT PRIOR TO ORDERING. FAUCET IS ADA AND WATERSENSE COMPLIANT.

WASHING MACHINE BOX

WITH SINGLE LEVER VALVE AND HAMMER ARRESTERS. RIGHT HAND DRAIN OPTION. GUY GRAY MODEL #WB200HA OR EQUAL.

WASHING MACHINE BOX

WATER HEATER (GAS)

STATE PROLINE XE POWER DIRECT VENT, 40-GALLON COMMERCIAL-GRADE RESIDENTIAL GAS WATER HEATER, MODEL #GS6 40 YBPDS. 40,000 BTUH INPUT, 0.68 ENERGY FACTOR, 74 GALLON FIRST HOUR RATING, 45 GPH RECOVERY AT 90° RISE. 22” DIAMETER, 29-7/8” OVERALL DEPTH, 59” OVERALL HEIGHT. PROVIDE WITH DRAIN PAN AND NEW COMBUSTION AIR INTAKE PIPE. CONNECT TO EXISTING FLUE PIPE.

WASHING MACHINE BOX

WATER HEATER (GAS)

STATE PROLINE XE POWER DIRECT VENT, 40-GALLON COMMERCIAL-GRADE RESIDENTIAL GAS WATER HEATER, MODEL #GS6 40 YBPDS. 40,000 BTUH INPUT, 0.68 ENERGY FACTOR, 74 GALLON FIRST HOUR RATING, 45 GPH RECOVERY AT 90° RISE. 22” DIAMETER, 29-7/8” OVERALL DEPTH, 59” OVERALL HEIGHT. PROVIDE WITH DRAIN PAN AND NEW COMBUSTION AIR INTAKE PIPE. CONNECT TO EXISTING FLUE PIPE.

EF-1

BROAN

QTXE080FLT

CFM

50

S.P. IN

0.25

120

23.3

0.3

WATER VOLTAGE

POWER (W)

SOUND (SONES)

NOTES

2,3,4

GAS USAGE - TENANT

EXISTING

NEW

TOTAL

GAS USAGE - HOUSE

EXISTING

NEW

TOTAL

GAS USAGE

O:

F:

937.610.3440

937.610.3441

Woods Drive

7945 Washington
**EXHAUST FAN SCHEDULE**

<table>
<thead>
<tr>
<th>MODEL</th>
<th>MANUFACTURER</th>
<th>CFM</th>
<th>S.P. IN</th>
<th>0.25</th>
<th>23.3</th>
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<tbody>
<tr>
<td>BL-1</td>
<td>TUB / SHOWER</td>
<td>3&quot;</td>
<td>1.25</td>
<td>150</td>
<td>105</td>
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<tr>
<td>BL-1</td>
<td>KITCHEN</td>
<td>3&quot;</td>
<td>1.25</td>
<td>150</td>
<td>105</td>
</tr>
<tr>
<td>BL-1</td>
<td>KITCHEN</td>
<td>3&quot;</td>
<td>1.25</td>
<td>150</td>
<td>105</td>
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</tbody>
</table>

**NOTES:**
1. 10 MINUTE AND 1 HOUR SETTINGS AT MINIMUM.
2. INSTALLATION BY ELECTRICAL CONTRACTOR.

---

**PLUMBING FIXTURE SCHEDULE**

<table>
<thead>
<tr>
<th>FIXTURE</th>
<th>DESCRIPTION</th>
</tr>
</thead>
<tbody>
<tr>
<td>TUB / SHOWER</td>
<td>1.25 IN DIA. Klober Flexible Seal Line Pipe.</td>
</tr>
<tr>
<td>KITCHEN</td>
<td>1.25 IN DIA. Klober Flexible Seal Line Pipe.</td>
</tr>
<tr>
<td>KITCHEN</td>
<td>1.25 IN DIA. Klober Flexible Seal Line Pipe.</td>
</tr>
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</table>

**NOTES:**
1. PROVIDE SHOWER HEAD, ELECTRIC THERMOSTAT, AND WATER HEATER.
2. PROVIDE SUMP PUMP SYSTEM.
3. PROVIDE TANKLESS WATER HEATER.
4. PROVIDE WATER HEATER BASEMENT SYSTEM.
5. PROVIDE TANKLESS WATER HEATER SYSTEM.

---

**GAS USAGE-TENANT**

<table>
<thead>
<tr>
<th></th>
<th>EXISTING</th>
<th>NEW</th>
<th>TOTAL</th>
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</thead>
<tbody>
<tr>
<td>Existing</td>
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<td></td>
</tr>
<tr>
<td>New</td>
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</tr>
<tr>
<td>Total</td>
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**GAS USAGE-HOUSE**

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<th>NEW</th>
<th>TOTAL</th>
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<td></td>
<td></td>
</tr>
<tr>
<td>Total</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

**NOTES:**
1. PROVIDE ELECTRIC THERMOPILE.
2. PROVIDE SUMP PUMP SYSTEM.
3. PROVIDE TANKLESS WATER HEATER.
4. PROVIDE WATER HEATER BASEMENT SYSTEM.
5. PROVIDE TANKLESS WATER HEATER SYSTEM.

---

**PLUMBING FIXTURE SCHEDULE**

<table>
<thead>
<tr>
<th>FIXTURE</th>
<th>DESCRIPTION</th>
</tr>
</thead>
<tbody>
<tr>
<td>TUB / SHOWER</td>
<td>1.25 IN DIA. Klober Flexible Seal Line Pipe.</td>
</tr>
<tr>
<td>KITCHEN</td>
<td>1.25 IN DIA. Klober Flexible Seal Line Pipe.</td>
</tr>
<tr>
<td>KITCHEN</td>
<td>1.25 IN DIA. Klober Flexible Seal Line Pipe.</td>
</tr>
</tbody>
</table>

**NOTES:**
1. PROVIDE SHOWER HEAD, ELECTRIC THERMOSTAT, AND WATER HEATER.
2. PROVIDE SUMP PUMP SYSTEM.
3. PROVIDE TANKLESS WATER HEATER.
4. PROVIDE WATER HEATER BASEMENT SYSTEM.
5. PROVIDE TANKLESS WATER HEATER SYSTEM.

---

**GAS USAGE-TENANT**

<table>
<thead>
<tr>
<th></th>
<th>EXISTING</th>
<th>NEW</th>
<th>TOTAL</th>
</tr>
</thead>
<tbody>
<tr>
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<td></td>
<td></td>
</tr>
<tr>
<td>New</td>
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</tr>
<tr>
<td>Total</td>
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</tbody>
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**GAS USAGE-HOUSE**

<table>
<thead>
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<th>EXISTING</th>
<th>NEW</th>
<th>TOTAL</th>
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<td></td>
<td></td>
</tr>
<tr>
<td>Total</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

**NOTES:**
1. PROVIDE ELECTRIC THERMOPILE.
2. PROVIDE SUMP PUMP SYSTEM.
3. PROVIDE TANKLESS WATER HEATER.
4. PROVIDE WATER HEATER BASEMENT SYSTEM.
5. PROVIDE TANKLESS WATER HEATER SYSTEM.
### Exhaust Fan Schedule

<table>
<thead>
<tr>
<th>Model</th>
<th>Manufacturer</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>BF-1</td>
<td>BF-1</td>
<td>exhaust fan with integral light</td>
</tr>
</tbody>
</table>

### Plumbing Fixture Schedule

<table>
<thead>
<tr>
<th>Model</th>
<th>Fixture</th>
<th>Waste</th>
<th>Hot</th>
<th>Cold</th>
</tr>
</thead>
<tbody>
<tr>
<td>BA-1</td>
<td>T/B/Shower</td>
<td>3&quot;</td>
<td>1-1/2&quot;</td>
<td>1/2&quot;</td>
</tr>
</tbody>
</table>

### Notes

1. Provide with Broan Radiation Damper, Model #RDM1.
2. Provide with Broan Premium Radiation Damper, Model #RDFQL.
3. Exhaust fan with integral light.
4. Furnish with Exhaust Fan Timer Switch, Eaton 9590AW or Equal. Timer switch to have 10 minute and 1 hour settings at minimum. Installation by Electrical Contractor.
EXISTING LAVATORY TO REMAIN. PROVIDE MOEN "CHATEAU" SINGLE HANDLE LAVATORY CARRIER.

NOTE: HVAC EQUIPMENT HAS BEEN SIZED IN ACCORDANCE WITH ASHRAE HANDBOOKS UTILIZING HAP SOFTWARE.

**GAS USAGE**

**PLUMBING FIXTURE SCHEDULE**

**INDOOR UNIT**

**OUTDOOR UNIT**

**SPLIT SYSTEM HVAC UNIT SCHEDULE**

**NOTES:** 1. UNITS MAY BE SUBSTITUTED WITH EQUIVALENT BRAND UNITS AS APPROVED EQUAL. COORDINATE PHYSICAL SPACE REQUIREMENTS WITH EXISTING CONDITIONS. VERIFY FLOOR/CEILING/FACE AREA AVAILABLE. COORDINATE POWER REQUIREMENTS WITH ELECTRICAL. COORDINATE ELECTRICAL INTERFACE MODULES WITH ELECTRICAL.

2. UNIT FURNISHED IN OUTDOOR UNIT.

3. PROVIDE SINGLE-PHASE EXHAUST AXIAL FAN AND FILTER SYSTEM.

4. PROVIDE 7-DAY PROGRAMMABLE THERMOSTAT WITH SECOND STAGE "EMERGENCY" HEAT CAPABILITY. THE FIRST STAGE OF HEATING SHALL CONTROL THE HEAT PUMP. THE SECOND STAGE OF HEATING SHALL CONTROL THE ELECTRIC RESISTANCE HEAT. THERMOSTAT SHAL BE INSTALLED NEXT TO THE HEAT PUMP OR THE ELECTRIC RESISTANCE HEAT.

5. PROVIDE CONDENSATE PUMP AS NECESSARY WHERE ACCESS TO A DRAIN IS NOT READILY AVAILABLE. COORDINATE POWER REQUIREMENTS WITH ELECTRICAL.

6. CLEAN FILTER NEAR THE END OF MAJOR CONSTRUCTION.

7. PROVIDE AMERICAN STANDARD #5321.110 EVERCLEAN ELONGATED SEAT WITH KITCHEN FAUCET WITH REMOTE SPRAYER, MODEL #7430, 1.5 GPM FLOW RATE.

8. PROVIDE WITH DEARBORN BRASS 12 LOCKING CUP SINK BASKET STRAINERS. VERIFY FIT PRIOR TO INSTALLATION.

9. PROVIDE WITH WALL MOUNTED THERMOSTAT. COORDINATE POWER WITH ELECTRICAL.

10. PROVIDE WITH AMERICAN STANDARD WATER CLOSET, WASH BASIN WITH LID. COORDINATE DEPTH WITH FIELD CONDITIONS.

11. PROVIDE WITH BROAN PREMIUM RADIATION DAMPER, MODEL #RDFQL.

12. PROVIDE WITH ELECTRIC HEAT PUMP. PROVIDE 'BASEMENT WATCHDOG' "MAINTENANCE FREE AGM BACKUP SUMP PUMP SYSTEM. 3,100 GPH @ 10 FT HEAD PRIMARY PUMP, 1,000 GPH @ 10 FT HEAD SECONDARY PUMP. PROVIDE 7-DAY PROGRAMMABLE THERMOSTAT WITH SECOND STAGE "EMERGENCY" HEAT CAPABILITY. THE FIRST STAGE OF HEATING SHALL CONTROL THE HEAT PUMP. THE SECOND STAGE OF HEATING SHALL CONTROL THE ELECTRIC RESISTANCE HEAT. THERMOSTAT SHALL BE INSTALLED NEXT TO THE HEAT PUMP OR THE ELECTRIC RESISTANCE HEAT.

13. PROVIDE WITH EXHAUST FAN TIMER SWITCH, EATON 9590AW OR EQUAL. TIMER SWITCH TO HAVE 1/2" SLOW CLOSE SNAP-OFF HINGES. FIXTURE IS ADA AND WATERSENSE COMPLIANT.

14. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

15. PROVIDE WITH TUB/SNAP FALL PUMP. PROVIDE 'BASEMENT WATCHDOG' "MAINTENANCE FREE AGM BACKUP SUMP PUMP SYSTEM. 3,100 GPH @ 10 FT HEAD PRIMARY PUMP, 1,000 GPH @ 10 FT HEAD SECONDARY PUMP. PROVIDE 7-DAY PROGRAMMABLE THERMOSTAT WITH SECOND STAGE "EMERGENCY" HEAT CAPABILITY. THE FIRST STAGE OF HEATING SHALL CONTROL THE HEAT PUMP. THE SECOND STAGE OF HEATING SHALL CONTROL THE ELECTRIC RESISTANCE HEAT. THERMOSTAT SHALL BE INSTALLED NEXT TO THE HEAT PUMP OR THE ELECTRIC RESISTANCE HEAT.

16. PROVIDE WITH TUB / SHOWER AND TOILET.

17. PROVIDE WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

18. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

19. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

20. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

21. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

22. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

23. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.

24. PROVIDE WITH TUB / SHOWER WITH MOEN COMMERCIAL SINGLE HANDLE POSI-TEMP FAUCET, MODEL #8371HD. PROVIDE WITH AMERICAN STANDARD #T8389EP15, WITH MOEN POSI-TEMP PRESSURE BALANCING VALVE, MODEL #8371HD.
### Exhaust Fan Schedule

<table>
<thead>
<tr>
<th>Model</th>
<th>Manufacturer</th>
<th>Model #</th>
<th>CFM</th>
<th>S.P. in</th>
<th>120 V</th>
<th>23.3</th>
<th>0.3</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>L-1</td>
<td>Broan</td>
<td>QTXE080FLT</td>
<td>50</td>
<td>0.25</td>
<td>0.3</td>
<td></td>
<td></td>
<td></td>
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</tr>
</tbody>
</table>

**Notes:**
1. PROJECT EXHAUST VENTS TO BE LOCATED ON VENTILATION WALL.
2. PROVIDE WITH BROAN RADIATION DAMPER, MODEL #RDM1.
3. PROVIDE WITH BROAN PREMIUM RADIATION DAMPER, MODEL #RDFQL.
4. EXHAUST FAN WITH INTEGRAL LIGHT.
5. FURNISH WITH EXHAUST FAN TIMER SWITCH, EATON 9590AW OR EQUAL. TIMER SWITCH TO HAVE 10 MINUTE AND 1 HOUR SETTINGS AT MINIMUM. INSTALLATION BY ELECTRICAL CONTRACTOR.

### Plumbing Fixture Schedule

<table>
<thead>
<tr>
<th>Model</th>
<th>Manufacturer</th>
<th>Model #</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>EF-1</td>
<td>Broan</td>
<td></td>
<td>PROVIDE WITH BROAN RADIATION DAMPER, MODEL #RDM1.</td>
</tr>
</tbody>
</table>
1. EXISTING TUB AND SHOWER SURROUND TO REMAIN. PROVIDE MOEN COMMERCIAL SINGLE UNIT PRIMARY HEATING PERFORMANCE TRIP-TECH PROJECT #18404

2. PROVIDE 7-DAY PROGRAMMABLE THERMOSTAT WITH SECOND STAGE "EMERGENCY" HEAT CAPABILITY. THE FIRST STAGE OF HEATING SHALL CONTROL THE HEAT PUMP. THE SECOND STAGE OF HEATING SHALL CONTROL THE ELECTRIC RESISTANCE BASEBOARD IN THE SAME ROOM AS THE HEAT PUMP. PROVIDE HEAT PUMP WITH 24 VOLT INTERFACE MODULE AS NECESSARY. DO NOT LOCK OUT THE HEAT PUMP OR THE ELECTRIC HEAT.

3. CARRIER UNITS MAY BE SUBSTITUTED WITH EQUIVALENT BRYANT UNITS OR APPROVED EQUAL. COORDINATE PHYSICAL SPACE REQUIREMENTS WITH EXISTING CONDITIONS. VERIFY FLOW DIRECTION AND PROVIDE ANCILLARY EQUIPMENT AS AGREED UPON IN WRITING.

4. PROVIDE PROGRAMMABLE THERMOSTAT.

**EXHAUST FAN SCHEDULE**

<table>
<thead>
<tr>
<th>MARK</th>
<th>MANUFACTURER</th>
<th>MODEL</th>
<th>CFM</th>
<th>VOLT</th>
<th>PHASE</th>
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**PLUMBING FIXTURE SCHEDULE**

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<tr>
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<th>FIXTURE</th>
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<th>COLD</th>
<th>DESCRIPTION</th>
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<tbody>
<tr>
<td>T1-1</td>
<td>TUB / SHOWER</td>
<td>3”</td>
<td>1-1/2”</td>
<td>1-1/2”</td>
<td>1-1/2”</td>
<td>PROVIDE THE TUB AND SHOWER FIXTURES.</td>
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<tr>
<td>L1</td>
<td>LAUNDRY (SINK)</td>
<td>4”</td>
<td>1-1/2”</td>
<td>1-1/2”</td>
<td>1-1/2”</td>
<td>PROVIDE THE LAUNDRY SINK FIXTURES.</td>
</tr>
<tr>
<td>L2</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>PROVIDE THE LAUNDRY SINK FIXTURES.</td>
</tr>
<tr>
<td>B1</td>
<td>WATER HEATER</td>
<td>-</td>
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<td>PROVIDE THE WATER HEATER FIXTURES.</td>
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**ELECTRIC BASEBOARD HEAT**

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<tr>
<th>MANUFACTURER</th>
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<th>VOLT</th>
<th>PH</th>
<th>AMPS</th>
<th>NOTES</th>
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**SPLIT SYSTEM HVAC UNIT SCHEDULE**

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**OUTDOOR UNIT**

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</table>

NOTES:

- PROVIDE THE APPROPRIATE NUMBER OF WATER HEATERS IN PARALLEL.
- PROVIDE PROGRAMMABLE THERMOSTAT WITH 24 VOLT INTERFACE.
- VERIFY FLOW DIRECTION AND PROVIDE ANCILLARY EQUIPMENT AS AGREED UPON IN WRITING.
- PROVIDE THE APPROPRIATE NUMBER OF WATER HEATERS IN SERIES/PARALLEL.
- PROVIDE THE TUB AND SHOWER FIXTURES IN SERIES/PARALLEL.
- PROVIDE THE LAUNDRY SINK FIXTURES IN SERIES/PARALLEL.