18 / 20 BRAINERD AVENUE
FIRE ALARM / FIRE SPRINKLER - VINYL SIDING, WINDOW REPLACEMENT, CARPENTRY REPAIRS

EXTERIOR RENOVATIONS
1. Metal security bars on basement windows.
2. Exterior light fixtures.
3. Window replacement, carpentry repairs, security bars, T-111 basement access doors, front porch & stairs, rear porch & stairs and all other exterior paintable surfaces.
4. Provide new window treatment hardware as required for proper re-installation of roller shades.
5. Provide new window treatment hardware as required for proper re-installation of roller shades.
6. Provide half screens, double lock, sash lift on lower sash, auto-latch window opening control devices. Color shall be white. Window shall be double glazed, low-E, argon filled.
7. Provide new framing as required. All existing shutters shall be reinstalled. Porch windows shall be double hung windows on 1st floor, 2nd floor and attic as shown on the plans.
8. Prefinish breakmetal; color to be white. Caulk interior and exterior perimeter for weather tight installation. Color shall be white.
9. Lease exterior porches and stairs.
10. Install exterior window stops if required.
11. Provide new window treatment hardware as required for proper re-installation of roller shades.
12. All exterior windows shall be double hung windows in both basement and main floor openings as shown. All exterior windows shall be double hung windows in both basement and main floor openings as shown.
14. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
15. Provide half screens, double lock, sash lift on lower sash, auto-latch window opening control devices. Color shall be white. Window shall be double glazed, low-E, argon filled.
16. Caulk under the storm windows tested positive for ACM. Owner shall hire an abatement contractor to clean and abate the storm windows. General contractor shall not be permitted to clean the storm windows.
17. All contractors shall coordinate all penetrations through second floor bath / window to coordinate ACM work with abatement contractor.
18. General contractor shall properly remove and dispose of lead containing materials in the owner's lead in compliance with EPA, OSHA, and mesothelioma laboratory's lead based paint requirements.
19. A main in compliance with EPA, OSHA, and mesothelioma laboratory's lead based paint requirements.
20. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
21. Provide a white banding strip around the perimeter to maintain the aesthetics of the projection.
22. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
23. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
24. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
25. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
26. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
27. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
28. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
29. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
30. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
31. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
32. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
33. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
34. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
35. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
36. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
37. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
38. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
39. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
40. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
41. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
42. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
43. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
44. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
45. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
46. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
47. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
48. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
49. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
50. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
51. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
52. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
53. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
54. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
55. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
56. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
57. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
58. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
59. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
60. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
61. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
62. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
63. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
64. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
65. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
66. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
67. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
68. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
69. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
70. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
71. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
72. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
73. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
74. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
75. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
76. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
77. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
78. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
79. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
80. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
81. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
82. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
83. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
84. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
85. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
86. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
87. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
88. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
89. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
90. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
91. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
92. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
93. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
94. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
95. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
96. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
97. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
98. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
99. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
100. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
101. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
102. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
103. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
104. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
105. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
106. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
107. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
108. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
109. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
110. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
111. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
112. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
113. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
114. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
115. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
116. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
117. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
118. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
119. Provide CertainTeed beaded triple 2" invisibly vented vinyl soffits.
INTERIOR RENOVATIONS

1ST FLOOR PLAN

- Living Room
- Kitchen
- Front Porch
- Entrance
- Stairs
- Bedroom #1
- Bedroom #2
- Pantry

2ND FLOOR PLAN

- Bedroom #3
- Bedroom #4
- Bath
- Tub
- Landing
- Entrance
- Stairs

- Kitchen
- Living Room

INSTALL NEW BEDROOM DOOR. INFILL EITHER SIDE FOR INSTALLATION

REMOVE EXISTING GLASS DOOR. INSTALL NEW SOLID WOOD DOOR. NEW LEVER HANDLE & LOCKING HARDWARE.
ALL WOODFRAME HOUSES ARE FULLY FURNISHED. CONTRACTOR IS RESPONSIBLE TO MOVE, COVER, PROTECT AND CLEAN ALL FURNISHINGS.

GENERAL
1. ALL WOODFRAME ARE FULLY FURNISHED. CONTRACTORS ARE RESPONSIBLE TO PROVIDE PROTECTION OF EXISTING FURNISHINGS. IF FURNITURE IS TO BE MOVED TO PERFORM THE WORK, CONTRACTOR SHALL RETURN FURNITURE TO ITS RESPECTIVE ROOM AND LOCATION.
2. UPON COMPLETION OF ALL SPECIFIED WORK, THE CONTRACTOR SHALL THOROUGHLY CLEAN THE ENTIRE UNIT FOR MOVE-IN CONDITION. CLEANING SHALL ALSO INCLUDE THE INTERIOR & EXTERIOR OF ALL WINDOWS.

HAZARDOUS MATERIAL COORDINATION
3. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE U.S. ENVIRONMENTAL PROTECTION AGENCY (EPA) RRP REQUIREMENTS. ALL CONTRACTOR PERSONNEL WORKING ON THE PROJECT SHALL BE CERTIFIED BY THE EPA FOR LEAD BASED PAINT ACTIVITIES.
4. GENERAL CONTRACTOR SHALL PROPERLY REMOVE AND DISPOSE OF LEAD CONTAINING MATERIALS IN THE OWNERS' LEAD DUMPSTER IN COMPLIANCE WITH EPA, OSHA, AND WESLEYAN UNIVERSITY'S LEAD BASED PAINT REQUIREMENTS.
5. ALL NON-LEAD MATERIALS SHALL BE DISPOSED OF IN THE CONTRACTORS SUPPLIED DUMPSTER.

SAVAGE, PROTECT, CLEAN & REINSTALL (UNLESS OTHERWISE NOTED)
6. WITHIN FRENCH GLASS DOOR IN 1ST FLOOR LIVING ROOM, UNIT 18 & 20.
7. WINDOW TREATMENTS AND ALL ASSOCIATED HARDWARE.

FIRE ALARM/SPRINKLER INSTALLATION
DRAWINGS ARE FOR INFORMATIONAL PURPOSES ONLY. THIS LOCATION MUST BE FIELD MEASURED FOR SPRINKLER INSTALLATION. THIS LOCATION MUST BE FIELD VERIFIED FOR FIRE ALARM DEVICE LOCATIONS.
1. ALL WOODFRAME ARE FULLY FURNISHED. CONTRACTORS ARE RESPONSIBLE TO PROVIDE PROTECTION OF EXISTING FURNISHINGS. IF FURNITURE IS TO BE MOVED TO PERFORM THE WORK, CONTRACTOR SHALL RETURN FURNITURE TO ITS RESPECTIVE ROOM AND LOCATION.
2. RESPECTIVE TRADE IS RESPONSIBLE TO REPAIR, PATCH AND PAINT ALL WALLS AND CEILINGS AFFECTED BY THEIR RESPECTIVE WORK.
3. SITE CONTRACTOR TO PROVIDE AND INSTALL NEW FIRE SPRINKLER WATER SUPPLY FROM STREET TO INSIDE OF BASEMENT.
4. ELECTRICAL CONTRACTOR TO PROVIDE AND INSTALL NEW REPORTABLE FIRE ALARM SYSTEM WITH DIALER.
5. ELECTRICAL CONTRACTOR IS TO REMOVE ALL EXISTING SMOKE DETECTORS, WIRING, WIREMOLD. REFERENCE DEMOLITION SPECIFICATION.
6. WHERE SURFACE MOUNTED ITEMS ARE REMOVED, CONTRACTOR IS REQUIRED TO PATCH, PREP AND PAINT THE DISTURBED AREA.
7. SYSTEM CARBON MONOXIDE DETECTORS SHALL BE INSTALLED IN BASEMENT, FIRST FLOOR, SECOND FLOOR AND THIRD FLOOR LEVELS. DEPENDENT UPON BEDROOM LOCATIONS, MORE THAN ONE CARBON MONOXIDE DETECTOR MAY BE REQUIRED.
8. SPRINKLER CONTRACTOR TO PROVIDE AND INSTALL NEW FIRE SPRINKLER SYSTEM TO ADDRESS ALL FLOORS OF THE BUILDING. SPRINKLERS SHALL NOT BE INSTALLED IN THE ATTIC.
9. SPRINKLER CONTRACTOR SHALL PROVIDE A LOW VOLTAGE ELECTRIC BELL ON THE EXTERIOR OF HOUSE AT ALL SPRINKLER INSTALLATIONS. BELL SHALL BE MOUNTED AND WIRED BY ELECTRICIAN. EXTERIOR LOCATION TO BE COORDINATED WITH OWNER.
10. SPRINKLER CONTRACTOR SHALL PAINT SPRINKLER PIPES WITH SHERWIN WILLIAMS KEMBOND PRIMER AND SHURCRYL PAINT. COLOR SHALL BE WESLEYAN WHITE.
11. SPRINKLER CONTRACTOR SHALL PROVIDE SPLASH BLOCK AT GRADE BELOW INSPECTORS TEST CONNECTION DISCHARGE PIPE.
12. ALL TRADES TO REFERENCE SCOPE FOR DESCRIPTION OF WORK BY THE RESPECTIVE TRADE.