
Decommissioning, Demolition and Site Restoration SSB HQ
Southside Road, St. John's, NL
Project No. R.111146.001

2020/12/01

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1.1 DESCRIPTION OF WORK

- .1 In general, work under this contract consists of:
 - .1 Demolition and decommissioning of the existing CCG Admin building and other site works.
 - .2 Supply and installation of new water metering stations.
 - .3 Secure fencing, paving and line painting.

Note that the Departmental Representative will have to approve the construction waste management plan before work on site will be permitted. The intent of the waste management plan is to ensure the Contractor has thoroughly thought through the demolition process and considered all potential waste streams, and has identified the diversion method (recycling, reuse, etc.) and haulers for each. The waste management plan is to address how the Contractor intends to source separate on site, discuss frequency of removal, etc. In addition, this means the Contractor should be considering the implications on method of demolition and schedule. The waste management plan is to include a template for tracking waste that will be used throughout project and submitted with progress payments. For the Contractor's information, the building is to be gutted in its entirety down to the foundation and block/brick walls after the hazardous materials have been removed (see Section 01 74 19 for waste diversion requirements under this contract). All concrete/block/brick is to be crushed into manageable sizes (after removing any reinforcing steel) for potential re-use as cover material at a waste facility or other location approved by the Departmental Representative.

- .2 Site of Work is at: 280 Southside Road, St. John's, NL

1.2 FAMILIARIZATION WITH SITE

- .1 Before submitting a bid, it is recommended that bidders visit the site to review and verify the form, nature and extent of the work, materials needed, the means of access and the temporary facilities required to perform the Work. A pre-tender site visit if requested can be set-up by contacting the Contracting Officer.

1.3 CODES AND STANDARDS

- .1 Perform work in accordance with the National Building Code of Canada (NBC) and National Fire Code of Canada (NFC), latest editions and any other code of provincial or local application, including all amendments up to bid closing date, provided that in any case of conflict or discrepancy, the more stringent requirement shall apply.
- .2 Materials and workmanship must meet or exceed requirements of specified standards, codes and referenced documents.
- .3 Environmental Legislative/policy requirements include but are not limited to the

following:

- .1 Canadian Environmental Protection Act, latest edition.
- .2 <https://www.gov.nl.ca/eccm/files/env-protection-waste-guidancedocs-gd-ppd-033.-1-asbestos-waste-disposal-amended-2016.pdf>.
- .3 Air Pollution Control Regulations, 2004 under the Environmental Protection Act.
- .4 Fuel Storage Tank Regulations, latest edition.
- .5 Federal Halocarbon Regs; Hazardous Products Act/latest editions.
- .6 Fisheries Act, latest edition.
- .7 National Fire Code of Canada, latest edition.
- .8 Transportation of Dangerous Goods Act, latest edition.

1.4 INTERPRETATION OF DOCUMENTS

- .1 For Federal Government projects, Division 01 Sections take precedence over technical specification sections in other Divisions of this Project Manual.

1.5 TERM ENGINEER

- .1 Unless specifically stated otherwise, the term Engineer where used in the Specifications and on the Drawings shall mean the Departmental Representative as defined in the General Conditions of the Contract.

1.6 SETTING OUT WORK

- .1 Departmental Representative will set stakes to define location, alignment and elevations of work. Give Departmental Representative reasonable notice of construction layout requirements.
- .2 Departmental Representative will provide only those survey control points and set such stakes as necessary to define general location, alignment and elevations of work. Give Departmental Representative reasonable notice of requirements for such control points and stakes.
- .3 Set grades and lay out work in detail from control points and grades established by Departmental Representative.
- .4 Assume full responsibility for and execute complete layout of work to locations, lines and elevations indicated.
- .5 Provide devices needed to lay out and construct work.

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- .6 Supply such devices as straight edges and templates required to facilitate Departmental Representative's inspection of work.
- .7 Supply stakes and other survey markers required for laying out work.

1.7 COST BREAKDOWN

- .1 Before submitting first progress claim submit breakdown of Contract Amount in detail as directed by Departmental Representative and aggregating contract amount. Required forms will be provided for application of progress payment.
- .2 List items of work numerically following the same division/section number system of the specification manual and thereafter sub-divide into major work components and building systems as directed by Departmental Representative.
- .3 Upon approval, cost breakdown will be used as basis for progress payment.

1.8 MEASUREMENT PROCEDURES

- .1 This will be a fixed price contract.

1.9 DOCUMENTS REQUIRED

- .1 Maintain at job site, one copy each of the following:
 - .1 Contract Drawings.
 - .2 Specifications.
 - .3 Addenda and amendments.
 - .4 Reviewed Shop Drawings.
 - .5 List of outstanding shop drawings.
 - .6 Change Orders.
 - .7 Other modifications to Contract.
 - .8 Field Test Reports.
 - .9 Copy of Approved Work Schedule.
 - .10 Health and Safety Plan and other safety related documents.
 - .11 Other documents as stipulated elsewhere in the Contract Documents.

1.10 PERMITS

- .1 In accordance with the General Conditions, obtain and pay for building permit, certificates, licenses and other permits as required by municipal, provincial and federal authorities.
- .2 Provide appropriate notifications of project to municipal and provincial inspection authorities.

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- .3 Obtain compliance certificates as prescribed by legislative and regulatory provisions of municipal, provincial and federal authorities as applicable to the performance of work.
- .4 Submit to Departmental Representative, copy of application forms and approval documents received from above referenced authorities.

1.11 CUTTING, FITTING AND PATCHING

- .1 Ensure that cutting and patching required by all trades is included in total bid amount submitted for the work.
- .2 Execute cutting including excavation, fitting and patching required to make work fit properly.
- .3 Where new work connects with existing and where existing work is altered, cut, patch and make good to match existing work. This includes patching of openings in existing work resulting from removal of existing services.
- .4 Do not cut, bore, or sleeve load-bearing members, except where specifically approved by Departmental Representative.
- .5 Make cuts with clean, true, smooth edges. Make patches inconspicuous in final assembly.
- .6 Fit work airtight to pipes, sleeves ducts and conduits.

1.12 LOCATION OF FIXTURES

- .1 Location of equipment, fixtures and outlets, shown or specified shall be considered as approximate. Actual location shall be as required to suit conditions at time of installation and as is reasonable.
- .2 Locate equipment, fixtures and distribution systems to provide minimum interference and maximum usable space and in accordance with manufacturer's recommendations for safety, access and maintenance.
- .3 Inform Departmental Representative when impending installation conflicts with other new or existing components. Follow directives for actual location.
- .4 Submit field drawings to indicate relative position of various services and equipment when required by Departmental Representative.

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1.13 EXISTING SERVICES

- .1 Where work involves breaking into or connecting to existing services, carry out work at times directed by governing authorities, with minimum of disturbance to pedestrian, vehicular traffic and tenant operations.
- .2 Before commencing work, establish location and extent of service lines in area of work and notify Departmental Representative of findings.
- .3 Submit schedule to and obtain approval from Departmental Representative for any shut-down or closure of active service or facility. This includes disconnection of electrical power and communication services to tenant's operational areas. Adhere to approved schedule and provide notice to affected parties.
- .4 Provide temporary services when directed by Departmental Representative to maintain critical building and tenant systems.
- .5 Provide adequate bridging over trenches which cross sidewalks or roads to permit normal traffic.
- .6 Where unknown services are encountered, immediately advise Departmental Representative and confirm findings in writing.
- .7 Protect, relocate or maintain existing active services as required. When inactive services are encountered, cap off in manner approved by authorities having jurisdiction over service. Record locations of maintained, re-routed and abandoned service lines.
- .8 Once the Contractor takes possession of the building, they will be responsible for all heating and electrical costs should they decide to keep heat/light on during their work activities. Sample monthly electrical/fuel costs are provided for the Contractor's reference to determine potential costs to include in their Bid price, see Appendix G.

1.14 BUILDING SMOKING ENVIRONMENT

- .1 Comply with smoking restrictions in designated areas only. No smoking in building.

END OF SECTION