

EXHIBIT 2 SCOPE OF WORK

The Bay County Board of County Commissioners is seeking Bids from Qualified General Contractors and Building Contractors to construct Fountain Community Northern Region Resiliency Center. Project consist of a Resiliency Community Center with a Point of Distribution building located at 12421 East Highway 20, Fountain, Florida. Bay County plans to perform the Construction as an Owner Contractor. Bay County Capital Projects Division will manage the project and represent Bay County. Project shall be constructed to plans and specifications by Florida Architects, dated October 1, 2024.

All Contractors and Subcontractors shall print a full set of plans to see all work. Drawings consist of Volume 1 and Volume 2. Specifications consist of Volume 1, 2 & 3. Drawings Sheets Volume 1 & Volume 2; Volume 1 Sheets: A0.00, LS1.01, A0.01, A0.02, A0.03, A0.04, A0.05, A0.06, A0.07, A1.A01, A1.A02, A1.A03, A2.A01, A3.A01, A3.A02, A4.A01, A4.A02, A4.A03, A5.A01, A5.A02, A5.A03, A5.A04, A6.A02, A6.A03, A6.A04, A6.A05, A8.A01, A1.B01, A1.B03, A1.B04, A2.B01, A3.B01, A4.B01, A5.B01, A9.00, S001, S002, S003, S004, S100, S110, S120, S130, S140, S200, S201, S202, S203, S240, S241, S300, S310, S320, S321 & S340. Volume 2 Sheets: A0.00, C1, C2, C3, C4, C5, C6, C7, C8, C9, C10, C11, C12, C13, C14, C15, C16, C17, C18, C19, C20, C21, C22, C23, C24, C25, C26, C27, C28, C29, C30, C31, L.01, L.02, PO.1, P0.2, P1.0, P1.1, P1.2, P3.1, P3.2, P3.3, P3.4, P5.1, P5.2, P5.3, M0.1, M0.2, M0.3, M0.4, M1.1, M1.2, M5.1, M5.2, M5.3, M5.4, IC0.1, IC5.1, IC5.2, IC5.3, IC5.4, IC5.5, E0.1, E1.0A, E1.0B, E1.1, E1.2, E2.1, E2.2, E3.1, E3.2, E4.1, E4.2, E4.3, E5.1, E5.2, E5.3, E6.1, E6.2, TC0.1, TC1.0, TC1.1, TC4.1, TC5.1, AV0.1, AV0.2, AV1.1, ES0.1, ES1.1, ES5.1, ES5.2, FE0.1, & FE1.1. Bay County recommend that Subcontractors review Drawings and specifications (Volumes 1, 2, & 3) in their entirety because part(s) of your scope of work may appear in different portions or sheets of the drawings and it will not constitute a change order later due to a Subcontractor not viewing the entire set of plans.

This project is a Community Development Block Grant- Disaster Recovery (CDBG-DR) Program. Federal Grant number B-19-DV-12-0002, Florida Commerce Agreement Number M0169

The Awarded bidder will pick up and pay for construction permits and impact fees. Electrical, Plumbing, Mechanical Roofing and etc., will pull all necessary permits to perform scope of services and pay for permits. Bay County shall be provided a copy of all permits and a copy of all final inspections to close out project. Florida Architect will submit for Development Order and all permits.

The Awarded bidder will provide construction dumpster and portable toilets onsite.

Temporary electrical and water will be provided to the site and distributed by the awarded bidder. Temporary Services will be paid for by awarded bidder and all Utilities turned on in Awarded Contractor name until Bay County issue Substantial Completion

All Subcontractors must properly staff project to complete project, when it's time to execute construction services. Awarded bidder will provide a point of contact to Bay County that represent the awarded contractor. Anytime work is being performed onsite by a subcontractor or contractor, the contractor Project Manager and/or Superintendent shall be present onsite.

All contractor/subcontractors shall review the construction documents (Drawings and Specifications), including visiting the site and if any questions, errors, omissions or conflicts shall bring it to the County attention in writing therefore it can be addressed in a written addendum. All questions or comments shall be communicated to Bay County Purchasing.

Contractors and subcontractor will be responsible for properly storing and protecting all construction materials until installed and accepted by Bay County. If providing storage containers onsite or other storage then the cost shall be included bid.

The Awarded bidder will secure a Professional Cleaning Company to fully clean the entire facilities at the end of construction for the County to take possession of building. Final Clean shall be completed before Substantial Completion is issued.

All testing (compactions, threshold, concrete & etc.) shall be performed by contractor testing firm. Owner testing will be separate and shall not be the same firm, to keep from have a conflict of interest.

Section 05 05 23.05 is a Stainless-steel clamping ring for the EDPM pipe collar around ceiling pipe penetration covered in specifications section 07 61 00 2.5B (pipe flashing). Item 05 05 23.05 refers to the joist connection systems covered in specifications section 05 12 00 Part 2 2.1 items D-F

Direct Purchasing of materials is included in this bid. Awarded bidder will generate a list of materials that's \$10,000 and greater. Bay County will then purchase those materials, at the end of the project Bay County will issue a Deductive Change Order and subtract materials and Tax saving from awarded bidder contract to close out project. Owner Direct Purchase Instructions is part of ITB. All bidders are responsible for reading.

The Kitchen equipment and Food Services equipment list on Architectural drawings, Sheet A5.A.03 and Plumbing Sheet P3.1 shall be purchased as direct purchase materials in order for Bay County to receive tax savings. The awarded bidder will provide list, with cost to Bay County.

Bay County is receiving Federal funds on this project in all cases here the Architect has listed brand on any type, the brand name does not apply as long as the product being bid is equal to or greater the specifications. The product shall meet all standards, quality, sizes, dimensions and etc., of products listed in specifications.

Bay County Roads and Bridges will self-perform parts of the scope of work:

- Saw cut and remove existing Asphalt onsite. The saw cutting of existing roadway to create new turn lane will be performed under a different contract.
- Removal and demolition of existing storm pipe, Sheet C7
- Removal and demolition of existing chain link fence, 4' wire fence, vinyl fence and 6' cattle fence, Sheet C7
- Removal and demolition of existing catch basins and RCP pipe, Sheet C7
- New Stormwater Pond will be formed, and constructed by Bay County. Underground storm drainage will be installed by Bay County. Roofing downspout must be a part of roof bid.
- The Point of Distribution/ Arena Building soil mix floor will be done by Bay County
- Remove existing drain field, Septic Tank removal of existing drain field to be included in bidder's proposal.
- Stripping on the Parking Lot only will be done by Bay County Traffic

Landscaping

Do not include landscaping in bid due to funding on this project. Remove items listed below. Install the backflow and line for system but stop there, that will allow Bay County to install irrigation down the road if desired. All other Landscaping being delete will be included in the Landscaping Alternatives Bid.

- Delete All planting
- Delete Irrigation pipe and heads, including PGA Valve, Zone Kit and Controller
- Delete Sod
- Civil subcontractor will hydro seed or sod all distributed areas from construction

Do not bid the CDL Pad. Which include the grading, base, asphalt, parking guardrails, electrical lighting, and striping for CDL pad. The Electrical outlet around the area of CD Pad shall be included in Electrical Subcontractor proposals. Include the 2" water line and freeze proof hose bibs around area where CDL pad was shown. This will allow RV's to use area in the future. Well enclosure to be bid and constructed. New Pump house to be bid and constructed.

The FDOT Turn Lane shown in Civil drawing will not be bid. Please do not include in this bid.

The Electrical Subcontractor must provide all materials, coordinate with utilities company and pay all fees to provide temporary services to the project. The permanent Electrical system to project shall be installed and pay for services turned on in Contractor name until Bay County issue Substantial Completion.

The Plumbing Subcontractor must provide all materials, coordinate with utilities company and pay all fees to provide temporary services to the project.

Site Plan-Existing & Demolition – Sheet A0.01

- 02 41 00.A1 - Removal of existing below grade construction by Bay County
- 02 40 00.A4 – Remove of existing building by Bay County (food & restrooms)

- 02 41 00.A5 – Removal of existing building by Bay County
- 02 41 00.A7 – Removal of existing playground set by Bay County
- 02 41 00.C4 – Removal of existing fence by Bay County
- 02 41 00.C5 – Removal of existing concrete by Bay County
- 02 41 00.C32 – Removal of existing basketball equipment by Bay County
- 02 41 00.C35 – Removal of existing plumbing fixtures (water bibs) by Bay County
- 02 41 00.C44 – Remove & reuse existing light fixtures. This work shall be included in Electrical Subcontractor bid.
- 02 41 00.D4 – Removal of existing fence by Bay County

Sheet A0.02

- 32 12 00.A3 – New Asphalt
- 32 17 23 – Painted Pavement Markings, do not include in bid
- 32 31 00A1 – Chain Link Fence to Match existing, do not include in bid
- 32 31 00A2 – New 14' Manual Gate, do not include in bid
- 32 31 00A3 – New 24' Manual Gate, do not include in bid
- 32 31 00A4 – Existing Motorized Gate, do not include in bid. Existing gate will be left in place
- 32 31 19.1 Wrought Iron Gate 4'x5'-6".
- 34 71 13 – Truck & Parking Guardrail 4' Offset from Asphalt, TYP, do not include in bid

Sheet C7 Demo & Erosion Control Plan

- Removal of septic tank and drain field shall be included in contractors bid
- Removal and storing of existing exterior light poles to be included in Electrical Subcontractor bid
- Removal and stock pile of existing electrical transformers to be included in Electrical Subcontractor bid
- Saw cut and remove existing Asphalt will be done by Bay County
- Demolition of existing fencing by Bay County
- Demolition of existing catch basin, and 15" RCP piping by Bay County
- Demolition of existing shrubs by Bay County
- Milling Asphalt of the existing Parking lot will be done in a bid later with the Paving of new turn lane.

Maintenance of Traffic (MOT) is not necessary in this bid because Florida Department of Transportation (FDOT) work will be bid out under another contract.

Division 01 – General Conditions:

- General Conditions will be billed/invoiced on a monthly basis. Bay County will not accept the entire lump sum price being invoiced at the beginning of project. All Bidders shall include a construction trailer in bid with a large enough trailer to hold monthly Construction meetings.

Division 02 – Existing Conditions:

- Subsurface Investigation

- Geotechnical Recommendations Cover Page
- BCNRC Geotechnical Report

Division 03 - Concrete:

- Cast-In Place Concrete. This concrete includes Formwork for cast-in-place concrete, with shoring, bracing and anchorage. Formwork accessories and Form Stripping included. Reinforcing Steel for cast-in-place concrete. Cast -in-place concrete, includes the following: foundations, footings, Slabs on grade, Equipment pads and bases, Columns and beams, Concrete curing and Retain/knee Walls
 - o Ticket Booth Slab
 - o Dumpster Enclosure
 - o MEP Enclosure
 - o Community Center Floors and Slab
 - o Point of Distribution Footers
 - Stairs
 - Retaining/Knee Walls & Footers
- Survey necessary to layout slab shall be included in bid.
- Insulating Concrete Forming (ICF) review qualification and experience requested in Architect's Specifications for Subcontractor to install ICF system.
 - o Furnish all labor, materials, tools and equipment to perform the complete erection/installation of the Insulating Concrete Form system. Installation of reinforcing steel, placement of concrete within formwork, and final cleanup. Adequate bracing and false work shall be provided by the installing Contractor to comply with all Applicable Codes.
 - o Community Center Walls

Division 04 - Masonry:

When bidding Masonry walls it's all inclusive, Masonry materials (Block or Brick) and number shall include grout, clips/anchors, required wire, control/expansion joints, precast lintels and all other materials to provide a masonry system per plans and specifications.

- Concrete Masonry Units
 - o Ticket Booth Walls
 - o Dumpster Enclosure Walls
 - o MEP Enclosure Walls
 - o Knee Walls brick at Distribution
 - o Electrical Enclosure Walls
 - o Well Enclosure
 - o Dumpster Enclosure Walls
- Manufactured Masonry Veneer
 - o Masonry Caps

Division 05 - Metals:

- Structural Steel Framing
- Steel Joists
 - o Open-web, K-series Steel Joists

- Steel Decking
- Cold-Formed Metal Framing
 - o Load-bearing wall
 - o Interior load-bearing wall framing and non-load-bearing framing where height limitations restrict use of Nonstructural interior framing specified in Section 09 22 16
 - o Exterior Ceiling Joist framing
 - o Exterior Soffit framing
- Metal Fabrications
 - o Miscellaneous steel framing and supports
 - o Shelf Angles
 - o Miscellaneous steel trim
 - o Loose bearing and leveling plates.
- Metal Stairs
- Pipe and Tube Railing – Do not include railing at the CDL Pad.

Division 06 – Wood, Plastic and Composites:

- Rough Carpentry
- Sheathing
 - o Roof Sheathing
 - o Sheathing Joint and Penetration treatment
- Architectural Cabinets
 - o Plastic-laminate-faced Architectural Cabinets
 - o Solid-surfacing-material for all countertops
 - o Wood furring, blocking, shims and handing strips for installing plastic-laminate-faced Architectural cabinets unless concealed within other construction before cabinet installation.

Division 07 – Thermal and Moisture Protection:

At Windows and Glass Storefront doors all caulk of units will be in the Glazing and Storefront Subcontractor bid package as complete install.

- Bituminous Damp proofing
 - o Cold -applied, cut back-Asphalt damp proofing
 - o Cold-applied, emulsified-Asphalt damp proofing
- Cold Fluid-Applied Waterproofing
 - o Cold fluid-applied waterproofing, vertical and horizontal deck applications inside planter walls and below grade except in elevator shaft walls and slabs
 - o For all areas shown on Drawings except between insulated concrete forming system and exterior finish insulation system
- Pedestrian Traffic Coatings Plywood Surface
- Thermal Insulation
 - o Foam Plastic Insulation Board for non-tapered roof insulation
 - o Include pricing in bid under roof
- Exterior Insulation & Finish System (EIFS)
- Aluminum Composite Material Building Panel
- Steel Clad Insulated Metal Panels

- o Foamed-Insulation -core concealed fastener metal roof panels, with related metal trim, flashing and accessories.
 - Sheet Metal Roofing
- o Standing-seam metal roofing, on-site, roll formed
 - Sheet Metal Flashing and Trim
- o Manufactured products: Products shall be manufactured by, or approved for installation with, the metal roofing system and/or the insulated metal panel roofing system. Products provided for the metal roofing system shall match the material and color of the selected roofing system unless otherwise shown on drawings
 - Manufactured through-wall flashing and counterflashing
 - Manufactured reglets, flashings and counterflashing
- o Formed Products: Products shall be formed by, or approved for installation with, the metal roofing system and/or the insulated metal panel roofing system. Products provided for the metal roofing system shall match the material and color of the selected roofing system unless otherwise shown on the drawings.
 - Formed gutter roof drainage sheet metal fabrications. Downspouts shall match the color of the walls
 - Formed sloped roof metal fabrications
 - Penetration Firestopping
 - o This section includes through-penetration firestop system for penetrations through fire -resistance-rated construction, including both empty openings and openings containing penetrating items.
 - o Relate Sections include: Fire-Resistive Joint Systems, Fire-Suppression Piping Penetrations, Duct and Piping penetrations, cables and conduit penetrations
 - Fire Resistive Joint Systems
 - o This section includes Fire-resistive joint systems for Head-of-wall joints and Wall to wall joints.
 - Joint Sealants
 - o This section includes the following applications. Joints for vertical surfaces and horizontal non-traffic surfaces.
 - Control and expansion joints on exposed exterior and interior surfaces of exterior walls
 - Perimeter joints of openings and where indicated
 - Perimeter joints between interior wall surfaces and frames of interior doors, windows, and exterior walls
 - Joints between plumbing fixtures and adjoining walls, floors and counters
 - Other joints as indicated.

Division 08 - Openings:

- Doors, Door Frames and Hardware
 - o Hollow Metal Doors and Frames
 - o Access Doors and Frames
 - o Finish Door Hardware
 - Access Doors and Frames
 - o Access Doors and Frames for walls and ceiling

- o Mechanical contractor will include in their bid Air Duct Accessories for Heating and air conditioning duct access doors.
- Overhead Coiling Doors and Counter Shutters
- o Insulated service doors/counter shutters
- Exterior Aluminum-Framed Entrances and Storefronts
- o Exterior storefront framing for punched window openings
- o Exterior manual-swing entrance doors and door-frame units
- o Exterior automatic-swing entrance doors and door frame units
- Finish Door Hardware

Finish Door Hardware, this price shall include all doors except hardware for Aluminum-Framed and storefront doors. Hardware for those doors must be include with those doors.

o The work in this section shall include the furnishing of all items of finish hardware as hereinafter specified, or obviously necessary to complete the building, except those items which are specifically excluded from this section of the specification.

o Examined in order to identify materials or equipment which may obtained for this section: Steel Doors and Frames, Overhead Coiling Doors and Shutters. Exterior Aluminum Entrances and Storefront in all-inclusive in their bid price.

- Glazing
- o Windows
- o Doors
- o Storefront framing
- o Glazed entrances
- o Interior borrowed lites
- Louvers and Vents, include the installation of materials

Division 09 - Finishes:

- Nonstructural Metal Framing.
- o Interior framing system (e.g., supports for partition walls, framed soffits, furring, etc.).
- o Interior and exterior security barrier mesh and attachment system
- o Interior suspension systems (e.g., supports for ceilings, suspended soffits, etc.)>
- Gypsum Board
- o Interior impact resistant gypsum board
- o Gypsum board trim, joint tape, joint compounds, texture finishes and accessories
- Acoustical insulation for interior gypsum board assemblies.
- Tiling
- o Porcelain tile
- o Stone Thresholds
- o Tile Backing Panels
- o Metal edge strips
- o Cold Fluid-Applied Waterproofing for Waterproofing under setting beds
- o Joint Sealant for sealing of expansion, Contraction, control and isolation joints in tile surfaces.
- Acoustical Tile Ceiling
- o Standard ceiling tiles, metal grid, ceiling suspension system and related accessories required for complete and functioning ceiling system

- o Special integrated ceiling system with ceiling tiles, metal grid, ceiling suspension system and related accessories required for complete and functioning ceiling system
 - Resilient Base and Accessories
- o Resilient Base
- o Resilient Molding accessories
 - Seamless Resinous (Epoxy) Flooring
- o High-performance resinous flooring systems
- o Integral cove base
 - Tile Carpeting
- o Section includes modular, textile composite carpet tile
- o Resilient Base and Accessories for resilient wall base and accessories installed with carpet tile
 - Exterior Painting
- o Provide preparations and paint systems for all non-factory finished exposed and semi-exposed exterior surfaces unless finished by specifications in individual sections
 - o The section includes surface preparation and the application of paint systems on the following exterior substrates (Except surfaces identified to receive high-performance coating: Steel, Galvanized Metal, Concrete (Non-Traffic), Concrete Masonry and Plaster.
 - Interior Painting
 - High Performance Coating
 - Walls
- o Includes Gypsum Board, ½ cementitious Backing Board, Cold formed metal framing, all materials, labor and taping and mudding of all joints ready to receive finishes.

Division 10 - Specialties:

- Signage
 - o Plaques Signage
 - o Dimensional Letter Signage
 - o Panel Signage
- Restroom Partitions and Equipment
 - o Toilet Compartments
 - o Toilet & Custodial Accessories
- Fire Extinguisher Cabinets and Fire Extinguishers

Division 11 - Equipment:

Pricing of equipment is to include purchasing of equipment, supplying, protecting, storing until time to install, delivery and installing.

- Food Service Equipment
 - o Supply Cabinet #1
 - o Ice Kube Machine #2
 - o Mixer Tables #3
 - o Hand Sinks with Soap and paper towel Dispenser #4
 - o TS-23-HC Refrigerant #5
 - o Wire Shelving #6
 - o Universe Plus Gas Tilting Skillet #7

- o Electrolux Combi Oven 202 #8
- o Trash Receptacle Cabinets #9
- o SB Mid-Tier Gas Fryer #10
- o Worktop Freezer #11
- o S-Series Restaurant Range 36" Series #12
- o Electric Steam Tables #13
- o Worktop Refrigerator #14
- o Soup Stations #15
- o 1.5 Gallon beverage Dispenser #17
- o Dual TF DBC SST #18
- o TDO-4 Dispenser with Brew-Thru Lid #19
- o Bunn TB3Q #20
- o Compact Adjustable Dish Caddy S-Series #21
- o Heavy Volume Commercial Microwave #22
- o Sandwich Top 48" Prep Refrigerator with Drawers #23
- o 42PB2028-1D" Pro Bowl Compartment Sinks 14GA #26
- o CDT-S Clean Straight Dish Tables Pro-Bowl #27
- o Pot, Pan & Utensil Washers #28
- o Dish tables Island Clean #29
- o Anti-splash Floor Troughs #30,
- o Anti-splash Floor Troughs #31,
- o KLP53-10LX-AFx Series Wall Mount Pre-Rinse Faucet #35
- o GRWS Cucina Mensola Grande Shelves #33
- o Universal Racks #36
- o Wall Shelves #37
- o Food Service Package #38
- o Working Tables #41
- o Working Tables #43
- o NSF Sinks #44
- o Pot Racks #45
- o Tray & Silver Caddys for self -services #46
- o Walk-in Refrigeration #47 & #48
- o Refrigeration Design Technologies this should be a part of the Walk-in Refrigeration #49
- o #50 & #51 are Ice and Water filters
- o Racks #56
- Food Service Equipment Cut Sheet(s)

Division 13 – Special Construction:

- Metal Building Systems
- Structural-Steel Framing
- Accessories
- Steel Clad Insulated Metal Panels for metal building system roof panel system
- High Performance Coating for Metal building steel compatible primer to receive the specified High-Performance coating system.

Division 21 – Fire Suppression:

- General Provisions for Fire Suppression
- Sleeves and Sleeve Seals for Fire-Suppression Piping
- Escutcheons for Fire-Suppression Piping
- General-Duty Valves for Fire Protection Piping
- Hangers and Supports for Fire Suppression Piping and Equipment
- Identification for Fire-Suppression Piping and Equipment
- Fire Department Connections
- Wet-Pipe Sprinkler Systems

Division 22 - Plumbing:

- General Provisions for Plumbing
- Common Motor Requirements for Plumbing Equipment
- Sleeves and Sleeve Seals for Plumbing Piping
- Escutcheons for Plumbing Piping
- Meters and Gages for Domestic Water Piping
- General Duty Valves for Domestic Water Piping
- General Duty Valves for Sanitary Waste and Storm Drainage Piping
- Hangers and Supports for Plumbing Piping and Equipment
- Seismic Controls for Plumbing Piping and Equipment
- Identification for Plumbing piping and Equipment
- Insulation for Domestic Hot-Water Equipment
- Insulation for Domestic Cold-Water Piping
- Insulation for Domestic Hot-Water Piping
- Insulation for ADA Plumbing Fixtures
- Domestic Water Piping
- Underground Plastic Domestic Hot Water Piping
- Domestic Water Piping
- Inline, Domestic-Water Pumps
- Sanitary Waste and Vent Piping
- Sanitary Waste Piping Specialties
- Sanitary Drains
- Sanitary Waste Interceptors
- Facility Liquefied-Petroleum Gas Piping
- Fuel-Fired, Domestic Water Heaters
- Commercial Plumbing Fixtures

Division 23 – Heating, Ventilating and Air Conditioning:

- General Provisions for HVAC
- Common Motor Requirements for HVAC Equipment
- Expansion Fittings and Loops for HVAC Piping
- Sleeves and Sleeve Seals for HVAC Piping
- Meter and Gauges for HVAC for HVAC Piping
- General Duty Valves for hydronic Piping
- Hangers and Supports for HVAC Piping and Equipment

- Coating for HVAC
- Vibration Controls for HVAC
- Identification for HVAC Piping and Equipment
- Testing, Adjusting, and Balancing for HVAC
- Insulation for Indoor General HVAC Ducts
- Insulation for Commercial Kitchen Exhaust Ducts
- Insulation for Chilled Water Equipment
- Insulation for Heating Hot Water Equipment
- Insulation for Condensate Drain Piping
- Insulation for Chilled Water Piping
- Insulation for Heating Hot Water Piping
- Insulation for Refrigerant Piping
- Condensate Drain Piping
- Aboveground Metal Hydronic Piping
- Underground Plastic Hydronic Piping
- Hydronic Piping Specialties
- Hydronic Pumps
- Water Treatment for Closed-Loop Hydronic Systems
- Variable-Frequency Motor Controllers
- Metal Ducts for General HVAC
- Metal Ducts for Commercial Kitchen Exhaust
- Air Duct Accessories
- Flexible Ducts
- Square In-Line Centrifugal Fans
- Centrifugal Roof Ventilators
- Air Curtains
- Air Diffusers
- Registers and Grilles
- Fixed Louvers
 - Particulate Air Filtration
- Condensing Boilers
- Air-Cooled, Scroll Water Chillers
- Indoor, Semi-Custom Air-Handling Units
- Blower Coil Units
- Openings -Louvers and Vents
 - o Insulating Concrete Forms for building wall vents into concrete
 - o Hollow Metal Doors and Frames for louver in hollow-metal doors
 - o Exterior Painting for field painting louvers
 - o Sections for interior louvers that are a part of mechanical equipment

Division 25 – Integrate Automation:

This section includes basic requirements for Instrumentation and Control systems. Related work/Division affect as per 25 01 00 of specifications: Divisions 02 – Existing Conditions, Division 03 – Concrete, 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 21 –

Fire Suppression, Division 22 – Plumbing, Division 23 – Heating, Ventilation, and Air Conditioning, Division 26 – Electrical, Division 27 – Communications, Division 28 – Electrical, Division 28 – Electronic Safety and Security, Division 29 – Fire Safety and Emergency Communications, Division 31 – Earthwork, & Division 33 Utilities

- General Provisions for Instrumentation and Control
- Pathways for Control Systems
 - o
 - o Metal Conduits and fittings
 - o Nonmetallic conduits and fittings
 - o Optical Fiber-cable Pathways and fittings
 - o Metal wireways and auxiliary gutters
 - o Hooks
 - o Boxes, enclosures and cabinets
- Hangers and Supports for Control Systems
 - o Hanger and Supports for Control Systems list shall be including in trade bid package
 - o Steel Slotted support systems for control raceways
 - o Aluminum slotted support systems for control raceways
 - o Conduit and cable support devices
 - o Support for conductors in vertical conduit
 - o Structural Steel for fabricated supports and restraints.
 - o Mounting, anchoring, and attachment components, including powder-actuated fasteners, mechanical expansion anchors, concrete inserts, clamps through bolts, toggle bolts and hanger rods
 - o Fabricated metal equipment supports assemblies
- Direct Digital Control (DDC) System for HVAC
- Control Valves
- Control Damper Accessories
- Energy Meters
 - o This section includes thermal and electric power energy meters that connect to DDC systems for HVAC and shall be included in that package.
- Flow instruments
 - o Include devices in HVAC bid and provide electrical to device when require, include in bid.
 - o Airflow Measurement stations and sensors
 - o Liquid flow meters
 - o Gas flow meters
- Moisture Instruments
 - o Section includes moisture sensors and transmitters
- Pressure Instruments
 - o Section includes Air-pressure sensors
 - o Air-Pressure switches
 - o Air-pressure transmitters
 - o Liquid-Pressure transmitters
- Temperature Instruments
 - o Air temperature sensors

- o Air temperature switches
- o Air temperature RTD transmitters
- o Liquid temperature sensors
- o Commercial-grade, liquid temperature transmitters

Division 26 - Electrical:

Electrical bid shall include plumbing equipment, kitchen equipment, and other areas in Drawings and specification where electrical is necessary.

- General Provisions for Electrical
- Low-Voltage Electrical Power Conductors and Cables
- Control-Voltage Electrical Power Cables
- Grounding and Bonding for Electrical Systems
- Hangers and Supports for Electrical Systems
- Raceway and Boxes for Electrical systems
- Underground Ducts and Raceways for Electrical Systems
- Sleeves and Sleeve Seals for Electrical Raceways and Cabling
- Identification for electrical Systems
- Short-Circuit Studies
- Coordination Studies
- Arc-Flash hazard Analysis
- Lighting Control Devices
- Relay-Based Lighting Controls
- Low-Voltage Distribution Transformers
- Panelboards
- Wiring Devices
- Fuses
- Enclosed Switches and Circuit Breakers
- Diesel-Engine-Driven Generator Sets
- Transfer Switches
- Lightning Protection for Structures
- Surge Protective Devices for Low-Voltage Electrical Power Circuits
- LED Interior Lighting
- Lighting Poles and Standards
- LED Exterior Lighting

Division 27 - Communications:

- General Provisions for Communications
- Grounding and Bonding for Communications Systems
- Pathways for Communications Systems
- Hangers and Supports for Communication systems
- Cable Trays for Communications Systems
- Sleeves and Sleeve Seals for Communications Pathways and Cabling
- Identification for Communications System
- Communications Equipment Room Fittings
- Communications Racks, Frames and Enclosures
- Communications Optical Fiber Backbone Cabling

- Communications Copper Horizontal Cabling

Division 28 – Electronic Safety and Security:

- General Provisions for Electronic Safety and Security. This affects other divisions: 02, 03, 05, 06, 07, 08, 09, 10, 11, 21, 22, 23, 25, 26, 27, 28, 31 and 33 cost associated with division shall be included in bid.
- Control-Voltage Cables for Electronic Safety and Security
- Identification for Electronic Safety and Security
- Access Control Software and Database Management
- Access Control hardware Devices
- Video Surveillance Control and Management Systems
- Surveillance Devices

Division 29 - Reserved:

- General Provisions for Fire Safety and Emergency Communications.
- Control-Voltage Electrical Power Cables, include in Division 28 – Electronic Safety and Security scope of services. Where Cables are necessary to ensure a fully operating system include in bid. This may affect Fire-Alarm systems and Automation.
 - o Category 6 balanced twisted pair cable
 - o Balanced twisted pair cable hardware
 - o RS-485 cable
 - o Control cable
 - o Control-circuit conductors
- Addressable Fire -Alarm Systems

Division 30 – Site Work:

- General Site Work Requirements
- All survey necessary shall be included in bid

Division 31 - Earthwork:

- Site Preparation
 - o Demolition will be performed by Bay County as callout in scope of work. If not called out in scope of work, bidder must include in Earthwork bid.
 - o Protection of existing trees when necessary by Civil subcontractor
 - o Top soil stripping
- Earthwork
- Erosion Control and Environmental Protection
 - o Bay County will purchase and install silt fence around perimeter of construction site
 - o Compliance with FDEP NPDES Stormwater Regulatory Program for Construction Activities
 - o Staked hay bales
 - o Sediment control Barrier
 - o Sedimentation Basins
 - o Turbidity Barriers
 - o Operation and Maintenance of Stormwater Management Systems

- Termite Control
- Stabilization
- Earthwork for Utilities

Division 32 – Exterior Improvements:

Please view scope of work sections to see what elements in this Division will be the responsibility of the County or considered for future installation/construction. Concrete sidewalks to be included, but Asphaltic work, Asphaltic stripping, landscaping, irrigation, fence, gates, plants and other materials/scope of work in this Division has been removed or will be performed by Bay County at a later date.

- Asphaltic Concrete Pavement Repair
 - o This work will be included in another bid later
 - o Repair of Cracks 1/8 inch in width and greater
 - o Patch pavement areas detailed on plans to full-depth with hot-mix hot-laid Asphaltic Concrete
- Concrete for Site Work
 - o This work included under this Section consists of furnishing all materials, forms, transportation and equipment, and performing all necessary labor to construct plain and reinforced concrete items shown or indicated on the Civil Drawings, specified in applicable Division 30 specifications or incidental to proper execution of site work.
 - o This section effects; General Site Work Requirements, Earthwork, Earthwork for Utilities, Concrete Walks, Curbs, and Gutters
- Bollards
- Asphaltic Concrete Pavement
 - o This work will be included in another bid later
- Asphaltic Pavement Resurfacing
 - o This work will be included in another bid later
- Concrete Walks, Curbs, Gutters and Pavement
- Unit Paving
 - o This work will be included in Alternate bid below for Paver Plaza, work may or may not be performed.
- Pavement Marking
 - o Do Not Bid
- Chain Link Fences and Gates
 - o Do Not Bid
- Planting Irrigation
 - o Do Not Bid
- Grassing (By Seeding)
 - o Do not Bid for the project but include in bid around Stormwater Pond and boxes in the Civil bid to stabilize area to prevent erosion
- Sodding
 - o Do not Bid for the project but include in bid around Stormwater Pond and boxes in the Civil bid to stabilize area to prevent erosion
- Plants
 - o Don Not Bid

Division 33 - Utilities:

Civil Contractor shall estimate taking water, and sewer that goes to building, up to 5' feet outside of buildings and the plumber will take their service to 5" feet outside of building and make final connections

- Water Distribution System
 - o Water Mains – Install 2" water line at the north corner of CDL Pad as shown on drawing and the first Freeze Hose Bib but do not install the other line or Hose Bibs around the remaining CDL Pad. Bay County will perform task at a later date. This allow Bay County to build CDL Pad at a later date without damaging water line or hose bibs.
 - o Appurtenances
 - o Service Laterals
- Sewer Collection System
 - o Sanitary Sewer Main
 - o Sewer Laterals (services)
 - o Manholes, Frames and Covers
- Storm Sewer Collection System
 - o Storm Sewer Piping
 - o Manholes, Frames and Covers
 - o Grate Inlets, Frames, and gratings
 - o Outfall Structures
 - o Junction Boxes
 - o End walls
 - o Mitered End
 - o Riprap
 - o Skimmers

Roof System

Roof bid must include the Ticket boost and the Community Center and all other building except the Point of Distribution. The Point of Distribution roof should be including in Division 13, Special Construction, Metal Building package.

- Sheet Metal Roofing
- Sheet Metal Flashing and Trim
- Fluid Applied Waterproofing
- EPS Insulation Board
- Pedestrian Traffic Coating Plywood Surface
 - o Provide labor, equipment and materials to complete Waterproofing on wood framed assemblies, suitable and compliant for pedestrian traffic, which requires waterproofing. The objective of this specification is achieved the installation of a system of an expanded metal lath that is embedded into a polymer cement, followed by a fiberglass fabric embedded into an acrylic resin, with multiple polymer cement finishes and a high polymer acrylic sealer coat, that will make up a walking deck and roof covering system
 - o Typical installations include new installations or remodeling/refurbishment of balconies, terraces, decks, roof decks and walkways.
 - o Conduct work as indicated on the Drawings and as specified herein.

Alternatives Bid Items:

Bay County reserves the right to award portions or all of Alternatives bid items to contract at our sole discretion.

- Paver Plaza must include the pavers, Planter, Planter walls. The Basin shown on Civil drawing will be installed regardless if the Paver Plaza is constructed or not.
- Section 10 73 26.13 Pre-Fabricated Metal Walkway Cover
- Landscaping