



CITY OF HENDERSONVILLE
CITY COUNCIL SECOND MONTHLY MEETING
Operations Center - Assembly Room | 305 Williams St. | Hendersonville NC 28792
Wednesday, August 24, 2022 – 4:00 PM

AGENDA

1. **CALL TO ORDER**
2. **CONSENT** - *Items are considered routine, noncontroversial in nature and are considered approved by a single motion and vote.*
 - A. August Budget Amendments – *Adam Murr, Budget Manager*
3. **PRESENTATIONS**
 - A. Presentation Regarding Proposed Parking Rates and Fees – *Brian Pahle, Assistant City Manager*
4. **NEW BUSINESS**
 - A. Fire Station 1 and Edwards Park Guaranteed Maximum Price (GMP) – *Adam Murr, Budget Manager*
 - B. Discussion Regarding Social Districts – *John Connet, City Manager*
5. **CLOSED SESSION**
 - A. Closed Session – *John Connet, City Manager*
6. **ADJOURN**

The City of Hendersonville is committed to providing accessible facilities, programs and services for all people in compliance with the Americans with Disabilities Act (ADA). Should you need assistance or an accommodation for this meeting please contact the City Clerk no later than 24 hours prior to the meeting at 697-3005.



CITY OF HENDERSONVILLE AGENDA ITEM SUMMARY

SUBMITTER: Adam Murr

MEETING DATE: 08/24/2022

AGENDA SECTION: CONSENT

DEPARTMENT: Administration

TITLE OF ITEM: August Budget Amendments – *Adam Murr, Budget Manager*

SUGGESTED MOTION(S):

I move City Council adopt budget amendment(s) 08242022-01, 08242022-02, 08242022-03, 08242022-04, 08242022-05, 08242022-06, 08242022-07, 08242022-08, and 08242022-09 as presented.

SUMMARY:

At the end of each fiscal year, it is standard practice for the City to amend the budget in preparation for the annual audit process. Amendments 08242022-01 through 08242022-07 are end-of-year cleanup budget amendments that do not affect the operations of the City, rather serve to better represent the budgetary and financial actions reported in the annual comprehensive financial report (ACFR) for FY22.

FY23 budget amendments include an increase of \$1,944 in the 7th Avenue MSD Fund to provide restricted fund balance availability for a community garden project and an increase of \$150,000 (split 50/50 between the General Fund and Water and Sewer Fund) for work with the City's expert diversity, equity, and inclusion consultants.

BUDGET IMPACT: Detailed in proposed amendments, attached.

Is this expenditure approved in the current fiscal year budget? N/A

If no, describe how it will be funded. N/A

ATTACHMENTS:

1. FY22 Budget Amendments: 08242022-01 through 08242022-07
2. FY23 Budget Amendments: 08242022-08 and 08242022-09

TO MAYOR & COUNCIL - August 24th, 2022

FISCAL YEAR 2022
Form Number - 08242022-01**BUDGET AMENDMENT**

010 | 410

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
010-1300-554002	Capital Outlay Vehicles	-	24,087
010-0000-598901	Transfer out (to 410, #18020)	24,087	-
FUND 010	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	24,087	24,087
410-0000-450001-18020	Interest Income	13,085	-
410-0000-470100-18020	Transfer in (from 010)	24,087	-
410-1300-560900-18020	Cost of issuance	50,284	-
410-0000-534999-18020	Non-Capital Equipment	-	13,112
FUND 410	TOTAL REVENUES	37,172	-
	TOTAL EXPENDITURES	50,284	13,112

A budget amendment using contingencies within the PD project to address a prior year accounting clean-up item.

City Manager_____
Date_____
City Clerk

Approved:

Date

8/24/2022

TO MAYOR & COUNCIL - August 24th, 2022

FISCAL YEAR 2022
Form Number - 08242022-02**BUDGET AMENDMENT**

410 | 460

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
410-xxxx-470100-19140	Transfer in (from 460)	63,362	-
410-xxxx-550103-19140	Capital Outlay - CIP	63,362	-
FUND 410	TOTAL REVENUES	63,362	-
	TOTAL EXPENDITURES	63,362	-
460-xxxx-598901-19140	Transfer out (to 410)	63,362	-
460-xxxx-550103-19140	Capital Outlay - CIP	-	63,362
FUND 460	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	63,362	63,362

An end-of-year amendment for FY22 cleaning up budgetary items in the capital project funds. This amendment does not affect the project budget availability and is for records purposes. Budget is moved within the project from fund 460 to fund 410 for accounting purposes.

City Manager_____
Date_____
City Clerk

Approved:

Date

8/24/2022

TO MAYOR & COUNCIL - August 24th, 2022

FISCAL YEAR 2022
Form Number - 08242022-03**BUDGET AMENDMENT**

410 | 464

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
410-xxxx-470100-19101	Transfer in (from 464)	2,460,572	-
410-xxxx-551000-19101	Land	1,899,708	-
410-xxxx-550103-19101	Capital Outlay - CIP	560,864	-
FUND 410	TOTAL REVENUES	2,460,572	-
	TOTAL EXPENDITURES	2,460,572	-
464-xxxx-550103-19101	Capital Outlay - CIP	-	560,864
464-xxxx-551000-19101	Land	-	1,899,708
464-xxxx-598901-19101	Transfer out (to 410)	2,460,572	-
FUND 460	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	2,460,572	2,460,572

Transfer of bond proceeds from 464 to 410 to pay the Governmental Capital Project Fund for the land purchased for the parking deck.

City Manager_____
Date_____
City Clerk

Approved:

Date

8/24/2022

TO MAYOR & COUNCIL - August 24th, 2022

FISCAL YEAR 2022
Form Number - 08242022-04**BUDGET AMENDMENT**

410 | 464

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
460-0000-470900-16012	Fund Balance Approp. (from 460 Reserves)	59,650	-
460-xxxx-560900-16012	Cost of issuance	59,650	-
FUND 460	TOTAL REVENUES	59,650	-
	TOTAL EXPENDITURES	59,650	-
Transfer of bond proceeds from 464 to 410 to pay the Governmental Capital Project Fund for the land purchased for the parking deck.			

City Manager_____
Date_____
City Clerk

Approved:

Date

8/24/2022

BUDGET AMENDMENT

010

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
Governing Board			
010-1001-502001	FICA Tax Expense	8,170	-
010-1001-531215	Dues and Subscriptions	-	8,170
Administration			
010-1002-501002	Salaries - Board/PT/Aux	-	12,200
010-1002-523001	Utilities Electric	12,200	-
Legal			
010-1005-501001	Salaries - Regular	9,450	-
010-1005-519200	Contracted Services	-	6,000
010-1005-531225	Training	-	3,450
Finance			
010-1008-502005	Group Med and Life Ins.	18,800	-
010-1008-519200	Contracted Services	-	9,800
010-1008-531260	Credit Card Processing Fees	-	9,000
Police			
010-1300-531100	Fuel	10,000	-
010-1300-554002	Capital Outlay Vehicles	-	10,000
Fire			
010-1400-501001	Salaries - Regular	17,000	-
010-1400-519200	Contracted Services	-	17,000
PW Fleet			
010-1521-501001	Salaries - Regular	500	-
010-1521-534000	Non-Capital Equipment	-	500
PW Grounds			
010-1525-501001	Salaries - Regular	-	15,100
010-1525-501002	Salaries - Board/PT/Aux	-	13,000
010-1525-534000	Non-Capital Equipment	28,100	-
PW Streets			
010-1555-501001	Salaries - Regular	104,350	-
010-1555-501010	Salaries - Overtime	142,000	-
010-1555-553000	Capital Outlay Land Improvement	-	35,000
010-1555-555001	Capital Outlay Street/Bridge/ROW	-	47,000
010-1560-554002	Capital Outlay Vehicles	-	110,000
PW Traffic			
010-1560-501001	Salaries - Regular	7,000	-
010-1560-524050	R&M Traffic Lights	-	61,350
FUND 010	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	357,570	357,570
An end-of-year amendment for FY22 to clean up budgetary items in preparation for the City's FY22 audit.			

City Manager

Date

City Clerk

Date

Approved:

8/24/2022

060

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
Finance (W&S)			
060-1008-501001	Salaries - Regular	36,000	-
060-1008-502005	Group Med and Life Ins.	38,000	-
060-7155-554001	Capital Outaly Equipment	-	74,000
Engineering (W&S)			
060-1014-501001	Salaries - Regular	-	10,000
060-1014-554001	Capital Outlay Equipment	10,000	-
PW Fleet (W&S)			
060-1521-501001	Salaries - Regular	4,000	-
060-1521-519200	Contracted Services	-	4,000
PW Buildings (W&S)			
060-1523-501001	Salaries - Regular	8,500	-
060-1523-519200	Contracted Services	-	8,500
W&S Administration			
060-7002-501001	Salaries - Regular	79,500	-
060-7002-523001	Utilties Electric	-	79,500
Water Facilities Maintenance			
060-7032-501001	Salaries - Regular	28,500	-
060-7032-554001	Capital Outlay Equipment	-	28,500
Water Treatment Plant			
060-7035-501001	Salaries - Regular	16,500	-
060-7035-554001	Capital Outlay Equipment	-	16,500
Water Operations and Meter Support			
060-7050-501001	Salaries - Regular	44,000	-
060-7035-519104	Professional Services Engineering	-	44,000
Water Distribution and System Maintenance			
060-7055-555002	Capital Outlay Lines	68,750	-
060-7055-501001	Salaries - Regular	-	30,500
060-7035-524010	R&M Buildings	-	38,250
Wastewater Facilities Maintenance			
060-7132-501001	Salaries - Regular	8,250	-
060-7132-519104	Professional Services Engineering	50	-
060-7132-554001	Capital Outlay Equipment	-	8,300
Wastewater Treatment Plant			
060-7135-501001	Salaries - Regular	-	35,100
060-7135-519205	Sludge Management	35,100	-
Wastewater Operations Support			
060-7150-501001	Salaries - Regular	7,500	-
060-7150-521001	Supplies and Materials	-	7,500
FUND 060	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	384,650	384,650
An end-of-year amendment for FY22 to clean up budgetary items in preparation for the City's FY22 audit.			

City Manager

Date

City Clerk

Approved:8/24/2022

BUDGET AMENDMENT

020 | 021 | 067 | 068 | 080

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
Main Street			
020-2102-501001	Salaries Regular	1,300	-
020-2102-554001	Capital Outlay Equipment	-	1,300
FUND 020	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	1,300	1,300
7th Avenue			
021-2202-501001	Salaries Regular	550	-
021-2202-521001	Supplies and Materials	-	550
FUND 021	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	550	550
Stormwater			
067-7555-519200	Contracted Services	100,000	-
067-7555-555002	Capital Outlay Lines	-	100,000
FUND 067	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	100,000	100,000
PW Fleet (ESF)			
068-1521-501001	Salaries Regular	3,280	-
068-1521-519200	Contracted Services	-	3,280
Environmental Services			
068-7855-501001	Salaries Regular	27,000	-
068-7855-554001	Capital Outlay Equipment	-	27,000
FUND 068	TOTAL REVENUES	-	-
	TOTAL EXPENDITURES	30,280	30,280
Health and Welfare			
080-3101-420050	Grant Revenue	1,745	-
080-3101-430001	Misc Sales	1,137	-
080-3101-460040	Special Events Non-Taxable	-	1,115
080-3101-501030	Salaries - Incentive payments	2,775	-
080-3101-519200	Contracted Services	34,015	-
Common Accounts			
080-0000-470900	Fund Balance Appropriated	35,023	-
FUND 080	TOTAL REVENUES	37,905	1,115
	TOTAL EXPENDITURES	36,790	-
An end-of-year amendment for FY22 to clean up budgetary items in preparation for the City's FY22 audit.			

City Manager

Date

City Clerk

Approved: 8/24/2022

TO MAYOR & COUNCIL - August 24th, 2022

FISCAL YEAR 2023
Form Number - 08242022-08**BUDGET AMENDMENT**

021

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
021-0000-470900	Fund Balance Appropriated (Restricted)	1,944	-
021-2202-532299	Miscellaneous Program Expenditure	1,944	-
FUND 021	TOTAL REVENUES	1,944	-
	TOTAL EXPENDITURES	1,944	-

A budget amendment making a restricted fund balance available for a community garden project in the 7th avenue MSD.

 City Manager

 Date

 City Clerk

 Date

Approved:

8/24/2022

TO MAYOR & COUNCIL - August 24th, 2022

FISCAL YEAR 2023
Form Number - 08242022-09**BUDGET AMENDMENT**

010 | 060

ACCOUNT NUMBER	DESCRIPTION OF ACCOUNT	INCREASE	DECREASE
010-0000-470900	Fund Balance Appropriated	75,000	-
010-1002-519200	Contracted Services	75,000	-
FUND 010	TOTAL REVENUES	75,000	-
	TOTAL EXPENDITURES	75,000	-
060-0000-470900	Fund Balance Appropriated	75,000	-
060-7002-519200	Contracted Services	75,000	-
FUND 060	TOTAL REVENUES	75,000	-
	TOTAL EXPENDITURES	75,000	-

An amendment increasing fund balance appropriated in the General Fund (010) and Water and Sewer Fund (060) in fiscal year 2022-2023 to hire a diversity, equity, and inclusion consultant.

City Manager_____
Date_____
City Clerk

Approved:

Date

8/24/2022



CITY OF HENDERSONVILLE AGENDA ITEM SUMMARY

SUBMITTER: John Connet **MEETING DATE:** 8/24/2022
AGENDA SECTION: NEW BUSINESS **DEPARTMENT:** Administration
TITLE OF ITEM: Presentation Regarding Proposed Parking Rates and Fees – *Brian Pahle, Assistant City Manager*

SUGGESTED MOTION(S):

NA

SUMMARY:

Assistant City Manager Brian Pahle will present the city staff's recommendation on proposed parking rates and fees. We are simply seeking a general consensus from the City Council regarding our direction. We will hold stakeholder meetings during September, October and November.

BUDGET IMPACT: \$

Is this expenditure approved in the current fiscal year budget? TBD

If no, describe how it will be funded. TBD

ATTACHMENTS:

Metered Parking Petition



CITY OF HENDERSONVILLE AGENDA ITEM SUMMARY

SUBMITTER: Adam Murr **MEETING DATE:** 08/24/2022

AGENDA SECTION: New Business **DEPARTMENT:** Administration

TITLE OF ITEM: Fire Station 1 and Edwards Park Guaranteed Maximum Price (GMP)
- Adam Murr, Budget Manager

SUGGESTED MOTION(S):

I move City Council adopt the *Resolution Authorizing the City Manager to Execute a Contract Amendment with Edifice, LLC. For a Guaranteed Maximum Price (GMP) not to exceed \$14,758,042 and Authorize the City Manager to Make Change Orders for the Fire Station 1 and Edwards Park Project (#19019)* as presented.

SUMMARY:

Edifice, the City's contracted Construction Manager at Risk, has bid the construction and trades related to the Fire Station 1 and Edwards Park project (#19019). Edifice has provided the City a guaranteed maximum price (GMP) of \$14,758,042. There may be opportunities to manage costs and lower the GMP. The Edifice team will be available either in-person or virtually to present details on the GMP and answer any questions Council may have.

The City has an existing contract (PO22-526) with Edifice in the amount of \$75,460 for preconstruction. This agenda item increases the contract by \$14,682,582 to the GMP amount, \$14,758,042.

Finally, the attached resolution provides the City Manager authorization to approve deductive change orders and any other change orders that do not require a project budget ordinance amendment.

BUDGET IMPACT: \$14,682,582

Is this expenditure approved in the current fiscal year budget? CPO #19019.

If no, describe how it will be funded.

ATTACHMENTS:

Resolution
Edifice Presentation

Resolution # _____

RESOLUTION BY THE CITY OF HENDERSONVILLE CITY COUNCIL AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT AMENDMENT WITH EDIFICE, LLC. FOR A GUARANTEED MAXIMUM PRICE (GMP) NOT TO EXCEED \$14,758,042 AND AUTHORIZE THE CITY MANAGER TO MAKE CHANGE ORDERS FOR THE FIRE STATION 1 AND EDWARDS PARK PROJECT (#19019)

WHEREAS, the North Carolina General Assembly allows for construction management at risk contracts under G.S. 143-64.31; and,

WHEREAS, the City of Hendersonville entered into a contract with Edifice, LLC. For construction manager at risk services for the Fire Station 1 and Edwards Park Project (#19019); and,

WHEREAS, Edifice General Contractors have proposed a contract amendment to establish the guaranteed maximum price (GMP) for the project; and,

WHEREAS, subsequent change orders made to the project after award of the GMP are not subject to competitive bidding requirements as the original contract GMP was competitively bid and there is no limitation on the dollar amount of change order work under G.S. 143-129(e)(4); and,

WHEREAS, there is a list of unforeseen circumstances in the design of the project that require changes to deliver a quality construction project.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Hendersonville, North Carolina that

1. The City Manager is authorized to execute the guaranteed maximum price contract amendment for the Fire Station 1 and Edwards Park Project (#19019) in an amount not to exceed \$14,758,042.
2. The City Manager is authorized to approve any changes orders that include deductive changes, and any change orders that do not require a project budget ordinance amendment.

ADOPTED by the City Council of the City of Hendersonville, North Carolina, on this 24th day of August 2022.

Attest:

Barbara G. Volk, Mayor, City of Hendersonville

Angela L. Reece, City Clerk

Approved as to form:

Angela S. Beeker, City Attorney

City of Hendersonville
Fire Station No. 1 & Edwards Park Project
Hendersonville, North Carolina

Guaranteed Maximum Price Amendment 001

August 24, 2022



4111 South Boulevard
Charlotte, NC 28209
www.edificeinc.com

Hendersonville Fire Station No. 1 & Edwards Park Project GMP Amendment 001 - Table of Contents

- Exhibit A – AIA Document A133 2019 GMP Amendment
- Exhibit B – Bonds & Insurance
- Exhibit C – GMP Worksheet
- Exhibit D – Project Clarifications
- Exhibit E – Index of Drawings & Specifications
- Exhibit F – Submittal Logs
- Exhibit G – Cost Savings Tracker
- Certificate of Insurance
- Performance & Payment Bonds

DRAFT AIA® Document A133™ – 2019

Exhibit A

Guaranteed Maximum Price Amendment

This Amendment dated the « 24th » day of « August » in the year « 2022 », is incorporated into the accompanying AIA Document A133™–2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price dated the « » day of « » in the year « » (the “Agreement”)
(In words, indicate day, month, and year.)

for the following **PROJECT:**
(Name and address or location)

« Fire Station 1 and Park Project »
« 851 North Main Street, Hendersonville, NC 28792 »

THE OWNER:
(Name, legal status, and address)

« City of Hendersonville »
« 160 Sixth Avenue East
Hendersonville, North Carolina 28792-4328 »

THE CONSTRUCTION MANAGER:
(Name, legal status, and address)

« Edifice, LLC »
« 4111 South Boulevard (28209) »
« Post Office Box 36349 »
« Charlotte, NC 28236 »
« Telephone Number: 704-332-0900 »
« Fax Number: 704-332-0901 »
« North Carolina General Contracting License #10514 »

TABLE OF ARTICLES

- A.1 GUARANTEED MAXIMUM PRICE
- A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION
- A.3 INFORMATION UPON WHICH AMENDMENT IS BASED
- A.4 CONSTRUCTION MANAGER'S CONSULTANTS, CONTRACTORS, DESIGN PROFESSIONALS, AND SUPPLIERS

ARTICLE A.1 GUARANTEED MAXIMUM PRICE

§ A.1.1 Guaranteed Maximum Price

Pursuant to Section 3.2.6 of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a Guaranteed Maximum Price. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price is an amount that the Contract Sum shall not exceed. The Contract Sum consists of the Construction

ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

AIA Document A201™–2017, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.

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Manager's Fee plus the Cost of the Work, as that term is defined in Article 6 of the Agreement.

§ A.1.1.1 The Contract Sum is guaranteed by the Construction Manager not to exceed **Fourteen Million Seven Hundred Fifty Eight Thousand Forty Two Dollars»** (\$ **«14,758,042 »**), subject to additions and deductions by Change Order as provided in the Contract Documents.

Original Contract Value for Preconstruction Services	\$75,460
Addition of Construction Services - GMP Amendment 001	
Fire Station No. 1	\$13,049,445
• Includes Temporary Fire Station Allowance of \$200,000	
Edwards Park	<u>\$1,633,137</u>
Total Added Construction Services	<u>\$14,682,582</u>
New Contract Value & Guaranteed Maximum Price	<u>\$14,758,042</u>

§ A.1.1.2 **Itemized Statement of the Guaranteed Maximum Price.** Provided below is an itemized statement of the Guaranteed Maximum Price organized by trade categories, including allowances; the Construction Manager's contingency; alternates; the Construction Manager's Fee; and other items that comprise the Guaranteed Maximum Price as defined in Section 3.2.1 of the Agreement.
(Provide itemized statement below or reference an attachment.)

«See GMP Worksheet Exhibit - C »

§ A.1.1.3 The Construction Manager's Fee is set forth in Section 6.1.2 of the Agreement.

§ A.1.1.4 The method of adjustment of the Construction Manager's Fee for changes in the Work is set forth in Section 6.1.3 of the Agreement.

§ A.1.1.5 **Alternates**

§ A.1.1.5.1 Alternates, if any, included in the Guaranteed Maximum Price:

Item	Price
Accepted Alternates:	
#1 – Window Awnings	Add \$44,834
#1A – Window Awnings at Patio	Add \$0 or No Change
#4 – Turnkey Photovoltaic System	Add \$124,500
#5 – Rainwater Collection System	Add \$55,055
#6 – Provide Air Scrubbers in Turnout Gear Locker and Decon Rooms	Add \$17,200
#7 – Bi-Polar Ionization System	Add \$12,500
#8 – Preferred Alternate – Plymovent	Add \$0 or No Change
#9 – Preferred Alternate - SafeAir	Add \$0 or No Change
#10 – Preferred Alternate – Rinnai Tankless Water Heaters	Add \$0 or No Change
#11 – Preferred Alternate – Cummins Generator	Add \$140,200
#12 – Permeable Pavers at FS1 Admin Parking Lot	Add \$124,000
#13 – Remove Temporary Cleanup	Deduct \$196,400
#15 – Provide Early Mobilization for Steel Erection at Admin Area	Add \$3,500
#18 – Preferred Alternate – Bi-Parting Doors by Door Engineering	Add \$0 or No Change

§ A.1.1.5.2 Subject to the conditions noted below, the following alternates may be accepted by the Owner following execution of this Exhibit A. Upon acceptance, the Owner shall issue a Modification to the Agreement.
(Insert below each alternate and the conditions that must be met for the Owner to accept the alternate.)

Item	Price	Conditions for Acceptance
To be determined – Price for Alternates not accepted would only be good for 90 days after the bid		

§ A.1.1.6 Unit prices, if any:

(Identify the item and state the unit price and quantity limitations, if any, to which the unit price will be applicable.)

Item	Price per Unit (\$0.00)
Unit Price 1, 2, & 3 are tied to allowances:	
UP-1 – Unsuitable Soils and disposal off-site and replacement with suitable structural fill from an off-site location (ties to allowance #3)	500 cubic yards \$40.00 per cubic yard
UP-2 – Mass Rock removal and disposal off-site (ties to allowance #1)	100 cubic yards \$65.00 per cubic yard
UP-3 – Trench Rock removal and disposal off-site (ties to allowance #2)	100 cubic yards \$175.00 per cubic yard
UP-4 – Replacement of removed rock with offsite soil in place	\$20.00 per cubic yard
UP-5 – Replacement of removed rock with aggregate base course in place	\$60.00 per cubic yard
UP-6 – Replacement of removed rock with No. 57 washed stone in place	\$70.00 per cubic yard

ARTICLE A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION

§ A.2.1 The date of commencement of the Work shall be:

(Check one of the following boxes.)

☐ [« NA »] The date of execution of this Amendment.

☒ [X »] Established as follows:
(Insert a date or a means to determine the date of commencement of the Work.)

«Fire Station 1: Four hundred four (404) calendar days from Notice to Proceed from the City of Hendersonville to Substantial Completion. An additional thirty (30) calendar days after Substantial Completion will be needed to achieve Final Completion.

Edwards Park: Four hundred eighteen (418) calendar days from Notice to Proceed from the City of Hendersonville to Substantial Completion. An additional thirty (30) calendar days after Substantial Completion will be needed to achieve Final Completion. »

If a date of commencement of the Work is not selected, then the date of commencement shall be the date of execution of this Amendment.

§ A.2.2 Unless otherwise provided, the Contract Time is the period of time, including authorized adjustments, allotted in the Contract Documents for Substantial Completion of the Work. The Contract Time shall be measured from the date of commencement of the Work.

§ A.2.3 Substantial Completion

§ A.2.3.1 Subject to adjustments of the Contract Time as provided in the Contract Documents, the Construction Manager shall achieve Substantial Completion of the entire Work:

(Check one of the following boxes and complete the necessary information.)

☒ [«X»] Not later than «Four hundred four » («404») calendar days from the date of commencement of the Work for the Fire Station. Not later than «Four hundred eighteen » («418») calendar days from the date of commencement of the Work for Edwards Park.

☐ [« »] By the following date: « TBD »

§ A.2.3.2 Subject to adjustments of the Contract Time as provided in the Contract Documents, if portions of the Work are to be completed prior to Substantial Completion of the entire Work, the Construction Manager shall achieve Substantial Completion of such portions by the following dates:

Portion of Work**Substantial Completion Date**

§ **A.2.3.3** If the Construction Manager fails to achieve Substantial Completion as provided in this Section A.2.3, liquidated damages, if any, shall be assessed as set forth below. In the event that Construction Manager late is in achieving Substantial Completion of the Work, the Construction Manager shall pay Owner Five Hundred dollars (\$500.00) per day for each day beyond the date for Substantial Completion that Construction Manager fails to achieve Substantial Completion of the Work.

ARTICLE A.3 INFORMATION UPON WHICH AMENDMENT IS BASED

§ **A.3.1** The Guaranteed Maximum Price and Contract Time set forth in this Amendment are based on the Contract Documents and the following:

§ **A.3.1.1** The following Supplementary and other Conditions of the Contract:

Document	Title	Date	Pages
Not Applicable			

§ **A.3.1.2** The following Specifications:

(Either list the Specifications here, or refer to an exhibit attached to this Amendment.)

«See Attached Exhibit E – Index of Drawings and Specifications »

Section	Title	Date	Pages

§ **A.3.1.3** The following Drawings:

(Either list the Drawings here, or refer to an exhibit attached to this Amendment.)

« See Attached Exhibit E – Index of Drawings and Specifications »

Number	Title	Date

§ **A.3.1.4** The Sustainability Plan, if any:

(If the Owner identified a Sustainable Objective in the Owner's Criteria, identify the document or documents that comprise the Sustainability Plan by title, date and number of pages, and include other identifying information. The Sustainability Plan identifies and describes the Sustainable Objective; the targeted Sustainable Measures; implementation strategies selected to achieve the Sustainable Measures; the Owner's and Construction Manager's roles and responsibilities associated with achieving the Sustainable Measures; the specific details about design reviews, testing or metrics to verify achievement of each Sustainable Measure; and the Sustainability Documentation required for the Project, as those terms are defined in Exhibit C to the Agreement.)

Title	Date	Pages
-------	------	-------

Not Applicable. This is not a LEED, Green Globes, or other sustainability type project

Other identifying information:

§ **A.3.1.5** Allowances, if any, included in the Guaranteed Maximum Price:

(Identify each allowance.)

Item	Price
Allowances:	
1 Mass Rock Excavation & Removal – 100 cubic yards x \$65.00 per yard	\$6,500
2 Trench Rock Excavation & Removal – 100 cubic yards x \$175.00 per yard	\$17,500
3 Unsuitable Soils Removal & Replacement – 500 Cubic Yards x \$40.00 per yard	\$20,000
4 Temporary Fire Station Allowance	\$200,000
5 Building Permit Allowance	<u>\$120,000</u>
6 Playground Allowance	<u>\$100,000</u>
7 Wood Framing Allowance at Edwards Park Restrooms	<u>\$50,000</u>
Total Project Allowances	\$514,000
Edifice reserves the right to utilize any of the unused Allowances from each category to remedy any of the other categories if those other categories experience overages.	

§ A.3.1.6 Assumptions and clarifications, if any, upon which the Guaranteed Maximum Price is based:
(Identify each assumption and clarification.)

« See Attached Exhibit D – Clarifications »

§ A.3.1.7 The Guaranteed Maximum Price is based upon the following other documents and information:
(List any other documents or information here, or refer to an exhibit attached to this Amendment.)

« See the GMP Amendment documents and table of contents for other construction services contract items.
Those items include the following:

- Table of Contents
- Exhibit A - AIA Document A133 – 2019 – Guaranteed Maximum Price Amendment (this document)
- Exhibit B – Bonds & Insurance
- Exhibit C – GMP Worksheet
- Exhibit D – Project Clarifications
- Exhibit E – Index of Drawings & Specifications
- Exhibit F – Submittal Logs
- Exhibit G – Cost Savings Tracker (for reference)
- Certificate of Insurance
- Performance & Payment Bonds »

ARTICLE A.4 CONSTRUCTION MANAGER'S CONSULTANTS, CONTRACTORS, DESIGN PROFESSIONALS, AND SUPPLIERS

§ A.4.1 The Construction Manager shall retain the consultants, contractors, design professionals, and suppliers, identified below:

(List name, discipline, address, and other information.)

«Not Applicable »

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

OWNER (Signature)

«John Connet» «City Manager »

(Printed name and title)

CONSTRUCTION MANAGER (Signature)

«Michael A. Carlisto» «Executive Vice President»

(Printed name and title)



AIA Document A133™ – 2019 Exhibit B

Insurance and Bonds

This Insurance and Bonds Exhibit is part of the Agreement, between the Owner and the Construction Manager, dated the day of in the year
(In words, indicate day, month and year.)

for the following **PROJECT**:
(Name and location or address)

Fire Station 1 and Park Project
851 North Main Street
Hendersonville, North Carolina 28792

THE OWNER:
(Name, legal status, and address)

City of Hendersonville
160 Sixth Avenue East
Hendersonville, North Carolina 28792-4328

THE CONSTRUCTION MANAGER:
(Name, legal status, and address)

Edifice, LLC
4111 South Boulevard (28209)
Post Office Box 36349
Charlotte, North Carolina 28236
Telephone Number: 704.332.0900
Fax Number: 704.332.0901
North Carolina General Contracting License #10514

TABLE OF ARTICLES

- B.1 GENERAL
- B.2 OWNER'S INSURANCE
- B.3 CONSTRUCTION MANAGER'S INSURANCE AND BONDS
- B.4 SPECIAL TERMS AND CONDITIONS

ARTICLE B.1 GENERAL

The Owner and Construction Manager shall purchase and maintain insurance, and provide bonds, as set forth in this Exhibit. As used in this Exhibit, the term General Conditions refers to AIA Document A201™–2017, General Conditions of the Contract for Construction.

ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

This document is intended to be used in conjunction with AIA Document A201™–2017, General Conditions of the Contract for Construction. Article 11 of A201™–2017 contains additional insurance provisions.

ARTICLE B.2 OWNER'S INSURANCE**§ B.2.1 General**

Prior to commencement of the Work, the Owner shall secure the insurance, and provide evidence of the coverage, required under this Article B.2 and, upon the Construction Manager's request, provide a copy of the property insurance policy or policies required by Section B.2.3. The copy of the policy or policies provided shall contain all applicable conditions, definitions, exclusions, and endorsements.

§ B.2.2 Liability Insurance

The Owner shall be responsible for purchasing and maintaining the Owner's usual general liability insurance.

§ B.2.3 Required Property Insurance

§ B.2.3.1 Construction Manager shall obtain Property/Builder's risk insurance pursuant to Section B.3.3.2.1, and all obligations set forth in B.2.3. with the exception of B.2.3.3, shall apply to Contractor, not Owner. The Owner shall purchase and maintain, from an insurance company or insurance companies lawfully authorized to issue insurance in the jurisdiction where the Project is located, property insurance written on a builder's risk "all-risks" completed value or equivalent policy form and sufficient to cover the total value of the entire Project on a replacement cost basis. The Owner's property insurance coverage shall be no less than the amount of the initial Contract Sum, plus the value of subsequent Modifications and labor performed and materials or equipment supplied by others. The property insurance shall be maintained until Substantial Completion and thereafter as provided in Section B.2.3.1.3, unless otherwise provided in the Contract Documents or otherwise agreed in writing by the parties to this Agreement. This insurance shall include the interests of the Owner, Construction Manager, Subcontractors, and Sub-subcontractors in the Project as insureds. This insurance shall include the interests of mortgagees as loss payees.

§ B.2.3.1.1 Causes of Loss. The insurance required by this Section B.2.3.1 shall provide coverage for direct physical loss or damage, and shall not exclude the risks of fire, explosion, theft, vandalism, malicious mischief, collapse, earthquake, flood, or windstorm. The insurance shall also provide coverage for ensuing loss or resulting damage from error, omission, or deficiency in construction methods, design, specifications, workmanship, or materials. Sub-limits, if any, are as follows:

(Indicate below the cause of loss and any applicable sub-limit.)

Cause of Loss**Sub-Limit**

§ B.2.3.1.2 Specific Required Coverages. The insurance required by this Section B.2.3.1 shall provide coverage for loss or damage to falsework and other temporary structures, and to building systems from testing and startup. The insurance shall also cover debris removal, including demolition occasioned by enforcement of any applicable legal requirements, and reasonable compensation for the Architect's and Construction Manager's services and expenses required as a result of such insured loss, including claim preparation expenses. Sub-limits, if any, are as follows:

(Indicate below type of coverage and any applicable sub-limit for specific required coverages.)

Coverage**Sub-Limit**

§ B.2.3.1.3 Unless the parties agree otherwise, upon Substantial Completion, the Owner shall continue the insurance required by Section B.2.3.1 or, if necessary, replace the insurance policy required under Section B.2.3.1 with property insurance written for the total value of the Project that shall remain in effect until expiration of the period for correction of the Work set forth in Section 12.2.2 of the General Conditions.

§ B.2.3.1.4 Deductibles and Self-Insured Retentions. If the insurance required by this Section B.2.3 is subject to deductibles or self-insured retentions, the Owner shall be responsible for all loss not covered because of such deductibles or retentions.

§ B.2.3.2 Occupancy or Use Prior to Substantial Completion. The Owner's occupancy or use of any completed or partially completed portion of the Work prior to Substantial Completion shall not commence until the insurance company or companies providing the insurance under Section B.2.3.1 have consented in writing to the continuance of

coverage. The Owner and the Construction Manager shall take no action with respect to partial occupancy or use that would cause cancellation, lapse, or reduction of insurance, unless they agree otherwise in writing.

§ B.2.3.3 Insurance for Existing Structures

If the Work involves remodeling an existing structure or constructing an addition to an existing structure, the Owner shall purchase and maintain, until the expiration of the period for correction of Work as set forth in Section 12.2.2 of the General Conditions, "all-risks" property insurance, on a replacement cost basis, protecting the existing structure against direct physical loss or damage from the causes of loss identified in Section B.2.3.1, notwithstanding the undertaking of the Work. The Owner shall be responsible for all co-insurance penalties.

§ B.2.4 Optional Extended Property Insurance.

The Owner shall purchase and maintain the insurance selected and described below.

(Select the types of insurance the Owner is required to purchase and maintain by placing an X in the box(es) next to the description(s) of selected insurance. For each type of insurance selected, indicate applicable limits of coverage or other conditions in the fill point below the selected item.)

- ☐ § B.2.4.1 Loss of Use, Business Interruption, and Delay in Completion Insurance, to reimburse the Owner for loss of use of the Owner's property, or the inability to conduct normal operations due to a covered cause of loss.
- ☐ § B.2.4.2 Ordinance or Law Insurance, for the reasonable and necessary costs to satisfy the minimum requirements of the enforcement of any law or ordinance regulating the demolition, construction, repair, replacement or use of the Project.
- ☐ § B.2.4.3 Expediting Cost Insurance, for the reasonable and necessary costs for the temporary repair of damage to insured property, and to expedite the permanent repair or replacement of the damaged property.
- ☐ § B.2.4.4 Extra Expense Insurance, to provide reimbursement of the reasonable and necessary excess costs incurred during the period of restoration or repair of the damaged property that are over and above the total costs that would normally have been incurred during the same period of time had no loss or damage occurred.
- ☐ § B.2.4.5 Civil Authority Insurance, for losses or costs arising from an order of a civil authority prohibiting access to the Project, provided such order is the direct result of physical damage covered under the required property insurance.
- ☐ § B.2.4.6 Ingress/Egress Insurance, for loss due to the necessary interruption of the insured's business due to physical prevention of ingress to, or egress from, the Project as a direct result of physical damage.
- ☐ § B.2.4.7 Soft Costs Insurance, to reimburse the Owner for costs due to the delay of completion of the Work, arising out of physical loss or damage covered by the required property insurance: including construction loan fees; leasing and marketing expenses; additional fees, including those of architects,

engineers, consultants, attorneys and accountants, needed for the completion of the construction, repairs, or reconstruction; and carrying costs such as property taxes, building permits, additional interest on loans, realty taxes, and insurance premiums over and above normal expenses.

§ B.2.5 Other Optional Insurance.

The Owner shall purchase and maintain the insurance selected below.

(Select the types of insurance the Owner is required to purchase and maintain by placing an X in the box(es) next to the description(s) of selected insurance.)

- ☐ § B.2.5.1 Cyber Security Insurance for loss to the Owner due to data security and privacy breach, including costs of investigating a potential or actual breach of confidential or private information.
(Indicate applicable limits of coverage or other conditions in the fill point below.)

- ☐ § B.2.5.2 Other Insurance
(List below any other insurance coverage to be provided by the Owner and any applicable limits.)

Coverage

Limits

ARTICLE B.3 CONSTRUCTION MANAGER'S INSURANCE AND BONDS

§ B.3.1 General

§ B.3.1.1 Certificates of Insurance. The Construction Manager shall provide certificates of insurance acceptable to the Owner evidencing compliance with the requirements in this Article B.3 at the following times: (1) prior to commencement of the Work; (2) upon renewal or replacement of each required policy of insurance; and (3) upon the Owner's written request. An additional certificate evidencing continuation of commercial liability coverage, including coverage for completed operations, shall be submitted with the final Application for Payment and thereafter upon renewal or replacement of such coverage until the expiration of the periods required by Section B.3.2.1 and Section B.3.3.1. The certificates will show the Owner as an additional insured on the Construction Manager's Commercial General Liability and excess or umbrella liability policy or policies.

§ B.3.1.2 Deductibles and Self-Insured Retentions. The Construction Manager shall disclose to the Owner any deductible or self-insured retentions applicable to any insurance required to be provided by the Construction Manager.

§ B.3.1.3 Additional Insured Obligations. To the fullest extent permitted by law, the Construction Manager shall cause the commercial general liability coverage to include (1) the Owner, the Architect, and the Architect's consultants as additional insureds for claims caused in whole or in part by the Construction Manager's negligent acts or omissions during the Construction Manager's operations; and (2) the Owner as an additional insured for claims caused in whole or in part by the Construction Manager's negligent acts or omissions for which loss occurs during completed operations. The additional insured coverage shall be primary and non-contributory to any of the Owner's general liability insurance policies and shall apply to both ongoing and completed operations. To the extent commercially available, the additional insured coverage shall be no less than that provided by Insurance Services Office, Inc. (ISO) forms CG 20 10 07 04, CG 20 37 07 04, and, with respect to the Architect and the Architect's consultants, CG 20 32 07 04.

§ B.3.2 Construction Manager's Required Insurance Coverage

§ B.3.2.1 The Construction Manager shall purchase and maintain the following types and limits of insurance from an insurance company or insurance companies lawfully authorized to issue insurance in the jurisdiction where the Project is located. The Construction Manager shall maintain the required insurance until the expiration of the period for correction of Work as set forth in Section 12.2.2 of the General Conditions, unless a different duration is stated below:
(If the Construction Manager is required to maintain insurance for a duration other than the expiration of the period for correction of Work, state the duration.)

Init.

§ B.3.2.2 Commercial General Liability

§ B.3.2.2.1 Commercial General Liability insurance for the Project written on an occurrence form with policy limits of not less than one million dollars (\$ 1,000,000.00) each occurrence, three million dollars (\$ 3,000,000.00) general aggregate, and three million dollars (\$ 3,000,000.00) aggregate for products-completed operations hazard, providing coverage for claims including

- .1 damages because of bodily injury, sickness or disease, including occupational sickness or disease, and death of any person;
- .2 personal injury and advertising injury;
- .3 damages because of physical damage to or destruction of tangible property, including the loss of use of such property;
- .4 bodily injury or property damage arising out of completed operations; and
- .5 the Construction Manager's indemnity obligations under Section 3.18 of the General Conditions.

§ B.3.2.2.2 The Construction Manager's Commercial General Liability policy under this Section B.3.2.2 shall not contain an exclusion or restriction of coverage for the following:

- .1 Claims by one insured against another insured, if the exclusion or restriction is based solely on the fact that the claimant is an insured, and there would otherwise be coverage for the claim.
- .2 Claims for property damage to the Construction Manager's Work arising out of the products-completed operations hazard where the damaged Work or the Work out of which the damage arises was performed by a Subcontractor.
- .3 Claims for bodily injury other than to employees of the insured.
- .4 Claims for indemnity under Section 3.18 of the General Conditions arising out of injury to employees of the insured.
- .5 Claims or loss excluded under a prior work endorsement or other similar exclusionary language.
- .6 Claims or loss due to physical damage under a prior injury endorsement or similar exclusionary language.
- .7 Claims related to residential, multi-family, or other habitational projects, if the Work is to be performed on such a project.
- .8 Claims related to roofing, if the Work involves roofing.
- .9 Claims related to exterior insulation finish systems (EIFS), synthetic stucco or similar exterior coatings or surfaces, if the Work involves such coatings or surfaces.
- .10 Claims related to earth subsidence or movement, where the Work involves such hazards.
- .11 Claims related to explosion, collapse and underground hazards, where the Work involves such hazards.

§ B.3.2.3 Automobile Liability covering vehicles owned, and non-owned vehicles used, by the Construction Manager, with policy limits of not less than one million dollars (\$ 1,000,000.00) per accident, for bodily injury, death of any person, and property damage arising out of the ownership, maintenance and use of those motor vehicles along with any other statutorily required automobile coverage.

§ B.3.2.4 The Construction Manager may achieve the required limits and coverage for Commercial General Liability and Automobile Liability through a combination of primary and excess or umbrella liability insurance, provided such primary and excess or umbrella insurance policies result in the same or greater coverage as the coverages required under Section B.3.2.2 and B.3.2.3, and in no event shall any excess or umbrella liability insurance provide narrower coverage than the primary policy. The excess policy shall not require the exhaustion of the underlying limits only through the actual payment by the underlying insurers.

§ B.3.2.5 Workers' Compensation at statutory limits.

§ B.3.2.6 Employers' Liability with policy limits not less than one million dollars (\$ 1,000,000.00) each accident, one million dollars (\$ 1,000,000.00) each employee, and (\$) policy limit.

§ B.3.2.7 Jones Act, and the Longshore & Harbor Workers' Compensation Act, as required, if the Work involves hazards arising from work on or near navigable waterways, including vessels and docks

Init.

(Paragraph deleted)

§ B.3.2.9 If the Work involves the transport, dissemination, use, or release of pollutants, the Construction Manager shall procure Pollution Liability insurance, with policy limits of not less than one million dollars (\$ 1,000,000.00) per claim and three million dollars (\$ 3,000,000.00) in the aggregate.

§ B.3.2.10 Coverage under Sections B.3.2.8 and B.3.2.9 may be procured through a Combined Professional Liability and Pollution Liability insurance policy, with combined policy limits of not less than two million dollars (\$ 2,000,000.00) per claim and three million dollars (\$ 3,000,000.00) in the aggregate.

§ B.3.2.11 Insurance for maritime liability risks associated with the operation of a vessel, if the Work requires such activities, with policy limits of not less than (\$) per claim and (\$) in the aggregate.

§ B.3.2.12 Insurance for the use or operation of manned or unmanned aircraft, if the Work requires such activities, with policy limits of not less than (\$) per claim and (\$) in the aggregate.

§ B.3.3 Construction Manager's Other Insurance Coverage

§ B.3.3.1 Insurance selected and described in this Section B.3.3 shall be purchased from an insurance company or insurance companies lawfully authorized to issue insurance in the jurisdiction where the Project is located. The Construction Manager shall maintain the required insurance until the expiration of the period for correction of Work as set forth in Section 12.2.2 of the General Conditions, unless a different duration is stated below:

(If the Construction Manager is required to maintain any of the types of insurance selected below for a duration other than the expiration of the period for correction of Work, state the duration.)

Pollution Liability Insurance

Contractor shall obtain and maintain pollution liability insurance covering bodily injury, property damage and environmental damage resulting from sudden or gradual accidental pollution and related cleanup costs arising out of the work or services to be performed under this Contract, with the following limits:

Combined Single Limit	\$1,000,000 per claim
Annual Aggregate Limit	\$3,000,000

Owner and its Board, officers, employees, as well as authorized agents, and affiliates, are to be named as additional insureds in the Contractor's policy with respect to this Project.

This insurance will apply as primary insurance with respect to any other insurance or self-insurance that Owner may have or elect to carry.

§ B.3.3.2 The Construction Manager shall purchase and maintain the following types and limits of insurance in accordance with Section B.3.3.1.

(Select the types of insurance the Construction Manager is required to purchase and maintain by placing an X in the box(es) next to the description(s) of selected insurance. Where policy limits are provided, include the policy limit in the appropriate fill point.)

- [X] § B.3.3.2.1 Property insurance of the same type and scope satisfying the requirements identified in Section B.2.3, which, if selected in this Section B.3.3.2.1, relieves the Owner of the responsibility to purchase and maintain such insurance except insurance required by Section B.2.3.1.3 and Section B.2.3.3. The Construction Manager shall comply with all obligations of the Owner under Section B.2.3 except to the extent provided below. The Construction Manager shall disclose to the Owner the amount of any deductible, and the Owner shall be responsible for losses within the deductible. Upon request, the Construction Manager shall provide the Owner with a copy of the property insurance policy or policies required. The Owner shall adjust and settle the loss with the insurer and be the trustee of the proceeds of the property insurance in accordance with Article 11 of the General Conditions unless otherwise set forth below:

(Where the Construction Manager's obligation to provide property insurance differs from the Owner's obligations as described under Section B.2.3, indicate such differences in the space below. Additionally, if a party other than the Owner will be responsible for adjusting and settling a loss with the insurer and acting as the trustee of the proceeds of property insurance in accordance with Article 11 of the General Conditions, indicate the responsible party below.)

- [] § B.3.3.2.2 Railroad Protective Liability Insurance, with policy limits of not less than (\$) per claim and (\$) in the aggregate, for Work within fifty (50) feet of railroad property.
- [] § B.3.3.2.3 Asbestos Abatement Liability Insurance, with policy limits of not less than (\$) per claim and (\$) in the aggregate, for liability arising from the encapsulation, removal, handling, storage, transportation, and disposal of asbestos-containing materials.
- [] § B.3.3.2.4 Insurance for physical damage to property while it is in storage and in transit to the construction site on an "all-risks" completed value form.
- [] § B.3.3.2.5 Property insurance on an "all-risks" completed value form, covering property owned by the Construction Manager and used on the Project, including scaffolding and other equipment.
- [] § B.3.3.2.6 Other Insurance
(List below any other insurance coverage to be provided by the Construction Manager and any applicable limits.)

Coverage**Limits****Umbrella Excess Liability**

Contractor shall provide umbrella and/or excess liability insurance on an "occurrence" basis providing "following form" coverage for the underlying coverages outlined above with the following minimum limits:

Each Occurrence Limit
\$25,000,000

Aggregate Limit
\$25,000,000

§ B.3.4 Performance Bond and Payment Bond

The Construction Manager shall provide surety bonds, from a company or companies lawfully authorized to issue surety bonds in the jurisdiction where the Project is located, as follows:
(Specify type and penal sum of bonds.)

Type**Penal Sum (\$0.00)**

Payment Bond

Performance Bond

Payment and Performance Bonds shall be AIA Document A312™, Payment Bond and Performance Bond, or contain provisions identical to AIA Document A312™, current as of the date of this Agreement.

ARTICLE B.4 SPECIAL TERMS AND CONDITIONS

Special terms and conditions that modify this Insurance and Bonds Exhibit, if any, are as follows:

Additions and Deletions Report for AIA® Document A133™ – 2019 Exhibit B

This Additions and Deletions Report, as defined on page 1 of the associated document, reproduces below all text the author has added to the standard form AIA document in order to complete it, as well as any text the author may have added to or deleted from the original AIA text. Added text is shown underlined. Deleted text is indicated with a horizontal line through the original AIA text.

Note: This Additions and Deletions Report is provided for information purposes only and is not incorporated into or constitute any part of the associated AIA document. This Additions and Deletions Report and its associated document were generated simultaneously by AIA software at 08:56:21 ET on 02/11/2022.

PAGE 1

Fire Station 1 and Park Project
851 North Main Street
Hendersonville, North Carolina 28792

...

City of Hendersonville
160 Sixth Avenue East
Hendersonville, North Carolina 28792-4328

...

Edifice, LLC
4111 South Boulevard (28209)
Post Office Box 36349
Charlotte, North Carolina 28236
Telephone Number: 704.332.0900
Fax Number: 704.332.0901
North Carolina General Contracting License #10514

PAGE 2

§ B.2.3.1 Unless this obligation is placed on the Construction Manager pursuant to Section B.3.3.2.1, the Construction Manager shall obtain Property/Builder's risk insurance pursuant to Section B.3.3.2.1, and all obligations set forth in B.2.3, with the exception of B.2.3.3, shall apply to Contractor, not Owner. The Owner shall purchase and maintain, from an insurance company or insurance companies lawfully authorized to issue insurance in the jurisdiction where the Project is located, property insurance written on a builder's risk "all-risks" completed value or equivalent policy form and sufficient to cover the total value of the entire Project on a replacement cost basis. The Owner's property insurance coverage shall be no less than the amount of the initial Contract Sum, plus the value of subsequent Modifications and labor performed and materials or equipment supplied by others. The property insurance shall be maintained until Substantial Completion and thereafter as provided in Section B.2.3.1.3, unless otherwise provided in the Contract Documents or otherwise agreed in writing by the parties to this Agreement. This insurance shall include the interests of the Owner, Construction Manager, Subcontractors, and Sub-subcontractors in the Project as insureds. This insurance shall include the interests of mortgagees as loss payees.

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§ B.3.2.2.1 Commercial General Liability insurance for the Project written on an occurrence form with policy limits of not less than one million dollars (\$ 1,000,000.00) each occurrence, three million dollars (\$ 3,000,000.00) general aggregate, and tree million dollars (\$ 3,000,000.00) aggregate for products-completed operations hazard, providing coverage for claims including

...

§ B.3.2.3 Automobile Liability covering vehicles owned, and non-owned vehicles used, by the Construction Manager, with policy limits of not less than one million dollars (\$ 1,000,000.00) per accident, for bodily injury, death of any person, and property damage arising out of the ownership, maintenance and use of those motor vehicles along with any other statutorily required automobile coverage.

...

§ B.3.2.6 Employers' Liability with policy limits not less than one million dollars (\$ 1,000,000.00) each accident, one million dollars (\$ 1,000,000.00) each employee, and (\$) policy limit.

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~~§ B.3.2.8 If the Construction Manager is required to furnish professional services as part of the Work, the Construction Manager shall procure Professional Liability insurance covering performance of the professional services, with policy limits of not less than (\$) per claim and (\$) in the aggregate.~~

§ B.3.2.9 If the Work involves the transport, dissemination, use, or release of pollutants, the Construction Manager shall procure Pollution Liability insurance, with policy limits of not less than one million dollars (\$ 1,000,000.00) per claim and three million dollars (\$ 3,000,000.00) in the aggregate.

§ B.3.2.10 Coverage under Sections B.3.2.8 and B.3.2.9 may be procured through a Combined Professional Liability and Pollution Liability insurance policy, with combined policy limits of not less than two million dollars (\$ 2,000,000.00) per claim and three million dollars (\$ 3,000,000.00) in the aggregate.

...

Pollution Liability Insurance

Contractor shall obtain and maintain pollution liability insurance covering bodily injury, property damage and environmental damage resulting from sudden or gradual accidental pollution and related cleanup costs arising out of the work or services to be performed under this Contract, with the following limits:

Combined Single Limit	<u>\$1,000,000 per claim</u>
Annual Aggregate Limit	<u>\$3,000,000</u>

Owner and its Board, officers, employees, as well as authorized agents, and affiliates, are to be named as additional insureds in the Contractor's policy with respect to this Project.

This insurance will apply as primary insurance with respect to any other insurance or self-insurance that Owner may have or elect to carry.

...

- [☒] § B.3.3.2.1 Property insurance of the same type and scope satisfying the requirements identified in Section B.2.3, which, if selected in this Section B.3.3.2.1, relieves the Owner of the responsibility to purchase and maintain such insurance except insurance required by Section B.2.3.1.3 and Section B.2.3.3. The Construction Manager shall comply with all obligations of the Owner under Section B.2.3 except to the extent provided below. The Construction Manager shall disclose to the Owner the amount of any deductible, and the Owner shall be responsible for losses within the deductible. Upon request, the Construction Manager shall provide the Owner with a copy of the property insurance policy or policies required. The Owner shall adjust and settle the loss with the insurer and be the trustee of the proceeds of the property insurance in accordance with Article 11 of the General Conditions unless otherwise set forth below:

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Umbrella Excess Liability

Contractor shall provide umbrella and/or excess liability insurance on an

Each Occurrence Limit
\$25,000,000

"occurrence" basis providing "following form" coverage for the underlying coverages outlined above with the following minimum limits:

Aggregate Limit
\$25,000,000



Exhibit C - GMP Worksheet - Hendersonville Fire Station 1 & Edwards Park



Hendersonville, NC

19,745

Description	Subcontractor	Base Bid + Accepted Alternates + Cost Savings	See SDI Insurance	HFS1	Edwards Park	Total
Final Cleaning and Construction staking	Block Cleaner/Edifice	12,667	-	8,716	3,951	12,667
Sitework	Tennoca	1,807,000		1,402,000	405,000	1,807,000
Termite Control	N/A	with 03 Concrete		-	-	with 03 Concrete
Temporary Shoring Allowance	N/A	with 31 Sitework	-	-	-	with 31 Sitework
Aggregate Piers	Wurster Betterground	100,800	-	100,800	-	100,800
Rock/Unsuitable Soils Allowance	N/A	with 31 Sitework	-	-	-	with 31 Sitework
Exterior Improvements	N/A	with 31 Sitework	-	-	-	with 31 Sitework
Bearcat/N Main Intersection Improvements	Not Included	Not Included	-	-	-	Not Included
Water Utilities	N/A	with 31 Sitework	-	-	-	with 31 Sitework
Sanitary Sewer	N/A	with 31 Sitework	-	-	-	with 31 Sitework
Storm Drainage	N/A	with 31 Sitework	-	-	-	with 31 Sitework
Fencing	N/A	-	-	-	-	-
Site Amenities	N/A	with 10 Specialties	-	-	-	with 10 Specialties
Playground Equipment Allowance	Owner/Edifice	100,000	-	-	100,000	100,000
Landscape and Irrigation	Granite Hills	53,598	-	53,598	-	53,598
Demolition	Custom Demo	89,860	-	77,360	12,500	89,860
Cast-In-Place Concrete	Concrete Connection	755,549		712,205	43,344	755,549
Masonry	Gates	1,413,000		1,230,000	183,000	1,413,000
Steel	Davidson	850,650		850,650	-	850,650
Wood Framing Allowance at Edwards Park Restroom Building		50,000	-	-	50,000	50,000
Millwork	Ike's Millwork	126,457		95,660	30,797	126,457
Air barriers, Waterproofing, Sealant	Taylor Interiors	171,620		162,320	9,300	171,620
Firestopping	N/A	with Trades	-		-	with Trades
EIFS Cornice	Forconi Bongiorno	53,000	-	53,000	-	53,000
Fiber Cement Siding & FRP		67,931	-	32,735	35,196	67,931
Roofing	Allcon	490,268	-	438,544	51,724	490,268
Spray Insulation	Taylor Interiors	48,600	-	48,600	-	48,600
FRP	with 07 Siding	with 07 Siding	-	-	-	with 07 Siding
Doors and Hardware	HKS	212,527		198,422	14,105	212,527
Glass & Aluminum Clad Windows	A1/Pella	228,941		228,941	-	228,941
Overhead & Bi-Parting Doors	Garage Door Spec	526,250		515,350	10,900	526,250
Drywall	Precision Walls	593,220		584,963	8,257	593,220
Acoustical Ceilings	Precision Walls	69,000	-	69,000	-	69,000
Hard Tile	Lomax	82,097	-	82,097	-	82,097
Flooring	Modular Designs	240,875		229,517	11,358	240,875
Floor Coatings	N/A	with 09 Flooring	-	-	-	with 09 Flooring
Paint	United Painting	110,700		102,043	8,657	110,700
Specialties/OFCI Appliances/Corner Guards/Lockers	Stuart Page	210,867		199,817	11,050	210,867
Lockers	N/A	with 10 Specialties	-	-	-	with 10 Specialties
Signage	AOA Signs	96,234	-	35,023	61,211	96,234
Awnings (Edwards Park only)	Charlotte Tent	54,000	-	-	54,000	54,000
Window Treatments	Inpro	6,450	-	6,450	-	6,450
Elevator	Kone	106,350	-	106,350	-	106,350
Fire Suppression	A&A	98,725	-	98,725	-	98,725
Plumbing	T.P. Howards	683,450	-	578,930	104,520	683,450
HVAC	Haynes Heating & Cooling	931,300		912,800	18,500	931,300
Electrical	Haynes Electric	1,692,100		1,449,769	242,331	1,692,100
Tele/Data/Security/AV	Edwards Equipment Co.	132,582		132,081	501	132,582
Subtotal Direct Cost		12,266,668	-	10,796,466	1,470,202	12,266,668
Accepted Alternates	1, 1A, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 15, 18	Included in Sub Numbers Above			-	
Accepted Value Engineering					-	
Temporary Station 2 Utility Allowance		200,000		200,000		200,000
				10,996,466	1,470,202	12,466,668
General Conditions				828,235	-	828,235
Construction Administration				-	-	-
Estimating/Design Contingency				-	-	-
Contractors Contingency				219,929	29,404	249,333
Subcontractor Default Insurance - 1.10%				118,590	16,149	134,738
General Liability Insurance				72,268	8,998	81,265
Builders Risk Insurance				42,156	5,249	47,405
Pollution Insurance				5,498	735	6,233
Technology Fee				27,491	3,676	31,167
Payment and Performance Bond				130,494	16,331	146,826
Fee				502,309	68,402	570,711
Building Permit, Utility, Development, Review Fees Allowance				106,008	13,992	120,000
Construction Total		-		13,049,445	1,633,137	14,682,582

Percent of overall 88.01% 11.99% 75460

ALTERNATES		PRICE W/ FEES	ADD/DEDUCT	Decision
1 Window Awnings	Charlotte Tent	\$ 44,834	ADD	Accepted
1A Window Awnings at Patio	Charlotte Tent	\$ -	ADD	Accepted
2 Pre-Engineered Metal Canopy at Patio	??	\$ 73,382	ADD	Rejected
3 Add Brick Veneer & Precast to Site Walls	Gates Construction	\$ 107,000	ADD	Rejected
4 Turnkey PV System	MB Haynes Electric	\$ 124,500	ADD	Accepted
5 Rainwater Collection	Tennoca	\$ 55,055	ADD	Accepted
6 Provide Air Scrubbers in Turnout Gear Locker Rm and Decon Rm	MB Haynes HVAC	\$ 17,200	ADD	Accepted
7 Bi-Polar Ionization System	MB Haynes HVAC	\$ 12,500	ADD	Accepted
8 Preferred Alternate: Plymovent	MB Haynes HVAC	\$ -	ADD	Accepted
9 Preferred Alternate: SafeAir	MB Haynes HVAC	\$ -	ADD	Accepted
10 Preferred Alternate: Rinnai Tankless Water Heaters	TP Howard	\$ -	ADD	Accepted
11 Preferred Alternate: Cummins Generator	MB Haynes Electric	\$ 140,200	ADD	Accepted
12 Permeable Pavers at FS1 Administration Parking Lot ilo Light Duty Asphalt	Tennoca	\$ 124,000	ADD	Accepted
13 Remove Temporary Cleanup From Scope of Work	Various Subs	\$ (196,400)	DEDUCT	Accepted
14 Provide Material Storage in Bonded Warehouse for Salvaged Items		\$ -	ADD	Rejected
15 Provide Early Mobilization for Steel and Erection of Admin Area	Davidson	\$ 3,500	ADD	Accepted
16 Furnish and Install Temporary Bracing for CIP Walls at Admin Area	Landscape Sub?	\$ 43,344	ADD	Rejected
17 Epoxy Flooring ilo Polished Concrete in Rooms 100, 101, 103, & 104 of Park Building		\$ 6,421	ADD	Rejected
18 Preferred Alternate: Bi-Parting Doors by Door Engineering	Garage Door Spec.	\$ -	ADD	Accepted
	Accepted Alternates	\$ 325,389		

EXHIBIT D – Project Clarifications

General

1. This agreement reconciles the contract to include the full cost of construction as outlined in Exhibit B GMP Worksheet Summary.
2. We have included Subcontractor Default Insurance SDI at 1.10% cost of work.
3. GMP is based off of plans and specifications referenced in Exhibit E.
4. See the Exhibit A for schedule and timeframes for the Fire Station and Edwards Park.
5. Costs for building permits have been included and as an allowance per the GMP Worksheet Summary.
6. We exclude all fees associated with taps, impacts, development, utilities relocations, utility set up costs & meters. These are to be paid by the Owner. Edifice has utility connections past meters & taps. Sewer relocation per the drawings has been included within the GMP.
7. We exclude the cost to bring any utilities into the site which includes but is not limited to gas, electric, phone, cable, fiber, and internet. All services should be brought into the site by the responsible utility entity to a meter or transformer.
8. Any cost associated to provide & install a new primary building transformer & associated work is by the Hendersonville. We have included a concrete pad for the transformer to be set by others.
9. All work is priced during typical business hours (7am – 5pm). Work hours will be coordinated between Edifice, the City of Hendersonville, and the authorities having jurisdiction.
10. We have included all abatement or removal of hazardous or contaminated waste/materials at Edwards Park per the survey provided by the City. We do not have any removal of hazardous soils or any other contaminated materials.
11. The following soft cost items are currently not included:
 - a. Material testing, site testing & special inspections
 - b. Geotechnical Reports or Surveys
 - c. Televisions
 - d. Furniture
 - e. Station Alert System (conduit/pathways and low voltage cabling is included)
 - f. Kitchen Equipment/Appliances. Edifice will only install these items
 - i. Kitchen hood will be provided and installed by Edifice
 - g. Fitness equipment is not included.
12. Any NCDOT and required encroachment permits are not included. These are to be provided by the City of Hendersonville prior to the start of construction.
13. Fees required by any authority having jurisdiction for road closures are not provided by the Construction Manager or trade contractors. Traffic control measures are included to the limits required by NCDOT code and typical practices.
14. We have excluded costs associated with street closings, sidewalk closings or traffic control operations if required.
15. Third party building commissioning is not included. Test & Balance will be by mechanical contractor.
16. Third party UL labeling of any specified item or owner supplied item that does not come labeled is not included.
17. We have included shoring along both Main Street and Church Street, as needed to maintain a safe working environment.
18. BIM coordination and three-dimensional modeling is not included in the contract.
19. Pricing is based on a minimum of three acceptable manufacturers for each product or component. Basis of design specifications to include three acceptable specific products with accompanying model or part number. The three products should all perform in a way acceptable to the Owner and Designers. This clarification is included to help the trade contractors pricing and promote competition amongst the specified items.
20. Edifice has included the provisions of Division 01 from the specifications that are provided and required by the City of Hendersonville. Our contract is with the City of Hendersonville and not the Designers. Therefore, if any requirements or stipulations were added to or included in Division 01 by the Designers, and not agreed upon by Edifice and the City, then Edifice has not included any of those items and will not be required to adhere to those items.
21. Edifice includes the right to discuss, negotiate, and resolve any items in the specifications that are not directly specific or applicable to the project. In other words, if “canned” or “non-applicable” items are included in the specifications, Edifice will not be held responsible for them.

EXHIBIT D – Project Clarifications

22. The Edifice Contract Document List and Drawing Log is indicative of the drawings we priced for the GMP. The drawing list in the Designer's specification book may not match the list of drawings Edifice priced. Therefore, the project team needs to recognize our drawing list as the official list for the GMP Amendment Contract process.
23. Edifice, LLC has not included any informal submittals. We have included select action submittals only transmitted digitally from our project management platforms, reference Exhibit E for submittals included in the GMP.
24. Temporary fencing has been included during construction services. No security personnel or surveillance systems have been included.
25. We have included a payment and performance bonds.
26. We have excluded separate interior finish selection mock-ups. Mock-up areas can become part of completed work.
27. Pricing provided in this proposal is valid for 90 days from bid opening date. If acceptance is provided after this duration, we reserve to re-evaluate the proposal given the market volatility of certain materials and commodities.
28. LEED requirements and or project registration fees are not included. This is not a LEED certified, Green Globes, or a sustainable certified project of any sort.
29. Gas service to the building and meter is by the utility supplier. Edifice will coordinate with utility companies as necessary.
30. We have not included any third-party photographic documentation for preconstruction, periodic construction, or final completion. Edifice will take progress photos throughout the project and share as requested.
31. There is no provision for an existing conditions analysis of structures or surfaces beyond the property lines of the project. Nor is there provision for vibration monitoring during construction activities.
32. Closeout procedures, demonstration and training format and turnover will be mutually agreed between Edifice the City of Hendersonville, and ADW.
33. We have included allowances for the replacement of unsuitable soils, mass rock, and trench rock. We have not included any provisions for unforeseen below grade obstructions.
34. We have excluded camera inspections of existing utilities if required.
35. We have excluded permanent fencing, gates, and vehicular access control systems
36. We have included temporary dewatering systems.
37. Earthwork costs are based off existing material on site to be suitable for site fill or backfill operations during construction.
38. Removal or re-routing of unknown/unidentified underground utilities and structures is excluded unless indicated on the plans.
39. We have not included any remedial work to be done to the subgrade to achieve the proper bearing capacity. This includes the removal and replacement of unsuitable soil, mechanically drying, lime – concrete stabilization. Existing soil capacity is assumed to meet design requirements for both drives and building pads.
40. GMP does not include the import of topsoil.
41. No provisions have been included for concrete admixtures if required for schedule acceleration.
42. No provisions have been included for climate control to install concrete in inclement weather or during lower temperatures.
43. Wet curing of concrete has been excluded.
44. We have excluded sandblasting or a fine texture rub/patch finish of any concrete other than the areas specifically identified in the plans and specifications.
45. No provisions have been included for climate control to install masonry in inclement weather or during lower temperatures.
46. Drywall costs are based on a level 4 finish for walls and ceilings exposed to view. Level 5 finish has been excluded.
47. We have excluded any vapor or moisture mitigation products if required to be installed over concrete surfaces to achieve adhesion with floor finish material.
48. We have included building & address signage where shown.
49. A sprinkler system per plans has been included for the new Fire Station No.1 which based on an adequate water supply and pressure being available to the site. No provisions for a fire pump, storage tank or enclosure have been included. No additional off-site utility work to get to an adequate source has been included.
50. Edifice has included a BDA radio booster per contract drawings and specifications.
51. We have excluded heat tracing of below grade piping unless specifically indicated on the plans.

EXHIBIT D – Project Clarifications

52. We have not included temporary or permanent equipment to condition air for drywall installation or any other products or systems prior to the running of permanent HVAC equipment. Job site conditions will be evaluated as needed during construction. If additional equipment or measures are needed for certain work to take place the owner, architect and Edifice will review all options on how this can be achieved. Drywall will be installed prior to having conditioned air in the building. Edifice will make sure areas are dry and protected from weather elements
53. We have excluded any concrete electrical duct banks.
54. We have excluded vehicular charging stations. We have included pathways from electrical panel as noted in the contract documents.
55. We have included an allowance for Temp Station #2 (Electrical, Plumbing & Sitework) Utilities
56. We have excluded Temporary Station No.2 piers/footings & foundations
57. We have excluded any work at the intersection of Bearcat & Main.

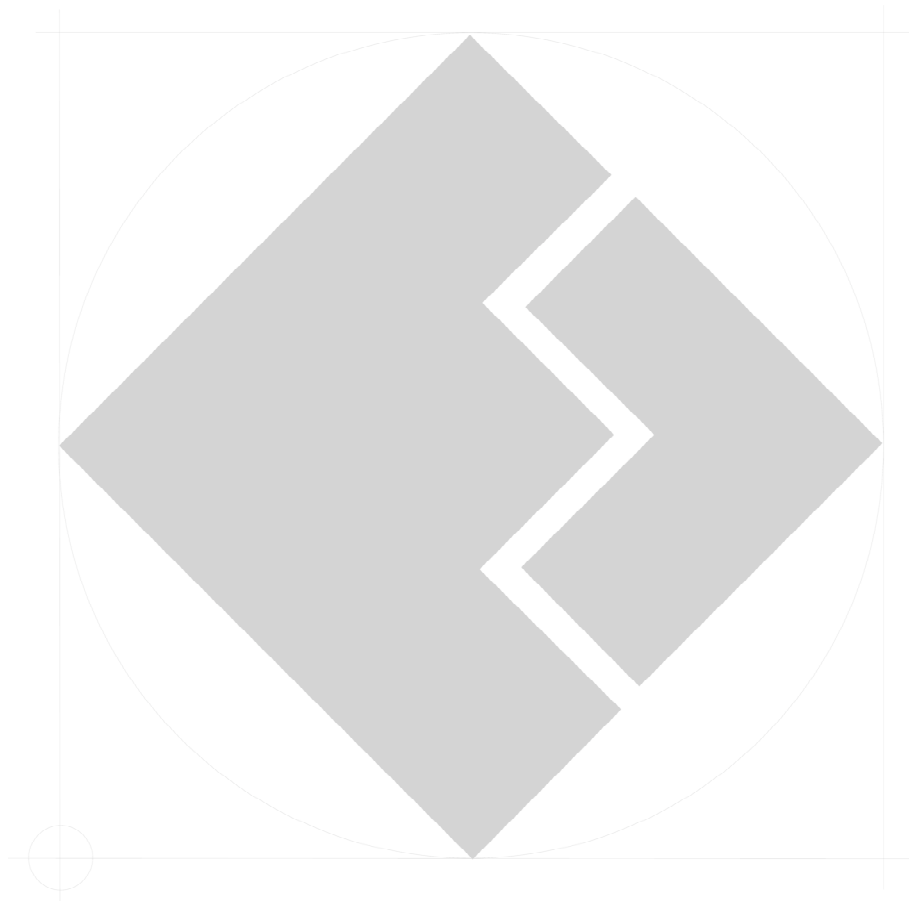


Exhibit E
Index of Drawings and Specifications

8/12/2023

Item A.

TYPE	NUMBER	TITLE	ISSUE DATE	REVISION DATE	LATEST DATE	REVISION NO.	Addendum #1	Addendum #2	Addendum #3
HENDERSONVILLE FIRE STATION 1									
GENERAL	A000	COVER SHEET	4/19/2022			6/17/2022		7/11/2022	
GENERAL	A001	CODE INFORMATION - APPENDIX B	4/19/2022			6/17/2022		7/11/2022	
GENERAL	A002	LIFE SAFETY PLAN	4/19/2022			6/17/2022			
GENERAL	A003	AIR BARRIER PLANS	4/19/2022						
GENERAL	A004	WALL TYPES	4/19/2022						
CIVIL	C000	COVER SHEET	4/11/2022			6/17/2022			
CIVIL	C100	ABBREVIATIONS AND LEGEND	4/11/2022			6/17/2022			
CIVIL	C200	EXISTING CONDITIONS	4/11/2022		6/2/2022	6/17/2022			
CIVIL	C201	DEMOLITION PLAN	4/11/2022		6/2/2022	6/17/2022			
CIVIL	C300	SITE LAYOUT	4/11/2022	5/19/2022	6/2/2022	6/17/2022	6/28/2022		
CIVIL	C301	SITE DETAILS	4/11/2022		6/2/2022	6/17/2022			
CIVIL	C302	SITE DETAILS	4/11/2022		6/2/2022	6/17/2022			
CIVIL	C400	GRADING AND STORMWATER PLAN	4/11/2022			6/17/2022	6/28/2022	7/11/2022	
CIVIL	C401	DETAIL GRADING PLAN NORTH	4/11/2022			6/17/2022	6/28/2022		
CIVIL	C402	DETAIL GRADING PLAN SOUTH	4/11/2022			6/17/2022	6/28/2022		
CIVIL	C403	STORMWATER DETAILS	4/11/2022			6/17/2022			
CIVIL	C404	STORMWATER DETAILS	4/11/2022			6/17/2022			
CIVIL	C500	EPSC PHASE 1	4/11/2022			6/17/2022			
CIVIL	C501	EPSC PHASE 2	4/11/2022			6/17/2022			
CIVIL	C502	GROUND STABILIZATION AND MATERIALS HANDLING	4/11/2022			6/17/2022			
CIVIL	C503	EPSC SELF INSPECTION, RECORD KEEPING & REPORTING	4/11/2022			6/17/2022			
CIVIL	C504	EPSC DETAILS	4/11/2022			6/17/2022			
CIVIL	C600	UTILITY PLAN	4/11/2022			6/17/2022	6/28/2022		
CIVIL	C601	UTILITY DETAILS	4/11/2022			6/17/2022			
CIVIL	C602	UTILITY DETAILS	4/11/2022			6/17/2022			
CIVIL	L100	LANDSCAPE PLAN		5/19/2022	6/6/2022				
CIVIL	L101	PLANT SCHEDULE, DETAILS & NOTES		5/19/2022	6/6/2022				
ARCHITECTURAL	A100	FIRST FLOOR PLAN	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A101	SECOND FLOOR PLAN	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A102	FIRST FLOOR DIMENSIONS & WALL TYPES PLAN	4/19/2022			6/17/2022			
ARCHITECTURAL	A103	SECOND FLOOR DIMENSIONS & WALL TYPES PLAN	4/19/2022			6/17/2022			
ARCHITECTURAL	A110	ROOF PLAN	4/19/2022				6/30/2022		
ARCHITECTURAL	A111	ROOF DETAILS	4/19/2022						
ARCHITECTURAL	A200	EXTERIOR ELEVATIONS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A201	EXTERIOR ELEVATION DETAILS	4/19/2022			6/17/2022			
ARCHITECTURAL	A202	PRECAST ELEVATIONS & DETAILS	4/19/2022			6/17/2022			
ARCHITECTURAL	A203	PRECAST ELEVATIONS & DETAILS	4/19/2022			6/17/2022			
ARCHITECTURAL	A300	BUILDING SECTIONS	4/19/2022			6/17/2022			
ARCHITECTURAL	A400	WALL SECTIONS	4/19/2022				6/30/2022	7/11/2022	
ARCHITECTURAL	A401	WALL SECTIONS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A402	WALL SECTIONS	4/19/2022			6/17/2022			
ARCHITECTURAL	A403	WALL SECTIONS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A404	WALL SECTIONS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A405	WALL SECTIONS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A406	WALL SECTIONS & DETAILS	4/19/2022			6/17/2022			
ARCHITECTURAL	A500	ENLARGED TOILET PLANS, ELEVATIONS, & DETAILS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A501	TOILET ELEVATIONS AND PLANS	4/19/2022			6/17/2022			
ARCHITECTURAL	A510	ENLARGED STAIR AND ELEVATOR PLANS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A511	STAIR SECTIONS	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A512	STAIR SECTION & DETAILS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A513	STAIR SECTIONS & DETAILS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A600	DOOR, FRAME, & HARDWARE SCHEDULE & ELEVATIONS	4/19/2022			6/17/2022			
ARCHITECTURAL	A601	WINDOW ELEVATIONS & DETAILS	4/19/2022						
ARCHITECTURAL	A602	DOOR AND WINDOW HEAD, JAMB, AND SILL DETAILS	4/19/2022			6/17/2022			
ARCHITECTURAL	A700	FINISH LEGEND, SCHEDULE, NOTES & CODES	4/19/2022			6/17/2022			
ARCHITECTURAL	A701	FIRST FLOOR FINISH PLAN	4/19/2022			6/17/2022			
ARCHITECTURAL	A702	SECOND FLOOR FINISH PLAN	4/19/2022			6/17/2022			
ARCHITECTURAL	A703	ENLARGED WALL TILE DETAILS	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A704	ENLARGED PAINT DETAILS APPARATUS ROOM	4/19/2022				6/30/2022		
ARCHITECTURAL	A705	TRANSITIONS & DETAILS	4/19/2022			6/17/2022		7/11/2022	
ARCHITECTURAL	A800	FIRST FLOOR REFLECTED CEILING PLAN & DETAILS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A801	SECOND FLOOR REFLECTED CEILING PLAN	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A900	CASEWORK ELEVATIONS	4/19/2022			6/17/2022	6/30/2022		
ARCHITECTURAL	A901	CASEWORK SECTIONS	4/19/2022				6/30/2022		
STRUCTURAL	S001	GENERAL NOTES, ABBREVIATIONS, AND SYMBOLS	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
STRUCTURAL	S011	STATEMENT OF SPECIAL INSPECTION	4/19/2022			6/17/2022	6/30/2022		
STRUCTURAL	S012	STATEMENT OF SPECIAL INSPECTION	4/19/2022						
STRUCTURAL	S100	FOUNDATION/FIRST FLOOR PLAN	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
STRUCTURAL	S101	FOUNDATION/SECOND FLOOR FRAMING PLAN	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
STRUCTURAL	S102	MEZZANINE FRAMING PLAN	4/19/2022					7/11/2022	
STRUCTURAL	S103	LOW ROOF FRAMING PLAN	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
STRUCTURAL	S104	TOWER/HIGH ROOF FRAMING PLAN	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
STRUCTURAL	S251	BRACED FRAME ELEVATIONS	4/19/2022					7/11/2022	
STRUCTURAL	S301	SLAB ON GRADE DETAILS	4/19/2022			6/17/2022			
STRUCTURAL	S302	FOUNDATION DETAILS	4/19/2022				6/30/2022	7/11/2022	
STRUCTURAL	S303	FOUNDATION DETAILS	4/19/2022			6/17/2022		7/11/2022	
STRUCTURAL	S304	FOUNDATION DETAILS	4/19/2022			6/17/2022		7/11/2022	
STRUCTURAL	S305	FOUNDATION DETAILS	4/19/2022			6/17/2022		7/11/2022	
STRUCTURAL	S401	CMU DETAILS	4/19/2022						
STRUCTURAL	S402	CMU DETAILS	4/19/2022			6/17/2022			
STRUCTURAL	S501	STEEL COLUMN SCHEDULE	4/19/2022					7/11/2022	
STRUCTURAL	S502	STEEL FRAMING DETAILS	4/19/2022			6/17/2022		7/11/2022	
STRUCTURAL	S503	STEEL FRAMING DETAILS	4/19/2022					7/11/2022	
STRUCTURAL	S504	STEEL ROOF DETAILS	4/19/2022					7/11/2022	
STRUCTURAL	S521	ROOF FRAMING SECTIONS	4/19/2022			6/17/2022		7/11/2022	
FIRE PROTECTION	FP001	FIRE PROTECTION DETAILS, NOTES, AND CRITERIA	4/19/2022						
FIRE PROTECTION	FP100	FIRE PROTECTION FLOOR PLANS	4/19/2022			6/17/2022			
PLUMBING	P001	PLUMBING NOTES, DETAILS, AND SCHEDULES	4/19/2022						
PLUMBING	P100	FIRST FLOOR PLUMBING PLAN	4/19/2022			6/17/2022			
PLUMBING	P101	SECOND FLOOR PLUMBING PLAN	4/19/2022			6/17/2022			
PLUMBING	P102	ROOF PLUMBING PLAN	4/19/2022						
MECHANICAL	M001	MECHANICAL SCHEDULES AND DETAILS	4/19/2022			6/17/2022			
MECHANICAL	M002	PLYMOVENT DETAILS	4/19/2022						
MECHANICAL	M003	PLYMOVENT SECTIONS	4/19/2022						
MECHANICAL	M004	MECHANICAL DETAILS	4/19/2022			6/17/2022			
MECHANICAL	M005	MECHANICAL DETAILS	4/19/2022			6/17/2022			

Exhibit E
Index of Drawings and Specifications

8/12/2023
Item A.

TYPE	NUMBER	TITLE	ISSUE DATE	REVISION DATE	LATEST DATE	REVISION NO.	Addendum #1	Addendum #2	Addendum #3
MECHANICAL	M006	ACCUREX CONTROLS	4/19/2022						
MECHANICAL	M007	ACCUREX FIRE SYSTEM	4/19/2022						
MECHANICAL	M008	ACCUREX SPLASH PANEL	4/19/2022						
MECHANICAL	M009	ACCUREX HOOD	4/19/2022						
MECHANICAL	M010	ACCUREX KEF-1	4/19/2022						
MECHANICAL	M011	ACCUREX KSF-1	4/19/2022						
MECHANICAL	M100	FIRST FLOOR & MEZZANINE MECHANICAL PLAN	4/19/2022			6/17/2022			
MECHANICAL	M101	FIRST FLOOR MECH - PIPING PLAN	4/19/2022			6/17/2022			
MECHANICAL	M200	SECOND FLOOR MECHANICAL PLAN	4/19/2022			6/17/2022	6/30/2022		
MECHANICAL	M201	SECOND FLOOR MECH - PIPING PLAN	4/19/2022			6/17/2022			
MECHANICAL	M400	ROOF MECHANICAL PLAN	4/19/2022			6/17/2022			
ELECTRICAL	E001	ELECTRICAL NOTES, SYMBOLS & SPECS	4/19/2022			6/17/2022		7/11/2022	
ELECTRICAL	E002	ELECTRICAL SITE PLAN	4/19/2022			6/17/2022	6/30/2022	7/11/2022	
ELECTRICAL	E100	ELECTRICAL LIGHTING PLAN - FIRST FLOOR	4/19/2022			6/17/2022			
ELECTRICAL	E101	ELECTRICAL LIGHTING PLAN - SECOND FLOOR	4/19/2022			6/17/2022			
ELECTRICAL	E200	ELECTRICAL POWER & DATA PLANS - 1ST FLOOR	4/19/2022			6/17/2022	6/30/2022		
ELECTRICAL	E201	ELECTRICAL POWER & DATA PLANS - 2ND FLOOR	4/19/2022			6/17/2022	6/30/2022		
ELECTRICAL	E202	ELECTRICAL POWER PLANS - ROOF	4/19/2022			6/17/2022	6/30/2022		
ELECTRICAL	E300	ELECTRICAL FIRE ALARM & SECURITY PLANS - 1ST FLOOR	4/19/2022			6/17/2022			
ELECTRICAL	E301	ELECTRICAL FIRE ALARM & SECURITY PLANS - 2ND FLOOR	4/19/2022			6/17/2022			
ELECTRICAL	E400	ELECTRICAL DETAILS	4/19/2022			6/17/2022			
ELECTRICAL	E401	ELECTRICAL DETAILS	4/19/2022			6/17/2022			
ELECTRICAL	E402	ELECTRICAL DETAILS	4/19/2022			6/17/2022			
ELECTRICAL	E403	ELECTRICAL DETAILS	4/19/2022			6/17/2022			
ELECTRICAL	E500	ELECTRICAL RISER DIAGRAM	4/19/2022			6/17/2022			
ELECTRICAL	E501	ELECTRICAL PANEL SCHEDULES	4/19/2022			6/17/2022			
ELECTRICAL	E502	ELECTRICAL PANEL SCHEDULES	4/19/2022			6/17/2022	6/30/2022		
SPECIFICATIONS		Hendersonville Fire Station No. 1	6/17/2022						
DIVISION 00 - PROCUREMENT AND CONTRACTING REQUIREMENTS									
	000101	PROJECT TITLE PAGE	6/17/2022						
	000110	TABLE OF CONTENTS	6/17/2022					7/11/2022	
	000111	PROFESSIONAL SEALS PAGE	6/17/2022						
	000115	LIST OF DRAWINGS	6/17/2022						
	003132	GEOTECHNICAL DATA	6/17/2022						
	007200	GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION	6/17/2022						
	007300	SUPPLEMENTARY GENERAL CONDITIONS	6/17/2022						
DIVISION 01 - GENERAL REQUIREMENTS									
	011000	SUMMARY OF WORK	6/17/2022						
	011400	WORK RESTRICTIONS	6/17/2022						
	012300	ALTERNATES	6/17/2022					7/11/2022	
	012500	PRODUCT SUBSTITUTIONS - PRIOR TO BID	6/17/2022						
	012513	PRODUCT SUBSTITUTIONS - POST BID	6/17/2022						
	012600	CONTRACT MODIFICATION PROCEDURES	6/17/2022						
	012913	STATE AND COUNTY TAX FORM	6/17/2022						
	013100	PROJECT MANAGEMENT AND COORDINATION	6/17/2022						
	013200	CONSTRUCTION PROGRESS DOCUMENTATION	6/17/2022						
	013300	SUBMITTAL PROCEDURES	6/17/2022						
	013300a	ADW ELECTRONIC MACHINE-READABLE FILE RELEASE FORM	6/17/2022						
	014000	QUALITY REQUIREMENTS	6/17/2022						
	014100	SPECIAL INSPECTIONS	6/17/2022						
	014200	REFERENCES	6/17/2022						
	014529	TESTING LABORATORY SERVICES	6/17/2022						
	015000	TEMPORARY FACILITIES AND CONTROLS	6/17/2022						
	015800	PROJECT IDENTIFICATION	6/17/2022						
	016000	PRODUCT REQUIREMENTS	6/17/2022						
	017300	EXECUTION REQUIREMENTS	6/17/2022						
	017329	CUTTING AND PATCHING	6/17/2022						
	017700	CLOSEOUT PROCEDURES	6/17/2022						
DIVISION 02 - EXISTING CONDITIONS									
	024100	DEMOLITION	6/17/2022						
	028000	FACILITY REMEDIATION	6/17/2022						
DIVISION 03 - CONCRETE									
	031000	CONCRETE FORMING AND ACCESSORIES	6/17/2022						
	031500	HYDROPHILIC WATERSTOP	6/17/2022						
	032000	CONCRETE REINFORCING	6/17/2022						
	033000	CAST-IN-PLACE CONCRETE	6/17/2022					7/11/2022	
	034500	PRECAST ARCHITECTURAL CONCRETE	6/17/2022						
DIVISION 04 - MASONRY									
	042000	UNIT MASONRY	6/17/2022						
	047313	CALCIUM SILICATE MANUFACTURED STONE	6/17/2022						
DIVISION 05 - METALS									
	051200	STRUCTURAL STEEL FRAMING	6/17/2022						
	053100	STEEL DECKING	6/17/2022						
	054000	COLD-FORMED METAL FRAMING	6/17/2022						
	055000	METAL FABRICATIONS	6/17/2022						
	055150	FIXED ALUMINUM ACCESS LADDER	6/17/2022						
	055213	PIPE AND TUBE RAILING	6/17/2022						
DIVISION 06 - WOOD, PLASTICS, AND COMPOSITES									
	062000	GENERAL CARPENTRY	6/17/2022						
	062200	MILLWORK	6/17/2022					7/11/2022	
	068200	GLASS FIRE REINFORCED PLASTIC (FRP)	6/17/2022						
DIVISION 07 - THERMAL AND MOISTURE PROTECTION									
	071113	ENCLOSURE ONLY)	6/17/2022						
	071416	FLUID-APPLIED WATERPROOFING	6/17/2022						
	071900	WATER REPELLENTS	6/17/2022						
	072113	BOARD INSULATION	6/17/2022						
	072116	BLANKET INSULATION	6/17/2022						
	072413	POLYMER BASED EIFS	6/17/2022						
	072726	FLUID-APPLIED MEMBRANE AIR BARRIERS	6/17/2022						
	075419	POLYVINYL-CHLORIDE (PVC) ROOFING	6/17/2022						
	076113	STANDING SEAM METAL ROOFING (ALTERNATES #1 & #1A)	6/17/2022						
	076200	SHEET METAL FLASHING AND TRIM	6/17/2022						
	077233	ROOF HATCH	6/17/2022						
	078400	THROUGH-PENETRATION FIRESTOP SYSTEMS	6/17/2022						
	079000	SEALANTS	6/17/2022						

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TYPE	NUMBER	TITLE	ISSUE DATE	REVISION DATE	LATEST DATE	REVISION NO.	Addendum #1	Addendum #2	Addendum #3
DIVISION 08 - OPENINGS									
	081113	HOLLOW METAL DOORS AND FRAMES	6/17/2022						
	081416	FLUSH WOOD DOORS	6/17/2022						
	083113	ACCESS DOORS AND FRAMES	6/17/2022						
	083324	OVERHEAD COILING DOORS	6/17/2022						
	083510	ELECTRICALLY OPERATED STEEL & GLASS BI-PARTING DOORS	6/17/2022						
	084113	ALUMINUM-FRAMED ENTRANCES AND STOREFRONTS	6/17/2022						
	084413	GLAZED ALUMINUM CURTAIN WALLS	6/17/2022						
	085213	ALUMINUM-CLAD WOOD WINDOWS	6/17/2022						
	085800	WINDOW	6/17/2022						
	087100	DOOR HARDWARE	6/17/2022						
	087101	HARDWARE SCHEDULE	6/17/2022						
	088100	GLASS GLAZING	6/17/2022						
	089100	LOUVERS	6/17/2022						
DIVISION 09 - FINISHES									
	092116	GYPSUM BOARD ASSEMBLIES	6/17/2022						
	093000	TILING	6/17/2022					7/11/2022	
	095100	ACOUSTICAL CEILINGS	6/17/2022						
	096513	RESILIENT BASE AND ACCESSORIES	6/17/2022						
	096519	RESILIENT TILE FLOORINGS	6/17/2022						
	096711	RESINOUS FLOORING	6/17/2022						
	096813	TILE CARPETING	6/17/2022						
	097200	TEXTILE WALL COVERINGS	6/17/2022						
	098129	SPRAY ACOUSTIC INSULATION	6/17/2022						
	099100	PAINTING	6/17/2022						
	099600	HIGH-PERFORMANCE COATINGS	6/17/2022						
	099860	SANITARY WALL FINISH	6/17/2022						
DIVISION 10 - SPECIALTIES									
	101100	VISUAL DISPLAY SURFACES	6/17/2022						
	101400	SIGNAGE	6/17/2022						
	102113	TOILET COMPARTMENTS - SOLID PLASTIC	6/17/2022						
	102613	CORNER GUARDS	6/17/2022					7/11/2022	
	102813	TOILET ACCESSORIES	6/17/2022						
	104400	FIRE EXTINGUISHERS AND CABINETS	6/17/2022						
	105113	LOCKERS AND SHELVING	6/17/2022						
	105143	TURN-OUT GEAR LOCKERS	6/17/2022						
	107323	PRE-ENGINEERED METAL CANOPY	6/17/2022						
DIVISION 12 - FURNISHINGS									
	122115	HORIZONTAL FAUX WOOD BLINDS	6/17/2022						
	122400	WINDOW SHADES	6/17/2022						
	123661	QUARTZ COUNTERTOPS	6/17/2022						
DIVISION 14 - CONVEYING DEVICES									
	142100	ELECTRIC TRACTION ELEVATORS	6/17/2022						
DIVISION 15 - FIRE SUPPRESSION									
	210000	COMMON WORK RESULTS FOR FIRE PROTECTION	6/17/2022						
	210080	PROJECT RECORD DOCUMENTS	6/17/2022						
	210100	PENETRATION FIRESTOPPING	6/17/2022						
	210548	PIPING AND EQUIPMENT	6/17/2022						
	211000	WATER-BASED FIRE-SUPPRESSION SYSTEMS	6/17/2022						
	211100	DRY CHEMICAL OR CLEAN AGENT FIRE SUPPRESSION SYSTEM	6/17/2022						
DIVISION 22 - PLUMBING									
	220080	PROJECT RECORD DOCUMENTS	6/17/2022						
	220100	PENETRATION FIRESTOPPING	6/17/2022						
	220500	COMMON WORK RESULTS FOR PLUMBING	6/17/2022						
	220513	COMMON MOTOR REQUIREMENTS FOR PLUMBING EQUIPMENT	6/17/2022						
	220516	EXPANSION FITTINGS AND LOOPS FOR PLUMBING PIPING	6/17/2022						
	220519	METERS AND GAGES FOR PLUMBING PIPING	6/17/2022						
	220523	GENERAL-DUTY VALVES FOR PLUMBING PIPING	6/17/2022						
	220529	EQUIPMENT	6/17/2022						
	220548	EQUIPMENT	6/17/2022						
	220553	IDENTIFICATION FOR PLUMBING PIPING AND EQUIPMENT	6/17/2022						
	220700	PLUMBING INSULATION	6/17/2022						
	221113	FACILITY WATER DISTRIBUTION PIPING	6/17/2022						
	221116	DOMESTIC WATER PIPING	6/17/2022						
	221119	DOMESTIC WATER PIPING SPECIALTIES	6/17/2022						
	221123	DOMESTIC WATER PUMPS	6/17/2022						
	221316	DRAIN, WASTE AND VENT PIPING	6/17/2022						
	221319	SANITARY WASTE PIPING SPECIALTIES	6/17/2022						
	221413	FACILITY STORM DRAINAGE PIPING	6/17/2022						
	221423	STORM DRAINAGE PIPING SPECIALTIES	6/17/2022						
	221519	GENERAL-SERVICE PACKAGED AIR COMPRESSORS AND RECEIVERS	6/17/2022						
	223313	INSTANTANEOUS GAS FIRED DOMESTIC WATER HEATERS	6/17/2022						
	224000	PLUMBING FIXTURES	6/17/2022						
	224500	EMERGENCY PLUMBING FIXTURES	6/17/2022						
	224700	WATER COOLERS	6/17/2022						
DIVISION 23 - HEATING, VENTILATING, AND AIR-CONDITIONING (HVAC)									
	230000	GENERAL REQUIREMENTS FOR HVAC WORK	6/17/2022						
	230100	PENETRATION FIRESTOPPING	6/17/2022						
	230500	COMMON WORK RESULTS FOR HVAC	6/17/2022						
	230513	COMMON MOTOR REQUIREMENTS FOR HVAC EQUIPMENT	6/17/2022						
	230529	HANGERS AND SUPPORTS FOR HVAC PIPING AND EQUIPMENT	6/17/2022						
	230548	EQUIPMENT	6/17/2022						
	230553	IDENTIFICATION FOR HVAC PIPING AND EQUIPMENT	6/17/2022						
	230593	TESTING, ADJUSTING AND BALANCING FOR HVAC	6/17/2022						
	230700	HVAC INSULATION	6/17/2022						
	230900	INSTRUMENTATION AND CONTROL FOR HVAC	6/17/2022						
	230993	SEQUENCE OF OPERATIONS FOR HVAC CONTROLS	6/17/2022						
	231123	FACILITY NATURAL GAS PIPING	6/17/2022						
	232300	REFRIGERANT PIPING	6/17/2022						
	233113	METAL DUCTS	6/17/2022						
	233300	AIR DUCT ACCESSORIES	6/17/2022						
	233413	AXIAL HVAC FANS	6/17/2022						
	233416	CENTRIFUGAL HVAC FANS	6/17/2022						
	233423	HVAC POWER VENTILATORS	6/17/2022						
	233524	STRAIGHT RAIL VEHICLE EXHAUST REMOVAL SYSTEMS	6/17/2022						
	233713	DIFFUSERS, REGISTERS, AND GRILLES	6/17/2022						
	234100	PARTICULATE AIR FILTRATION	6/17/2022						

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TYPE	NUMBER	TITLE	ISSUE DATE	REVISION DATE	LATEST DATE	REVISION NO.	Addendum #1	Addendum #2	Addendum #3
	235123	GAS VENTS	6/17/2022						
	235400	FURNACES	6/17/2022						
	235523	GAS-FIRED RADIANT HEATERS	6/17/2022						
	239000	LOUVERS AND VENTS	6/17/2022						
DIVISION 26 - ELECTRICAL									
	260050	COMMON WORK RESULTS FOR ELECTRICAL	6/17/2022						
	260100	PENETRATION FIRESTOPPING	6/17/2022						
	260519	LOW-VOLTAGE ELECTRICAL POWER CONDUCTORS AND CABLES	6/17/2022						
	260526	GROUNDING AND BONDING FOR ELECTRICAL SYSTEMS	6/17/2022						
	260529	HANGERS AND SUPPORTS FOR ELECTRICAL SYSTEMS	6/17/2022						
	260533	RACEWAY AND BOXES FOR ELECTRICAL SYSTEMS	6/17/2022						
	260548	VIBRATION AND SEISMIC CONTROLS FOR ELECTRICAL SYSTEMS	6/17/2022						
	260553	IDENTIFICATION FOR ELECTRICAL SYSTEMS	6/17/2022						
	260573	OVERCURRENT PROTECTIVE DEVICE COORDINATION	6/17/2022						
	260923	LIGHTING CONTROL DEVICES	6/17/2022						
	262413	SWITCHBOARDS	6/17/2022						
	262416	PANELBOARDS	6/17/2022						
	262726	WIRING DEVICES	6/17/2022						
	263213	ENGINE GENERATORS	6/17/2022						
	263600	TRANSFER SWITCHES	6/17/2022						
	264113	LIGHTING PROTECTION FOR STRUCTURES	6/17/2022						
	264313	ELECTRICAL POWER CIRCUITS	6/17/2022						
	265109	LED INTERIOR LIGHTING	6/17/2022						
	265619	LED EXTERIOR LIGHTING	6/17/2022						
DIVISION 27 - COMMUNICATIONS									
	270500	COMMON WORK RESULTS FOR COMMUNICATIONS	6/17/2022						
	271100	COMMUNICATIONS EQUIPMENT ROOM FITTINGS	6/17/2022						
	271300	COMMUNICATIONS BACKBONE CABLING	6/17/2022						
	271500	COMMUNICATIONS HORIZONTAL CABLING	6/17/2022						
DIVISION 28 - ELECTRONIC SAFETY AND SECURITY									
	283111	DIGITAL, ADDRESSABLE FIRE-ALARM SYSTEM	6/17/2022						
DIVISION 31 - EARTHWORK									
	310000	EARTHWORK	6/17/2022						
	312500	EROSION AND SEDIMENTATION CONTROLS	6/17/2022						
	313100	SOIL TREATMENT	6/17/2022						
	316000	AGGREGATE PIERS						7/11/2022	
DIVISION 32 - EXTERIOR IMPROVEMENTS									
	321216	ASPHALT PAVING	6/17/2022						
	321600	CURBS, GUTTERS, AND SIDEWALKS	6/17/2022						
	321723	PAVEMENT MARKINGS	6/17/2022						
	329000	PLANTING	6/17/2022						
	329200	TOPSOILING AND SEEDING	6/17/2022						
DIVISION 33 - UTILITIES									
	331000	WATER UTILITIES	6/17/2022						
	333000	SANITARY SEWERAGE UTILITIES	6/17/2022						
	334000	STORM DRAINAGE UTILITIES	6/17/2022						
EDWARDS PARK									
GENERAL	A000	COVER SHEET				6/17/2022	6/30/2022		
GENERAL	A001	CODE INFORMATION - APPENDIX B				6/17/2022	6/30/2022	7/11/2022	
GENERAL	A002	LIFE SAFETY PLAN				6/17/2022	6/30/2022	7/11/2022	
CIVIL	C000	COVER				6/17/2022		7/11/2022	
CIVIL	C100	ABBREVIATIONS & LEGEND				6/17/2022		7/11/2022	
CIVIL	C200	EXISTING CONDITIONS				6/17/2022		7/11/2022	
CIVIL	C201	DEMOLITION PLAN				6/17/2022	6/30/2022	7/11/2022	
CIVIL	C300	CONCEPT SITE PLAN				6/17/2022	6/30/2022	7/11/2022	
CIVIL	C301	PARK LAYOUT				6/17/2022		7/11/2022	
CIVIL	C302	SITE DETAILS				6/17/2022		7/11/2022	
CIVIL	C400	GRADING AND STORMWATER PLAN				6/17/2022	6/30/2022	7/11/2022	
CIVIL	C401	STORMWATER DETAILS				6/17/2022		7/11/2022	
CIVIL	C402	STORMWATER DETAILS				6/17/2022		7/11/2022	
CIVIL	C500	EPSC PHASE 1				6/17/2022		7/11/2022	
CIVIL	C501	EPSC SELF INSPECTION, RECORD KEEPING & REPORTING				6/17/2022		7/11/2022	
CIVIL	C502	EPSC DETAILS				6/17/2022		7/11/2022	
CIVIL	C600	UTILITY PLAN				6/17/2022		7/11/2022	
CIVIL	C601	UTILITY DETAILS				6/17/2022		7/11/2022	
CIVIL	C602	UTILITY DETAILS				6/17/2022		7/11/2022	
CIVIL	L100	LANDSCAPE PLAN	5/26/2022						
CIVIL	L101	PLANT SCHEDULE, DETAILS & NOTES	5/26/2022						
ARCHITECTURAL	A100	FLOOR PLAN & ROOF PLAN				6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A200	EXTERIOR ELEVATIONS				6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A300	BUILDING SECTIONS & DETAILS				6/17/2022			
ARCHITECTURAL	A400	WALL SECTIONS & DETAILS				6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A401	SECTION DETAILS, DOOR HEAD & JAMB DETAILS				6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A500	ENLARGED TOILET PLANS, ELEVATIONS, DETAILS				6/17/2022			
ARCHITECTURAL	A700	SCHEDULE				6/17/2022	6/30/2022	7/11/2022	
ARCHITECTURAL	A800	REFLECTED CEILING PLAN & DETAILS				6/17/2022		7/11/2022	
ARCHITECTURAL	A900	CASEWORK ELEVATIONS				6/17/2022			
STRUCTURAL	S001	GENERAL NOTES				6/17/2022			
STRUCTURAL	S002	GENERAL NOTES, ABBREVIATIONS, AND SYMBOL LEGEND				6/17/2022			
STRUCTURAL	S100	FOUNDATION AND ROOF FRAMING PLAN				6/17/2022			
STRUCTURAL	S300	CONCRETE DETAILS AND SECTION				6/17/2022			
STRUCTURAL	S400	MASONRY DETAILS AND SECTIONS				6/17/2022			
STRUCTURAL	S401	MASONRY DETAILS AND SECTIONS				6/17/2022			
STRUCTURAL	S600	WOOD SCHEDULES AND TYPICAL DETAILS				6/17/2022			
PLUMBING	P100	PLUMBING PLAN, NOTES, DETAILS, AND SPECIFICATIONS				6/17/2022			
MECHANICAL	M001	MECHANICAL SCHEDULES AND DETAILS				6/17/2022			
MECHANICAL	M100	OVERALL MECHANICAL FIRST FLOOR PLAN				6/17/2022			
ELECTRICAL	E001	ELECTRICAL LEGEND, PANELS, SCHEDULES AND DETAILS				6/17/2022		7/11/2022	
ELECTRICAL	E010	OVERALL ELECTRICAL SITE PLAN				6/17/2022			
ELECTRICAL	E100	OVERALL ELECTRICAL FIRST FLOOR PLAN				6/17/2022		7/11/2022	
SPECIFICATIONS									
		Edwards Park	6/17/2022						
DIVISION 01 - GENERAL REQUIREMENTS									
	000101	PROJECT TITLE PAGE	6/17/2022						
	000110	TABLE OF CONTENTS	6/17/2022					7/11/2022	
	000115	LIST OF DRAWINGS	6/17/2022						

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TYPE	NUMBER	TITLE	ISSUE DATE	REVISION DATE	LATEST DATE	REVISION NO.	Addendum #1	Addendum #2	Addendum #3
	003132	GEOTECHNICAL DATA	6/17/2022						
	007200	GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION	6/17/2022						
	007300	SUPPLEMENTARY GENERAL CONDITIONS	6/17/2022						
DIVISION 01 - GENERAL REQUIREMENTS									
	011000	SUMMARY OF WORK	6/17/2022						
	011400	WORK RESTRICTIONS	6/17/2022						
	012100	ALLOWANCES	6/17/2022						
	012300	ALTERNATES	6/17/2022						
	012500	PRODUCT SUBSTITUTIONS - PRIOR TO BID	6/17/2022						
	012513	PRODUCT SUBSTITUTIONS - POST BID	6/17/2022						
	012600	CONTRACT MODIFICATION PROCEDURES	6/17/2022						
	012913	STATE AND COUNTY TAX FORM	6/17/2022						
	013100	PROJECT MANAGEMENT AND COORDINATION	6/17/2022						
	013200	CONSTRUCTION PROGRESS DOCUMENTATION	6/17/2022						
	013300	SUBMITTAL PROCEDURES	6/17/2022						
	013300a	ADW ELECTRONIC MACHINE-READABLE FILE RELEASE FORM	6/17/2022						
	014000	QUALITY REQUIREMENTS	6/17/2022						
	014200	REFERENCES	6/17/2022						
	014529	TESTING LABORATORY SERVICES	6/17/2022						
	015000	TEMPORARY FACILITIES AND CONTROLS	6/17/2022						
	015800	PROJECT IDENTIFICATION	6/17/2022						
	016000	PRODUCT REQUIREMENTS	6/17/2022						
	017300	EXECUTION REQUIREMENTS	6/17/2022						
	017329	CUTTING AND PATCHING	6/17/2022						
	017700	CLOSEOUT PROCEDURES	6/17/2022						
DIVISION 02 - EXISTING CONDITIONS									
	024100	DEMOLITION						7/11/2022	
	028000	FACILITY REMEDIATION	6/17/2022						
DIVISION 03 - CONCRETE									
	033000	CAST-IN-PLACE CONCRETE	6/17/2022						
	033543.13	DYED POLISHED CONCRETE	6/17/2022						
	034500	PRECAST ARCHITECTURAL CONCRETE	6/17/2022						
DIVISION 04 - MASONRY									
	042000	UNIT MASONRY	6/17/2022						
	047313	CALCIUM SILICATE MANUFACTURED STONE	6/17/2022						
DIVISION 05 - METALS									
	055000	METAL FABRICATIONS	6/17/2022						
DIVISION 06 - WOOD, PLASTICS, AND COMPOSITES									
	061736	METAL-PLATE-CONNECTED WOOD TRUSSES	6/17/2022						
	061800	PREFABRICATED STRUCTURAL WOOD	6/17/2022						
	062000	GENERAL CARPENTRY	6/17/2022						
DIVISION 07 - THERMAL AND MOISTURE PROTECTION									
	071113	BITUMINOUS DAMPPROOFING	6/17/2022						
	071416	FLUID-APPLIED WATERPROOFING	6/17/2022						
	071900	WATER REPELLENTS	6/17/2022						
	072100	LOOSE-FILL INSULATION	6/17/2022						
	072113	BOARD INSULATION	6/17/2022						
	072116	BLANKET INSULATION	6/17/2022						
	072726	FLUID-APPLIED MEMBRANE AIR BARRIERS	6/17/2022						
	074646	MINERAL FIBER CEMENT SIDING	6/17/2022						
	076113	STANDING SEAM METAL ROOFING	6/17/2022						
	076200	SHEET METAL FLASHING AND TRIM	6/17/2022						
	079000	SEALANTS	6/17/2022						
DIVISION 08 - OPENINGS									
	081113	HOLLOW METAL DOORS AND FRAMES	6/17/2022						
	083113	ACCESS DOORS AND FRAMES	6/17/2022						
	083313	COILING COUNTER DOORS - NON-RATED MANUAL	6/17/2022						
	087100	DOOR HARDWARE	6/17/2022					7/11/2022	
	087101	HARDWARE SCHEDULE	6/17/2022					7/11/2022	
	089100	LOUVERS	6/17/2022						
DIVISION 09 - FINISHES									
	092116	GYPSON BOARD ASSEMBLIES	6/17/2022						
	096513	RESILIENT BASE AND ACCESSORIES	6/17/2022						
	097000	ALUMINUM MILLWORK TRIM	6/17/2022						
	099100	PAINTING	6/17/2022					7/11/2022	
DIVISION 10 - SPECIALTIES									
	101400	SIGNAGE	6/17/2022						
	102113	TOILET COMPARTMENTS - SOLID PLASTIC	6/17/2022						
	102813	TOILET ACCESSORIES	6/17/2022						
	102814	BABY CHANGING STATIONS	6/17/2022						
	104400	FIRE EXTINGUISHERS AND CABINETS	6/17/2022						
DIVISION 11 - EQUIPMENT									
	113200	UNIT KITCHENS - DELETED FROM SCOPE 7/11/22	6/17/2022						
	114005	STAINLESS STEEL CASEWORK						7/11/2022	
DIVISION 31 - EARTHWORK									
	310000	EARTHWORK						7/11/2022	
	312500	EROSION AND SEDIMENTATION CONTROLS						7/11/2022	
	313100	SOIL TREATMENT	6/17/2022						
DIVISION 32 - EXTERIOR IMPROVEMENTS									
	321413	PERMEABLE UNIT PAVERS						7/11/2022	
	321600	CURBS, GUTTERS, AND SIDEWALKS						7/11/2022	
	329000	PLANTING						7/11/2022	
	329200	TOPSOILING AND SEEDING						7/11/2022	
DIVISION 33 - UTILITIES									
	331000	WATER UTILITIES						7/11/2022	
	333000	SANITARY SEWERAGE UTILITIES						7/11/2022	
	334000	STORM DRAINAGE UTILITIES						7/11/2022	
BID PACKAGE MANUAL									
			6/27/2022						
SCOPE OF WORK - 06-002 GLU-LAM & WOOD TRUSSES									
									7/18/2022
SCOPE OF WORK - 07-003 POLYMER BASED EXTERIOR INSULATION AND FINISH TRIM									
									7/18/2022
SCOPE OF WORK - 07-004 GLASS FIBER REINFORCED PLASTIC (FRP), FIBER CEMENT BOARD, & PHENOLIC WOOD PLANK									
									7/18/2022
SCOPE OF WORK - 09-001 - DRYWALL									
			6/27/2022						7/18/2022

Number	Title	SpecSection	Description	Notes
033000.001	Cast-in-place Concrete	033000	Product Data	
033000.002	Cast-in-place Concrete	033000	Design Mixes	
033000.003	Cast-in-place Concrete	033000	Shop Drawings	
033000.004	Cast-in-place Concrete	033000	Material Certificates	
033543.001	Concrete Finishing - Polishing	033543	Product Data	
033543.002	Concrete Finishing - Polishing	033543	Samples	
033543.003	Concrete Finishing - Polishing	033543	Manufacturer's Instruction	
033543.004	Concrete Finishing - Polishing	033543	Qualification Data	
034500.001	Precast Architectural Concrete	034500	Product Data	
034500.002	Precast Architectural Concrete	034500	Design Mixes	
034500.003	Precast Architectural Concrete	034500	Shop Drawings	
034500.004	Precast Architectural Concrete	034500	Samples	
034500.005	Precast Architectural Concrete	034500	Weilding Certificates	
034500.006	Precast Architectural Concrete	034500	Material Test Reports	
034500.007	Precast Architectural Concrete	034500	Field Quality Control Reports	
042000.001	Unit Masonry	042000	Shop Drawings	
042000.002	Unit Masonry	042000	Samples	
042000.003	Unit Masonry	042000	Qualification Data	
042000.004	Unit Masonry	042000	Material Test Reports	
042000.005	Unit Masonry	042000	Material Certificates	
042000.006	Unit Masonry	042000	Job Site Testing	
047313.001	Calcium Silicate Manufactured Stone	047313	Product Data	
047313.002	Calcium Silicate Manufactured Stone	047313	Samples	
047313.003	Calcium Silicate Manufactured Stone	047313	Mock Up	
055000.001	Metal Fabrications	055000	Product Data	
055000.002	Metal Fabrications	055000	Shop Drawings	
055000.003	Metal Fabrications	055000	Samples	
055000.004	Metal Fabrications	055000	Welding Certificates	
055000.005	Metal Fabrications	055000	Qualification Data	
061736.001	Metal-plate-connect Wood Trusses	061736	Product Data	
061736.002	Metal-plate-connect Wood Trusses	061736	Shop Drawings	
061736.003	Metal-plate-connect Wood Trusses	061736	Product Certificates	
061736.004	Metal-plate-connect Wood Trusses	061736	Qualification Data	
061736.005	Metal-plate-connect Wood Trusses	061736	Material Certificates	
061736.006	Metal-plate-connect Wood Trusses	061736	Research/Evaluation Reports	
061800.001	Pre-Fabricated Structural Wood	061800	Certifications	
061800.002	Pre-Fabricated Structural Wood	061800	Shop Drawings	
061800.003	Pre-Fabricated Structural Wood	061800	Samples	
062000.001	General Carpentry	062000	Product Data	
071113.001	Bituminous Dampproofing	071113	Product Data	
071416.001	Fluid Applied Waterproofing	071416	Product Data	
071416.002	Fluid Applied Waterproofing	071416	Samples	
071900.001	Water Repellents	071900	Product Data	
072100.001	Glass-fiber Loose-fill Insulation	072100	Product Data	
072100.002	Glass-fiber Loose-fill Insulation	072100	Product Test Results	
072100.003	Glass-fiber Loose-fill Insulation	072100	Research/Evaluation Reports	
072113.001	Board Insulation	072113	Product Data	
072116.001	Blanket Insulation	072116	Product Data	
072726.001	Fluid Applies Membrane Air Barriers	072726	Product Data	
072726.002	Fluid Applies Membrane Air Barriers	072726	Shop Drawings	
072726.003	Fluid Applies Membrane Air Barriers	072726	Product Certificates	
072726.004	Fluid Applies Membrane Air Barriers	072726	Product Test Reports	
074646.001	Mineral Fiber Cement Siding	074646	Product Data	
074646.002	Mineral Fiber Cement Siding	074646	Samples	
074646.003	Mineral Fiber Cement Siding	074646	Product Certificates	

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074646.004	Mineral Fiber Cement Siding	074646	Research/Evaluation Reports
076113.001	Standing Seam Metal Roofing	076113	Product Data
076113.002	Standing Seam Metal Roofing	076113	Shop Drawings
076113.003	Standing Seam Metal Roofing	076113	Coordination Drawings
076113.004	Standing Seam Metal Roofing	076113	Samples
076113.005	Standing Seam Metal Roofing	076113	Product Test Reports
076113.006	Standing Seam Metal Roofing	076113	Maintenance Data
076113.007	Standing Seam Metal Roofing	076113	Warranty
076200.001	Sheet Metal Flashing and Trim	076200	Product Data
076200.002	Sheet Metal Flashing and Trim	076200	Shop Drawings
076200.003	Sheet Metal Flashing and Trim	076200	Samples
076200.004	Sheet Metal Flashing and Trim	076200	Product Certificates
076200.005	Sheet Metal Flashing and Trim	076200	Product Test Reports
076200.006	Sheet Metal Flashing and Trim	076200	Warranty
079000.001	Sealants	079000	Product Data
079000.002	Sealants	079000	Color Chart
079000.003	Sealants	079000	Manufacturer Statements
079000.004	Sealants	079000	Warranty
081113.001	Hollow Metal Doors and Frames	081113	Product Data
081113.002	Hollow Metal Doors and Frames	081113	Shop Drawings
081113.003	Hollow Metal Doors and Frames	081113	Door Schedule
083113.001	Access Doors and Frames	083113	Product Data
083113.002	Access Doors and Frames	083113	Shop Drawings
083113.003	Access Doors and Frames	083113	Samples
083113.004	Access Doors and Frames	083113	Schedule
083313.001	Coiling Counter Doors - Non-rated Manual	083313	Product Data
083313.002	Coiling Counter Doors - Non-rated Manual	083313	Shop Drawings
083313.003	Coiling Counter Doors - Non-rated Manual	083313	Maintenance Data
089100.001	Louvers	089100	Product Data
089100.002	Louvers	089100	Shop Drawings
089100.003	Louvers	089100	Sample
092116.001	Gypsum Board Assemblies	092116	Product Data
093113.001	Access Doors and Frames	093113	Product Data
093113.002	Access Doors and Frames	093113	Shop Drawings
093113.003	Access Doors and Frames	093113	Samples
093113.004	Access Doors and Frames	093113	Schedule
093324.001	Overhead Coiling Doors	083324	Product Data
093324.002	Overhead Coiling Doors	083324	Shop Drawings
093324.003	Overhead Coiling Doors	083324	Samples
083500.001	Steel and Glass Bi-parting Doors	093500	Product Data
083500.002	Steel and Glass Bi-parting Doors	093500	Shop Drawings
083500.003	Steel and Glass Bi-parting Doors	093500	Certifications
083500.004	Steel and Glass Bi-parting Doors	093500	Door Manufacturer Reference List
084113.001	Aluminum-Framed Entrances and Storefronts	084113	Product Data
084113.002	Aluminum-Framed Entrances and Storefronts	084113	Shop Drawings
084113.003	Aluminum-Framed Entrances and Storefronts	084113	Samples
084113.004	Aluminum-Framed Entrances and Storefronts	084113	Test Reports
084413.001	Aluminum Curtain Walls	084413	Product Data
084413.002	Aluminum Curtain Walls	084413	Shop Drawings
084413.003	Aluminum Curtain Walls	084413	Samples
084413.004	Aluminum Curtain Walls	084413	Delegated Design Submittal
084413.005	Aluminum Curtain Walls	084413	Energy Performance Certificates
084413.006	Aluminum Curtain Walls	084413	Product Test Reports
084413.007	Aluminum Curtain Walls	084413	Field Quality Control Reports
084413.008	Aluminum Curtain Walls	084413	Warranty
085213.001	Aluminum-clad Wood Windows	095213	Product Data

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085213.002	Aluminum-clad Wood Windows	095213	Shop Drawings
085213.003	Aluminum-clad Wood Windows	095213	Samples
085800.001	Interior Aluminum Bullet Resistant Transaction Window	085800	Product Data
085800.002	Interior Aluminum Bullet Resistant Transaction Window	085800	Shop Drawings
087100.001	Door Hardware	087100	Hardware Schedule
087100.002	Door Hardware	087100	Samples
087100.003	Door Hardware	087100	Maintenance Manuals
087100.004	Door Hardware	087100	Templates
088100.001	Glass and Glazing	088100	Product Data
088100.002	Glass and Glazing	088100	Samples
088100.003	Glass and Glazing	088100	Glazing Schedule
088100.004	Glass and Glazing	088100	Sealant Reports
089100.001	Louvers	089100	Product Data
089100.002	Louvers	089100	Shop Drawings
089100.003	Louvers	089100	Samples
092116.001	Gypsum Board Assemblies	092116	Product Data
096513.001	Resilient Base and Accessories	096513	Product Data
096513.002	Resilient Base and Accessories	096513	Samples
097000.001	Aluminum Millwork Trim	097000	Product Data
099100.001	Painting	099100	Product Data
099100.002	Painting	099100	Samples
101400.001	Signage	101400	Product Data
101400.002	Signage	101400	Samples
101400.003	Signage	101400	Shop Drawings
101400.004	Signage	101400	Color Charts
101400.005	Signage	101400	Samples
102113.001	Toilet Compartments - Solid Plastic	102113	Product Data
102113.002	Toilet Compartments - Solid Plastic	102113	Shop Drawings
102113.003	Toilet Compartments - Solid Plastic	102113	Samples
102113.004	Toilet Compartments - Solid Plastic	102113	Maintenance Instructions
102113.005	Toilet Compartments - Solid Plastic	102113	Product Schedule
102113.006	Toilet Compartments - Solid Plastic	102113	Product Certificates
102813.001	Toilet Accessories	102813	Product Data
102813.002	Toilet Accessories	102813	List of Accessories
102814.001	Baby Changing Stations	102814	Product Data
102814.002	Baby Changing Stations	102814	Installation Instructions
104400.001	Fire Extinguishers and Cabinets	104400	Product Data
104400.002	Fire Extinguishers and Cabinets	104400	Samples
114005.001	Stainless Steel Casework	114005	Product Data
114005.002	Stainless Steel Casework	114005	Shop Drawings
313100.001	Soil Treatment	313100	Product Data
313100.002	Soil Treatment	313100	Product Certificates
313100.003	Soil Treatment	313100	Soil Treatment Application Report
321413.001	Permeable Unit Pavers	321413	Product Data
321413.002	Permeable Unit Pavers	321413	Certifications
321413.003	Permeable Unit Pavers	321413	Samples
321600.001	Curbs, Gutters, and Sidewalk	321600	Mix Design
329000.001	Planting	329000	Product Data
331000.001	Water Utilities	331000	Product Data
331000.002	Water Utilities	331000	Shop Drawings
333000.001	Sanitary Sewerage Utilities	333000	Product Data
333000.002	Sanitary Sewerage Utilities	333000	Shop Drawings
334000.001	Storm Drainage Utilities	334000	Shop Drawings

Number	Title	SpecSection	Description	Notes
031000.001	Concrete Forming and Accessories	031000	Product Data	
031000.002	Concrete Forming and Accessories	031000	Shop Drawings	
031000.003	Concrete Forming and Accessories	031000	Qualification Data	
031000.004	Concrete Forming and Accessories	031000	Research Reports	
031000.005	Concrete Forming and Accessories	031000	Field Quality Control Reports	
031000.006	Concrete Forming and Accessories	031000	Minutes of Preinstallation Conference	
031500.001	Hydrophilic Waterstop	031500	Product Data	
031500.002	Hydrophilic Waterstop	031500	Shop Drawings	
031500.003	Hydrophilic Waterstop	031500	Installer Qualifications	
031500.004	Hydrophilic Waterstop	031500	Samples	
031500.005	Hydrophilic Waterstop	031500	Warranty	
032000.001	Concrete Reinforcing	032000	Product Data	
032000.002	Concrete Reinforcing	032000	Shop Drawings	
032000.003	Concrete Reinforcing	032000	Construction Joint Layout	
032000.004	Concrete Reinforcing	032000	Welding Certificates	
032000.005	Concrete Reinforcing	032000	Material Test Reports	
032000.006	Concrete Reinforcing	032000	Field Quality Control Reports	
032000.007	Concrete Reinforcing	032000	Minutes of Preinstallation Conference	
033000.001	Cast-in-place Concrete	033000	Product Data	
033000.002	Cast-in-place Concrete	033000	Design Mixes	
033000.003	Cast-in-place Concrete	033000	Shop Drawings	
033000.004	Cast-in-place Concrete	033000	Material Certificates	
034500.001	Precast Architectural Concrete	034500	Product Data	
034500.002	Precast Architectural Concrete	034500	Design Mixes	
034500.003	Precast Architectural Concrete	034500	Shop Drawings	
034500.004	Precast Architectural Concrete	034500	Samples	
034500.005	Precast Architectural Concrete	034500	Welding Certificates	
034500.006	Precast Architectural Concrete	034500	Material Test Reports	
034500.007	Precast Architectural Concrete	034500	Field Quality Control Reports	
047313.001	Calcium Silicate Manufactured Stone	047313	Product Data	
047313.002	Calcium Silicate Manufactured Stone	047313	Samples	
047313.003	Calcium Silicate Manufactured Stone	047313	Mock Up	
051200.001	Structural Steel Framing	051200	Product Data	
051200.002	Structural Steel Framing	051200	Shop Drawings	
051200.003	Structural Steel Framing	051200	Welding Certificates	
051200.004	Structural Steel Framing	051200	Mill Test Reports	
051200.005	Structural Steel Framing	051200	Source Quality Control Reports	
053100.001	Steel Decking	053100	Product Data	
053100.002	Steel Decking	053100	Shop Drawings	
054000.001	Cold-formed Metal Framing	054000	Product Data	
054000.002	Cold-formed Metal Framing	054000	Shop Drawings	
054000.003	Cold-formed Metal Framing	054000	Mill Certificates	
054000.004	Cold-formed Metal Framing	054000	Welding Certificates	
055000.001	Metal Fabrications	055000	Product Data	
055000.002	Metal Fabrications	055000	Shop Drawings	
055000.003	Metal Fabrications	055000	Samples	
055000.004	Metal Fabrications	055000	Welding Certificates	
055000.005	Metal Fabrications	055000	Qualification Data	
055150.001	Fixed Aluminum Access Ladder	055150	Product Data	
055150.002	Fixed Aluminum Access Ladder	055150	Shop Drawings	
055150.003	Fixed Aluminum Access Ladder	055150	Qualification Data	
055150.004	Fixed Aluminum Access Ladder	055150	Samples	
055213.001	Pipe and Tube Railing	055213	Product Data	
055213.002	Pipe and Tube Railing	055213	Shop Drawings	
055213.003	Pipe and Tube Railing	055213	Samples	
055213.004	Pipe and Tube Railing	055213	Test Reports	
062000.001	General Carpentry	062000	Product Data	
062200.001	Millwork	062200	Shop Drawings	
062200.002	Millwork	062200	Product Data	
062200.003	Millwork	062200	Certifications	
068200.001	Glass Fiber Reinforced Plastic (FRP)	068200	Product Data	
068200.002	Glass Fiber Reinforced Plastic (FRP)	068200	Shop Drawings	
068200.003	Glass Fiber Reinforced Plastic (FRP)	068200	Samples	
071113.001	Bituminous Dampproofing	071113	Product Data	
071416.001	Fluid Applied Waterproofing	071416	Product Data	
071416.002	Fluid Applied Waterproofing	071416	Samples	
071900.001	Water Repellents	071900	Product Data	
072113.001	Board Insulation	072113	Product Data	
072116.001	Blanket Insulation	072116	Product Data	
072413.001	Polymer Based Exterior Insulation and Finish System	072413	Product Data	
072413.002	Polymer Based Exterior Insulation and Finish System	072413	Shop Drawings	
072413.003	Polymer Based Exterior Insulation and Finish System	072413	Samples	

072413.004	Polymer Based Exterior Insulation and Finish System	072413	Field Quality Control Reports
072413.005	Polymer Based Exterior Insulation and Finish System	072413	Product Certificates
072413.006	Polymer Based Exterior Insulation and Finish System	072413	Research Reports
072413.007	Polymer Based Exterior Insulation and Finish System	072413	Maintenance Data
072726.001	Fluid Applies Membrane Air Barriers	072726	Product Data
072726.002	Fluid Applies Membrane Air Barriers	072726	Shop Drawings
072726.003	Fluid Applies Membrane Air Barriers	072726	Product Certificates
072726.004	Fluid Applies Membrane Air Barriers	072726	Product Test Reports
075419.001	Polyvinyl-chloride (PVC) Roofing	075419	Product Data
075419.002	Polyvinyl-chloride (PVC) Roofing	075419	Shop Drawings
075419.003	Polyvinyl-chloride (PVC) Roofing	075419	Samples
075419.004	Polyvinyl-chloride (PVC) Roofing	075419	Installer Certificates
075419.005	Polyvinyl-chloride (PVC) Roofing	075419	Manufacturer Certificates
076113.001	Standing Seam Metal Roofing	076113	Product Data
076113.002	Standing Seam Metal Roofing	076113	Shop Drawings
076113.003	Standing Seam Metal Roofing	076113	Coordination Drawings
076113.004	Standing Seam Metal Roofing	076113	Samples
076113.005	Standing Seam Metal Roofing	076113	Product Test Reports
076113.006	Standing Seam Metal Roofing	076113	Maintenance Data
076113.007	Standing Seam Metal Roofing	076113	Warranty
076200.001	Sheet Metal Flashing and Trim	076200	Product Data
076200.002	Sheet Metal Flashing and Trim	076200	Shop Drawings
076200.003	Sheet Metal Flashing and Trim	076200	Samples
076200.004	Sheet Metal Flashing and Trim	076200	Product Certificates
076200.005	Sheet Metal Flashing and Trim	076200	Product Test Reports
076200.006	Sheet Metal Flashing and Trim	076200	Warranty
077233.001	Roof Hatch	072333	Product Data
077233.002	Roof Hatch	072333	Shop Drawings
078400.001	Through-penetration Firestop Systems	078400	Product Data
078400.002	Through-penetration Firestop Systems	078400	Shop Drawings
078400.003	Through-penetration Firestop Systems	078400	Product Certificates
078400.004	Through-penetration Firestop Systems	078400	Test Reports
079000.001	Sealants	079000	Product Data
079000.002	Sealants	079000	Color Chart
079000.003	Sealants	079000	Manufacturer Statements
079000.004	Sealants	079000	Warranty
081113.001	Hollow Metal Doors and Frames	081113	Product Data
081113.002	Hollow Metal Doors and Frames	081113	Shop Drawings
081113.003	Hollow Metal Doors and Frames	081113	Door Schedule
081416.001	Flush Wood Doors	081416	Product Data
081416.002	Flush Wood Doors	081416	Shop Drawings
081416.003	Flush Wood Doors	081416	Door Schedule
081416.004	Flush Wood Doors	081416	Samples
081416.005	Flush Wood Doors	081416	Certifications
093113.001	Access Doors and Frames	093113	Product Data
093113.002	Access Doors and Frames	093113	Shop Drawings
093113.003	Access Doors and Frames	093113	Samples
093113.004	Access Doors and Frames	093113	Schedule
093324.001	Overhead Coiling Doors	083324	Product Data
093324.002	Overhead Coiling Doors	083324	Shop Drawings
093324.003	Overhead Coiling Doors	083324	Samples
083500.001	Steel and Glass Bi-parting Doors	093500	Product Data
083500.002	Steel and Glass Bi-parting Doors	093500	Shop Drawings
083500.003	Steel and Glass Bi-parting Doors	093500	Certifications
083500.004	Steel and Glass Bi-parting Doors	093500	Door Manufacturer Reference List
084113.001	Aluminum-Framed Entrances and Storefronts	084113	Product Data
084113.002	Aluminum-Framed Entrances and Storefronts	084113	Shop Drawings
084113.003	Aluminum-Framed Entrances and Storefronts	084113	Samples
084113.004	Aluminum-Framed Entrances and Storefronts	084113	Test Reports
084413.001	Aluminum Curtain Walls	084413	Product Data
084413.002	Aluminum Curtain Walls	084413	Shop Drawings
084413.003	Aluminum Curtain Walls	084413	Samples
084413.004	Aluminum Curtain Walls	084413	Delegated Design Submittal
084413.005	Aluminum Curtain Walls	084413	Energy Performance Certificates
084413.006	Aluminum Curtain Walls	084413	Product Test Reports
084413.007	Aluminum Curtain Walls	084413	Field Quality Control Reports
084413.008	Aluminum Curtain Walls	084413	Warranty
085213.001	Aluminum-clad Wood Windows	095213	Product Data
085213.002	Aluminum-clad Wood Windows	095213	Shop Drawings
085213.003	Aluminum-clad Wood Windows	095213	Samples
085800.001	Interior Aluminum Bullet Resistant Transaction Window	085800	Product Data
085800.002	Interior Aluminum Bullet Resistant Transaction Window	085800	Shop Drawings
087100.001	Door Hardware	087100	Hardware Schedule

087100.002	Door Hardware	087100	Samples
087100.003	Door Hardware	087100	Maintenance Manuals
087100.004	Door Hardware	087100	Templates
088100.001	Glass and Glazing	088100	Product Data
088100.002	Glass and Glazing	088100	Samples
088100.003	Glass and Glazing	088100	Glazing Schedule
088100.004	Glass and Glazing	088100	Sealant Reports
089100.001	Louvers	089100	Product Data
089100.002	Louvers	089100	Shop Drawings
089100.003	Louvers	089100	Samples
092116.001	Gypsum Board Assemblies	092116	Product Data
093000.001	Tiling	093000	Samples
093000.002	Tiling	093000	Certifications
093000.003	Tiling	093000	Shop Drawings
093000.004	Tiling	093000	Product Data
095100.001	Acoustical Ceiling	095100	Product Specifications
095100.002	Acoustical Ceiling	095100	Maintenance Data
095100.003	Acoustical Ceiling	095100	Shop Drawings
095100.004	Acoustical Ceiling	095100	Samples
096513.001	Resilient Base and Accessories	096513	Product Data
096513.002	Resilient Base and Accessories	096513	Samples
096519.001	Resilient Tile Floorings	096519	Product Data
096519.002	Resilient Tile Floorings	096519	Samples
096711.001	Resinous Flooring	096711	Product Data
096711.002	Resinous Flooring	096711	Samples
096711.003	Resinous Flooring	096711	Color Chart
096813.001	Tile Carpeting	096813	Product Data
096813.002	Tile Carpeting	096813	Shop Drawings
096813.003	Tile Carpeting	096813	Samples
096813.004	Tile Carpeting	096813	Product Schedule
096813.005	Tile Carpeting	096813	Maintenance Data
097200.001	Textile Wallcovering	097200	Product Data
097200.002	Textile Wallcovering	097200	Shop Drawings
097200.003	Textile Wallcovering	097200	Samples
097200.004	Textile Wallcovering	097200	Product Test Reports
097200.005	Textile Wallcovering	097200	Maintenance Data
098129.001	Sprayed Acoustic Insulation	098129	Product Data
098129.002	Sprayed Acoustic Insulation	098129	Manufacturer's Certifications
099100.001	Painting	099100	Product Data
099100.002	Painting	099100	Samples
099600.001	High-performance Coatings	099600	Product Data
099600.002	High-performance Coatings	099600	Samples
099860.001	Sanitary Wall Finish	099860	Samples
099860.002	Sanitary Wall Finish	099860	Shop Drawings
099860.003	Sanitary Wall Finish	099860	Installation Guide
101100.001	Visual Display Surfaces	101100	Product Data
101100.002	Visual Display Surfaces	101100	Shop Drawings
101100.003	Visual Display Surfaces	101100	Sample
101100.004	Visual Display Surfaces	101100	Manufacturer's Certificate
101400.001	Signage	101400	Product Data
101400.002	Signage	101400	Samples
101400.003	Signage	101400	Shop Drawings
101400.004	Signage	101400	Color Chart
101400.005	Signage	101400	Samples
102113.001	Toilet Compartments - Solid Plastic	102113	Product Data
102113.002	Toilet Compartments - Solid Plastic	102113	Shop Drawings
102113.003	Toilet Compartments - Solid Plastic	102113	Samples
102113.004	Toilet Compartments - Solid Plastic	102113	Maintenance Data
102113.005	Toilet Compartments - Solid Plastic	102113	Product Schedule
102613.001	Corner Guards	102613	Product Data
102613.002	Corner Guards	102613	Shop Drawings
102613.003	Corner Guards	102613	Samples
102613.004	Corner Guards	102613	Product Test Reports
102613.005	Corner Guards	102613	Maintenance Data
102813.001	Toilet Accessories	102813	Product Data
102813.002	Toilet Accessories	102813	List of Accessories
104400.001	Fire Extinguishers and Cabinets	104400	Product Data
104400.002	Fire Extinguishers and Cabinets	104400	Samples
105113.001	Lockers and Shelving	105113	Product Data
105113.002	Lockers and Shelving	105113	Shop Drawings
105113.003	Lockers and Shelving	105113	Samples
105113.004	Lockers and Shelving	105113	Maintenance Data
105113.005	Lockers and Shelving	105113	Warranty

105143.001	Turn-out Gear Lockers	105143	Product Data
105143.002	Turn-out Gear Lockers	105143	Shop Drawings
105143.003	Turn-out Gear Lockers	105143	Samples
105143.004	Turn-out Gear Lockers	105143	Maintenance Data
105143.005	Turn-out Gear Lockers	105143	Warranty
107323.001	Pre-engineered Metal Canopy	107323	Shop Drawings
107323.002	Pre-engineered Metal Canopy	107323	Product Data
107323.003	Pre-engineered Metal Canopy	107323	Calculations
107323.004	Pre-engineered Metal Canopy	107323	Color Samples
122116.001	Horizontal Faux Wood Blinds	122115	Product Data
122116.002	Horizontal Faux Wood Blinds	122115	Shop Drawings
122116.003	Horizontal Faux Wood Blinds	122115	Samples
122116.004	Horizontal Faux Wood Blinds	122115	Schedule
122116.005	Horizontal Faux Wood Blinds	122115	Maintenance Data
122400.001	Window Shades	122400	Product Data
122400.002	Window Shades	122400	Shop Drawings
122400.003	Window Shades	122400	Locations of Shade Controls
122400.004	Window Shades	122400	Samples
122400.005	Window Shades	122400	Schedule
122400.006	Window Shades	122400	Installation Guide
122400.007	Window Shades	122400	Maintenance Data
123661.001	Quartz Countertops	123661	Shop Drawings
123661.002	Quartz Countertops	123661	Samples
142100.001	Electric Traction Elevators	142100	Shop Drawings
142100.002	Electric Traction Elevators	142100	Samples
142100.003	Electric Traction Elevators	142100	Maintenance Manuals
142100.004	Electric Traction Elevators	142100	Certificates
210000.001	Common Work Results for Fire Protection	210000	Product Data
210000.002	Common Work Results for Fire Protection	210000	Shop Drawings
210000.003	Common Work Results for Fire Protection	210000	Supplier List
210000.004	Common Work Results for Fire Protection	210000	Subcontract List
210080.001	Fire Protection Project Record Documents	210080	Record Drawings
210080.002	Fire Protection Project Record Documents	210080	Record Specifications
210100.001	Penetration Firestopping	210100	Product Data
210100.002	Penetration Firestopping	210100	Shop Drawings
210100.003	Penetration Firestopping	210100	Qualification Data
210548.001	Vibration and Seismic Controls for Fire-Suppression Piping and Equipment	210548	Calculations
210548.002	Vibration and Seismic Controls for Fire-Suppression Piping and Equipment	210548	Product Data
210548.003	Vibration and Seismic Controls for Fire-Suppression Piping and Equipment	210548	Delegated Design Submittal
210548.004	Vibration and Seismic Controls for Fire-Suppression Piping and Equipment	210548	Welding Certificates
210548.005	Vibration and Seismic Controls for Fire-Suppression Piping and Equipment	210548	Qualification Data
211000.001	Water-based Fire Suppression Systems	211000	Product Data
211000.002	Water-based Fire Suppression Systems	211000	Shop Drawings
211000.003	Water-based Fire Suppression Systems	211000	Field Test Reports
211000.004	Water-based Fire Suppression Systems	211000	Field Quality Control Test Reports
211000.005	Water-based Fire Suppression Systems	211000	Maintenance Data
211100.001	Dry Chemical Agent Fire Suppression System	211100	Product Data
211100.002	Dry Chemical Agent Fire Suppression System	211100	Shop Drawings
211100.003	Dry Chemical Agent Fire Suppression System	211100	Seismic Qualification Certificates
211100.004	Dry Chemical Agent Fire Suppression System	211100	Welding Certificates
211100.005	Dry Chemical Agent Fire Suppression System	211100	Field Quality Control Reports
211100.006	Dry Chemical Agent Fire Suppression System	211100	Maintenance Data
211100.007	Dry Chemical Agent Fire Suppression System	211100	Warranty
220080.001	Plumbing Project Record Documents	220080	Record Drawings
220080.002	Plumbing Project Record Documents	220080	Record Specifications
220100.001	Penetration Firestopping	220100	Product Data
220100.002	Penetration Firestopping	220100	Shop Drawings
220100.003	Penetration Firestopping	220100	Qualification Data
220500.001	Common Work Results for Plumbing	220500	Product Data
220500.002	Common Work Results for Plumbing	220500	Shop Drawings
220500.003	Common Work Results for Plumbing	220500	Supplier List
220500.004	Common Work Results for Plumbing	220500	Subcontract List
220516.001	Expansion Fittings and Loops for Plumbing Piping	220516	Calculations
220516.002	Expansion Fittings and Loops for Plumbing Piping	220516	Product Data
220516.003	Expansion Fittings and Loops for Plumbing Piping	220516	Delegated Design Submittal
220516.004	Expansion Fittings and Loops for Plumbing Piping	220516	Welding Certificates
220516.005	Expansion Fittings and Loops for Plumbing Piping	220516	Product Certificates
220516.006	Expansion Fittings and Loops for Plumbing Piping	220516	Maintenance Data
220519.001	Meters and Gages for Plumbing Piping	220519	Product Data
220519.002	Meters and Gages for Plumbing Piping	220519	Maintenance Data
220523.001	General Duty Valves for Plumbing Piping	220523	Product Data
220529.001	Hangers and Supports for Plumbing Piping and Equipment	220529	Product Data
220529.002	Hangers and Supports for Plumbing Piping and Equipment	220529	Shop Drawings

220529.003	Hangers and Supports for Plumbing Piping and Equipment	220529	Welding Certificates
220548.001	Vibration and Seismic Controls for Plumbing Piping and Equipment	220548	Product Data
220548.002	Vibration and Seismic Controls for Plumbing Piping and Equipment	220548	Delegated Design Submittal
220548.003	Vibration and Seismic Controls for Plumbing Piping and Equipment	220548	Welding Certificates
220548.004	Vibration and Seismic Controls for Plumbing Piping and Equipment	220548	Qualification Data
220548.005	Vibration and Seismic Controls for Plumbing Piping and Equipment	220548	Field Quality Control Test Reports
220553.001	Identification for Plumbing Piping and Equipment	220553	Product Data
220553.002	Identification for Plumbing Piping and Equipment	220553	Color Code Schedule
220700.001	Plumbing Insulation	220700	Product Data
220700.002	Plumbing Insulation	220700	Shop Drawings
220700.003	Plumbing Insulation	220700	Field Quality Control Reports
221113.001	Facility Water Distribution Piping	221113	Product Data
221113.002	Facility Water Distribution Piping	221113	Shop Drawings
221113.003	Facility Water Distribution Piping	221113	Field Quality Control Test Reports
221113.004	Facility Water Distribution Piping	221113	Maintenance Data
221116.001	Domestic Water Piping	221116	Product Data
221116.002	Domestic Water Piping	221116	Field Quality Control Reports
221119.001	Domestic Water Piping Specialties	221119	Product Data
221119.002	Domestic Water Piping Specialties	221119	Field Quality Control Reports
221119.003	Domestic Water Piping Specialties	221119	Maintenance Data
221123.001	Domestic Water Pumps	221123	Product Data
221123.002	Domestic Water Pumps	221123	Shop Drawings
221123.003	Domestic Water Pumps	221123	Maintenance Drawings
221316.001	Drain, Waste and Vent Piping	221316	Field Quality Control Reports
221319.001	Sanitary Waste Piping Specialties	221319	Product Data
221413.001	Facility Storm Drainage Piping	221413	Field Quality Control Inspection and Test Reports
221423.001	Storm Drainage Piping Specialties	221423	Product Data
221519.001	General-service Packaged Air Compressors and Receivers	221519	Product Data
221519.002	General-service Packaged Air Compressors and Receivers	221519	Delegated Design Submittal
221519.003	General-service Packaged Air Compressors and Receivers	221519	Seismic Qualification Certificates
221519.004	General-service Packaged Air Compressors and Receivers	221519	Maintenance Data
223313.001	Instantaneous Gas-fired Domestic Water Heaters	223313	Product Data
224000.001	Plumbing Fixtures	224000	Product Data
224000.002	Plumbing Fixtures	224000	Shop Drawings
224000.003	Plumbing Fixtures	224000	Maintenance Data
224500.001	Emergency Plumbing Fixtures	224500	Product Data
224500.002	Emergency Plumbing Fixtures	224500	Maintenance Data
224700.001	Water Coolers	224700	Product Data
224700.002	Water Coolers	224700	Shop Drawings
224700.003	Water Coolers	224700	Maintenance Data
230100.001	Penetration Firestopping	230100	Product Data
230100.002	Penetration Firestopping	230100	Shop Drawings
230100.003	Penetration Firestopping	230100	Qualification Data
230500.001	Common Work Results for HVAC	230500	Welding Certificates
230529.001	Hangers and Supports for HVAC Piping and Equipment	230529	Product Data
230529.002	Hangers and Supports for HVAC Piping and Equipment	230529	Shop Drawings
230529.003	Hangers and Supports for HVAC Piping and Equipment	230529	Welding Certificates
230548.001	Vibration and Seismic Controls for HVAC Piping and Equipment	230548	Product Data
230548.002	Vibration and Seismic Controls for HVAC Piping and Equipment	230548	Delegated Design Submittal
230548.003	Vibration and Seismic Controls for HVAC Piping and Equipment	230548	Welding Certificates
230548.004	Vibration and Seismic Controls for HVAC Piping and Equipment	230548	Qualification Data
230548.005	Vibration and Seismic Controls for HVAC Piping and Equipment	230548	Field Quality Control Test Reports
230553.001	Identification for HVAC Piping and Equipment	230553	Product Data
230593.001	Testing, Adjusting, and Balancing for HVAC	230593	Strategies and Procedures Plan
230593.002	Testing, Adjusting, and Balancing for HVAC	230593	Daily Field Reports
230593.003	Testing, Adjusting, and Balancing for HVAC	230593	TAB Report
230593.004	Testing, Adjusting, and Balancing for HVAC	230593	Warranties
230700.001	HVAC Insulation	230700	Product Data
230700.002	HVAC Insulation	230700	Shop Drawings
230700.003	HVAC Insulation	230700	Field Quality Control Reports
230900.001	Instrument and Control for HVAC	230900	Product Data
230900.002	Instrument and Control for HVAC	230900	Shop Drawings
230900.003	Instrument and Control for HVAC	230900	Operations Manual
230900.004	Instrument and Control for HVAC	230900	Field Quality Control Test Reports
230900.005	Instrument and Control for HVAC	230900	Maintenance Data
231123.001	Facility Natural-Gas Piping	231123	Product Data
231123.002	Facility Natural-Gas Piping	231123	Shop Drawings
231123.003	Facility Natural-Gas Piping	231123	Delegated Design Submittal
231123.004	Facility Natural-Gas Piping	231123	Welding Certificates
231123.005	Facility Natural-Gas Piping	231123	Field Quality Control Test Reports
231123.006	Facility Natural-Gas Piping	231123	Operation and Maintenance Data
232300.001	Refrigerant Piping	232300	Product Data
232300.002	Refrigerant Piping	232300	Shop Drawings

232300.003	Refrigerant Piping	232300	Field Quality Control Test Reports
232300.004	Refrigerant Piping	232300	Maintenance Data
233113.001	Metal Ducts	233113	Product Data
233113.002	Metal Ducts	233113	Shop Drawings
233113.003	Metal Ducts	233113	Delegated Design Submittal
233113.004	Metal Ducts	233113	Welding Certificates
233300.001	Air Duct Accessories	233300	Product Data
233300.002	Air Duct Accessories	233300	Shop Drawings
233300.003	Air Duct Accessories	233300	Operation and Maintenance Data
233413.001	Axial HVAC Fans	233413	Product Data
233413.002	Axial HVAC Fans	233413	Shop Drawings
233413.003	Axial HVAC Fans	233413	Coordination Drawings
233413.004	Axial HVAC Fans	233413	Seismic Qualification Data
233413.005	Axial HVAC Fans	233413	Field Quality Control Reports
233416.001	Centrifugal HVAC Fans	233416	Product Data
233416.002	Centrifugal HVAC Fans	233416	Shop Drawings
233416.003	Centrifugal HVAC Fans	233416	Sustainable Design Submittal
233416.004	Centrifugal HVAC Fans	233416	Delegated Design Submittal
233416.005	Centrifugal HVAC Fans	233416	Coordination Drawings
233416.006	Centrifugal HVAC Fans	233416	Seismic Qualification Data
233416.007	Centrifugal HVAC Fans	233416	Field Quality Control Reports
233423.001	HVAC Power Ventilators	233423	Product Data
233423.002	HVAC Power Ventilators	233423	Shop Drawings
233423.003	HVAC Power Ventilators	233423	Delegated Design Submittal
233423.004	HVAC Power Ventilators	233423	Coordination Drawings
233423.005	HVAC Power Ventilators	233423	Seismic Qualification Data
233423.006	HVAC Power Ventilators	233423	Field Quality Control Reports
233524.001	Straight Rail Vehicle Removal System	233524	Product Data
233713.001	Diffusers, Registers, and Grilles	233713	Product Data
233713.002	Diffusers, Registers, and Grilles	233713	Samples
234100.001	Particulate Air Filtration	234100	Product Data
234100.002	Particulate Air Filtration	234100	Shop Drawings
234100.003	Particulate Air Filtration	234100	Seismic Qualification Data
234100.004	Particulate Air Filtration	234100	Product Test Reports
234100.005	Particulate Air Filtration	234100	Field Quality Control Reports
235123.001	Gas Vents	235123	Product Data
235123.002	Gas Vents	235123	Shop Drawings
235123.003	Gas Vents	235123	Welding Certificates
235123.004	Gas Vents	235123	Warranty
235400.001	Furnaces	235400	Product Data
235400.002	Furnaces	235400	Maintenance Data
235400.003	Furnaces	235400	Warranty
235523.001	Gas-Fired Radiant Heaters	235523	Product Data
235523.002	Gas-Fired Radiant Heaters	235523	Shop Drawings
235523.003	Gas-Fired Radiant Heaters	235523	Field Quality Control Test Reports
239000.001	Louvers and Vents	239000	Product Data
239000.002	Louvers and Vents	239000	Shop Drawings
239000.003	Louvers and Vents	239000	Samples
239000.004	Louvers and Vents	239000	Delegated Design Submittal
239000.005	Louvers and Vents	239000	Product Test Reports
260100.001	Penetration Firestopping	260100	Product Data
260100.002	Penetration Firestopping	260100	Shop Drawings
260100.003	Penetration Firestopping	260100	Qualification Data
260519.001	Low-Voltage Electrical Power Conductors and Cables	260519	Product Data
260519.002	Low-Voltage Electrical Power Conductors and Cables	260519	Field Quality Control Test Reports
260529.001	Grounding and Bonding for Electrical Systems	260526	Product Data
260529.002	Grounding and Bonding for Electrical Systems	260526	Field Quality Control Test Reports
260529.001	Hangers and Supports for Electrical Systems	260529	Product Data
260529.002	Hangers and Supports for Electrical Systems	260529	Shop Drawings
260529.003	Hangers and Supports for Electrical Systems	260529	Welding Certificates
260533.001	Raceway and Boxes for Electrical Systems	260533	Product Data
260548.001	Vibration and Seismic Controls for Electrical Systems	260548	Product Data
260548.002	Vibration and Seismic Controls for Electrical Systems	260548	Delegated Design Submittal
260548.003	Vibration and Seismic Controls for Electrical Systems	260548	Welding Certificates
260548.004	Vibration and Seismic Controls for Electrical Systems	260548	Qualification Data
260548.005	Vibration and Seismic Controls for Electrical Systems	260548	Field Quality Control Test Reports
260553.001	Identification for Electrical Systems	260553	Product Data
260573.001	Overcurrent Protective Device Coordination	260573	Product Data
260573.002	Overcurrent Protective Device Coordination	260573	Product Certificates
260573.003	Overcurrent Protective Device Coordination	260573	Qualification Data
260573.004	Overcurrent Protective Device Coordination	260573	Coordination Study
260573.005	Overcurrent Protective Device Coordination	260573	Equipment Evaluation Study Report
260573.006	Overcurrent Protective Device Coordination	260573	Setting Report

260923.001	Lighting Control Devices	260923	Product Data
260923.002	Lighting Control Devices	260923	Field Quality Control Reports
260923.003	Lighting Control Devices	260923	Maintenance Data
262413.001	Switchboards	262413	Product Data
262413.002	Switchboards	262413	Shop Drawings
262413.003	Switchboards	262413	Seismic Qualification Certificates
262413.004	Switchboards	262413	Field Quality Control Reports
262413.005	Switchboards	262413	Maintenance Data
262416.001	Panelboards	262416	Product Data
262416.002	Panelboards	262416	Shop Drawings
262416.003	Panelboards	262416	Seismic Qualification Certificates
262416.004	Panelboards	262416	Field Quality Control Reports
262416.005	Panelboards	262416	Panelboard Schedules
262416.006	Panelboards	262416	Maintenance Data
262726.001	Wiring Devices	262726	Product Data
262726.002	Wiring Devices	262726	Shop Drawings
262726.003	Wiring Devices	262726	Samples
262726.004	Wiring Devices	262726	Maintenance Data
263213.001	Engine Generators	263213	Product Data
263213.002	Engine Generators	263213	Shop Drawings
263213.003	Engine Generators	263213	Seismic Qualification Certificates
263213.004	Engine Generators	263213	Quality Control Test Reports
263213.005	Engine Generators	263213	Maintenance Data
263213.006	Engine Generators	263213	Coordination Study
263213.007	Engine Generators	263213	Warranty
264113.001	Lighting Protection for Structures	264113	Product Data
264113.002	Lighting Protection for Structures	264113	Shop Drawings
264113.003	Lighting Protection for Structures	264113	Qualification Data
264113.004	Lighting Protection for Structures	264113	Certifications
264113.005	Lighting Protection for Structures	264113	Field Quality Control Reports
264313.001	Transient-voltage Suppression for Low-voltage Electrical Power Circuits	264313	Product Data
264313.002	Transient-voltage Suppression for Low-voltage Electrical Power Circuits	264313	Field Quality Control Test Reports
264313.003	Transient-voltage Suppression for Low-voltage Electrical Power Circuits	264313	Maintenance Data
265119.001	LED Interior Lighting	265119	Product Data
265119.002	LED Interior Lighting	265119	Shop Drawings
265119.003	LED Interior Lighting	265119	Product Schedule
265119.004	LED Interior Lighting	265119	Coordination Drawings
265119.005	LED Interior Lighting	265119	Seismic Qualification Certificates
265119.006	LED Interior Lighting	265119	Product Certificates
265119.007	LED Interior Lighting	265119	Warranty
265619.001	LED Exterior Lighting	265619	Product Data
265619.002	LED Exterior Lighting	265619	Shop Drawings
265619.003	LED Exterior Lighting	265619	Seismic Qualification Data
265619.004	LED Exterior Lighting	265619	Product Certificates
265619.005	LED Exterior Lighting	265619	Warranty
271100.001	Communications Equipment Room Fittings	271100	Product Data
271100.002	Communications Equipment Room Fittings	271100	Shop Drawings
271100.003	Communications Equipment Room Fittings	271100	Qualification Data
271300.001	Communications Backbone Cabling	271300	Product Data
271300.002	Communications Backbone Cabling	271300	Shop Drawings
271300.003	Communications Backbone Cabling	271300	Qualification Data
271300.004	Communications Backbone Cabling	271300	Source Quality Control Reports
271300.005	Communications Backbone Cabling	271300	Field Quality Control Reports
271300.006	Communications Backbone Cabling	271300	Maintenance Data
271500.001	Communications Horizontal Cabling	271500	Product Data
271500.002	Communications Horizontal Cabling	271500	Shop Drawings
271500.003	Communications Horizontal Cabling	271500	Samples
271500.004	Communications Horizontal Cabling	271500	Qualification Data
271500.005	Communications Horizontal Cabling	271500	Source Quality Control Reports
271500.006	Communications Horizontal Cabling	271500	Field Quality Control Reports
271500.007	Communications Horizontal Cabling	271500	Maintenance Data
283111.001	Digital, Addressable Fire-Alarm Systems	283111	Product Data
283111.002	Digital, Addressable Fire-Alarm Systems	283111	Shop Drawings
283111.003	Digital, Addressable Fire-Alarm Systems	283111	Qualification Data
283111.004	Digital, Addressable Fire-Alarm Systems	283111	Seismic Qualifications Certificates
283111.005	Digital, Addressable Fire-Alarm Systems	283111	Field Quality Control Reports
283111.006	Digital, Addressable Fire-Alarm Systems	283111	Maintenance Data
310000.001	Earthwork	310000	Test Reports
313100.001	Soil Treatment	313100	Product Data
313100.002	Soil Treatment	313100	Product Certificates
313100.003	Soil Treatment	313100	Soil Treatments Application Report
316000.01	Aggregate Piers	316000	Product Data
316000.02	Aggregate Piers	316000	Shop Drawings

Exhibit F - Submittal Log
Hendersonville Fire Station 1

8/12/2017
Item A.

316000.03	Aggregate Piers	316000	Certifications
321600.001	Curbs, Gutters, and Sidewalks	321600	Mix Design
321600.002	Curbs, Gutters, and Sidewalks	321600	Test Reports
321600.003	Curbs, Gutters, and Sidewalks	321600	Joint Layout
321723.001	Pavement Markings	321723	Product Data
321723.002	Pavement Markings	321723	Shop Drawings
32900.001	Planting	329000	Soil Test Reports
32900.002	Planting	329000	Seed and Fertilizer Reports
329200.001	Topsoiling and Seeding	329200	Seed and Fertilizer Reports
331000.001	Water Utilities	331000	Shop Drawings
333000.001	Sanitary Sewerage Utilities	333000	Shop Drawings
334000.001	Storm Drainage Utilities	334000	Shop Drawings



Hendersonville Fire Station 1
Hendersonville, NC
8/12/22

Exhibit G - Cost Savings Tracker

Item	Description	Total	Status (P,A,R)	Pending	Either/Or	Accepted	Rejected	Comments
1	Abrasive polished concrete in lieu of epoxy flooring at Apparatus Bay	(\$51,000)	p	\$ (51,000)	\$ -	\$ -	\$ -	hardner/densifier, life span & safety concerns
2	Mechanically fastened PVC roofing membrane system ilo fully adhered	(\$76,030)	r	\$ -	\$ -	\$ -	\$ (76,030)	can't accept with #3
3	Fully adhered TPO roofing membrane ilo fully adhered PVC	(\$55,266)	a	\$ -	\$ -	\$ (55,266)	\$ -	can't accept with #2
4	Utilize fiber cement board siding behind Edwards Park building signage in lieu of phenolic wood panels	(\$34,002)	r	\$ -	\$ -	\$ -	\$ (34,002)	
5	Remove phenolic panel from Edwards Park mockup wall	(\$3,375)	a	\$ -	\$ -	\$ (3,375)	\$ -	
6	Wood framing for concession building in lieu of CMU (ROM)	(\$65,050)	r	\$ -	\$ -	\$ -	\$ (65,050)	maintenance concern long term, bid in primary tire district
7	Updated concrete pricing (scope concrete paving double up with sitework)	(\$121,685)	a	\$ -	\$ -	\$ (121,685)	\$ -	
8	Utilize Rockcast for stone veneer and cast stone trims in lieu of specified	(\$20,000)	p	\$ (20,000)	\$ -	\$ -	\$ -	ADW to review data/samples
9	Utilize a 2.5mm LVT in lieu of specified 5mm	(\$18,000)	r	\$ -	\$ -	\$ -	\$ (18,000)	
10	Utilize Sculpture base at Edwards Park building in lieu of Schluter Metal base	(\$2,900)	a	\$ -	\$ -	\$ (2,900)	\$ -	
11	Painted structure in lieu of K-13 spray insulation at Fitness Rm	(\$2,324)	r	\$ -	\$ -	\$ -	\$ (2,324)	
12	Painted structure in lieu of K-13 spray insulation at Training Rm	\$0	r	\$ -	\$ -	\$ -	\$ -	
13	Painted structure in lieu of K-13 spray insulation at Apparatus Bay	\$0	r	\$ -	\$ -	\$ -	\$ -	
14	Vinyl windows in lieu of aluminum	\$0	r	\$ -	\$ -	\$ -	\$ -	affects long term maintenance/durability
15	Aluminum storefront windows in lieu of aluminum clad wood	\$0	p	\$ -	\$ -	\$ -	\$ -	can't accept with #14
16	Manual flush valves on toilets (includes wiring deduct) - HFS1	(\$5,100)	a	\$ -	\$ -	\$ (5,100)	\$ -	
17	Manual flush valves on urinals (includes wiring deduct) - HFS1	(\$3,160)	a	\$ -	\$ -	\$ (3,160)	\$ -	
18	Manual faucets on P-5 lavatories - HFS1	(\$1,785)	a	\$ -	\$ -	\$ (1,785)	\$ -	
19	Standard pump on elevator sump	(\$1,765)	a	\$ -	\$ -	\$ (1,765)	\$ -	needs to meet code but should be good

20	Manual flush valves on toilets (includes wiring deduct) - Edwards Park	(\$2,785)	r	\$	-	\$	-	\$	-	\$	(2,785)	
21	Manual flush valves on urinals (includes wiring deduct) - Edwards Park	(\$900)	r	\$	-	\$	-	\$	-	\$	(900)	
22	Manual faucets on P-5 lavatories - Edwards Park	(\$1,785)	r	\$	-	\$	-	\$	-	\$	(1,785)	
23	Brick veneer in lieu of EIFS cornice around Fire Station (from CD) (ROM)	(\$18,225)	r	\$	-	\$	-	\$	-	\$	(18,225)	
24	Updated drywall pricing (remove blocking scope double up with masonry)	(\$19,145)	a	\$	-	\$	-	\$	(19,145)	\$	-	
25	Updated HVAC pricing (remove disconnect scope double up with electrical)	(\$6,700)	a	\$	-	\$	-	\$	(6,700)	\$	-	
26	Utilize single wall spiral ductwork in lieu of double wall at Training 102 & Fitness	(\$1,500)	r	\$	-	\$	-	\$	-	\$	(1,500)	
27	Utilize Carrier hvac equipment in lieu of Trane and Mitsubishi	(\$10,500)	a	\$	-	\$	-	\$	(10,500)	\$	-	can't accept with #28 or #29
28	Utilize 16 SEER Carrier heat pump outdoor units and air handlers with electric heat strips in lieu of gas furnaces	(\$27,300)	r	\$	-	\$	-	\$	-	\$	(27,300)	can't accept with #27 or #29; need input from RN&M
29	Utilize 17 SEER Trane heat pump outdoor units and air handlers with electric heat strips in lieu of gas furnaces	(\$25,300)	r	\$	-	\$	-	\$	-	\$	(25,300)	can't accept with #27 or #28; need input from RN&M
30	Updated electrical pricing (underslab feeder routing revision)	(\$4,100)	a	\$	-	\$	-	\$	(4,100)	\$	-	
31	Utilize MC Cable where code allows in lieu of conduit and wire	(\$27,000)	a	\$	-	\$	-	\$	(27,000)	\$	-	
32	Alternate (equals) light fixture package	(\$12,000)	p	\$	(12,000)	\$	-	\$	-	\$	-	need more info from sub
32	Aluminum conductors in lieu of copper	(\$20,900)	p	\$	(20,900)	\$	-	\$	-	\$	-	need input from RN&M
33	Standard sidewalk in lieu of stamped concrete at Edwards Park	(\$20,000)	a	\$	-	\$	-	\$	(20,000)	\$	-	
Cost Savings Total		(\$659,582)		\$	(103,900)	\$	-	\$	(282,481)	\$	(273,201)	



CITY OF HENDERSONVILLE AGENDA ITEM SUMMARY

SUBMITTER: John Connet **MEETING DATE:** 8/24/2022
AGENDA SECTION: NEW BUSINESS **DEPARTMENT:** Administration
TITLE OF ITEM: Discussion Regarding Social Districts – *John Connet, City Manager*

SUGGESTED MOTION(S):

NA

SUMMARY:

Council Member Simpson asked that City Council have a discussion regarding implementing social districts in downtown Hendersonville.

BUDGET IMPACT: \$

Is this expenditure approved in the current fiscal year budget? EnterTextHere

If no, describe how it will be funded. EnterTextHere

ATTACHMENTS:

NCLM Guidance Document on Social Districts

North Carolina's Updated Laws on Social Districts

In September 2021, Governor Roy Cooper signed into law House Bill 890 (HB 890) – ABC Omnibus Legislation – which passed both the House and Senate with bi-partisan support. Included in HB 890 was a provision allowing local governments to create social districts in North Carolina. The North Carolina Retail Merchants Association (NCRMA) was the major interest group pushing for the passage of this important legislation to drive foot traffic to downtown businesses and level the playing field for brick-and-mortar businesses with ABC permits. In a little less than a year since the enactment of HB 890, nearly twenty municipalities have successfully created social districts in towns as small as Norwood to cities as big as Greensboro. Numerous other cities are investigating the creation of social districts based on how successful the social districts have become with customers and businesses alike.

The passage of legislation creating social districts also resulted in some legal questions posed to the North Carolina Alcoholic Control Commission, Alcohol Law Enforcement, and local city attorneys.

In June 2022, House Bill 211 (HB 211) – Social District/Common Area Clarifications - passed both the House and Senate with bi-partisan support and was subsequently signed into law by the Governor on July 7, 2022. This legislation provides some much-needed clarity to the original social district legislation and includes more detail on the inter-workings of social districts.

The sections of the North Carolina General Statutes regulating social districts contained in HB 890 were repealed and replaced with a brand-new section of Chapter 18B to regulate social districts. However, any social districts created in 2021 remain in place. The information detailed below provides context on North Carolina's initial law allowing for the creation of social districts and clarifications to this law established via the recent passage of HB 211.

What is a Social District?

A social district is a defined area in which a person may consume alcoholic beverages sold by an ABC permittee located within the social district. A social district may include both indoor and outdoor areas of businesses within or contiguous to the defined area during the days and hours set by the local government in creating the social district. A social district may include privately owned property, including permittees and non-permittee businesses, and multi-tenant establishments, as well as public streets, crosswalks, or parking areas whether the streets or parking areas are closed to vehicle traffic.

This revised definition clears up any confusion as to whether a social district can cross a public street or road and whether a social district may be created in a privately owned area of a local government jurisdiction, such as a shopping center. It also clarifies that a social district may include both indoor and outdoor areas of businesses within, or contiguous to, the defined area during the days and hours set by the local government. It should be noted that it is the sole decision of a business located within the geographic area of a social district whether to participate in the activities of the social district.

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Who Can Designate a Social District?

Neither HB 890 nor HB 211 created a statewide social district, but instead allows cities and counties to “opt-in” to social districts via an ordinance.

- A city may adopt an ordinance designating an area within the municipal limits as a social district under G.S. 160A-205.4.
- A county may adopt an ordinance designating a social district from an area located outside a municipal boundary under G.S. 153A-145.9.
- Once created, a local government may also eliminate a social district by ordinance.
- HB 211 did clarify that a local government may create more than one social district within its jurisdiction.

What are the Requirements for a City or County to Create a Social District?

- Social districts must be clearly defined, and signage must be posted in conspicuous locations indicating:
 - The geographic area included in the social district.
 - The days and hours during which alcoholic beverages can be consumed in the social district.
 - The telephone number for the ALE Division and Local Law Enforcement with jurisdiction over the social district.
 - A clear statement that an alcoholic beverage purchased for consumption in a social district shall:
 - only be consumed within the social district and
 - be disposed of before the person possessing the alcoholic beverage exits the social district unless the person is reentering the licensed ABC premises where the alcoholic beverage was purchased.
- Social districts are only allowed to operate during hours defined under G.S. 18B-1004:
 - From 7:00 am until 2:00 am Monday – Saturday; and
 - From Noon until 2:00 am on Sunday
 - If the local government has allowed for earlier Sunday Sales, a social district may operate beginning at 10:00 am on Sunday
- A local government creating a social district is required to establish management and maintenance plans for the social district and post these plans, along with a drawing of the boundaries and the applicable days and hours of the social district, on the local government’s website. A social district must be maintained in a manner that protects the health and safety of the general public.
 - Under HB 211, a local government is now authorized to delegate the management and maintenance of the social district to a private entity, such as a downtown development organization, local chamber of commerce or owner of a shopping center.
 - A local government may also establish guidelines in their social district allowing for suspension of regular days and hours of alcohol consumption in all or part of a social district during events requiring special events ABC permits.
- Before a social district can become operational, a local government must submit to the North Carolina Alcoholic Beverage Control (ABC) Commission a detailed map of the social district with the boundaries clearly marked and the days and hours during which alcoholic beverages can be consumed (G.S. 18B-904.1(c)(3)).
 - The ABC Commission has created a specific form for a local government to submit this documentation and can be found here:
 - [NC ABC Commission Social District Registration Link](#)
 - A local government is only required to submit a revised map to the ABC Commission if the local government changes the geographic area of a social district. It should be noted that a local government is not required to identify the businesses or ABC permittees located within the social district or if there is a change in businesses located within the social districts that are participating in the social district.

- A local government is required to develop or approve uniform signs indicating that a non-permittee business is included in the social district and allows alcoholic beverages on its premises when the social district is active and distribute the signs to non-permittee businesses that are included in the social district.
 - The signs may be in the form of a sticker, placard, or other format as deemed appropriate by the local government.
 - A non-permittee participating in the social district and allowing alcohol on their premises is required to always display the uniform sign during the times when the social district is active.
 - A customer may not bring an alcoholic beverage into a non-permittee business that does not display the uniform sign.
 - A local government may now delegate the designing of signage, cups, and window clings to a private entity such as a downtown development authority, local chamber or property management group with the local government maintaining ultimate decision-making on these items.

Who Can Sell Alcohol in a Social District?

A business holding any of the following ABC permits may sell alcohol to be consumed in a social district:

- 1) An on-premises malt beverage permit issued pursuant to G.S. 18B-1001(1).
- 2) An on-premises unfortified wine permit issued pursuant to G.S. 18B-1001(3).
- 3) An on-premises fortified wine permit issued pursuant to G.S. 18B-1001(5).
- 4) A mixed beverages permit issued pursuant to G.S. 18B-1001(10).
- 5) A distillery permit issued pursuant to G.S. 18B-1001(5).
- 6) A wine shop permittee issued pursuant to G.S. 18B-1001(16).

Special one-time permits: The ABC Commission may issue special one-time permits pursuant to G.S. 18B-1002(a)(2) or (a)(5) for events occurring on premises located partially or entirely within the boundaries of a social district. This was an important clarification to the social district law contained in HB 211 because some local governments questioned whether they could create social district in an area where the local government conducted annual festivals where alcohol was sold.

What Additional Rules Do ABC Permittees Have to Follow to Sell Alcohol Within a Social District?

An ABC permittee must be located in or contiguous to the social district in which it is selling alcohol to be consumed.

The ABC permittee is only allowed to sell and serve alcoholic beverages on its licensed premises. In other words, the ABC permittee cannot sell alcoholic beverages in the street or down the street from its licensed premises just because the ABC permittee is located in, or contiguous to a social district.

Alcoholic beverages that are being sold to be consumed in a social district can only be sold in a container that meets all the following requirements:

- 1) The container clearly identifies the ABC permittee from which the alcoholic beverage was purchased.
- 2) The container clearly displays a logo or some other mark that is unique to the social district in which it will be consumed.
- 3) The container is not made of glass.
- 4) The container displays, in no less than 12-point font, the statement, “Drink Responsibly – Be 21.”
- 5) The container cannot hold more than sixteen fluid ounces.

A local government may now create its social district ordinance so an ABC permittee or non-permittee business may allow a customer to possess and consume on the business's premises alcoholic beverages purchased from any ABC permittee located in or contiguous to the social district.

- This is a major change from HB 890 enacted in 2021 which prohibited a customer who had purchased an alcoholic beverage from one ABC permittee to enter the premises of another ABC permittee located in the social district.

In summary, an ABC permittee in a social district is no longer prohibited from allowing a patron to enter their premises with an alcoholic beverage purchased at a different ABC permittee located within the social district if the local government chooses to write its social district ordinance to allow for this activity.

Another major policy change contained in HB 211 allows ABC permittee and non-permittee businesses in multi-tenant establishments to be included and participate in a social district. This allows for a social district to be created in an area that is privately-owned such as in a mixed-used shopping center which contains residential units as well as businesses that sell or do not sell alcohol.

If I am a Business in the Social District, but I Do Not Want Customers Coming into My Store with Alcoholic Beverages, Do I Have to Participate?

No, any business without an ABC permit located in, or contiguous to, the designated social district has the option to participate, or not, in allowing customers with beverages to enter their premises. For example, Printers' Books may remain open during designated social district hours but decide to post a sign that alcoholic beverages (or any beverages) are not allowed in their store even if they are located inside of the social district.

Likewise, a business with an ABC permit located in, or contiguous to, the social district may decide to participate or not participate in allowing customers to leave their premises with an open container.

HB 211 contained several clarifying changes concerning this question, including:

- A participating non-permittee business is now required to always display the uniform sign during the times when the social district is active as to whether the business allows for patrons to enter their business with alcohol.
- All non-permittee businesses that are part of a social district and allow customers to bring alcoholic beverages onto their premises are required to clearly post signage on any exits that do not open to the social district indicating that alcoholic beverages may not be taken past that point.
 - As example, if a non-ABC permittee has two points of ingress and egress with one point entering and exiting into the social district and one entering and exiting into an area not in the defined social district the business would have to post signage warning their customers not to exit the business with alcohol into the area not contained in the social district. This is to prevent a patron from unknowingly possessing an open container of alcohol outside of the social district.
- During the days and hours when the social district is active, a non-permittee business that allows customers to bring alcoholic beverages onto its premises is required to allow law enforcement officers access to the areas of the premises accessible by customers.
- In a major policy change from HB 890, HB 211 allows an ABC permittee or a non-permittee to possess and consume on the business' premises alcoholic beverages purchased from any permittee located in the social district. HB 890 previously prohibited a local government from creating a social district that allowed an ABC permittee to allow a customer to bring an alcoholic beverage from a different ABC permittee onto their premises. G.S. 18B-300.1(f) allows an ABC permittee to allow a person to bring an alcoholic beverage purchased at a different ABC permittee onto their premises. Again, while this activity is allowed, the decision on whether to allow for this activity within a social district is up to the local government and how the local government determines to write their ordinance creating a social district.

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What Requirements Do Customers Have to Follow Within a Social District?

A person can only possess and consume alcoholic beverages purchased from an ABC permittee located in, or contiguous to, the social district. A person cannot bring their own personal beer or wine into the social district for consumption.

A person, including a customer who is in possession of an open container of an alcoholic beverage, may possess alcoholic beverages in closed containers in a social district to the extent allowed by law (ex: a person can buy a beer to drink in the required social district cup and take a four-pack to consume at home from a bottle shop).

Any alcoholic beverages consumed in the social district must be consumed from the required container described above. In other words, a person cannot pour their wine or beer into a personal solo cup or any type of container other than the one meeting all the requirements for social districts.

Alcoholic beverages shall only be possessed and consumed in the social district during the days and hours set by the city or county. If a city designates an area as a social district from 9:00 pm until midnight on Friday and Saturday, a person cannot consume alcohol in the social district at 9:00 pm on Wednesday.

The sale and delivery of alcohol in a social district is subject to the same limitations for sales and deliveries of alcohol in North Carolina:

- No more than two malt beverages or wine drinks at one time to a single patron
- No more than one mixed beverage or spiritous liquor drink at one time to a single patron

A person is required to dispose of any alcoholic beverage in the person's possession prior to exiting the social district. In other words, if a person is leaving the social district area, they must pour out or throw away their alcohol.

Can Common Area Entertainment (CAE) Permits and Social Districts Co-Exist?

In 2019, prior to the enactment of social district authorizing legislation, the General Assembly passed SB 290 – ABC Regulatory Reform Bill – that created a Common Area Entertainment (CAE) Permit. While individual tenants in multi-tenant establishments, like food halls, were already allowed to serve alcohol within their defined premises – the multi-tenant establishment did not have its own permit to allow customers to flow within the “common area” itself.

This new CAE permit allowed the property owner or property owner's association of a “multi-tenant establishment” with two or more alcohol-permitted businesses to have a designated consumption area on the property where individuals could purchase alcohol at establishments and take the open containers of this alcohol (including beer, wine, and spirituous liquor) in specially-designated cups off the designated premises of those businesses into a designated consumption area, or back onto the premises of a business, with permission of the business owner.

Fast-forward to the 2021 legislative session, when the legislature passed HB 890 authorizing local governments to pass ordinances to designate social districts whereby customers of businesses located contiguous to the social district could take open containers of alcohol (including beer, wine, and spirituous liquor) in specially-designated cups off the premises of an ABC permitted establishment and into any areas designated as part of the social district.

During the 2022 legislative session, HB 211 included clarifying provisions to answer questions that arose on the interaction of CAE permits and social districts such as:

- Could CAEs be issued to mixed-use developments that had private streets open to vehicular traffic?
- Can local governments pass ordinances designating social districts in mixed-use developments and/or privately-owned property?
- Can a social district and a special event permit work in tandem?

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HB 211 makes the following clarifications to the existing CAE and social district laws to address those questions:

- A mixed-use development may obtain a CAE that encompasses the development, including privately owned streets, sidewalks, and courtyards and does not have to restrict or close these areas through the delineation of vertical boundaries.
- A city or county may pass a social district ordinance that encompasses a mixed-use development and/or private property and may delegate management of that social district to the property owner or property owner's association.
- Various types of special event permits may act in conjunction with social districts, and cities/counties have flexibility to implement this process. For example, street festivals in a downtown area can operate in conjunction with a social district.
- Property owners and cities/counties have flexibility to implement management and maintenance plans, which include limiting hours of consumption, creating signage, and providing security.

The CAE permit will continue to be issued to the owner or property owners' association of a multi-tenant establishment, but a common area would be defined as "an indoor or outdoor portion of a multi-tenant establishment that is open to the public" and the permit holder can designate common areas to be "designated consumption areas" where consumption of alcoholic beverages is allowed.

The designated consumption area may include:

- Any indoor or outdoor area of a permittee business that is contiguous to a designated common area or
- Any indoor or outdoor area of a non-permittee business that is contiguous to the designated common area and that chooses to allow customers to bring open containers of alcoholic beverages onto its premises.

Additional requirements and clarifications involving a CAE Permit:

- A permittee can be included in the designated consumption area even if it chooses to exclude open containers of alcoholic beverages purchased from other permittees.
- Non-permittee businesses are not responsible for enforcing the alcohol laws but must allow law enforcement officers access to the areas of the premises accessible by customers.
- The designated consumption areas must be submitted to and approved by the ABC Commission and be marked in a way that clearly indicates to customers where the boundaries of the designated consumption area are located.
- Open containers sold by a permittee for consumption in a designated consumption area must be in a container meeting several criteria, and the possession of closed containers would be allowed to the extent otherwise allowed by law.



CITY OF HENDERSONVILLE AGENDA ITEM SUMMARY

SUBMITTER: John Connet

MEETING DATE: 08/24/2022

AGENDA SECTION: CLOSED SESSION

DEPARTMENT: Administration

TITLE OF ITEM: Closed Session – *John Connet, City Manager*

SUGGESTED MOTION(S):

I move that City Council enter closed session pursuant to NCGS § 143-318.11 (a) (1) and (6) to prevent the disclosure of information that is privileged or confidential pursuant to the law of this State or of the United States, or not considered a public record within the meaning of Chapter 132 of the General Statutes and to consider the qualifications, competence, performance and character, fitness conditions of an individual public officer.

SUMMARY:

City staff is requesting a closed session to prevent the disclosure of information that is privileged or confidential pursuant to the law of this State or of the United States, or not considered a public record within the meaning of Chapter 132 of the General Statutes and to consider the qualifications, competence, performance and character, fitness conditions of an individual public officer

BUDGET IMPACT: \$ TBD

Is this expenditure approved in the current fiscal year budget? NA

If no, describe how it will be funded. NA

ATTACHMENTS:

None