STAFF REPORT
TOWN COUNCIL MEETING OF FEBRURARY 12, 2013
CONSENT ITEM

TO: **HONORABLE MAYOR AND MEMBERS OF THE TOWN COUNCIL**

FROM: **BRIAN FRAGIAO, DIRECTOR OF PUBLIC WORKS**

DATE: **JANUARY 30, 2013**

RE: **BLUE ANCHOR PARK RESTROOM PROJECT – AWARD TO LOW BIDDER**

Recommendation:
Adopt resolution awarding to low bidder, CXT Incorporated and Authorizing Town Manager to Execute an Agreement acceptable to the Town for the Loomis Multi-Modal Parking Facility Project in the amount not-to-exceed $84,763.23.

Issue Statement and Discussion
At the November 13, 2012 Town Council meeting, Council authorized staff to advertise for bids for the Blue Anchor Park Restroom Project. The Project is slated for construction under the 2013/2014 CIP Parks, Recreation and Open Space Improvements. The restroom will be constructed with materials and color similar to the Depot building. Attached is information regarding the building the Town will receive.

On January 18, 2013, staff received one bid proposal for the project. Staff has reviewed the bid proposal and has found everything in order and responsive.

The project, if awarded, could begin fabrication of the building by April/May and be installed at the park in June/July of this year.

CEQA Requirements
This project is exempt under the California Environmental Quality Act (CEQA) Sections 15303 (c)(d)(e),"New Construction", 15304(a)(b)(c)(f)(h),"Minor Alterations to Land" and 15332,"In-fill Development Projects".

Financial and/or Policy Implications
Funding will come from the General Fund Reserve Community Facilities Account.

TOWN OF LOOMIS
RESOLUTION NO. 13-

RESOLUTION OF THE COUNCIL OF THE TOWN OF LOOMIS AWARDING TO LOW BIDDER, CXT INCORPORATED AND AUTHORIZING TOWN MANAGER TO EXECUTE AN AGREEMENT ACCEPTABLE TO THE TOWN ATTORNEY FOR THE BLUE ANCHOR PARK RESTROOM PROJECT IN THE AMOUNT NOT-TO-EXCEED OF $84,763.23

WHEREAS, the Town Council at its November 13, 2012 regular meeting authorized staff to proceed with solicitation of bids for the Blue Anchor Park Restroom Project; and

WHEREAS, the improvements include excavating, concrete work, utility connections and fabrication of a restroom building; and

WHEREAS, funding will be provided by the Town's General Fund Reserve Community Facilities Account; and

WHEREAS, the bid received was evaluated for responsiveness to the request for bids and cost for performing the work;

NOW, THEREFORE, IT IS HEREBY RESOLVED that the Town of Loomis accepts the bid of CXT Incorporated having submitted the lowest responsive bid in the amount of $84,763.23, and hereby authorizing the Town Manager to execute an agreement acceptable to the Town for the Blue Anchor Park Restroom Project.

PASSED AND ADOPTED by the Council of the Town of Loomis this 12th day of February, 2013 by the following vote:

AYES:

NOES:

ABSENT:

_____
Mayor

ATTEST:

APPROVED AS TO FORM:

_____
Town Clerk

_____
Town Attorney

BLUE ANCHOR PARK RESTROOM PROJECT
Bid Analysis
JANUARY 18, 2013 @ 3:15 p.m.

Bid Rank	Contractor	BASE BID	COMMENTS
	CIP ESTIMATE	*$75,000*	
1.	**CXT Incorporated**	**$84,763.23**	**Bids were also sent out to three other prominent restroom builders: Romtec, Inc, Park and Restroom Structures Inc., and Public Restroom Company.**

Proposal
Blue Anchor Park Restroom Project

The undersigned, as bidder, declares that the only persons or parties interested in this Proposal as principals are those named herein; that this Proposal is made without collusion with any other person, firm or corporation; that he has carefully examined the locale of the proposed work, the proposed form of contract; and he proposes and agrees if this Proposal is accepted that he will contract with the Town, in the form of a copy of the Agreement herein contained; to provide all necessary machinery, tools, apparatus and other means of construction, and to do all the work and furnish all materials specified in the contract, in the manner and time herein prescribed, and according to the requirements of the Town Engineer as therein set forth, and that he will take in full payment therefor, including all applicable State and Federal Taxes and utility connection or service fees, the following prices to wit:

Base Bid Items					
Item	**Description**	**Units**	**Estimated Quantity**	**Item Price**	**Total**
1.	Building Checklist completed w/ comments (if necessary) and attached to proposal. Checklist will be used to evaluate company's product. The Town can wave or replace items at its own discretion. Checklist at end of bid pack.	✓			ATTACH BUILDING CHECKLIST
2.	Foundation Preparation	LS	1	$ 12,295.08	$ 12,295.08
3.	Pre-Cast Concrete Building & Stainless Steel Fixtures	LS	1	$ 65,720.67	$ 65,720.67
4.	Installation of Concrete Building	LS	1	$ 1,800.00	$ 1,800.00
5.	Utility Connections (Water, Sewer)	LS	1	$ 1,134.50	$ 1,134.50
6.	Electrical wire and 100 amp service panel installation	LS	1	$ 800.00	$ 800.00
7.	Scheduled time door lock	EA	2	$ 3,012.98	$ 3,012.98
For the Blue Anchor Park Restroom Project, the Lump Sum Price of:			**Total Base Bid:**	$ 84,763.23	

LS - Lump Sum
EA - Each

Town of Loomis
Blue Anchor Park Modular Restroom Building

BID SPECIFICATIONS
FOR PRE-MANUFACTURED FLUSH RESTROOM BUILDING
CHECKLIST

Contractor must meet all specifications and requirements

Meets Spec.	Does not meet spec.	Substitutes, or alternate - describe at end	
✓			**1.0 SCOPE** This specification covers the construction , delivery and placement of the Pre-manufactured Restroom without Privacy Screens precast concrete flush-toilet restroom building. Representative model: ~~Cortez~~ DENALI Flush Restroom.
✓			**2.0 MATERIAL SPECIFICATIONS** ASTM C33 Concrete Aggregates ASTM C39 Method of Test for Compressive Strength of Cylindrical Concrete Specimens ASTM C94 Standard Specification for Ready-Mixed Concrete ASTM C143 Method of Test for Slump of Concrete ASTM C150 Standard Specification for Portland Cement 185 Standard Specification for Steel Welded Wire Reinforcement, Plain, or Concrete 192 Method of Making and Curing Test Specimens in the Laboratory 231 Standard Test Method for Air Content of Freshly Mixed Concrete by the Pressure Method

2.0 MATERIAL SPECIFICATIONS (continued)

ASTM C309 Standard Specifications for Liquid Membrane-Forming Compounds for Curing Concrete ASTM C494 Standard Specification for Chemical Admixtures for Concrete
ASTM A615 Standard Specification for Deformed and Plain Carbon-Steel Bars for Concrete
ASTM C979 Standard Specification for Pigments for Integrally Colored Concrete
ACI 211.1 Standard Practice for Selecting Proportions for Normal, Heavyweight, and Mass
ACI 306 Cold Weather Concreting
ACI 318 Building Code Requirements Structural Concrete and Commentary (includes Errata)
PCI MNL 116 Quality Control for Plants and Production of Precast Pre-stressed Concrete

3.0 SPECIFIC MANUFACTURER CRITERIA The manufacturer supplying the requested precast concrete flush facility must meet the following no exceptions:

A. Manufacturer must be ISO 9001 certified at the time of bid.

B. Manufacturing plant must be PCI certified at the time of bid.

C. Manufacturer must have the proper licenses for California:

1. Manufacturer must be licensed with the California Department of Housing and Community Development, with a Commercial Modular "Manufacturers License (Must be "Active" prior to bidding "No Exceptions") - Must provide copy of license, with expiration date with bid.

2. Manufacturer must sell the building through a licensed Commercial Modular Dealer/Dealer Salesperson licensed by the California Department of Housing and Community development. (Must be Current prior to bidding "No Exceptions") - Must provide copy of license with expiration date with bid.

3. **Manufacturer must agree to authorize local county building officials the authority to inspect final installation for compliance with CBC Title 24 Chapter 11B Accessibility codes. Inspection correction notices must be cleared at the Manufacturers sole expense, within one month's time.**

D. Manufacturer must provide "wet" stamped, engineered drawings for a "Preassembled Concrete Building"; Structure/Design must be approved within 5 days after receipt of purchase order.

E. Building must be constructed off-site and trucked to site, for crane setting. Building must meet "FEMA" Wet Flood-Proofing Standards as being able to withstand extended total submersion in water and suffer nothing more than cosmetic damage as typical with Precast Concrete modular buildings.

F. Manufacturer shall provide a 20 year building warranty in writing with details, including warranty coverage of the building structure (not including appliances) after flooding. Structural warranty is to include coverage for

4.0 DESIGN CRITERIA

The Flush Rest-room will be designed to meet the following criteria.

Calculations and Engineer's stamped drawings are available, for standard buildings, upon request by the customer and are for their sole and specific use only.

The design criteria will ensure that the building will not only withstand the forces of nature listed below but will provide protection from vandalism and other unforeseen hazards. Design criteria include 2010 IBC Code, 2010 IPC, and 2008 NEC.

A. Concrete Floor Load

The Flush Rest-room is designed to withstand 400 pounds per square foot floor load.

B. Wind Load

The building will withstand the effects of 150 mile per hour (3-second gust) wind

C. Earthquake

4.0 DESIGN CRITERIA (continued)

E. Additional Design Standards

1. The Flush Rest-room Building is designed to meet the requirements of the current American with Disabilities Act Requirements and Uniform Federal Accessibility Standards as of the date of these specifications. Also all requirements of CBC Title 24 & 25, 11B
2. The Flush Rest-room is an all concrete design with a minimum 3/12 roof pitch.

5.0 MATERIALS

A. Concrete - General

The concrete mix design will be designed to ACI 211.1 to produce concrete of good workability.

1. Concrete will contain a minimum of 505 pounds of cementitious material per cubic yard. Cement will be a low-alkali type I or III conforming to ASTM C-150.
2. Coarse aggregates used in the concrete mix design will conform to ASTM C33 with the designated size of coarse aggregate #67.
3. Minimum water/cement ratio will not exceed .45

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4. Air-entraining admixtures will conform to ASTM C260. Water reducing admixtures will conform to ASTM C494, Type A.

B. Colored Concrete

1. Color additives will conform to ASTM C979. A12"x12"x1" color sample will be available for customer approval.
2. The following will contain colored concrete:
a. Toilet building concrete roof panels
b. Concrete Building walls
3. The same brand and type of color additive will be used throughout the manufacturing process.
4. All ingredients will be weighed and the mixing operation will be adequate to ensure uniform dispersion of the color.

C. Cold Weather Concrete

1. Cold weather concrete placement will be in accordance with ACI 306.
2. Concrete will not be placed if ambient temperature is expected to be below 35 degrees F. during the curing period unless heat is readily available to maintain the surface temperature of the concrete at least 45 degrees F.
3. Materials containing frost or lumps of frozen materials will not be used.

D. Hot Weather Concrete

The temperature of the concrete will not exceed 95 degrees F. at the time of placement. When the ambient reaches 90 degrees F. the concrete will be protected with moist covering.

✓		

E. Concrete Reinforcement

1. All reinforcing steel will conform to ASTM A615. All welded wire fabric will conform to ASTM A185.
2. All reinforcement will be new, free of dirt, oil, paint, grease, loose mill scale and loose or thick rust when placed.
3. Details not shown of drawings or specified will be to ACI318.
4. Steel reinforcement will be centered in the cross-sectional area of the walls and will have at least 1" of cover on the under surface of the floor and roof. (No block, Kits or stick built buildings).
5. The maximum allowable variation for center-center spacing of reinforcing steel will be ½".
6. Full lengths of reinforcing steel will be used when possible. When splices are necessary on long runs, splices will be alternated from opposite sides of the components for adjacent steel bars. Lap bars #4 or smaller a minimum of 12". Lap bars larger than #4 a minimum of 24 bar diameters.
7. Reinforcing bars will be bent cold. No bars partially embedded in concrete will be field bent unless approved by the customer.

✓		

F. Sealers and Curing Compounds

1. Curing compounds, if used, will be colorless, complying with ASTM C309, type I or 1-D.
2. Weatherproofing sealer for exterior of building will be a clear water repellent.

✓		

G. Caulking, Grout, Adhesive and Sealer

1. Caulking service temperatures from -40 to +194 degrees Fahrenheit.
2. Interior and exterior joints will be caulked with a paintable polyurethane sealant.
3. Grout will be a non-shrink type and will be painted to match the color of surrounding concrete as nearly as possible.
4. Cement based coating is formulated with a very fine aggregate system and a built in bonding agent.

✓		

H. Paint

1. All paints and materials will conform to all Federal specifications or be similar "top-of-the-line-components". Paints will not contain more than .06 percent by weight of lead.
2. Type of paints for toilets.

A. Inside concrete surfaces.

1. Interior floors will be a high solid single-component, chemical and urine resistant aliphatic moisture cure urethane, which meets ADA requirements for slip resistance. The color will be gray.

2. Interior walls and ceilings will be a modified acrylic, water repellent penetrating stain. The color will be white followed by a clear acrylic anti-graffiti sealer.

B. Metal surfaces both inside and out. I DTM ALKYD.

C. Exterior concrete surfaces.

1. Exterior slab will be clear sealer.

2. Exterior walls and roof will be a water repellent penetrating stain in the same color as the walls or roof followed by a clear acrylic anti-graffiti sealer.

✓		

I. Grab bars

Grab bars will be 18 gauge, type 304 stainless steel with 1-1/2" clearance. Grab bars will each be able to withstand 300 pound top loading.

J. Toilet Paper Dispenser

Dispenser will be constructed of ¼" thick, type 304 stainless steel. Dispenser will be capable of holding three (3) standard rolls of toilet paper. Toilet paper holder fastening system will be able to withstand 300 pound top loading.

K. Steel Doors

1. Doors will be a flush panel type 1-3/4" thick, minimum 16 gauge galvanized steel, top painted with ATM ALKYD,
2. Door frames will be knockdown or welded type, single rabbet, minimum 16 gauge galvanized steel top pained with DTM ALKYD, width to suit wall thickness. Three (3) rubber door silencers will be provided on latch side of frame.

L. Door Hinges / Closers

Door hinges will be 3 per door with dull chrome plating 4-1/2"x4-1/2". Doors will include the installation of LCN 4041 closers, or equal, adjusted to not exceed 5 lbs. force, not closing faster than 3 seconds from 70 degrees open – to meet ADA.

M. Exterior Signage

Each restroom will be identified with appropriate federal and state ADA code compliant signs mounted adjacent to each door at the proper height. The signs will contain the appropriate symbols, raised characters, and CA Type II Brail features.

N. Skylights

Include factory installed skylights, one for each restroom. The skylight flashing / trim and hardware will be made of stainless steel, and skylight panel will be opaque and be vandal resistant, ASTM "fall protection" rated, and provide no less than a 5 year warranty on light port materials.

O. Door Locksets

1. Lockset will meet ANSI A156.2 Series 4000, Grade 1 cylindrical lockset for exterior door.
2. Lever handles both inside and out.
3. Either handle operates latch unless outside handle is locked by inside push-button.
4. Mechanical push-button will automatically release when inside lever handle is turned or door is closed.
5. Emergency slot/hole on exterior so door handle can be unlocked from the outside with a coin / screwdriver or pin type device.
6. Inside lever always active.
7. U.S. 26D finish.
8. Install timed magnetic door locking system on each front door, see electrical below.
9. Chase door hardware will be as with restrooms except handle lock will be keyed – lock cylinder to match deadbolt specification below.

P. Dead Bolt

Deadbolt will be a Schlage standard model with a single cylinder, 2 ¾" backset, and 626 finish. The cylinder will be a standard B661P Schlage.

Q. Door Stop

Doorstop will be a dome style stop meeting ANSI 156.16.

R. Mirror

Mirror to be 18" x 36" polished stainless steel. See ADA mounting heights.

S. Door Sweep

Door sweep will be provided at the bottom of door and will be an adjustable brush type.

T. Wall Vent

Wall vent to be crank operated allowing the unit to be opened or closed. Crank will be removable. Wall vent frame will be cast into the concrete wall. The units' frame will be C3 x 4.1 channel steel. The louver frame and louvers will be 18 gauge zinc coated steel with baked enamel finish. Vent to come with insect screen.

U. Baby Changing Stations

V. Plumbing

General:

1. All fixtures to meet ANSI A112.19.2
2. Waste and vent material will be ABS or PVC plastic and will be plumbed to meet Uniform Building Codes. Any vent pipes extending above roof line will either be metal or painted plastic to provide UV protection.
3. Water material will be copper tubing Type L, hard drawn. A gate valve will be provided at the inlet end of the water line. All water lines will be of a size to provide proper flushing action based on a nominal water pressure of 90 psi.
4. All plumbing will be concealed in the service area.
5. Two hose bibs, one in the chase area, near door, and one outside under drinking fountains. Outdoor bib to be of security key operation type, provide 2 keys.
6. A supply main shut-off valve and drain will be provided with plumbing.
7. A floor drain located approximately centered in each restroom, with associated plumbing specifications in plans for installation upon placement.

W. Toilet & Sink

W. Toilet & Sink

1. Toilet will be constructed of Stainless steel, wall hung, with siphon jet action. Toilet will have a back spud for a concealed flush valve connection and will be mounted with the top of the seat 17 inches above the finished floor. Seat will be heavy duty solid plastic with an open front.
2. Flush valve will be concealed closet flush-o-meter constructed of rough brass. Furnish valve with integral vacuum breaker and wall mounted push button. Valve will be of a water saver type with a flow of 1.6 gallons per flush. Mounted on the "wide" side of toilet and require no more than 5 lbs. pressure to operate (with closed fist).
3. Lavatory will be Stainless Steel with back splash guard, front overflow opening, equipped with brass trap and drain pipe without stopper. Sink will be 20 inches wide x 18 inches front to back x 5 ¾ inches deep with ADA trap cover.
4. Water valve will be self-closing water set with indexed push button, and operate with "a closed fist" and require no more than 5 lbs. pressure to operate.
5. Adjacent to sink will be installed a "through-wall" hand soap dispenser with outlet located in restroom and soap reservoir located in chase. Dispenser will be as vandal resistant as possible.
6. Electric Hand Dryer for each bathroom shall be installed and made of stainless steel.

X. Electrical

General:

1. All components to be UL listed.
2. All electrical wiring will be in conduit, surface mounted in the service area and concealed in the user compartments. All wire will be copper.
3. A NEMA 3R lockable / combination 100-amp service entrance / breaker panel / with meter base will be provided outside the chase area. Roof panel above will be core drilled directly above to line up with service mast installation at 2" dia.
4. Interior lights will be located in the chase area. 2 bulbs T8 with electronic low temperature ballast wet labeled. Light panels into restrooms will be vandal resistant polycarbonate or equal, with stainless steel bezels, or equal.
5. Lighting on the exterior of building will be photocell activated; interior lighting will be motion activated, in addition to photocell activated.
6. 2ea. exterior lights, either 65w CFL's or 80w induction type, vandal resistant. One located front, one rear gable area mounted.
7. Install 4ea. GFI duplex outlets located in chase area, distributed throughout, one near planned location for mag-lock power supply and timer installation (see below)
8. Install junction box/s in area were water heating systems could be installed in the future, wired with appropriate size wire, to breaker in panel, cover with blank cover.
9. Install "ambient" temperature air hand driers (non-heated), one in each restroom, with stainless steel outlets and control buttons located in restrooms, mechanical parts of system installed in "chase"
10. Install exhaust fans in each restroom, controlled by occupancy sensors – not tied to lighting having daylight over rides as on interior lights.

Y. Timed Magnetic Security Door Lock System:

1.Manufacturer will supply and install a complete automatic / time controllable magnetic security door locking system to the two restroom doors.

2.System will consist of parts such as the "Schlage" M490 series system, with PS904 power supply, 630 door release buttons and a system override control switch such as the Schlage 650 series switch, mounted @ 80" above drinking fountain area. Parts suggested are "or-equal" for system. Key switch (Schlage lock cylinder, as with doors) over-ride, will allow on/off control of magnetic lock system, and over-ride the timer function without affecting the timer settings.
3.Manufacturer to provide lock system timer control, compatible with lock power supply, to be programmable to allow automatic control of door lock opening in morning and locking at night. Timing system shall be mounted adjacent to power supply in chase area, and have operating instructions posted adjacent to timer. Intermatic Model# ET8015C or equal, with backup battery option. Manufacturer to determine compatibility of timer and lock power supply control circuitry, and adjust as necessary.
4.Restroom interior mag-lock release buttons for after hours exiting will be of a type to allow for door locks to remain disabled for an appropriate time delay for activation of mechanical door handle – minimum 20 seconds or more, or as required by code, after which time out period lapses, locking system will re-energize. Button to be opperable with closed fist, to meet ADA.
5.Adjacent to interior door release buttons will be vandal resistant instruction labeling in both English and Spanish, along with brail (CA Type II Brail) instructions on operating after-hours lock release button.

6.0 MANUFACTURE

A. Mixing and Delivery of Concrete

Mixing and delivery of concrete will be in accordance with ASTM C94, section 10.6 through 10.9 with the following additions:
1. Aggregate and water will be adjusted to compensate for differences in the saturated surface-dry condition.
2. Concrete will be discharged as soon as possible after mixing is complete. This time will not exceed 30 minutes.

B. Placing and Consolidating Concrete

Concrete will be consolidated by the use of mechanical vibrators. Vibration will be sufficient to accomplish compaction but not to the point that segregation occurs.

C. Finishing Concrete

1. Interior floor and exterior slabs will be floated and toweled. A light broom finish will be applied to the exterior slabs.
2. All exterior building walls and exterior screen walls will be Horizontal Lap wood siding and Rock texture veneer.
3. All exterior surfaces of the roof panels will be cast to simulate a concrete cedar shake roof. The underside of the overhead will have a smooth finish.

6.0 MANUFACTURE (continued)

D. Cracks and Patching

1. Cracks in concrete components which are judged to affect the structural integrity of the building will be rejected. 2.Small holes, depressions and air voids will be patched with a suitable material. The patch will match the finish and texture of the surrounding surface.
3. Patching will not be allowed on defective areas if the structural integrity of the building is affected.

E. Curing and Hardening Concrete

7.0 FINISHING AND FABRICATION

A. Structural Joints

1. Wall components will be joined together with two welded plate pairs at each joint. Each weld plate will be 6" long and located one pair in the top quarter and one pair in the bottom quarter of the seam. Weld plates will be anchored into the concrete panel and welded together with a continuous weld. The inside seams will be a paintable caulk. The outside seams will use a caulk in a coordinating building color or clear.
2. Walls and roof will be joined with weld plates, 3"x 6" at each building corner. (No bolts, beams or mortar)
3. The joint between the floor slab and walls will be joined with a grout mixture on the inside, a matched colored caulk on the outside and two weld plates 6" long per wall.

B. Painting/Staining

1. An appropriate curing time will be allowed before paint is applied to concrete.
2. Some applications may require acid etching. A 30% solution of hydrochloric acid will be used, flushed with water and allowed to thoroughly air dry.
3. Painting will not be done outside in cold, frosty or damp weather.
4. Painting will not be done outside in winter unless the temperature is 50 degrees F. or higher.
5. This building will have a non-Sacrificial Graffiti Sealer applied to the inside and outside of the building immediately after it is set.
6. Schedule of finishes:

A. Inside concrete surfaces.

Interior floors will be one coat of a high solid single-component, chemical and urine resistant aliphatic moisture cure urethane, which meets ADA requirements for slip resistance.

II Interior walls and ceilings will be 2 coats of a modified acrylic, water repellent penetrating stain, followed by 1 coat of clear

B. Painting/Staining (continued)

B. Metal surfaces both inside and out.

1. 2 coats of DTM ALKYD. c. Exterior concrete surfaces.
2. Exterior slab will be 1 coat of clear sealer.
3. Exterior walls will be 2 coats of water repellent penetrating stain in the same color as the walls or roof followed by 1 coat of

8.0 TESTING

A. The following tests will be performed on concrete used in the manufacture the restroom building. All testing will be performed in the Manufactures or designated (PCI certified) laboratories. Testing will only be performed by qualified individuals who have been certified ACI Technician Grade 1. Sampling will be in accordance with ASTM C172.

1. The air content of the concrete will be checked per ASTM C231 on the first batch of concrete. The air content will be in the range of 5.0% +/- 2%.
2. The compressive strength of the cylinders will be tested to ASTM C39. We will make one (1) cylinder for release, one (1) for 7

days and one (1) for 28 days. The release must be a minimum strength of 2500 psi, the 7-day must be a minimum of 4500 psi and the 28-day must be a minimum of 5000 psi.

3. A copy of all test reports will be provided to the customer as soon as 28-day test results are available.

9.0 DELIVERY AND PLACEMENT

A. Placement

Placement of the unit by Manufacturer on customer prepared foundations.

Manufacturer's product delivery lead time from point of receipt of purchase order from customer, is anticipated to be:

Projected Lead Time =**90 Days from order acceptance**

B. Materials

Bedding material, prepared by customer, to be sand or 3/8" minus crushed or screened aggregate provided and set to required level by the County of Sonoma. Bedding to be compacted to 95% relative compaction.

C. Location

It's the responsibility of the ~~County of Sonoma to~~:

1. Provide exact location by stakes or other approved method.
2. Provide clear and level site free of overhead and/or underground obstructions.
3. Provide access to the site for truck delivery and sufficient area for the crane to install and the equipment to perform the contract requirements. Manufacturer to provide crane service insurance documents describing coverage and naming "The County of Sonoma" as an additional insured, at least 30 days prior to scheduled delivery.
4. Water, electrical and sewage site connections to be placed per Manufacturer drawings. Will be placed to easily connect to the building.

✓		

D. Access to Site

Delivery to site made on normal highway trucks and trailers. If at the time of delivery conditions of access are hazardous or unsuitable for truck and equipment due to weather, physical constraints, roadway width or grade, Manufacturer will closely advise customer of delivery schedule / plan and review site final approach road / street parking to provide prior notice if temporary street parking prohibitions will be needed for truck access to site.

✓		

10.0 WARRANTY

Manufacturer will provide the following warranties:
All concrete building components – 20 years materials and labor.
Skylight assemblies – 5 year water leak and light panel deterioration.
All other building components and accessories – 1 year comprehensive parts and labor.

EXTERIOR MATERIALS

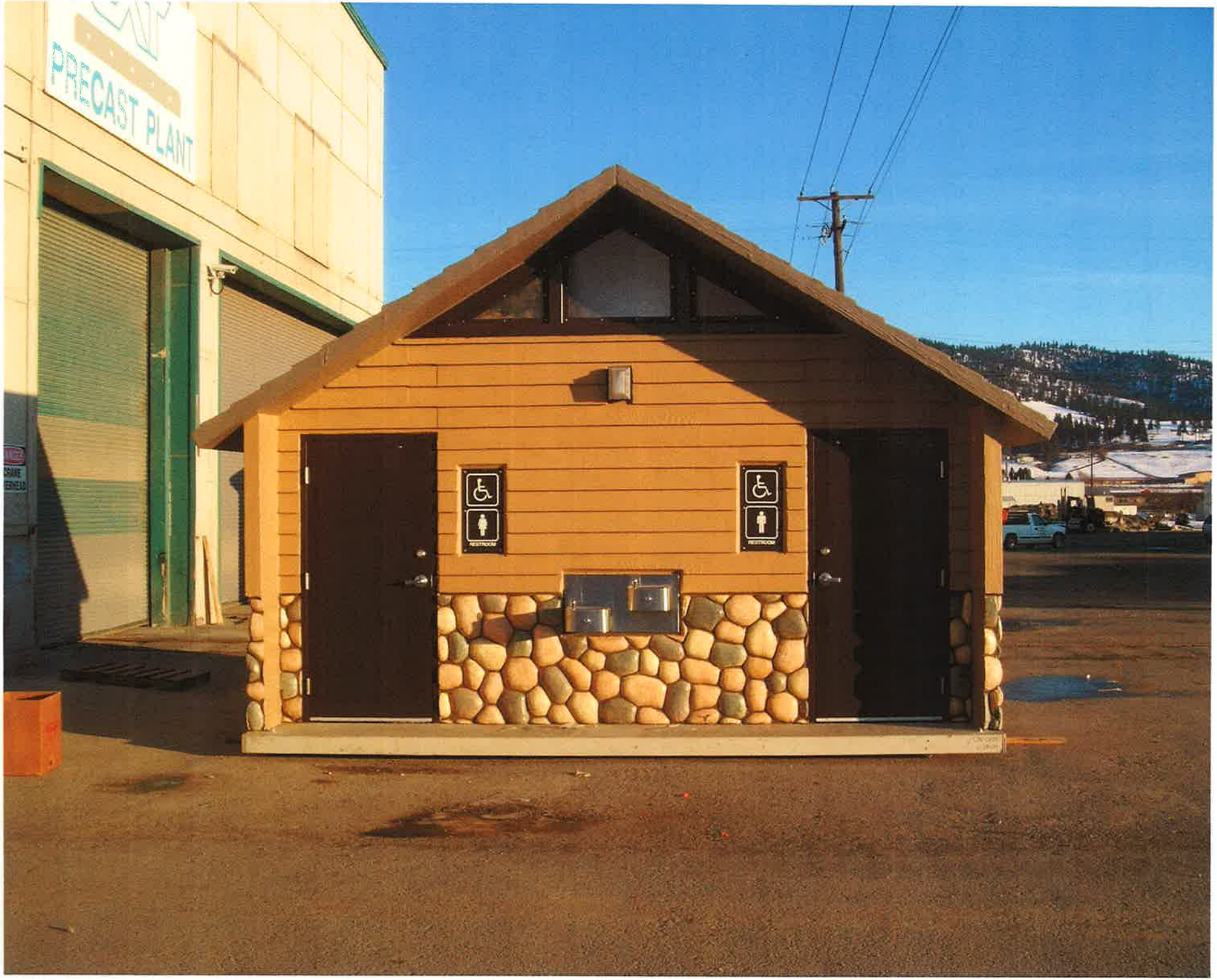
This list is to help the Contractor with the Town's options and texture requirements for the exterior of the building. The look of the restroom building shall resemble the Town's Depot Building (below) located to the north of the project location at 5775 Horseshoe Bar Road, Loomis, CA 95650.

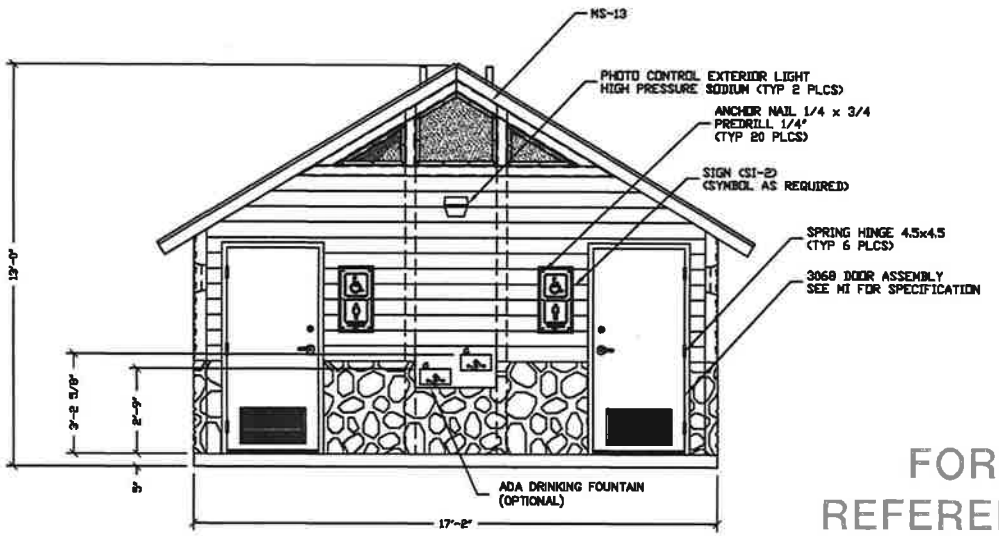
STONE VENEER OPTION – ASHLAR BLOCK PATTERN DESIGN. 12" COURSING, 24" STONE LENGTH, RUNNING BOND PATTERN, 3" MAXIMUM RELIEF, 1-3/4" AVERAGE RELIEF. LINEAR THICKNESS 3 ¾". COLOR SHALL BE DARK GREY.

EXTERIOR SIDING OPTION – 1" X 6" SMOOTH WOOD TRIM, HORIZONTAL LAP SIDING. PAINT COLOR IS YELLOW. EXACT COLOR WILL BE SELECTED BY THE TOWN PRIOR TO PAINTING.

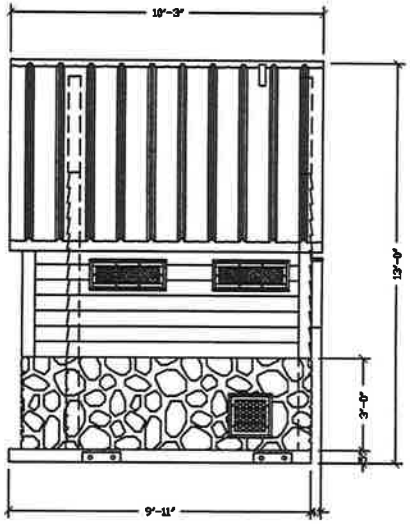
WOOD EDGE TRIM – EDGE TRIM SHALL BE PAINTED BROWN. EXACT COLOR WILL BE SELECTED BY THE TOWN PRIOR TO PAINTING.

ROOFING OPTION – ROOF SHALL BE METAL RIBBED. COLOR SHALL BE DARK BROWN.


PRECAST PLANT
RESTROOM
RESTROOM

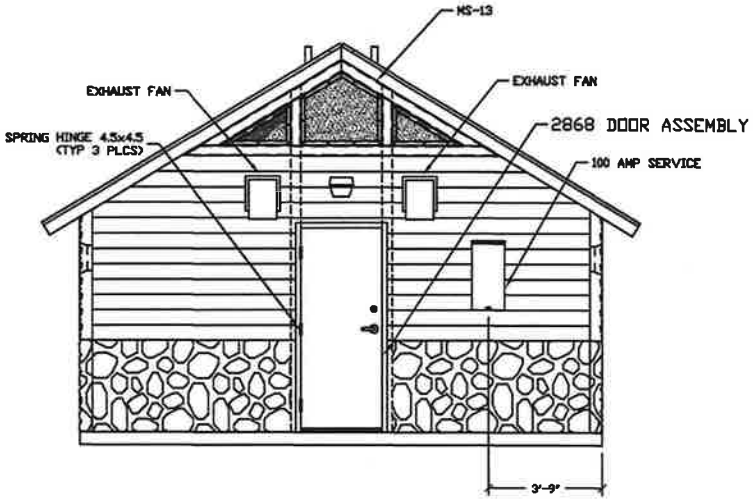


FRONT ELEVATION

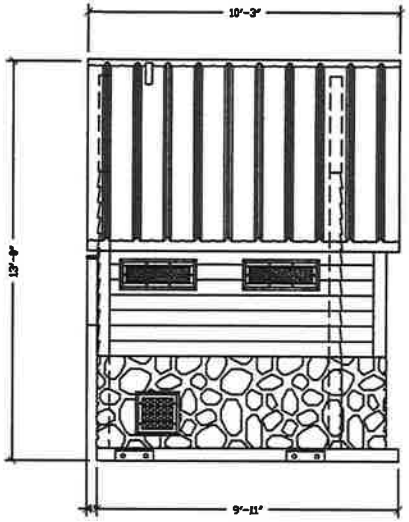


RIGHT SIDE ELEVATION

FOR REFERENCE ONLY



REAR ELEVATION



LEFT SIDE ELEVATION

SI-2	2		
SPRING HINGE 4.5x4.5	6		
3068 DOOR ASSEMBLY	2		
2868 DOOR ASSEMBLY	1		
ANCHOR NAIL 1/4x3/4	20		
MS-13	2		

3008 N. Sullivan Bldg. #7 Spokane, WA 99216

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901 N. Highway 77 Hillsboro, TX 76645

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CXT STANDARD BUILDING

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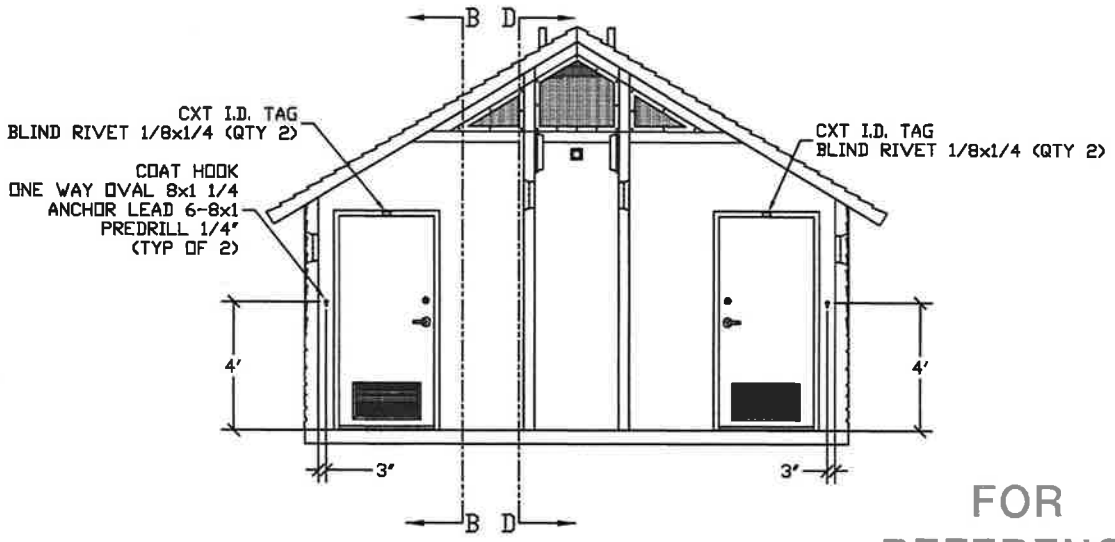
SCALE	1/4"=1'-0"	DRAWN	04-11-08
DRAWN	T. BERGER	REV. NO.	01-08-09
CHECKED		PLOT	48

EXTERIOR ELEVATIONS

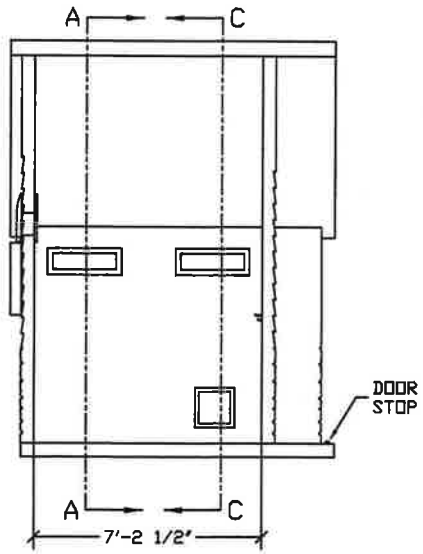
DRAWING NO. DN-02

SHEET

REV. NO.

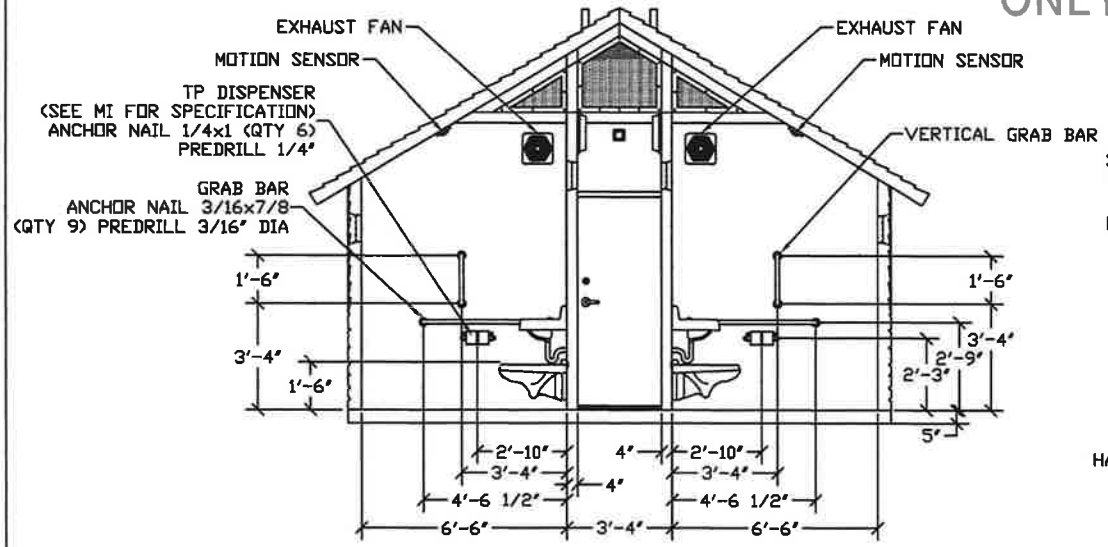


SECTION A – A

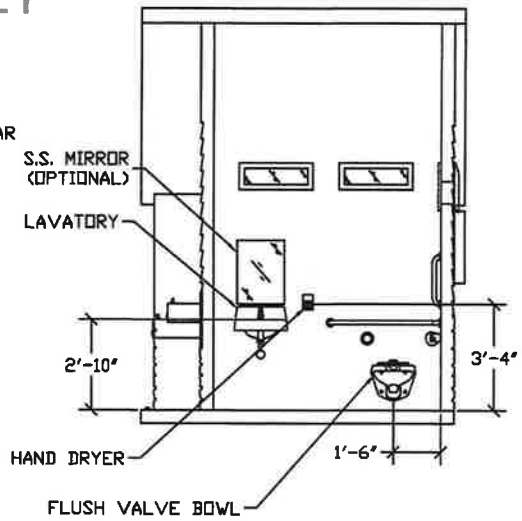


SECTION B – B

FOR
REFERENCE
ONLY



SECTION C – C



SECTION D – D

EMBEDDED MATERIALS

ITEM	QTY	ITEM	QTY
BLIND RIVET 1/8x1/4	4		
GRAB BAR	2		
TP DISPENSER	2		
TOILET PAPER ROLL	4-6		
COAT HOOK	2		
DOOR STOP	2		
ONE WAY OVAL 8x1 1/4	4		
ANCHOR LEAD 6-8x1	4		
CXT I.D. TAG	2		
ANCHOR NAIL 1/4x1	12		
ANCHOR NAIL 1/4x3/4	8		
ANCHOR NAIL 3/16x7/8	18		
CU. FT. CONC.	SQ. FT. U.S.F.	APPROXIMATE WEIGHT	

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REV.	DESCRIPTION	APPROVAL	DATE

SCALE	1/4"=1'-0"	DATE	04-28-08
DRAWN	D BRESSLER	FILE NO.	PD-DN03
CHECKED		PLOT	48

INTERIOR ELEVATIONS

DWG NO.	SHEET	REV.
DN-03		

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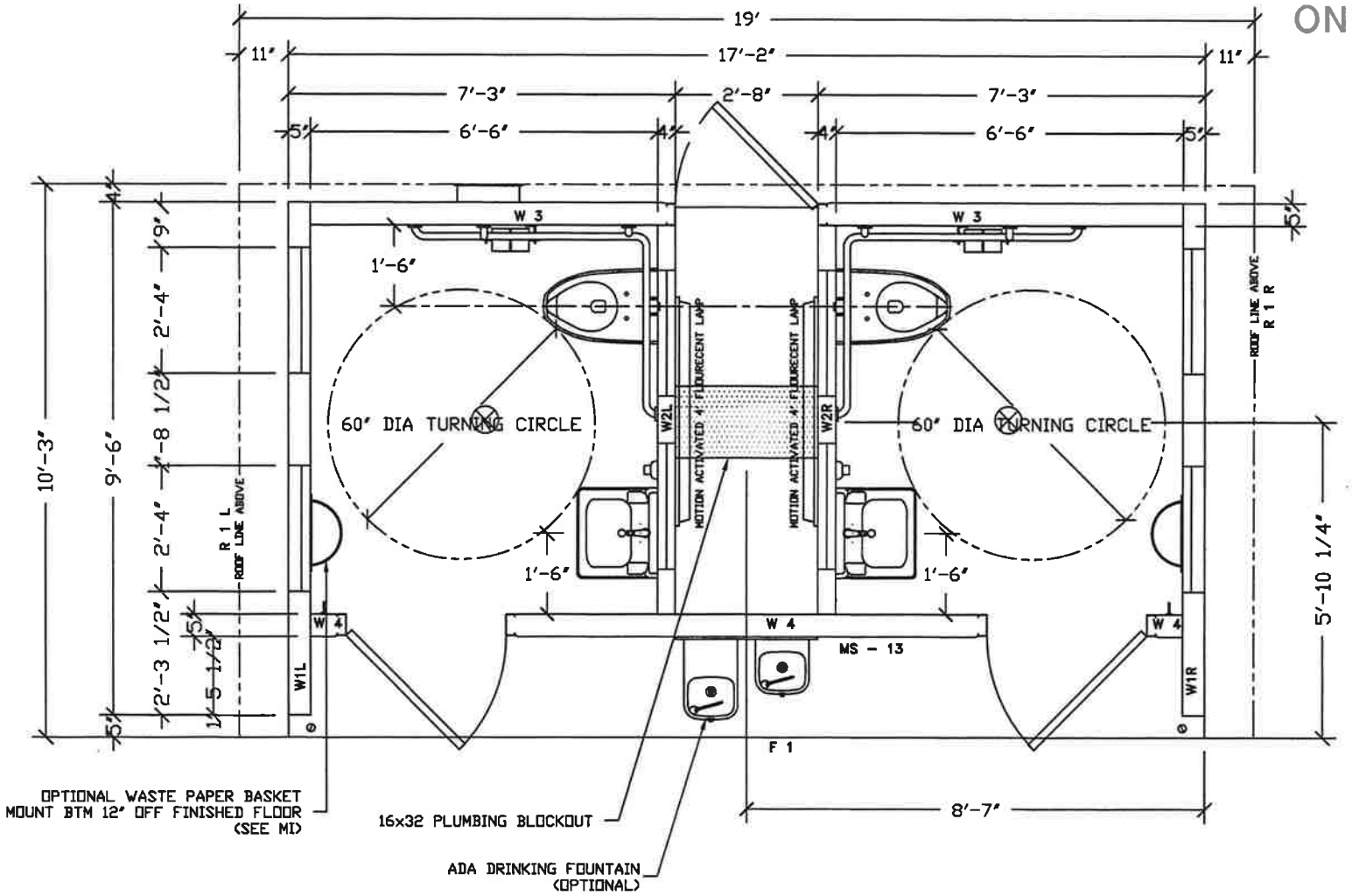

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FLOOR PLAN

DN-04