

**County of Shenandoah
600 N. Main Street, Suite 102
Woodstock Virginia 22664
July 7, 2014**

REQUEST FOR PROPOSAL

Request for Proposal Number: *RFP 2014 - 04*

Subject: Burn Building Training Prop Repairs

PROPOSAL ISSUING DATE: July 12, 2014

PROPOSAL CLOSING DATE: July 23, 2014

PROPOSAL SUBMITTAL TO:

**Mary T. Price, County Administrator
600 North Main Street, Suite 102
Woodstock, VA 22664**

To all proposed offerors:

Written proposals for the supply of the service fully described in the enclosed contract specifications will be accepted until *July 23, 2014 at 2:00 p.m.*

Proposals must be submitted in duplicate and prepared in conformance with the enclosed Proposal Information and Requirements. Failure to meet any standard set forth in the Proposal Information and Requirements may result in rejection of the proposal. The enclosed Proposal Information and Requirements is hereby incorporated in and made a part of this request for proposal by reference.

Any offeror shall be afforded the opportunity to inspect proposal records after evaluation and negotiation, unless the County elects not to accept any of the proposals and to reopen the burn building training prop repairs RFP. Proposal records shall be open to the general public after award of contract.

The contract will be awarded after competitive negotiation.

County of Shenandoah
Request for Proposal
Burn Building Training Prop Repairs

Request for Proposal Number: RFP 2014-04

A. Purpose

1. The County of Shenandoah is seeking proposals from qualified vendors for performing remedial repairs to the County's fire building training prop.
2. The County of Shenandoah reserves the right to award to more than one Offeror.
3. County of Shenandoah will select the firm(s) who they determine most closely satisfies the needs of the County, and has past experience with performing repairs to burn building training props and thermal lining systems.
4. There is no requirement for acceptance of the lowest cost of service offered, and specific requirements may be waived or amended at the discretion of the County.

B. Statement of needs / Scope of work

Scope of Work: The following scope of work that is what is expected of the awarded contractor, but may not be limited to:

1. Repairs of spalled and delaminated concrete surfaces
2. Pressure washing of concrete surfaces where repairs are to be performed
3. Demolition of unsound concrete surfaces or cracked CMU requiring replacement
4. Application of concrete patching material
5. Rout and seal concrete cracks greater than 1/32"
6. Rake and tuckpoint mortar joints greater than 1/32"
7. Removing corrosion from interior and exterior metal surfaces and recoating with 3 coats of rust inhibiting paint.
8. Application of two coats of concrete sealer to all concrete slab surfaces.
9. Removal and installation of damaged thermal insulation ceiling panels in burn rooms and adjacent ceiling surfaces.

Specifications for repairs to be conducted may be referenced under **Appendix A** of this document.

C. Proposal Evaluation

1) The County of Shenandoah shall appoint a Selection Committee to review and evaluate all proposals submitted by Offerors responding to this RFP. The proposals will be evaluated and ranked based on the Evaluation Criteria listed in Section D. The County of Shenandoah may ask top ranked Offerors to attend a presentation discussion as part of the evaluation process. Firms invited to the discussion should be prepared to have general discussions on non-binding estimates of cost to provide requested services. At the conclusion of the evaluation process, the County will select one or more firms with whom final negotiations will be conducted in an effort to obtain a contract.

D. Evaluation Criteria

Shenandoah County will evaluate proposals utilizing the following criteria:

- 1) Offerors demonstrated experience in the construction, expansion, rehabilitation and repair of burn buildings and burn props used in firefighting training scenarios within the Commonwealth of Virginia.
- 2) Offerors proposed work plan and schedule to complete the repairs outlined in Section B of the RFP and supplemented by Appendix A.
- 3) Offerors professional references (submit at least three).
- 4) Offerors proposed non-binding pricing to complete the rehabilitation outlined in Section B and Appendix A of the RFP.

E. Submission of Proposals

All proposals shall include one original and two copies of the Offeror's proposal, including any certifications.

THE FIRM OF: _____

Address: _____

The following shall be returned with your proposal. Failure to do so shall be ample cause for rejection of proposal. It is the responsibility of the Offeror to ensure that he has received all addendums.

Person to contact regarding this proposal: _____

Title: _____

Phone: _____

Fax: _____

Email Address: _____

Name of person authorized to bind the Firm: _____

Signature: _____

Date: _____

Sign in ink and type or print requested information.

SHENANDOAH COUNTY, VIRGINIA

PROPOSAL INFORMATION AND REQUIREMENTS

1. General:

- a. Subject to the conditions, specifications, and instructions below, proposals will be received at the County's Administration Offices, 600 North Main Street, Suite 102, Woodstock, Virginia 22664 until the time and date specified in the Request for Proposal.
- b. Offerors should respond to separate Requests for Proposals separately.
- c. The terms of this document shall form a portion of any contract between the County and the successful offeror, whether or not these terms are expressly incorporated into the contract form.

2. Contents of Proposals:

- a. Unless the specifications expressly provide otherwise, where a brand or trade name appears in the specifications, it is understood that the brand or trade name referred to, or its approved equal, shall be furnished. If, however, the bidder proposes similar but not identical items, he must furnish full particulars to the County for review and to assure equality of items. If no mention is made of any exceptions, it is assumed that he is bidding on the article mentioned and not an approved equal, and he will be required to deliver the exact article specified.
- b. Offeror shall submit with the proposal descriptive literature of the commodities, equipment, materials, supplies or services which he proposes to furnish, if such articles are other than the exact item specified.
- c. Samples of items, if requested, shall be furnished by the offeror without charge. Upon request, the samples will be returned at the offeror's expense; otherwise, samples may be destroyed or consumed.
- d. Time of proposed delivery should be stated in number of calendar days. General terms such as "stock," "immediately," and "as soon as possible," may be cause for rejection. Unless otherwise specified, quote earliest delivery date as it may be considered a factor in making award.
- e. The proposal, and any other documents required, shall be enclosed in a sealed opaque envelope.

- f. Unless the Request for Proposal concerns professional services, the proposal shall state the offeror's price, and the County will consider price in ranking the proposals.

3. **Offeror's Representations:**

- a. Each offeror, by submitting a proposal in response to this request for proposals, represents that the offeror has read and understands the contract specifications and has familiarized himself with all federal, state and local laws, ordinances, rules and regulations that in any manner may affect the cost, progress or performance of the work.
- b. The failure or omission of any offeror to receive or examine any form, instrument, addendum or other documents, or to acquaint himself with conditions existing at the site, shall in no way relieve any offeror from any obligations with respect to his proposal or to the contract.

4. **Contractor's Registration:**

- a. Contractors are referred to Chapter 11 of Title 54.1 of the Code of Virginia, concerning residency issues, licensing issues, and evidence of licensure. Contractors shall submit proper evidence of their registration.

5. **Addenda:**

- a. If any party contemplating the submission of a proposal on this request for proposal is in doubt as to the true meaning of any part of the plans, specifications or other documents, he should submit a written request for an interpretation thereof to the County. An interpretation of the contract specifications will be made only by addendum duly issued to each party receiving a request for proposal. Addenda will be available at the County offices for review by any interested party. The County shall not be responsible for explanations or interpretations of contract specifications except as issued by addendum.
- b. Any changes to the request for proposal and contract specifications shall be in the form of a written addendum from the County which shall be signed by the Purchasing Agent or any duly authorized representative.
- c. The County will endeavor to issue all addenda no later than four (4) calendar days prior to the date set for the receipt of proposals except for addenda extending the date for the receipt of proposals or withdrawing the request for proposals.
- d. Each offeror shall be responsible for determining that all addenda issued by the County for the request for proposals have been received before submitting a proposal for the work.

- e. Each offeror shall acknowledge the receipt of each addendum in his proposal.
- e. The County may issue addenda by facsimile transmission, email, or any other method reasonably calculated to result in timely delivery to the potential offerors.

6. **Taxes:**

- a. The successful offeror shall pay all state, local, and federal taxes. Said taxes shall not be in addition to the contract price between the County and the successful offeror, as the taxes shall be an obligation of the successful offeror and not of the County, and the County shall be held harmless for the same by the successful offeror.

7. **Submission of Proposals:**

- a. Please mail or deliver all proposals in hard copy. Please do not send proposals by fax, email, or telegraph.
- b. The envelope containing the proposal should be sealed and marked in the lower left-hand corner with the request for proposal number, commodity, and hour and due date of the proposal. Additional copies of proposals should be enclosed in the same envelope as the original proposal.
- c. If a proposal contains proprietary information or trade secrets, such information must be submitted in a separate sealed and resealable envelope, and clearly marked as such.

8. **Modification of Proposal:**

- a. A proposal may be modified or withdrawn by the offeror anytime prior to the time and date set for the receipt of proposals. The offeror shall notify the County, in writing of his intentions.
- b. Modified and withdrawn proposals may be resubmitted to the County up to the time and date set for the receipt of proposals.

9. **Award of Contract:**

- a. The County reserves the right to waive any informality in proposals and to reject any or all proposals.
- b. The contract documents shall be subject to and governed by the laws of the Commonwealth of Virginia and the County. Any dispute arising out of the contract documents, their performance, or their interpretation shall be litigated only in the Circuit Court of the County of Shenandoah, Virginia.

10. **Bonds:**

- a. If the successful offeror is required to furnish a Performance Bond and a Labor and Material Payment Bond by the request for proposals, or if the proposal is for a construction contract in excess of \$100,000, the successful offeror will be required to furnish a Performance Bond and a Labor and Material Payment Bond in accordance with the requirements of § 2.2-4337 of the Code of Virginia.

11. **Insurance:**

- a. Unless expressly waived by the County, the successful offeror shall maintain insurance to protect himself and the County from claims under the Worker's Compensation Act, and from any other claim for damages for personal injury, including death, and for damages to property which may arise from operations under this contract, whether such operations be by the offeror or by any subcontractor or anyone directly employed by either of them. Such insurance shall conform to the specifications of this section, or the requirements of applicable law, if greater.

The successful offeror shall carry public liability insurance at least in the amounts specified below, including the contractual liability assumed by the contractor, and shall deliver Certificates of Insurance from carriers acceptable to the owner specifying such limits, with the County named as an additional insured. In addition the insurer shall agree to give the County 30 days notice of its decision to cancel coverage.

- Worker's Compensation and Employer's Liability
Standard Virginia Worker's Compensation
- Automobile Liability, including Owned, Non-Owned and Hired Car Coverage
Bodily Injury - \$2,000,000 each person, \$2,000,000 each occurrence
Property Damage - \$250,000 each occurrence
- Comprehensive General Liability
Bodily Injury - \$2,000,000 per occurrence, \$2,000,000 annual aggregate
Property Damage - \$250,000 per occurrence, \$250,000 annual aggregate

Including Completed Operations/Products, Contractual Liability for Specified Agreement, Personal Injury, (XCU) Explosion, Collapse and Underground Coverage, Broad Form Property Damage

12. **Successful Offeror's Performance:**

- a. The successful offeror shall furnish all labor, materials and equipment necessary to fulfill the requirements of the contract in strict compliance with

the general terms, conditions, specifications and drawings of his proposal and the contract documents.

- b. The successful offeror agrees and covenants that his agents and employees shall comply with all Town, County, State and Federal laws, and rules and regulations applicable to the business to be conducted under the contract.
- c. The successful offeror shall ensure that his employees observe and exercise all necessary caution and discretion so as to avoid injury to person or damage to property of any and all kinds.
- d. The successful offeror shall cooperate with County officials in performing the work so that interference with existing County operations will be held to a minimum.
- e. The successful offeror agrees and covenants that he shall indemnify and hold the County and its employees and agents harmless against and from all liability, claims, damages and costs, including attorneys fees of every kind attributable to bodily injury, sickness, disease or death or to damage to or destruction of property resulting from or in any manner arising out of or in connection with the project and the performance of the work under the contract, whether or not caused in part by a person or entity indemnified by this agreement.
- f. In case of any contractual default of the successful offeror, the County, after due notice may procure the goods and/or services detailed in the contract from other sources and hold the successful offeror responsible for all damages including, without limitation, attorneys fees and any other excess cost occasioned thereby.

13. **Employment Discrimination by Contractor Prohibited:**

- a. During the performance of this contract, the successful offeror agrees as follows:
 - (1) The successful offeror will not discriminate against any employee or applicant for employment because of race, religion, color, sex, national origin, age, disability, or other basis prohibited by state law relating to discrimination in employment, except where there is a *bona fide* occupational qualification reasonably necessary to the normal operation of the contractor. The successful offeror agrees to post in conspicuous places, available to employees and applicants for employment, notices setting forth the provisions of this nondiscrimination clause.
 - (2) The successful offeror, in all solicitations or advertisements for employees placed by or on behalf of the successful offeror, will state that such contractor is an equal opportunity employer.

(3) Notices, advertisements and solicitations placed in accordance with federal law, rule or regulation shall be deemed sufficient for the purpose of meeting the requirements of this section.

b. The successful offeror shall include the provisions of the foregoing paragraphs of this section in every subcontract or purchase order of over \$10,000 so that the provisions will be binding upon each subcontractor or vendor.

14. **Drug Free Workplace:**

During the performance of this contract, the contractor agrees to (i) provide a drug-free workplace for the contractor's employees; (ii) post in conspicuous places, available to employees and applicants for employment, a statement notifying employees that the unlawful manufacture, sale, distribution, dispensation, possession, or use of a controlled substance or marijuana is prohibited in the contractor's workplace and specifying the actions that will be taken against employees for violations of such prohibition; (iii) state in all solicitations or advertisements for employees placed by or on behalf of the contractor that the contractor maintains a drug-free workplace; and (iv) include the provisions of the foregoing clauses in every subcontract or purchase order of over \$10,000, so that the provisions will be binding upon each subcontractor or vendor.

For the purposes of this section, "drug-free workplace" means a site for the performance of work done in connection with a specific contract awarded to a contractor in accordance with this chapter, the employees of whom are prohibited from engaging in the unlawful manufacture, sale, distribution, dispensation, possession or use of any controlled substance or marijuana during the performance of the contract.

15. **Compensation:**

- a. The successful offeror shall be required to submit a complete itemized invoice on each delivery or service which he may perform under the contract.
- b. Payment shall be rendered to the successful offeror for satisfactory compliance with the terms, conditions and specifications of the contract and within forty-five (45) days after the receipt of the proper invoice.

16. **Successful Offeror's Obligation to Pay Subcontractors:**

a. The successful offeror awarded the contract for this project shall take one of the two following actions within seven (7) days after the receipt of amounts paid to him by the County for work performed by his subcontractor(s) under the contract:

- (1) Pay the subcontractor(s) for the proportionate share of the total

payment received from the County attributable to the work performed by the subcontractor(s) under the contract; or

- (2) Notify the County and subcontractor(s), in writing, of his intention to withhold all or a part of the subcontractor's payment with the reason for nonpayment.
- b. The successful offeror shall pay interest to the subcontractor(s) on all amounts owed by the contractor that remain unpaid after seven (7) days following receipt by the contractor of payment from the County for work performed by the subcontractor(s) under the contract, except for amounts withheld as allowed by subparagraph a(2) above. Unless otherwise provided under the terms of this contract, interest shall accrue at the rate of one percent (1%) per month.
- c. The successful offeror shall include in each of its subcontracts a provision requiring each subcontractor to include or otherwise be subject to the same payment and interest requirements with respect to each lower-tier subcontractor(s).
- d. The successful offeror obligation to pay an interest charge to a subcontractor(s) pursuant to the payment clause in this section shall not be construed to be an obligation of the County. A contract modification will not be made for the purpose of providing reimbursement for such interest charge and a cost reimbursement claim shall not include any amount for reimbursement for such interest charge.

17. **Cancellation:**

- a. The County reserves the right to terminate the contract immediately: 1) in the event that the successful offeror discontinues or abandons operations; 2) if adjudged bankrupt, or reorganized under any bankruptcy law; or 3) fails to keep in force any required insurance policies or bonds.
- b. Failure of the successful offeror to comply with any section or part of its contract will be considered grounds for immediate cancellation of the contract by the County.
- d. If the successful offeror has not breached the contract but the County cancels it, the offeror will be paid by the County for all scheduled work completed satisfactorily by the successful offeror up to the termination date set in the written cancellation notice.

18. **Governing Documents:**

This procurement is subject to the terms of Chapter 43 of the Shenandoah County Code and the Shenandoah County Purchasing Procedures Manual. Copies of these documents are available upon request.

19. The County does not discriminate against faith-based organizations.

APPENDIX A



GENERAL REMEDIAL REPAIR PLAN NOTES FOR ESTIMATING PURPOSES ONLY

CONCRETE SPALL REPAIRS

1. Repair all spalls and delaminations in surface of concrete as follows:
2. Completely remove all unsound concrete from delaminated and spalled areas. Identify spalled areas by visual examination and delaminated areas by sounding entire concrete surface. Surfaces with minor scaling do not require patching.
3. Remove at least 1" of concrete around all exposed reinforcing steel including steel exposed as a result of operations in Note 2 above. Remove concrete at least 6" beyond corroded portion of rebar length. Clean bars of all rust by sand blasting and by using a wire brush. Inspect and evaluate exposed rebar for loss of area. Do not proceed with work in areas where deteriorated reinforcing steel has lost more than 20% of its cross-sectional area until a Licensed Structural Engineer has been notified and gives notice to proceed.
4. Pressure wash all concrete and reinforcing surfaces of the areas to receive repair materials after operations defined in Notes 2 and 3 are complete. Use the minimum water pressure required to obtain a clean concrete surface for application of the repair mortar. All areas to be patched shall be clean and free of grease, oils and other materials detrimental to bond as required by the patching material manufacturer.
5. Apply the bonding agent and/or other reinforcement protection to all exposed reinforcing bars prior to placing the repair mortar.
6. Dampen the prepared area and patch in accordance with the requirements of the product manufacturer and the specifications. When the depth of the area to be repaired equals or exceeds 2" notify the Structural Engineer prior to patching. Moist cure all patched areas at least 3 days.
7. On underside of concrete ceiling slab repair all spalls and delaminations in surfaces of concrete as follows:
8. Completely demolish all unsound concrete from delaminated and spalled areas at bottom of ceiling slab. Identify spalled areas by visual examination and delaminated areas by sounding entire concrete surface. Concrete surfaces with minor scaling do not require patching.
9. Dampen the prepared area and trowel apply patch in accordance with the requirements of the product manufacturer and the Specifications. When the depth of the area to be repaired equals or exceeds 2" (deep excavations) notify the Construction Manager of deep excavation prior to patching. Moist cure all patched areas at least 3 days.

CONCRETE CRACK REPAIRS

10. Visually survey concrete slab for cracks. Rout and seal all cracks wider than 1/32".

MASONRY WALL REPAIRS

11. For length of wall indicated in plan, remove existing masonry wall from top of floor to ceiling slab. Saw cut and remove blocks at head joints so as to maintain running bond pattern in repaired wall. Provide temporary shoring for slab above down to ground floor slab as required to replace load carrying capacity of the wall. Replace removed masonry with new CMU of same dimensions to restore bearing wall.

12. Saw cut and remove existing concrete lintel above wall opening. Provide temporary shoring for masonry above lintel as required to support masonry above opening. Replace with one 4 x 8 pre-cast concrete lintel with one x4 bar top and bottom for each 4" of wall thickness.

13. Demolish and replace loose and/or cracked/broken CMU with new CMU of same dimensions. Provide temporary shoring for ceiling slab above down to ground floor slab as required to replace load carrying capacity of the wall.

14. Visually survey all masonry wall surfaces for cracks. For mortar cracks 1/32" wide rake joints to a depth of 3/4" and tuckpoint with matching mortar joints to restore wall.

15. At locations indicated in plans saw cut 1/2" wide expansion joint through entire wall thickness. Expansion joint shall extend from top of floor slab to bottom of bond beam course at each level.

16. Remove and replace knee wall/porch wall with new CMU of same dimensions.

WINDOW REPAIRS

17. Where indicated, remove and reinstall existing steel plate window shutter with new hinges welded to existing steel frame in jamb. Where indicated, opening furnish and install new steel plate shutter to match existing shutters.

DOOR REPAIRS

18. Remove and replace existing door with new door. Match existing door dimensions. Knob hinges lock and fire rating.

PAINTING EXPOSED STEEL

19. Remove corrosion from all exposed surfaces of the exterior steel stair. Paint all surfaces, one coat of rust inhibiting primer and two coats of exterior quality rust inhibiting enamel paint.

20. Remove corrosion from all exposed surfaces of the exterior steel guardrail. Paint all surfaces with one coat of rust inhibiting primer and two coats of exterior quality rust inhibiting enamel paint.

21. Remove corrosion from all visible surfaces of the interior steel framing. Paint all surfaces with one coat of rust inhibiting primer and two coats of exterior quality rust inhibiting enamel paint.

CONCRETE SEALER

22. Pressure wash top of concrete slab to obtain clean surface for coating application. Apply two coats of an approved concrete sealer to entire top surface of slab in accordance with the requirements of the product manufacturer and the specifications. Provide broom finish in second coat of sealer.

SCUPPER INSTALLATION

23. Remove and/or Replace missing or damaged steel plate scupper.

THERMAL LINING

24. Install loose laid firebrick (light with no mortar) on top of concrete floor slabs as follows:

25. 12x2x1/4x continuous angle anchored to top of floor slab with 3/8" expansion anchors at 40" o.c. (minimum 3 per angle).

26. Fire brick with mortar. Provide mortar between firebrick and CMU backup. Block shall be tied back to CMU wall with Heckman Channel Slot 133 (long type) and Triangular Channel Slot Anchors 129 or an approved equivalent. Space anchors at 24" o.c. horizontally 16" o.c. vertically. Anchor channel slot to wall at 24" o.c. with S.S. 1/4" diameter sleeve anchors using Beckman 133 p Bridge Plate. All Heckman parts shall be S.S.

27. Thermal Lining panels and insulation systems or an approved equal to cover surface of walls or ceilings. Install panels in accordance with the requirements of the manufacturer so that no wall or ceiling surface is exposed, including at panel joints.



RIGHT
ELEV.

FRONT
ELEV.

- REPAIR NOTES:**
- REFER TO SHEET 1 OF 9 IN REMEDIAL REPAIR PLANS FOR GENERAL REMEDIAL REPAIR RECOMMENDATIONS FOR STRUCTURAL REPAIRS. NOTE NOT ALL REPAIR TYPES LISTED WILL BE REQUIRED FOR THIS BURN BUILDING PROP.
 - REPAIR ALL CMU AND MORTAR JOINT CRACKS AND SPALLS ACCORDING TO REPAIR NOTES 13 & 14. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
 - REPAIR ALL CONCRETE SPALLS ACCORDING TO REPAIR NOTES 1-9. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE SPALLS.
 - ROUTE AND SEAL ALL SURFACE CRACKS AND CRACKS IN VERTICAL EDGES OF CONCRETE SLABS WITH SIKADUR CRACK FIX. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
 - FOLLOWING REPAIR OF ALL FLOOR AND ROOF SLAB CRACKS, APPLY TWO (2) COATS OF SIKA TOP 107 CONCRETE SEALER TO ALL CONCRETE SLAB SURFACES.

INSTALL ALUMINUM CAP FLASHING OVER TOP OF CMU PARAPET WALL TO HELP PREVENT MOISTURE INFILTRATION OF CMU WALL

REMOVE SEBRIS ON ROOF

REPAIR RE-CRACKED ROOF SLAB CRACK PER REPAIR NOTE 10

APPLY SIKA 122+ TO REPAIRED ROOF SLAB, SLOPE SURFACE FROM CENTER OF ROOF TO PERIMETER SCUFFERS

ROOF OPENING SEALED WITH METAL PLATE

LOWER FLAT ROOF

UPPER FLAT ROOF

LOWER SLOPED ROOF

REAR
ELEV.

CLEAN EFFLORESCENCE FROM CMU WALL USING STIFF WIRE BRUSH AND WARM WATER. USE MURIATIC ACID WASH FOR DIFFICULT TO REMOVE LOCATIONS

REPLACE SOLID CMU AT TOP OF WALL IN NEW MORTAR HEAD AND BED JOINTS

LEFT
ELEV.

REMEDIAL REPAIR PLAN

SCALE: NONE
TSG# VAI1002-BB35



REPAIR NOTES:

1. REFER TO SHEET 1 OF 9 IN REMEDIAL REPAIR PLANS FOR GENERAL REMEDIAL REPAIR RECOMMENDATIONS FOR STRUCTURAL REPAIRS. NOTE NOT ALL REPAIR TYPES LISTED WILL BE REQUIRED FOR THIS BURN BUILDING PROP.
2. REPAIR ALL CMU AND MORTAR JOINT CRACKS AND SPALLS ACCORDING TO REPAIR NOTES 13 & 14. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
3. REPAIR ALL CONCRETE SPALLS ACCORDING TO REPAIR NOTES 1-4. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE SPALLS.
4. ROUTE AND SEAL ALL SURFACE CRACKS AND CRACKS IN VERTICAL EDGES OF CONCRETE SLABS WITH SIKADUR CRACK FIX. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
5. FOLLOWING REPAIR OF ALL FLOOR AND ROOF SLAB CRACKS, APPLY TWO (2) COATS OF SIKA TOP 101 CONCRETE SEALER TO ALL CONCRETE SLAB SURFACES.

RIGHT ELEV.

CLEAN EFFLORESCENCE FROM CMU WALL USING STIFF WIRE BRUSH AND WARM WATER. USE MURIATIC ACID WASH FOR DIFFICULT TO REMOVE LOCATIONS

DRILL DRAINAGE HOLE AT LOW POINT TO REMOVE STANDING WATER

CLEAN EFFLORESCENCE FROM WALL USING STIFF WIRE BRUSH AND WARM WATER. USE MURIATIC ACID WASH FOR DIFFICULT TO REMOVE LOCATIONS

RE-PATCH FLOOR SPALL

LOWER SLOPED ROOF

TRIM EXPOSED CMU WIRE WALL REINFORCING AND RAKE AND TUCKPOINT W/ MATCHING MORTAR

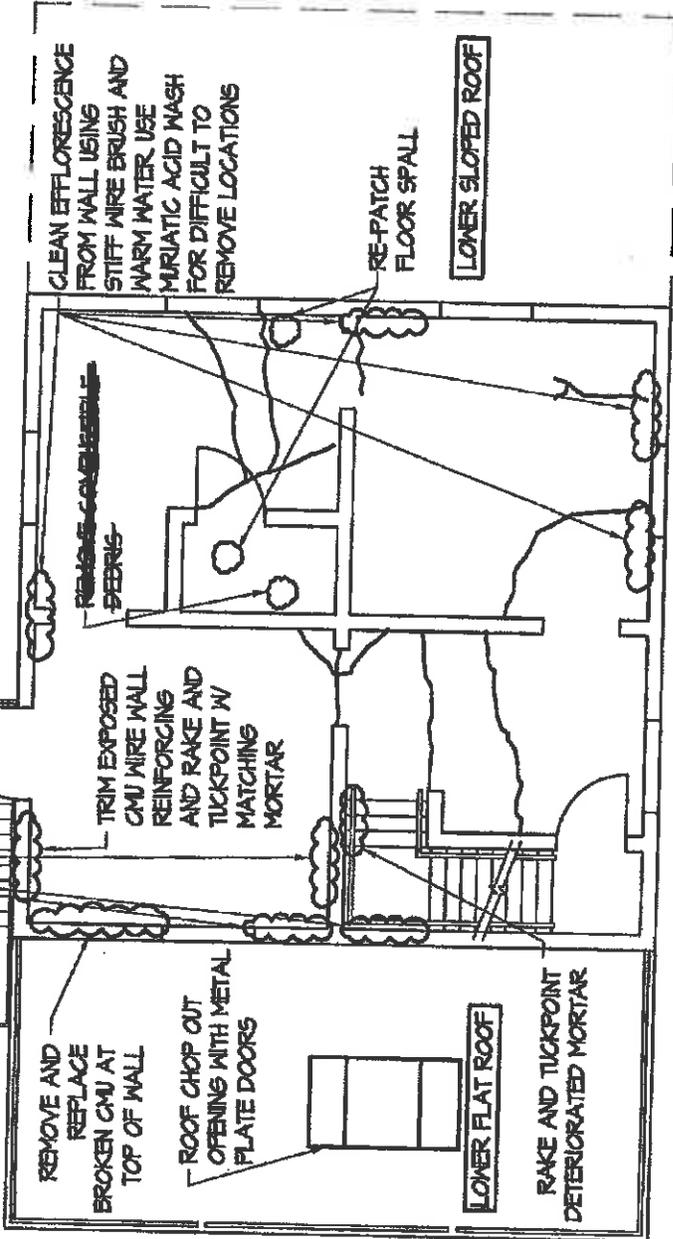
REMOVE AND REPLACE BROKEN CMU AT TOP OF WALL

ROOF CHOP OUT OPENING WITH METAL PLATE DOORS

LOWER FLAT ROOF

RAKE AND TUCKPOINT DETERIORATED MORTAR

FRONT ELEV.



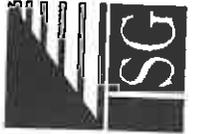
REAR ELEV.

LEFT ELEV.

REMEDIAL REPAIR PLAN

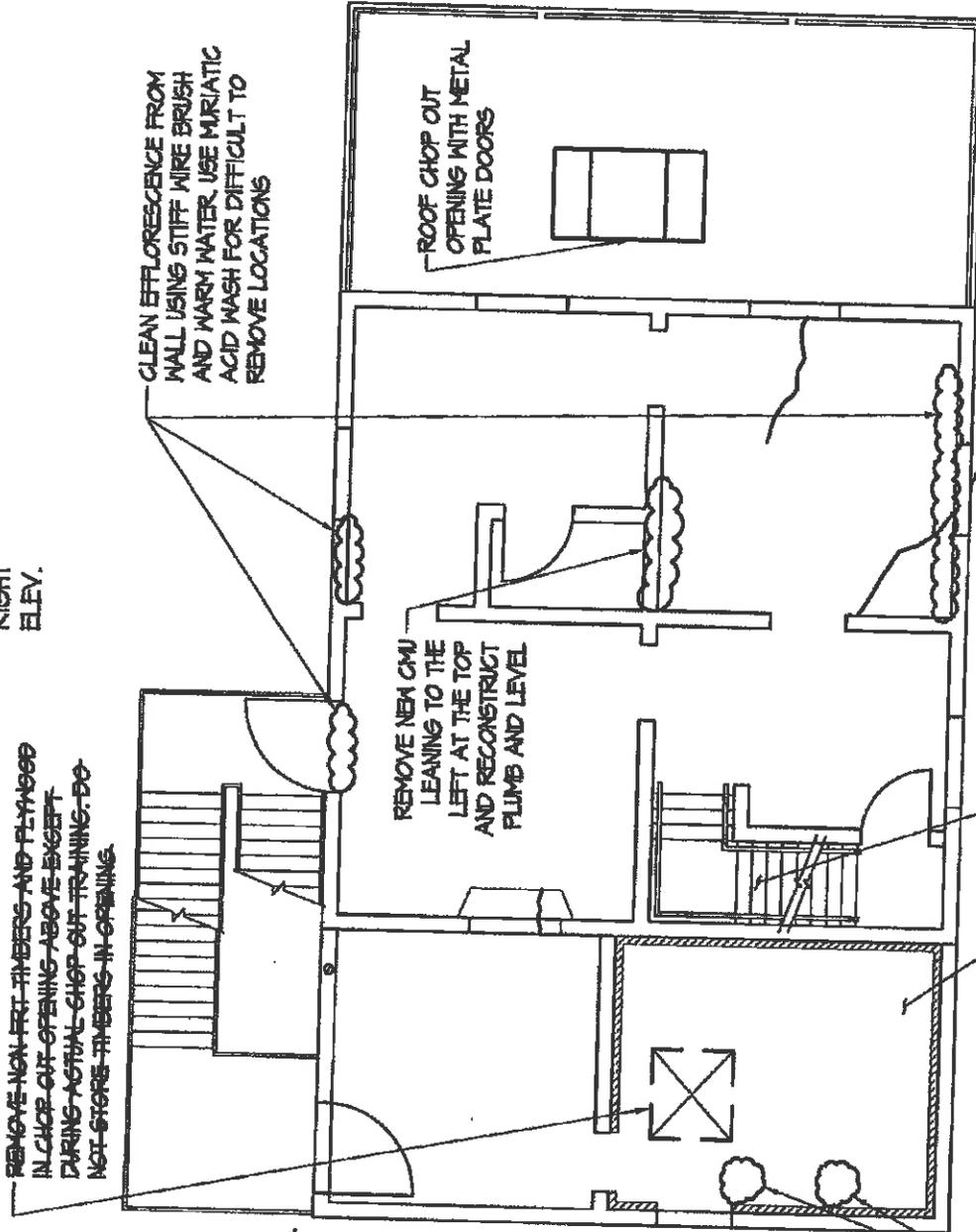
SCALE: NONE
T5G# VA1002-BB35

(THIRD FLOOR INTERIOR/EXTERIOR)



FRONT ELEV.

RIGHT ELEV.



REMOVE NON-FERrous TIMBERS AND FLYING BOB IN CHOP OFF OPENING ABOVE EXCEPT DURING ACTUAL CHOP OFF TRAINING. DO NOT STORE TIMBERS IN OPENING.

CLEAN EFFLORESCENCE FROM WALL USING STIFF WIRE BRUSH AND WARM WATER. USE MURIATIC ACID WASH FOR DIFFICULT TO REMOVE LOCATIONS

ROOF CHOP OUT OPENING WITH METAL PLATE DOORS

REMOVE NEW CMU LEAVING TO THE LEFT AT THE TOP AND RECONSTRUCT PLUMB AND LEVEL

CLEAN HEAVY RUST AND CORROSION ON METAL STAIRS & PROVIDE DRAIN HOLES TO REMOVE STANDING WATER PER REPAIR NOTE 21

REMOVE AND REPLACE MARPED AND BUCKLING INSULATED METAL CEILING PANELS

REMOVE AND REPLACE MARPED AND BUCKLING INSULATED METAL CEILING PANELS

LEFT ELEV.

REAR ELEV.

REPAIR NOTES:

1. REFER TO SHEET 1 OF 9 IN REMEDIAL REPAIR PLANS FOR GENERAL REMEDIAL REPAIR RECOMMENDATIONS FOR STRUCTURAL REPAIRS. NOTE NOT ALL REPAIR TYPES LISTED WILL BE REQUIRED FOR THIS BURN BUILDING PROP.
2. REPAIR ALL CMU AND MORTAR JOINT CRACKS AND SPALLS ACCORDING TO REPAIR NOTES 13 & 14. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
3. REPAIR ALL CONCRETE SPALLS ACCORDING TO REPAIR NOTES 1-4. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE SPALLS.
4. ROUTE AND SEAL ALL SURFACE CRACKS AND CRACKS IN VERTICAL EDGES OF CONCRETE SLABS WITH SIKADUR CRACK FIX. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
5. FOLLOWING REPAIR OF ALL FLOOR AND ROOF SLAB CRACKS, APPLY TWO (2) COATS OF SIKA TOP 101 CONCRETE SEALER TO ALL CONCRETE SLAB SURFACES.

REMEDIAL REPAIR PLAN

SCALE: NONE
TSG# VA11002-BB35

(SECOND FLOOR INTERIOR/EXTERIOR)

REPAIR NOTES:

1. REFER TO SHEET 1 OF 9 IN REMEDIAL REPAIR PLANS FOR GENERAL REMEDIAL REPAIR RECOMMENDATIONS FOR STRUCTURAL REPAIRS. NOTE NOT ALL REPAIR TYPES LISTED WILL BE REQUIRED FOR THIS BURN BUILDING PROP.
2. REPAIR ALL CMU AND MORTAR JOINT CRACKS AND SPALLS ACCORDING TO REPAIR NOTES 13 & 14. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
3. REPAIR ALL CONCRETE SPALLS ACCORDING TO REPAIR NOTES 1-4. USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE SPALLS.
4. ROUTE AND SEAL ALL SURFACE CRACKS AND CRACKS IN VERTICAL EDGES OF CONCRETE SLABS WITH SIKADUR CRACK FIX USE DISTRESS PLANS AND ELEVATIONS AS REFERENCE TO LOCATE CRACKS.
5. FOLLOWING REPAIR OF ALL FLOOR AND ROOF SLAB CRACKS, APPLY TWO (2) COATS OF SIKA TOP 101 CONCRETE SEALER TO ALL CONCRETE SLAB SURFACES.

RIGHT ELEV.

RE-INSTALL DOOR TO SWING OUTWARD

REMOVE NON-FRT TIMBERS AND PLYWOODS IN CHOP-OUT OPENING ABOVE BURN ROOM EXCEPT DURING ACTUAL CHOP-OUT TRAINING. DO NOT STORE TIMBERS IN OPENING.

CLEAN EFFLORESCENCE FROM WALL USING STIFF WIRE BRUSH AND WARM WATER. USE MURIATIC ACID WASH FOR DIFFICULT TO REMOVE LOCATIONS

REMOVE TIMBER AND VINYL WINDOW IN WINDOW OPENING

REMOVE AND REPLACE WARPED AND BUCKLING INSULATED METAL CEILING PANELS

REMOVE NEW CMU LAID OUT OF PLANE AND RECONSTRUCT PLUMB AND LEVEL

RAKE AND TICKPOINT DETERIORATED MORTAR JOINTS

REMOVE CLEAN UP MATERIALS STORED UNDER STAIRS AND STORE A MIN. OF 15' FROM BURN BUILDING PROP.

RE-INSTALL DOOR TO SWING OUTWARD

REMOVE AND REPLACE WARPED AND BUCKLING INSULATED METAL CEILING PANELS

FRONT ELEV.

REAR ELEV.

LEFT ELEV.

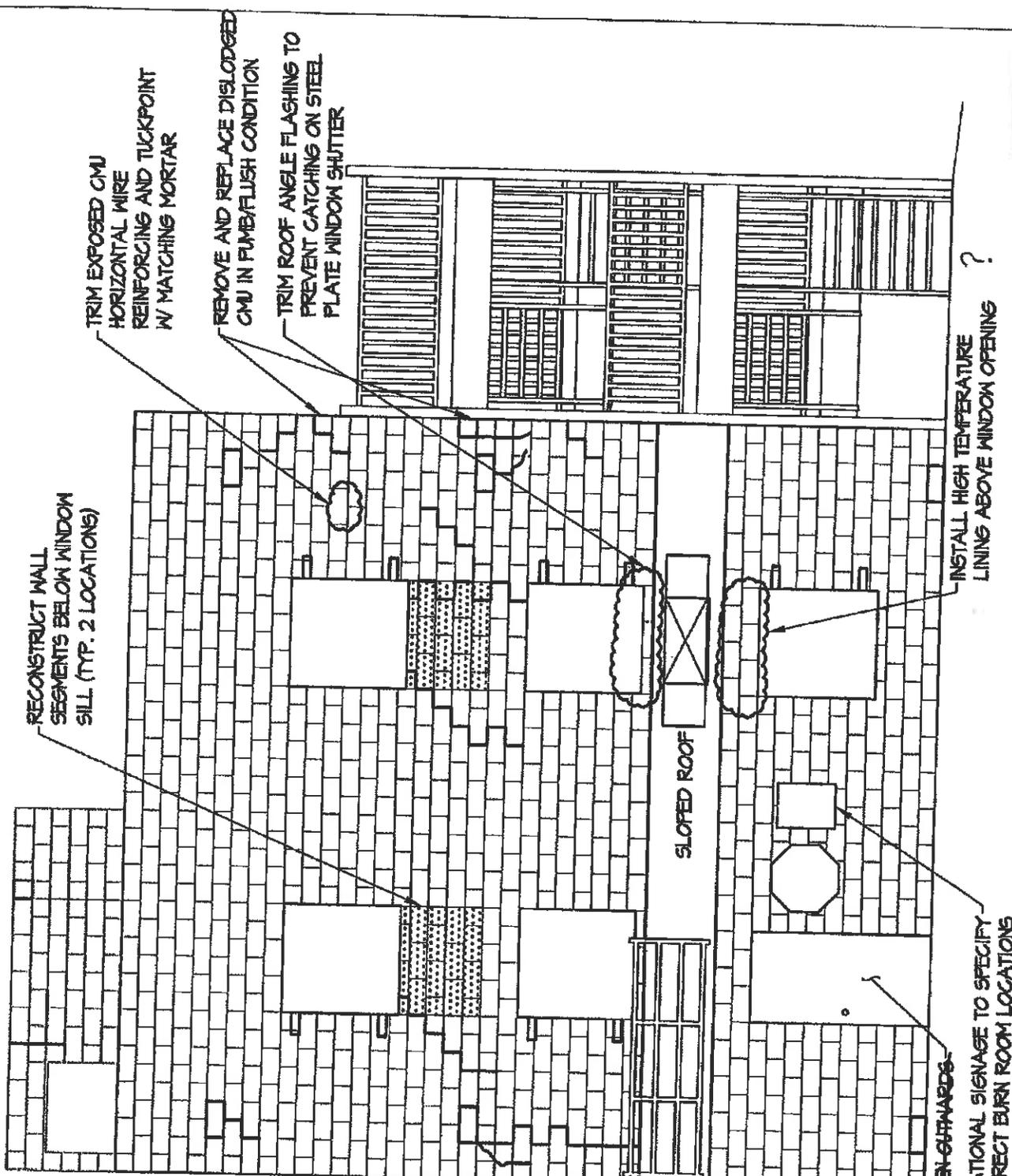
REMEDIAL REPAIR PLAN

SCALE: NONE
TSG# YA11002-BB55



REPAIR NOTES:

1. REFER TO SHEET 1 OF 9 IN REMEDIAL REPAIR PLANS FOR GENERAL REMEDIAL REPAIR RECOMMENDATIONS FOR STRUCTURAL REPAIRS. NOTE NOT ALL REPAIR TYPES LISTED WILL BE REQUIRED FOR THIS BURN BUILDING PROP.
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5. FOLLOWING REPAIR OF ALL FLOOR AND ROOF SLAB CRACKS, APPLY TWO (2) COATS OF SIKATOP 101 CONCRETE SEALER TO ALL CONCRETE SLAB SURFACES.



CLEAN MINOR RUST AT PERIMETER RAILING POST BASE PLATES PER REPAIR NOTE 20

RE-INSTALL DOOR TO OPEN-OUTWARDS

REVISE OPERATIONAL SIGNAGE TO SPECIFY CORRECT BURN ROOM LOCATIONS

INSTALL HIGH TEMPERATURE LINING ABOVE WINDOW OPENING ?

REMEDIAL REPAIR ELEVATION

SCALE: NONE
TSG# VAI002-BB35

(FRONT ELEVATION)



REPAIR NOTES:

1. REFER TO SHEET 1 OF 4 IN REMEDIAL REPAIR PLANS FOR GENERAL REMEDIAL REPAIR RECOMMENDATIONS FOR STRUCTURAL REPAIRS. NOTE NOT ALL REPAIR TYPES LISTED WILL BE REQUIRED FOR THIS BURN BUILDING PROF.
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5. FOLLOWING REPAIR OF ALL FLOOR AND ROOF SLAB CRACKS, APPLY TWO (2) COATS OF SIKATOP 107 CONCRETE SEALER TO ALL CONCRETE SLAB SURFACES.

RECONSTRUCT WALL SEGMENTS BELOW WINDOW SILL (TYP. 3 LOCATIONS)
TRIM/REMOVE EXPOSED REBAR/ANCHOR BOLTS AND PATCH CMU SPALLS

CLEAN HEAVY RUST ON BOLT ANCHORING STAIR TO CMU WALL PER REPAIR NOTE 19. REPLACE IF NECESSARY.

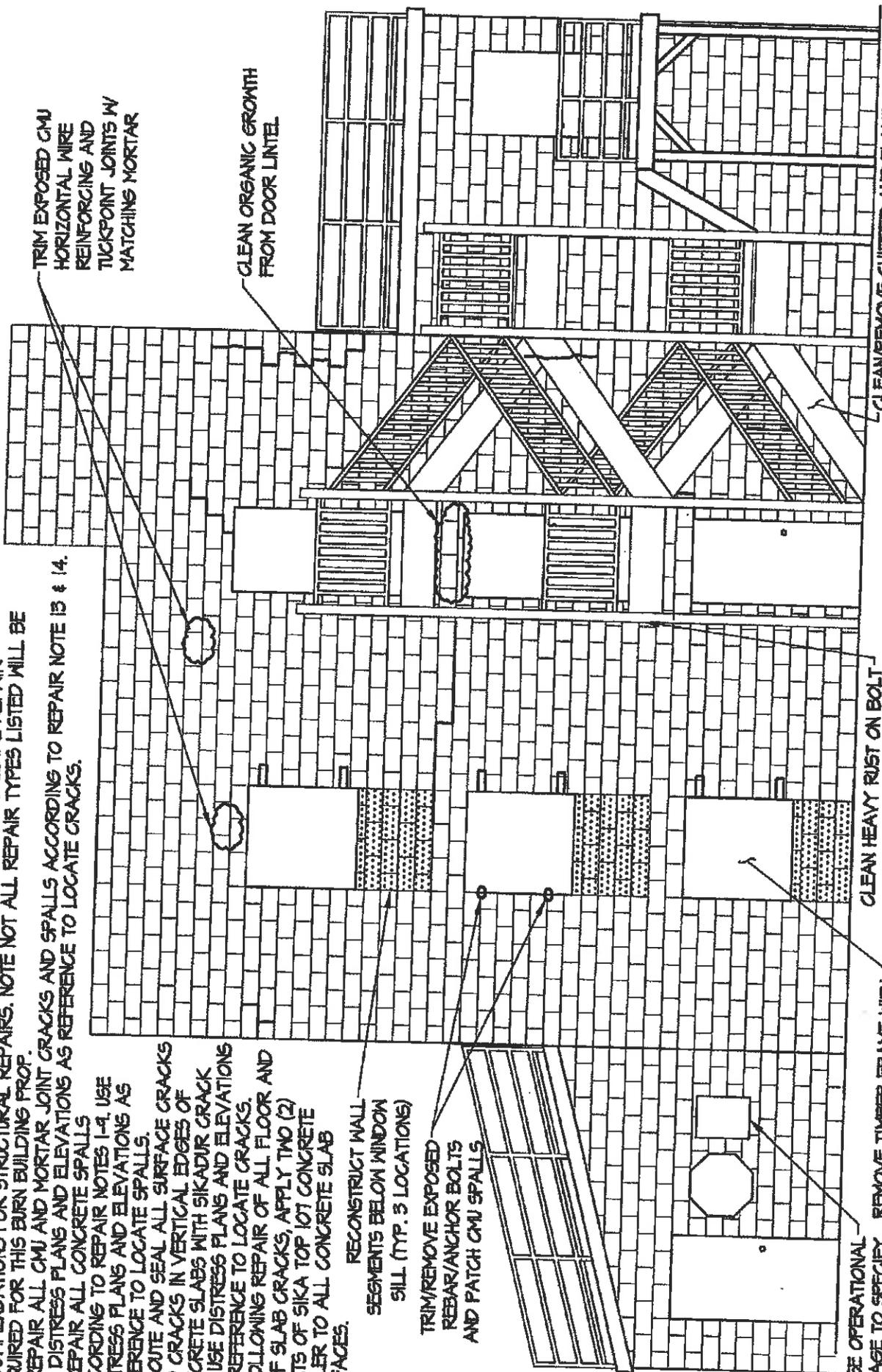
REVISE OPERATIONAL SIGNAGE TO SPECIFY CORRECT BURN ROOM LOCATIONS

REMOVE TIMBER FRAME WITH VINYL WINDOW FROM WINDOW OPENING

TRIM EXPOSED CMU HORIZONTAL WIRE REINFORCING AND TUCKPOINT JOINTS W/ MATCHING MORTAR

CLEAN ORGANIC GROWTH FROM DOOR LINTEL

CLEAN/REMOVE CHIPPED AND FLAKING PAINT ALONG WITH MINOR TO MODERATE RUST AND CORROSION ON EXTERIOR STAIR AND LANDINGS PER



REMEDIAL REPAIR ELEVATION

SCALE: NONE
TSG# VA1002-BB35

(RIGHT ELEVATION)



REPAIR NOTES:

1. REFER TO SHEET 1 OF 9 IN REMEDIAL REPAIR PLANS FOR GENERAL REMEDIAL REPAIR RECOMMENDATIONS FOR STRUCTURAL REPAIRS. NOTE NOT ALL REPAIR TYPES LISTED WILL BE REQUIRED FOR THIS BURN BUILDING PROP.
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5. FOLLOWING REPAIR OF ALL FLOOR AND ROOF SLAB CRACKS, APPLY TWO (2) COATS OF SIKA TOP 101 CONCRETE SEALER TO ALL CONCRETE SLAB SURFACES.

TRIM EXPOSED REINFORCING BARS AT CMU SPALL AND TUCKPOINT JOINT W/ MATCHING MORTAR
CLEAN MODERATE RUST AND CORROSION ON GUARDRAIL GATE HINGES PER REPAIR NOTE 20

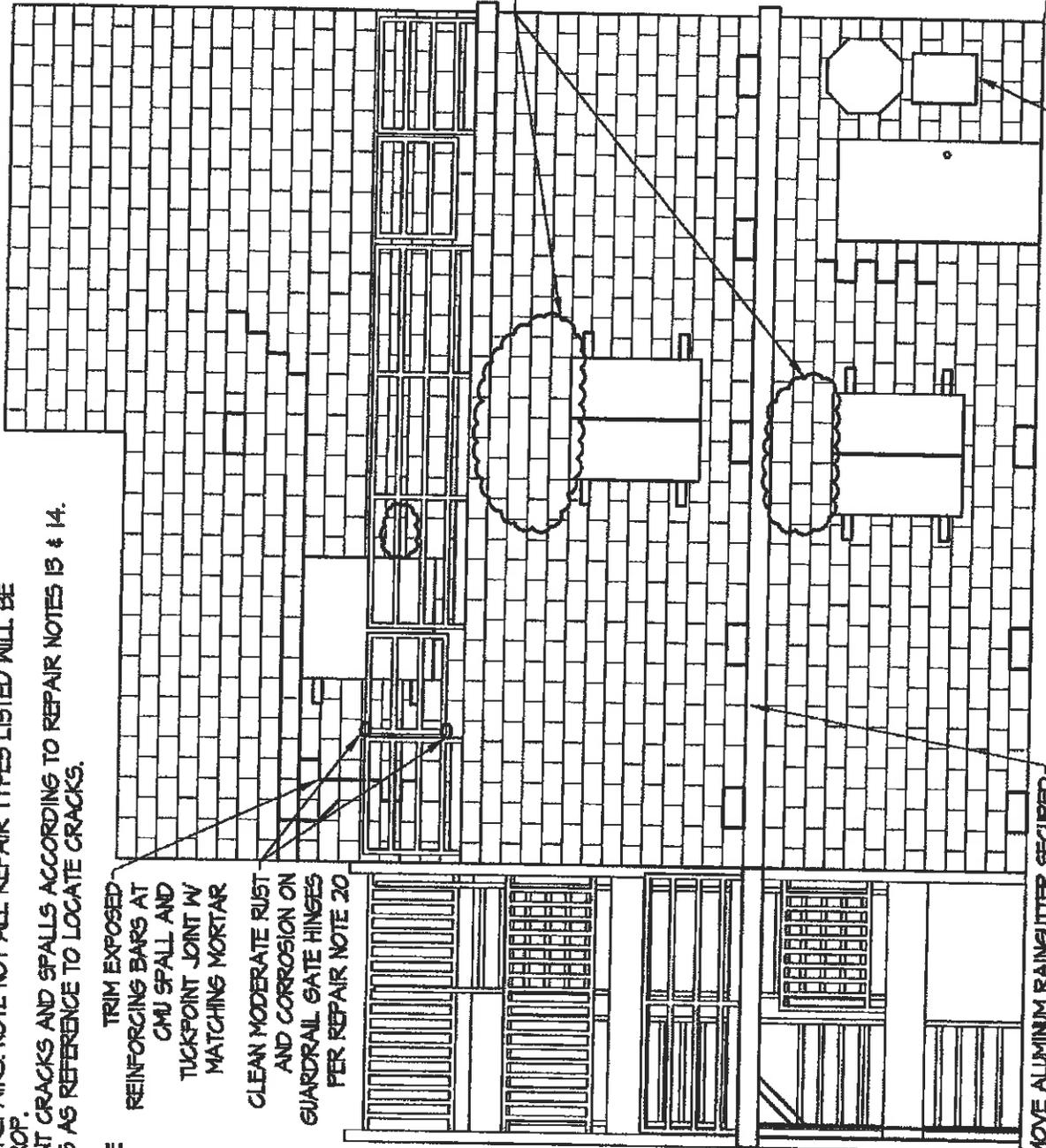
INSTALL HIGH TEMPERATURE LINING ABOVE WINDOW OPENINGS

REMOVE ALUMINUM RAINGUTTER SECURED TO TREATED TIMBER NAILER (FULL WIDTH OF REAR ELEV.)

REVISE OPERATIONAL SIGNAGE TO SPECIFY CORRECT BURN ROOM LOCATIONS

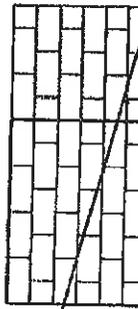
REMEDIAL REPAIR ELEVATION

SCALE: NONE
TSG# VAI1002-BB35

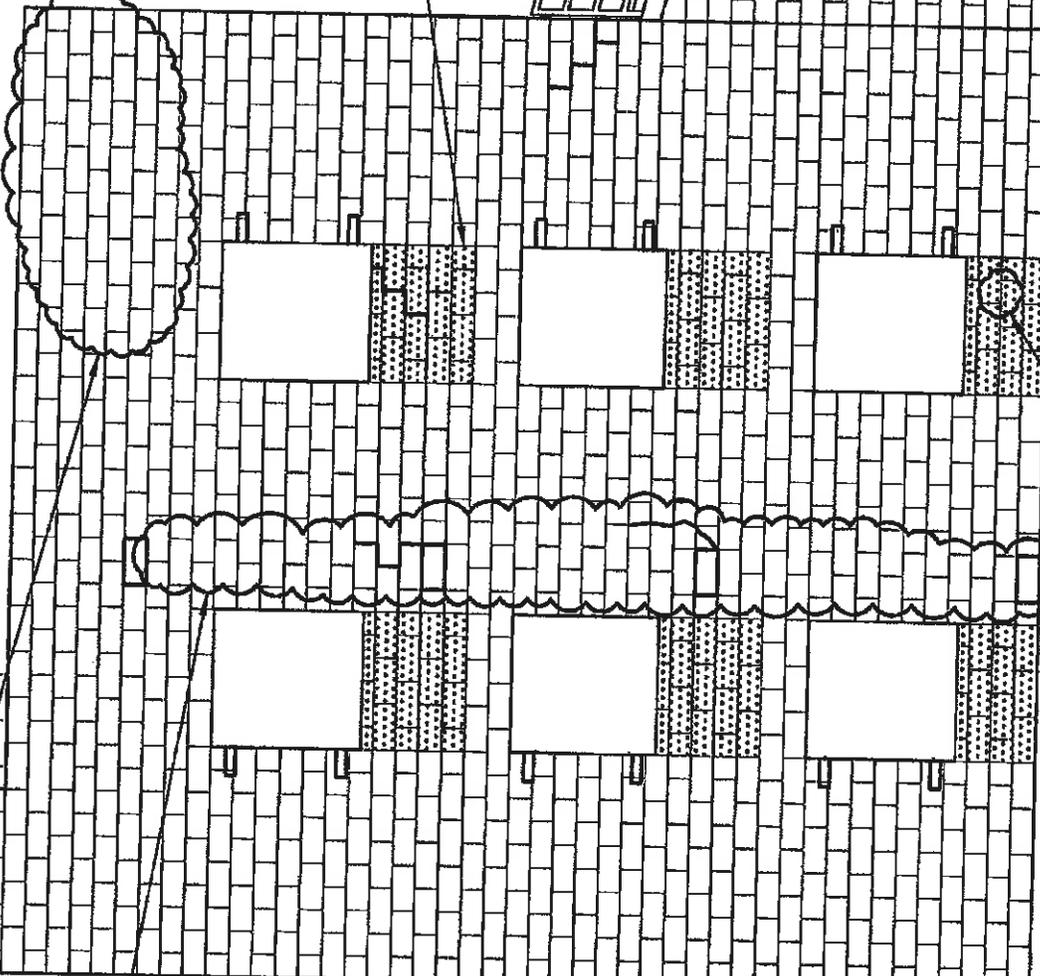


REPAIR NOTES:

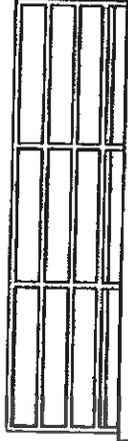
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RAKE AND TICKPOINT
DETERIORATED
MORTAR



CLEAN WATER STAINING AND LIGHT
ORGANIC GROWTH, AND RAKE AND
TICKPOINT MORTAR WASHOUT BELOW
SCUPPERS



RECONSTRUCT WALL
SEGMENTS BELOW WINDOW
SILL (TYP. 6 LOCATIONS)

TRIM/REMOVE EXPOSED/RUSTING METAL ANCHOR AND RAKE
AND TICKPOINT MORTAR JOINT W/ MATCHING MORTAR AS
NECESSARY

TMS DATA LOGGER
ENCLOSURE

REMEDIAL REPAIR ELEVATION

SCALE: NONE
TSG# VA1002-BB35

