

**Pryor Public Schools  
Jefferson & Lincoln Renovations**

**CONSTRUCTION MANAGER'S BID AND  
CONTRACTING MANUAL  
February 15, 2023**



**LOWRY CONSTRUCTION SERVICES, INC.**

Construction Managers

1729 S Boston Ave  
Tulsa, OK 74119  
[www.lowrycs.com](http://www.lowrycs.com)

P 918.592.2442  
F 918.592.0254

**PRYOR PUBLIC SCHOOLS**  
**JEFFERSON & LINCOLN RENOVATIONS**  
**TABLE OF CONTENTS**

**INTRODUCTORY INFORMATION**

- 01 – COVER SHEET
- 02 – TABLE OF CONTENTS

**CONSTRUCTION MANAGER'S BID AND CONTRACTING MANUAL**

**BIDDER NOTIFICATION**

- 03 – SOLICITATION FOR BIDS

**BIDDING REQUIREMENTS**

- 04 – INSTRUCTION TO BIDDERS

- 05 – CONSTRUCTION SCHEDULE

**06 – BID AFFIDAVITS TO ACCOMPANY BID**

- BUSINESS RELATIONSHIPS AFFIDAVIT
- NON-COLLUSION AFFIDAVIT
- NON-KICKBACK AFFIDAVIT
- DECLARATION REGARDING PROHIBITION OF SEX OFFENDERS AND CONVICTED FELONS ON SCHOOL PREMISES
- FELONY AND SEX OFFENDER AFFIDAVIT
- CERTIFICATION OF COMPLIANCE WITH ASBESTOS RESTRICTIONS
- CERTIFICATION OF ASBESTOS-FREE CONSTRUCTION

**BID PACKAGES**

- 2.1 – SELECTIVE BUILDING DEMOLITION
- 2.2 – ASBESTOS ABATEMENT
- 6.1 – INTERIOR ARCHITECTURAL MILLWORK
- 7.1 – EIFS
- 7.2 – ROOFING
- 8.1 – DOORS, FRAMES, & HARDWARE
- 8.2 – GLASS & GLAZING
- 8.3 – DOOR & HARDWARE INSTALL
- 9.1 – DRYWALL, PAINT, & SPECIALTIES INSTALL
- 9.2 – FLOORING
- 10.1 – SPECIALTIES
- 10.2 – SIGNAGE
- 12.1 – WINDOW TREATMENTS
- 22.1 – PLUMBING
- 23.1 – HVAC
- 26.1 – ELECTRICAL
- 32.1 – EXTERIOR IMPROVEMENTS

**END OF TABLE OF CONTENTS**

Published in the Tulsa World, Tulsa County, The Paper, Mayes County, Claremore Progress, Rogers County, and Muskogee Phoenix, Muskogee County, February 5, 6, 12, 13, 19, 20, 26, 27, March 5, 6, 2023.

### **SOLICITATION AND NOTICE FOR BIDS**

Sealed Bids for **Pryor Public Schools – Jefferson and Lincoln Renovations, Roof and Window Replacements** will be received by PRYOR PUBLIC SCHOOLS, INDEPENDENT SCHOOL DISTRICT NO. 1, MAYES COUNTY, OKLAHOMA, hereinafter referred to as “Owner”, in the Education Service Center, 405 SW 1<sup>st</sup> Street, Pryor, OK 74361 until **2:00PM, Thursday, March 09, 2023**. Bids will be received, publicly opened and read aloud.

A **Pre-Bid Conference** will be held at **Jefferson Elementary at 10AM on Monday February 20, 2023**, and **Lincoln Elementary at 11AM on Monday February 20, 2023**. Attendance is mandatory for **Roofing and Asbestos Abatement Contractors**.

The bidding process will be in compliance with the Public Competitive Bidding Act of 1974. Bid must be accompanied by a bid security in the amount of 5% of the bid, if the bid equals or exceeds \$50,000.00. By this notice, all provisions of the act apply to this project and are incorporated into notice by reference.

Upon receipt of an acceptable bid, the contract will be awarded within thirty days after the opening of bids and the written contract executed within ten days thereafter.

Drawings, Specifications and Bid Packages for this bid opening will be available beginning February 09, 2023, and can be reviewed at the following locations:

[www.lowrycs.com/pps-jefferson-lincoln](http://www.lowrycs.com/pps-jefferson-lincoln)

Pryor Public Schools  
Education Service Center  
405 SW 1<sup>st</sup> Street  
Pryor, OK 74361

Southwest Construction News  
5031 S 33<sup>rd</sup> West Ave., Ste. 210  
Tulsa, OK 74107

ISqFt/Construct Connect

All printing costs are the bidder’s responsibility.

Owner reserves the right to reject any or all bids and to waive informalities or minor irregularities in any bid.



**Lowry Construction Services, Inc.  
Jefferson & Lincoln Renovations  
Architect's Project No. 2203**

INSTRUCTIONS TO BIDDERS

1. Receipt and Opening of Bids:

Lowry Construction Services, Inc. (herein called Construction Manager) acting as Construction Manager for Pryor Public Schools, Independent District 1, an Agency of the State of Oklahoma, (herein called the "Owner"), invites bids on the form attached hereto, all blanks of which must be appropriately filled in.

All bids shall be sealed closed and delivered to the Owner at the following address:

Pryor Public Schools  
Education Service Center  
405 SW 1<sup>st</sup> Street  
Pryor, OK 74361  
Phone: (918) 825-1255

and designated as: **Pryor Public Schools  
Jefferson & Lincoln Renovations**

In submitting the bid, it is understood that the right is reserved by the Construction Manager to reject any and all bids, and it is agreed that this bid may not be withdrawn for a period of sixty (60) days after the date of closing of same.

If the bid is for \$50,000 or more, it shall be accompanied by a certified check or a cashier's check made payable to Lowry Construction Services, Inc. or a Corporate Surety Bond of a surety company duly authorized to do business in the State of Oklahoma, in the sum of five percent (5%) of the total amount of the bid (unless otherwise specified in the bid documents which is submitted as bid security, conditioned upon the Bidder's entering into a contract with Lowry Construction Services, Inc. in accordance with the terms of the bid.

2. Proposal Due Date and Time:

Due Date: **March 09<sup>th</sup>, 2023**  
Time: **2:00 P.M. (Local Time)**

Bids will be opened in public by Pryor Public Schools, The Stacy Group, and Lowry Construction Services, Inc.

3. Prebid Meetings:

a. There are two pre-bid meetings scheduled:  
February 20<sup>th</sup>, 2023 at 10:00 AM @ Jefferson  
February 20<sup>th</sup>, 2023 at 11:00 AM @ Lincoln

b. The pre-bids meetings will be held on site.  
Address: Jefferson Lincoln  
400 SE 6<sup>th</sup> St 1625 S Elliot St  
Pryor, OK 74361 Pryor, OK 74361

c. The following trades are **mandatory** to attend the pre-bid meeting: Roofing and Asbestos Abatement.



**Lowry Construction Services, Inc.  
Jefferson & Lincoln Renovations  
Architect's Project No. 2203**

4. Preparation of Bid:

- a. Each bid proposal must be submitted on the bid package form. All blank spaces for bid prices must be filled in, in both words and figures.
- b. Bidder shall submit proposals using the bid package forms referenced in this document. No modification can be made to prescribed forms.
- c. Bidders must deposit with each bid, security in the amount and form and subject to all conditions provided for in the Instruction to Bidders. Bidders must also submit with each bid all affidavits attached herein. This submission must be in accordance with state law.
- d. Bid shall be delivered in a sealed envelope clearly marked with Project Name, Name of Bidder, and Bid Package Number.
- e. **The following documents are to be attached to and made a condition of the bid. Fill out all forms completely and include any notarizations and seals required:**
  - 1) Bid Package
  - 2) Required bid security in the form of (bond, check, 5% of bid if bid of \$50,000 or more)
  - 3) Business Relationship Affidavit.
  - 4) Non-collusion Affidavit.
  - 5) Non-Kickback Affidavit.
  - 6) Prohibition of Sex Offenders
  - 7) Felony Compliance Affidavit.
  - 8) Asbestos Restrictions
  - 9) Asbestos-Free Construction

5. Qualifications of Bidder:

The Owner or Construction Manager may make such investigations as they deem necessary to determine ability of the bidder to perform the work, and the bidder shall furnish to the Owner or Construction Manager all such information and data for this purpose as the Owner or Construction Manager may request. The Owner or Construction Manager reserves the right to reject any bid if the evidence submitted by, or investigation of, such bidder fails to satisfy the Owner or Construction Manager that such bidder is properly qualified to carry out the obligation of the Agreement for Construction and to complete the work contemplated therein. Conditional bids shall not be accepted.

6. Bid Security:

Each bid of \$50,000 or more must be accompanied by certified check of the bidder, or a bid bond duly executed by the bidder as principal and having as surety thereof a surety company approved by the Owner or Construction Manager, in the amount of five percent (5%) of the bid. Such certified checks or bid bonds will be returned to all except the three lowest bidders within three (3) days after the bid opening, and the remaining checks or bid bonds will be returned promptly after the Owner or Construction Manager and the accepted bidder have executed the Agreement for Construction, or,



**Lowry Construction Services, Inc.  
Jefferson & Lincoln Renovations  
Architect's Project No. 2203**

if no award has been made within sixty (60) days after the date of the opening of bids, upon demand of the bidder at any time thereafter, so long as he has not been notified of the acceptance of his bid.

7. Liquidated Damages for Failure to Enter into the Agreement for Construction:

The successful bidder, upon his failure or refusal to execute and deliver the Agreement for Construction and bonds required within ten (10) days after he has received notice of the acceptance of his bid, shall forfeit to the Owner or Construction Manager, as liquidated damages for such failure or refusal, the security deposited with his bid.

8. Conditions of Work:

Each bidder must inform himself fully of the conditions relating to construction of the Project and the employment of labor thereon. While the drawings and specifications are intended to indicate the physical scope of the project, each bidder is encouraged to closely examine the site in order to determine the most precise quantities of labor and material required to complete the project. Failure to do so will not relieve a successful bidder of his obligation to furnish all material and labor necessary to carry out the provisions of his Agreement. As far as possible the Contractor, in carrying out his work, must employ such methods or means as will not cause any interruption of or interference with the work of any other Contractor.

It is understood and agreed that the work shall be completed and performed according to the true intent, meaning and spirit of the Contract documents, and should anything be omitted from the Contract documents, which are intended to cover all work necessary to complete the project in a first-class workmanlike manner, then the Contractor shall secure written instructions from the Construction Manager before proceeding with the work affected or to be affected by such omissions and discrepancies.

9. Addenda and Interpretations:

No interpretation of the meaning of plans, specifications or other pre-bid documents will be made to any bidder orally. Every request for such interpretation should be in writing, via email to Hutton Lowry, Lowry Construction Services, hutton@lowrycs.com, and to be given consideration, must be received **no later than 5:00 pm on March 01, 2023**. Failure of any bidder to receive any such addendum or interpretation shall not relieve such bidder from any obligation under his bid as submitted. All addenda so issued shall become part of the Contract documents.

10. Security for Faithful Performance:

Simultaneously with delivery of the executed Agreement for Construction the Contractor shall furnish a surety bond or bonds as security for faithful performance of this Agreement, for the payments of all persons performing labor on the project under this Agreement and furnishing materials in connection with this Agreement, and for defects in materials and workmanship. The surety on such bond or bonds shall be a duly authorized surety company satisfactory to the Owner or Construction Manager and licensed to do business in the State of Oklahoma.

11. Power of Attorney:

Attorneys-in-fact who sign bid bonds or Contract bonds must file with each bond a certified and effectively dated copy of their power of attorney.



**Lowry Construction Services, Inc.  
Jefferson & Lincoln Renovations  
Architect's Project No. 2203**

12. Laws and Regulations:

Owasso Public Schools and Construction Manager are committed to all applicable Oklahoma statutes, and the bidder's attention is directed to the fact that all applicable federal laws, state laws, municipal ordinances, and the rules and regulations of all authorities having jurisdiction over construction of the project shall apply to the Agreement for Construction throughout, and they will be deemed to be included in the Agreement for Construction the same as though herein written out in full.

13. Sales Tax Exemption:

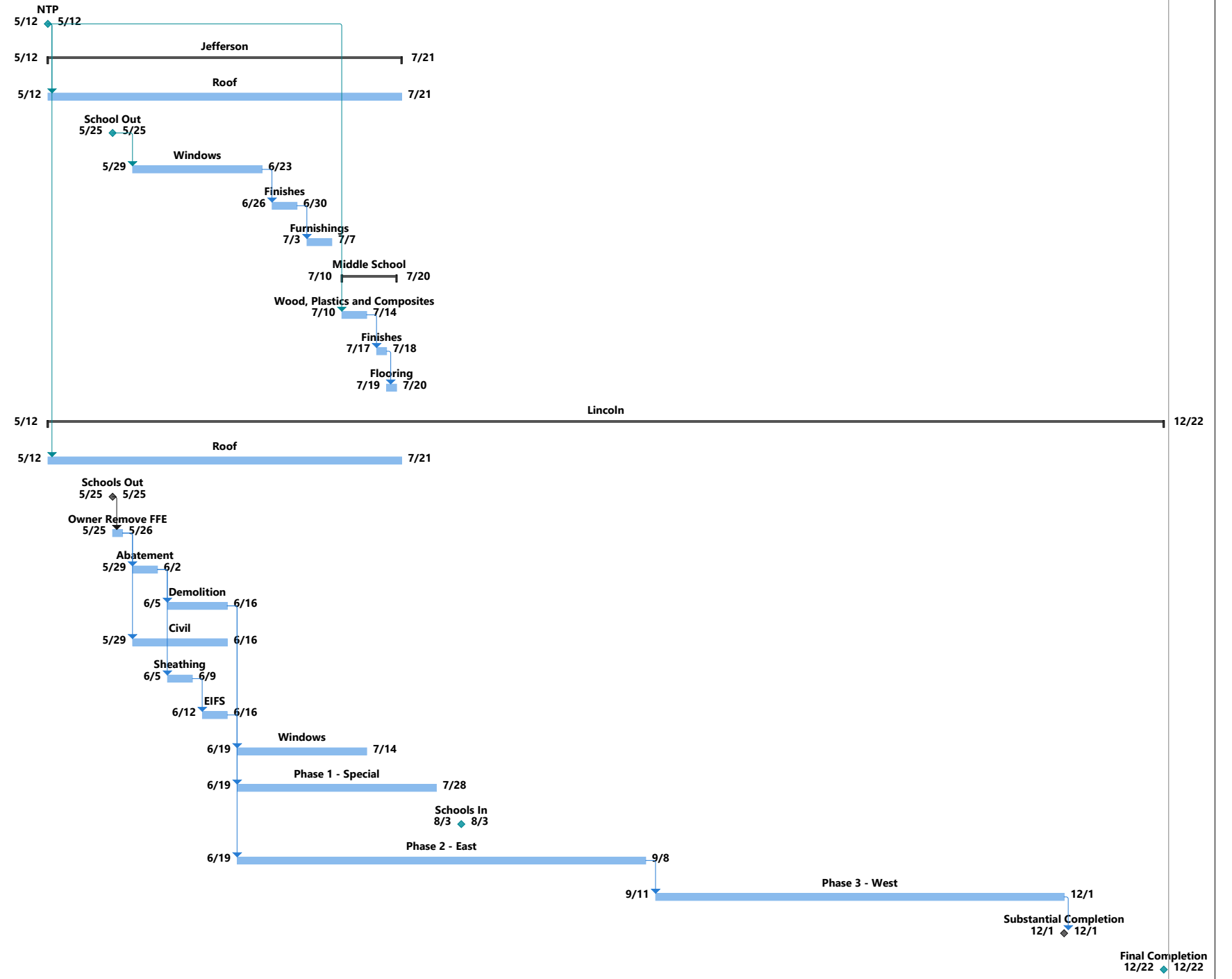
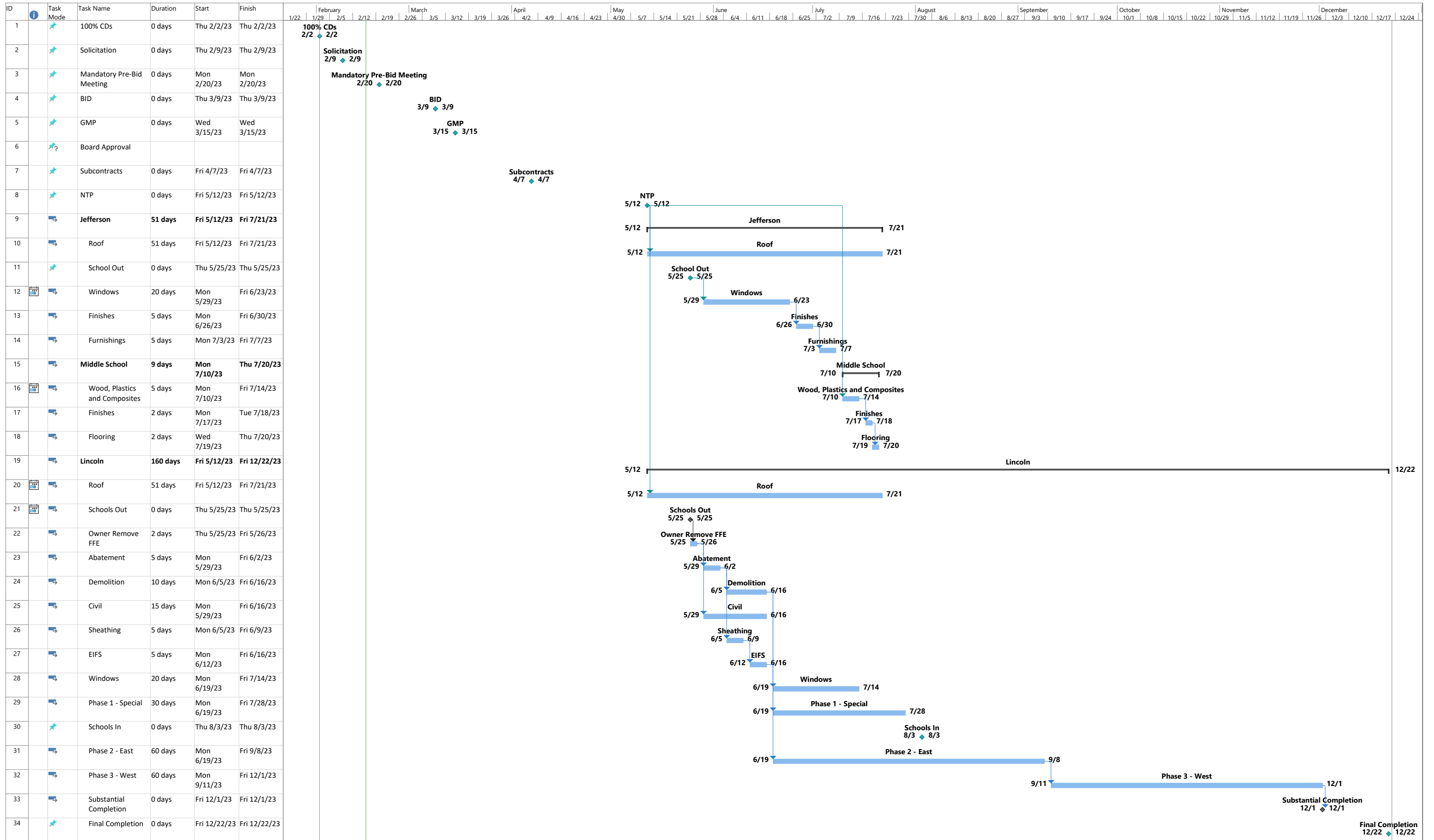
All bids must be submitted exclusive of Federal Excise Tax and Oklahoma State Sales Tax. Owasso Public Schools is exempt from Oklahoma State Sales Tax and Federal Excise Tax.

14. Obligation of Bidder:

At the time of the opening of bids each bidder will be presumed to have inspected the site and to have read and be thoroughly familiar with the Plans and Contract Documents (including all addenda). The failure or omission of any bidder to examine any form, instrument or document shall in no way relieve any bidder from any obligation in respect of his bid. Bidder must agree to commence work on a date to be specified in a written "Notice to Proceed" of the Construction Manager and to fully complete the project within the number of days specified in the bid schedule.

15. Time of Completion:

Bidder must agree to commence work on a date to be specified in a written "Notice to Proceed" and to substantially complete the project in accordance with the date(s) included in the Lowry Construction Services, Inc. construction schedule.



Project: Pryor - Jeff & Linc Date: 02/15/2023	Task Split	Milestone Summary	Project Summary Inactive Task	Inactive Milestone Summary	Manual Task Duration-only	Manual Summary Rollup Manual Summary	Start-only Finish-only	External Tasks External Milestone	Deadline Progress	Manual Progress
--	------------	-------------------	-------------------------------	----------------------------	---------------------------	--------------------------------------	------------------------	-----------------------------------	-------------------	-----------------



BUSINESS RELATIONSHIPS AFFIDAVIT

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) ss

\_\_\_\_\_, of lawful age, being first duly sworn, on oath says:

1. (s)he is the duly authorized agent of \_\_\_\_\_, the bidder submitting the competitive bid which is attached to this statement.

2. Affiant states that the nature of any partnership, joint venture, or other business relationship presently in effect or which existed within one (1) year prior to the date of this statement with the architect, engineer, or other party to the project, is as follows:

\_\_\_\_\_  
(if none, so state)

3. and, any such business relationship then in effect or which existed within one (1) year prior to the date of this statement between any officer or director of the bidding company and any officer or director of the architectural or engineering firm or other party to the project, is as follows:

\_\_\_\_\_  
(if none, so state)

4. and, the names of all persons having any such business relationships and the positions they hold with their respective companies or firms, is as follows:

\_\_\_\_\_  
(if none, so state)

If none of the business relationships hereinabove mentioned exist, then a statement to that effect.

Signed by: \_\_\_\_\_  
Bidder  
\_\_\_\_\_  
*(printed name and title)*

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
Notary Public (or Clerk or Judge)  
My Commission Expires: \_\_\_\_\_

NON-COLLUSION AFFIDAVIT

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) ss

\_\_\_\_\_, of lawful age, being first duly sworn, on oath says:

1. (s)he is the duly authorized agent of \_\_\_\_\_, the bidder submitting the competitive bid which is attached to this statement, for the purpose of certifying the facts pertaining to the existence of collusion among bidders and between bidders and state officials or employees, as well as facts pertaining to the giving or offering of things of value to government personnel in return for special consideration in the letting of any contract pursuant to the bid to which this statement is attached; and
2. (s)he is fully aware of the facts and circumstances surrounding the making of the bid to which this statement is attached and has been personally and directly involved in the proceedings leading to the submission of such bid; and
3. neither the bidder nor anyone subject to the bidder's direction or control has been a party:
  - a. to any collusion among bidders in restraint of freedom of competition by agreement to bid at a fixed price or to refrain from bidding,
  - b. to any collusion with any state official or employee as to quantity, quality or price in the prospective contract, or as to any other terms of such prospective contract, nor
  - c. in any discussions between bidders and any state official concerning exchange of money or other thing of value for special consideration in the letting of a contract.

Signed by:

\_\_\_\_\_  
Bidder

\_\_\_\_\_  
*(printed name and title)*

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_\_.

\_\_\_\_\_  
Notary Public (or Clerk or Judge)

My Commission Expires: \_\_\_\_\_



**DECLARATION REGARDING PROHIBITION OF SEX OFFENDERS AND CONVICTED FELONS ON SCHOOL PREMISES**

\_\_\_\_\_ ("Contractor") hereby acknowledges that it has a contract with \_\_\_\_\_ Public Schools, Independent School District No. \_\_\_\_\_, \_\_\_\_\_ County, Oklahoma, for services to be performed during normal school hours on school premises. Contractor declares that it has verified and will continue to verify that none of its employees working on school premises during normal school hours shall have been convicted, entered a plea of guilty or a plea of nolo contendere, or received a suspended sentence for a crime or an attempt to commit a crime in the State of Oklahoma, the United States, or any other state for

- 1) any sex offense subject to a Sex Offenders Registration Act or
- 2) any felony offense within the last ten (10) years unless such an employee has received a presidential or gubernatorial pardon. This restriction does not apply to persons who have been convicted of a felony within ten (10) years and who are volunteers, who are performing community service hours under court order, or who are performing services under a supervised work release program.

Contractor acknowledges that, pursuant to 57 O.S. Section 589, it is unlawful for any person who is registered pursuant to the Sex Offenders Registration Act to work with children or to work on school premises.

**DECLARATION BY VENDOR**

The undersigned, \_\_\_\_\_ represents that he/she is the

Owner or an officer of \_\_\_\_\_, who has the authority to make this declaration to the Awarding Public Agency, as required by Section 6-101.48 of title 70 of the Oklahoma State Statutes.

I declare that no employee working on school premises during normal working hours under the authority of the above-named company or business has been convicted in this State, United States or another state of any sex offense subject to the Sex Offenders Registration Act or is subject to another state's or the federal sex offender registration provisions.

I further declare that no employee working on school premises during normal working hours under the authority of the above-named company or business has been convicted of a felony offense within the past ten (10) years in this State, the United States, or another state.

I further understand that Title 57, Oklahoma Statutes, Section 589 provides as follows, to wit:

It is unlawful for any person registered pursuant to the Sex Offenders Registration Act to work with or provide services to children or to work on school premises, or for any person or business who offers or provides services to children or contracts for work to performed on school premises to knowingly and willfully allow any employee to work with children or to work in school premises who is registered pursuant to the Sex Offenders Registration Act. Upon conviction for any violation of the provisions of this subsection, the violator shall be guilty of a misdemeanor punishable by a fine not to exceed One Thousand dollars (\$1,000.00). In addition, the violator may be liable for civil damages.

DATED this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
CONTRACTOR

BY \_\_\_\_\_ TITLE \_\_\_\_\_

ATTEST: \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

**FELONY AND SEX OFFENDER AFFIDAVIT**

STATE OF \_\_\_\_\_ )  
 ) ss  
COUNTY OF \_\_\_\_\_ )

\_\_\_\_\_ of lawful age, being first duly sworn,

an oath says that \_\_\_\_\_ is the agent authorized by the Contractor to bind the Contractor to the terms and conditions of this Affidavit. Affiant further states that the Contractor will make all possible efforts and provisions to ensure that any employee or representative sent on school premises for the purposes of delivery, services, work, or for any other purpose, is not in violation of the State of Oklahoma Laws reproduced below. Affiant further states that each and every Subcontractor, Sub-subcontractor, Material Supplier or any other entity performing work, services or any other task, or supplying any material, equipment or other items for the Project, has signed a like affidavit maintained in the Contractors Project File.

State of Oklahoma Law states:

- A. No person or business having a contract with a school or school district for services to be performed during normal school hours shall allow any employee to work on school premises if such employee is convicted in this state, the United States or another state of:
  - 1. Any sex offense subject to the Sex Offenders Registration Act in this state or subject to another state's or the federal sex offender registration provisions; or
  - 2. Any felony offense except as provided in subsection C of this section or when ten (10) years has elapsed since the date of the criminal conviction or the employee has received a presidential or gubernatorial pardon for the criminal offense.
- B. Every person or business having a contract for services with a school or school district where such services are to be performed on the school premises during normal school hours shall be required to sign a statement declaring that no employee working on school premises under the authority of such person or business is in violation of the provisions of this section.
- C. The provisions of this section shall not apply to volunteers, persons performing community service hours under court order or persons performing services under a supervised work release program. Provided, however, persons performing community service hours or services under work release shall not be allowed to work on school premises at any time after having been convicted of any offense stated in paragraph 1 of subsection A of this section (70 O.S. ss 101.48).

It is unlawful for any person registered pursuant to the Sex Offenders Registration Act to work with or provide services to children or to work on school premises, or for any person or business who offers or provides services to children or contract for work to be performed on school premises to knowingly and willfully allow any employee to work with children or to work on school premises who is registered pursuant to the Sex Offenders Registration Act. Upon conviction for any violation of the provisions of this subsection, the violator shall be guilty of a misdemeanor punishable by a fine not to exceed One Thousand Dollars (\$1,000.00). In addition, the violator may be liable for civil damages (57 O.S. ss 589).

\_\_\_\_\_  
(Project Name)

DATED this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
CONTRACTOR

\_\_\_\_\_  
BY TITLE

ATTEST: \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_



**CERTIFICATION OF ASBESTOS-FREE CONSTRUCTION**

Project: \_\_\_\_\_ School  
\_\_\_\_\_ Public Schools  
Independent School District No. \_\_\_\_\_  
\_\_\_\_\_ County, Oklahoma

\_\_\_\_\_ hereby certifies than no asbestos-containing material has been  
(Contractor)

furnished or installed at the above referenced construction Project.

DATED this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
CONTRACTOR

BY \_\_\_\_\_ TITLE

ATTEST: \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of  
\_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_



**Bid Package 2.1 – Selective Building Demolition**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 2.1 Base Bid:** \$ \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. No exceptions/comments to these documents may be attached to this proposal.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Construction Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.





**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Bidding Requirements and Contract Forms	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
<b>Section 024118 – Selective Building Demolition</b>	<b>Complete</b>
DIVISION 04 – Masonry	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
DIVISION 27 – Communications	As Applicable
DIVISION 32 – Exterior Improvements	As Applicable
Legends, Notes and Schedules per Plans and Specifications	As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Selective Building Demolition Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all building structure selective building demolition complete as indicated and required.
2. Coordinate pre-demolition conference with CM, Owner, and Architect before start of work.
3. Coordinate with CM to provide appropriate dust control measure as required by the owner. Subcontractor shall provide plastic curtain at openings to adjacent spaces at a minimum.
4. Provide video recording of all existing site and building conditions before start of work.
5. Remove and legally dispose of all building components including required interior walls, ceilings, miscellaneous interior components, improvements, and incidentals, including all related: removals, repairs, installations, cutting, patching, etc. as indicated, necessary, and as required to make complete.
6. Provide demolition of all non-ACM floor coverings and floor adhesives including base as indicated.
7. Provide demolition of all interior architectural items listed to remove.
8. Provide demolition of all interior Specialties and Accessories listed to remove.
9. Work must be performed accordance with the project schedule.
10. Salvage all items as indicated on drawings and place on pallet undamaged and secure for turnover to the Owner.
11. Provide a minimum of two mobilizations for work of this package. More mobilizations may be required as schedule requires. See project schedule.



12. Disposal of all demolition debris shall be in licensed sanitary landfills. Contractor shall keep and submit to the Construction Manager the following work day, a copy of the previous days manifest and all dump receipts corresponding to each manifest.
13. Coordinate all work with utility companies/agencies and CM as required. Where utility cutting, capping, or plugging is required, perform such work in accordance with requirements of the utility company or governmental agency having jurisdiction.
14. Provide all dumpsters and hauling to legally dispose of all building demolition debris, concrete trenching materials and excess materials.

**GENERAL ITEMS**

15. Include separate mobilizations / demobilizations as required by the Project Schedule and Phasing Plans.
16. Provide all shop drawings, product data, samples, and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
17. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
18. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
19. Subcontractor is required to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
20. Contractor is responsible for all related pumping, bailing, discharge and maintenance thereof including temporary drainage requirements for control of run-off and the prevention of ponding and repair to resulting damaged sub-grades.
21. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
22. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**Exclusions:**

1. Cutting and capping of plumbing and HVAC lines.
2. Electrical Demolition and make-safe.
3. Plumbing Demolition and make-safe
4. HVAC Demolition.



**Bid Package 2.2 – Asbestos Abatement**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 2.2 Base Bid:** \$ \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. No exceptions/comments to these documents may be attached to this proposal.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Construction Schedule is attached.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Bidding Requirements and Contract Forms	As Applicable
<b>Section 010250 – Information Available to Bidders</b>	<b>Complete</b>
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
<b>Section 024118 – Selective Building Demolition</b>	<b>Complete</b>
DIVISION 04 – Masonry	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
DIVISION 27 – Communications	As Applicable
Division 32 – Exterior Improvements	As Applicable
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Asbestos Abatement Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Coordinate pre-abatement conference with CM, Owner, and Architect before start of work.
2. Provide appropriate containment measures as required by law.
3. Provide video recording of all existing site and building conditions before start of work.
4. Remove and legally dispose of all building components including required interior floors, walls, ceilings, miscellaneous interior components, improvements, and incidentals, including all related: removals, repairs, installations, cutting, patching, etc. as indicated, necessary, and as required to make complete.
5. Provide demolition and proper abatement of all ACM floor coverings and floor adhesives including base as indicated.
6. Provide demolition and proper abatement of all exterior ACM.
7. Work must be performed accordance with the project schedule.
8. Provide a minimum of two mobilizations for work of this package. More mobilizations may be required as schedule requires. See project schedule.
9. Disposal of all ACM debris shall be in licensed applicable repositories. Contractor shall keep and submit to the Construction Manager the following work day, a copy of the previous days manifest and all dump receipts corresponding to each manifest.
10. Coordinate all work with utility companies/agencies and CM as required. Where utility cutting, capping, or plugging is required, perform such work in accordance with requirements of the utility company or governmental agency having jurisdiction.



11. Provide all dumpsters and hauling to legally dispose of all building demolition debris, concrete trenching materials and excess materials.

**GENERAL ITEMS**

12. Include separate mobilizations / demobilizations as required by the Project Schedule and Phasing Plans.
13. Provide all shop drawings, product data, samples, and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
14. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
15. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
16. Subcontractor is required to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
17. Contractor is responsible for all related pumping, bailing, discharge and maintenance thereof including temporary drainage requirements for control of run-off and the prevention of ponding and repair to resulting damaged sub-grades.
18. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
19. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**Exclusions:**

1. Cutting and capping of plumbing and HVAC lines
2. Make-Safe of Electrical components



**Bid Package 6.1 – Interior Architectural Millwork**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

Scope Package 6.1 Base Bid: \$ \_\_\_\_\_

Written out: \$ \_\_\_\_\_

Contact Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Federal Employers  
Identification Number: \_\_\_\_\_

Phone/Mobile Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. No exceptions/comments to these documents may be attached to this proposal.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
<b>Section 061000 –Rough Carpentry</b>	<b>As Applicable</b>
<b>Section 064023 – Interior Architectural Woodwork</b>	<b>Complete</b>
DIVISION 07 – Thermal and Moisture Protection	As Applicable
<b>Section 079200 – Joint Sealants</b>	<b>As Applicable</b>
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
<b>Section 123200- Manufactured Casework</b>	<b>Complete</b>
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
DIVISION 27 – Communications	As Applicable
DIVISION 32 – Exterior Improvements	As Applicable
Legends, Notes and Schedules per Plans and Specifications	As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
 Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
 Owner shall mean Pryor Public Schools.  
 Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Interior Architectural Millwork and Manufactured Casework for the Pryor Public Schools Wellness Center Renovation**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all architectural woodwork, millwork, casework, countertops and special countertops as required by the contract documents. All work to be furnished and installed with materials as indicated, specified, in accordance with best practice, and as required to make a complete system.
2. Rework of existing millwork to be reused/ relocated.
3. Provide all Plastic-Laminated-Faced Architectural Cabinets as required per the documents.
4. Provide all Plastic-Laminated-Clad Countertops as required per documents.
5. Provide all steel for millwork and vanity support brackets.
6. Provide all wood and plastic laminate cabinets, including base cabinets, wall cabinets, full height cabinets, etc., complete.
7. Provide all countertops and counters including back, end, and side splashes (Full height and partial), as indicated, specified and as required.
8. Provide all epoxy resin countertops and integral sinks.
9. Provide all plastic laminate and solid surface countertops as required per documents
10. Provide all solid surface sills.



11. Provide all metal bands and trim on millwork as required.
12. Provide edge banding at all laminate doors and drawers.
13. Provide all plastic laminate, solid surface, stone and similar finish items with the color and pattern specified.
14. Provide any adjustable shelving including all standards and brackets as specified, indicated and required.
15. Provide all grommets for openings as indicated, as located by the Owner on the shop drawings, and as needed after casework installation.
16. Provide all millwork hardware, pulls, hinges, glides, sliders, rails, brackets, stops, trim strips, locks, latches, cam locks, tabs, tight-joints, bullet catches, wire management raceways, shelf standards, etc. as required for a complete millwork package.
17. Provide all plumbing and electrical cut-outs, (i.e. sinks, fixtures, outlets, switches, etc.) as indicated, specified and required. Coordinate all countertop penetrations with associated trades.
18. All sides of drawers and drawer edges shall receive plastic laminate.
19. Provide all wood framing and blocking, including base and wall blocking, and surface mounted wall furring strips, etc. which are required for complete installation (Note: All in-wall backup blocking is by others).
20. Provide all wood finishes, wood paneling, wood casing, standing & running trim, acrylic panels and themed millwork as required by the Contract Documents.
21. Provide all staining or sealing of all items included in this package. All items to be factory stained or finished if possible.
22. Provide all closet or storage room millwork shelving.
23. Provide all wood or laminate trim at mirrors as indicated.
24. Provide all wood moldings as identified and on molding schedules.
25. Provide all millwork cosmetic caulking to adjacent finishes.
26. Provide any required steel supports for countertops.
27. Provide detailed on-site blocking layout prior to drywall installation for in-wall blocking & backing installation by others.
28. Comply with AWI for all manufacturing processes.
29. Provide all extra materials and attic stock as indicated.
30. Provide any pre-payments for outsourced manufactured products or assemblies.
31. Provide all millwork and architectural woodwork elements identified in contract documents.

#### GENERAL ITEMS

32. Include separate mobilizations / demobilizations as required by the Project Schedule.
33. Provide all shop drawings, product data, sample and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
34. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
35. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
36. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
37. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
38. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

#### **SCOPE OF WORK EXCLUSIONS:**

The following items are excluded from this Subcontract:

1. Light Gage Metal stud framing.
2. In-wall blocking.





**Bid Package 7.1 – Exterior Insulation Finish System (EIFS)**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

Scope Package 7.1 Base Bid: \$ \_\_\_\_\_

Written out: \$ \_\_\_\_\_

Contact Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Federal Employers  
Identification Number: \_\_\_\_\_

Phone/Mobile Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. No exceptions/comments to these documents may be attached to this proposal.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 04 – Masonry	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
<b>Section 072419 – Water-Drainage Exterior Insulation and Finish System (EIFS)</b>	<b>Complete</b>
<b>Section 079200 – Joint Sealants</b>	<b>As Applicable</b>
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
DIVISION 27 – Communications	As Applicable
DIVISION 32 – Exterior Improvements	As Applicable
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Exterior Insulation Finish System Work for the Pryor Public Schools Wellness Center Renovation**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all exterior insulation and finish systems (EIFS) as required by the contract documents. All work to be furnished and installed with materials as indicated, specified, in accordance with best practice, and as required to make a complete system.
2. Furnish and install all work associated with the reveal details, the accent details and the signage details associated with the EIFS.
3. Furnish and install all colors and textures as required by the contract documents.
4. All control joints in EIFS as specified and required for a complete installation.
5. Furnish and install all caulking and joint sealants associated with the work of this Bid Package.
6. Minor patching and touch-up as required for a complete installation.
7. Coordinate and allow for use of scaffolding with other trades requiring access.
8. Furnish and install all flashings related to the work of this Bid Package.
9. Provide all extra materials and attic stock as indicated.
10. Provide any pre-payments for outsourced manufactured products or assemblies.
11. Provide all millwork and architectural woodwork elements identified in contract documents.



**GENERAL ITEMS**

12. Include separate mobilizations / demobilizations as required by the Project Schedule.
13. Provide all shop drawings, product data, sample and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
14. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
15. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
16. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
17. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
18. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**SCOPE OF WORK EXCLUSIONS:**

The following items are excluded from this Subcontract:

1. Light Gage Metal stud framing.
2. Sheathing



**Bid Package 7.2 – Roofing**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

Scope Package 7.2 Base Bid: \$ \_\_\_\_\_

Written out: \$ \_\_\_\_\_

Contact Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Federal Employers  
Identification Number: \_\_\_\_\_

Phone/Mobile Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

**UNIT PRICING:** Remove and replace existing metal roof deck in excess of that specified with overlay of 22 gauge metal deck as instructed by the Architect. Replacement area to be determined upon removal of existing roof system.

1. Per Square Foot: \$ \_\_\_\_\_

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. No exceptions/comments to these documents may be attached to this proposal.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#s:

CM Clarifications Included

#s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
<b>Section 024118 – Selective Building Demolition</b>	<b>As Applicable</b>
DIVISION 05 – Metals	As Applicable
<b>Section 055000 – Metal Fabrications</b>	<b>Complete</b>
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
<b>Section 061000 – Rough Carpentry</b>	<b>Complete</b>
DIVISION 07 – Thermal and Moisture Protection	As Applicable
<b>Section 075418 – PVC Membrane Roofing on Steel Decking</b>	<b>Complete</b>
<b>Section 075419 – PVC Membrane Roofing on Fiber Decking</b>	<b>Complete</b>
<b>Section 076200 – Sheet Metal Flashing and Trim</b>	<b>Complete</b>
<b>Section 077200 – Roof Accessories</b>	<b>Complete</b>
<b>Section 079200 – Joint Sealants</b>	<b>As Applicable</b>
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
DIVISION 27 – Communications	As Applicable
DIVISION 32 – Exterior Improvements	As Applicable
Legends, Notes and Schedules per Plans and Specifications	As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Roofing Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

**SPECIAL WORK RESTRICTIONS**

1. ALL roofing demolition and roofing related demolitions shall occur from 5:00AM – 8:00AM, Monday – Friday, until May 26, 2023. Special work restrictions end May 26, 2023. Contractor shall provide task lighting to perform the work of this contract.

**MANPOWER REQUIREMENTS**

2. Contractor is to furnish, at a minimum, 1 competent foreman, 1 clean-up person, and 10 workmen, per site, for a minimum of 40 hours per week until Substantial Completion. Foreman shall attend all project coordination meetings while performing work on the site.



3. Contractor is to furnish manpower and equipment necessary, as required by the construction schedule, including interim milestone dates, and to furnish additional crews, equipment, etc. and/or overtime required to maintain the schedule if Contractor falls behind due to their own fault or due to inclement weather.
4. Contractor shall conform to the Construction Manager's work hours.

#### WORK REQUIREMENTS

5. Provide all roofing as required by the contract documents. All work to be furnished and installed with materials as indicated, specified, in accordance with best practice, and as required to make a complete system.
6. Provide all hoisting and material transport for the scope of this bid package.
7. Provide all roofing demolition.
8. Provide all hoisting, material transport, and storage for the scope of this bid package. Coordinate all material deliveries and proposed storage locations with LCS.
9. Contractor shall clean up his work in such a manner as to maintain safe working conditions on the project, including but not limited to excess material, lunch trash, and dirt and debris on streets and sidewalks. All trash generated from this Contractor's work or its' forces shall be removed by the Contractor's own forces and Contractor's equipment. Trash shall be placed in an on-site dumpster provided by others. Any waste that requires special disposal such as concrete, pavement or hazardous waste will be disposed of by Contractor and not placed in the on-site dumpster. Debris placed in the dumpster must fit within the confines of the dumpster. If after a 24 hours notice Contractor fails to clean-up trash, then the Construction Manager may clean up the trash and the cost thereof shall be charged to the Contractor.
10. Contractor shall comply with all OSHA standards.
11. Provide all colors and textures as required by the contract documents.
12. Provide all exterior expansion joints.
13. Contractor shall salvage and reinstall concrete cap section at Jefferson, Demolition Key Note R7/D150.
14. Contractor shall salvage and reinstall roof crossover ladder at Jefferson, Demolition Key Note R10/D150.
15. Provide all counterflashing at equipment curbs.
16. Provide all retrofit roof drains.
17. Contractor shall protect-in-place existing finishes not shown to remove or replace.
18. Provide new metal decking at removed plumbing and mechanical equipment and piping locations.
19. Contractor shall seal roof openings at removed plumbing and mechanical openings.
20. Provide all interior debris removal and clean-up as a result of re-roofing operations.
21. Provide all roof walkway pads and pads for equipment and piping stands.
22. Contractor shall remove all abandoned equipment including curbs, whether specifically noted or not.
23. Provide all steel supports for new roof drains.
24. Provide deck plate as indicated on Demolition Notes #9 on MD102 at Lincoln.
25. Provide all roof guardrails. Finish guardrails as indicated or as directed by Architect.
26. Provide all roof ladders.
27. Provide all roof curbs at exhaust fans.
28. Contractor shall modify curb as required for new roofing, per note 12/MD102.
29. Provide all curb caps.
30. Provide all equipment supports.
31. Provide all piping stands.
32. Provide all exterior wood blocking.
33. Provide all exterior plywood.
34. Furnish and install all caulking & joint sealants associated with the work of this Bid Package.
35. Minor patching and touch-up as required for a complete installation.
36. Coordinate and allow for use of scaffolding with other trades requiring access.
37. Furnish and install all sheet metal, flashings, and trim related to the work of this Bid Package.
38. Provide all extra materials and attic stock as indicated.
39. Provide any pre-payments for outsourced manufactured products or assemblies.



GENERAL ITEMS

40. Include separate mobilizations / demobilizations as required by the Project Schedule.
41. Provide all shop drawings, product data, sample and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
42. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
43. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
44. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
45. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
46. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**SCOPE OF WORK EXCLUSIONS:**

The following items are excluded from this Subcontract:

1. Providing roof drains.



**Bid Package 8.1 – Hollow Metal Doors and Frames, Flush Wood Doors & Door Hardware (MATERIAL ONLY)**  
**Hollow Metal Doors and Frames (LABOR for on-site modifications to existing)**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 8.1 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.





**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 04 – Masonry	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
<b>Section 081113 Hollow Metal Doors and Frames</b>	<b>Complete</b>
<b>Section 081416 Flush Wood Doors</b>	<b>Complete</b>
<b>Section 087100 Door Hardware</b>	<b>Complete</b>
<b>Section 088800 Glazing</b>	<b>As Applicable</b>
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Hollow Metal Doors and Frames, Flush Wood Doors, and Door Hardware Work for the Pryor Public Schools Jefferson and Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced.

1. Furnish all Hollow Metal Door Frames and Hollow Metal Window Frames per Section 081113 per plans, schedules and notes, complete. Supplier to furnish freight on board (FOB) to the jobsite, unloaded, inventoried and labeled.
2. Furnish all LABOR, equipment, and materials required to plate hinge pockets and strikes, patch and grind smooth all existing Hollow Metal frames shown to modify and/or have any damage.
3. Provide all Hollow Metal doors, sidelight and hollow metal window frames complete in accordance with contract documents.
  - a. Provide doors and frames individually identified by door number in sequence with the contract documents.
  - b. Reinforce all doors and frames for all hardware including surface applied items, and fastening accessories.
  - c. Glazing stops, door silencers, grout guards, supports and anchors.
  - d. Label each individual glazed lite in accordance with fire protection rating as indicated.
  - e. Prepare doors and frames to receive mortised and concealed hardware as called for.
  - f. Provide all stops, floor anchors and moldings where indicated and required.
  - g. Provide all designated fire rated frames as indicated.
  - h. Frames to be prepared for masonry anchors, or if approved expansion anchors where installed in masonry.
  - i. Furnishing of any embedded anchoring devices for installation by others in concrete or masonry.
  - j. Provide all grout guards for masonry partitions.
  - k. All frames to be coordinated with scheduled wall widths.
  - l. Minimum of one bottom spreader each side of door frames.
  - m. Deliver all components as required and in coordination with construction schedule requirements.



- n. All fastening clips and accessories required to install hollow metal door frames, hollow metal window frames and doors. All clips for frames to be welded on during fabrication in shop.
4. Provide all Flush Wood Doors and Section 081416 per plans, schedules and notes, complete.
5. For all new doors to be installed on existing frames, this scope shall field measure each frame to ensure the correct door prep is made so that the door fits properly in the existing frame (including hinges, strikes etc.). Any doors that do not fit properly will be corrected in the field by this scope.
  - a. Provide existing metal frame welding, patching, Bondo, finishing and re-preparation of any existing door frames that will receive new hardware sets in a configuration different from current conditions.
6. Provide all Door Hardware per Section 087100 per plans, schedules and notes, complete.
7. Provide all components and systems by specified manufacturers identified in each relevant specification. Supplier to furnish freight on board (FOB) to the jobsite, unloaded, inventoried and labeled.
8. Provide all doors pre-fit and pre-machined for all hardware, openings, etc.
9. Coordinate doors with hollow metal frame and hardware for complete installation of doors with other systems.
10. Provide raceways in doors and frames if required for installation of low voltage wiring or special hardware including but not limited to mag locks, electric strikes, etc.
11. Package doors individually, and mark each door on top and bottom rail with opening number used on shop drawings. All doors shall be individually identified by door number in sequence with the contract documents.
12. Provide shop drawings showing details of fabrication, cutouts, mortises and holes for hardware, etc.
13. This scope shall manage the hardware, door and frame deliveries and provide written confirmation that all hardware, doors and frames are accounted for. This will be included as part of getting the hardware room set up.
14. Provide all Door Hardware for all Hollow metal, all security doors and other doors as identified complete in accordance and as specified in the contract documents, including all accessories, etc. as required for complete operation as called for in the contract documents.
  - a. Provide coordination between glass and glazing contractor and hardware supplier for related hardware required per hardware schedule.
  - b. Furnish wiring diagrams for all electric hardware.
  - c. Furnish power supplies for electric hardware items.
  - d. Provide cylinders for other trades as specified, including temporary cylinders for construction keying.
  - e. Provide all cores.
  - f. Provide all thresholds, weather stripping, silencers, and miscellaneous appurtenances as normally employed in facilities of this nature for the applications involved.
  - g. All hardware shall be, bagged (boxed), marked and grouped in sets per hardware schedule.
  - h. Provide all mobilizations as required including for all hardware, keying meetings, and keying schedule trips to jobsite as necessary to accurately complete Scope of Work.
  - i. Furnish manufacturer's cut/catalog sheets and samples on all hardware items and any required special mounting instructions with the hardware schedule.
  - j. Organize and label keys and keying with a permanent labeling system (key box, etc.) in a manner to neatly be turned over to the Owner.
  - k. Provide all finishes, coatings, patterns, colors, flashings, trim, shims, closures, etc. as required.
  - l. Coordinate hinge and all locking locations with frames for seamless installation, if door is prepped incorrectly new doors to be provided within 3 days or the contractor incurs the cost to rework frame and surrounding finishes to install provided door and hardware.
  - m. Furnish any embedded anchoring devices for installation by others in masonry as required.
15. Provide all requirements in accordance with all documents including Door Schedule General Notes and Keyed Notes as they relate to Scope of Work.
16. Provide all manufacturers' warranties as indicated.
17. Provide all doors as indicated or required by code.
18. Provide all components in accordance with Code compliances (all prevailing jurisdictions).
19. Provide all components as required and in coordination with construction schedule requirements.

**General Items:**

20. Include separate mobilizations / demobilizations as required by the Project Schedule and Phasing Plans.
21. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
22. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate. Comply with LCS cleaning requirements.
23. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**Exclusions:**



**Bid Package 8.2 – Glass and Glazing**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 8.2 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 04 – Masonry	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
<b>Section 061000 – Rough Carpentry</b>	<b>As Applicable</b>
DIVISION 07 – Thermal and Moisture Protection	As Applicable
<b>Section 079200 – Joint Sealants</b>	<b>As Applicable</b>
DIVISION 08 – Openings	As Applicable
<b>Section 084113 Aluminum-Framed Entrances and Storefronts</b>	<b>Complete</b>
<b>Section 087100 Door Hardware</b>	<b>As Applicable</b>
<b>Section 088000 Glazing</b>	<b>Complete</b>
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 11 – Equipment	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 21 – Fire Protection	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
Legends, Notes and Schedules per Plans and Specifications	As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Aluminum-Framed Entrances and Storefronts and Glazing Work for the Pryor Public Schools Jefferson and Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all the necessary labor, material, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to furnish and install all interior glass & glazing work as required in bid package and per contract documents. All work is included for glazing systems as applicable.
2. Provide and install all Aluminum-Framed Entrances and Storefronts and associated hardware including entrance doors, frames, infill panels, overhead closers, push/pull handles, hinges, custom thresholds, exit devices, related glass, anchors, brackets, pivots and other accessories necessary for a complete installation.
  - a. Provide engineering calculations and shop drawings meeting all specified requirements for all glass entrances.
  - b. Provide any structural reinforcement of walls or adjacent finishes as indicated by engineer or door system manufacturer.
3. Provide all .head, sill and jamb flashings and associated sealants as required for the performance of this subcontractor's work.
4. Provide all caulking and joint sealants associated with this scope of work.



5. Provide all demolition and removal of existing windows, storefronts, frames, caulking, glazing, and accessories as associated with this scope of work. Removal and replacement at each opening shall be completed in a single workday. No openings may be incomplete overnight.
6. Provide all Glazing as specified in the contract documents:
  - a. Hollow Metal or Wood Door Glass & Glazing as shown.
  - b. Door lites as shown.
7. Provide all sealants and gaskets between system components and adjacent surfaces.
8. Provide all brake metal, closures, covers, and flashings as required for a complete installation.
9. Provide all blocking, anchors, brackets, etc. for positive means of attachment to the structure. All rough carpentry shall be fire retardant.
10. Perform/provide all testing and certification as required by the contract documents.
11. Remove all factory labels, part numbers, stickers and tape from all components after installation.
12. Provide initial cleaning of glass and glazing. To be scheduled with the CM.
13. All glazing crates shall be removed from site and shall not be placed in the dumpster.
14. Field verify dimensions as required.

**General Items:**

15. Include separate mobilizations / demobilizations as required by the Project Schedule and Phasing Plans.
16. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
17. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
18. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate. Comply with LCS cleaning requirements.
19. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
20. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**Exclusions:**



**Bid Package 8.3 – Hollow Metal Doors, Flush Wood Doors, and Door Hardware Installation**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

Scope Package 8.3 Base Bid: \$ \_\_\_\_\_

Written out: \$ \_\_\_\_\_

Contact Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Federal Employers  
Identification Number: \_\_\_\_\_

Phone/Mobile Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#s:

CM Clarifications Included

#s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 04 – Masonry	As Applicable
DIVISION 05 – Metals	
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
<b>Section 079200 – Joint Sealants</b>	<b>As Applicable</b>
DIVISION 08 – Openings	As Applicable
<b>Section 081113 – Hollow Metal Doors and Frames</b>	<b>Complete</b>
<b>Section 081416 – Flush Wood Doors</b>	<b>Complete</b>
<b>Section 087100 – Door Hardware</b>	<b>Complete</b>
<b>Section 088000 - Glazing</b>	<b>As Applicable</b>
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 11 – Equipment	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 13 – Special Construction	As Applicable
DIVISION 21 – Fire Protection	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	
Legends, Notes and Schedules per Plans and Specifications	As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Hollow Metal Doors, Flush Wood Doors, Door Hardware, and Glazing Install Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all labor, equipment and miscellaneous materials for a complete and proper installation of the following items furnished by others. Include all receiving, unloading, inventory, hoisting, staging, storage, installation and alignment. This scope will take possession and be responsible for these items:
  - a. Furnished by Others - HM and Wood Doors – install and adjust.
  - b. Furnished by Others Door Hardware – install and adjust.
  - c. Removal of all doors and hardware to be replaced.
2. Set up and organize a hardware room, label all hardware, distribute all hardware to point of installation, install and align door hardware required by the contract documents.
3. Provide all miscellaneous anchors, screws, shims, caulking (match color), adhesives and items necessary to complete the installations.
4. Provide metal plating, bondo and finishing of existing hollow metal frames called to received new doors and hardware.
5. Subcontractor shall provide all necessary labor, material, tools, supplies, supervision, equipment, scaffolding, hoisting, fees, etc. necessary to provide complete installation of all Work required by the contract documents.



6. Organize and label all keys and keying with a permanent labeling system in a manner to be neatly turned over to the owner.
7. Coordinate with other contractors for all necessary wiring, security, electrical, etc. requirements.
8. Adjust all doors and hardware initially upon installation and prior to turnover to Owner.
9. Check all applicable deliveries for accuracy and report any deficiencies, damage, or unshipped items to the construction manager within 72 hours of the delivery.
10. This contractor shall receive, inventory, unload, store, protect, unpack, distribute, install, dispose of packing, and clean all items within this work package. Contractor has care, custody and control of all items from receipt until final completion and acceptance by Owner.

**General Items:**

11. Include separate mobilizations / demobilizations as required by the Project Schedule.
12. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
13. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
14. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate. Comply with LCS cleaning requirements.
15. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
16. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**Exclusions:**





**Bid Package 9.1 – Drywall, Paint and Specialties Install**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 9.1 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
<b>Section 061000 – Rough Carpentry</b>	<b>Complete</b>
<b>Section 061600 – Sheathing</b>	<b>Complete</b>
DIVISION 07 – Thermal and Moisture Protection	As Applicable
<b>Section 079200 – Joint Sealants</b>	<b>As Applicable</b>
DIVISION 08 – Openings	As Applicable
<b>Section 081113 – Hollow Metal Doors and Frames</b>	<b>As Applicable</b>
DIVISION 09 – Finishes	As Applicable
<b>Section 092216 – Non-Structural Metal Framing</b>	<b>Complete</b>
<b>Section 092900 – Gypsum Board</b>	<b>Complete</b>
<b>Section 095113 – Acoustical Panel Ceilings</b>	<b>Complete</b>
<b>Section 099113 – Exterior Painting</b>	<b>Complete</b>
<b>Section 099123 – Interior Painting</b>	<b>Complete</b>
DIVISION 10 – Specialties	As Applicable
<b>Section 102600 Wall and Door Protection</b>	<b>Complete</b>
<b>Section 102800 Toilet, Bath, and Laundry Accessories</b>	<b>Complete</b>
<b>Section 104413 Fire Protection Specialties</b>	<b>Complete</b>
DIVISION 11 – Equipment	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Rough Carpentry, Sheathing, HM Frame Install, Metal Framing, Gypsum Board, Ceilings, Painting, and Specialties Install Work for the Pryor Public Schools Jefferson Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all Non-Structural Metal Framing per Section 092216 complete.
  - a. All framing clips requiring attachment to structure will be provided and installed by this contractor.
  - b. Provide all framing bracing, bridging and solid blocking, web stiffeners, gusset plates, deflection track, etc. for a complete assembly.
  - c. Provide all cold formed metal framing including design drawings and engineering calculations where so specified or required by a registered professional engineer licensed in the State of Oklahoma. Stud gauge is to be as indicated or



- required by the deflection and load limits as specified and required. Include all costs for possible gauge upsizing due to deferred submittal requirement. Gaging stated on the documents is the minimum gage to be installed.
2. Provide all cold formed metal stud framing and gypsum board assemblies at exterior and interior walls, partitions, columns, column covers, soffit framing, light coves, furring, gypsum board, etc. Provide cement backer board, coated glass-mat water resistant board, shaft wall, paper faced gypsum board etc. as indicated and noted, including deflection track and fire stop track where indicated or required.
    - a. Provide all wall types and wall rating as designated or indicated including framing details and partition head types complete.
    - b. Provide all rated drywall partitions and smoke partitions as scheduled, including fire or smoke caulking of all perimeters to the structure, where required.
    - c. Install all hollow metal frames located within walls included in this scope of work.
    - d. Provide all concrete backer board or water resistant board in wet areas if indicated or required.
    - e. Provide all tape, float, and finish of Gypsum Board as required, ready to paint (Paint By Others).
  3. Provide sheathing, Shaft Liner Panels, and other gypsum board materials in fire rated partitions must be rated for exposure by the product manufacturers. (E.G. Dens Sheild, etc.)
  4. Provide labor only to set hollow metal window frames. This subcontractor shall receive and unload hollow metal frames from supplier and distribute the material to the place of installation. Frames must be set plumb, straight, and without twist such that doors may be properly installed. This Subcontractor shall maintain and correct frames that are out of plumb, twisted, damaged, or misaligned at the request of Superintendent throughout course of project at no additional cost. Prior to installation of wall finishes this scope shall check all frames to insure they are set plumb, straight and without twist.
  5. Provide all wall & ceiling patching complete in the existing building where other trades must access behind walls. This scope shall coordinate with MEP trades to work to limit this work. Include patching at ceilings where sprinkler lines must be installed.
  6. Provide all in-wall wood and metal blocking / backing at all Owner provided equipment as required.
    - a. Provide all in wall blocking and backing required for architectural millwork, wood trim and cabinets, wall mounted countertops, toilet accessories, toilet partitions, wall protection, stair handrail brackets, ladders, hardware, signage, marker/visual display boards, ladder cages, mechanical, electrical, art work, television and displays monitors, etc.
    - b. Provide all dimensional lumber and plywood per grade markings and performance requirements per specification with corresponding fasteners and anchoring devices.
    - c. Provide all metal blocking or backing of gauge metal specified for type of application including walls and ceilings.
    - d. Provide blocking at all glazed systems, and or fixed windows around perimeter of openings including window sills, as indicated.
    - e. Install fire treated or marine grade plywood as indicated or required.
    - f. Install fire-retardant-treated plywood with marking of testing agency exposed to view.
    - g. Provide all surface mounted plywood required for mechanical systems as indicated or required. Furnish grades of plywood according to location exposed.
    - h. Coordinate FFE blocking locations with all drawings whether provided by architect or consultants, including Audio Visual, and Low Voltage.
    - i. Provide all Rough Carpentry per Section 061000, this includes but not limited to, wall blocking and miscellaneous dimensional and sheet goods, complete.
  7. Provide all required fire rated blocking or fire retardant blocking.
  8. Provide all Insulation which is integral with Cold-Form-Metal Framing per Plans and Specifications. This includes batt insulation, spray insulation, wool insulation and rigid insulation where applicable and specified in documents.
  9. Provide all sound and thermal insulation work required, including STC ratings as indicated or required including:
    - a. Fiberglass batt insulation (faced and un-faced), fiberglass semi-rigid insulation, mineral wool semi-rigid insulation, wool insulation and extruded polystyrene rigid insulation.
    - b. All insulation work at and integral with partitions and furring, complete.
    - c. Provide mineral fiber batt above ceilings in thickness and locations indicated.
    - d. Fill voids will fire safing at rated partition perpendicular and adjacent to beams.
    - e. Provide vapor retarder tape at exterior wall applications on interior side of outlet boxes as required.
    - f. Insulation at hollow metal door and window frames to meet STC rated walls.
    - g. All acoustical caulking as required for the work of this agreement. This subcontractor shall provide acoustical sealants at all partitions in STC rated walls.
  10. Provide all required cementitious backer board.
  11. Provide labor for Section 101100 Visual Display Surfaces for a complete installation. Contractor shall receive, unload, store and install all material.
  12. Provide labor for Section 102600 Wall and Door Protection for a complete installation. Contractor shall receive, unload, store and install all material.
  13. Provide labor, material, and blocking for Section 102800 Toilet, Bath, and Laundry Accessories for a complete installation. Contractor shall receive, unload, store and install all material.
  14. Provide labor and material for Section 104413 Fire Protection Specialties for a complete installation. Contractor shall receive, unload, store and install all material.
  15. Provide labor to salvage and reinstall Toilet Partitions per W3/D101.



16. Provide all Gypsum Board per Section 092900 as shown and specified, complete.
17. Provide all corner beads, control joints, J trim, fry reglets, and drywall accessories as required.
18. Provide all drywall control joints at door frames, etc., for vertical and horizontal application as indicated, including required acoustical or fire-resistive sealants.
19. Provide all fire rated sealant for this scope of work, complete.
20. Provide acoustical sealant for all non-rated partitions and non-rated smoke resistant partitions.
21. Provide all acoustical ceiling systems in accordance with specification section 095113.
22. Provide all required patching of existing ceilings.
23. Install all access panels as indicated on architectural drawings for other trades work.
24. Provide all painting as specified, scheduled or as noted.
25. Strip paint at existing Hollow Metal Frames.
26. Paint tube railing as required by contract documents.
27. Paint HM doors.
28. Paint HM frames.
29. All existing walls shall be patched and prepared prior to painting. Minor patching is by this scope.
30. This scope shall protect all finished materials during final painting.
31. Provide all sealing of concrete floors as required.
32. Paint all MEP items as called for on the MEP documents.
33. Paint access doors.
34. Paint mechanical louvers and grills.
35. Provide all miscellaneous painting as scheduled detailed or noted by the documents.
36. Putty and blend nail/screw holes in all wood door glass vision light stops, refinish stops as necessary.
37. Provide all painting of glass stops for hollow metal vision and borrow light frames. This will include all preparation and touch up painting.
38. Provide cosmetic caulking of all door frames to the finish wall surface and to the floor.
39. Provide caulking of ceiling grid to wall finish surface.
40. Provide all surface preparation, sanding, priming etc as specified or recommended by the paint and wall covering manufacturers.
41. Provide task lighting as and where required to perform the work of this contract.
42. This subcontractor is to remove any paint solvents, containers daily, to his storage facility, and is to legally dispose of paint and containers offsite and not in the jobsite dumpster. Painting supply shall not be washed out onsite. All materials are to be removed and cleaned off site.
43. This subcontractor will spackle minor dings/bondo door frames at painted surfaces during final paint and Punch List.
44. All existing door frames to be repainted shall be sanded and bondo prior to priming and final paint. New doors may be installed so caution shall be used to protect new products.
45. Provide overspray protection and clean-up of surrounding surfaces.
46. This Subcontractor shall frame openings in drywall partitions and ceilings for access doors, transfer grilles, louvers, diffusers, wall recesses, etc. as may be required for other trades, along with double studs and other specified incidental framing.
47. Provide all drywall furring work at interior and exterior wall columns, CMU and concrete walls where indicated.
48. Provide all hangers, clips, bracing, unistrut, racks, struts, seismic and all required supports for all drywall and ceilings and other systems required per scope.
  - a. Where walls are sound rated provide acoustical putty pads. Putty pad is to completely seal all sides of each electrical outlet box.
49. Provide all partition layout from control points. Includes participation in joint trade layout crew to locate walls and core hole penetrations. Partition layout includes door and opening locations etc. Stencil door number on floor at each frame location.
50. This contractor shall coordinate with the Construction Manager for opening in walls and or parapets walls that may need to be left open for other trades equipment or decorative theming items to be installed during the construction phasing. Cost should be included in the base bid for remobilization and completing work out of sequence.
51. Provide all hoisting, material transportation, dunnage, rigging, loading and unloading etc. as required for the work of this subcontractor
52. This subcontractor shall clean and wet wipe all taping mud off windows, door frames, floors and surrounding surfaces. Floors are to be power sanded to remove taping mud. Also includes removing taping mud from electrical boxes.
53. Provide temporary partitions as identified by the Construction Manager.

#### GENERAL ITEMS

54. Include separate mobilizations / demobilizations as required by the Project Schedule and Phasing Plans.
55. Provide all shop drawings, product data, sample and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
56. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.



57. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
58. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
59. Provide all required pedestrian protection, traffic control and protection including flagman, barricades, signage, etc. as required for the work, and as may be required for protection for equipment access, deliveries and loading.
60. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
61. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
62. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the Manhattan designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**SCOPE OF WORK EXCLUSIONS:**

The following items are excluded from this Subcontract:

1. Furnishing Doors and Hardware
2. Sealing penetrations by other trades



**Bid Package 9.2 – Flooring**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 9.2 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
<b>Section 093000 – Tiling</b>	<b>Complete</b>
<b>Section 096513 – Resilient Wall Base and Accessories</b>	<b>Complete</b>
<b>Section 096520 – Luxury Vinyl Tile</b>	<b>Complete</b>
<b>Section 096813 – Tile Carpeting</b>	<b>Complete</b>
DIVISION 10 – Specialties	As Applicable
DIVISION 11 – Equipment	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Tiling, Resilient Wall Base and Accessories, Luxury Vinyl Tile, and Tile Carpeting Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all Tile, Tile Setting Materials, Grouts, Sealants & Accessories as required by the contract documents. All work to be furnished and installed with materials as indicated, specified, in accordance with best practice, and as required to make a complete system.
2. Provide all Tiling per Section 093000 as shown, scheduled, and noted. Include all wall tile including wall tile behind lockers.
3. Provide hard tile flooring, including all patterns, transitions, stair treads and nosings, and accessories as applicable, scheduled, or required.
4. Provide all necessary floor preparation and leveling. Prepare wall at demolished tile to receive new tile. Patch and Level floor as a result of demolition activities. Patch and level floors and walls as required for new tile finishes.
5. Provide all adhesives, primers, patching compound, expansion joints, additives, etc. as required for the performance of this subcontractors work.
6. Provide crack isolation membrane underneath all hard tile flooring.
7. Provide all prep of flooring systems after removal of any existing systems. Replace flooring at demolished storefronts.
8. Provide all waterproofing membrane as required behind or under hard tile surfaces.
9. Provide all flooring protection.
10. Provide all protection for existing flooring.
11. Provide Mohawk OptiSeal-M003B and Mohawk AquaFlex Skim and Patch. Provide heavy skim coat.
12. Provide 3<sup>rd</sup> party moisture testing.
13. Provide all extruded metal trim and transition strips at all corners and transitions. (E.G. Schluter Systems metal profiles)



14. Provide all protection of adjoining surfaces from damage due to the work of this subcontract.
15. Prepare all existing surfaces to receive new tile and finishes included in this scope.
16. Provide and maintain protection of all tile flooring after areas are completed. This protection is to be adequate to provide protection against staining and loaded pallet jacks on tile. Mask entire carpeted areas and provide a 4' wide, hard surface walkway down carpeted corridors and in high-traffic areas as coordinated with LCS.
17. Subcontractor shall clean areas requiring finished flooring prior to installation as necessary per manufacturer requirements to achieve and maintain warranty.
18. Provide all sealants and caulking as related to the work of this subcontract to provide a complete and finished appearance.
19. Provide door removal and reinstallation (if required by this subcontractor).
20. Provide all attic stock materials as called for. Material shall be labeled and stored as directed by CM's site superintendent.
21. Provide all manufacturers required testing to maintain warranty requirements including relative humidity probe testing and any other testing required per the specifications.
22. Provide all Resilient Base & Accessories, and Tile Carpeting, as required by the contract documents. All work to be furnished and installed with materials as indicated, specified, in accordance with best practice, and as required to make a complete system.
23. Provide all Resilient Base and Accessories per Section 096513 as shown, scheduled, and noted.
24. Provide all rubber or resilient sheet and tile flooring, including all patterns, transitions, stair treads and nosings, and accessories as applicable, scheduled, or required.
25. Provide Surface Prep EXT, MRP, and QuickFill by Shaw.
26. Provide all resilient wall base in lengths, height, pre-molded corners and accessories as required.
27. Provide all Carpeting as shown, scheduled, and noted.
28. Provide all carpet pad, tack strip, adhesives, transitions, and accessories.
29. Provide all Tile Carpeting including all patterns, transitions, stair treads and nosings, and accessories as applicable, scheduled, or required.
30. Provide all required flooring patterns and custom flooring designs.
31. Provide task lighting where required to perform the work of this contract.
32. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This shall include layout of all carpet patterns and pathways on the structural slab prior to installation of materials. This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
33. Provide as applicable to the scope of work; all factory, fabrication, and field test reports, all warranties, and close-out requirements for work and systems as specified. All close out information is to be submitted as one package.
34. Subcontractor is responsible to provide all street/sidewalk/parking lane blocking and closures including providing all safety requirements, traffic and pedestrian control, (i.e. signage, barricades, flashers, etc.), traffic covers, flagmen and flagging, etc. as required for prosecution and completion of Contractor's work.
35. All bidders shall include cleanup of all debris created by the work of their scope as directed.
36. Provide temporary fire extinguishers for equipment on-site and during welding operations per OSHA requirements.
37. Contractor shall pay special attention to site logistics plan when planning deliveries. Site access and truck maneuverability is limited. Coordinate delivery times around the school's schedule.

#### GENERAL ITEMS

38. Include separate mobilizations / demobilizations as required by the Project Schedule.
39. Provide all shop drawings, product data, samples and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
40. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
41. Provide all required pedestrian protection, traffic control and protection including flagman, barricades, signage, etc. as required for the work, and as may be required for protection for equipment access, deliveries and loading.
42. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
43. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

#### **SCOPE OF WORK EXCLUSIONS:**

The following items are excluded from this Subcontract:

1. Demolition of flooring and base systems.





**Bid Package 10.1 – Specialties (MATERIAL ONLY)**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 10.1 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
<b>Section 101100 – Visual Display Surfaces</b>	<b>Complete</b>
<b>Section 102600 – Wall and Door Protection</b>	<b>Complete</b>
<b>Section 102800 – Toilet, Bath and Laundry Accessories</b>	<b>Complete</b>
<b>Section 104413 – Fire-Protection Specialties</b>	<b>Complete</b>
DIVISION 11 – Equipment	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Visual Display Surfaces, Wall and Door Protection, Toilet, Bath and Laundry Accessories, and Fire-Protection Specialties Work for the Owasso Public Schools Wellness Center Renovation**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced.

1. Provide all Visual Display Surfaces as required per contract documents.
2. Provide all Wall and Door Protection as required per contract documents.
3. Provide all Toilet, Bath, and Laundry Accessories as required per contract documents.
4. Provide all Fire-Protection Specialties as required per contract documents.
5. Provide all mechanical attachment hardware.

**GENERAL ITEMS**

6. Include separate mobilizations / demobilizations as required by the Project Schedule.
7. Provide all shop drawings, product data, samples and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
8. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.



**Bid Package 10.2 – Signage**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 10.2 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
<b>Section 101400 Signage</b>	<b>Complete</b>
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
Legends, Notes and Schedules per Plans and Specifications	As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Signage Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all interior and exterior signage as required per contract documents.
2. Provide vinyl graphics as required.
3. Provide all 3M Scotchcal Film, frosted white.
4. Provide two (2) job signs as indicated on G001. One at each location.
5. All structural material required to support signage shall be included.
6. Signage must be installed according to each phase of the project.
7. Provide all mechanical attachment hardware.
8. All signage shop drawings are to indicate mounting heights, in-wall blocking/backing, electrical requirements etc. as required but in no case outside code requirement parameters.
9. All signage to be provided installed. **No material only quotes shall be considered.**

**GENERAL ITEMS**

10. Include separate mobilizations / demobilizations as required by the Project Schedule.
11. Provide all shop drawings, product data, samples and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
12. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.



13. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
14. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
15. Provide all required pedestrian protection, traffic control and protection including flagman, barricades, signage, etc. as required for the work, and as may be required for protection for equipment access, deliveries and loading.
16. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
17. Contractor is responsible for all related pumping, bailing, discharge and maintenance thereof including temporary drainage requirements for control of run-off and the prevention of ponding and repair to resulting damaged sub-grades.
18. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
19. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.



**Bid Package 12.1 – Window Treatments**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 12.1 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
<b>Section 122413 – Roller Window Shades</b>	<b>Complete</b>
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
DIVISION 26 – Electrical	As Applicable
Legends, Notes and Schedules per Plans and Specifications	As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Roller Window Shades Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all roller window shades installed; complete in accordance with Section 122413, room finish schedule and elevation call outs.
2. Coordinate with LCS to facilitate required locations for in-wall/ceiling blocking and backing.
3. Contractor shall salvage and reinstall all window coverings as indicated.
4. Provide all products of materials and finishes as referenced, specified and indicated.
5. Provide all field measuring and verification.
6. Provide all warranties as specified and required by contract documents.
7. Provide all extra materials as indicated and required.
8. Provide all cleaning and final protection until substantial completion.
9. All necessary fasteners, hardware, adhesives, and brackets required for a complete installation for each of the items listed above.
10. All shop drawings, samples, mock-ups, certificates, data sheets, etc. as required by the contract documents.
11. Provide all warranties as specified.
12. Provide as applicable to the scope of work; all factory, fabrication, and field test reports, all warranties, and close-out requirements for work and systems as specified. All close out information is to be submitted as one package.
13. All bidders shall include cleanup of all debris created by the work of their scope as directed.
14. Contractor shall pay special attention to site logistics plan when planning deliveries. Site access and truck maneuverability is limited.



GENERAL ITEMS

1. Include separate mobilizations / demobilizations as required by the Project Schedule.
2. Provide all shop drawings, product data, samples and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
3. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
4. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
5. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
6. Provide all required pedestrian protection, traffic control and protection including flagman, barricades, signage, etc. as required for the work, and as may be required for protection for equipment access, deliveries and loading.
7. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
8. Contractor is responsible for all related pumping, bailing, discharge and maintenance thereof including temporary drainage requirements for control of run-off and the prevention of ponding and repair to resulting damaged sub-grades.
9. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
10. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.





**Bid Package 22.1 – Plumbing**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

Scope Package 22.1 – Plumbing Base Bid: \$ \_\_\_\_\_

Written out: \$ \_\_\_\_\_

Contact Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Federal Employers  
Identification Number: \_\_\_\_\_

Phone/Mobile Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
<b>Section 024118 – Selective Building Demolition</b>	<b>As Applicable</b>
DIVISION 04 – Masonry	As Applicable
DIVISION 05 – Metals	As Applicable
<b>Section 055000 – Metal Fabrications</b>	<b>As Applicable</b>
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
<b>Section 079200 – Joint Sealants</b>	<b>As Applicable</b>
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 11 – Equipment	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 21 – Fire Protection	As Applicable
<b>DIVISION 22 – Plumbing</b>	<b>Complete</b>
<b>Section 220500 – Common Work Results for Plumbing</b>	<b>Complete</b>
<b>Section 220523 – General-Duty Valves for Plumbing Piping</b>	<b>Complete</b>
<b>Section 220529 – Hangers and Supports for Plumbing Piping and Equipment</b>	<b>Complete</b>
<b>Section 220553 – Identification for Plumbing and Equipment</b>	<b>Complete</b>
<b>Section 220700 – Plumbing Insulation</b>	<b>Complete</b>
<b>Section 221116 – Domestic Water Piping</b>	<b>Complete</b>
<b>Section 221119 – Domestic Water Piping Specialties</b>	<b>Complete</b>
<b>Section 221316 – Sanitary Waste and Vent Piping</b>	<b>Complete</b>
<b>Section 221319 – Sanitary Waste Piping Specialties</b>	<b>Complete</b>
<b>Section 221413 – Facility Storm Drainage Piping</b>	<b>Complete</b>
<b>Section 221423 – Storm Drainage Piping Specialties</b>	<b>Complete</b>
<b>Section 224000 – Plumbing Fixtures</b>	<b>Complete</b>
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
<b>Section 231123 – Facility Natural-Gas Piping</b>	<b>Complete</b>
DIVISION 26 – Electrical	As Applicable

Legends, Notes and Schedules per Plans and Specifications As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Plumbing Work for the Pryor Public Schools Jefferson and Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Include all required demolition as indicated for this scope of work. Removal shall be back to the source if possible.
2. Disconnect and make safe all plumbing as required for demolition. Refer to demo drawings for coordination.



3. Provide all gas line work to unhook and relocate roof top units per notes on mechanical drawings. Coordinate with HVAC scope.
4. Provide complete Division 22 PLUMBING systems work complete, including but not limited to all sanitary, storm, gas, domestic cold and hot water systems, venting, fixtures, equipment, insulation, controls, and appurtenances as required for all areas designated for construction.
5. Comply with all notes on plumbing drawings.
6. Provide all fixtures on fixture schedule, complete. Remove, store, and replace all plumbing fixtures as required.
7. Provide sinks and associated faucets and fixtures in millwork. Wash Basins shall be Bradley Terreon color Silver Mist.
8. Provide all required RPZs or backflow preventers for domestic water.
9. Provide all PLUMBING service(s) for drain and vent systems complete including rough-in, piping drains, and floor drains. Coordinate with HVAC subcontractor and provide per contract documents all PLUMBING rough-in, in-line devices, drains, piping, connection requirements, and controls as required by the PLUMBING division 22.
10. Provide all condensate drains and condensate piping, complete. Condensate piping shall be sch80 unless noted otherwise.
11. Provide and coordinate all PLUMBING services and provide final connect all Owner furnished equipment and all items furnished under other trade sections.
12. Provide hookup of any appliances connected to domestic water.
13. Provide and update coordination list of electrical requirements with electrical subcontractor.
14. Subcontractor agrees to review electrical drawings and ensure that all power requirements for the work included in this subcontract are met. Subcontractor to notify Lowry Construction Services in writing of any electrical requirements which have not been shown on these drawings prior to the start of the work of this subcontract.
15. Provide all building natural gas distribution systems complete. Connect to gas service lines as provided by others.
16. Provide all required clean-outs and architectural cover plates as required for plumbing work at all cleanout locations within walls or flooring.
17. Provide all specified insulation for systems installed under this subcontract.
18. Provide all floor drain trap primers as indicated.
19. Provide all required fire stops, firesafing, fire caulking, sealing and grouting of all floor, wall and ceiling penetrations as required by this scope of work.
20. Provide caulking and sealing of all work provided by this subcontract. Include escutcheons and/or finish caulking of all materials in exposed areas to adjacent surfaces.
21. Provide all required roof curbs, supports, flashings, flashing collars, water seals, escutcheons and counter flashings as required for all equipment mounted on the roofs and mechanical roof penetrations. Modify heights of vents as required for roof heights.
22. Provide all roof hydrants, roof drain, and all fixtures specified. Extend existing storm drain piping to new roof drains. Provide new roof drain covers and rings as indicated.
23. Provide all miscellaneous metal and steel items for support of Plumbing items of work including but not limited to hangers, protective appurtenances, platforms, plates, sleeves, embedded items, unistrut, steel angle or channel, bolts, rods and straps.
24. Provide labels, stencils, tags, warning tape and similar pipe identification relative to the work of this subcontract.
25. Provide touch-up painting of any damaged pre-finished equipment.
26. Provide all required access panels or architectural cover plates as required for the execution of this work (All access panels will be installed by the ceiling or wall contractor).
27. Provide all cutting, patching and repair of concrete, drywall and masonry if Subcontractor's work is not installed ahead of other trades. All costs to cut/patch/repair this work will be borne by this Subcontractor.
28. Provide core drilling and cutting at locations in existing as required.
29. Provide all grouting required for all equipment bases which may be required.
30. Review all mechanical drawings for any plumbing work identified therein.
31. Subcontractor shall participate in a formal coordination process with other subcontractors (primarily the HVAC, Fire Suppression, and Electrical Trades) in order to determine the final routing for all systems.
32. Coordinate and cooperate with fire protection, HVAC, and electrical subcontractors at tight/congested overhead spaces. Piping may require offsets or relocation so it does not cover up any existing or new electrical junction boxes or block access to other work as performed by others. Coordinate and locate or relocate pipe locations so as not to be inaccessible above other's work required to have maintenance access.
33. Provide all performance and acceptance testing. Subcontractor to provide all labor, materials, supervision and equipment to facilitate the testing of all work of this subcontract.
34. Provide start-up for all equipment. Include manufacturer's start-up of equipment if required by the equipment manufacturer. Subcontractor must provide a pre-functional start-up checklist and verify all items have been completed by other trades prior to factory personnel being onsite for start-up activities.
35. Provide all necessary local and state trade permits, test and inspection fees as required for the performance of this subcontractor's work.
36. Provide in person and video recorded training for all systems, components and equipment for the owner's building operations team.



GENERAL ITEMS

37. Include separate mobilizations / demobilizations as required by the Project Schedule.
38. Provide all shop drawings, product data, samples and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
39. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.
40. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
41. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
42. Provide all required pedestrian protection, traffic control and protection including flagman, barricades, signage, etc. as required for the work, and as may be required for protection for equipment access, deliveries and loading.
43. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
44. Contractor is responsible for all related pumping, bailing, discharge and maintenance thereof including temporary drainage requirements for control of run-off and the prevention of ponding and repair to resulting damaged sub-grades.
45. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
46. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.



**Bid Package 23.1 – HVAC**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

Scope Package 23.1 Base Bid: \$ \_\_\_\_\_

Written out: \$ \_\_\_\_\_

Contact Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Federal Employers  
Identification Number: \_\_\_\_\_

Phone/Mobile Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
<b>DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)</b>	<b>Complete</b>
<b>Section 230500 – Common Work Results for HVAC</b>	<b>Complete</b>
<b>Section 233113 – Metal Ducts</b>	<b>Complete</b>
<b>Section 233300 – Air Duct Accessories</b>	<b>Complete</b>
<b>Section 233423 – HVAC Power Ventilators</b>	<b>Complete</b>
DIVISION 26 – Electrical	As Applicable
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **HVAC Work for the Pryor Public Schools Jefferson and Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all required demolition as indicated for this scope of work. Removal shall be back to the source if possible. Remove all abandoned equipment including curbs, whether specifically noted or not. Remove fan, ventilators, and air relief hoods as indicated.
2. Remove any HVAC equipment required to be salvaged and turn over to Owner as directed by the Construction Manager. Disconnect and reconnect existing condensing units. Replace on equipment supports supplied by others.
3. Disconnect and make safe all required ductwork and any required refrigerant lines as required for demolition. Refer to demolition drawings.
4. Provide complete **Division 23 HVAC** systems including but not limited to all HVAC ductwork, hydronic pressure piping or refrigerant piping as required for all areas designated for construction.
5. Provide all sheet metal, return/supply and exhaust air devices, vanes, registers, grilles, duct silencers and diffusers. Provide new dryer vent with 4” vent, cap and curb and roofing penetration.
6. Provide and install smoke detectors as indicated.
7. Provide all mechanical equipment including VAV’s, FCU’s, exhaust fans, unit heaters, booster fans, inline fans, dampers, grilles, louvers, and other misc. mechanical equipment. Modify height of vents and flues as required for new roof.
8. Provide all HVAC temperature control and instrumentation work complete (turnkey) including all, raceways, low and line voltage circuitry, control interlocks and miscellaneous control wiring (power supply circuitry by Division 26). All control wiring to be in raceways as required including all in-wall drops from above finished ceiling to wall mounted T-stats or sensors.
9. Provide demolition and relocation of thermostats if required.



10. Include temporary supporting of all HVAC items that are to stay and reinstall once grid is installed.
11. Cover duct openings during painting.
12. Modify duct in renovation areas as required for a complete system.
13. Provide temporary filters for all units during construction including changing of filters weekly or as required to ensure the units operate at Manufacturer recommended efficiency levels.
14. Install temporary filters on all return air vents and cover all open ducts during demo as well as drywall/ paint.
15. Provide all specified insulation for systems installed under this subcontract.
16. Provide all pipe insulation.
17. Provide all refrigerant, refrigerant piping.
18. Provide all fire, fire/smoke and smoke dampers required for ductwork penetrations through fire rated and smoke rated walls. Coordinate device monitoring connections with fire alarm contractor.
19. Provide all required motorized dampers.
20. Provide and coordinate all HVAC services and provide final connect all Owner furnished equipment and all items furnished under other trade sections.
21. Subcontractor agrees to review electrical drawings and ensure that all power requirements for the work included in this subcontract are met. Subcontractor to notify Lowry Construction Services in writing of any electrical requirements which have not been shown on these drawings prior to the start of the work of this subcontract.
22. Furnish all variable frequency drives/ variable speed drives for all HVAC equipment as required by the contract documents. Installation of VFD/ VSD to be by others.
23. Provide any integral factory mounted motor starters/controllers for HVAC equipment as required. Include all required factory assembled wiring for single point connection for power and building controls.
24. Provide all required expansion and building movement isolation / expansion equipment or materials required based on the structural area separations for different areas of construction.
25. Provide all required fire stops, firesafing, fire caulking, sealing and grouting of all floor, wall, ceiling, and roof penetrations as required by this scope of work.
26. Provide caulking and sealing of all work provided by this subcontract. Include escutcheons and/or finish caulking of all materials in exposed areas to adjacent surfaces.
27. Provide all required roof curbs, supports, flashings, flashing collars, water seals, escutcheons and counter flashings as required for all equipment mounted on the roofs and mechanical roof penetrations. Temporary Caps shall be provided until Equipment arrives to cover opening.
28. Provide all miscellaneous metal and steel items for support of HVAC items of work including but not limited to hangers, protective appurtenances, platforms, plates, sleeves, embedded items, unistrut, steel angle or channel, bolts, rods and straps.
29. Provide labels, stencils, tags, warning tape and similar pipe identification relative to the work of this subcontract.
30. Provide touch-up painting of any damaged pre-finished equipment.
31. Provide all required access panels or architectural cover plates as required for the execution of this work (All access panels will be installed by the ceiling or wall contractor).
32. Provide all cutting, patching and repair of concrete, drywall and masonry if Subcontractor's work is not installed ahead of other trades. All costs to cut/patch/repair this work will be borne by this Subcontractor.
33. Coordinate and cooperate with fire protection, plumbing, and electrical subcontractors at tight/congested overhead spaces. Piping may require offsets or relocation so it does not cover up any existing or new electrical junction boxes or block access to other work as performed by others. Coordinate and locate or relocate pipe locations so as not to be inaccessible above other's work required to have maintenance access.
34. Provide all testing and balancing of HVAC systems.
35. Provide all performance and acceptance testing. Subcontractor to provide all labor, materials, supervision and equipment to facilitate the testing of all work of this subcontract.
36. Provide start-up for all equipment. Include manufacturer's start-up of equipment if required by the equipment manufacturer. Subcontractor must provide a pre-functional start-up checklist and verify all items have been completed by other trades prior to factory personnel being onsite for start-up activities.
37. Provide all necessary local and state trade permits, test and inspection fees as required for the performance of this subcontractor's work.
38. Provide training for all systems, components and equipment for the owner's building operations team.

#### GENERAL ITEMS

1. Include separate mobilizations / demobilizations as required by the Project Schedule.
2. Provide all shop drawings, product data, samples and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
3. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.



4. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
5. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
6. Provide all required pedestrian protection, traffic control and protection including flagman, barricades, signage, etc. as required for the work, and as may be required for protection for equipment access, deliveries and loading.
7. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
8. Contractor is responsible for all related pumping, bailing, discharge and maintenance thereof including temporary drainage requirements for control of run-off and the prevention of ponding and repair to resulting damaged sub-grades.
9. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
10. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.





**Bid Package 26.1 – Electrical**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

Scope Package 26.1 Base Bid: \$ \_\_\_\_\_

Written out: \$ \_\_\_\_\_

Contact Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Federal Employers  
Identification Number: \_\_\_\_\_

Phone/Mobile Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements	As Applicable
DIVISION 01 – General Requirements	As Applicable
DIVISION 02 – Existing Conditions	As Applicable
<b>Section 024118 – Selective Building Demolition</b>	<b>As Applicable</b>
DIVISION 05 – Metals	As Applicable
DIVISION 06 – Wood, Plastics, and Composites	As Applicable
DIVISION 07 – Thermal and Moisture Protection	As Applicable
DIVISION 08 – Openings	As Applicable
DIVISION 09 – Finishes	As Applicable
DIVISION 10 – Specialties	As Applicable
DIVISION 12 – Furnishings	As Applicable
DIVISION 22 – Plumbing	As Applicable
DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)	As Applicable
<b>DIVISION 26 – Electrical</b>	<b>Complete</b>
<b>Section 260100 – Basic Electrical Requirements</b>	<b>Complete</b>
<b>Section 260500 – Common Work Results for Electrical</b>	<b>Complete</b>
<b>Section 260519 – Low-Voltage Electrical Power Conductors and Cables</b>	<b>Complete</b>
<b>Section 260533 – Raceway and Boxes for Electrical Systems</b>	<b>Complete</b>
<b>Section 260923 – Lighting Control Devices</b>	<b>Complete</b>
<b>Section 262726 – Wiring Devices</b>	<b>Complete</b>
<b>Section 262813 – Fuses</b>	<b>Complete</b>
<b>DIVISION 27 – Communications</b>	<b>Complete</b>
<b>Section 270500 – Common Work Results for Communications</b>	<b>Complete</b>
<b>Section 271100 – Communications Equipment Room Fittings</b>	<b>Complete</b>
<b>Section 271500 – Communications Horizontal Cabling</b>	<b>Complete</b>
 Legends, Notes and Schedules per Plans and Specifications	 As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.  
Construction Manager (CM) shall mean Lowry Construction Services, Inc.  
Owner shall mean Pryor Public Schools.  
Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Electrical and Communications Work for the Pryor Public Schools Jefferson and Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide electrical power and lighting systems for complete, operable, and code compliant systems.
2. Provide all low voltage system requirements per contract documents.
3. Provide all intercom & bell system requirements per contract documents.
4. Provide all clock system requirement per contract documents.
5. Provide fire alarm system requirements per contract documents.
6. Provide all required local, State and Federal trade permits and pay required fees as required for the performance of this subcontractor's work.
7. Disconnect and make safe all required electrical systems for demolition work. Coordinate with demolition drawings.



8. Include all electrical demolition as indicated for this scope of work. Removal shall be back to the source if possible. Remove old t-stats and "push for air" buttons.
9. Salvage and Reinstall all fixtures, devices, and equipment as required and/or indicated.
10. Disconnect and Reconnect services to units as required. Provide conduit and cabling to existing antennas.
11. Remove any existing fixtures and equipment shown to be salvaged and turn over to Owner as directed by Construction Manager.
12. Provide all high, medium, low, and control voltage raceways, conduit, wire ways, boxes, pull strings, etc. complete. Provide medium and high voltage conductors and cabling.
13. Provide all substations, switchboards, transformers (high and low voltage), switchgear, switchboards, power distribution panels, bus assemblies, panel boards, wiring devices, switches, circuit breakers, fuses, receptacles, etc. complete.
  - a. All panel boards containing spare breaker space are to contain empty space only with cover plates. No breakers will be required at locations labeled 'Spare'
14. Provide all electrical conduit and equipment identification (above or below grade) including safety warning tape and wires, labels, stencils, tags, banding etc. as specified or required by code, the documents, and by the Owner.
15. Panel board schedules must be provided per documents and the Owner but no less than typewritten.
  - a. Update all panel boards with new information as required.
16. Provide all rough-in, circuitry and connections for all building electrical receptacles.
17. Include the temporary supporting of lights that are labeled to remain and reinstall once ceiling grid is installed.
18. Provide all lighting and lighting systems:
  - a. Provide lighting controls panels and relays.
  - b. Provide all emergency lighting as required and indicated.
  - c. Provide all interior lighting, architectural interior light fixtures, lighting control systems, dimmers, occupancy sensors, ballasts, contactors, luminaires and lamps, all diffusers including egg crates lens and supports, as required. Refer to all drawings as well as Electrical Documents.
  - d. Provide all fixture blocking/backing required for light fixtures.
  - e. Provide any attic stock of fixtures and lamps as required.
19. Provide relocation of any existing light fixtures as required.
20. Provide all Grounding and Bonding including all electrodes, ground rods, test wells including drilled piers, impedance and hi-pot testing, complete including those of low voltage and control systems.
21. Provide all Over Current Protective Device(s) and Ark Flash coordination studies including required test and reports, etc. complete, including field adjustment agency for analysis, adjustments as required.
22. Provide all power monitoring and control systems complete.
23. Provide all Surge Protection, complete.
24. Provide new TV Boxes.
25. Provide Electronic Card Readers and Door Contacts, for a complete system.
26. Provide raceways, electrical and low voltage power circuitry, install remote controls and final connect all motor operated Roller Shades / draperies if required.
27. Provide all required backing and blocking for attachment of all electrical components as required.
28. Provide all rough-in, circuitry, disconnects and final connect all electrical requirements for all kitchen type appliances including but not limited to refrigerators, microwaves and dishwashers.
29. Provide, relocate and remove upon completion, all temporary power (generators) and all required temporary light plants for work performance, safety and convenience for the work of this subcontractor, and as required to maintain required schedule.
30. Provide and maintain temporary electric power and lighting systems complete, including all installation charges, permits and costs thereof, required disconnects, transformers, panel boards, panels, supports, coring, sleeves, etc. as required and installed in accordance with jurisdictional authorities. Provide CM with a weekly ground fault inspection log. Maintain systems, replace all components including lamp replacements as required for a fully functional temporary system throughout the project duration. Upon completion of temporary service requirements, this contractor shall dismantle and remove all temporary components from the jobsite.
31. Provide all miscellaneous metal and steel items for support of Electrical items of work including but not limited to hangers, protective appurtenances, platforms, plates, sleeves, embedded items, unistrut, steel angle or channel, bolts, rods and straps. Provide all pads and/or supports.
32. Provide all warranties including all extended and special warranties as specified including extended warranties for permanent electrical equipment used for temporary Electrical and other services.
33. Provide all factory/manufacturer testing, field testing, inspections, and reports thereof, as specified.
34. Provide all taping, flashings, etc. protection, etc. as required around perimeter of electrical rough-in components for air, moisture, weather, acoustical, fire resistance, etc., as required.
35. Contractor is also required to seal (fire or acoustical) any penetrations of walls that occur after drywall is complete including all acoustical sealing of penetrations at any STC rated walls. Seal both sides of all wall penetrations. Fire Safe and seal any extra unused sleeves.

**General Items:**

36. Include separate mobilizations / demobilizations as required by the Project Schedule.
37. Subcontractor will assist LCS with providing material quantities and cost breakdowns as required for the Owner's and LCS's budget requirements.



38. Contractor shall provide a complete installation that complies with all applicable codes, ordinances and satisfying all Authorities Having Jurisdiction.
39. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate. Comply with LCS cleaning requirements.
40. Provide coordination, assistance, and necessary access for the Owner's furnished Testing Laboratory, including notification, obtaining samples and data gathering as required for scope of work. Costs for retesting due to failed tests and/or for Subcontractor's unpreparedness, will be paid by this Subcontractor.
41. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

**Exclusions:**



**Bid Package 32.1 – Exterior Improvements**

Submitted by (Company Name per W-9 Form): \_\_\_\_\_

Provide the following *Lump Sum Proposal* as requested in accordance with all scope items listed in Scope of Work.

**Scope Package 32.1 Base Bid: \$** \_\_\_\_\_

**Written out:** \$ \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Title:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Federal Employers  
Identification Number:** \_\_\_\_\_

**Phone/Mobile Phone:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

**UNIT PRICING:  
NONE**

By acknowledging items below, bidder certifies acceptance of these documents and that all associated costs have been included in the proposal amount. Comments or requested revisions to these documents will not be accepted after this proposal date.

Acknowledge all scope of work items listed under SCOPE OF WORK

Initial:

Addenda Included

#'s:

CM Clarifications Included

#'s:

**SCHEDULE/EXPEDITING/SUBMITTALS**

LCS Preliminary Schedule is attached. Verify supplier is able to meet required installation dates.

Initial:

No obligation shall be incurred by the Owner or Lowry Construction Services, Inc. to any Bidder by reason of the issuance of these written instructions, by any notification relating to this bid, or by any act other than the execution of a written Subcontract Agreement between Lowry Construction Services, Inc. and the Bidder.



**APPLICABLE SPECIFICATIONS:**

DIVISION 00 – Procurement and Contracting Requirements

**DIVISION 01 – General Requirements**

**Section 010250 – Information Available to Bidders – Geotechnical Engineering Report**

DIVISION 02 – Existing Conditions

**Section 024118 – Selective Building Demolition**

DIVISION 05 – Metals

DIVISION 06 – Wood, Plastics, and Composites

DIVISION 07 – Thermal and Moisture Protection

DIVISION 08 – Openings

DIVISION 09 – Finishes

DIVISION 10 – Specialties

DIVISION 11 – Equipment

DIVISION 22 – Plumbing

DIVISION 23 – Heating, Ventilating, and Air-Conditioning (HVAC)

DIVISION 26 – Electrical

DIVISION 32 – Exterior Improvements

**Section 329200 – Turf and Grasses**

Legends, Notes and Schedules per Plans and Specifications

As Applicable  
**As Applicable**  
**Complete**  
As Applicable  
**As Applicable**  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
As Applicable  
**Complete**

As Applicable

**Definition of Terms**

Contractor and/or Subcontractor shall mean Scope Package Bidder.

Construction Manager (CM) shall mean Lowry Construction Services, Inc.

Owner shall mean Pryor Public Schools.

Architect shall mean The Stacy Group.

**LCS Clarifications:**

**ADDENDA:**

**SCOPE OF WORK:**

Includes, but is not limited to, providing all the necessary labor, materials, tools, supplies, supervision, insurance, equipment, scaffolding, hoisting, fees, etc. necessary to provide the **Site Demolition, Earthwork, Site Paving, Pavement Markings, and Sod Work for the Pryor Public Schools Jefferson & Lincoln Renovations**, Pryor, Oklahoma in accordance with the Contract Documents. It is further understood and agreed that this Subcontract also includes the furnishing and installation of the below listed items regardless of whether or not they are in the listed specification section(s) or any other specification section(s) or shown on the plans. This scope listing is to be used as a guideline and should not be considered as an all-inclusive list of items required to provide a complete scope of work under this proposal. Drawing and detail references are provided for reference only and are not to be considered as all-inclusive of Contract Documents for the particular items referenced. **(Please note: The word “provide” when used herein shall mean furnish and install completely, including all costs for labor, materials, equipment, hoisting, layout, scaffolding, ladders, staging, tools, rigging and any other appurtenances necessary to complete the Work”.)**

1. Provide all work indicated on Demolition and Erosion Control Plan C100, Site Plan C200, Grading Plan C300 and Detail Sheet C400. All work to be furnished and installed with materials as indicated, specified, in accordance with best practice, and as required to make a complete system.
2. Provide concrete floor infill at Lincoln Elementary, as indicated on Demolition Key Note: M1/D103
3. Provide all Erosion Control as required by AHJ.
4. Provide all exterior demolition as indicated on C100.
5. Provide all subgrade preparation, aggregate base and concrete paving and accessories, as indicated on contract documents. Provide Concrete Washout Pit.
6. Provide all cutting and patching as required to match adjacent surfaces.
7. Provide an allowance for 2,500sqft of fine grading and sod installation. Location to be determined by Architect.
8. Provide all Traffic Control.
9. Contractor shall protect existing sanitary sewer manhole, landscape, curb and gutter, sidewalks, fire hydrant and light pole. Provide temporary protection during demolition and construction activities.
10. Provide all pavement markings, HC signs, HC markers and traffic signs.
11. Provide all parking bumpers as indicated on contract documents.
12. Provide sleeves as required.



13. Provide all concrete pavement joint sealants and caulking as related to the work of this subcontract to provide a complete and finished appearance.
14. Provide video recording of all existing site and building conditions before start of work.
15. Provide task lighting where required to perform the work of this contract.
16. Provide all field engineering and layout from benchmarks and base building control (benchmarks and baseline control is furnished by others). This shall include layout of all carpet patterns and pathways on the structural slab prior to installation of materials. This Subcontractor is responsible for replacement of any damaged benchmarks, base line control or layout work of other trades/packages damaged or destroyed by the work of this work package.
17. Provide as applicable to the scope of work; all factory, fabrication, and field test reports, all warranties, and close-out requirements for work and systems as specified. All close out information is to be submitted as one package.
18. Subcontractor is responsible to provide all street/sidewalk/parking lane blocking and closures including providing all safety requirements, traffic and pedestrian control, (i.e. signage, barricades, flashers, etc.), traffic covers, flagmen and flagging, etc. as required for prosecution and completion of Contractor's work.
19. All bidders shall include cleanup of all debris created by the work of their scope as directed.
20. Contractor shall comply with all OSHA standards.
21. Contractor shall pay special attention to site logistics plan when planning deliveries. Site access and truck maneuverability is limited. Coordinate delivery times around the school's schedule.

#### GENERAL ITEMS

22. Include separate mobilizations / demobilizations as required by the Project Schedule.
23. Provide all shop drawings, product data, samples and other pertinent submittals for the work of this Subcontract. Provide engineering and printing costs for all shop drawings, coordination drawings, and product submittals for architect approval as required to properly coordinate the work included in this Subcontract with other trades. Include costs for revising and resubmitting shop/ coordination drawings as needed.
24. Provide all required pedestrian protection, traffic control and protection including flagman, barricades, signage, etc. as required for the work, and as may be required for protection for equipment access, deliveries and loading.
25. Subcontractor is required to comply with requirements to control Dust and Airborne Contaminants. No waste materials or debris shall be allowed to accumulate.
26. It is mutually understood and agreed that this subcontractor will coordinate all of the scheduled deliveries of these items being furnished by others with the LCS designated representative. This includes the on or off site storage, staging, inventory control, and shipping to the site. All damages or shortages are to be reported within 24 hours of delivery.

#### **SCOPE OF WORK EXCLUSIONS:**

The following items are excluded from this Subcontract: