DIVISION 5 - METALS

1. STEEL FRAMING

REFERENCE STRUCTURAL DRAWINGS FOR STEEL FRAMING SPECIFICATIONS

2. MISCELLANEOUS METALS

CUSTOM FABRICATE FERROUS METAL ITEMS 16 GAUGE AND HEAVIER. REFER TO DRAWINGS AND DETAILS.

3. METAL STUDS

INSTALL METAL FRAMING SYSTEMS IN ACCORDANCE WITH MANUFACTURER'S PRINTED OR WRITTEN INSTRUCTIONS AND RECOMMENDATIONS, UNLESS OTHERWISE INDICATED. INSTALL CONTINUOUS TRACK - SIZED TO MATCH STUDS. SECURE TRACKS AS RECOMMENDED BY STUD MANUFACTURER FOR TYPE OF CONSTRUCTION INVOLVED.

SET STUDS PLUMB, EXCEPT AS NEEDED FOR DIAGONAL BRACING OR REQUIRED FOR NON-PLUMB WALLS OR WARPED SURFACES.

INSTALL SUPPLEMENTARY FRAMING, BLOCKING AND BRACING IN METAL FRAMING SYSTEM WHENEVER WALL OR PARTITIONS ARE INDICATED TO SUPPORT FIXTURES, EQUIPMENT, SERVICES, CASEWORK, HEAVY TRIM AND FURNISHINGS AND SIMILAR WORK.

SECURE STUDS TO TOP AND BOTTOM RUNNER TRACKS BY EITHER WELDING OR SCREW FASTENING AT BOTH INSIDE AND OUTSIDE FLANGES.

INSTALL HORIZONTAL STIFFENERS IN STUD SYSTEM AS REQUIRED, SPACE (VERTICAL DISTANCE) AT NO MORE THAN 4'-6" O.C.

4. EXTERIOR ALUMINUM AWNINGS

DIVISION 6 - WOOD AND PLASTICS

1. WOOD FRAME AND ROOF TRUSSES

REFERENCE STRUCTURAL DRAWINGS FOR SPECIFICATIONS OF WOOD FRAMING AND TRUSSES

2. FINISH CARPENTRY MATERIALS

QUALITY ASSURANCE:
PERFORM FINISH CARPENTRY WORK IN ACCORDANCE WITH AWI QUALITY STANDARDS, PREMIUM GRADE. USE FULL LENGTH PIECES, MITER ALL JOINTS, SHOULDER JOINT AT DOOR JAMBS. FILL ALL NAIL HOLES AND SAND SMOOTH.

WOOD TRIM INTERIOR: VERTICAL GRAIN, RED OAK SURFACE ALL EXPOSED EDGES.

EXPOSED WOOD AT EXTERIOR: RESAWN DOUGLAS FIR, NO KNOTS, STAIN GRADE.

3. SHEATHING

GENERAL: PROVIDE IN MAXIMUM LENGTHS AND WIDTHS AVAILABLE THAT WILL MINIMIZE JOINTS IN EACH AREA AND CORRESPOND WITH SUPPORT SYSTEM INDICATED.

SUBJECT TO COMPLIANCE WITH REQUIREMENTS, PROVIDE PRODUCTS BY THE FOLLOWING:
A. CEMENTITIOUS BACKER UNITS: ASTM C 1325, TYPE A.
1. THICKNESS: AS INDICATED ON DRAWINGS.
B. PLYWOOD WALL SHEATHING: REFER TO STRUCTURAL SPECIFICATIONS FOR GRADE AND TYPE.
1. THICKNESS: AS INDICATED ON DRAWINGS.

DIVISION 7 - THERMAL AND MOISTURE PROTECTION

1. ENERGY COMPLIANCE

FIXED WINDOWS (GLASS) SHALL BE SEALED TO LIMIT AIR INFILTRATION.

HOLLOW METAL OR SOLID CORE WOOD DOORS: PROVIDE VINYL OR SHEET METAL WEATHER SEAL AT HEAD, JAMB AND SILL AT ALL EXTERIOR DOORS.

EXTERIOR STORE FONT HINGED DOORS: PROVIDE VINYL SEAL AT SILL AND CONTINUOUS PILE WEATHER-STRIP VERTICALLY AND AT TOP RAILS.

OPEN EXTERIOR JOINTS AROUND WINDOW AND DOOR FRAMES, BETWEEN WALLS AND FOUNDATION, BETWEEN WALLS AND ROOF, BETWEEN WALL PANELS, AT PENETRATION OF UTILITIES THROUGH THE ENVELOPE, SHALL BE SEALED CAULKED OR WEATHER-STRIPPED TO LIMIT AIR LEAKAGE.

2. BUILDING INSULATION

A. WORK INCLUDED: FURNISH AND INSTALL RIGID, AND THERMAL BATT INSULATION.

B. ROOF INSULATION: REFER TO SECTION 3. "ROOFING SYSTEM" FOR ROOF INSULATION REQUIREMENTS.

C. PERIMETER FOUNDATION AND SLAB INSULATION: EXTRUDED POLYSTYRENE FOAM-PLASTIC BOARD. DOW; STYROFOAM BRAND SM OR EQUAL.

D. EXTERIOR STUD WALL: GLASS-FIBER BLANKET, UNFACED: ASTM C 665, TYPE I; WITH MAXIMUM FLAME-SPREAD AND SMOKE-DEVELOPED INDEXES OF 25 AND 450, RESPECTIVELY, PER ASTM E 84; PASSING ASTM E 136 FOR COMBUSTION CHARACTERISTICS.
   1. PROVIDE SIZE AND THICKNESS TO MATCH STUD WALL CAVITY AND TO ACHIEVE A MINIMUM R-VALUE AS INDICATED ON THE DRAWINGS.
   2. MATERIALS: SUBJECT TO COMPLIANCE WITH REQUIREMENTS, PROVIDE PRODUCT BY OWENS CORNING OR EQUAL.

E. INSULATION FOR MISCELLANEOUS VOIDS:
   1. SPRAY POLYURETHANE FOAM INSULATION: ASTM C 1029, TYPE II, CLOSED CELL, WITH MAXIMUM FLAME-SPREAD AND SMOKE - DEVELOPED INDEXES OF 75 AND 450, RESPECTIVELY, PER ASTM E 84.

3. ROOFING INSULATION

A. WORK INCLUDED: FURNISH AND INSTALL ROOF INSULATION.
B. ROOF INSULATION GENERAL: PREFORMED ROOF INSULATION BOARDS SELECTED FROM MANUFACTURER'S STANDARD SIZES SUITABLE FOR APPLICATION OF THICKNESS TO MATCH EXISTING ROOF SYSTEM.
C. ROOF INSULATION: POLYISOCYANURATE BOARD INSULATION, ASTM C 1289, TYPE II, CLASS 1, GRADE 2, FELT OR GLASS-FIBER MAT FACER ON BOTH MAJOR SURFACES.
   1. ROOF INSULATION: RIGID POLY-ISO INSULATIONSUBSTRATE BOARD.

D. MATERIAL COMPATIBILITY: ROOFING MATERIALS SHALL BE COMPATIBLE WITH ONE ANOTHER AND ADJACENT MATERIALS UNDER CONDITIONS OF SERVICE AND APPLICATION REQUIRED.

E. INSTALLATION, GENERAL: INSTALL ROOF INSULATION, WHERE APPLICABLE, ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS.

4. FLASHING AND SHEET METAL

FURNISH AND INSTALL ALL FLASHING, SHEET METAL, PITCH POCKET PANS AND SCUPPERS NOT SPECIFICALLY DESCRIBED IN OTHER SECTIONS OF THESE SPECIFICATIONS, BUT REQUIRED TO PREVENT WATER PENETRATION THROUGH EXTERIOR BUILDING SHELL, INCLUDING FLASHING, CAPS, AND ROOF EQUIPMENT PLATFORM COVERS.

COMPLY WITH APPLICABLE RECOMMENDATIONS AND DETAILS OF THE "ARCHITECTURAL SHEET METAL MANUAL", BY SHEET METAL AND AIR CONDITIONING CONTRACTOR'S NATIONAL ASSOCIATION (SMACNA).

INSTALL SHEET METAL OVER A LAYER OF ROOFING FELT.

GALVANIZED IRON: SHEET METAL OR IRON SHALL BE A STANDARD BRAND OF OPEN-HEARTH, COPPER-BEARING STEEL, COPPER-MOLYBDENUM IRON, OR PURE IRON SHEETS. USE 24 GAUGE MINIMUM UNLESS OTHERWISE CALLED FOR ON THE DRAWINGS.

ZINC COATING: ALL GALVANIZED SHEETS SHALL HAVE A ZINC COATING APPLIED BY HOT-DIP PROCESS TO ALL SURFACES. ZINC COATING SHALL WEIGH NOT LESS THAN 1 1/4 OUNCES PER SQ. FT. NOR MORE THAN 1 1/2 OUNCES PER SQ. FT. OF SURFACES COVERED AND SHALL CONFORM WITH ASTM A-93.

5. CAULKING & SEALANTS

GENERAL BUILDING APPLICATIONS: FOR JOINTS WHERE MOVEMENT IS ANTICIPATED, USE A.C. HORN HORNFLEX (POLYSULFIDE) ONE COMPONENT SYSTEM IN THE COLOR WHICH MOST CLOSELY MATCHES THE ADJACENT SURFACES. SEALANT TO HAVE A SHORE "A" HARDNESS OF 20 TO 30.

FOR DRY JOINTS BETWEEN DISSIMILAR MATERIALS WHERE LITTLE MOVEMENT IS ANTICIPATED, USE A.C. HORN HORNSEAL ELASTOMERIC CAULK (BUTYL RUBBER) ONE COMPONENT SYSTEM IN THE COLOR WHICH MOST CLOSELY MATCHES ADJACENT SURFACES.

FOR GLAZING AND KITCHEN APPLICATIONS:
GENERAL ELECTRIC SILICONE CONSTRUCTION 1200 SEALANT.

FOR SHEET METAL FLASHING AND COPING:
GENERAL ELECTRIC SILPRUF SILICONE WEATHER PROOFING SEALANT.

THE GENERAL CONTRACTOR SHALL INCLUDE IN HIS WORK THE FOLLOWING: AFTER ALL EQUIPMENT AND WALL MATERIALS ARE INSTALLED, ALL JOINTS TO WALLS AND BASES SHALL BE SEALED WITH SILICONE SEALANT.

ALL INSIDE VERTICAL CERAMIC TILE CORNERS SHALL RECEIVE A TOOLED BEAD OF SILICONE SEALANT.

6. VAPOR RETARDER

A. VAPOR PERMEABLE - FLUID APPLIED MEMBRANE AIR AND MOISTURE BARRIER, SPRAY OR ROLLER APPLIED.

B. ALL EXTERIOR SHEATHING SHOWN IN DRAWINGS CALLED OUT TO RECEIVE "WRB" (WEATHER RESISTIVE BARRIER) OR VAPOR RETARDER SHALL RECEIVE THE FOLLOWING:
   1. STO GUARD AIR AND MOISTURE BARRIER MEMBRANE - STO GOLD COAT MANUFACTURED BY STO CORP. (WWW.STOCORP.COM)
   2. SUBSTITUTIONS: NOT ALLOWED.

INSTALLATION: INSTALL PER MANUFACTURER'S WRITTEN INSTRUCTIONS.

SECTION 075113 - BUILT-UP ASPHALT ROOFING (BUR)

PART 1 - GENERAL

1.1 SECTION INCLUDES
A. BUILT-UP ASPHALT ROOFING SYSTEM.

1.2 RELATED SECTIONS
DIVISION 07 SECTION "ROOF INSULATION.".
B. DIVISION 07 SECTION "SHEET METAL FLASHING AND TRIM" FOR METAL ROOF PENETRATION FLASHINGS, FLASHINGS, AND COUNTERFLASHINGS.

1.4 DESIGN CRITERIA
GENERAL: INSTALLED ROOFING MEMBRANE SYSTEM SHALL MATCH EXISTING ROOFING SYSTEM AND REMAIN WATERTIGHT; AND RESIST SPECIFIED WIND UPLIFT PRESSURES, THERMALLY INDUCED MOVEMENT, AND EXPOSURE TO WEATHER WITHOUT FAILURE.
MATERIAL COMPATIBILITY: ROOFING MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM UNDER CONDITIONS OF SERVICE AND APPLICATION REQUIRED, AS DEMONSTRATED BY ROOFING SYSTEM MANUFACTURER BASED ON TESTING AND FIELD EXPERIENCE.
WIND UPLIFT PERFORMANCE: ROOFING SYSTEM SHALL BE IDENTICAL TO OR EXCEED EXISTING ROOF SYSTEM.

1.3 SUBMITTALS
PRODUCT DATA: MANUFACTURER'S DATA SHEETS FOR EACH PRODUCT TO BE PROVIDED.
DETAIL DRAWINGS: PROVIDE ROOFING SYSTEM PLANS, ELEVATIONS, SECTIONS, DETAILS, AND DETAILS OF ATTACHMENT TO OTHER WORK, INCLUDING:
BASE FLASHINGS, CANTS, AND MEMBRANE TERMINATIONS.
CRICKETS, SADDLES, AND TAPERED EDGE STRIPS, INCLUDING SLOPES.
MAINTENANCE DATA: PROVIDE MANUFACTURER'S MAINTENANCE REQUIREMENTS TO RECENCY CENTERS.
GUARANTEES: CONFIRM REQUIRED GUARANTEES WITH REGENCY CENTERS. ALL WORK MUST CONFORM TO EXISTING ROOF WARRANTY.

1.4 QUALITY ASSURANCE
INSTALLER QUALIFICATIONS: A QUALIFIED FIRM THAT IS APPROVED, AUTHORIZED, OR LICENSED BY ROOFING SYSTEM MANUFACTURER TO INSTALL MANUFACTURER'S PRODUCT AND THAT IS ELIGIBLE TO RECEIVE THE SPECIFIED MANUFACTURER'S GUARANTEE.
TESTING AGENCY QUALIFICATIONS: AN INDEPENDENT TESTING AGENCY WITH THE EXPERIENCE AND CAPABILITY TO CONDUCT THE TESTING INDICATED, AS DOCUMENTED ACCORDING TO ASTM E 548.
TEST REPORTS:
CORE CUT (IF REQUESTED).
ROOF DECK FASTENER PULLOUT TEST (IF REQUESTED).
SOURCE LIMITATIONS: OBTAIN ALL COMPONENTS FROM THE SINGLE SOURCE ROOFING SYSTEM MANUFACTURER GUARANTEEING THE ROOFING SYSTEM. ALL PRODUCTS USED IN THE SYSTEM SHALL BE LABELED BY THE SINGLE SOURCE ROOFING MANUFACTURER ISSUING THE GUARANTEE.

1.5 DELIVERY, STORAGE, AND HANDLING
DELIVER ROOFING MATERIALS IN ORIGINAL CONTAINERS WITH SEALS UNBROKEN AND LABELED WITH MANUFACTURER'S NAME, PRODUCT BRAND NAME AND TYPE, DATE OF MANUFACTURE, AND DIRECTIONS FOR STORAGE.
STORE LIQUID MATERIALS IN THEIR ORIGINAL UNDAMAGED CONTAINERS IN A CLEAN, DRY, PROTECTED LOCATION AND WITHIN THE TEMPERATURE RANGE REQUIRED BY ROOFING SYSTEM MANUFACTURER.
HANDLE AND STORE ROOFING MATERIALS AND PLACE EQUIPMENT IN A MANNER TO AVOID PERMANENT DEFLECTION OF DECK.

1.6 PROJECT CONDITIONS
WEATHER LIMITATIONS: PROCEED WITH INSTALLATION ONLY WHEN CURRENT AND FORECASTED WEATHER CONDITIONS PERMIT ROOFING SYSTEM TO BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S WRITTEN INSTRUCTIONS AND GUARANTEE REQUIREMENTS.

1.7 GUARANTEE
PROVIDE MANUFACTURER'S SYSTEM GUARANTEE AS REQUIRED BY REGENCY CENTERS. ALL WORK MUST CONFORM TO EXISTING ROOF WARRANTY.
INCLUDES ROOFING PLIES, FLASHINGS, ROOFING MEMBRANE ACCESSORIES, GRANULE SURFACED ROOFING MEMBRANE, FASTENERS, SUBSTRATE BOARD, WALKWAY PRODUCTS, AND OTHER SINGLE-SOURCE COMPONENTS OF ROOFING SYSTEM MARKETED BY THE MANUFACTURER.
GUARANTEE PERIOD: 10 YEARS FROM DATE OF SUBSTANTIAL COMPLETION.
INSTALLER'S GUARANTEE: SUBMIT ROOFING INSTALLER'S GUARANTEE, SIGNED BY INSTALLER, COVERING WORK OF THIS SECTION, INCLUDING ALL COMPONENTS OF ROOFING SYSTEM FOR THE FOLLOWING WARRANTY PERIOD:
GUARANTEE PERIOD: TWO YEARS FROM DATE OF SUBSTANTIAL COMPLETION.
GUARANTEE MUST BE TRANSFERABLE TO REGENCY CENTERS.

PART 2 - PRODUCTS

2.1 ROOFING MEMBRANE PLIES
GLASS-FIBER BASE-PLY SHEET: ASTM D 2178, TYPE [MATCH EXISTING], ASPHALT-IMPREGNATED, GLASS-FIBER FELT. BASIS OF DESIGN: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE.

2.2 ROOFING MEMBRANE CAPSHEET
CAP SHEET: ASTM D 3909, ASPHALT-IMPREGNATED AND -COATED, GLASS-FIBER CAP SHEET, WITH WHITE, COARSE MINERAL-GRANULE TOP SURFACING AND FINE MINERAL SURFACING ON BOTTOM SURFACE. BASIS OF DESIGN:[ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE

2.3 FLASHING MATERIALS
BACKER SHEET: TYPE [MATCH EXISTING], ASPHALT-IMPREGNATED, GLASS-FIBER FELT. BASIS OF DESIGN: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE
FLASHING SHEET: ROOFING SYSTEM MANUFACTURER'S ASPHALT-IMPREGNATED AND -COATED COMPOSITE SHEET; SMOOTH SURFACED AND REINFORCED WITH A COMPOSITE POLYESTER AND GLASS-FIBER CORE. BASIS OF DESIGN: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE.

2.4 AUXILIARY ROOFING MEMBRANE MATERIALS
GENERAL: AUXILIARY MATERIALS RECOMMENDED BY ROOFING SYSTEM MANUFACTURER FOR INTENDED USE AND COMPATIBLE WITH BUILT-UP ROOFING.
ROOFING ASPHALT: ASTM D 312, ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE
ASPHALT PRIMER: ASTM D 41. BASIS OF DESIGN: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE
ASPHALT ROOFING CEMENT: ASTM D 4586, ASBESTOS FREE, OF CONSISTENCY REQUIRED BY ROOFING SYSTEM MANUFACTURER FOR APPLICATION. BASIS OF DESIGN: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE
COLD-APPLIED ADHESIVE: ROOFING SYSTEM MANUFACTURER'S ASPHALT-BASED, TWO-COMPONENT, ASBESTOS-FREE, COLD-APPLIED ADHESIVE SPECIALLY FORMULATED FOR COMPATIBILITY AND USE WITH MEMBRANE APPLICATIONS. BASIS OF DESIGN: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE
MASTIC SEALANT: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE.
FASTENERS: FACTORY-COATED STEEL FASTENERS AND METAL OR PLASTIC PLATES MEETING CORROSION-RESISTANCE PROVISIONS IN FMG 4470, DESIGNED FOR FASTENING ROOFING MEMBRANE COMPONENTS TO SUBSTRATE, TESTED BY MANUFACTURER FOR REQUIRED PULLOUT STRENGTH, AND PROVIDED BY THE ROOFING SYSTEM MANUFACTURER. BASIS OF DESIGN: ALL MATERIALS SHALL BE COMPATIBLE WITH EXISTING ROOFING SYSTEM AND MATCH OR EXCEED EXISTING ROOF PERFORMANCE
ROOFING GRANULES: CERAMIC-COATED ROOFING GRANULES MATCHING SPECIFIED CAP SHEET, PROVIDED BY ROOFING SYSTEM MANUFACTURER AS REQUIRED.
MISCELLANEOUS ACCESSORIES: PROVIDE MISCELLANEOUS ACCESSORIES RECOMMENDED BY ROOFING SYSTEM MANUFACTURER.

2.6 WALKWAYS
WALKWAY PADS: MINERAL-GRANULE-SURFACED, REINFORCED MODIFIED ASPHALT COMPOSITION, SLIP-RESISTING PADS, MANUFACTURED AS A TRAFFIC PAD FOR FOOT TRAFFIC PROVIDED BY ROOFING SYSTEM MANUFACTURER.

2.7 BASE-SHEET MATERIALS
BASE SHEET: MATERIAL RECOMMENDED BY ROOFING SYSTEM MANUFACTURER FOR INTENDED USE AND COMPATIBLE WITH EXISTING ROOFING SYSTEM.

2.8 SHEATHING PAPER
SHEATHING PAPER: RED-ROSIN TYPE, ALL MATERIALS MUST MATCH OR EXCEED EXISTING ROOF PERFORMANCE

2.9 SUBSTRATE BOARD
SUBSTRATE BOARD: MATERIAL RECOMMENDED BY ROOFING SYSTEM MANUFACTURER FOR INTENDED USE AND COMPATIBLE WITH EXISTING ROOFING SYSTEM.

PART 3 - EXECUTION

3.1 EXAMINATION
EXAMINE SUBSTRATES, AREAS, AND CONDITIONS FOR COMPLIANCE WITH REQUIREMENTS AFFECTING PERFORMANCE OF ROOFING SYSTEM.
VERIFY THAT ROOF OPENINGS AND PENETRATIONS ARE IN PLACE AND SET AND BRACED
VERIFY THAT WOOD CANTS, BLOCKING, CURBS, AND NAILERS ARE SECURELY ANCHORED TO ROOF DECK AT PENETRATIONS AND TERMINATIONS AND THAT NAILERS MATCH THICKNESSES OF INSULATION.
VERIFY THAT DECK IS SECURELY FASTENED WITH NO PROJECTING FASTENERS AND WITH NO ADJACENT UNITS IN EXCESS OF 1/16 INCH OUT OF PLANE RELATIVE TO ADJOINING DECK.
PROCEED WITH INSTALLATION ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.

3.2 PREPARATION
CLEAN AND REMOVE FROM SUBSTRATE SHARP PROJECTIONS, DUST, DEBRIS, MOISTURE, AND OTHER SUBSTANCES DETRIMENTAL TO ROOFING INSTALLATION IN ACCORDANCE WITH ROOFING SYSTEM MANUFACTURER'S WRITTEN INSTRUCTIONS.
PREVENT MATERIALS FROM ENTERING AND CLOGGING ROOF DRAINS AND CONDUCTORS AND FROM SPILLING OR MIGRATING ONTO SURFACES OF OTHER CONSTRUCTION.
PROCEED WITH INSTALLATION ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.

3.3 ROOFING SYSTEM COMPONENTS INSTALLATION
COMPLY WITH ROOFING SYSTEM MANUFACTURER'S WRITTEN INSTRUCTIONS FOR INSTALLING ROOF COMPONENTS.
PROCEED WITH INSTALLATION ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.

3.4 ROOFING MEMBRANE INSTALLATION
INSTALL ROOFING SYSTEM IN ACCORDANCE WITH ROOFING SYSTEM MANUFACTURER'S WRITTEN INSTRUCTIONS, APPLICABLE RECOMMENDATIONS OF THE ROOFING MANUFACTURER AND REQUIREMENTS IN THIS SECTION.
COORDINATE INSTALLING ROOFING SYSTEM SO INSULATION AND OTHER COMPONENTS OF THE ROOFING MEMBRANE SYSTEM NOT PERMANENTLY EXPOSED ARE NOT SUBJECTED TO PRECIPITATION OR LEFT UNCOVERED AT THE END OF THE WORKDAY OR WHEN RAIN IS IMMINENT.
PROVIDE TIE-OFFS AT END OF EACH DAY'S WORK TO COVER EXPOSED ROOFING MEMBRANE SHEETS AND INSULATION WITH A COURSE OF COATED FELT SET IN ROOFING CEMENT OR HOT ROOFING ASPHALT WITH JOINTS AND EDGES SEALED.
COMPLETE TERMINATIONS AND BASE FLASHINGS AND PROVIDE TEMPORARY SEALS TO PREVENT WATER FROM ENTERING COMPLETED SECTIONS OF ROOFING SYSTEM.
REMOVE AND DISCARD TEMPORARY SEALS BEFORE BEGINNING WORK ON ADJOINING ROOFING.
ASPHALT HEATING: HEAT ROOFING ASPHALT AND APPLY WITHIN PLUS OR MINUS 25 DEG F (14 DEG C) OF EQUIVISCOUS TEMPERATURE UNLESS OTHERWISE REQUIRED BY ROOFING SYSTEM MANUFACTURER. DO NOT RAISE ROOFING ASPHALT TEMPERATURE ABOVE EQUIVISCOUS TEMPERATURE RANGE MORE THAN ONE HOUR BEFORE TIME OF APPLICATION. DO NOT EXCEED ROOFING ASPHALT MANUFACTURER'S RECOMMENDED TEMPERATURE LIMITS DURING ROOFING ASPHALT HEATING. DO NOT HEAT ROOFING ASPHALT WITHIN 25 DEG F (14 DEG C) OF FLASH POINT. DISCARD ROOFING ASPHALT MAINTAINED AT A TEMPERATURE EXCEEDING FINISHED BLOWING TEMPERATURE FOR MORE THAN 4 HOURS.
SUBSTRATE-JOINT PENETRATIONS: PREVENT ROOFING ASPHALT FROM PENETRATING SUBSTRATE JOINTS, ENTERING BUILDING, OR DAMAGING ROOFING SYSTEM COMPONENTS OR ADJACENT BUILDING CONSTRUCTION.
PROCEED WITH INSTALLATION ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.

3.5 WALKWAY INSTALLATION
WALKWAY PADS: INSTALL WALKWAY PADS USING UNITS OF SIZE INDICATED OR, IF NOT INDICATED, OF MANUFACTURER'S STANDARD SIZE ACCORDING TO WALKWAY PAD MANUFACTURER'S WRITTEN INSTRUCTIONS.
PROCEED WITH INSTALLATION ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.

3.6 PROTECTION AND CLEANING
PROTECT ROOFING SYSTEM FROM DAMAGE AND WEAR DURING REMAINDER OF CONSTRUCTION PERIOD.
CLEAN OVERSPRAY AND SPILLAGE FROM ADJACENT CONSTRUCTION USING CLEANING AGENTS AND PROCEDURES RECOMMENDED BY MANUFACTURER OF AFFECTED CONSTRUCTION.
END OF SECTION 075113

DIVISION 8 - DOORS AND WINDOWS

1. QUALITY ASSURANCE

EXTERIOR WINDOW AND DOORS: WINDOWS AND DOORS INSTALLED IN EXTERIOR WALLS SHALL CONFORM TO THE TESTING AND PERFORMANCE REQUIREMENTS OF SECTION 1714.5". INSTALLATION.

WINDOW AND DOORS SHALL BE INSTALLED IN ACCORDANCE WITH APPROVED MANUFACTURER'S INSTRUCTIONS. FASTENER SIZE AND SPACING SHALL BE PROVIDED IN SUCH INSTRUCTIONS AND SHALL BE CALCULATED BASED ON MAXIMUM LOADS AND SPACING USED IN THE TESTS". EXTERIOR WINDOW AND DOOR ASSEMBLIES. THE DESIGN PRESSURE RATING OF EXTERIOR WINDOWS AND DOORS IN BUILDINGS SHALL BE DETERMINED IN ACCORDANCE WITH SECTION 1714.5.1 OR 1714.5.2, EXCEPTION: STRUCTURAL WIND LOAD DESIGN PRESSURES FOR WINDOW UNITS SMALLER THAN THE SIZE TESTED IN ACCORDANCE WITH SECTION 1714.5.1 OR 1714.5.2 SHALL BE PERMITTED TO BE HIGHER THAN THE DESIGN VALUE OF THE TESTED UNIT PROVIDED SUCH HIGHER PRESSURES ARE DETERMINED BY ACCEPTED ENGINEERING ANALYSIS. ALL COMPONENTS OF THE SMALL UNIT SHALL BE THE SAME AS THE TESTED UNIT. WHERE SUCH CALCULATED DESIGN PRESSURES ARE USED, THEY SHALL BE VALIDATED BY AN ADDITIONAL TEST OF THE WINDOW UNIT HAVING THE HIGHEST ALLOWABLE DESIGN PRESSURE."

EXTERIOR WINDOWS AND GLASS DOORS SHALL BE LABELED AS CONFORMING TO AAMA/NWWDA 101/1.S.2. OR 101/1.S.2/NAFS. THE LABEL SHALL STATE THE NAME OF THE MANUFACTURER, THE APPROVED LABELING AGENCY AND THE PRODUCT DESIGNATION AS SPECIFIED IN AAMA/NWWDA 101/1.S.2 OR 101/1.S.2/NAFS. PRODUCTS TESTED AND LABELED AS CONFORMING TO AAMA/NWWDA 101/1.S.2 OR 101/I.S.2/NAFS SHALL NOT BE SUBJECT TO THE REQUIREMENTS OF SECTIONS 2403.2 AND 2403.3". EXTERIOR WINDOWS AND DOOR ASSEMBLIES NOT PROVIDED FOR IN SECTION 1714.5.1. EXTERIOR WINDOW AND DOOR ASSEMBLIES SHALL BE TESTED IN ACCORDANCE WITH ASTM E330. EXTERIOR WINDOW AND DOOR ASSEMBLIES CONTAINING GLASS SHALL COMPLY WITH SECTION 2403. THE DESIGN PRESSURE FOR TESTING SHALL BE CALCULATED IN ACCORDANCE WITH CHAPTER 16. EACH ASSEMBLY SHALL BE TESTED FOR 10 SECONDS AT A LOAD EQUAL TO 1.5 TIMES THE DESIGN PRESSURE".

2. METAL DOORS AND FRAMES

WORK INCLUDED:
FURNISH AND INSTALL METAL DOORS AND DOOR FRAMES AS SHOWN ON THE DRAWINGS AND AS NEEDED FOR A COMPLETE AND PROPER INSTALLATION.

MATERIALS: DOORS AND FRAMES SHALL BE EQUIVALENT TO STEEL CRAFT, LABELED OR NON-LABELED AND SIZE AS INDICATED ON DRAWINGS.

STEEL DOORS SHALL BE FULL-FLUSH DESIGN L-18 (18 GAUGE) REINFORCED FOR FINISH HARDWARE AND WITH BAKED ON PRIME PAINT STEEL FRAMES SHALL BE FURNISHED KNOCKED DOWN, TYPE F-16 (16 GAUGE). MITERED CORNERS SHALL HAVE HEAVY REINFORCEMENTS WITH FOUR TABS FOR SECURING AND INTERLOCKING JAMB TO HEAD. PROPER REINFORCEMENT AND CUT-OUT FOR FINISH HARDWARE. FRAMES SUPPLIED WITH SUITABLE JAMB AND BASE ANCHORS, RUBBER BUMPERS AND PRIME PAINTED.

3. WOOD DOORS

PROVIDE AND INSTALL STANDARD SOLID-CORE, FLUSH WOOD DOORS.
FACE VENEER: REFER TO COLOR AND DOOR SCHEDULES FOR LIST OF DOORS TO RECEIVE SCHEDULED FINISHES.

SOLID CORE: MAT FORMED WOOD PARTICLE BOARD, TYPE 1. DENSITY, CLASS 1, COMMERCIAL STANDARD CS236-66, AS MANUFACTURER, BY U.S. PLYWOOD, GENERAL VENEER OR WEYERHAUSER.

DOORS SHALL BE MANUFACTURED PER MILL WORK STANDARDS OF THE ARCHITECTURAL WOODWORK INSTITUTE (AWI) FOR PREMIUM GRADE.

EDGE BANDING:
PAINTED FINISH: MILL OPTION
STAINED FINISH: MATCH FACE VENEER.

CUTOUTS FOR GLAZING OR LOUVERS SHALL HAVE HARDWOOD FRAMES AND STOPS.

ADHESIVES: CONFORM TO CS 35 TYPE II, FOR INTERIOR DOORS AND TYPE I FOR EXTERIOR DOORS.

DOORS TO HAVE METAL LOUVERS AS INDICATED ON THE DRAWINGS SHALL BE 24 GAUGE WITH CHEVRON TYPE BLADES WITH FREE AIR 50% TOTAL AREA AND BE PRIME PAINTED.

PRE-FIT DOORS AT FACTORY WITH CLEARANCES OF 1/8" AT EACH VERTICAL EDGE AND AT TOP, 1/2" AT BOTTOM, AND 1/8" IN 2" BEVEL AT LOCK EDGE, 3/8" CLEARANCE ABOVE FLOOR WITHOUT THRESHOLD, 3/4" ABOVE FLOOR WITH THRESHOLD.

INSTALL DOORS TO COMPLY WITH MANUFACTURER'S INSTRUCTIONS. FIT DOORS TO FRAMES WITH UNIFORM CLEARANCE AND BEVELS. MACHINE DOORS FOR HARDWARE, IF REQUIRED. REFINISH OR REPLACE DOORS DAMAGED DURING INSTALLATION.

4. FINISH HARDWARE

SECURITY NOTES - SWINGING DOORS:
ALL PIN-TYPE HINGES WHICH ARE ACCESSIBLE FROM OUTSIDE THE SECURED AREA WHEN THE DOOR IS CLOSED SHALL HAVE NON-REMOVABLE HINGE PINS. IN ADDITION, THEY SHALL HAVE 1/4" MINIMUM DIAMETERS STEEL JAMB STUDS WITH 1/4" MINIMUM PROJECTION, UNLESS THE HINGES ARE SHAPED TO PREVENT DOOR REMOVAL IF HINGE PINS ARE REMOVED.

STRIKE PLATES FOR LATCHES AND HOLDING DEVICES FOR PROJECTING DEAD BOLTS IN WOOD CONSTRUCTION SHALL BE SECURED TO THE JAMB AND WALL FRAMING WITH SCREWS NOT LESS THAN 2-1/2" IN LENGTH.

DEAD BOLTS SHALL CONTAIN HARDENED INSERTS.

STRAIGHT DEAD BOLTS SHALL HAVE A MINIMUM THROW OF 1" AND AN EMBEDMENT OF NOT LESS THAN 5/8"

HOOK SHAPED OR EXPANDING LAG DEAD BOLTS SHALL HAVE A MINIMUM THROW OF 3/4"

CYLINDER GUARDS SHALL BE INSTALLED ON ALL CYLINDER LOCKS WHENEVER THE CYLINDER PROJECTS BEYOND THE FACE OF THE DOOR OR IS OTHERWISE ACCESSIBLE TO GRIPPING TOOLS.

HARDWARE NOTES: REFERENCE HARDWARE SCHEDULE FOR SPECIFICATIONS.

KEYING: ALL CYLINDERS SHALL BE REMOVABLE CORE, MASTER KEYED TO INSTA-KEY SYSTEM. REFER DOOR HARDWARE SCHEDULE

FASTENERS:
PROVIDE ALL HARDWARE WITH ALL NECESSARY SCREWS, AND OTHER FASTENERS OF SUITABLE SIZE AND TYPE TO ANCHOR THE HARDWARE IN POSITION FOR LONG LIFE UNDER HARD USE.

FURNISH ITEMS COMPLETE WITH EXPANSION SHIELDS, TOGGLE BOLTS AND OTHER ANCHORS, IN ACCORDANCE WITH THE MATERIAL TO WHICH THE HARDWARE IS TO BE APPLIED AND THE RECOMMENDATIONS OF THE HARDWARE MANUFACTURER.
FASTENER FINISH SHALL HARMONIZE WITH THE HARDWARE MATERIAL. INSTALL HARDWARE ITEMS IN ACCORDANCE WITH THE SCHEDULE INCLUDED ON THE DRAWINGS, EXCEPT AS SPECIFICALLY REQUIRED TO COMPLY WITH LOCAL CODES AND AS RECOMMENDED BY THE DOOR AND HARDWARE INSTITUTE.

INSTALL HARDWARE IN COMPLIANCE WITH THE MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS. SET UNITS LEVEL, PLUMB AND TRUE. ADJUST AND CHECK OPERATION OF EVERY UNIT. REPLACE UNITS WHICH CANNOT BE ADJUSTED TO OPERATE FREELY AND SMOOTHLY.

COORDINATE WITH OTHER TRADES TO ASSURE PROPER AND ADEQUATE PROVISION IN THE WORK OF THOSE TRADES FOR INTERFACE WITH THE WORK OF THIS SECTION.

5. INSULATING GLASS UNIT

TEMPERED GLASS SHALL CONFORM WITH CPSC, ANSI, Z97.1, ASTM, FGMA STANDARDS

ENERGY CODE DATA FOR GLASS:
REFERENCE WINDOW SCHEDULE FOR SPECIFICATION.

6. GLAZING

ALL GLAZING SHALL CONFORM TO CONSUMER PRODUCT SAFETY STANDARD 16 CFR, PART 1201.

ALUMINUM STOREFRONT SYSTEM: THE SYSTEM SHALL BE AS NOTED ON THE DRAWINGS AS MANUFACTURED BY: KAWNEER COMPANY, INC., NORTHRUP ARCHITECTURAL SYSTEM.

STORE FRONT SHALL BE STRUCTURALLY REINFORCED, EXTRUDED ALUMINUM FRAMING COMPLETE WITH GLASS, NON-STRETCH HIGH SHORE VINYL AND ANCHORAGE ATTACHMENTS AND SHIMS REQUIRED TO SECURE WINDOW WALLS TO BUILDING STRUCTURAL SYSTEM.

FRAMES: SIZES AS SHOWN ON THE DRAWINGS, COMMERCIAL QUALITY EXTRUDED ALUMINUM (ASTM B221), COMPLETE WITH MATCHING PROFILE STOPS TO SUIT FRAMES AND OF ADEQUATE SIZE TO PROVIDE SUFFICIENT BITE ON GLASS, AND DRILLED HOLES, DEFLECTOR PLATES AND INTERNAL FLASHING TO ACCOMMODATE INTERNAL WEEP AND DRAINAGE SYSTEM.

REFER TO WINDOW SCHEDULE FOR ANODIZED ALUMINUM FINISH COLOR.

PANDA EXPRESS, INC.
1683 Walnut Grove Ave.
Rosemead, California
91770
Telephone: 626.799.9898
Facsimile: 626.372.8288

REVISIONS:

ISSUE DATE:

	PEER REVIEW	01-27-2020
	PR RESPONSE 1	02-21-2020
	BUILDING PERMIT	03-11-2020

DRAWN BY: CSW

PANDA PROJECT #: D7446
ARCH PROJECT #: JCDT19-0314

NORR
ARCHITECTS ENGINEERS PLANNERS

PANDA EXPRESS
GREENBRIAR TOWN CENTER,
13059 LEE JACKSON MEMORIAL HWY
FAIRFAX, VA 22033

G-003

SPECIFICATIONS