

1. GENERAL:
A. The "General Conditions of the Contract for Construction," AIA Document A201, latest edition, and these Specifications as applicable are part of this Contract.
B. All applicable codes, laws and regulations governing or relating to any portion of this work are hereby incorporated into and made a part of these Specifications, and their provisions shall be carried out by the Contractor who shall inform the Owner, prior to submitting a Proposal, of any work or material which violates any of the above laws and regulations. Any work done by the Contractor causing such violation shall be corrected by the Contractor.
C. Investigate each space through which equipment must be moved. Where necessary, equipment shall be shipped from manufacturer in sections of size suitable for moving through available restrictive spaces. Ascertain from building Owner and Tenant at what times of day equipment may be moved through all areas.
D. Drawings are diagrammatic and indicate general arrangement of systems and work. Conduit routing is shown diagrammatically and does not show all offsets, drops and rises of runs. The Contractor shall allow in his price for routing of conduit to avoid obstructions. Coordination with existing services, including those of other trades, is required. Maintain headroom and space conditions.
E. Install work to be readily accessible for operation, maintenance and repair. Minor deviations from drawings may be made to accomplish this, but changes that involve extra cost shall not be made without approval.
F. Removal and relocation of certain existing work may be necessary for the performance of the general work. Not all existing conditions can be completely detailed on the drawings. The Contractor shall survey the site and include all changes and charges in making up the work Proposal.
G. Connections to existing work: Install new work and connect to existing work with minimum interference to existing facilities. Temporary shutdowns of existing services shall be performed at no additional charges, at times not to interfere with normal operation of existing facilities and only with written consent of Owner. Alarm and emergency systems shall not be interrupted. Maintain continuous operation of existing facilities as required with necessary temporary connections between new and existing work. Connect new work to existing work in neat and acceptable manner. Restore existing disturbed work to original condition, including maintenance of wiring continuity as required.
H. Disconnect, remove and/or relocate existing material, equipment and other work as noted or required for proper installation of new work.
I. The Contractor shall keep all equipment and materials, and all parts of the building, exterior spaces and adjacent streets, sidewalks and pavements, free from material and debris resulting from the execution of this work. Excess materials shall not be permitted to accumulate either on the interior or on the exterior.
J. Seal openings through partitions, walls and floors with mineral wool or other noncombustible material. All penetrations through new and existing rated fire and smoke partitions and/or floors shall be completely sealed using materials and methods described in subsequent "FIRE STOPPING" Specifications Section.
K. Provide all necessary flashing and counterflashing to maintain the waterproofing integrity of the building as required by the installation or removal of conduit and equipment.
L. Provide 4-inch high equipment pads for all floor-mounted equipment.
M. All existing material, equipment and construction debris to be removed under this contract shall become the property of the Contractor with the exception of specific equipment and apparatus requested by the building representative, Architect or as noted to be relocated on the drawings. Removed equipment shall be properly disposed of by this Contractor.
N. The Contractor's Proposal for all work shall be predicated on the performance of the work during regular working hours. When so directed, however, the Contractor shall install work during overtime hours and the additional cost to be charged therefore shall be only the "premium" portion of the wages paid.
O. Unless otherwise specifically noted or specified, include all cutting and patching of existing masonry, walls, partitions and other materials in the existing building. The Contractor shall restore these areas to original condition.
P. All material and equipment shall be new unless otherwise noted and shall be in accordance with building standards.
Q. Submission of a Proposal shall be construed as evidence that a careful examination of the portions of the existing building, equipment, etc., which affect this work, and the access to such areas, has been made and that the Contractor is familiar with existing conditions and difficulties that will affect the execution of the work. The Contractor is responsible to indicate any discrepancies between the contract drawings and actual field conditions prior to submitting a bid. Submission of a Proposal will be construed as evidence that such an examination has been made. Later claims shall not be made for labor, equipment, or materials retained because of difficulties encountered which could have been foreseen during such an examination. The on-site inspection shall verify existing conduit (sizes, clearances, etc) and conditions.
R. Insurance: In accordance with building requirements and shall include a Hold Harmless clause for Owner and Engineer.
S. All work shall be done when and as directed by the Client and in a manner satisfactory to the Building Owner. Work shall be performed so as to cause the least possible inconvenience and disturbance to other building occupants.
T. The final acceptance shall be made after the Contractor has adjusted his equipment, tested the various systems, demonstrated that it fulfills the requirements of the drawings and specifications and has furnished all the required certificates of inspection and approval.
2. SCOPE OF WORK:
A. Scope of Work shall consist of providing labor, materials, equipment, services and fees necessary for complete and safe installation in conformity with the regulations of the Massachusetts Electrical Code, Local Building Department, National Fire Protection Association, the requirements of the Local Fire Department, Local Wiring Inspector, and all legally constituted codes/authorities having jurisdiction. Where the drawings and/or specification requirements exceed the requirements of the applicable codes, the requirements specified in the contract documents shall take precedence. Where the drawings and specifications are in conflict, the greater requirement shall take precedence.
B. All drawings, plans, details, specifications and specification addenda are made part of this Contract and shall apply to all work under the Contract unless otherwise amended, modified, supplemented or specified herein.
C. The Contractor shall furnish a written guarantee to replace or repair promptly and assume responsibility for all expenses incurred, for any workmanship and equipment in which defects develop within one year from the date of final certificate for payment and/or from date of actual use of equipment or occupancy of spaces by Owner, included under the various parts of the work, whichever date is earlier. This work shall be done as directed by the Owner. This guarantee shall also provide that where defects occur, the Contractor will assume responsibility for all expenses incurred in repairing and replacing work of other trades affected by defects, repairs or replacements in equipment supplied by the Contractor.
D. The Contractor shall give necessary notice, file drawings and specifications with all departments having jurisdiction, obtain permits or licenses necessary to carry out this work and pay all fees therefor. The Contractor shall arrange for inspection and tests of any or all parts of the work if so required by authorities and pay all charges for the same. The Contractor shall pay all costs for, and furnish to the Owner before final billing, all certificates necessary as evidence that the work installed conforms with all regulations where they apply to this work.
E. Materials and equipment shall be new and comply with the applicable standards of the following authorities, except where the contract documents prescribe more rigorous qualifications, the documents shall govern:
Underwriters' Laboratories, Inc. (UL)
National Electrical Manufacturer's Association (NEMA)
Institute of Electric and Electronics Engineers (IEEE)
American Society for Testing Materials (ASTM)
American National Standards Institute (ANSI)
National Fire Protection Association (NFPA)
Insulated Power Cable Engineers Association (IPCEA)
Occupational Safety and Health Administration (OSHA)
American with Disabilities Act (ADA)