

**EXTERIOR AND INTERIOR PAINTING SERVICES**  
**ARTICLE 1**  
**SCOPE OF WORK/SPECIFICATIONS**

# Article 1 – Scope of Work/Specifications

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## **Part 1. Related Documents**

### **1.1. Supplemental Information Referenced in this Article**

1.1.1. This Specification Article shall be subject to all the requirements of Article 0 – General Specifications and Provisions and any other related Contract document and exhibits.

1.1.2. If there is a conflict between the General Specifications and Provisions and the requirements of other Contract documents, the greater quantity or quality, or the stricter standard, shall take precedence.

## **Part 2. Scope of Work**

### **2.1. General Requirements**

2.1.1. The Contractor shall provide exterior and interior painting services throughout the Dallas/Fort Worth International Airport (herein called the Board) as requested and authorized by the Board's Energy, Transportation, and Asset Management (ETAM) Department.

2.1.2. All structures, surfaces, and equipment, of any type, material, and size, wherever located within the Airport's property; and where tasks listed in the Bid Pricing Form can be performed following the scope of work and specifications detailed under this Article, shall be covered under this Contract; such as, but not limited to:

2.1.2.1. Concrete floors, wood floors, interior walls and ceilings, exterior walls, concrete block walls, masonry walls, metal beams, metal I beams, acoustical ceiling tile, ceiling rails, metal pipe, fiberglass pipe, metal railing, window trim, mullions and grills, metal panel, metal building trim and down spouts, jersey barriers, wood and metal doors, wood and metal door trims, canopies including all supportive structures, electrical equipment, plumbing equipment, jet bridges and related equipment, handrails, tanks, conduits, motors.

2.1.3. The Contractor shall provide all labor, materials, equipment, supplies, tools, transportation services, layout, barricades, signs, related permits, fees, certification, on-site supervision, and all necessary incidentals required to perform all tasks required following the scope of work and specifications of this Contract in a safe, orderly, timely, efficient, satisfactory and workmanlike manner.

2.1.4. The Contractor shall be responsible for all measurements, coordination and verification of existing conditions prior to beginning work.

2.1.5. The Contractor shall perform each painting work according to a detailed written job schedule and plan prepared by the Contractor and approved by the ETAM Representative at least seven (7) days prior to the scheduled day to begin the work. The plan shall include the Contract number, the Airport's department, including the location where work is to be performed, a detailed summary of the work to be performed, the name(s) and phone number(s) of the supervisor/lead that will be overseeing the work, the dates work will be performed from commencing to completion, scheduled working hours per day, and each task to be performed including task item number as listed on the Bid Pricing Form.

2.1.6. Contractor shall be required to collect and dispose of wastewater created by high pressure blasting, waste materials generated as a result of its work in accordance with the Board guidelines for collection and disposal of all debris and environmental regulatory provisions detailed under Part 3 and Part 4, Section 2.12 of this Article.

2.1.7. Parking is allowed only in designated areas and shall be coordinated with the ETAM Representative.

2.1.8. The Contractor shall submit manufacturer's Safety Data Sheets (SDS), and a list of all types of paint colors and products to be incorporated into the work, including samples and literature, to the ETAM Representative for approval prior to commencing work.

2.1.9. All painting operations at a site work, including all necessary mobilization and demobilization, shall be considered as one "Move In". The Contractor shall be guaranteed a minimum of \$2,000.00 worth of painting work for each "Move In". A "Move In" may include work at several locations to meet the \$2,000.00 worth of painting work requirement.

2.1.10. The Contractor shall commence painting operations at the site of work and continue such operation until the work is completed, including all necessary mobilizations and demobilizations.

2.1.11. Except otherwise noted in the specifications, normal business hours for painting services will be 8:30 a.m. to 5:00 p.m., Monday through Sunday. Approximately 80% of the scope of work can be completed during these hours.

2.1.12. The remaining 20% of the work correspond to painting work located in occupied, high traffic and/or congested areas. All painting work for these areas shall be performed by the Contractor during the late night hours, from 5:30 p.m. to 3:00 a.m. If the duration of the work in these areas extends beyond one work night, the Contractor shall temporarily secure the area and remove all debris and equipment until the next working period.

2.1.13. Storage of materials at the job site is not allowed. Temporary storage may be provided to the Contractor, at the sole discretion of the ETAM Authorized Representative.

2.1.14. The Contractor's equipment shall not impede the normal operation of the Airport and/or adversely impact Airport's Tenants or users. No scaffolding, ladders, lifts or other equipment used for the painting project shall be allowed to remain erect or standing in the work area outside the normal work hours, unless prior written approval has been granted by the ETAM Authorized Representative.

2.1.15. Some painting work will be required to be performed in secure areas; therefore, the Contractor's personnel shall be required to obtain security badges under the security badge issuance procedure authority.

2.1.16. The Contractor shall notify the ETAM Authorized Representative immediately, verbally and in writing, of all damage and/or discrepancies that they identify at the job site prior to the start of the work, as well as any personal injury or property damage that occurs while performing work.

2.1.17. The Contractor shall provide "wet paint" signs to protect newly painted finished. One day after completion of the paint, the Contractor shall remove and properly discard of all signs.

2.1.18. The Contractor shall remove all equipment, empty cans, rags, rubbish and or discarded paint materials from the job site. All trash and debris will be disposed of by the

Contractor, off-site, in accordance with all applicable federal, state, local laws and regulations and Airport guidelines.

2.1.19. The Contractor shall report to the ETAM Representative any work that requires the performance of tasks not listed or specified under this Contract. At no time shall work beyond the scope be performed without prior written approval of the ETAM Representative.

2.1.20. Warranty of Construction – In addition to any other warranties required, the Contractor warrants that work performed under this Contract conforms to the Contract requirements and is free of any defect in equipment, material, design, or workmanship furnished or performed by the Contractor or any subcontractor or supplier of any tier. This warranty shall continue for a period of one (1) year from the date the Board takes possession.

2.1.21. Quality Control – The Contractor shall implement an effective quality control program and have a copy available to present to the ETAM Representative upon request at any time during the term of the Contract.

2.1.22. Permits, Royalties, and Licenses – The Contractor shall, at its own expense, be responsible for obtaining all licenses, and permits which are necessary to fulfill the all the required work under this Contract.

2.1.22.1. The Contractor shall be responsible to obtain and pay the costs of any royalties and licenses for any patented or copyrighted items used in the performance of the work.

2.1.23. Should any question arise as to the meaning and intent of this Contract, the question shall, prior to any other action or resort to any other legal remedy, be referred to the Board ETAM Authorized Representative who shall decide the true meaning and intent of the Contract.

2.1.24. Failure by the Board personnel to discover or reject services which are unacceptable and not in accordance with the Contract shall not be deemed an acceptance thereof nor a waiver of the Board's right to proper execution of the Contract or any part of it by the Contractor.

## **2.2. Airport Standard Service Level**

2.2.1. Definition: The Airport's standard service level required under this Contract is defined as "the performance of all exterior and interior painting work/tasks covered under this Contract, following the Specifications/Scope of Work as detailed under this Article.

2.2.2. Contractor and its Subcontractor(s) shall maintain the Airport's standard quality of service level at all time. The Airport reserves the right to perform quality assurance inspections or surveys. Should these inspections or surveys indicate other than an acceptable quality level; the Contractor shall take immediate and appropriate corrective action to raise quality to the Airport standard service level.

## **2.3. Airport Security Procedures**

2.3.1. Contractor's employee performing work at the DFW Airport shall have in their possession a valid security badge with Escort designation privileges.

2.3.2. The Contractor shall be responsible for, at its own expense, obtain the proper security clearance, fingerprint, training, badges and custom seal required to access the restricted areas of the Airport, including the Air Operations Area (AOA).

2.3.3. Any applicable parking fees and associated transportation charges will be in accordance with the current Airport Schedule of Fees and Charges. Fees and charges can be found at [www.dfairport.com/about/financials/index.php](http://www.dfairport.com/about/financials/index.php)

2.3.4. The Contractor, its subcontractors, and all their employees shall be subject to and shall, at all times, conform with all rules, regulations, policies and procedures pertaining to security at the Dallas/Fort Worth International Airport. Any violations or disregard for rules, regulations, or policies may be cause for immediate termination of Contract.

2.3.5. The Contractors' and Subcontractor(s) employees shall surrender their badge upon termination of employment or Contract, whichever occurs first. DFW Airport badges are the property of DFW Airport Board and must be surrendered upon request by a law enforcement agency, sponsoring authority, or DFW Airport Access Control Office. Failure to surrender a DFW Airport badge may lead to charges of theft of property and unauthorized use of governmental issued identification media.

## **2.4. Board Furnished Property**

2.4.1. Hot/cold water and electricity will be provided from existing outlets, with the exception of work performed at remote areas of the Airport where no connections are available.

2.4.2. The Board shall have no obligation to fund and provide equipment such as high reach lifts, or bucket trucks, unless the situation contains extraordinary restrictions or requirements not ordinarily present in a typical painting job at a major Airport. In such a case, the Contractor shall notify the Board in advance of the specific equipment needed, the time period it is required and its cost. The Contractor shall not proceed to lease, rent or otherwise acquire such equipment until receiving written approval from the ETAM Representative.

## **2.5. Contractor Furnished Equipment, Supplies, Tools and Materials**

2.5.1. As directed by the ETAM Representative, the Contractor shall schedule the delivery of its and its subcontractor(s) equipment, supplies, tools and materials during times and locations that will cause minimum disruption and inconvenience to the Airport operations. Unless otherwise directed in writing by the ETAM Representative, all such deliveries shall be made during the hours of 7:00 a.m. and 3:30 p.m. The Contractor shall notify the ETAM Representative both verbally and in writing of all deliveries 24 hours prior to the scheduled delivery. All deliveries by or to the Contractor or its subcontractor at the Airport job site shall only be made to the loading docks(s) associated with each building or locations approved in advanced by the ETAM Representative.

2.5.2. Electrical Supplies/Equipment: All electrical extension cords shall be properly sized for the equipment load and placed away from vehicular or pedestrian traffic. All connections between the extension cords and related equipment (e.g., tools, machine, or additional extension cords) shall be tightly fastened with no exposed electrical contacts. All extension cords shall have and use a proper electrical grounding pipe. Power tools and/or

extension cords used in damp areas shall be plugged into a Ground Fault Circuit Interrupter (GFCI) switch to immediately shutdown when a short to ground is detected.

2.5.3. Man Lifts: Contractors provided lifts shall be equipped with a flashing yellow beacon light and fire extinguisher. All lifts to be used on the job site shall be approved in writing by the ETAM Representative at least 7 days prior to their intended use by the Contractor on the job site.

2.5.3.1. The Contractor must submit to the ETAM Representative documentation that demonstrates, to the satisfaction of the Board, that the Contractor's personnel who will be operating the lifts are certified and experienced in operating the equipment safely.

2.5.3.2. In the event of a Contractor provided lift equipment failure and/or malfunction, the Contractor shall provide a replacement lift within one (1) working day so as not to delay scheduled completion of the work. The Contractor shall assure that the use, safe operation and/or servicing of these lifts are in compliance with all applicable requirements including, but not limited to; *ANSI/SAIA A92.6-2014, or its latest version, for Self-Propelled Elevating Work Platforms.*

2.5.4. Scaffolding: All scaffolding provided by the Contractor to perform painting services under this Contract shall be in compliance with ANSI 10.8-2001, and 29 CFR1910.28, or its latest version.

2.5.5. Ladders: Unless otherwise directed by the ETAM Representative, the Contractor shall use ladders that utilize rubber shoes floor protectors to perform all painting work under this Contract. Protection pads shall be used by the Contractor to prevent ladders from marring building surfaces. Direct pressure against glass and painted aluminum panels shall be avoided. While on the roof, no equipment ladders, tools, scaffolding or metal containers are to make direct contact with the roofing membrane. The contractor shall provide and utilize, for the protection of the roof surface, one or more layers of plywood (1/2" minimum thickness). Care must be taken while placing and securing plywood on roof so as not to harm the membrane. In the event damages occur, the Contractor shall immediately inform the ETAM Representative both verbally and in writing and repair the damages using only materials, procedures and personnel authorized by the ETAM Representative.

2.5.6. High Pressure Washer: High pressure washing equipment shall produce sufficient pressure to remove all loose paint, chalking, grease, dirt, and other contaminants that would otherwise prevent paint adhesion. Remote areas of the Airport. Water and electrical power will not be available at remote areas at the Airport. Contractor shall provide pressure blasting equipment that is self-contained, including the ability to carry a water supply. Water supply will be made available for filling the tank.

2.5.7. Contractor shall be responsible for the collection and dispose of all waste water generated while performing work under this Contract.

2.5.8. Spray painting equipment. Spray painting shall be authorized by the ETAM Representative.

## 2.6. General Performance

2.6.1. **Competency:** The Contractor and subcontractor's personnel shall be knowledgeable in the trade fields required to perform all tasks required under this Contract in a safe manner to reflect satisfactory standards of employee competency.



2.6.2. **Conduct:** The Contractor and subcontractor's employees shall conduct themselves in an orderly manner. Fighting, being under the influence of alcohol and/or drugs or bringing and/or consuming alcohol and/or drugs, gambling, soliciting, stealing, and/or any immoral or otherwise undesirable conduct shall not be permitted on the job site and shall result in immediate and permanent removal from the job site for any employee engaging in such conduct while performing work under this Contract.

2.6.3. Contractor and subcontractor personnel shall exhibit good attitude, conduct, courtesy, character, integrity. All personnel shall wear appropriate attire while performing work at the job site.

2.6.4. The operation of the Contractor and subcontractor's vehicles by its employees on or about the Airport property shall conform to regulations and safe driving practices.

2.6.5. **Communication:** The Contractor shall provide on-site, for all work performed at the Airport, a supervisor and/or lead able to clearly and understandably communicate (both verbally and in writing) in the English language

2.6.6. The Contractor and its subcontractor's employees shall not disturb any items (i.e. furniture, documents, materials, supplies, equipment, etc.) in any area of the job sites, unless directed otherwise by the ETAM Representative.

2.6.7. The Contractor shall adhere to, and performs all tasks required under this Contract in the time and with the frequency requirements established in the Specifications.

## **2.7. Safety**

2.7.1. When performing work under this Contract, the Contractor, subcontractor(s) and each of their employees shall comply with all applicable local, state, federal, and DFW Airport laws, rules, codes, regulations and practices required in performing all activities pursuant to providing all painting services required under this Contract in a safe manner.

2.7.2. The Contractor shall provide 100% fall protection above six (6) feet, when required to perform any services under this Contract at high areas. This is critical to the safety of this Contract and shall be strictly enforced. Noncompliance will result in the worker(s) being removed from the project.

2.7.3. Contractor shall be responsible for all injury to persons or damage to property that occurs as a result of the Contractor's negligence.

2.7.4. The Contractor shall assume responsibility on the job site for the actions of all its and its subcontractor(s) personnel who are associated with performing the work required under this Contract and shall take all adequate measures to prevent bodily injury to all workers, and also to prevent damage to the Airport Board property.

2.7.5. The Contractor shall take proper safety and health precautions to protect the work, its workers, the public, and the property of others.

2.7.6. The Contractor and its subcontractor(s) shall provide and ensure that workers performing work under this Contract wear the proper and applicable safety devices and apparel.

2.7.7. The Contractor shall provide all barricades, wet-paint signs, warning signs, and/or other safety and protective equipment required to isolate or restrict public access to the work site and/or to protect Airport employees and the general public from personal injury

due to materials, equipment or operations at the job site; and/or to provide sufficient notice of potential safety hazards prior to, during, and after the performance of the services.

2.7.8. All barricades, warning signs and protective equipment to restrict areas shall be in accordance with federal, state and local codes. Barricades shall not be lower than four (4) feet in height with support no farther than eight (8) feet apart.

2.7.9. The Board shall have the right to inspect all job site areas for safety violations at its discretion, direct the Contractor to make immediate improvement of conditions and/or procedures, and/or stop work if other hazards are deemed to exist. Notwithstanding any provisions to the contrary, the Board shall not be obligated to make an equitable adjustment for any work stoppage that results from safety hazards created by the Contractor or its subcontractor(s).

2.7.10. In the event the Board should elect to stop work due to any job site safety hazard caused by the Contractor or its subcontractor(s), after the Contractor has been notified and provided ample time to correct, the Contractor shall bear all costs for eliminating the hazard(s) and shall not be granted compensation for the work stoppage. The Contractor shall pay any and all additional expenses resulting from this action.

2.7.11. It shall be the responsibility of the Contractor to immediately notify the ETAM Representative if the job site is visited by an official authorized to enforce any regulatory requirements including but not limited to OSHA.

2.7.12. The Contractor shall inspect all powered equipment daily before operations for signs of wear as well as potential safety hazards. The Contractor shall immediately remove from the job site all equipment, including extension cords which are potentially unsafe, damaged, inoperable and/or do not meet the manufacturer's operation specifications.

2.7.13. The Contractor shall never leave power equipment unattended without disconnecting them from their power source.

2.7.14. The Contractor shall immediately notify the ETAM Representative in both verbally and in writing of any accident on the job site that is related to the performance of the scope of work that involve bodily injury or damage to property and shall include information related to whom to contact and all specifics of the follow-up written notice.

2.7.15. Any damages caused by the Contractor, subcontractor, or their employees to the Airport's property shall be properly repaired or replaced by the Contractor, to the satisfaction of the ETAM Representative, at the Contractor's expense.

## **Part 3. Regulatory and Environmental Provisions**

### **3.1. General**

3.1.1. The Contractor, subcontractor(s), and its employees performing work under this Contract shall comply with all applicable federal, state, local and Airport Policies and Procedures including, but not limited to those listed under Article 0, Part 8.

3.1.2. The Contractor shall provide the Safety Data Sheets (SDS) for all materials prior to use and/or storage on the job site to the ETAM Representative. SDS shall be readily available at the job site at all times.

3.1.3. All regulatory infractions, which are incurred by the Contractor while fulfilling the requirements of this Contract, shall be immediately reported by the Contractor to the Board's ETAM Representative.

3.1.4. The Contractor shall use on the job site only chemicals and products which shall effectively fulfill the requirements described in this Contract and that shall have the least adverse impact on the environment, do not exceed the volatile organic chemical (VOC) limitations rule(s) published by the U.S. Environmental Protection Agency (EPA) and comply with all applicable regulatory requirements.

## **3.2. Asbestos Containing Materials/Lead Based Paint**

3.2.1. Prior to commencing any painting activities, the Board's Environmental Department will conduct an asbestos inspection of the facility to identify the presence of asbestos containing materials (ACM) in the work areas. Facilities constructed prior to 1978 should be presumed to have paint containing lead in their construction.

3.2.2. In the event that ACM or Lead Based Paint (LBP) is found at a facility where painting services are being provided, the Contractor shall stop work immediately and notify the ETAM Representative as soon as possible of its findings. The Contractor shall not, at any time, wash, disturb, remove, scrape or sand ACM or painting containing lead.

3.2.3. Removal of ACM and/or LBP materials containing lead based paint shall not be part of the Contract scope of work; however, the Contractor is responsible for ensuring that any worker performing painting services under this Contract shall have Asbestos (29 CFR 1926.1101) and Lead (29 CFR 1926.62) Awareness training meeting OSHAs Constriction Standards.

## **3.3. Hazardous Materials**

3.3.1. Contractor shall comply with all laws relating to regulated and/or hazardous materials on the job sites or related to the Contractor's activities at the job sites.

3.3.2. The Contractor shall not manage, use or store regulated and/or hazardous materials at the job sites without prior approval of the ETAM Representative. Only materials which are reasonable in quantity and necessary to accomplish the scope of work may be considered by the ETAM Representative. The Contractor shall not dispose or treat any regulated and/or hazardous materials on the job sites or surrounding lands or water.

3.3.3. The Contractor shall provide the ETAM Representative with a written list of regulated and/or hazardous materials with the quantities that are intended to be used prior to commencing each painting work.

3.3.4. Materials containing the following asbestos minerals shall not be used into/onto any structure on the Airport property; Chrysotile, Amosite, Crocidilite, Tremolite, Anthophyllite, and Actinolite.

## **3.4. Contractor's Responsibility for Environmental Costs and Damages**

3.4.1. The Contractor shall be fully responsible and solely liable without limitation, at the Contractor's sole cost and expense for any environmental costs and damages caused by the Contractor's regulated and/or hazardous materials, including, but not limited to:

3.4.1.1. Corrective action of the Contractor's regulated and/or hazardous materials as directed by any governmental agency, as required by any law, or as necessary to prevent or eliminate any nuisance, trespass, waste or diminution in the value of the job sites or as necessary to avoid any impairment of the Authority's ability to use the job sites for Airport purposes upon expiration or termination of this Contract;

3.4.1.2. Damages for injury or death to persons, or injury to property, the job sites and surrounding lands and waters arising out of the Contractor's regulated and/or hazardous materials;

3.4.1.3. Claims resulting there from;

3.4.1.4. Fines, costs, fees, assessments, taxes, penalties, demands, orders, directives, or any other requirements imposed in any manner by any governmental agencies asserting jurisdiction or under any law with respect to the Contractor's regulated and/or hazardous materials;

3.4.1.5. Costs and expenditures for correction action required as to the Contractor's regulated and/or hazardous materials;

3.4.1.6. Damages, costs, and expenditures for injury to natural resources resulting from the Contractor's regulated and/or hazardous materials as required by applicable law;

3.4.1.7. Compliance with laws regarding the generation, use, storage, transportation, treatment, management, or disposal of the Contractor's regulated and/or hazardous materials;

3.4.1.8. Any other liability related to the Contractor's regulated and/or hazardous materials. While the Board is not required to incur any costs, fees (including Attorney, consultant, and expert witness fees), or expenses for environmental compliance, or corrective action relating to the Contractor's regulated and/or hazardous materials, should the Airport Board incur any such costs, expenses or fees due to the Contractor's non-performance of its obligations under this Contract, the Contractor shall, within 30 days of demand, reimburse the Airport Board for said costs, expenses or fees.

3.4.2. Testing and assessment for regulated and/or hazardous materials may be performed by the Board at its sole discretion, during reasonable business hours. The Board personnel or its representatives or consultants may enter upon the job sites and perform tests, take measurements or samples, perform investigations or assessment which the Board deems necessary in order to determine the presence of regulated and/or hazardous materials or to evaluate Contractor's compliance with this agreement; however nothing herein requires the Board to conduct any such testing, measurement, investigation or assessment. The Board shall give the Contractor a minimum of five (5) days written notice prior to conducting any such tests, investigations, or assessment, except no such notice is required under urgent or emergency conditions.

3.4.2.1. If any of the Contractor's regulated and/or hazardous materials are detected that requires corrective action other than monitoring under this provision, or if any material is found to be in violation of any law or requirements of this provision are found by the Board's Consultant, the fees and expenses of said Consultant shall be paid by the Contractor on demand by the Board. This is in addition to the Contractor's obligation to conduct all required corrective action of any of the Contractor's regulated and/or

hazardous material releases or suspected releases at the Contractor's sole cost as provided herein.

3.4.3. All regulated and/or hazardous and/or carcinogenic materials transported or generated onto either job site by the Contractor must be properly disposed of the Airport site by the Contractor in accordance with applicable federal, state, and local laws and regulations at no cost to the Board.

### **3.5. Spill Contingency Plan**

3.5.1. The Contractor shall provide protection on all nearby storm drains while performing work to ensure that no paint chips, chemicals, cleaning solutions, etc. enter the drainage systems.

3.5.1.1. Neither domestic drains nor storm drains on the job site shall be used to dispose of; wastewater generated by high pressure blasting, gasoline, paint, thinners, hydraulic fluid, solvents, concentrated cleaning agents, or other regulated and/or hazardous materials.

3.5.2. The Contractor shall develop and implement on the job sites written Spill Control and Containment Plan listing materials used, personnel protective equipment requirements, notification procedures, site redemption procedures and personnel training procedures to be used in the event of a spill in accordance with regulations. The Contractor shall provide the ETAM Representative with a copy of this plan.

3.5.3. In the event of a life threatening spill, the Contractor shall call 911 immediately. Non-life threatening spills shall be notified to the ETAM Representative and the Airport Operations Center (AOC).

3.5.4. The Contractor shall be responsible for all cleanups, site remediation, and disposal costs including hazardous waste response teams that may be required at the site. All procedures shall be in accordance with applicable federal, state, and local environmental and OSHA regulations.

3.5.5. Regulated and/or hazardous materials authorized by the ETAM Representative to be temporary stored on site during normal working hours, shall be placed in containment devices that are capable of containing 110 percent of the volume of the substance in the event of a spill.

3.5.6. The Contractor, under no circumstance, shall store any regulated and/or hazardous materials near neither sanitary drains nor storm drains.

## **Part 4. Specifications**

### **4.1. Job Site Ambient Conditions**

4.1.1. The Contractor shall assess the job site conditions each day prior to beginning tasks scheduled for that day. Depending on the job site ambient condition on that day, if necessary, after notifying the ETAM Representative, the Contractor shall adjust the tasks scheduled accordingly to apply the following guidelines:

4.1.1.1. Apply water-based paints only when the temperature of surfaces to be painted and surrounding air temperatures are and will remain until paint is completely cured between 50 degrees F (10 degree C) and 90 degree F (32 degree C);

4.1.1.2. Apply solvent-thinned paints only when the temperature of surfaces to be painted and surrounding air temperatures are and will remain until paint is completely cured between 45 degree F (7 degree C) and 96 degree F (35 degree C);

4.1.1.3. Do not apply paint in snow, rain, fog, mist, when the relative humidity exceeds 85 percent, or at temperatures less than 5 degree F (3 degree C) above the dew point, or to damp or wet surfaces. No exterior paint shall be applied while the surface is damp, during cold or frosty weather, or when the temperature is likely to drop below freezing during the complete curing cycle of the applied finish;

4.1.1.4. Painting may be performed during inclement weather if surfaces and areas to be painted are enclosed and heated within temperature limits, specified by the manufacturer, during application and drying periods;

4.1.1.5. Adhere strictly to all manufacturers' recommendations with respect to temperature and surface conditions set forth for a particular product unless otherwise approved in advance by the ETAM Representative. Nothing in this Statement of Work shall be deemed to reduce the requirements of these recommendations.

## **4.2. Paint and Related Manufacturers Products**

4.2.1. The manufacturer's products, listed under this section are subject to compliance with the requirements of this Specification, approved by the DFW Airport's Environmental Department, and approval of the ETAM Representative.

4.2.2. Manufacturer's proprietary names to designate paint and material products listed under this Contract are intended to provide a guide as to the minimum quality and characteristics of the type of paint and related materials required for the work intended that will be accepted under this Contract. Paint and related material products from other manufacturers meeting the same quality and characteristics for the work intended under this Contract can be submitted to the ETAM Representative for review and approval.

4.2.2.1. Contractor shall furnish the ETAM Representative with the manufacturer's product safety data sheet, promotional material and certificates of performance attesting that the proposed products are equal in quality and characteristics of the ones listed herein. The final decision of the ETAM Representative after evaluating all documents shall be final.

## **4.3. Approved Paint Products**

4.3.1. The following list of paint products have been reviewed, approved and authorized to be used under this Contract:

- 4.3.1.1. Con-Lux Coating, Inc. (Con-Lux)
- 4.3.1.2. Devoe and Reynolds Co (Devoe)
- 4.3.1.3. Fuller O'Brien (Fuller)
- 4.3.1.4. The Glidden Company (Glidden)
- 4.3.1.5. Benjamin Moore and Company (Moore)
- 4.3.1.6. PGP Industries, Pittsburg Paints (PPG)
- 4.3.1.7. Pratt and Lambert (P&L)
- 4.3.1.8. The Sherwin-Williams Company (S-W)

## 4.4. Masonry Block Filler

4.4.1. Contractor shall provide the manufacturer's recommended factory-formulated, latex-type concrete masonry block fillers that are compatible with the intended finish coat that is to be applied. Products are subject to compliance with the requirements of this Specification.

- 4.4.1.1. High Performance Latex Block Filler
- 4.4.1.2. Con-Lux Block-Plex 85 White
- 4.4.1.3. Devoe – 52901 BloxfillInterior/Exterior Acrylic Latex Block Filler
- 4.4.1.4. Fuller – 280-00 Interior/Exterior Latex Block Filler
- 4.4.1.5. Glidden – 5317 Ultra-Hide Acrylic Latex Block Filler
- 4.4.1.6. Moore – Moorcraft Exterior and interior Block Filler #173
- 4.4.1.7. PPG – 6-7 Latex Masonry Block Filler
- 4.4.1.8. P&L – Pro-Hide Plus Block Filler
- 4.4.1.9. S-W – Heavy-Duty Block Filler B42W46

## 4.5. Primers

4.5.1. Contractor shall provide the manufacturer's recommended factory-formulated primers that are compatible with substrate and finish coats indicated. Products are subject to compliance with the requirements of this Specification.

### 4.5.2. Concrete and Masonry Primers: Interior, Flat, Latex-Based Paint:

- 4.5.2.1. Con-Lux Wall-Plex 400 Series
- 4.5.2.2. Devoe – 51701 Wonder-Prime Interior all Purpose Latex Primer Sealer and Vapor Barrier
- 4.5.2.3. Fuller – 202-XX Interior-Exterior Acrylic Latex Wall Paint
- 4.5.2.4. Glidden – 5300 Ultra-Hide Flat Wall Paint
- 4.5.2.5. Moore – Moore's Latex Quick-Dry Prime Seal #201
- 4.5.2.6. PPG – 80 Line Wallhide Flat Latex Paint
- 4.5.2.7. P&L – Vapex Latex Flat Wall Finish S-W-Pro
- 4.5.2.8. Mar 200 Latex Flat B30W200

### 4.5.3. New Plaster Primers; Interior, Flat, Latex-Based Paint:

- 4.5.3.1. Con-Lux Jet-Plax 495 Primer
- 4.5.3.2. Devoe – 5170 Wonder-Prime Interior all Purpose Latex Primer Sealer and Vapor Barrier
- 4.5.3.3. Fuller – Interior Latex Enamel Undercoater
- 4.5.3.4. Glidden – 5019 PYA Primer Sealer
- 4.5.3.5. Moore – Moore's Latex Quick-Dry Prime Seal #201
- 4.5.3.6. PPG – 80 Line Wallhide Flat Latex Paint
- 4.5.3.7. P&L – Vapex Latex Flat Wall Finish

4.5.3.8. S-W Wall and Wood Primer B49W2

**4.5.4. Gypsum Drywall Primer: White, Interior, Latex-Based Primer:**

4.5.4.1. Con-Lux Jet-Plax 495 Primer

4.5.4.2. Devoe - 50801 Wonder-Tones Latex Primer and Sealer

4.5.4.3. Fuller - Pro-Tech Interior Latex Wall Primer and Sealer

4.5.4.4. Glidden - 5019 PYA Primer

4.5.4.5. Moore - Moore's Latex Quick-Dry Prime Seal #201

4.5.4.6. PPG - 6-2 Quick-Dry Latex Primer Sealer

4.5.4.7. P&L - Latex Wall Primer Z30001 Flat Wall Finish

4.5.4.8. S-W - ProMar 200 Latex Wall Primer B28W200

**4.5.5. Exterior Prime Coating – Exterior, Alkyd Wood Primer:**

4.5.5.1. Con-Luz Wood-Guard 88 Primer

4.5.5.2. Devoe – 1102 All-Weather Alkyd House Paint Primer

4.5.5.3. Fuller – 220-23 Exterior Wood and Masonry Primer

4.5.5.4. Glidden – 1951 Spread Gel-Flo Base Coat

4.5.5.5. Moore – Moore White Primer #100

4.5.5.6. PPG-1-70 or 1-870 Sun-Proof Exterior Wood Primer

4.5.5.7. P&L – Permalize Exterior Primer

4.5.5.8. S-W A-100 Exterior Alkyd Wood Primer Y24W20

**4.5.6. Ferrous Metal Primers: Synthetic, Quick Drying, Rust-Inhibiting Primers:**

4.5.6.1. Con-Lux Rust Barrier Primers

4.5.6.2. Devoe – 13101 Mirrolac Cover Up Rust Penetrating Primer

4.5.6.3. Fuller – 621-04 Blox-Rust Alkyd Metal Primer

4.5.6.4. Glidden – 521-0 Glid-Guard Universal Fast-Dry Metal Primer

4.5.6.5. Moore – IronClad Retardo Rust-Inhibitive Paint #163

4.5.6.6. PPG – 6-208 Red Inhibitive Metal Primer

4.5.6.7. P&L – Effecto Rust-Inhibitive Primer

4.5.6.8. S-W – Kem Kromik Metal Primer BSON2/BSOW1

**4.5.7. Galvanized Metal Primers:**

4.5.7.1. Con-Lux - Bond-Plex 46/66 Barrier Primers

4.5.7.2. Devoe -13201 Mirrolac Galvanized Metal Primer

4.5.7.3. Fuller - 621-0S Blox-Rust Latex Metal Primer

4.5.7.4. Glidden - 5229 Glid-Guard All-Purpose Metal Primer

4.5.7.5. Moore -IronClad Galvanized Metal Latex Primer#155

4.5.7.6. PPG - 6-21S/216 Speedhide Galvanized Steel Primer



4.5.7.7. P&L - P&L Interior Trim Primer

4.5.7.8. S-W - Galvite B50W3

**4.5.8. Aluminum Primers:**

4.5.8.1. Con-Lux Bond-Plex 46 Barrier Green or 66 Whitw

4.5.8.2. Devoe - 41820 Bar-Ox Alkyd Shop/Field Primer Grey

4.5.8.3. Fuller - 621-05 Blox-Rust Latex Metal Primer

4.5.8.4. Glidden - 5229 Glid-Guard All-Purpose Metal Primer

4.5.8.5. PPG - 6-712 Speedhide Inhibitive Metal Primer, White

4.5.8.6. P&L - Effecto Primer Red or White

**4.6. Undercoat Materials**

4.6.1. Contractor shall provide the manufacturer's recommended factory-formulated undercoat materials that are compatible with the substrate and finish coats indicated. Products are subject to compliance with the requirements of this Specification.

**4.6.2. Interior Enamel Undercoat, Over Concrete or Masonry and Under an Odorless, Semi-gloss, Alkyd Enamel: Ready-Mix Enamel**

4.6.2.1. Con-Lux Enamel-Underbase 54 White

4.6.2.2. Devoe - 8801 Velour Alkyd Enamel Undercoat

4.6.2.3. Fuller - 220-07 Interior Alkyd Enamel Undercoat

4.6.2.4. Glidden - 4200 Spread Ultra Semi-Gloss Enamel

4.6.2.5. Moore - Moore's Alkyd Enamel Underbody #217

4.6.2.6. PPG - 6-6 Speedhide Quick-Dry Enamel Undercoater

4.6.2.7. P&L - Interior Trim Primer

4.6.2.8. S-W - ProMar 200 Alkyd Semi-Gloss Enamel 834W200

**4.6.3. Interior Enamel Undercoat, Over-filled Concrete Masonry Block and Under Odorless, Semi-gloss, Alkyd Enamel: Ready-Mix Enamel**

4.6.3.1. Con-Lux - Enamel - Underbase 54 White

4.6.3.2. Devoe - 8801 Velour Alkyd Enamel Undercoat

4.6.3.3. Fuller - 220-07 Interior Alkyd Enamel Undercoat

4.6.3.4. Glidden - 4200 Spread Ultra Semi-Gloss Enamel

4.6.3.5. Moore - Moore's Alkyd Enamel Underbody #217

4.6.3.6. PPG - 6-6 Speedhide Quick-Dry Enamel Undercoater

4.6.3.7. P&L - Interior Trim Primer

4.6.3.8. S-W – Wall and Wood Primer B49W2

**4.6.4. Interior Enamel Undercoat, Over Plaster and Under an Odorless, Semi-gloss, Alkyd Enamel – Ready-Mix Enamel**

4.6.4.1. Con-Lux - Enamel - Underbase 54 White

4.6.4.2. Devoe - 8801 Velour Alkyd Enamel Undercoat

- 4.6.4.3. Fuller - 220-07 Interior Alkyd Enamel Undercoat
- 4.6.4.4. Glidden - 4200 Glid-Guard Enamel
- 4.6.4.5. Moore - Moore's Alkyd Enamel Underbody #217
- 4.6.4.6. PPG - 6-6 Speedhide Quick-Dry Enamel Undercoater
- 4.6.4.7. P&L - Interior Trim Primer
- 4.6.4.8. S-W - Wall and Wood Primer 849W2

## **4.7. Exterior Finish Paint Materials**

4.7.1. Contractor shall provide the manufacturer's recommended factory-formulated exterior finish paint materials that are compatible with the substrate and undercoats indicated.

### **4.7.2. Exterior Acrylic Emulsion, For a Flat Finish Over Concrete, Stucco, Masonry (Including Concrete Masonry Block) and Mineral Fiber-Reinforced Cement Panels: Quick Drying, Flat, Acrylic Paint**

- 4.7.2.1. Con-Lux VWeather-Plex 700 Series
- 4.7.2.2. Devoe -15XX Wonder-Shield Exterior Acrylic Latex Flat House Paint
- 4.7.2.3. Fuller - 262-XX 100 Percent Acrylic Exterior Flat Finish
- 4.7.2.4. Glidden - 3525 Spread Glide-On
- 4.7.2.5. Moore - Moore's Flat Exterior Latex Masonry and House Paint #1 05
- 4.7.2.6. PPG - 72 Line Sun-Proof Acrylic Latex House Paint
- 4.7.2.7. P&L - Vapex Latex Flat House Paint
- 4.7.2.8. S-W - A-100 Acrylic Latex Flat Exterior Finish A-6 Series
- 4.7.2.9. S-W - DTM Acrylic Enamel

### **4.7.3. Alkyd Gloss Enamel, On Prime Coated Wood: Weather-Resistant, Air-Drying, High-Gloss Enamel**

- 4.7.4. Con-Lux Enammte 500Series
  - 4.7.4.1. Devoe - 70XX Mirrolac Interior/Exterior Alkyd-Urethane Gloss Enamel
  - 4.7.4.2. Fuller - 312-XX EPA Compliant Heavy Duty Enamel
  - 4.7.4.3. Glidden - 4500 Glid-Guard Industrial Enamel
  - 4.7.4.4. Moore - Impervo High-Gloss Enamel #133
  - 4.7.4.5. PPG - 54 Line Quick-Dry Enamel
  - 4.7.4.6. P&L - Effecto Enamel
  - 4.7.4.7. S-W - Industrial Enamel 8-54 Series

### **4.7.5. Deep-Color, Exterior Alkyd Resin Trim Paint, On Wood Trim: Deep-Color, Ready-Mixed Alkyd Paint**

- 4.7.5.1. Con-Lux Trim-Guard 200 Series

- 4.7.5.2. Devoe - 155 All-Weather Exterior Alkyd Gloss House and Trim Paint Ultra Deep Base
- 4.7.5.3. Fuller -660-XX Weather King Alkyd House and Trim Paint
- 4.7.5.4. Glidden - 1901 Spread Dura Gloss Oil House Paint
- 4.7.5.5. Moore - Moore's House Paint #110
- 4.7.5.6. PPG - 1 Line Sun-Proof Deeptone or Rustic Base Wood Finish
- 4.7.5.7. P&L - Effecto Enamel
- 4.7.5.8. S-W - SWP Exterior Gloss Finish A-2 Series
- 4.7.5.9. S-W - DTM Acrylic Enamel

**4.7.6. Medium-Shade, Exterior, Ready-Mixed Oil Paint, On-Wood: Medium-Shade, Ready-Mixed Oil or Alkyd-Oil Paint**

- 4.7.6.1. Con-Lux Trim Guard 200 Series
- 4.7.6.2. Devoe -1XX All-Weather Alkyd Gloss House and Trim Paint
- 4.7.6.3. Fuller - 660-XX Weather King Alkyd House and Trim Paint
- 4.7.6.4. Glidden - 1901 Spread Dura Gloss Oil House Paint
- 4.7.6.5. Moore - Moore's House Paint #11 0
- 4.7.6.6. PPG - 1 Line Sun-Proof Mid-Tone Base Wood Finish
- 4.7.6.7. P&L - Effecto Enamel
- 4.7.6.8. S-W - SWP Exterior Gloss Finish A-2 Series
- 4.7.6.9. S- W- DTM Acrylic Enamel

**4.7.7. Gloss Alkyd Enamel, On Exterior Ferrous Metal: Weather-Resistant, High-Gloss Enamel**

- 4.7.7.1. Con-Lux Enamel 500 Series
- 4.7.7.2. Devoe - 70XX Mirrolac Interior/Exterior Alkyd-Urethane Gloss Enamel
- 4.7.7.3. Fuller - 312-XX EPA Compliant Heavy Duty Enamel
- 4.7.7.4. Glidden - 4500 Glid-Guard Industrial Enamel
- 4.7.7.5. Moore - Impervo High-Gloss Enamel #133
- 4.7.7.6. PPG - 54 Line Quick-Dry Enamel
- 4.7.7.7. P&L - Effecto Enamel
- 4.7.7.8. S-W - Industrial Enamel B-54 Series
- 4.7.7.9. S-W - DTM Acrylic Enamel

**4.8. Interior Finish Paint Materials**

4.8.1. Contractor shall provide the manufacturer's recommended factory-formulated Interior finish paint materials that are compatible with the substrate and undercoats indicated. Products are subject to compliance with the requirements of this Specification.

**4.8.2. Interior, Semi-Gloss, Odorless Alkyd Enamel, Over Primer and Undercoat On Concrete, Masonry, Plaster, Gypsum Drywall, Wood, and Metal: Semi-Gloss, Low-Odor, Alkyd Enamel.**

- 4.8.2.1. Con-Lux Satin-Lite 900 Series
- 4.8.2.2. Devoe - 26XX Velour Alkyd Semi-gloss Enamel
- 4.8.2.3. Fuller - 11 OOX Fullerglo Alkyd Semi-gloss Enamel
- 4.8.2.4. Glidden - 4200 Spread Ultra Semi-gloss Enamel
- 4.8.2.5. Moore - Moore's Satin Impervo Enamel #235
- 4.8.2.6. PPG - 27 Line Wallhide Semi-gloss Enamel
- 4.8.2.7. P&L - Cellu-Tone Alkyd Satin Enamel
- 4.8.2.8. S-W - Classic 99 Semi-gloss Enamel A40 Series
- 4.8.2.9. S-W - DTM Acrylic Enamel

**4.9. Paint Materials Compatibility and Samples**

4.9.1. Materials – Provide the manufacturer's best-quality trade paint material of the various coating types specified. Paint material containers not displaying manufacturer's product identification will not be acceptable.

4.9.2. Material Compatibility – Provide block fillers, primers, finish coat materials, and related materials that are compatible with one another and the substrates indicated under conditions of service and application, as demonstrated by the manufacturer based on testing and field experience.

4.9.3. Colors – Provide custom colors of the finished paint systems to match the ETAM Representative's samples.

4.9.4. Referee Samples – Prior to the application of any finish coat the contractor shall provide the ETAM Representative with a paint supplier's referee sample card for all paint purchased to be applied at Dallas/Fort Worth International Airport. The referee sample shall be taken from the batch of paint as it is being canned and only after all final batch adjustments have been made. The referee sample card shall be completed by the supplier and contain at a minimum; sample of actual product, date, color description and formula, manufacture, product number, type and name.

**4.10. Examine Substrates**

4.10.1. Contractor shall examine that conditions under which painting will be performed in compliance with the product manufacturers requirements. Surfaces receiving paint shall have been prepared in accordance with the paint manufactures recommended procedures as well as be thoroughly dry and clean before paint is applied.

4.10.2. Do not begin to apply paint until unsatisfactory conditions have been corrected.

4.10.3. Start of painting will be construed as the applicator's acceptance of the surface preparation and condition.

4.10.4. Review other sections in which primers are provided to ensure compatibility of the total system for various substrates. Upon request from the ETAM Representative, furnish information on characteristics of finish materials to ensure use of compatible primers.

4.10.5. Identify existing paint coating and notify the ETAM Representative prior to performing work about anticipated problems using the materials specified over substrates primed or painted by others.

## **4.11. General Preparation**

4.11.1. The Contractor shall relocate movable objects, including but not limited to; chairs, tables, office furniture, file cabinets, appliances, boxes shelves, interfering with the work to be performed to a nearby location indicated by the ETAM Representative, at no additional cost to the Board. After work has been completed and inspected by the ETAM Representative, all items relocated shall be returned to their original locations without damages.

4.11.2. All flooring, as well as all objects present or adjacent to the job site that do not require to be relocated, shall be covered with drop clothes to adequately protect them against damages.

4.11.3. Contractor shall protect work of other trades, whether being painted or not, against damage by painting.

4.11.4. Remove hardware and hardware accessories, plates, machined surfaces, and similar items already installed that are not to be painted. Light fixtures shall be loosened and removed from contact with surface, covered and protected and reset upon completion. Following completion of painting operations in each space or area, have items reinstalled by workers skilled in the trades involved. If hardware and accessories can't be removed before painting, they must be properly covered before painting.

4.11.5. Contractor shall perform minor remedial repairs such as caulking application, and fill in and sanding holes, cracks, gouges, popped nails, dents and abrasions on plaster and drywall surfaces.

4.11.6. Contractor shall promptly clean any paint/material splattered to avoid permanent damage to surfaces or property.

## **4.12. Cleaning**

4.12.1. The Contractor shall clean the substrates of substances that could impair the bond of the various coatings, remove oil and grease prior to cleaning before applying paint or other surface treatments. Schedule cleaning and painting so dust and other contaminants from the cleaning process will not fall on wet, newly painted surfaces.

4.12.2. When required, Contractor shall use high pressure blasting methods to prepare the surface to be painted. High pressure blasting shall not be performed in a manner that damages, removes or weakens the integrity of the existing substrate.

4.12.2.1. The Contractor shall collect all wastewater created by high pressure blasting.

4.12.2.2. Contractor shall furnish all collection containers and equipment.

4.12.2.3. Contractor shall clearly label storage containers with their contents.

4.12.2.4. The cost of collecting high pressure water shall be included in the power washing pricing.

4.12.2.5. Contractor shall coordinate with the ETAM Representative the dispose of all collected.

4.12.2.6. Contractor shall not pressure wash if there are water restrictions prohibiting such activity.

4.12.3. During water restriction periods the Contractor shall cease pressure washing activities. In lieu of pressure washing, the Contractor shall prepare the site by cleaning the area(s) to be painted with de-natured alcohol.

4.12.3.1. Contractor shall be responsible for the proper storage and disposal of rags used in connection with the de-natured alcohol cleaning process and shall take all the necessary precautions to avoid creating fire hazards.

## 4.13. Surface Preparation

4.13.1. Surfaces shall be prepared to be painted in accordance with the paint manufacturer's instructions for each particular substrate condition. Provide barrier coats over existing incompatible primers, or paint coatings, or remove completely and re-prime. Notify ETAM Representative in writing about anticipated problems using the specified finish-coat materials with substrates primed by others.

4.13.2. **Cementitious Materials** – Prepare concrete, concrete masonry block and mineral-fiber reinforced cement panel surfaces to be painted. Remove efflorescence, chalk, dust, dirt, grease, oils, and release agents. Roughen, as required, to remove glaze. If hardeners or sealers have been used to improve curing, use mechanical methods of surface preparation.

4.13.2.1. No painting shall be performed on areas where concrete has been applied until such materials are thoroughly cured and dry. Paint shall not be applied until surface is thoroughly dry.

4.13.2.2. Use abrasive blast-cleaning methods if recommended by the paint manufacturer. Abrasive blast cleaning shall not be performed unless approved by the ETAM Representative in writing.

4.13.2.3. Determine alkalinity and moisture content of surfaces by performing appropriate tests. If surfaces are sufficiently alkaline to cause the finish paint to blister and burn, correct this condition before application. Do not paint surfaces where moisture content exceeds that permitted in manufacturer's printed directions, but in no case paint plaster surfaces that have moisture content over 13 percent.

4.13.2.4. Touch-up all suction spots or hot spots in cement after the application of the first coat and before applying the second coat to produce an even result in the finish coat.

4.13.2.5. Clean concrete floors to be painted with a 5 percent solution of muriatic acid or other etching cleaner. Flush the floor with clean water to remove acid, neutralize with ammonia, rinse, allow drying, and vacuuming before painting. Written approval from the ETAM Representative shall be required before any acid or etching cleaner is used.

4.13.3. **Plaster and Drywall Surfaces** – Chalk, dust, dirt, grease and oils shall be removed.

4.13.3.1. Inspect all surfaces and fill all dents, cracks, gouges, holes, popped nails, and abrasions with a plaster patching compound or spackle. No painting shall be performed on areas where plaster, spackle, caulking has been applied until such

materials are thoroughly cured and dry. Paint shall not be applied until surface is thoroughly dry.

4.13.3.2. Do not paint surfaces where moisture content exceeds that permitted in manufacturer's printed directions, but in no case paint plaster surfaces that have moisture content over 13 percent.

4.13.3.3. Determine alkalinity and moisture content of surfaces by performing appropriate tests. If surfaces are sufficiently alkaline to cause the finish paint to blister and burn, correct this condition before application.

4.13.3.4. Touch-up all suction spots or hot spots in plaster or joint compound after the application of the first coat and before applying the second coat to produce an even result in the finish coat.

4.13.4. **Wood** – Surfaces shall be clean of dirt, oil, and other foreign substance with scrapers, mineral spirits, and sandpaper.

4.13.4.1. Sand surfaces exposed to view, smooth and dust off.

4.13.4.2. Scrape and clean small, dry, seasoned knots, and apply a thin coat of white shellac or other recommended knot sealer before applying primer. After priming, fill holes and imperfections in finish surfaces with putty or plastic wood filler. Sand smooth when dried.

4.13.4.3. Prime, stain, or seal wood to be painted immediately upon delivery. Prime edges, ends, faces, undersides, and backsides of all exterior and interior wood, wood trim, and mill wood, including cabinets, counters, cases, and paneling.

4.13.4.4. When transparent finish is required, back prime with spar varnish.

4.13.4.5. Back prime paneling on interior partitions where masonry, plaster, or other wet wall construction occurs on backside.

4.13.4.6. Seal tops, bottoms, and cutouts of unprimed wood doors with a heavy coat varnish or sealer immediately upon delivery.

4.13.5. **Concealed Pressure Treated Wood** – Products not totally encased by other construction.

4.13.5.1. Clean and provide at least a primer coat of paint. This requirement includes, but is not limited to, blocking, particleboard, plywood, and oriented strand board. Wood above ceilings, in ceiling plenums, in chases, and electrical and telephone mounting panels is included.

4.13.6. **Ferrous Metals** – Clean ungalvanized ferrous metal surfaces that have not been shop coated, remove oil, grease, dirt, loose mill scale, and other foreign substances. Use solvent or mechanical cleaning methods that comply with recommendations of the Steel Structures Painting Council (SSPC).

4.13.6.1. Blast steel surfaces clean as recommended by the paint system manufacturer and according to requirements of SSPC specification SSPC-SP 10.

4.13.6.2. Treat bare and sandblasted or pickled clean metal with a metal treatment wash coat before priming.

4.13.6.3. Touch-up bare areas and shop-applied prime coats that have been damaged. Wire-brush, clean with solvents recommended by the paint manufacturer, and touch-up with the same primer as the shop coat.

4.13.6.4. **Ungalvanized Surfaces** - Clean galvanized surfaces with non-petroleum based solvents so that the surface is free of oil and surface contaminants. Remove pretreatment from galvanized sheet metal fabricated from coil stock by mechanical methods.

#### **4.14. Paint Material Preparation**

4.14.1. Paint materials shall be carefully mixed and prepared according to manufacturer's directions.

4.14.2. Maintain mixing containers with maxing applying paint in clean condition, free of foreign materials and residue.

4.14.3. Stir material before application to produce a mixture of uniform density; stir as required during application. Remove surface film material, do not stir into material; remove fil and strain material if necessary before using.

4.14.4. Do not thin, adulterate, or otherwise change material except as recommended by the manufacturer. Use only thinners approved by the paint manufacturer and only within recommended limits.

#### **4.15. Paint Application – Tools/Materials**

4.15.1. Paints and coating, shall be applied by brush, roller, spray, or other applicators as indicated by the manufacturer.

4.15.1.1. Brushes – Use brushes best suited for the material applied.

4.15.1.2. Rollers – Use rollers of carpet, velvet back, or high-pile sheep's wool, or as recommended by the manufacturer for the material and texture required.

4.15.2. Spray application of paints, except as herein specified, will only be permitted after written approval by the ETAM Representative, when surfaces and materials are entirely suitable to this type of application as proven by on-the-job demonstration. Use airless spray equipment with orifice size as recommended by the manufacturer for the material and texture required.

#### **4.16. Application**

4.16.1. Apply paint according to manufacturer's directions best suited for substrate and type of material being applied. All workmanship shall be of high quality, and all materials evenly spread and smoothly flowed on without runs or sags.

4.16.2. Do not paint over chalk, dirt, rust, scale, grease, moisture, scuffed surfaces, or conditions detrimental to formation of a durable paint film.

4.16.3. Paint colors, surface treatments, and finishes as indicated in the schedules.

4.16.4. Provide finish coats that are compatible with primers used.

4.16.5. The number of coats and the film thickness required are the same regardless of the application method. Do not apply succeeding coats until the previous coat has cured, as recommended by the manufacturer. Sand between applications where sanding is required to produce a smooth, even surface according to the manufacturer's directions.



- 4.16.5.1. Apply additional coats if undercoats, stains, or other conditions show through final coat of paint until paint film is of uniform finish, color, and appearance. Give special attention to ensure that surfaces, including edges, corners, crevices, welds, and exposed fasteners, receive a dry film thickness equivalent to that of flat surfaces.
- 4.16.6. The term-exposed exposed surfaces include areas visible when a permanent or built-in fixture, convector covers, covers for finned tube radiation, grilles, and similar components are in place. Extend coatings in these areas, as required, to maintain the system integrity and provide desired protection.
- 4.16.7. Paint surfaces behind movable equipment and furniture the same as similar surfaces. Before the final installation of equipment, paint surfaces behind permanently fixed equipment or furniture with prime coat only.
- 4.16.8. Paint interior surfaces of ducts, where visible through registers or grilles, with a flat, non-specular black paint.
- 4.16.9. Paint equipment behind perforated panels, louvers and grills when visible from public spaces, with a flat non-specular black paint.
- 4.16.10. Paint back sides of access panels and removable or hinged covers to match exposed surfaces.
- 4.16.11. Finish interior of wall and base cabinets and similar field-finished casework to match exterior.
- 4.16.12. Top, bottom, and edges of doors shall be finished as specified for the faces of the doors after they have been properly fitted.
- 4.16.13. Finish exterior doors on tops, bottoms, and side edges same as exterior faces.
- 4.16.14. Sand lightly between each succeeding enamel or varnish coat.
- 4.16.15. Omit primer on metal surfaces that have been shop-primed and touch-up painted.
- 4.16.16. When tinting, tint each undercoat a lighter shade to facilitate identification of each coat where multiple coats of the same material are applied. Tint undercoats to match the color the finish coat, but provide sufficient differences in shade of undercoats to distinguish each separate coat.
- 4.16.17. **Minimum Coating Thickness** - Apply materials no thinner than the manufacturers recommended spreading rate. Provide the total dry film thickness of the entire system as recommended by the manufacturer.
- 4.16.18. **Mechanical and Electrical** - Painting mechanical and electrical work is limited to items exposed in mechanical equipment rooms, in occupied spaces, and behind perforated panels and louvers where visible from public spaces.
- 4.16.18.1. Mechanical items to be painted include, but are not limited to; piping, pipe hangers and supports, conduit, heat exchangers, tanks, ductwork, insulation, supports, motors and mechanical equipment, jet bridges and accessory items.
- 4.16.18.2. Electrical items to be painted include, but are not limited to; pipes, conduit, fittings and switchgear.
- 4.16.19. **Block Fillers** –Apply block fillers concrete masonry block at a rate to ensure complete coverage with pores filled.

4.16.20.**Prime Coats** – Before applying finish coats, apply a prime coat of material, as recommended by the manufacturer, to material that is required to be painted or finished and that has not been prime-coated by others. Recoat primed and sealed surfaces where evidence of suction spots or unsealed areas in first coat appears to ensure a finish coat with no burn-through or other defects due to insufficient sealing.

4.16.21.**Pigmented (Opaque) Finishes** – Completely cover to provide a smooth, opaque surface of uniform finish, color, appearance, and coverage. Cloudiness, spotting, breaks, laps, brush marks, runs, sags, ropiness, or other surface imperfections will not be acceptable.

4.16.22.**Application in Existing Buildings** - Any room or area in which new construction has been added/installed, shall be refinished as required to give a uniform appearance, unless otherwise indicated by the ETAM Representative

4.16.22.1. Existing painted surfaces, which are disturbed by new construction work, and which are not scheduled to receive a color different from the existing color shall be repainted with one coat of paint compatible with existing paint and of matching color, unless otherwise indicated by the ETAM Representative.

4.16.22.2. Existing Historic surfaces that are damaged or disturbed by new construction work shall be reviewed by the EATM Representative to determine the necessary corrective action.

4.16.22.3. Existing painted surfaces which are disturbed by new construction work and which are scheduled to receive a color different from the existing color shall be repainted with two coats of paint compatible with existing paint and of color scheduled.

4.16.22.4. The painting of existing surfaces shall stop at the nearest break, such as a corner of the full interruption of the surface.

4.16.22.5. Where walls are designated for painting in any room or area, paint also all columns and all soffits and deep beams within the room or area, unless otherwise specified by the ETAM Representative.

4.16.23.**Existing Lettering (Words, Numbers and/or Symbols)** - Contractor shall reinstate all letterings as before in regards to size of letters, color and location.

## 4.17. Exterior Paint Schedule

4.17.1. **Concrete, Stucco, and Masonry (other than concrete masonry units):**

4.17.1.1. Lusterless (Flat) Acrylic Finish - Two coats with total dry film thickness not less than 2.5 mills;

4.17.1.2. First and Second Coats - Exterior acrylic emulsion.

4.17.2. **Concrete Masonry Units:**

4.17.2.1. Lusterless (Flat) Acrylic Finish - Two coats over block filler with total dry film thickness not less than 2.5 mills, excluding the block filler;

4.17.2.2. Block Filler - High-performance, latex block filler;

4.17.2.3. First and Second Coat - Exterior acrylic emulsion.

4.17.3. **Mineral- Fiber – Reinforced Cement Panels:**

4.17.3.1. Lusterless (Flat) Acrylic Finish - Two finish coats over primer with total dry film thickness not less than 3.5 mills;

4.17.3.2. Primer – Exterior primer coating;

4.17.3.3. First and Second Coats - Exterior acrylic emulsion.

**4.17.4. Wood:**

4.17.4.1. Gloss Alkyd Finish - Two finish coats over primer with total dry film thickness not less than 3.5 mills;

4.17.4.2. Primer - Exterior primer coating;

4.17.4.3. First and Second Coats - Gloss alkyd enamel;

4.17.4.4. Low-Luster Finish - Two finish coats over primer;

4.17.4.5. Primer - Exterior primer coating;

4.17.4.6. First and Second Coats - Exterior acrylic emulsion.

**4.17.5. Wood Trim:**

4.17.5.1. Deep-Color, High-Gloss Alkyd Finish - Two finish coats over primer;

4.17.5.2. Primer - Exterior primer coating;

4.17.5.3. First and Second Coats - Deep-color, exterior, alkyd resin trim paint;

4.17.5.4. Medium-Shade, High-Gloss Alkyd Finish - Two finish coats over primer;

4.17.5.5. Primer - Exterior primer coating;

4.17.5.6. First and Second Coats - Medium-shade, ready-mixed exterior oil paint;

4.17.5.7. Ferrous Metal- Primer is not required on shop-primed items;

4.17.5.8. Full-Gloss Alkyd Enamel - Two finish coats over primer;

4.17.5.9. Primer - Synthetic rust-inhibiting primer;

4.17.5.10. First and Second Coats - Gloss alkyd enamel.

**4.17.6. Zinc-Coated Metal:**

4.17.6.1. High-Gloss Alkyd Enamel- Two finish coats over prime;

4.17.6.2. Primer - Galvanized metal primer;

4.17.6.3. First and Second Coats - Gloss alkyd enamel.

**4.17.7. Aluminum:**

4.17.7.1. High-Gloss Alkyd Enamel - Two finish coats over primer;

4.17.7.2. Primer - Alkyd-type primer;

4.17.7.3. First and Second Coats - Gloss alkyd enamel.

**4.18. Interior Paint Schedule**

**4.18.1. Concrete and Masonry (other than concrete masonry units):**

4.18.1.1. Semi-gloss Enamel Finish - Three coats with total dry film thickness not less than 3.5 mills;

4.18.1.2. Primer - Interior, flat, latex-based paint;

- 4.18.1.3. Undercoat- Interior enamel undercoat;
- 4.18.1.4. Finish Coat - Interior, semi-gloss, odorless, alkyd enamel.

**4.18.2. Concrete Masonry Units:**

- 4.18.2.1. Semi-gloss, Alkyd, Enamel Finish - Two coats over filled surface with total dry film thickness not less than 3.5 mills, excluding filter coat;
- 4.18.2.2. Block Filler - High-performance latex block filler, two coats;
- 4.18.2.3. Undercoat -Interior enamel undercoat;
- 4.18.2.4. Finish Coat - Interior, semi-gloss, odorless, alkyd enamel.

**4.18.3. Mineral-Fiber -Reinforced Cement Panels:**

- 4.18.3.1. Lusterless (Flat) Emulsion Finish - Two coats;
- 4.18.3.2. First and Second Coats - Interior, flat, latex-based paint.

**4.18.4. Gypsum Drywall Systems:**

- 4.18.4.1. Odorless Semi-gloss Alkyd Enamel Finish - Three coats with total dry film thickness not less than 2.5 mills;
- 4.18.4.2. Primer - White, interior, latex-based primer;
- 4.18.4.3. First and Second Coats - Interior, semi-gloss, odorless, alkyd enamel.

**4.18.5. Plaster:**

- 4.18.5.1. Semi-gloss Enamel Finish - Three coats with total dry film thickness not less than 2.5 mills;
- 4.18.5.2. Primer -Interior, flat, latex-based paint;
- 4.18.5.3. Undercoat - Interior enamel undercoat;
- 4.18.5.4. Finish Coat - Interior, semi-gloss, odorless, alkyd enamel.

**4.18.6. Ferrous Metal:**

- 4.18.6.1. Semi-gloss Enamel Finish - Two coats over primer with total dry film thickness not less than 2.5 mills;
- 4.18.6.2. Primer - Synthetic, quick-drying, rust-inhibiting primer;
- 4.18.6.3. Undercoat -Interior enamel undercoat.

**4.18.7. Finish Coat - Interior, semi-gloss, odorless, alkyd enamel Zinc-Coated:**

- 4.18.7.1. Semi-gloss Finish - Two coats over primer, with total dry film thickness not less than 2.5 mills;
- 4.18.7.2. Primer - Galvanized metal primerc. Undercoat - Interior enamel undercoat;
- 4.18.7.3. Finish Coat - Interior, semi-gloss, odorless, alkyd enamel.

**4.19. Work Completion**

- 4.19.1. After completion of all painting operations, the Contractor shall:
  - 4.19.1.1. Clean any paint/material spattered surfaces without scratching or causing damages;
  - 4.19.1.2. Remove temporary protection wrappings and/or covers;

- 4.19.1.3. Re-install all hardware and hardware accessories, plates and light fixtures, when required;
- 4.19.1.4. Clean-up to remove all trash, rubbish, and debris from job site;
- 4.19.1.5. Contact ETAM Representative and schedule an inspection of the work completed;
- 4.19.1.6. Only after acceptance by the ETAM Representative of the work, shall the Contractor relocate to its original location any furniture and/or objects that was moved by the Contractor to perform services;
- 4.19.1.7. Contractor shall repair and/or replace any property damaged by the Contractor while performing work under this Contract, as acceptable to the ETAM Representative.

## **Part 5. Contract Pricing**

### **5.1. Fully Loaded**

- 5.1.1. Price for each task listed under this Contract shall be as stated by the Contractor on the Bid Pricing Form, and fully loaded as detailed under Article 0, Part 6.
  - 5.1.1.1. Hourly rates to perform services and/or tasks listed under the Contract Specifications and Bid Pricing Form is not allowed. Pricing for each task/service covered under this Contract is fully loaded and already includes labor hourly rates.

**END OF ARTICLE 1**