

SPECIAL CONDITIONS

The following items represent the Special Conditions of the contract and shall be applied to this Project.

Quincy (Q-1) interior and site upgrade
Address: 1425 N. Quincy, Arlington, VA. 22201

County is issuing an Invitation to Bid for the Project. Only bids from firms that meet the Required Qualifications conditions identified below will be accepted for the Project. Bids received from those construction firms who have not submitted the required documents or who are not qualified, will not be considered. Applicants shall submit Required Qualification documentations & information in accordance with the requirements identified herein at the time of their bid.

IMPORTANT NOTIFICATION TO BIDDERS

1. Existing Fire Alarm system shall be Operational- Contractor shall keep the fire existing fire alarm system covering the facility fully operation during the construction upgrade. Upon installation of new devices in renovated spaces, GC will tie to the existing FACP that GC will relocate.
2. Construction Completion Timetable- Contractor shall complete, all work including punch list items and turn over the facility to Arlington County as noted in the ITB.
3. New LED lights – County installed new LED lights in early 2020, the Contractor shall protect the new LED lighting, cover lights, dust shall not get into the new LED lights
4. Sprinkler system modifications is included in project scope. Bidders shall identify scope and include all costs in their bids.
5. List of sub contractor's names- The GC shall submit the list of the subs who will perform the work. The GC shall notify they will use the same subs that bid the job and will not replace with new subs after contract ward.
6. Client References: Current client references for the above cited projects that can be contacted to determine the Applicant's performance, workmanship quality and ability to meet scheduled completion dates.

A. REQUIRED SUB-CONTRACTOR

The contractor shall contract with the County's Fire Alarm Consultant – Johnson Controls Fire Protection for any incidental Fire Alarm work associated with this renovation.

Contact Info:

Joe Cheseldine / Customer Care Representative / NICET #138364 / Johnson Controls Fire Protection

Tel: / Mobile 443-864-0246

3650 Concorde Pkwy
Chantilly, VA 20151
Joseph.Cheseldine@JCI.com
www.johnsoncontrols.com

B. PROJECT RECORDS DOCUMENTATION:

The Contractor shall establish and maintain a web-based Project system such as 'SUBMITTAL EXCHANGE' or approved equal for reporting status and distribution of Contractor-developed documents. The reporting system shall include submittals, requests for information (RFI's), progress photos, construction reports, meeting minutes, proposed change orders (PCO's), and approved change orders. The reporting system shall be revised to show current status and provided at each construction progress meeting, listing applicable details for each submittal, RFI and PCO. The Contractor shall provide continuous access to the reporting system through an internet connection available to the County, Architect and other parties designated by the Project Officer. For details see also Section 013100 Project Management and Coordination.

C. CHANGES IN THE WORK:

The allowable percentage markups for overhead and profits charge by the Contractor and sub-contractor as stated in the GENERAL CONDITIONS is the maximum percentage. Not all changes in the work will be approved for the maximum percentage markup. The contractor should substantiate in line item detail the labor hours

D. PUNCH LIST

1. The Contractor shall have thirty (30) days after the date of Substantial Completion to complete the work items contained in the Punch List. If the work is not completed within such thirty (30) day period, liquidated damages in the amount specified in the Invitation to Bid document will be deducted from the contract Sum until the date of Final Completion

The Owner may at any time, complete one or more items on the Punch List with its own forces or with such other contractors as it deems advisable and charge the account of the Contractor and its Surety thereof. This right of completion shall be in addition to, and not in lieu of, any remedy provided by another Section of these Contract Documents. In the event the Owner exercises its right hereunder to complete all items on a Punch List, the daily amount of liquidated damages shall not thereafter continue to be assessed for that Punch List, although nothing herein shall be construed to eliminate or reduce the daily amount then accrued.

E. COVID PROTOCOL FOR CONSTRUCTION SITE

- a. The following restrictions and requirements must be in place at the construction job sites subject to this SCP Protocol:
 - i. Comply with all applicable and current laws and regulations including but not limited to OSHA and VA-OSHA. If there is any conflict, difference, or discrepancy between or among applicable laws and regulations and/or this Protocol, the stricter standard shall apply.
 - ii. Designate a site-specific COVID-19 supervisor or supervisors to enforce this guidance. A designated COVID-19 supervisor must be present on the construction site at all times during construction activities. A COVID-19 supervisor may be an on-site worker who is designated to serve in this role.

- iii. The COVID-19 supervisor must review this SCP Protocol with all workers and visitors to the construction site.
- iv. Establish a daily screening protocol for arriving staff to ensure that potentially infected staff do not enter the construction site. If workers leave the jobsite and return the same day, establish a cleaning and decontamination protocol prior to entry and exit of the jobsite. Post the daily screening protocol at all entrances and exits to the jobsite. More information on screening can be found online at:
<https://www.cdc.gov/coronavirus/2019-ncov/community/index.html>.
- v. Practice social distancing by maintaining a minimum six-foot distance between workers at all times, except as strictly necessary to carry out a task associated with the construction project.
- vi. In the event of a confirmed case of COVID-19 at the jobsite, the following must take place:
 1. Immediately remove the infected individual from the jobsite with directions to seek medical care.
 2. Decontaminate and sanitize all surfaces at each location at which the infected worker was present. Provide those performing the decontamination and sanitization work with medical grade PPE, ensure the workers are trained in proper use of the PPE, require the workers to use the provided PPE, and prohibit any sharing of the PPE. Prohibit anyone from entering the possibly contaminated area, except those performing decontamination and sanitization work. Cease all work in these locations until decontamination and sanitization is complete.
 3. Each subcontractor, upon learning that one of its employees is infected, must notify the General Contractor and County representative immediately, and provide all of the information specified below. The General Contractor or other appropriate supervisor must notify the Public Health Department Communicable Disease Control (CD Control) immediately of every project site worker found to have a confirmed case of COVID-19, and provide all the information specified below. Follow all directives and complete any additional requirements by County health officials, including full compliance with any tracing efforts by the County.

• Information to be reported to CD Control regarding the jobsite:

1. Address of jobsite;
2. Name of project, if any;
3. Name of General Contractor; and
4. General Contractor point of contact, role, phone number and email.

• Information to be reported to CD Control regarding the COVID-19 case(s):

5. First and last name;
6. Date of birth;

- 7. Phone;
 - 8. Date tested positive;
 - 9. Date last worked;
 - 10. City of residence; and
- If the case is an employee of a subcontractor, please provide the following information:
 - Subcontractor;
 - Subcontractor contact name;
 - Subcontractor contact phone; and
 - Subcontractor contact email.
 - Information to be reported to CD Control regarding Close Contacts. For each reported case(s) above, please provide the following information (if you are reporting more than one positive case, please include the name of the positive case for each close contact):
 - Close contact's first and last name;
 - Phone;
 - City of residence; and
 - Positive case name.
 - 1. A "Close Contact" in the workplace is anyone who meets either of the following criteria:
 - Was within 6 feet of a person with COVID-19 for a period of time that adds up to at least 15 minutes in 24 hours, masked or unmasked, when that person was contagious. People with COVID-19 are considered contagious starting 48 hours before their symptoms began until 1) they haven't had a fever for at least 24 hours, 2) their symptoms have improved, AND 3) at least 10 days have passed since their symptoms began. If the person with COVID-19 never had symptoms, then they are considered contagious starting 48 hours before their test that confirmed they have COVID-19 until 10 days after the date of that test.

OR

- Had direct contact for any amount of time with the body fluids and/or secretions of the Person With COVID-19 (for example, was coughed or sneezed on, shared utensils with, or was provided care or provided care for them without wearing a mask, gown, and gloves).
- 2. Close contacts are high risk exposures and need to quarantine for a full 14 days due to the 14 day incubation period of the virus. Even if a close contact tests negative within 14 days of their last exposure to the case, they must continue quarantining the full 14 day period to prevent transmission of the virus.
 - a. Where construction work occurs within an occupied residential unit, separate work areas must be sealed off from the remainder of the unit with physical barriers such as plastic sheeting or closed doors sealed with tape to the extent feasible. If possible, workers must access the work area from an alternative entry/exit door to the entry/exit door used by residents. Available windows and exhaust fans must be used to ventilate the work area. If residents have access to the work area between workdays, the work area

must be cleaned and sanitized at the beginning and at the end of workdays. Every effort must be taken to minimize contact between workers and residents, including maintaining a minimum of six feet of social distancing at all times.

- b. Prohibit gatherings of any size on the jobsite, including gatherings for breaks or eating, except for meetings regarding compliance with this protocol or as strictly necessary to carry out a task associated with the construction project.
- c. VA-OSHA requires employers to provide water, which should be provided in single-serve containers. Sharing of any of any food or beverage is strictly prohibited and if sharing is observed, the worker must be sent home for the day.
- d. Utilize personal protective equipment (PPE) specifically for use in construction, including gloves, goggles, face shields, and face coverings as appropriate for the activity being performed. At no time may a contractor secure or use medical-grade PPE unless required due to the medical nature of a jobsite. Face coverings must be worn in compliance with Health Officer Order No. C19-12c, issued July 22, 2020, or any subsequently issued or amended order.
- e. Prohibit use of microwaves, water coolers, and other similar shared equipment except as allowed by the Social Distancing Protocol (Appendix A).
- f. Strictly control “choke points” and “high-risk areas” where workers are unable to maintain six-foot social distancing and prohibit or limit use to ensure that six-foot distance can easily be maintained between individuals.
- g. Minimize interactions and maintain social distancing with all site visitors, including delivery workers, design professional and other project consultants, government agency representatives, including building and fire inspectors, and residents at residential construction sites.
- h. Stagger trades as necessary to reduce density and allow for easy maintenance of minimum six-foot separation.
- i. Discourage workers from using others’ work tools, and equipment. If more than one worker uses these items, the items must be cleaned and disinfected with disinfectants that are effective against COVID-19 in between use by each new worker. Prohibit sharing of PPE.
- j. If hand washing facilities are not available at the jobsite, place portable wash stations or hand sanitizers that are effective against COVID-19 at entrances to the jobsite and in multiple locations dispersed throughout the jobsite as warranted.
- k. Clean and sanitize any hand washing facilities, portable wash stations, jobsite restroom areas, or other enclosed spaces daily with disinfectants that are effective against COVID-19. Frequently clean and disinfect all high touch areas, including entry and exit areas, high traffic areas, rest rooms, hand washing areas, high touch surfaces, tools, and equipment.
- l. Maintain a daily attendance log of all workers and visitors that includes contact information, including name, phone number, address, and email.

- m. **Post a notice** in an area visible to all workers and visitors instructing workers and visitors to do the following:
- i. Do not touch your face with unwashed hands or with gloves.
 - ii. Frequently wash your hands with soap and water for at least 20 seconds or use hand sanitizer with at least 60% alcohol.
 - iii. Clean and disinfect frequently touched objects and surfaces such as workstations, keyboards, telephones, handrails, machines, shared tools, elevator control buttons, and doorknobs.
 - iv. Cover your mouth and nose when coughing or sneezing, or cough or sneeze into the crook of your arm at your elbow/sleeve.
 - v. Do not enter the jobsite if you have a fever, cough, or other COVID-19 symptoms. If you feel sick, or have been exposed to anyone who is sick, stay at home.
 - vi. Constantly observe your work distances in relation to other staff. Maintain the recommended minimum six feet at all times when not wearing the necessary PPE for working in close proximity to another person.
 - vii. Do not carpool to and from the jobsite with anyone except members of your own household unit, or as necessary for workers who have no alternative means of transportation.
 - viii. Do not share phones or PPE.

The notice in Section **2.m** must be translated as necessary to ensure that all non-English speaking workers are able to understand the notice.

F. BUILDING SECURITY

It is the responsibility of the contractor to secure the building daily at all times and especially after every workday and on weekends until the final completion of his construction.