



Board of County Commissioners Agenda Request

6C
Agenda Item #

Requested Meeting Date: April 9, 2019

Title of Item: Government Center

<input checked="" type="checkbox"/> REGULAR AGENDA	Action Requested:	<input type="checkbox"/> Direction Requested
<input type="checkbox"/> CONSENT AGENDA	<input checked="" type="checkbox"/> Approve/Deny Motion	<input type="checkbox"/> Discussion Item
<input type="checkbox"/> INFORMATION ONLY	<input type="checkbox"/> Adopt Resolution (attach draft) <i>*provide copy of hearing notice that was published</i>	<input type="checkbox"/> Hold Public Hearing*

Submitted by: Jessica Seibert	Department: Administration
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Presenter (Name and Title): Travis Feuchtmann	Estimated Time Needed: 15 minutes
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Summary of Issue:

Travis Feuchtmann from Contegrity Group will be asking the Board to approve the following:

1. Change Order from Olympic Companies, Inc. in the amount of \$23,661.00
2. Amendment to Agreement between Aitkin County and Contegrity Group, dated May 23, 2017 in the amount of \$25,745.00

Alternatives, Options, Effects on Others/Comments:

Recommended Action/Motion:

Approve Olympic Companies Change Order for \$23,661.00
Approve Amendment to Agreement between Aitkin County and Contegrity Group for \$25,745.00

Financial Impact:

Is there a cost associated with this request? Yes No

What is the total cost, with tax and shipping? \$

Is this budgeted? Yes No *Please Explain:*



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1

Change Order - Construction Manager-Adviser Edition

PROJECT (*Name and address*):
Aitkin County
217 2nd St NW
Aitkin MN 56431

CHANGE ORDER NUMBER: 006
INITIATION DATE: March 26, 2019

OWNER:
CONSTRUCTION MANAGER:
ARCHITECT:
CONTRACTOR:

TO CONTRACTOR (*Name and address*):
Olympic Companies, Inc.
5932 53rd Ave South, Unit B
Fargo ND 58104

PROJECT NUMBERS: 14 / 1290
CONTRACT DATE: March 27, 2018
CONTRACT FOR: Cat. 11: Gypsum Board

FIELD:
OTHER:

THE CONTRACT IS CHANGED AS FOLLOWS:

Provide MR GWB "Purple Board" in lieu of Regular GWB at all Exterior walls of Phase One.
PR 12R: See attached for full description

The original Contract Sum was	\$	889,350.00
Net change by previously authorized Change Orders	\$	19,958.00
The Contract Sum prior to this Change Order was	\$	909,308.00
The Contract Sum will be increased by this Change Order in the amount of	\$	23,661.00
The new Contract Sum including this Change Order will be	\$	932,969.00

The Contract Time will be increased by Zero (0) days.
The date of Substantial Completion as of the date of this Change Order therefore is

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE OWNER, CONSTRUCTION MANAGER, ARCHITECT AND CONTRACTOR.

Contegrity Group, Inc.
CONSTRUCTION MANAGER (*Firm name*)
101 First Street SE, Little Falls, MN 56345
ADDRESS

Lawrence P. Filippi
BY (*Signature*)
Lawrence Filippi
(Typed name) **DATE:** March 26, 2019

BKV Group
ARCHITECT (*Firm name*)
222 North Second Street, Minneapolis, MN 55401
ADDRESS

James Van Sweden
BY (*Signature*)
James Van Sweden
(Typed name) **DATE:**

Olympic Companies, Inc.
CONTRACTOR (*Firm name*)
5932 53rd Ave South, Unit B, Fargo ND 58104
ADDRESS

Ryan Grauf
BY (*Signature*)
Ryan Grauf
(Typed name) **DATE:**

Aitkin County
OWNER (*Firm name*)
217 2nd St NW, Aitkin MN 56431
ADDRESS

Jessica Seibert
BY (*Signature*)
Jessica Seibert, County Administrator
(Typed name) **DATE:**



5932 53rd Avenue South, Suite B
 Fargo, North Dakota 58104

Telephone: (701) 365-0098

www.olympiccompanies.com

3/20/2019

CHANGE ORDER REQUEST

TO: CONTEGRITY GROUP
101 1st St. SE
LITTLE FALLS, MN 56345
ATTN: TRAVIS FUECHTMANN

PROJECT NAME: AITKIN COUNTY GOVERNMENT CENTER ADDITION
 LOCATION: AITKIN, MN
 OLYMPIC JOB NO. #18-2042
 CONTEGRITY JOB NO. _____

CONTEGRITY BLDG CI NUMBER #
 REQUEST FOR PROSAL NUMBER #
 REVISION TITLE / NUMBER #

CI #
PR #
RFI #

DESCRIPTION OF CHANGE:

Provide MR GWB "Purple Board" in lieu of Regular GWB at Exterior Wall

↳ ALL EXTERIOR WALLS OF PHASE 1

TOTAL COST SUMMARY

TOTAL LABOR	\$	-
TOTAL MATERIAL/EQUIPMENT/SUB	\$	1,442.00
TOTAL COST IMPACT	\$	1,442.00
SCHEDULE IMPACT		NONE

RYAN GRAUF, PROJECT MANAGER
 OLYMPIC COMPANIES, INC.



5932 53rd Avenue South, Suite B
 Fargo, North Dakota 58104

Telephone: (701) 365-0098

www.olympiccompanies.com

LABOR RATES:

	<u>HOURS</u>	<u>RATE</u>	<u>TOTAL</u>
CARPENTER FOREMAN - REGULAR TIME	0	\$87.00	\$ -
CARPENTER JOURNEYMAN - REGULAR TIME	0	\$84.00	\$ -
TAPER JOURNEYMAN - REGULAR TIME	0	\$81.00	\$ -
LABOR	0	\$84.00	\$ -
TOTAL LABOR			\$ -

MATERIAL, EQUIPMENT, SUPPLIES:

MATERIALS	\$	1,442.00
EQUIPMENT / LIFT RENTAL / SCAFFOLD	\$	-
ENGINEERING / SHOP DRAWINGS	\$	-
SUBSISTANCE	\$	-
TOTAL MATERIAL		\$ 1,442.00

RYAN GRAUF, PROJECT MANAGER
OLYMPIC COMPANIES, INC.



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11/28/2018

CHANGE ORDER REQUEST

TO: CONTEGRITY GROUP
101 1st St. SE
LITTLE FALLS, MN 56345
ATTN: TRAVIS FUECHTMANN

PROJECT NAME: AITKIN COUNTY GOVERNMENT CENTER ADDITION
 LOCATION: AITKIN, MN
 OLYMPIC JOB NO. #18-2042
 CONTEGRITY JOB NO. _____

CONTEGRITY BLDG CI NUMBER #
 REQUEST FOR PROSAL NUMBER #
 REVISION TITLE / NUMBER #

CI #
PR #12
RFI #

DESCRIPTION OF CHANGE:

Provide and Install Level 3 Ballistic Panels to 5' AFF in Rooms 117, 124, 210, 332.
 Revised Layout at 3rd Level Area Creating New Space for Storage 332

TOTAL COST SUMMARY

TOTAL LABOR	\$	9,744.00
TOTAL MATERIAL/EQUIPMENT	\$	20,975.00
TOTAL COST IMPACT	\$	30,719.00
SCHEDULE IMPACT		NONE

BACK-OUT 8,500.-
 FOR REVISIONS.
 UTILIZE OFFICE
 316.
 FINAL: 22,219.-

RYAN GRAUF, PROJECT MANAGER
 OLYMPIC COMPANIES, INC.



Olympic Companies, Inc.

AN EQUAL OPPORTUNITY EMPLOYER

5932 53rd Avenue South, Suite B
Fargo, North Dakota 58104

Telephone: (701) 365-0098

www.olympiccompanies.com

LABOR RATES:

	<u>HOURS</u>	<u>RATE</u>	<u>TOTAL</u>
CARPENTER FOREMAN - REGULAR TIME	0	\$87.00	\$ -
CARPENTER JOURNEYMAN - REGULAR TIME	116	\$84.00	\$ 9,744.00
TAPER JOURNEYMAN - REGULAR TIME	0	\$81.00	\$ -
LABOR	0	\$84.00	\$ -
TOTAL LABOR			\$ 9,744.00

MATERIAL, EQUIPMENT, SUPPLIES:

MATERIALS		\$	20,975.00
EQUIPMENT / LIFT RENTAL / SCAFFOLD		\$	-
ENGINEERING / SHOP DRAWINGS		\$	-
TOTAL MATERIAL			\$ 20,975.00

RYAN GRAUF, PROJECT MANAGER
OLYMPIC COMPANIES, INC.



Architecture Interior Design Landscape Architecture Engineering
 Phone: 612.339.3752 Fax: 612.339.6212 www.bkvgroup.com
Enriching Lives and Strengthening Communities

PROPOSAL REQUEST

Owner: X
 Architect: X
 Consultant:
 Contractor: X
 Field:
 Other:

AIA DOCUMENT G709

PROJECT:

Aitkin County Government Center Addition
 217 Second Street NW
 Aitkin, MN 56431

PROPOSAL REQUEST NUMBER: 12R

DATE OF ISSUANCE: 03/19/2019

CONTRACT FOR: General Construction

OWNER:

Aitkin County
 217 Second Street NW
 Aitkin, MN 56431

CONTRACT DATE: March 27, 2018

ARCHITECT'S PROJECT NO.: 2121.01

FROM ARCHITECT:

Boarman Kroos Vogel Group, Inc.
 222 North Second Street, Suite 101
 Minneapolis, MN 55401

TO CONSTRUCTION MANAGER:

Contegrity Group, Inc.
 101 1st Street SE
 Little Falls, MN 56345

Please submit an itemized proposal for changes in the Contract Sum and Contract Time for proposed modifications to the Contract Documents described herein. Within **10** days, the Contractor must submit this proposal or notify the Architect, in writing, of the date on which proposal submission is anticipated.

THIS IS NOT A CHANGE ORDER, CONSTRUCTION DIRECTIVE OR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED IN THE PROPOSED MODIFICATIONS.

DESCRIPTION:

Please provide a detailed proposal for the following work as described below:

SPECIFICATIONS:

1. Section 087100 Door Hardware
 - A. Added new hardware set [06A] and [13A].

ARCHITECTURAL:

1. Provide and install a continuous layer of level-3 ballistic resistant panels as specified in Section 14600 Ballistic-Resistant Assemblies from the floor surface level to at least 5'-0" above the floor in each **wall as defined in green in the attached sketches**. Ballistic resistant panel shall be installed under 5/8" gypsum board finish, on interior side of room. Provide required furring/shims at areas above 5'-0" to provide a flush finish surface.
2. Provide and install (1) one phone jack with required conduit/boxes within each room adjacent to the door at 46" AFF.
 - a. Storage 117
 - b. Storage 124
 - c. Storage 210
3. Sheet A900
 - a. Door 117: Revise hardware set from [06] to be [06A].

- b. Door 124: Revise hardware set from [13] to be [13A].
- c. Door 210: Revise hardware set from [13] to be [13A].

REQUESTED BY: Owner

ISSUED BY: James Van Sweden, Senior Construction Administrator – BKV Group

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**SECTION 087100
DOOR HARDWARE**

PR-12, Revisions, 11/08/2018
PR-11, Revisions, 10/19/2018
PR-06, Revisions, 06/22/2018
ADD-03, Revisions, 02/21/2018
Revised 02/09/2018, Addendum 01

PART 1 - GENERAL

1.1 CONDITIONS

- A. Conditions of the contract (General and Supplementary Conditions) and Division One General Requirements, govern the work of this section.
- B. This section includes all material, and related service necessary to furnish all finish hardware indicated on the drawings, or specified herein.
- C. Furnish UL listed hardware for all labeled and 20 min. openings in conformance with the requirements for the class of opening scheduled. Underwriters' requirements shall have precedence over specification where conflicts exist.
- D. All work shall be in accordance with all applicable state and local building codes. Code requirements shall have precedence over this specification where conflicts exist.

1.2 WORK INCLUDED

- A. This section includes the following:
 - 1. Furnish door hardware (for hollow metal, wood and aluminum doors) specified herein, listed in the hardware schedule, and/or required by the drawings.
 - 2. Cylinders for Aluminum Doors
 - 3. Thresholds and Weather-stripping (Aluminum frame seals to be provided by aluminum door supplier)
 - 4. Electro-Mechanical Devices
 - 5. Access Control components and or systems specified within this section.
- B. Where items of hardware are not definitely or correctly specified and is required for the intended service, such omission, error or other discrepancy should be directed to the Architect prior to the bid date for clarification by addendum. Otherwise furnish such items in the type and quantity established by this specification for the appropriate service intended.

1.3 RELATED WORK IN OTHER SECTIONS

- A. This section includes coordination with related work in the following sections:
 - 1. Division 6 Section "Architectural Woodwork".
 - 2. Division 8 Section "Hollow Metal Doors and Frames".
 - 3. Division 8 Section "Wood Doors"
 - 4. Division 8 Section "Aluminum-Framed Entrances and Storefronts"
 - 5. Division 26 Sections "Electrical".
 - 6. Division 28 Sections for access control hardware.

1.4 REFERENCES

- A. Publications of agencies and organizations listed below form a part of this specification section to the extent referenced.
 - 1. DHI - Recommended Locations for Builders' Hardware.
 - 2. NFPA 80 - Standards for Fire Doors and Windows.
 - 3. NFPA 101 - Code for Safety to Life from Fire in Buildings and Structures.
 - 4. UL - Building Material Directory.

5. DHI - Door and Hardware Institute
6. WHI - Warnock Hersey
7. BHMA - Builders Hardware Manufacturers Association
8. ANSI – American National Standards Institute
9. IBC 2006 - International Building Code Edition (as amended by local building code)

1.5 SUBMITTALS

- A. Within ten days after award of contract, submit detailed hardware schedule in quantities as required by Division 1 - General Conditions.
- B. Schedule format shall be consistent with recommendations for a vertical format as set forth in the Door & Hardware Institute's (DHI) publication "Sequence and Format for the Hardware Schedule". Hardware sets shall be consolidated to group multiple door openings which share similar hardware requirements. Schedule shall include the following information:
 1. Door number, location, size, handing, and rating.
 2. Door and frame material, handing.
 3. Degree of swing.
 4. Manufacturer
 5. Product name and catalog number
 6. Function, type and style
 7. Size and finish of each item
 8. Mounting heights
 9. Explanation of abbreviations, symbols, etc.
 10. Numerical door index, indicating the hardware set/ group number for each door.
- C. When universal type door closers are to be provided, the schedule shall indicate the application method to be used for installation at each door: (regular arm, parallel arm, or top jamb).
- D. The schedule will be prepared under the direct supervision of a certified Architectural Hardware Consultant (AHC), or certified Door Hardware Consultant (DHC) employed by the hardware distributor. The hardware schedule shall be signed and embossed or stamped with the DHI certification seal of the supervising AHC or DHC. The supervising AHC or DHC shall attend any meetings related to the project when requested by the architect.
- E. Check the specified hardware for suitability and adaptability to the details and surrounding conditions.
- F. Review drawings from related trades as required to verify compatibility with specified hardware. Indicate unsuitable or incompatible items, and proposed substitutions in the hardware schedule.
- G. Provide documentation for all hardware to be furnished on labeled fire doors indicating compliance with positive pressure fire testing UL 10C.
- H. Furnish manufacturers' catalog data for each item of hardware in quantities as required by Division 1 - General Conditions.
- I. Submit a sample of each type of hardware requested by the architect. Samples shall be of the same finish, style, and function as specified herein. Tag each sample with its permanent location so that it may be used in the final work.
- J. Furnish with first submittal, a list of required lead times for all hardware items.
- K. After final approved schedule is returned, transmit corrected copies for distribution and field use in quantities as required by Division 1 - General Conditions.
- L. Furnish approved hardware schedules, template lists, and pertinent templates as requested by related trades.
- M. Furnish necessary diagrams, schematics, voltage and amperage requirements for all electro-mechanical devices or systems as required by related trades. Wiring diagrams shall be opening specific and include both a riser diagram and point to point diagram showing all wiring terminations.

- N. After receipt of approved hardware schedule, Hardware supplier shall initiate a meeting including the owner's representative to determine keying requirements. Upon completion of the initial key meeting, hardware supplier shall prepare a proposed key schedule with symbols and abbreviations as set forth in the door and hardware institute's publication "Keying Procedures, Systems, and Nomenclature". Submit copies of owner approved key schedule for review and field use in quantities as required by Division 1 - General Conditions. Wiring diagrams shall be included in final submittals transmitted for distribution and field use.

1.6 QUALITY ASSURANCE

- A. Manufacturers and model numbers listed are to establish a standard of function and quality. Similar items by approved manufacturers that are equal in design, function, and quality, may be considered for prior approval of the architect, provided the required data and physical samples are submitted for approval as set forth in Division One General Requirements.
- B. Where indicated in this specification, products shall be independently certified by ANSI for compliance with relevant ANSI/BHMA standards A156.1 - A156.36 – Standards for Hardware and Specialties. All products shall meet or exceed certification requirements for the respective grade indicated within this specification. Supplier shall provide evidence of certification when requested by the architect.
- C. Obtain each type of hardware (hinges, latch & locksets, exit devices, closers, etc.) from a single manufacturer, although several may be indicated as offering products complying with requirements.
- D. Electrical drawings and electrical specifications are based on the specific electrified hardware components specified in hardware sets. When electronic hardware components other than those indicated in hardware sets are provided, the supplier shall be responsible for all costs incurred by the design team and their consultants to review, and revise electrical drawings and electrical specifications. Supplier shall also be responsible for any additional costs associated with required changes in related equipment, materials, installation, or final hook up to insure the system will operate and function as indicated in the construction documents, including hardware set operational / functional descriptions.
- E. All hardware items shall be manufactured no earlier than 6 months prior to delivery to site.
- F. Hardware supplier shall be factory trained and certified by the manufacture to provide and support all computer managed locks and system components.
- G. Installation of hardware shall be installed or directly supervised and inspected by a skilled installer certified by the manufacturer of locksets, door closers, and exit devices used on the project, or with not less than 3 years' experience in successful completion of projects similar in size and scope.
- H. Provide hardware for all labeled fire doors, which complies with positive pressure fire testing UL 10C.
- I. Comply with all applicable provisions of the standards referenced within section 1.4 of this specification.
- J. Hardware supplier shall participate when reasonably requested to meet with the contractor and or architect to inspect any claim for incorrect or non-functioning materials; following such inspection, the hardware supplier shall provide a written statement documenting the cause and proposed remedy of any unresolved items.

1.7 DELIVERY, STORAGE AND HANDLING

- A. Hardware supplier shall deliver hardware to the job site unless otherwise specified.
- B. All hardware shall be delivered in manufacturers' original cartons and shall be clearly marked with set and door number.

- C. Coordinate with contractor prior to hardware delivery and recommend secure storage and protection against loss and damage at job site.
- D. Contractor shall receive all hardware and provide secure and proper protection of all hardware items to avoid delays caused by lost or damaged hardware. Contractor shall report shortages to the Architect and hardware supplier immediately after receipt of material at the job site.
- E. Coordinate with related trades under the direction of the contractor for delivery of hardware items necessary for factory installation.

1.8 PRE-INSTALLATION MEETING

- A. Schedule a hardware pre-installation meeting on site to review and discuss the installation of continuous hinges, locksets, door closers, exit devices, overhead stops, and electromechanical door hardware.
- B. Meeting attendees shall be notified 7 days in advance and shall include: Architect, Contractor, Door Hardware Installers (including low voltage hardware), Manufacturers representatives for above hardware items, and any other effected subcontractors or suppliers.
- C. All attendees shall be prepared to distribute installation manuals, hardware schedules, templates, and physical hardware samples.

1.9 WARRANTY

- A. All hardware items shall be warranted against defects in material and workmanship as set forth in Division One General Requirements.
- B. Repair, replace, or otherwise correct deficient materials and workmanship without additional cost to owner.

PART 2 - PRODUCTS

2.1 FASTENERS

- A. All exposed fasteners shall be Phillips head or as otherwise specified, and shall match the finish of the adjacent hardware. All fasteners ex-posed to the weather shall be non-ferrous or stainless steel. Furnish correct fasteners to accommodate surrounding conditions.
- B. Coordinate required reinforcements for doors and frames. Seek approval of the architect prior to furnishing through-bolts. Furnish through-bolts as required for materials not readily reinforced.

2.2 BUTT HINGES

- A. Acceptable manufacturers and respective catalog numbers:

	<u>Ives</u>	<u>Stanley</u>	<u>Hager</u>	<u>McKinney</u>
1. Standard Weight, Plain Bearing	5PB1	F179	1279	T2714
2. Standard Weight, Ball Bearing	5BB1	BB179	BB1279	TB2714
3. Standard Weight, Ball Bearing, Non-Ferrous	5BB1	FBB191	BB1191	TB2314
4. Heavy Weight, Ball Bearing	5BB1HW	FBB168	BB1168	T4B3786
5. Heavy Weight, Bail Bearing, Non-Ferrous	5BB1HW	FBB199	BB1199	T4B3386

- B. Hinges shall be independently certified by ANSI for compliance with ANSI A156.1 (2006). Hinges shall meet or exceed the following ANSI grade requirements as indicated below:
 - 1. Standard Weight, Plain Bearing Hinges: Grade 3
 - 2. Standard Weight, 2 Ball Bearing Hinges: Grade 2
 - 3. Heavy Weight, 4 Ball Bearing Hinges: Grade 1
- C. Unless otherwise specified, furnish the following hinge quantities for each door leaf.
 - 1. 3 hinges for doors up to 90 inches.
 - 2. 1 additional hinge for every 30 inch on doors over 90 inches.
 - 3. 4 hinges for Dutch door applications.

- D. Unless otherwise specified, top and bottom hinges shall be located as specified in division 8 Section "Hollow Metal Doors and Frames". Intermediate hinges shall be located equidistant from others.
- E. Unless otherwise specified, furnish hinge weight and type as follows:
 - 1. Standard weight: plain bearing hinge 5PB1 for interior openings through 36 inches wide without a door closer.
 - 2. Standard weight: ball bearing hinge 5BB1 for interior opening over 36 through 40 inches wide without a door closer, and for interior openings through 40 inches wide with a door closer.
 - 3. Heavyweight: 4 ball bearing hinge 5BB1HW for interior openings over 40 inches wide, and for all vestibule doors.
 - 4. Heavyweight: 4 ball bearing hinge 5BB1HWss for exterior openings unless otherwise listed in groups.
- F. Unless otherwise specified, furnish hinges for exterior doors, fabricated from brass, bronze, or stainless steel. Unless otherwise specified, hinges for interior doors may be fabricated from steel.
- G. Unless otherwise specified, furnish hinges in the following sizes:
 - 1. 5" x 5" 2-1/4" thick doors
 - 2. 4-1/2" x 4-1/2" 1-3/4" thick doors
 - 3. 3-1/2" x 3-1/2" 1-3/8" thick doors
- H. Furnish hinges with sufficient width to accommodate trim and allow for 180-degree swing.
- I. Unless otherwise specified, furnish hinges with flat button tips with non-rising pins at interior doors, non-removable loose pins (NRP) at exterior and out-swinging interior doors.
- J. Unless otherwise specified, furnish all hinges to template standards.

2.3 POWER TRANSFERS

- A. Acceptable manufacturers and respective catalog numbers:

	<u>Von Duprin</u>	<u>ASSA</u>
1. Concealed Two Wire	EPT-2	CEPT-10
2. Concealed Ten Wire	EPT-10	CEPT-10
3. Armored Door Cord Four Wire	788C-12	TSB-C
4. Armored Door Cord Four Wire	788C-18	TSB-C
- B. Door cords shall be armored cable with screw on caps.
- C. Concealed power transfers shall be concealed in the door and frame when the door is closed.
- D. Concealed power transfers shall have a steel tube to protect wires from being cut.
- E. Concealed power transfers with spring tubes shall be rejected.
- F. Concealed power transfers shall be supplied with a mud box to house all terminations.

2.4 FLUSH BOLTS AND DUST PROOF STRIKES

- A. Acceptable manufacturers and respective catalog numbers:

	<u>Ives</u>	<u>Door Controls</u>	<u>Hager</u>
1. Dust Proof Strike	DP2	80	280X
2. Auto Flush Bolt (Metal Door)	FB31P	842	292D
3. Auto Flush Bolt (Wood Door)	FB41P	942	291D
4. Manual Flush Bolt	FB458	780	282D
- B. Unless otherwise specified, provide 12" rods for manual flush bolts for door 7'6" or less, 24" top rods for doors over 7'6" to 8'6".
- C. Unless otherwise specified, provide doors over 8'6" with automatic top bolts.

- D. Provide automatic flush bolts where required to maintain fire door listing and or egress requirements on pairs of doors.
- E. All flush-bolt applications shall be UL listed to be installed with top flush-bolt only. Provide auxiliary fire bolt as required for fire rated openings where less bottom bolt has been specified.
- F. Provide all bottom flush bolts with non-locking dust proof strikes.

2.5 EXIT DEVICES

- A. Acceptable manufacturers and respective catalog numbers:

	<u>Von Duprin</u>	<u>Sargent</u>	<u>Yale</u>	<u>Corbin</u>
1. Wide Stile, Push Pad	98 / 99 Series	GL-43-80 Series	7100-ECK1 Series	ED5000-M110 Series
2. Lever Trim	996 Series	740 ET	600 Series	900 Series
3. Pull Trim	990 Series	800 MAL	500 Series	1300 Series

- A. Exit devices shall be independently certified by ANSI for compliance with ANSI A156.3, Grade 1 (2008).
- B. Obtain exit devices from a single manufacturer, although several may be indicated as offering products complying with requirements.
- C. All exit devices shall be equipped with a sound-dampening feature to reduce touch pad return noise.
- D. On full glass doors there shall be no exposed fasteners on the back of the mechanism visible through the glass.
- E. All exit devices shall be provided with flush end caps to reduce potential damage from impact.
- F. All exit devices shall be provided with dead-locking latch bolts to insure security.
- G. All exit devices shall be U.L. listed for accident hazard. Exit device for use on fire doors shall also be U.L. listed for fire exit hardware.
- H. Provide optional strikes, special length rods, and adapter plates to accommodate door and frame conditions. Provide narrow style series devices in lieu of wide stile series devices where optional strikes will not accommodate door and frame conditions.
- I. Coordinate with related trades to insure adequate clearance and reinforcement is provided in doors and frames. Provide thru bolts as required.
- J. Refer to hardware groups for exit device applications utilizing the option of: "less bottom rod and floor strike" (LBR)
- K. All exit devices shall be provided with optional trim designs to match other lever and pull designs used on the project.
- L. Unless specific exit device dogging options are noted within hardware sets, provide dogging options as follows:
 - M. Fire Rated devices: Dogging not permitted.
 - N. Non-Rated Exit Only functions not equipped with outside trim or pull: Less Dogging.
 - O. Non-Rated Classroom functions: Less Dogging.
 - P. Non-Rated devices utilizing electric latch retraction or electrified outside trim: Less Dogging.
- Q. All Other Non-Rated devices: Cylinder Dogging utilizing interchangeable core cylinders. Cylinder keyway shall match locksets furnished on this project.
- R. Provide glass bead kits as required to accommodate door conditions. Screws shall not be visible through full glass doors.
- S. Where specified, provide compatible keyed mullions with cylinder for pairs of doors.

T. Provide reinforced crossbars for all traditional style exit devices applied to doors over 36" wide.

2.6 LOCKS AND LATCHES

A. Acceptable manufacturers and respective catalog numbers:

	<u>Schlage</u>	<u>Sargent</u>	<u>Yale</u>	<u>Corbin</u>
1. Grade 1 Mortise	L Series 03A	8200 LNJ	8800 Series CRR	ML2000 LWA

B. Bored locks shall be independently certified by ANSI for compliance with ANSI A156.2 (2011). Interconnected locks shall be independently certified by ANSI for compliance with ANSI A156.12 (2013). Mortise locks shall be independently certified by ANSI for compliance with ANSI A156.13 (2012).

C. Minimize transmission of heat to lock trim. Provide temperature control modules (TCM) on all electrified locks when cataloged by the lock manufacturer.

D. Unless otherwise specified, all locks and latches to have:

1. 2-3/4" Backset
2. 1/2" minimum throw latchbolt
3. 1" throw deadbolt
4. 6 pin cylinders
5. ANSI A115.2 strikes

E. Provide guarded latch bolts for all locksets, and latch bolts with sufficient throw to maintain fire rating of both single and paired door assemblies.

F. Length of strike lip shall be sufficient to clear surrounding trim.

G. Provide wrought boxes for strikes at inactive doors, wood frames, and metal frames without integral mortar covers.

2.7 PULLS, PUSH BARS, PUSH/PULL PLATES

A. Acceptable manufacturers and respective catalog numbers:

	<u>Burns</u>	<u>Hager</u>	<u>Ives</u>
1. Straight Pull (1" dia., 10" ctc)	26C	4J	8103-0
2. Straight Pull (3/4" dia., 8" ctc)	25B	3G	8102-8
3. Offset Door Pull (1" dia., 10" ctc)	39C	12J	8190-0
4. Pull / Push-Bar (1" dia., 10" ctc Pull)	422 x 26C	153	9103-0
5. Offset Pull / Push-Bar (1" dia., 10" ctc Pull)	422 x 39C	159	9190-0
6. Push Plate (.050 4"X 16")	54	30S 4 x 16	8200 4 x 16
7. Push Plate (.050 6"X 16")	56	30S 6 x 16	8200 6" X 16"
8. Pull Plate (1" dia., 10" ctc - .050" X 4" X 16")	5426C	34J 4 x 16	8303-0 4" X 16"

A. Adjust dimensions of push plates to accommodate stile and rail dimensions, lite and louver cut-outs, and adjacent hardware. Where required by adjacent hardware, push plates shall be factory drilled for cylinders or other mortised hardware. All push plates shall be beveled 4 sides and counter sunk.

B. Where possible, provide back-to-back, and concealed mounting for pulls and push bars. Push bar length shall be 3" less door width, or center of stile to center of stile for stile & rail or full glass doors.

2.8 COORDINATORS

A. Acceptable manufacturers and respective catalog numbers:

	<u>Ives</u>	<u>Door Controls</u>	<u>Hager</u>
1. Bar Coordinator	COR x FL	600 x Filler	297D x 297F
2. Mounting Bracket	MB Series	AB, C Series	297 Series

- B. Provide coordinators at all pairs of doors having automatic flush bolts and closers on the inactive leaf, and for pairs of doors having vertical rod/mortise exit device combinations with overlapping astragals.
- C. Provide appropriate filler bars, closer mounting brackets, carry bars, and special top latch preparations as required by adjacent hardware.

2.9 CLOSERS

- A. Acceptable manufacturers and respective catalog numbers:

<u>LCN</u>	<u>Sargent</u>	<u>Yale</u>	<u>Norton</u>
1. 4050 /4050 EDA	350 / 351 P10	R4400 / PR4400	R7500 / PR7500
- B. Door closers shall be independently certified by ANSI for compliance with ANSI A156.4, Grade 1 (2013).
- C. Obtain door closers from a single manufacturer, although several may be indicated as offering products complying with requirements.
- D. Provide extra heavy duty arm (EDA / HD) when closer is to be installed using parallel arm mounting.
- E. Hardware supplier shall coordinate with related trades to insure aluminum frame profiles will accommodate specified door closers.
- F. Closers shall utilize a stable fluid withstanding temperature range of +120deg F to -30deg F without seasonal adjustment of closer speed to properly close the door. Closers for fire-rated doors shall be provided with temperature stabilizing fluid that complies with standards UL10C.
- G. Unless otherwise specified, all door closers shall have full covers and separate adjusting valves for sweeps, latch, and backcheck.
- H. Provide closers for all labeled doors. Provide closer series and type consistent with other closers for similar doors specified elsewhere on the project.
- I. Provide closers with adjustable spring power. Size closers to insure exterior and fire rated doors will consistently close and latch doors under existing conditions. Size all other door closers to allow for reduced opening force not to exceed 5 lbs.
- J. Install closers on the room side of corridor doors, stair side of stairways and interior side of exterior doors.
- K. Closers shall be furnished complete with all mounting brackets and cover plates as required by door and frame conditions, and by adjacent hardware.
- L. Door closers shall be provided with a powder coat finish to provide superior protection against the effects of weathering. Powder coat finish shall successfully pass a 100 hour salt spray test.
- M. Pressure Relief Valve, PRV, shall not be acceptable.

2.10 LOW ENERGY ELECTRO-HYDRAULIC AUTOMATIC OPERATORS

- A. Acceptable manufacturers and respective catalog numbers:

	<u>LCN</u>	<u>Norton</u>
1. Electro-Hydraulic Operator	4640	6600
- B. Low energy operators shall be independently certified by ANSI for compliance with ANSI A156.19 (2002).
- C. Where low kinetic energy, as defined by ANSI/BHMA Standard A156.19, power operators are indicated for doors required to be accessible to the disabled, provide electrically powered operators complying with the ADA for opening force and time to close standards.
- D. The closing action shall be controlled by modern type door closer cylinder filled with a flat viscosity fluid, stable from +120F to -30F that would require no seasonal adjustments. The closer shall

have field adjustable spring power; have two independent closing speed adjustment valves, and hydraulic back-check.

- E. Full closing force shall be provided when the power or assist cycle ends.
- F. All power operator systems shall include the following features and functions:
 - 1. Provisions for separate conduits to carry high and low voltage wiring in compliance with the National Electrical Code, section 725-31.
 - 2. The operator will be designed with an electronically controlled mechanical clutching mechanism to prevent damage to the operator if the system is actuated while the door is latched or if the door is forced closed during the opening cycle.
 - 3. All covers, mounting plates and arm systems shall be powder coated and successfully pass a minimum of 100 hours testing as outlined in ANSI/BHMA Standard A156.18.
 - 4. UL listed for use on labeled doors.
 - 5. All operators shall be non-handed with spring power over a range of at least four sizes; either 1 through 4 or 2 through 5.
 - 6. The power operator shall incorporate microprocessor controlled digital controls including: factory default memory settings, on-board diagnostics, non-volatile memory, and integrated delay and relay for controlling door release devices.
 - 7. Provisions in the control box or module shall provide control (inputs and outputs) for; electric strike delay, auxiliary contacts, sequential operation, fire alarms systems, actuators, swing side sensors, and stop side sensors.
 - 8. Wall mounted actuators shall consist of a 4-1/2 inch diameter stainless steel touch plate with a blue filled handicapped symbol. Switches shall be weather resistant and mount on a single gang electrical box furnished by Division 16.
- G. All electrically powered operators shall include the following features or functions:
 - 1. When an obstruction or resistance to the opening swing is encountered, the operator will pause at that point, then attempt to continue opening the door. If the obstruction or resistance remains, the operator will again pause the door.
 - 2. Easily accessible main power and maintain hold open switches will be provided on the operator.
 - 3. An electronically controlled clutch to provide adjustable opening force.
 - 4. A microprocessor to control all motor and clutch functions.
 - 5. An on-board power supply capable of delivering both 12V and 24V outputs up to a maximum of 1.0 ampere combined load.
 - 6. All input and output power wiring shall be protected by slow blow fuses. These fuses shall be easily replaceable without special tools or component replacement.
 - 7. If electrical failure occurs, the unit shall operate as a standard door closer.
- H. Power Operators shall be warranted by the manufacture to be free from defects in material and workmanship for a period of two years.

2.11 KICK PLATES AND MOP PLATES

- A. Furnish protective plates as specified in hardware groups.
- B. Where specified, provide 10" kick plates, 34" armor plates, and 4" mop plates. Unless otherwise specified, metal protective plates shall be .050" thick; plastic plates shall be 1/8" thick.
- C. Protective plates shall be 2" less door width, or 1" less door width at pairs. All protective plates shall be beveled 4 sides and counter sunk. Protection plates over 16" shall not be provided for labeled doors unless specifically approved by door manufacturers listing.
- D. Where specified, provide surface mounted door edges. Edges shall butt to protective plates. Provide edges with cutouts as required adjacent hardware.
- E. Adjust dimensions of protection plates to accommodate stile and rail dimensions, lite and louver cutouts, and adjacent hardware. Where required by adjacent hardware, protection plates shall be factory drilled for cylinders or other mortised hardware.

2.12 OVERHEAD STOPS

A. Acceptable manufacturers and respective catalog numbers:

	<u>Glynn-Johnson</u>	<u>Rixson</u>	<u>Sargent</u>
1. Heavy Duty Surface Mount	GJ900 Series	9 Series	590
2. Heavy Duty Concealed Mount	GJ100 Series	1 Series	690
3. Medium Duty Surface Mount	GJ450 Series	10 Series	1540
4. Medium Duty Concealed Mount	GJ410	2 Series	1530

- B. Unless otherwise specified, furnish GJ900 series overhead stop for hollow metal or 1-3/4" solid core doors equipped with regular arm surface type closers that swing more than 140 degrees before striking a wall, for hollow metal or 1-3/4" solid core doors that open against equipment, casework, sidelights, or other objects that would make wall bumpers inappropriate, and as specified in hardware groups.
- C. Furnish sex bolt attachments for wood and mineral core doors unless doors are supplied with proper reinforcing blocks.
- D. Provide special stop only ("SE" suffix) overhead stops when used in conjunction with electronic hold open closers.
- E. Do not provide holder function for labeled doors.

2.13 WALL STOPS AND HOLDERS

A. Acceptable manufacturers and respective catalog numbers:

	<u>Ives</u>	<u>Hager</u>	<u>Burns</u>
1. Wrought Convex Wall Bumper	WS406CVX	232W	570
2. Wrought Concave Wall Bumper	WS406CCV	236W	575
3. Extended Wall Stop	WS11/WS11X	255W	530
4. Extended Wall Stop	WS33/WS33X	****	****
5. Automatic Wall Holder	WS40	326W	533
6. Hinge Pin Stop	70	****	****

- B. Furnish a stop or holder for all doors. Furnish floor stops or hinge pin stops only where specifically specified.
- C. Where wall stops are not applicable, furnish overhead stops.
- D. Do not provide holder function for labeled doors.

2.14 MAGNETIC HOLD OPENS

A. Acceptable manufacturers and respective catalog numbers:

	<u>LCN</u>	<u>ABH</u>	<u>Edwards</u>
1. Wall Holder	SEM 7800	2000	1500

- B. Magnetic hold opens shall be independently certified by ANSI for compliance with ANSI A156.15, Grade 1 (2006).
- C. Magnetic holder's housing and armature shall be constructed of a die cast zinc material.
- D. Provide types as listed in groups.
- E. Where wall conditions do not permit the armature to reach the magnet, provide extensions.
- F. Provide proper voltage and power consumption as required by Division 16.
- G. Coordinate electrical requirements and mounting locations with other trades.

2.15 WEATHERSTRIP, GASKETING

A. Acceptable manufacturers and respective catalog numbers:

	<u>Zero</u>	<u>Pemko</u>	<u>NGP</u>	<u>Reese</u>
1. Weatherstrip	429	2891_PK	700NA	755

2. Adhesive Gasket	188	S88	5050	797
3. Mullion Seal/Silencer	8780	5110	5100N	
4. Meeting Edge Seals	8193	18041	9605	959
5. Adhesive Edge Seal	****	S77	5060	****
6. Automatic Door Bottom (Surface Mtd.)	321	4131	222	320
7. Automatic Door Bottom (HD Concealed) (When Sealing Against A Solid Surface)	360	434_RL	423N	430
8. Automatic Door Bottom (HD Concealed) (When Sealing Against Carpet)	360	434_NBL	683	943
9. Automatic Door Bottom	355	420APKL	320N	372A
10. Sweeps	8192	18061_NB	B606	964
11. Sweep w/ drip	8198	345_N	C627	354
12. Drip Cap	142	346	16	R201

- B. Weatherstrip and gasketing shall be independently certified by ANSI for compliance with ANSI A156.22 (2005).
- C. Where specified in the hardware groups, furnish the above products unless otherwise detailed in groups.
- D. Provide weatherstripping all exterior doors and where specified.
- E. Provide intumescent and other required edge sealing systems as required by individual fire door listings to comply with positive pressure standards UL 10C.
- F. Provide Zero 188 smoke gaskets at all fire rated doors and smoke and draft control assemblies.
- G. Provide gasketing for all meeting edges on pairs of fire doors. Gasketing shall be compatible with astragal design provided by door supplier as required for specific fire door listings.

2.16 THRESHOLDS

- A. Acceptable manufacturers and respective catalog numbers:

	<u>Zero</u>	<u>Pemko</u>	<u>NGP</u>	<u>Reese</u>
1. Saddle Thresholds	8655	171	425	S205
2. Half Saddle Thresholds	1674	227	324	S239
3. Interlocking Threshold	74A	114	442-5	T550

- A. Thresholds shall be independently certified by ANSI for compliance with ANSI A156.21 (2001).
- B. Hardware supplier shall verify all finish floor conditions and coordinate proper threshold as required to insure a smooth transition between threshold and interior floor finish.
- C. Threshold Types:
 - 1. Unless otherwise specified, provide saddle threshold similar to Zero 8655 for all exterior openings with an interior floor finish less than or equal to 1/4" in height.
 - 2. Unless otherwise specified, provide half saddle threshold similar to Zero 1674 for all exterior openings with an interior floor finish greater than 1/4" in height. Threshold height shall match thickness of interior floor finish.

2.17 POWER SUPPLIES

- A. Provide quantities and types as specified in hardware sets. Shared power supplies will not be accepted without prior approval from the owner.
- B. All power supplies shall have the following features:
 - 1. 12/24 VDC Output, field selectable.
 - 2. Class 2 Rated power limited output.
 - 3. Universal 120-240 VAC input.
 - 4. Low voltage DC, regulated and filtered.
 - 5. Polarized connector for distribution boards.
 - 6. Fused primary input.
 - 7. AC input and DC output monitoring circuit w/LED indicators.

- 8. Cover mounted AC Input indication.
- 9. Tested and certified to meet UL294.
- 10. NEMA 1 enclosure.
- 11. Hinged cover w/lock down screws.
- 12. High voltage protective cover.

- C. All power supplies shall incorporate fused distribution boards.
- D. All electro-mechanical systems requiring fail safe circuits shall be capable of interfacing with the fire alarm system to cut power to appropriate system components. Unless already provided in another system component, all power supplies utilized in fail safe circuits shall include an integral relay which when connected to the N/C fire alarm contact will cut power to all openings connected to the individual power supply. Power supply, unless otherwise specified, will automatically reset itself when fire alarm relay returns to normal state following a fire alarm.

2.18 DOOR POSITION SWITCHES

- A. Acceptable manufacturers and respective catalog numbers:

	<u>Schlage Electronics</u>	<u>Sentrol</u>	<u>Sargent</u>
1. Concealed (wood & hollow metal doors)	679 Series	1076W	3287
2. Concealed (aluminum doors)	7764	*****	****

2.19 FINISHES AND BASE MATERIALS

- A. Unless otherwise indicated in the hardware groups or herein, hardware finishes shall be applied over base metals as specified in the following finish schedule:

<u>HARDWARE ITEM</u>	<u>BHMA FINISH AND BASE MATERIAL</u>
1. Butt Hinges: Exterior, or Non-Ferrous	630 (US32D - Satin Stainless Steel)
2. Butt Hinges: Interior	652 (US26D - Satin Chromium)
3. Continuous Hinges	630 (US32D - Satin Stainless Steel)
4. Flush Bolts	626 (US26D - Satin Chromium)
5. Exit Devices	626 (US26D - Satin Chromium)
6. Locks and Latches	626 (US26D - Satin Chromium)
7. Pulls and Push Plates/Bars	630 (US32D - Satin Stainless Steel)
8. Coordinators	600 (Prime painted or mill alum.)
9. Closers	689 (Powder Coat Aluminum)
10. Protective Plates	630 (US32D - Satin Stainless Steel)
11. Overhead Stops	630 (US32D - Satin Stainless Steel)
12. Wall Stops and Holders	630 (US32D - Satin Stainless Steel)
13. Thresholds	628 (Mill Aluminum)
14. Weather-strip, Sweeps Drip Caps (wood and hollow metal doors)	Aluminum Anodized
15. Weather-strip, Sweeps Drip Caps (aluminum doors)	Match finish of aluminum doors.
16. Magnetic Holders	Sprayed Aluminum
17. Magnetic Locks	628 (US28)
18. Miscellaneous	626 (US26D - Satin Chromium)

2.20 KEYING

- A. Provide large format interchangeable cores for all locks and cylinders.
- B. Provide additional temporary brass construction cores for all lock cylinders.
- C. Key system shall utilize patented physical construction to protect against the unauthorized manufacturing and, or distribution of aftermarket key blanks and lock cylinders by anyone other than factory authorized dealers. Patent shall be enforceable until 2029.

- D. All locks under this section shall be keyed as directed by the owner to a new Restricted Patented Grand Master Key System.
- E. Keying shall be by lock manufacturer where permanent records shall be kept.
- F. Key blanks and cylinders shall be certified to have successfully passed 120,000 cycles (3 times ANSI grade 1 requirements) Cylinder cycle testing criteria shall be in accordance with ANSI A156.5, (2014).
- G. Key blanks shall be warranted against breakage by the manufacture for life.
- H. Furnish a total of 2 keys per cylinder. Actual cut keys to be determined by owner.
- I. Provide 100 each additional uncut key blanks for owners stock.
- J. Permanent cylinder cores shall be installed by the owner, or owner's representative. Temporary cylinders and cores shall be returned to the distributor once permanent cores have been installed
- K. Master keys control keys, and additional uncut key blanks to be delivered by registered mail to the owner. Change keys shall be delivered in a set up key cabinet. Construction keys shall be delivered to the contractor.

2.21 KEY CABINETS

- A. Acceptable manufacturers and respective catalog numbers:

<u>Lund</u>	<u>Key Control</u>	<u>Telkee</u>
1. 1200-1205 AA	M228-2480	RWC-AWC
- B. Furnish 1 each model 1200 or 1205 AA key cabinet with a capacity 1.5 times the number of key sets.
- C. Provide one key cabinet with at least one hook for each key set, plus additional hooks for 50% expansion.
- D. Furnish key cabinet complete with cam lock, permanent key tags, and change key cards.
- E. Hardware supplier shall prepare all key change index records, tag all keys and place permanent file keys in cabinet.

PART 3 - EXECUTION

3.1 EXAMINATION

- A. Prior to installation of hardware, installer shall examine door frame installation to insure frames have been set square and plumb. Installer shall examine doors, door frames, and adjacent wall, floor, and ceiling for conditions, which would adversely affect proper operation and function of door assemblies. Do not proceed with hardware installation until such deficiencies have been corrected.

3.2 INSTALLATION

- A. Before hardware installation, general contractor/construction manager shall coordinate a hardware installation seminar with a 1 week notice to all parties involved. The seminar is to be conducted on the installation of hardware, specifically of locksets, closers, exit devices, continuous hinges and overhead stops. Manufacturer's representative of the above products to present seminar. Seminar to be held at the job site and attended by installers of hardware (including low voltage hardware) for aluminum, hollow metal and wood doors. Training to include use of installation manuals, hardware schedule, templates and physical products samples.
- B. Install all hardware in accordance with the approved hardware schedule and manufacturers instructions for installation and adjustment.
- C. Set units level, plumb and true to the line and location. Adjust and reinforce the attachment substrate as necessary for proper installation and operation.

- D. Drill and countersink units which are not factory-prepared for anchorage fasteners. Space fasteners and anchors in accord with industry standards.
- E. Drill appropriate size pilot holes for all hardware attached to wood doors and frames.
- F. Shim doors as required to maintain proper operating clearance between door and frame.
- G. Unless otherwise specified, locate all hardware in accordance with the recommended locations for builders hardware for standard doors and frames as published by the Door and Hardware Institute.
- H. Use only fasteners supplied by or approved by the manufacturer for each respective item of hardware.
- I. Mortise and cut to close tolerance and conceal evidence of cutting in the finished work.
- J. Conceal push and pull bar fasteners where possible. Do not install through bolts through push plates.
- K. Install hardware on UL labeled openings in accordance with manufacturer's requirements to maintain the label.
- L. Apply self-adhesive gasketing on frame stop at head & latch side and on rabbet of frame at hinge side.
- M. Install hardware in accordance with supplemental "S" label instructions on all fire rated openings.
- N. Install wall stops to contact lever handles or pulls. Do not mount wall stops on casework, or equipment.
- O. Where necessary, adjust doors and hardware as required to eliminate binding between strike and latchbolt. Doors should not rattle.
- P. Overhead stops used in conjunction with electrified hold open closers shall be templated and installed to coincide with engagement of closer hold open position.
- Q. Install door closers on corridor side of lobby doors, room side of corridor doors, and stair side of stairways.
- R. Adjust spring power of door closers to the minimum force required to insure exterior and fire rated doors will consistently close and latch doors under existing conditions. Adjust all other door closers to insure opening force does not to exceed 5 lbs.
- S. Adjust "sweep", "latch", & "back check" valves on all door closers to properly control door throughout the opening and closing cycle. Adjust total closing speed as required to comply with all applicable state and local building codes.
- T. Install "hardware compatible" (bar stock) type weatherstripping continuously for an uninterrupted seal. Adjust templating for parallel arm door closers, exit devices, etc., as required to accommodate weatherstripping.
- U. Unless otherwise specified or detailed, install thresholds with the bevel in vertical alignment with the outside door face. Notch and closely fit thresholds to frame profile. Set thresholds in full bed of sealant.
- V. Compress sweep during installation as recommended by sweep manufacturer to facilitate a water resistant seal.
- W. Deliver to the owner 1 complete set of installation and adjustment instructions, and tools as furnished with the hardware.

3.3 FIELD QUALITY CONTROL

- A. After installation has been completed, the hardware supplier and manufacturers representative for locksets, door closers, exit devices, and overhead stops shall check the project and verify

compliance with installation instructions, adjustment of all hardware items, and proper application according to the approved hardware schedule. Hardware supplier shall submit a list of all hardware that has not been installed correctly.

- B. After installation has been completed, the hardware supplier and manufacturers representative shall meet with the owner to explain the functions, uses, adjustment, and maintenance of each item of hardware. Hardware supplier shall provide the owner with a copy of all wiring diagrams. Wiring diagrams shall be opening specific and include both a riser diagram and point to point diagram showing all wiring terminations.

3.4 ADJUSTMENT AND CLEANING

- A. At final completion, and when H.V.A.C. equipment is in operation, installer shall make final adjustments to and verify proper operation of all door closers and other items of hardware. Lubricate moving parts with type lubrication recommended by the manufacturer.
- B. All hardware shall be left clean and in good operation. Hardware found to be disfigured, defective, or inoperative shall be repaired or replaced.

3.5 HARDWARE SCHEDULE

- A. The following schedule of hardware groups are intended to describe opening function. The hardware supplier is cautioned to refer to the preamble of this specification for a complete description of all materials and services to be furnished under this section.

HW SET: 01

	EA	HINGES	AS SPECIFIED	IVE
1	EA	DBL CYL STORE W/DB	L9466	SCH
1	EA	WALL STOP	WS406/407CVX	IVE

FUNCTION: L9466 (F14) Store/Utility Room Lock*
Latchbolt retracted by lever from either side. Deadbolt thrown or retracted by key from either side.

HW SET: 02

	EA	HINGES	AS SPECIFIED	IVE
1	EA	PRIVACY W/DB & IND	L9496 L583-363	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CVX	IVE
1	EA	SEALS	188S	ZER

FUNCTION: L9496 Privacy With "OCCUPIED" Indicator
Lever retracts latchbolt from either side. Deadbolt thrown or retracted by key outside (retraction by key required in the event of an emergency) or inside thumbturn. Throwing deadbolt locks outside lever and displays "OCCUPIED" plate. Rotating inside lever simultaneously retracts both deadbolt and latchbolt and unlocks outside lever.

HW SET: 03

	EA	HINGES	AS SPECIFIED	IVE
1	EA	CLASSROOM LOCK	L9070	SCH
1	EA	WALL STOP	WS406/407CCV	IVE

FUNCTION: L9070 (F05) Classroom Lock

Latchbolt retracted by lever from either side unless outside is locked by key. Unlocked from outside by key. Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 04

	EA	HINGES	AS SPECIFIED	IVE
1	EA	CLASSROOM LOCK	L9070	SCH
1	EA	OH STOP	90S	GLY

FUNCTION: L9070 (F05) Classroom Lock

Latchbolt retracted by lever from either side unless outside is locked by key. Unlocked from outside by key. Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 05

	EA	HINGES	AS SPECIFIED	IVE
1	EA	STOREROOM LOCK	L9080	SCH
1	EA	WALL STOP	WS406/407CCV	IVE

FUNCTION: L9080 (F07) Storeroom Lock

Latchbolt retracted by key outside or by lever inside. Outside lever always inoperative. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET 05A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	PASSAGE LATCH	L9010	SCH
1	EA	WALL STOP	WS406/407CCV	IVE

FUNCTION: L9010 (F01) Passage

Latchbolt retracted by lever either side of door.

HW SET: 06

	EA	HINGES	AS SPECIFIED	IVE
1	EA	STOREROOM LOCK	L9080	SCH
1	EA	OH STOP	90S	GLY

FUNCTION: L9080 (F07) Storeroom Lock

Latchbolt retracted by key outside or by lever inside. Outside lever always inoperative. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET 06A

	<u>EA</u>	<u>HINGES</u>	<u>AS SPECIFIED</u>	<u>IVE</u>
1	<u>EA</u>	<u>OFFICE LOCK</u>	<u>L9050</u>	<u>SCH</u>
1	<u>EA</u>	<u>OH STOP</u>	<u>90S</u>	<u>GLY</u>

FUNCTION: L9050 (F04) Office Lock

Latchbolt retracted by lever from either side unless outside is locked by key outside or inside thumb turn. Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 07

	EA	HINGES	AS SPECIFIED	IVE
2	EA	MANUAL FLUSH BOLT	FB458	IVE
1	EA	DUST PROOF STRIKE	DP2	IVE
1	EA	STOREROOM LOCK	L9080	SCH
2	EA	WALL STOP	WS406/407CCV	IVE
1	EA	OVERLAP ASTRAGAL	(BY DOOR SUPPLIER)	

FUNCTION: L9080 (F07) Storeroom Lock

Latchbolt retracted by key outside or by lever inside. Outside lever always inoperative. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET 07A

	EA	HINGES	AS SPECIFIED	IVE
2	EA	MANUAL FLUSH BOLT	FB458	IVE
1	EA	DUST PROOF STRIKE	DP2	IVE
1	EA	STOREROOM LOCK	L9080	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011 / 4111 EDA (active leaf)	LCN
1	EA	WALL STOP	WS406/407CCV	IVE
1	EA	OVERLAP ASTRAGAL	(BY DOOR SUPPLIER)	

FUNCTION: L9080 (F07) Storeroom Lock

Latchbolt retracted by key outside or by lever inside. Outside lever always inoperative. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 08

	EA	HINGES	AS SPECIFIED	IVE
1	EA	CLASSROOM LOCK	L9070	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CCV	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER

FUNCTION: L9070 (F05) Classroom Lock

Latchbolt retracted by lever from either side unless outside is locked by key. Unlocked from outside by key. Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 09

	EA	HINGES	AS SPECIFIED	IVE
1	EA	CLASSROOM LOCK	L9070	SCH

1	EA	SURFACE CLOSER	4111 CUSH	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER

FUNCTION: L9070 (F05) Classroom Lock
 Latchbolt retracted by lever from either side unless outside is locked by key. Unlocked from outside by key. Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 10

	EA	HINGES	AS SPECIFIED	IVE
1	EA	CLASSROOM LOCK	L9070	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER

FUNCTION: L9070 (F05) Classroom Lock
 Latchbolt retracted by lever from either side unless outside is locked by key. Unlocked from outside by key. Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 11

	EA	HINGES	AS SPECIFIED	IVE
1	EA	STOREROOM LOCK	L9080	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CCV	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER

FUNCTION: L9080 (F07) Storeroom Lock
 Latchbolt retracted by key outside or by lever inside. Outside lever always inoperative. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET 11A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	FIRE EXIT HARDWARE	99L-NL-F	VON
1	EA	SURFACE CLOSER	4111 CUSH	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER

FUNCTION: (L-NL) Latchbolt retracted inside by exit device push pad and outside by key in cylinder. Door locks when key is removed and door is closed. Access from exterior when exit device push pad is dogged down.

HW SET: 12

	EA	HINGES	AS SPECIFIED	IVE
1	EA	STOREROOM LOCK	L9080	SCH
1	EA	SURFACE CLOSER	4111 CUSH	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER

FUNCTION: L9080 (F07) Storeroom Lock
 Latchbolt retracted by key outside or by lever inside. Outside lever always inoperative. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 13

	EA	HINGES	AS SPECIFIED	IVE
1	EA	STOREROOM LOCK	L9080	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER

FUNCTION: L9080 (F07) Storeroom Lock
 Latchbolt retracted by key outside or by lever inside. Outside lever always inoperative. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET 13A

	<u>EA</u>	<u>HINGES</u>	<u>AS SPECIFIED</u>	<u>IVE</u>
1	<u>EA</u>	<u>OFFICE LOCK</u>	<u>L9050</u>	<u>SCH</u>
1	<u>EA</u>	<u>OH STOP</u>	<u>90S</u>	<u>GLY</u>
1	<u>EA</u>	<u>SURFACE CLOSER</u>	<u>4011 / 4111 EDA</u>	<u>LCN</u>
1	<u>EA</u>	<u>KICK PLATE</u>	<u>8400 10" X 2" LDW B-CS</u>	<u>IVE</u>
1	<u>EA</u>	<u>SMOKE SEALS</u>	<u>188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)</u>	<u>ZER</u>

FUNCTION: L9050 (F04) Office Lock
Latchbolt retracted by lever from either side unless outside is locked by key outside or inside thumb turn.
Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 14

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	EU MORTISE LOCK	RX-L9092EU	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CCV	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER
		CREDENTIAL READER	(BY OTHERS)	
1	EA	DOOR CONTACT	679 SERIES	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE

1 EA WIRING DIAGRAMS RISER & POINT-TO-POINT (BY
HARDWARE SUPPLIER)

FUNCTION: L9080EU ELECTRICALLY UNLOCKED (FAIL SECURE)
OUTSIDE LEVER UNLOCKED BY 24V AC OR DC. LATCHBOLT RETRACTED BY KEY OUTSIDE OR
LEVER INSIDE. AUXILIARY LATCH DEADLOCKS LATCHBOLT WHEN DOOR IS CLOSED. INSIDE
LEVER ALWAYS FREE FOR IMMEDIATE EXIT.

HW SET 14A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	EU MORTISE LOCK	RX-L9095EU	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CCV	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER
		CREDENTIAL READER	(BY OTHERS) (both sides)	
1	EA	DOOR CONTACT	679 SERIES	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: L9095EU Electrically Unlocked Both Sides*
Outside and inside lever unlocked electrically. Latchbolt retracted by key either side. Switch or power fail-
ure keeps inside and outside lever locked. Auxiliary latch deadlocks latchbolt when door is closed.
*Note: This door may not be used for egress.

HW SET: 15

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	EU MORTISE LOCK	RX-L9092EU	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER
		CREDENTIAL READER	(BY OTHERS)	
1	EA	DOOR CONTACT	679 SERIES	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: L9080EU ELECTRICALLY UNLOCKED (FAIL SECURE)
OUTSIDE LEVER UNLOCKED BY 24V AC OR DC. LATCHBOLT RETRACTED BY KEY OUTSIDE OR
LEVER INSIDE. AUXILIARY LATCH DEADLOCKS LATCHBOLT WHEN DOOR IS CLOSED. INSIDE
LEVER ALWAYS FREE FOR IMMEDIATE EXIT.

HW SET: 16

	EA	HINGES	AS SPECIFIED	IVE
1	EA	PANIC DEVICE	99L	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CVX	IVE

FUNCTION: (L) Latchbolt retracted inside by exit device push pad and outside by lever. Key in exterior cylinder locks or unlocks lever.

HW SET 16A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	FIRE EXIT DEVICE	99L-F X 499F	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	FIRE/LIFE WALL MAG	SEM 7800	LCN

FUNCTION: (L) Latchbolt retracted inside by exit device push pad and outside by lever. Key in exterior cylinder locks or unlocks lever.

HW SET: 17

	EA	HINGES	AS SPECIFIED	IVE
1	EA	PANIC DEVICE	99L-BE	VON
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SOUND GASKET	188S (2 ROWS: 1 STOP MTD, (1) RABBIT MTD)	ZER
1	EA	MORTISE AUTO DOOR BOTTOM	360	ZER
1	EA	THRESHOLD 1/4" X 3"	63	ZER

FUNCTION: (L-BE) Latchbolt retracted inside by exit device push pad, exterior by lever. Lever does not lock.

HW SET: 17A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	PANIC DEVICE	99L-BE	VON
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CCV	IVE
1	EA	SOUND GASKET	188S (2 ROWS: 1 STOP MTD, (1) RABBIT MTD)	ZER

FUNCTION: (L-BE) Latchbolt retracted inside by exit device push pad, exterior by lever. Lever does not lock.

HW SET 18

	EA	HINGES	AS SPECIFIED	IVE
2	EA	PANIC DEVICE	CD-9927L-LBR	VON
4	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
2	EA	OH STOP & HOLDER	100H	GLY
2	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
2	EA	KICK PLATE	8400 10" X 1" LDW B-CS	IVE

FUNCTION: (L) Latch bolt retracted inside by exit device push pad and outside by lever. Key in exterior cylinder locks or unlocks lever.

HW SET: 19

	EA	HINGES	AS SPECIFIED	IVE
1	EA	PUSH PLATE	8200 6" X 16"	IVE
1	EA	PULL PLATE	8303 10" 4" X 16"	IVE
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CVX	IVE

FUNCTION: Push/Pull

HW SET: 20

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	ELEC FIRE EXIT HARDWARE	RX-ALK-99-L-BE-F	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER
		CREDENTIAL READER	(BY OTHERS)	
1	EA	DOOR CONTACT	679 SERIES	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: Exit Alarm (L-BE)

Local exit alarm may be armed or disarmed using inside cylinder. Exit alarm sounds when touch pad depressed. Latchbolt retracted inside by exit device push pad and outside by lever. Lever trim is always unlocked, no cylinder. Presentation of valid credential momentarily shunts the alarmed device.

HW SET: 21

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	ELEC FIRE EXIT HARDWARE	RX-99-L-F-E996-FSE (Fail Secure)	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	WALL STOP	WS406/407CVX	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER
		CREDENTIAL READER	(BY OTHERS)	
1	EA	DOOR CONTACT	679 SERIES	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: (E) Latchbolt retracted inside by exit device push pad and outside by cylinder. Door locks when key is removed and door is closed. A valid credential unlocks lever. Loss of power locks pull side lever.

HW SET: 22

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	DELAYED PANIC HARDWARE	CX-9975-L-BE	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER
		CREDENTIAL READER	(BY OTHERS)	
1	EA	DOOR CONTACT	679 SERIES	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: 15 Second Delayed Egress Delayed egress system is armed and disarmed by key in push bar assembly. When unarmed, latch bolt is retracted by inside push pad. When armed, pushing inside push pad for 1 second or longer initiates an irreversible local alarm. Push pad unlocks after 15 seconds, allowing egress. Alarm must be reset at the door. Loss of power or activation of fire alarm deactivates delayed egress system for immediate egress. Door re-arms when closed and door contact is engaged. Lever on pull side, always operable.

HW SET: 23

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON

1	EA	ELEC PANIC HARDWARE	RX-ALK-99-L-E996-FSE	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	SMOKE SEALS	188S (AT RATED OR SMOKE & DRAFT CONTROL DRS ONLY)	ZER
2		CREDENTIAL READER	(BY OTHERS) (both sides of door)	
1	EA	DOOR CONTACT	679 SERIES	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: Exit Alarm (E996L)

Local exit alarm may be armed or disarmed using inside cylinder. Latchbolt retracted inside by exit device push pad and outside by lever. Key in exterior cylinder locks or unlocks lever. Door locks when key is removed and door is closed. A valid credential unlocks lever. Loss of power locks pull side lever.

HW SET: 23A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	FIRE EXIT DEVICE	99NL-F X 499F	VON
1	EA	INTERCHANGABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4111 EDAW/62G/ST2730	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	GASKETING	429	ZER
1	EA	DOOR SWEEP (BRUSH)	8192	ZER
1	EA	THRESHOLD	PROFILE AS REQUIRED	ZER
1	EA	RAIN DRIP	142	ZER

FUNCTION: (NL - less dogging) Latchbolt retracted inside by exit device push pad and outside by key in cylinder. Door locks when key is removed and door is closed

HW SET: 24

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	PANIC DEVICE	9927EO-LBR	VON
1	EA	DELAYED FIRE EXIT HARDWARE	CX-9927-EO-LBR	VON
2	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN
2	EA	KICK PLATE	8400 10" X 1" LDW B-CS	IVE
2	EA	WALL STOP	WS406/407CCV	IVE
		CREDENTIAL READER	(BY OTHERS)	
1	EA	DOOR CONTACT	679 SERIES	SCE

1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: (Corridor to Lobby: EO) Latchbolt retracted inside by exit device push pad. No exterior trim.

FUNCTION: (Lobby to Corridor: CX) 15 Second Delayed Egress Delayed egress system is armed and disarmed by key in push bar assembly. When unarmed, latch bolt is retracted by inside push pad. When armed, pushing inside push pad for 1 second or longer initiates an irreversible local alarm. Push pad unlocks after 15 seconds, allowing egress. Alarm must be reset at the door. Loss of power or activation of fire alarm deactivates delayed egress system for immediate egress. Door re-arms when closed and door contact is engaged. Valid credential on push side of door provides authorized staff immediate exit without sounding alarm.

HW SET 24A

	EA	HINGES	AS SPECIFIED	IVE
2	EA	TWO PT CLASSRM LOCK	LM9270	SCH
2	EA	SURFACE CLOSER	4021	LCN
2	EA	FLOOR STOP/HOLDER	FS40	IVE

FUNCTION: LM9270 (F05) Classroom Lock
Latchbolt retracted by lever from either side unless outside is locked by key. Unlocked from outside by key. Inside lever always free for immediate exit. Auxiliary latch deadlocks latchbolt when door is closed.

HW SET: 25

	EA	HINGES	AS SPECIFIED	IVE
1	SET	PUSH/PULL BAR	9190-10"	IVE
1	EA	OH STOP	100S	GLY
1	EA	SURF. AUTO OPERATOR	4642	LCN
2	EA	ACTUATOR	8310-853 / 8310-818 (Verify Actuator Location and Mounting Style)	LCN
	EA	WEATHERSTRIP	BY DR/FR SUPPLIER	
1	EA	DOOR SWEEP (BRUSH)	8192	ZER
1	EA	THRESHOLD	PROFILE AS REQUIRED	ZER
1	EA	RAIN DRIP	142	ZER

FUNCTION: Push/Pull.
This door has a power operator. Both actuators always active to open the door.

HW SET: 26

	EA	HINGES	AS SPECIFIED	IVE
2	SET	PUSH/PULL BAR	9190-10"	IVE
2	EA	OH STOP	100S	GLY
1	EA	SURFACE CLOSER	4021	LCN

1	EA	SURF. AUTO OPERATOR	4642	LCN
2	EA	ACTUATOR	8310-853 / 8310-818 (Verify Actuator Location and Mounting Style)	LCN

FUNCTION: Push/Pull.

This door has a power operator. Both actuators always active to open the door.

HW SET: 27

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	ELEC PANIC HARDWARE	RX-QEL-99-NL-OP	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	90 DEG OFFSET PULL	8190 10"	IVE
1	EA	OH STOP	100S	GLY
1	EA	SURF. AUTO OPERATOR	4642	LCN
2	EA	ACTUATOR	8310-853 / 8310-818 (Verify Actuator Location and Mounting Style)	LCN
		CREDENTIAL READER	(BY OTHERS)	
1	EA	DOOR CONTACT	7764	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	JUNCTION BOX	JB7 R2	VON
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: (NL-OP) Latchbolt retracted inside by exit device push pad and outside by key in cylinder. Door locks when key is removed and door is closed.

This door has a power operator. Interior actuator always active to unlock and open the door. A valid credential will unlock the door and make the exterior actuator active.

HW SET 27A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	POWER TRANSFER	EPT10	VON
1	EA	ELEC PANIC HARDWARE	RX-QEL-99-EO	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	OH STOP	100S	GLY
1	EA	SURF. AUTO OPERATOR	4642	LCN
1	EA	ACTUATOR	8310-853 / 8310-818 (Verify Actuator Location and Mounting Style)	LCN
1	EA	DOOR CONTACT	7764	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	JUNCTION BOX	JB7 R2	VON

1 EA WIRING DIAGRAMS RISER & POINT-TO-POINT (BY
HARDWARE SUPPLIER)

FUNCTION: (NL-OP) Latchbolt retracted inside by exit device push pad and outside by key in cylinder.
Door locks when key is removed and door is closed.
This door has a power operator. Interior actuator always active to unlock and open the door. A valid credential will unlock the door and make the exterior actuator active.

HW SET: 28

	EA	HINGES	AS SPECIFIED	IVE
1	EA	MULLION	KR-4954	VON
1	EA	PANIC HARDWARE	LD-99EO	VON
2	EA	OH STOP	100S	GLY
2	EA	SURFACE CLOSER	4021	LCN
1	EA	MULLION SEAL	8780	ZER

FUNCTION: (EO) Latchbolt retracted inside by exit device push pad. No exterior trim.

HW SET: 29

	EA	HINGES	AS SPECIFIED	IVE
2	EA	POWER TRANSFER	EPT10	VON
1	EA	MULLION	KR-4954	VON
1	EA	ELEC PANIC HARDWARE	RX-QEL-99-EO	VON
1	EA	ELEC PANIC HARDWARE	RX-QEL-99-NL-OP	VON
2	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
2	EA	90 DEG OFFSET PULL	8190 10"	IVE
2	EA	OH STOP	100S	GLY
1	EA	SURFACE CLOSER	4021	LCN
1	EA	SURF. AUTO OPERATOR	4642	LCN
2	EA	ACTUATOR	8310-853 / 8310-818 (Verify Actuator Location and Mounting Style)	LCN
	EA	WEATHERSTRIP	BY DR/FR SUPPLIER	
1	EA	MULLION SEAL	8780	ZER
2	EA	DOOR SWEEP (BRUSH)	8192	ZER
1	EA	THRESHOLD	PROFILE AS REQUIRED	ZER
1	EA	RAIN DRIP	142	ZER
		CREDENTIAL READER	(BY OTHERS)	
2	EA	DOOR CONTACT	7764	SCE
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: (NL-OP) Latchbolt retracted inside by exit device push pad and outside by key in cylinder.
Door locks when key is removed and door is closed.
This door has a power operator. Interior actuator always active to unlock and open the door. A valid credential will unlock both doors and make the exterior actuator active.

HW SET: 30

2 EA DOOR CONTACT 679 SERIES SCE

FUNCTION: Door position switch reports door status to dispatch. Local alarm by others.

Contractor shall disable outside trim.

HW SET: 31A

	EA	HINGES	AS SPECIFIED	IVE
1	EA	FIRE EXIT DEVICE	99NL-F X 499F	VON
1	EA	INTERCHANGEABLE CORE	CYLINDER AS REQUIRED	SCH
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4111 EDAW/62G/ST2730	LCN
1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
1	EA	GASKETING	429	ZER
1	EA	DOOR SWEEP (BRUSH)	8192	ZER
1	EA	THRESHOLD	PROFILE AS REQUIRED	ZER
1	EA	RAIN DRIP	142	ZER

FUNCTION: (NL - less dogging) Latchbolt retracted inside by exit device push pad and outside by key in cylinder. Door locks when key is removed and door is closed

HW SET: 32A

	EA	HINGES	AS SPECIFIED	IVE
2	EA	ROLLER LATCH	RL32	IVE
1	EA	HALF DUMMY TRIM	L0170	SCH
2	EA	OH STOP	90S	GLY

FUNCTION: L0170 Single Dummy Trim
Dummy trim for one side of door. Used for door pull or as matching inactive trim.

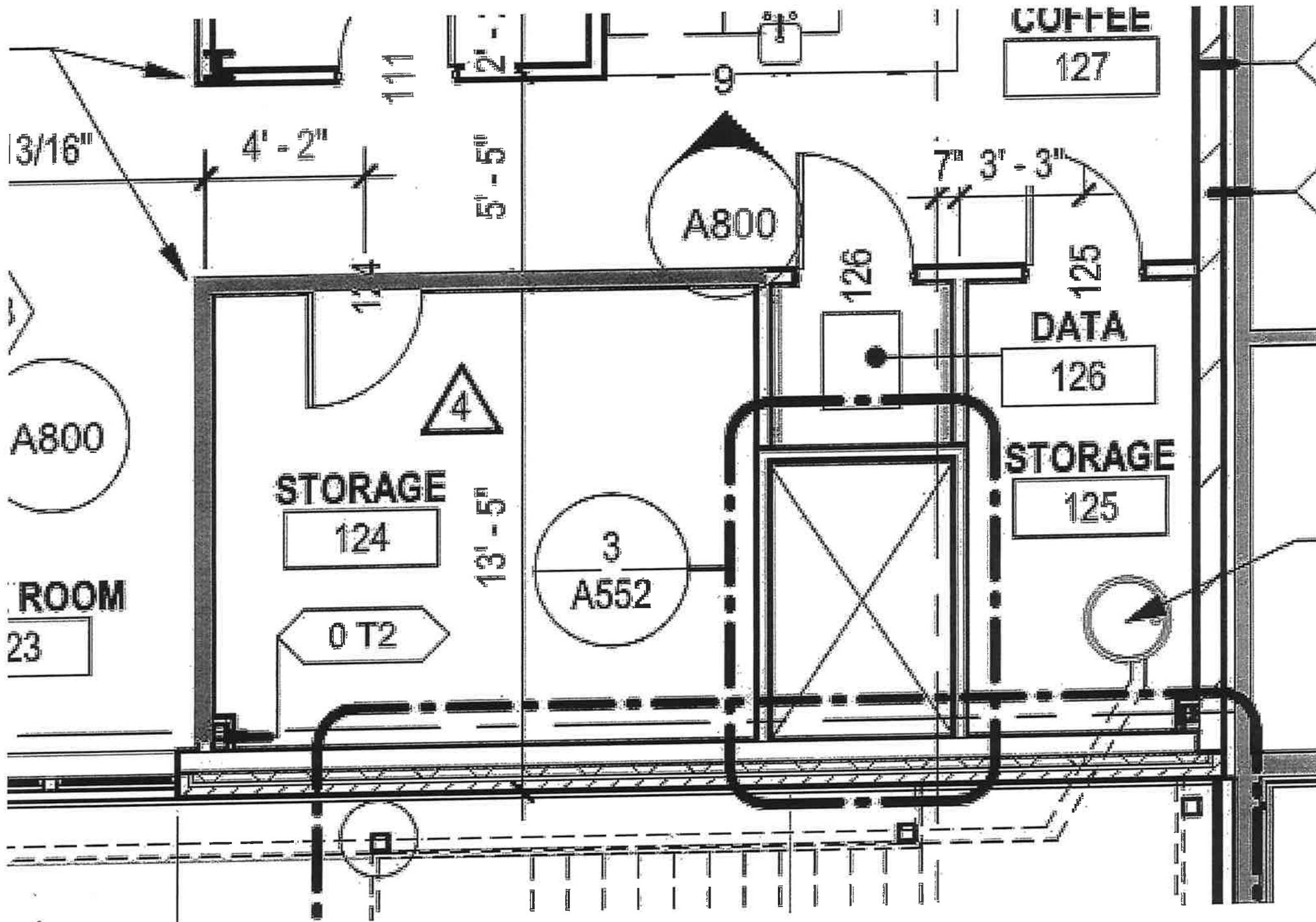
PROVIDE IVES #WS406/407 WALL STOP IN LIEU OF GLY #90S OVERHEAD STOP WHERE LEVER SHAFT WILL CONTACT WALL.

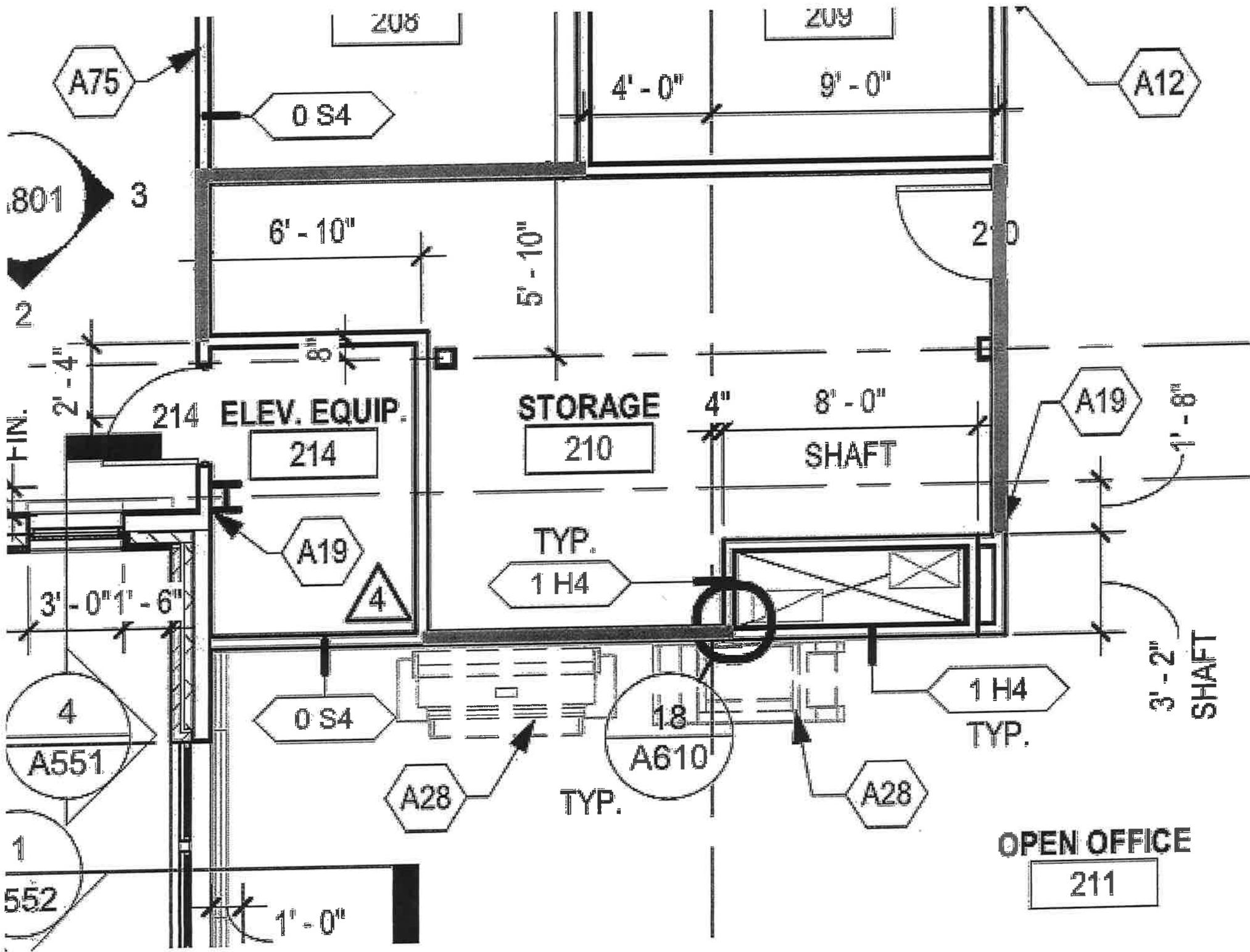
HW SET 33A

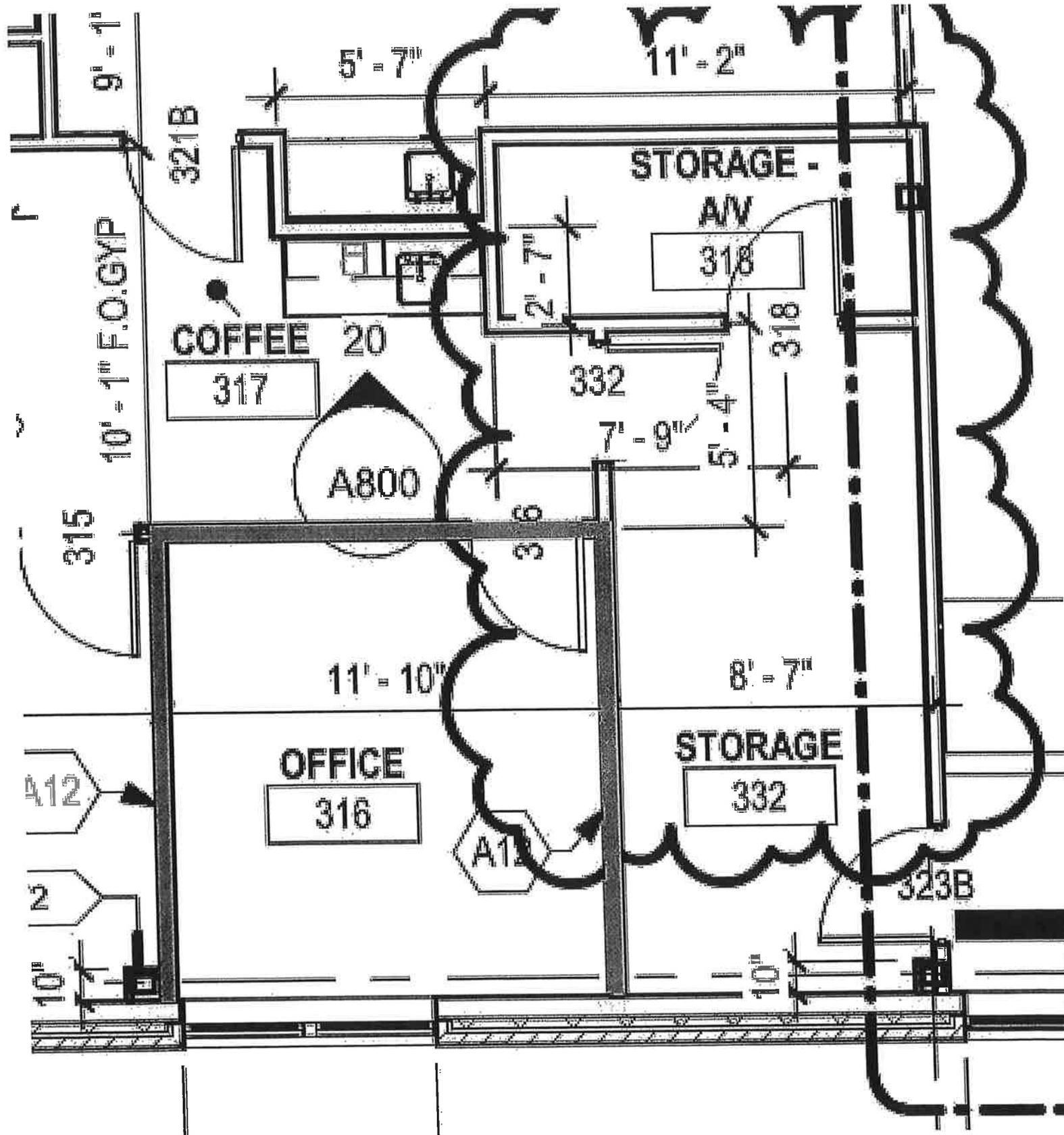
QTY		DESCRIPTION	CATALOG NUMBER	MFR
	EA	HINGES	AS SPECIFIED	IVE
			MATCH EXIST PREP SIZE AND WEIGHT	
1	EA	STOREROOM LOCK	L9080	SCH
1	EA	ELECTRIC STRIKE	6211 FSE	VON
1	EA	OH STOP	90S	GLY
1	EA	SURFACE CLOSER	4011 / 4111 EDA	LCN

1	EA	KICK PLATE	8400 10" X 2" LDW B-CS	IVE
		CREDENTIAL READER	(BY OTHERS)	
1	EA	POWER SUPPLY	PS902 900-4R	SCE
1	EA	WIRING DIAGRAMS	RISER & POINT-TO-POINT (BY HARDWARE SUPPLIER)	

FUNCTION: ELECTRICALLY UNLOCKED (FAIL SECURE)
 OUTSIDE LEVER ALWAYS LOCKED. LATCH RETRACTED BY KEY IN OUTSIDE CYLINDER.
 AUXILIARY LATCH DEADLOCKS LATCHBOLT WHEN DOOR IS CLOSED. INSIDE LEVER ALWAYS
 FREE FOR IMMEDIATE EXIT. VALID CREDENTIAL MOMENTARILY UNLOCKS DOOR.END OF
 SECTION









Amendment to the Standard Form of Agreement Between Owner (Aitkin County), and Construction Manager (Contegrity Group, Inc.), dated May 23, 2017, where the Construction Manager is NOT a Constructor

This AMENDMENT dated: April 1, 2019

Add to Project Description:

Historic Courthouse M&E to Project Scope as originally identified in the starting project budget. See attached budget clarifications.

13.2 Basic Compensation

Add to Subparagraph 13.2.1

Add to CM Fee by \$25,745.00 as described above.

On Site Supervision shall continue to be provided for at previous contract rates.

This Agreement entered into as of the day and year first written above.

OWNER

CONSTRUCTION MANAGER

(Signature)

(Signature)

Jessica Seibert, Aitkin County Administrator

Pete Filippi, President Contegrity Group, Inc.

(Printed name and title)

(Printed name and title)



Aitkin County - Government Center Addition
Date: August 20, 2018

CATEGORY OF WORK	TRADE CONTRACTOR NAME	ORIGINAL CONTRACT	CHANGE ORDERS	ADJUSTED CONTRACT	PAID TO DATE	BALANCE TO FINISH	
1	Earthwork / Utilities / Improvements / Demo.	Eagle Construction	\$652,666.00	-\$7,639.05	\$645,026.95	\$188,980.65	\$456,046.30
2	Concrete	Thompson Construction of Princeton, Inc.	\$236,442.00	\$1,513.00	\$237,955.00	\$37,620.00	\$200,335.00
3	Masonry	Harbor City Masonry	\$690,990.00	\$1,510.85	\$692,500.85	\$0.00	\$692,500.85
4	Steel Erection	Roden Iron	\$220,000.00	-\$4,300.00	\$215,700.00	\$0.00	\$215,700.00
5	Carpentry	Gopher State Contractors	\$245,300.00	\$0.00	\$245,300.00	\$0.00	\$245,300.00
6 & 20	Roofing / HVAC	Thelen Heating & Roofing	\$720,000.00	\$0.00	\$720,000.00	\$19,950.00	\$700,050.00
7	Metal Wall Panels	Progressive Building Systems	\$226,000.00	\$0.00	\$226,000.00	\$4,514.40	\$221,485.60
8	Joint Sealants	Sunrise Specialties	\$51,750.00	\$0.00	\$51,750.00	\$0.00	\$51,750.00
9	Coiling Grilles	Garage Door Store	\$49,950.00	\$0.00	\$49,950.00	\$0.00	\$49,950.00
9A	Folding Panel Partitions	Skold Specialty Contracting	\$15,340.00	\$0.00	\$15,340.00	\$0.00	\$15,340.00
10	Aluminum Windows / Doors & Glazing	Anderson Glass Co.	\$315,100.00	\$0.00	\$315,100.00	\$0.00	\$315,100.00
11	Gypsum Board	Olympic Companies	\$889,350.00	\$5,602.00	\$894,952.00	\$15,163.43	\$879,788.57
12	Tile	Dorholt Tile	\$207,164.00	\$0.00	\$207,164.00	\$0.00	\$207,164.00
13	Acoustical Treatments	Twin City Acoustics	\$298,873.00	\$0.00	\$298,873.00	\$5,350.40	\$293,522.60
14	Flooring	Contract Tile & Carpet	\$134,768.00	\$0.00	\$134,768.00	\$0.00	\$134,768.00
16	Painting	Fransen Decorating	\$209,750.00	\$0.00	\$209,750.00	\$0.00	\$209,750.00
17	Elevator	MEI Total Elevator	\$258,232.00	\$0.00	\$258,232.00	\$0.00	\$258,232.00
18	Fire Protection	LVC Companies	\$244,800.00	\$0.00	\$244,800.00	\$0.00	\$244,800.00
19	Plumbing / Piping	Masters Plumbing & Heating	\$845,000.00	\$0.00	\$845,000.00	\$18,563.00	\$826,437.00
21	Controls	Honeywell (Allowance)	\$205,970.00	\$0.00	\$205,970.00	\$0.00	\$205,970.00
22	Testing / Adjusting & Balancing	SMB of MN	\$34,700.00	\$0.00	\$34,700.00	\$0.00	\$34,700.00
23	Electrical / Communications / Security	Holden Electric	\$974,350.00	\$0.00	\$974,350.00	\$22,325.00	\$952,025.00
24	Steel Supply - Material Only	Thurnbeck Steel	\$419,600.00	\$4,048.26	\$423,648.26	\$14,345.00	\$409,303.26
25	Standard Doors / Frames / Hardware (material only)	Sell Hardware	\$106,785.00	\$0.00	\$106,785.00	\$0.00	\$106,785.00
26	Casework (material only)	Northwest Cabinets	\$163,676.00	\$0.00	\$163,676.00	\$0.00	\$163,676.00
27	Specialties (material only)	Allowance	\$50,000.00	\$0.00	\$50,000.00	\$0.00	\$50,000.00
TRADE CONTRACTOR TOTAL:			\$8,466,556.00	\$735.06	\$8,467,291.06	\$326,811.88	\$8,140,479.18
Contingency	Budget	\$491,128.00	-\$735.06	\$490,392.94	\$0.00	\$490,392.94	
General Conditions	Budget	\$662,367.00	\$0.00	\$662,367.00	\$127,776.00	\$534,591.00	
Permitting	Budget	\$62,500.00	\$0.00	\$62,500.00	\$62,500.00	\$0.00	
CM Fee	Contegritry Group, Inc.	\$235,750.00	\$0.00	\$235,750.00	\$82,512.52	\$153,237.48	
Architect & Engineer Fee	BKV Group	\$588,691.00	\$0.00	\$588,691.00	\$523,035.20	\$65,655.80	
Architect Reimbursables	BKV Group	\$20,000.00	\$0.00	\$20,000.00	\$18.92	\$19,981.08	
CONSTRUCTION TOTAL:			\$10,526,992.00	\$0.00	\$10,526,992.00	\$1,122,654.52	\$9,404,337.48
Owner Items							
Asbestos Abatement	Arrowhead / ACCT (Allowance)	\$65,000.00	\$0.00	\$65,000.00	\$17,900.00	\$47,100.00	
FF&E	Budget	\$206,990.00	\$0.00	\$206,990.00	\$11,759.13	\$195,230.87	
Historic Courthouse M&E	General Conditions	\$25,699.00	\$0.00	\$25,699.00	\$0.00	\$25,699.00	
	Contingency	\$42,831.00	\$0.00	\$42,831.00	\$0.00	\$42,831.00	
	BKV Group / Contegritry Group	\$71,054.00	\$0.00	\$71,054.00	\$0.00	\$71,054.00	
	Summit Envirosolutions	\$7,297.60	\$0.00	\$7,297.60	\$7,119.05	\$178.55	
Historic Assessment	Springsted / Dorsey / Moody's	\$50,000.00	\$0.00	\$50,000.00	\$31,500.00	\$18,500.00	
Finance Costs - Allowance ???							
PROJECT TOTAL:			\$10,995,863.60	\$0.00	\$10,995,863.60	\$1,190,932.70	\$9,804,930.90

45,309 ← BKV Group / Contegritry Group → 25,745



Aitkin County - Government Center Addition

Date: March 20, 2019

CATEGORY OF WORK	TRADE CONTRACTOR NAME	ORIGINAL CONTRACT	CHANGE ORDERS	ADJUSTED CONTRACT	PAID TO DATE	BALANCE TO FINISH
1 Earthwork / Utilities / Improvements / Demo.	Eagle Construction	\$652,666.00	-\$6,831.25	\$645,834.75	\$335,729.00	\$310,105.75
2 Concrete	Thompson Construction of Princeton, Inc.	\$236,442.00	\$8,356.00	\$244,798.00	\$162,425.30	\$82,372.70
3 Masonry	Harbor City Masonry	\$690,990.00	\$12,226.79	\$703,216.79	\$262,213.30	\$441,003.49
4 Steel Erection	Roden Iron	\$220,000.00	-\$1,525.00	\$218,475.00	\$185,915.00	\$32,560.00
5 Carpentry	Gopher State Contractors	\$245,300.00	\$1,184.03	\$246,484.03	\$41,603.73	\$204,880.30
6 & 20 Roofing / HVAC	Thelen Heating & Roofing	\$720,000.00	\$87,383.00	\$807,383.00	\$336,120.45	\$471,262.55
7 Metal Wall Panels	Progressive Building Systems	\$226,000.00	\$0.00	\$226,000.00	\$7,079.40	\$218,920.60
8 Joint Sealants	Sunrise Specialties	\$51,750.00	\$0.00	\$51,750.00	\$0.00	\$51,750.00
9 Coiling Grilles	Garage Door Store	\$49,950.00	\$0.00	\$49,950.00	\$0.00	\$49,950.00
9A Folding Panel Partitions	Skold Specialty Contracting	\$15,340.00	\$1,050.00	\$16,390.00	\$0.00	\$16,390.00
10 Aluminum Windows / Doors & Glazing	Anderson Glass Co.	\$315,100.00	\$6,700.00	\$321,800.00	\$86,830.00	\$234,970.00
11 Gypsum Board	Olympic Companies	\$889,350.00	\$43,619.00	\$932,969.00	\$376,343.45	\$556,625.55
12 Tile	Dorholt Tile	\$207,164.00	\$3,254.00	\$210,418.00	\$0.00	\$210,418.00
13 Acoustical Treatments	Twin City Acoustics	\$298,873.00	-\$257.00	\$298,616.00	\$5,350.40	\$293,265.60
14 Flooring	Contract Tile & Carpet	\$134,768.00	\$1,425.00	\$136,193.00	\$0.00	\$136,193.00
16 Painting	Fransen Decorating	\$209,750.00	-\$45,316.00	\$164,434.00	\$6,708.82	\$157,725.18
17 Elevator	MEI Total Elevator	\$258,232.00	\$0.00	\$258,232.00	\$0.00	\$258,232.00
18 Fire Protection	LVC Companies	\$244,800.00	\$0.00	\$244,800.00	\$110,865.00	\$133,935.00
19 Plumbing / Piping	Masters Plumbing & Heating	\$845,000.00	\$64,154.01	\$909,154.01	\$385,971.70	\$523,182.31
21 Controls	Honeywell	\$205,970.00	\$30,048.00	\$236,018.00	\$31,251.20	\$204,766.80
22 Testing / Adjusting & Balancing	SMB of MN	\$34,700.00	\$0.00	\$34,700.00	\$0.00	\$34,700.00
23 Electrical / Communications / Security	Holden Electric	\$974,350.00	\$59,101.33	\$1,033,451.33	\$498,809.85	\$534,641.48
24 Steel Supply - Material Only	Thumbeck Steel	\$419,600.00	\$7,345.01	\$426,945.01	\$341,785.22	\$85,159.79
25 Standard Doors / Frames / Hardware (material only)	Sell Hardware	\$106,785.00	\$8,113.00	\$114,898.00	\$19,745.75	\$95,152.25
26 Casework (material only)	Northwest Cabinets	\$163,676.00	-\$1,818.37	\$161,857.63	\$0.00	\$161,857.63
27 Specialties (material only)	Bartley Sales Company, Inc.	\$36,523.00	\$0.00	\$36,523.00	\$0.00	\$36,523.00
TRADE CONTRACTOR TOTAL:		\$8,453,079.00	\$278,211.55	\$8,731,290.55	\$3,194,747.57	\$5,536,542.98
Contingency	Budget	\$537,436.00	-\$278,211.55	\$259,224.45	\$0.00	\$259,224.45
General Conditions	Budget	\$688,066.00	\$0.00	\$688,066.00	\$332,962.55	\$355,103.45
CM Fee	Contegrity Group, Inc. + 25,745	\$261,495.00	\$0.00	\$261,495.00	\$137,520.90	\$123,974.10
Permitting	Budget	\$62,500.00	\$0.00	\$62,500.00	\$62,500.00	\$0.00
Architect & Engineer Fee	BKV Group + 48,309	\$634,000.00	\$0.00	\$634,000.00	\$566,393.60	\$67,606.40
Architect Reimbursables	BKV Group	\$20,000.00	\$0.00	\$20,000.00	\$9,224.81	\$10,775.19
CONSTRUCTION TOTAL:		\$10,656,576.00	\$0.00	\$10,656,576.00	\$4,303,349.43	\$6,353,226.57
Owner Items						
Asbestos Abatement	Arrowhead / ACCT (Allowance)	\$65,000.00	\$0.00	\$65,000.00	\$17,900.00	\$47,100.00
FF&E	Budget	\$216,990.00	\$0.00	\$216,990.00	\$12,109.13	\$204,880.87
Historic Assessment	Summit Envirosolutions	\$7,297.60	\$0.00	\$7,297.60	\$7,119.05	\$178.55
Finance Costs - Allowance	Springsted / Dorsey / Moody's	\$50,000.00	\$0.00	\$50,000.00	\$31,500.00	\$18,500.00
PROJECT TOTAL:		\$10,995,863.60	\$0.00	\$10,995,863.60	\$4,371,977.61	\$6,623,885.99