

Dubé Group Architecture

Addendum #1

Gardnerville Station

PWP-DO 2018 096

Feb 21, 2018

Issued by: **Dubé Group Architecture**
458 Court Street
Reno, Nevada 89501
(775) 323-1001

Bidders Note: This addendum shall be recognized by all concerned as an incorporated part of the Contract Documents. The Contractor shall assure that all changes and interpretations covered by the contents herein are thoroughly understood and are fully accounted for in the Contractor's bid.

A. General Items:

1. The Pre-bid Conference Sign-in Sheet is attached. Only general contractors that attended the Pre-bid Conference and have completed the registration form on the Town of Gardnerville website are eligible to submit a bid.
2. The building permit is ready to be issued and will be paid for by the Town.
3. Refer to *Asbestos and Lead Assessment* prepared for the former Eagle Gas by McGinley & Associates (April 4, 2014) referenced in the bid documents.
4. Pending selection and approval of successful bidder, construction is anticipated to begin as soon as mid-March.
5. Preferential bidder status cannot be used for CDBG / federal funding.
6. Contractors and Subcontractors must be registered and active on SAM.gov and will be checked against the Debar list to determine eligibility. Prime

contractor and all subcontractors must complete the Debar, Equal Opportunity and Section 3 as well as the Segregated Facilities Certification.

7. All prime contractors must submit AIA Document A305 – 1986 Contractor's Qualification Statement with their bids.
8. Refer to AIA Document A201 – 2017 General Conditions of the Contract for Construction and AIA Document A105 – 2017 Standard Short Form of Agreement Between Owner and Contractor for insurance requirements. Please provide specific insurance coverage for not less than the following amounts or greater where required by laws and regulations:

- a. Commercial General Liability:

General Aggregate	\$2,000,000
Products and Completed Operations Aggregate	\$2,000,000
Personal and Advertising Injury	\$1,000,000
Each Occurrence	\$1,000,000
Fire Damage Legal Liability	\$ 300,000
Medical Expense (any one person)	\$ 5,000

- b. Worker's Compensation:

Statutory as required by Nevada

- c. Employers Liability:

\$100,000 Each Accident
\$500,000 Disease – Policy Limit
\$100,000 Disease – Each Employee

- d. Builder's Risk:

This will be provided by the Town of Gardnerville

9. The operating hours are generally 7:00 AM to 4:00 PM, Monday through Friday, excluding holidays.

-
10. The cut-off date to submit RFIs is Thursday, Feb 22, 2018 no later than 5:00 PM local time. The final addendum (if applicable) will be issued Friday, Feb 23, 2018 no later than 5:00 PM local time.
 11. There is an existing electric meter onsite with overhead service to the building from the power pole at Mission Street. The successful contractor will be responsible for arranging for temporary power which will be billed to the Town's account.
 12. The existing ¾-inch water service is currently shut off at the meter on Mission Street. Contractor can use water on site, however they must install new yard hydrant between meter and where the line enters the building. The Town will pay the water charges.

B. Drawings:

1. Please see details 11/A801, 6/A802, and 7/A802 for tile sizes, formatting, and types. Please disregard cove base detail 9/A800 and use 7/A802 for cove base detail. 1"x1" mosaic tile to be Daltile, Absolute Black Blend GR61.
2. Wall assemblies W3, W7A, and W7B shown on Sheet A508 are retaining the existing interlocking metal wall studs with metal skin and will be reinforced with new metal studs and faced with new material on non-metal skin side of face.
3. Please see updated demolition floor plan A101 for more information regarding prep of existing slab and walls for new finishes.

C. Project Manual:

1. Supplemental Condition #5 Federal Minimum Hourly Wage Rates (Davis-Bacon): There have been changes to the Davis Bacon wage rates included in the Project Manual. Remove the Davis Bacon General Decision Number NV180067 01/05/2018 and replace with the Davis Bacon General Decision Number NV180067 02/09/2018 attached herewith.
2. Supplemental Condition #6 State Minimum Hourly Wage Rates: The State Prevailing wages remain unchanged.
3. Bidders are reminded to use the higher rate of the Federal and State wages.

D. Attachments:

- Pre-bid Conference Sign-in Sheet (1 page)
- Lead and Asbestos Assessment (15 pages)
- Davis-Bacon General Decision Number NV180067 02/09/2018 (5 pages)
- A101, Demolition Floor Plan (1 sheet)

End of Addendum #1

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Dubé Group Architecture	Alex Malm	alex@thedubegroup.com
Town of Gardnerville	Graff Lacost	GLACOST@CO.DOUGLAS.NV.US
NESSEL Construction	Calvin Smith	calvin22@Hwy50GARAGE.COM
Armac Construction	Graff McQuerry	greg@armacconstruction.com
NEFT GEN DRYWALL	JAMES EVANS	JIMMY.NG22@GMAIL.COM
Shaheen Branchaud	Joel Bregger	Joel@shbuiders.com
Colbre Grading + Paving	Mike Olney	Mikeo@Colbrepaving.com
Schell Creek Construction	Cynthia Filwider	cynthia@SchellCreek.com
JACKRABBIT PLUMBING, INC.	DAN PENDLETON	dpendleton@jrpnv.com
SULLIVAN STRUCTURES	AJ Tremble	ESTIMATING@SULLIVANSTRUCTURESLLC.COM
Simerson	Dru Simerson	dru@simersonusa.com
Simerson	Amber Hynick	Amber@simersonusa.com
Houston Smith Construction	Rollin Smith	rollin@houston-smith-inc.com rollin@houston-smith-inc.com



Reno Office

815 Maestro Drive
Reno, Nevada 89511
Ph: 775.829.2245

Las Vegas Office

6280 South Valley View Boulevard
Suite 604
Las Vegas, Nevada 89118
Ph: 702.260.4961

www.mcgin.com

- | Site Remediation
- | Soil & Groundwater Investigations
- | Closure Optimization
- | Brownfields Redevelopment
- | Permitting & Compliance
- | Phase I Assessments
- | Storm Water & Spill Plans
- | Underground Tank Services
- | Toxic Release Inventory
- | Geographic Information Systems
- | Groundwater Modeling
- | Litigation Support & Expert Witness

ASBESTOS AND LEAD ASSESSMENT

**Former Eagle Gas
1395 US Hwy 395 North
Gardnerville, Nevada 89410
Nevada Brownfields Program
Task MA-02-14**

Prepared for:

*Nevada Division of Environmental Protection
Nevada Brownfields Program
901 South Stewart Street, Suite 4001
Carson City, Nevada 89701*

April 4, 2014

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1. INTRODUCTION

McGinley & Associates, Inc. (MGA) submits this report which presents the findings of our asbestos and lead based paint assessment of the “Former Eagle Gas” facility located in Gardnerville, Nevada. The assessment was conducted for the Town of Gardnerville in conjunction with the Nevada Division of Environmental Protection (NDEP) Brownfields program. The location of the subject site is indicated in Figure 1.

2. SCOPE OF SERVICES

The following scope of services were conducted as part of our asbestos and lead based paint assessment:

- Collection of five bulk samples of suspect asbestos containing material (ACM) building materials;
- Analytical testing of the suspect ACM;
- Conducting a lead based paint assessment using a XRF analyzer; and
- Preparation of this report of findings.

Each of these services are discussed in the following sections.

3. ASBESTOS CONTAINING MATERIAL INSPECTION

On January 9, 2014, an EPA accredited, and State of Nevada licensed asbestos inspector conducted an asbestos inspection and assessment at the above referenced location for the purpose of determining if asbestos was present in suspect building materials.

Five (5) representative bulk samples were collected from materials identified to have the potential to contain asbestos. Suspect materials that were sampled during this inspection included; floor tile with mastic, ceramic tile grout, ceramic tile mortar/thin set and roofing materials.

This inspection was conducted in accordance with accepted EPA and OSHA regulations. All samples were submitted under approved chain-of-custody protocol, and analyzed at Asbestos TEM Laboratories, Inc. in Sparks, Nevada. The suspect ACM samples were analyzed for asbestos fibers utilizing Polarized Light Microscopy (PLM). The laboratory analytical report is attached in Appendix A, and the chain of custody record is provided in Appendix B.

4. ASBESTOS ANALYTICAL RESULTS

In accordance with OSHA 29 CFR 1926.1101 and NESHAPS 40 CFR 61.141 the definition of an asbestos containing material is “any material which contains more than one percent asbestos by weight”.

Analytical results indicated that one of the five bulk samples that were collected during this inspection was positive for containing asbestos in excess of one percent. Sample #RM-5 (roof penetration mastic) contained 5-10% Chrysotile asbestos. All other materials sampled during this investigation were “None Detected” for containing asbestos. Analytical results and the laboratory chain-of-custody are provided in Appendix A and B respectively.

These sample results are limited to the materials that were identified and sampled during this inspection. If additional materials are discovered that have not been sampled and will be disturbed during the restoration project, then these materials would require additional sampling and analysis.

5. LEAD-BASED PAINT ASSESSMENT

On January 9, 2014, a lead-based paint inspector conducted a lead-based paint assessment of suspect painted surface coatings at the above referenced location. The lead-based paint assessment was accomplished by utilizing an Innov-X Alpha Series X-Ray Fluorescence (XRF) analyzer. XRF analyzers determine the chemistry of a sample by measuring the spectrum of the characteristic x-ray emitted by the different elements in the sample when it is illuminated by x-rays. When a sample is measured using XRF, each element present in the sample emits its own unique fluorescent x-ray energy spectrum. By simultaneously measuring the fluorescent x-rays emitted by the different elements in the sample, the XRF analyzer can rapidly determine the elements present in the sample and their relative concentrations.

The XRF analyzer was utilized on all colors of paint on the interior and exterior of the gas station building and associated gas pump canopy. Multiple readings were taken of each color of paint identified at the following locations:

Inside Gas Station Building

- Door Trim - Blue Paint
- Office/Sink Room - Olive Green Paint
- Walls and Ceilings - White Paint
- Cement Floor - Red Paint

Exterior of Gas Station Building

- Rear CMU Block Wall - Grey Paint
- Exterior Walls, soffits and Roof Facia - Blue/White Paint
- Structural Beams on Roof - Red Paint

Gas Pump Canopy

- Canopy Facia - White, Blue, Cream and Beige Paint
- Canopy Structural Poles - Blue Paint
- Gas Pump Bollards - Yellow Paint
- Structural Beams on Roof - Red Paint

6. LEAD-BASED PAINT XRF ANALYZER RESULTS

The EPA definition of lead-based paint is when painted surface coatings contain 1.0 mg/cm² or greater, when using an XRF analyzer.

Readings from the XRF analyzer indicated that painted surface coatings located on the gas pump bollards, and on the canopy structural poles contained 1.0 mg/cm² of lead or greater. All other painted surface coatings located on the canopy and gas station building contained less than 1.0 mg/cm² of lead. Field notes providing XRF data from the assessment are provided in Appendix C.

7. CONCLUSIONS/RECOMMENDATIONS

As a result of information obtained from conducting this ACM inspection and LBP assessment, MGA recommends that procedures are acknowledged in order to maintain State of Nevada OSHA, federal OSHA and EPA regulatory compliance, and reduce liability and health concerns. The sections below describe those procedures for both asbestos containing material and lead-based paint.

7.1 Asbestos Containing Material Inspection

As a result of conducting this asbestos inspection, penetration mastics located on the roof of the gas station building were identified to contain greater than one percent asbestos. At the time of this inspection, the penetration mastics appeared to be in good condition, and, as long as the materials are not disturbed, do not appear to pose a health risk.

Roof penetration mastics are considered to be a non-friable material for the EPA and Nevada OSHA, and a non-classified material for federal OSHA. As a result, a Nevada certified asbestos abatement contractor is not required in order to remove or disturb these materials.

However, in order to maintain regulatory compliance and reduce liability and health concerns, MGA recommends that persons with asbestos training be utilized to perform any activities that would disturb the roofing penetration mastic materials.

7.2 Lead-Based Paint Assessment

As a result of information obtained from conducting this lead-based paint assessment, readings from the XRF analyzer indicated that that painted surface coatings located on the gas pump bollards and the canopy structural poles contained 1.0 mg/cm² of lead or greater. At the time of this assessment, the painted surfaces were in good condition and currently do not appear to pose a threat to human health. However, any future work activities that would disturb the painted surfaces should be conducted in accordance with OSHA Standard 1926.26 by individuals with proper training and personal protective equipment.

8. LIMITATIONS

MGA is not responsible for any claims or damages associated with the interpretation of information provided during this inspection. This report should not be regarded as a guarantee that no further lead-based paint or asbestos containing materials exists beyond that which was suspected, visually inspected and/or sampled during this inspection. In addition, asbestos and lead may not be distributed evenly throughout a particular material and MGA cannot guarantee that all materials sampled are exactly as represented throughout the entire building. In the event that renovation or demolition activities uncover materials that were previously hidden or inaccessible during the time of this inspection, additional sample collection and analysis may be required. In the event that materials that were previously hidden or inaccessible during the time of this inspection are disturbed and an exposure occurs, MGA shall be held harmless and will not be responsible for any claims made, financial or otherwise.

MGA makes no warranties or guarantees as to the accuracy or completeness of information obtained from, provided by, or compiled by others. It is possible that information exists beyond the scope of this investigation. This report is not a legal opinion. The services performed by MGA have been conducted in a manner consistent with the level of care ordinarily exercised by members of our profession currently licensed by the State of Nevada to perform this work, and practicing under similar conditions. No other warranty, expressed or implied, is made

9. CLOSING

MGA appreciates the opportunity to work with NDEP on this project. Should you have any questions regarding this report please contact the undersigned at (702) 260-4961.

Respectfully submitted,
McGinley and Associates, Inc.



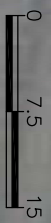
Gene E. Johnson
Certified Nevada Asbestos Consultant
License No. IJPM0604

Reviewed by:

I hereby certify that I am responsible for the services described in this document and for the preparation of this document. The services described in this document have been provided in a manner consistent with the current standards of the profession and to the best of my knowledge comply with all applicable federal, state and local statutes, regulations, and ordinances.



Brett Bottenberg, C.E.M. #1690, Exp. 10/07/2015
Senior Project Manager



REVISIONS		DESCRIPTION		BY	DATE
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FIGURE 2

SITE MAP

LEAD AND ASBESTOS SAMPLE LOCATIONS

EAGLE GAS GARDNERVILLE

1395 US HWY 395 NORTH

GARDNERVILLE, NEVADA



McGinley & Associates
Environmental Engineering and Science
RENO | LAS VEGAS | www.mginley.com

APPENDIX A

Laboratory Analytical Results

POLARIZED LIGHT MICROSCOPY ANALYTICAL REPORT

EPA Method 600/R-93/116 or 600/M4-82-020

Page: 1 of 1

Contact: Gene Johnson	Samples Indicated: 5	Report No. 124726		
Address: C & G Environmental Consulting, P.O. Box 19476 Reno, NV 89511	Reg. Samples Analyzed: 5 Split Layers Analyzed: 5 Job Site / No. 13695 Main Street, Gardnerville 04010913	Date Submitted: Jan-13-14 Date Reported: Jan-15-14		
SAMPLE ID		ASBESTOS TYPE	OTHER DATA 1) Non-Asbestos Fibers 2) Matrix Materials 3) Date/Time Collected 4) Date Analyzed	DESCRIPTION FIELD LAB
FT-1 Lab ID # 867-02108-001A	None Detected		1) 1-5% Cellulose 2) 95-99% Plast, Calc, Qtz, Other m.p.	Station - entryway, floor tile/black mastic
			3) Jan-15-14 4) Jan-15-14	Floor Tile-Brown
FT-1 Lab ID # 867-02108-001B	None Detected		1) 1-5% Cellulose 2) 95-99% Tar, Other m.p.	Station - entryway, floor tile/black mastic
			3) Jan-15-14 4) Jan-15-14	Mastic-Black
CTG-2 Lab ID # 867-02108-002A	None Detected		1) <1% Cellulose 2) 100-100% Qtz, Calc, Other m.p.	Bathroom, grout/mortar
			3) Jan-15-14 4) Jan-15-14	Grout-Tan
CTG-2 Lab ID # 867-02108-002B	None Detected		1) 1-5% Cellulose 2) 95-99% Qtz, Calc, Other m.p.	Bathroom, grout/mortar
			3) Jan-15-14 4) Jan-15-14	Mortar-Tan
CTG-3 Lab ID # 867-02108-003A	None Detected		1) None Detected 2) 99-100% Clay, Gyp, Other m.p.	Bathroom, ceramic tile/thin set
			3) Jan-15-14 4) Jan-15-14	CerTile-Red/White
CTG-3 Lab ID # 867-02108-003B	None Detected		1) <1% Cellulose 2) 100-100% Calc, Qtz, Gyp, Other m.p.	Bathroom, ceramic tile/thin set
			3) Jan-15-14 4) Jan-15-14	Thin Set-Grey
RM-4 Lab ID # 867-02108-004A	None Detected		1) 20-30% Cellulose 2) 70-80% Tar, Qtz, Other m.p.	North roof, asphalt roofing/felt/tar
			3) Jan-15-14 4) Jan-15-14	Roofing-Black/Grey
RM-4 Lab ID # 867-02108-004B	None Detected		1) 1-5% Cellulose 2) 95-99% Tar, Other m.p.	North roof, asphalt roofing/felt/tar
			3) Jan-15-14 4) Jan-15-14	Tar-Black
RM-4 Lab ID # 867-02108-004C	None Detected		1) 50-60% Fiberglass 2) 40-50% Tar, Other m.p.	North roof, asphalt roofing/felt/tar
			3) Jan-15-14 4) Jan-15-14	Roofing Felt/Tar-Black
RM-5 Lab ID # 867-02108-005	5-10% Chrysotile		1) 1-5% Cellulose 2) 85-94% Tar, Other m.p.	North roof, penetration mastic
			3) Jan-15-14 4) Jan-15-14	Mastic-Black/Grey

Limit of Quantitation of Method is Estimated to be 1% Asbestos Using a Visual Area Estimation Technique

Laboratory Analyst

Greg Hanes

ASBESTOS TEM LABORATORIES, INC. 1350 Freeport Blvd., Unit 104, Sparks, NV 89431 (775) 359-3377
 With Main Office in Berkeley, CA (510) 704-8930

APPENDIX B

Chain-of-Custody Record

C&G ENVIRONMENTAL CONSULTING, INC.

P.O. Box 19476

Reno, NV 89511

Ph: (775) 746-3838

Fax: (775) 787-6846

*** BULK SAMPLE SUBMISSION FORM / CHAIN-OF-CUSTODY REPORT ***

Analysis Type:

PLM

Point Count

TEM

Lead

Turnaround:

2-hrs 4-hrs

8-hrs

24-hrs

2 Days

3 Days

Job Site: 1345 MAIN Street, GARONVILLE

Job No: 04010913

P.O. #:

Contact person:

[illegible]

Special Instructions:

Relinquished By	Date / Time	Received By	Date / Time
Name/Company <i>Gene E. Johnson/C&G For Const.</i>	<i>1-11-14</i>	Name/Company <i>Allen Adams</i>	<i>1/15/14</i>
Signature <i>Gene E. Johnson</i>	<i>11:58 AM</i>	Signature	<i>8:30</i>
Name/Company		Name/Company	<i>Long box</i>
Signature		Signature	

Send Original to Lab - Keep Yellow Copy

APPENDIX C

XRF Field Notes

Former Eagle Gas Station – 1395 Main Street Gardnerville

January 9, 2014 – XRF Lead Sampling Inspection Field Notes:

Station Interior Readings

Door Trim - Blue Paint – 0.18 mg/cm²
Door Trim - Blue Paint – 0.21 mg/cm²
Office/Sink Room - Olive Green Paint – 0.00 mg/cm²
Office/Sink Room - Olive Green Paint – 0.01 mg/cm²
North Wall - White Paint – 0.08 mg/cm²
East Wall – White Paint – 0.06 mg/cm²
Cement Floor - Red Paint – 0.02 mg/cm²

Station Exterior Readings

Rear CMU Block Wall - Grey Paint – 0.05 mg/cm²
East Exterior Wall – White Paint – 0.00 mg/cm²
West Exterior Wall – White Paint – 0.00 mg/cm²
South Soffit – Blue Paint – 0.01 mg/cm²
South Roof Facia - Blue Paint – 0.03 mg/cm²
Structural Beams on Roof - Red Paint – 0.04 mg/cm²

Canopy

Canopy Facia White Paint – 0.10 mg/cm²
Blue Paint - 0.08 mg/cm²
Cream Paint - 0.24 mg/cm²
Beige Paint – 0.45 mg/cm²

Canopy Structural Poles - Blue Paint - >1.0 mg/cm²
Gas Pump Bollards - Yellow Paint - >1.0 mg/cm²
Structural Beams on Roof - Red Paint – 0.04 mg/cm²

General Decision Number: NV180067 02/09/2018 NV67

Superseded General Decision Number: NV20170067

State: Nevada

Construction Type: Building

BUILDING CONSTRUCTION PROJECTS (does not include single family homes or apartments up to and including 4 stories).

County: Douglas County in Nevada.

Note: Under Executive Order (EO) 13658, an hourly minimum wage of \$10.35 for calendar year 2018 applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2015. If this contract is covered by the EO, the contractor must pay all workers in any classification listed on this wage determination at least \$10.35 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on the contract in calendar year 2018. The EO minimum wage rate will be adjusted annually. Please note that this EO applies to the above-mentioned types of contracts entered into by the federal government that are subject to the Davis-Bacon Act itself, but it does not apply to contracts subject only to the Davis-Bacon Related Acts, including those set forth at 29 CFR 5.1(a)(2)-(60). Additional information on contractor requirements and worker protections under the EO is available at www.dol.gov/whd/govcontracts.

Modification Number	Publication Date
0	01/05/2018
1	02/09/2018

ASBE0016-011 08/01/2017

	Rates	Fringes
ASBESTOS WORKER/HEAT & FROST INSULATOR.....	\$ 40.21	23.08

CARP0971-012 07/01/2017

	Rates	Fringes
CARPENTER (Includes Form Work)...	\$ 41.53	15.86

ELEC0401-008 07/01/2016

	Rates	Fringes
ELECTRICIAN.....	\$ 38.50	16.82

IRON0118-008 01/01/2017

	Rates	Fringes
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IRONWORKER, STRUCTURAL.....\$ 36.00 29.80

* LABO0169-034 10/01/2017

	Rates	Fringes
LABORER		
(1) Common or General.....	\$ 25.45	10.56
(3) Mason Tender -		
Cement/Concrete.....	\$ 25.70	10.56
(4) Pipelayer.....	\$ 25.95	10.56

PAIN0567-017 07/01/2017

	Rates	Fringes
PAINTER		
Brush and Roller.....	\$ 24.80	12.69
Spray.....	\$ 26.04	12.69

SHEE0026-007 08/01/2016

	Rates	Fringes
SHEET METAL WORKER (HVAC DUCT and HVAC Unit Installation Only).....	\$ 29.09	24.92

SUNV2014-002 09/08/2016

	Rates	Fringes
CEMENT MASON/CONCRETE FINISHER...	\$ 30.73	0.00
OPERATOR:		
Backhoe/Excavator/Trackhoe.....	\$ 45.02	10.71
OPERATOR: Grader/Blade.....	\$ 37.68	6.04
OPERATOR: Loader.....	\$ 44.95	8.42
PLUMBER.....	\$ 27.48	15.52

WELDERS - Receive rate prescribed for craft performing
operation to which welding is incidental.

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Note: Executive Order (EO) 13706, Establishing Paid Sick Leave for Federal Contractors applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2017. If this contract is covered by the EO, the contractor must provide employees with 1 hour of paid sick leave for every 30 hours they work, up to 56 hours of paid sick leave each year. Employees must be permitted to use paid sick leave for their own illness, injury or other health-related needs, including preventive care; to assist a family member (or person who is like family to the employee) who is ill, injured, or has other

health-related needs, including preventive care; or for reasons resulting from, or to assist a family member (or person who is like family to the employee) who is a victim of, domestic violence, sexual assault, or stalking. Additional information on contractor requirements and worker protections under the EO is available at www.dol.gov/whd/govcontracts.

Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (ii)).

The body of each wage determination lists the classification and wage rates that have been found to be prevailing for the cited type(s) of construction in the area covered by the wage determination. The classifications are listed in alphabetical order of "identifiers" that indicate whether the particular rate is a union rate (current union negotiated rate for local), a survey rate (weighted average rate) or a union average rate (weighted union average rate).

Union Rate Identifiers

A four letter classification abbreviation identifier enclosed in dotted lines beginning with characters other than "SU" or "UAVG" denotes that the union classification and rate were prevailing for that classification in the survey. Example: PLUM0198-005 07/01/2014. PLUM is an abbreviation identifier of the union which prevailed in the survey for this classification, which in this example would be Plumbers. 0198 indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number, 005 in the example, is an internal number used in processing the wage determination. 07/01/2014 is the effective date of the most current negotiated rate, which in this example is July 1, 2014.

Union prevailing wage rates are updated to reflect all rate changes in the collective bargaining agreement (CBA) governing this classification and rate.

Survey Rate Identifiers

Classifications listed under the "SU" identifier indicate that no one rate prevailed for this classification in the survey and the published rate is derived by computing a weighted average rate based on all the rates reported in the survey for that classification. As this weighted average rate includes all rates reported in the survey, it may include both union and non-union rates. Example: SULA2012-007 5/13/2014. SU indicates the rates are survey rates based on a weighted average calculation of rates and are not majority rates. LA indicates the State of Louisiana. 2012 is the year of survey on which these classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. 5/13/2014 indicates the survey completion

date for the classifications and rates under that identifier.

Survey wage rates are not updated and remain in effect until a new survey is conducted.

Union Average Rate Identifiers

Classification(s) listed under the UAVG identifier indicate that no single majority rate prevailed for those classifications; however, 100% of the data reported for the classifications was union data. EXAMPLE: UAVG-OH-0010 08/29/2014. UAVG indicates that the rate is a weighted union average rate. OH indicates the state. The next number, 0010 in the example, is an internal number used in producing the wage determination. 08/29/2014 indicates the survey completion date for the classifications and rates under that identifier.

A UAVG rate will be updated once a year, usually in January of each year, to reflect a weighted average of the current negotiated/CBA rate of the union locals from which the rate is based.

WAGE DETERMINATION APPEALS PROCESS

1.) Has there been an initial decision in the matter? This can be:

- * an existing published wage determination
- * a survey underlying a wage determination
- * a Wage and Hour Division letter setting forth a position on a wage determination matter
- * a conformance (additional classification and rate) ruling

On survey related matters, initial contact, including requests for summaries of surveys, should be with the Wage and Hour Regional Office for the area in which the survey was conducted because those Regional Offices have responsibility for the Davis-Bacon survey program. If the response from this initial contact is not satisfactory, then the process described in 2.) and 3.) should be followed.

With regard to any other matter not yet ripe for the formal process described here, initial contact should be with the Branch of Construction Wage Determinations. Write to:

Branch of Construction Wage Determinations
Wage and Hour Division
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

2.) If the answer to the question in 1.) is yes, then an interested party (those affected by the action) can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Write to:

Wage and Hour Administrator
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and by any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

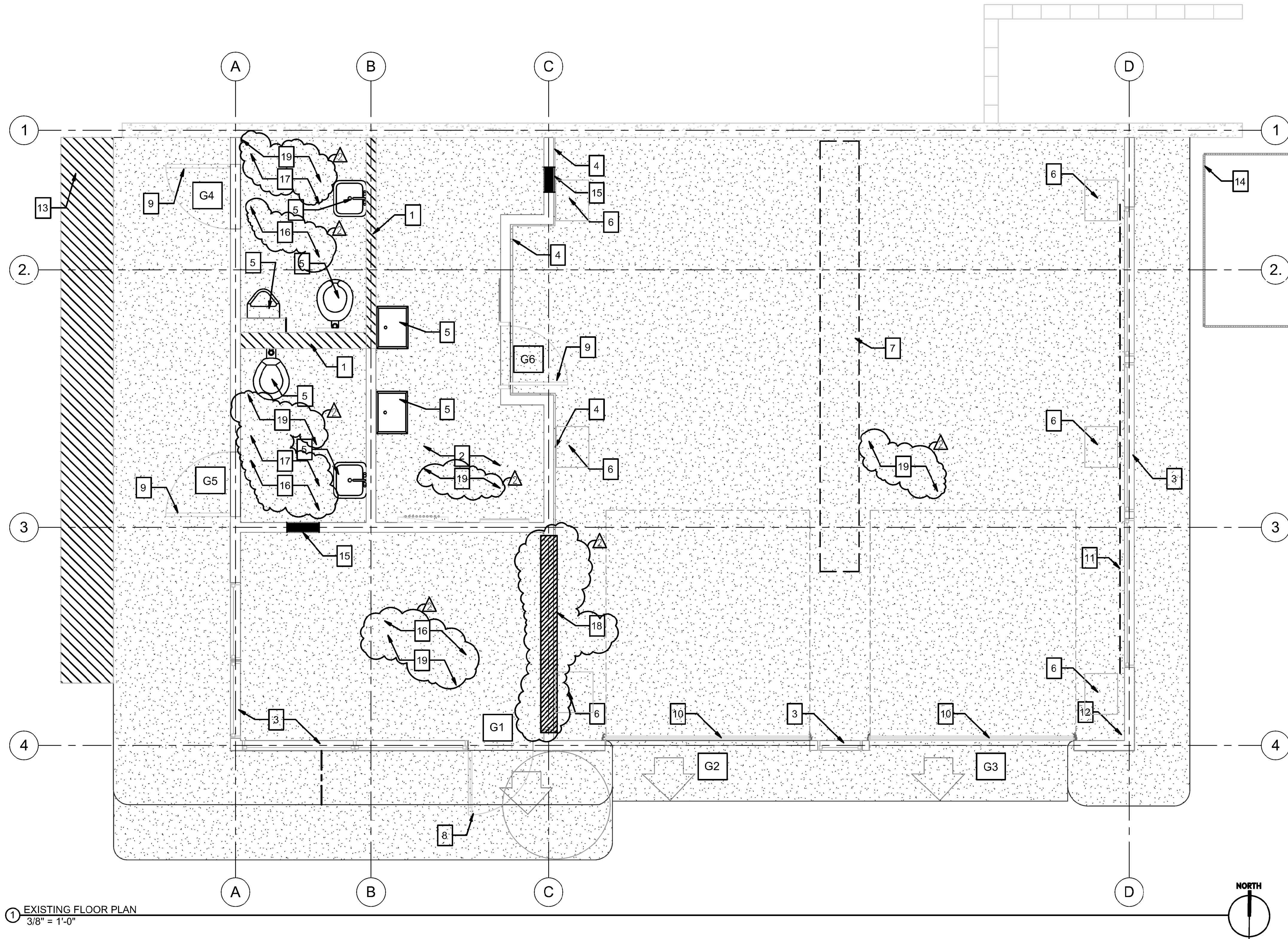
3.) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

4.) All decisions by the Administrative Review Board are final.

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END OF GENERAL DECISION



GENERAL NOTES

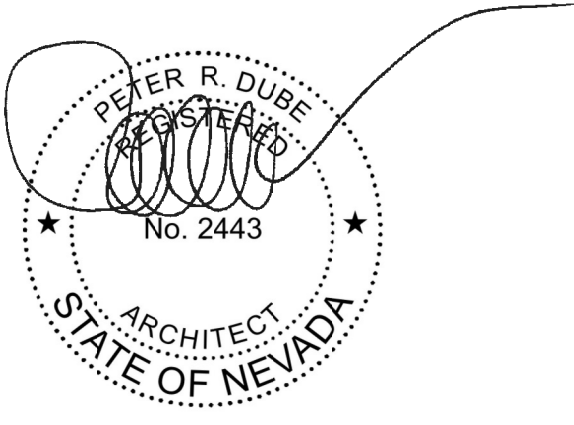
A. SEE GENERAL SHEETS FOR PROJECT NOTES, TYPICAL ACCESSIBILITY REQUIREMENTS AND TYPICAL SIGNAGE DETAILS

B. BUILDING GRID LINES ARE SHOWN TO THE CENTERLINE OF EXISTING WALLS

C. GENTLY CLEAN EXTERIOR OF BUILDING. PRESSURE WASH USING NO MORE THAN GARDEN HOSE PRESSURE AND A SIMPLE SOAP SOLUTION

D. PREP SURFACES TO RECEIVE NEW PAINT PER SPECIFICATIONS. SEAL ALL HOLES, CRACKS AND PENETRATIONS WITH METAL, WOOD, CONCRETE, OR MASONRY BONDING FILLER AS REQUIRED FOR SUBSTRATE AND AS RECOMMENDED BY MANUFACTURER OF EACH PRODUCT. ALL WORK TO CONFORM TO CURRENT OSHA AND EPA STANDARDS FOR LEAD PAINT REMOVAL

- KEY NOTES**
- 1 REMOVE HATCHED WALL AS INDICATED. SEE WALL ASSEMBLIES SHEET A508 AND ENLARGED RESTROOM PLAN SHEET A202 FOR MORE INFORMATION INCLUDING DIMENSIONS
- 2 PREP FLOOR TO RECEIVE NEW SELF-LEVELING COMPOUND. REMOVE EXISTING FLOORING, GRIND SMOOTH AS REQUIRED AND APPLY NEW CONCRETE TO MATCH ADJACENT FLOOR LEVEL
- 3 REPAIR EXISTING ALUMINUM STOREFRONT SYSTEM. REMOVE WINDOW FILM (TINT), PAINT, DIRT AND STREAKS FROM FRAMES AND GLAZING USING GENTLE CLEANING METHODS. REMOVE AND REPLACE CAULK, SEALANT AND PUTTY AT INTERIOR AND EXTERIOR FACES OF ALL WINDOWS AND OPENINGS WITH IN-KIND MATERIALS. VERIFY OPERATION OF TRANSOM WINDOWS IN SERVICE BAY, RESTROOMS AND REPAIR AS NECESSARY TO ENSURE OPERATION. REPLACE PLEXIGLAS PANES WITH CLEAR TEMPERED GLASS IN-KIND. SEE SHEETS A200, A500, AND A501 FOR MORE INFORMATION
- 4 CAREFULLY SCARIFY EXISTING PAINT ON METAL WALL PANEL USING METAL WIRE WHEEL TO ACHIEVE DESIRED FINISH BASED ON MOCK-UP SAMPLE APPROVED BY ARCHITECT. THOROUGHLY CLEAN WALL AND APPLY CLEAR POLYURETHANE PROTECTIVE TOP COAT - SEE SHEET A200 FOR MORE INFORMATION
- 5 REMOVE EXISTING PLUMBING FIXTURE. S.P.D. FOR MORE INFORMATION
- 6 SAW CUT EXISTING CONCRETE FLOOR, EXCAVATE AND PREPARE NEW COLUMN FOOTING. S.S.D. FOR MORE INFORMATION
- 7 SAW CUT EXISTING CONCRETE FLOOR, EXCAVATE AND PREPARE NEW FLOOR FOR NEW UNDERGROUND RACEWAYS AND FLUSH FLOOR COMPARTMENT BOXES. S.E.D. FOR MORE INFORMATION
- 8 REVERSE DOOR SWING AT EXISTING STOREFRONT ENTRY DOOR - SEE SHEET A200 FOR MORE INFORMATION
- 9 REMOVE AND REPLACE DOOR, FRAME AND HARDWARE IN EXISTING OPENING. TYPICAL BOTH RESTROOMS AND STORAGE DOORS - SEE SHEET A200 FOR MORE INFORMATION
- 10 SERVICE AND REPAIR EXISTING ALUMINUM MULTI-LIGHT OVERHEAD SECTIONAL GARAGE DOORS, INCLUDING TRACKS. REMOVE WINDOW FILM (TINT), PAINT, DIRT AND STREAKS FROM FRAMES AND GLAZING USING GENTLE CLEANING METHODS. REMOVE AND REPLACE CAULK, SEALANT AND PUTTY FORM INTERIOR AND EXTERIOR FACES WITH IN-KIND MATERIALS. VERIFY OPERATION OF DOOR / TRACK / LOCK ASSEMBLY AND REPAIR AS NECESSARY TO ENSURE OPERATION. REPLACE PLEXIGLAS PANES WITH CLEAR TEMPERED GLASS IN-KIND - SEE SHEETS A200, A500 AND A501 FOR MORE INFORMATION
- 11 REMOVE EXISTING UNISTRUT RACK ASSEMBLY SPANNING INTERIOR SIDE OF WINDOWS
- 12 REMOVE CONVEX MIRROR - SALVAGE TO OWNER
- 13 REMOVE CONCRETE RAMP IN ITS ENTIRETY AND PREP FOR NEW RAMP. SEE SHEET A100 FOR NEW CONCRETE RAMP
- 14 REMOVE 6 FOOT TALL CHAIN-LINK FENCE ENCLOSURE IN ITS ENTIRETY. PATCH ASPHALT AS NECESSARY
- 15 CUT NEW HOLES FOR RETURN AIR. S.M.D. FOR MORE INFORMATION
- 16 REMOVE (E) FLOOR TO BARE CONC.
- 17 REMOVE (E) WALL FINISHES IN THEIR ENTIRETY
- 18 GRIND (E) AREA FOR (N) STOREFRONT AND PROVIDE SMOOTH TRANSITION FROM MEETING ROOM TO INFORMATION
- 19 GRIND, PATCH AND REPAIR, BEAD BLAST FLOOR AS REQUIRED FOR (N) FLOORING AS SPECIFIED



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project title:
Gardnerville Station

1395 US 395 N
GARDNERVILLE, NV

job number: 16-100
date: June 30, 2017
drawn by: amm
checked by: prd
revisions: A BIDDING 2.20.18

sheet description:
EXISTING
FLOOR PLAN

sheet number:

A101