



Scope of Work: Provide all labor, materials, and equipment to complete the following.

Metal Building

- Includes monolithic slab per the drawings to include anchor bolts and tooled thresholds at the overhead door openings
- Installation of trench per the drawings connected to the mop sink sewer with cleanout
- Supply and Erect a 3,996 SF PEMB, Wall Panels to be Coal Black and Charcoal Gray, 3" roof and wall insulation and (3) three pass through doors
- Walk Doors will include lite as shown on elevation view and canopies will be flush with soffit

Office / Warehouse

- Construct approx. 864 SF of office space to include storage space with 2"x4"x8' precut studs
- Installation of 16" wood floor trusses, 3/4" T&G plywood decking to include stairs and handrail per the drawings
- Installation of SM Rib 3 ft wide panels on interior of warehouse to include necessary trim at transitions, door openings, etc.

Store front Doors and Windows

- Installation of IMPACT YKK Storefront windows and doors to include all necessary hardware (Alternate – Non-Impact)
- Framing is to be 2"x5" Thermal (YKK's YHS 50TU System) (FL#14218.12)
- Glass is to be 1 - 5/16" clear Solarban 90 Large Missile Impact insulated Clear Tempered Solarban 60
- Doors: (2) 3'x7' non-transom; Medium Style Impact (35H)(FL#16554.1) 1" Insulated Impact glass to match storefront
- Warehouse hollow metal frame window 3'0"x4'4" welded frame with glazing bead to include 1/4" tempered glass and mouse hole
- Warehouse hollow metal frame window 5'2"x4'4" welded frame, vertical mullion, with glazing bead to include 1/4" tempered glass
- (2) hollow metal doors with hollow metal door leaf, one to include 7"x31" lite
- (1) 3'x7' Clear Natural birch door for office bathroom

Finishes

- Hang and Finish 1/2" on walls and 5/8" on ceilings in offices and storage room to include mold resistance in bathrooms
- Prep and paint walls and ceilings to include hollow metal doors in offices, bathrooms, and storage room
- Allowance for LVP and rubber cove base in offices, bathrooms, and storage room \$6 dollars a square foot material and labor
- Provide and install security fencing with 2" posts with flanges and a 4" gate

Overhead Doors

- Installation of (4) 18'x12' Janus Model 3100, in LS Yellow color Hurricane rated Overhead doors
- Installation of (4) Liftmaster H501 Industrial Hoist Operator 1/2 HP

### Electrical

- Provide new 200-amp 240/120 volt overhead service with 200 amp 40 circuit sub panel
- Provide and install all rough-in material for complete circuitry as drawn Provide and install all lighting per fixture schedule to meet ME1.1 Provide and install exhaust fans for bathroom
- Make all final terminations to MEP equipment
- Exterior of the building lighting will be set up (2) zones via a Intermatic ET8000 series 7-Day Astronomic time clock Provide and install all trim out devices to include receptacles, switches, and cover plates, and disconnects
- Cut asphalt and install power to existing well to include cold asphalt patch
- Exclusions: no data or fire alarm and no site lighting, neither is shown on the plans

### Plumbing

- Labor and material to rough-in and install (2) ADA toilets, (3) insta hots, (2) two wall hung ADA lavatories, (2) two floor drains, (1) mop sink with faucet and clean out, trench drain per the drawings, and (5) hose bibs

### HVAC

- Installation of Carrier Ductless System - Double headed mini split, 18,000 btu system with (2) 9,000 btu mini split heads