

	Santa Maria Airport	Change Order No. 1
	US Customs Upgrades: Building and Site Civil	September 25, 2024

Owner:	Santa Maria Public Airport District 3217 Terminal Drive, Santa Maria, CA 93455
Contractor:	Newton Construction & Management, Inc. 2436 Broad Street, San Luis Obispo, CA 93401

CONTRACT COST SUMMARY	
Refer to the Description of Work for Details	
ITEM	AMOUNT
Original Contract Amount:	\$694,000.00
Net Cost Change By Previous Change Orders:	\$0.00
Contract Sum Prior to This Change Order:	\$694,000.00
Amount of Change (Increase), This Change Order:	\$17,566.00
Net Contract Sum Including This Change Order:	\$711,566.00

CONTRACT TIME SUMMARY	
ITEM	
Original Contract Time (<u>Calendar Days</u>):	150
Net Contract Time Change By Previous Change Orders:	0
Contract Time Prior to This Change Order:	150
Amount of Contract Time Change (Increase), This Change Order:	15
Net Contract Time Including This Change Order:	165
Day One:	June 24, 2024
Initial Contract Completion Date:	November 20, 2024
Revised Contract Completion Date: (reflecting this & all previous Change Orders)	December 5, 2024

	Santa Maria Airport	Change Order No. 1
	US Customs Upgrades: Building and Site Civil	September 25, 2024

DESCRIPTION OF WORK

The Contract shall be amended in accordance with the following changes in scope of required work and payment therefor as follows:

ITEM	DESCRIPTION	Need verified by site visit and contract review	REFERENCE	PRICE	TIME (working days)
1.01	Water service shutoff valve, pressure regulator, hose bib	Yes	Proposed CE # 2 (attached)	\$4,254.00	0 days
1.02	Remove and export excess soil around exterior perimeter to reestablish gap from soil to weep screed per code.	Yes	Proposed CE # 3 (attached)	\$2,093.00	0 days
1.03	Route electrical power to back side of mirror, two locations (restrooms).	Yes	Proposed CE # 4 (attached)	\$2,084.00	0 days
1.04	Remove and replace existing exhaust fans, two locations (restrooms).	Yes	Proposed CE # 6 (attached)	\$1,751.00	7 days
1.05	Install power to built-in sink hand dryers, two locations (restrooms).	Yes	Proposed CE # 7 (attached)	\$2,518.00	7 days
1.06	Remove and replace overhead duct in "Processing and Waiting" room to accommodate new overhead light installation at required elevation.	Yes	Proposed CE # 8 (attached)	\$4,866.00	1 day
	Total			\$17,566.00	15 days

Reason for Changes:

1.01
Since initial construction (30 years ago) this building has not had a water shutoff valve and pressure regulator, both requirements of the City of Santa Maria. This was brought to the attention of the Team during an inspection from the city building inspector.

1.02
While the CBC never allowed soil up against the stucco exterior at the elevation of the weep screed, the current code has actually increased this vertical separation requirement. Soil against the weep screed has been known to trap moisture and lead to mold within the exterior walls.

1.03, 1.04, 1.05
The previous restrooms were under-powered, when considering modern fixtures installed in most commercial restrooms.

1.06
The current ceiling was too low to provide vertical clearance for new ceiling light fixtures. In removing and raising the ceiling it became apparent the building conditioning duct was present and an obstruction requiring relocation. The effort to accommodate this rise to the ceiling is quite involved, requiring a removal of the duct and a distribution box, and replacement with a new box with duct exit port at a higher location, along with new duct to distribution registers.

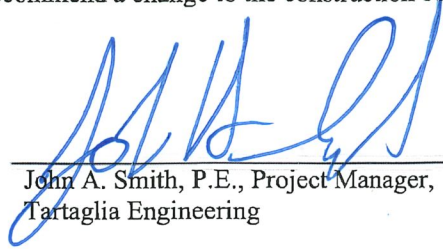
Items 1.03, 1.04, 1.05, and 1.06 were reviewed and approved by Jim Albrecht, Project Architect.

	Santa Maria Airport	Change Order No. 1
	US Customs Upgrades: Building and Site Civil	September 25, 2024

APPROVALS


(Not valid unless signed by all listed below)

I have reviewed all supplemental documentation supporting this additional work requested and provided, and certify that all work will be or has been completed in accordance with the contract documents and direction provided, and hereby recommend a change to the construction contract in overall compensation and contract time as outlined herein:



 John A. Smith, P.E., Project Manager,
 Tartaglia Engineering

 Date: 10/9/2024



 Jay Cervantes, Project Superintendent, **ERIC NEWTON**
 Newton Construction and Management, Inc.

 Date: 9/26/24

 Martin Pehl, General Manager,
 Santa Maria Airport

 Date:

Price Breakdown	Labor Cost	Material Cost	Equipment Cost	Total	Notes
QTY 1. 1.5" Watts Wknnr3xlduc112 Regulator		\$ 764.27		\$ 764.27	
QTY1. 1.5" Nibco 585-LF-TC Ball valve		\$ 170.33		\$ 170.33	
One hose bib with vaccum breaker		\$ 29.87		\$ 29.87	
Miscilanious copper and fittings		\$ 185.00		\$ 185.00	
Added sink supplies and undersink fittings				\$ -	
Labor cost 8 hrs Joyrneyman	\$ 1,040.00			\$ 1,040.00	
				\$ -	
				\$ -	
				\$ -	
				\$ -	
				\$ -	
				\$ -	
				\$ -	

Subtotal Price:	\$ 1,040.00	\$ 1,149.47	\$ -	\$ 2,189.47
15% M/U			\$ -	
Total Price:	\$ 1,040.00	\$ 1,149.47	\$ -	\$ 2,189.47

Total Estimated Project Length (Working Days):	1
--	---

Payment Terms	Net 30
Mark Up (Materials , subcontracting and Travel)	15%

Field Crew	Quantity	Notes
Working Days per Week:	1	
Working Hours per Shift:	8	
# of Shifts per Day:	1	
Size of Crew Per Shift:	1	
Total Hours Project	8	



Newton Construction and Management
 2436 Broad Street
 San Luis Obispo, California 93401
 P: (805) 544-5583

Project: 24010 Santa Maria Airport District- US Customs Building Remodel
 3335 Corsair Circle
 Santa Maria, California 93455

RFI #9: Shutoff for Domestic Water Line Entry

Status	Closed on 09/04/24		
To	Jessica Carlon (RA Architects & Engineers) John Smith (Tartaglia Engineering) Jim Albrecht (RA Architects & Engineers)	From	Jeremy Tennesen (Pac-West General)
Date Initiated	Jul 12, 2024	Due Date	Jul 19, 2024
Location		Project Stage	
Cost Impact	Yes (Unknown)	Schedule Impact	
Spec Section	22 00 00 - Plumbing	Cost Code	
Drawing Number		Reference	Attached Photo
Linked Drawings			
Received From	Jay Cervantes (Newton Construction & Management)		
Copies To	Jim Albrecht (RA Architects & Engineers), Jessica Carlon (RA Architects & Engineers), Jay Cervantes (Newton Construction & Management), John Smith (Tartaglia Engineering)		

Activity

Question

Question from Jeremy Tennesen Pac-West General on Friday, Jul 12, 2024 at 09:48 AM PDT

Per the attached photo, the point of entry for the domestic main water line does not have a shut off valve or pressure regulator. Please confirm if one or both of these items is to be added and provide specifications for submittal purposes.

Attachments

[NCM RFI 009 Attachment #1.png](#)

Official Response

Response from Jim Albrecht RA Architects & Engineers on Friday, Aug 23, 2024 at 02:52 PM PDT

See revised drawing sheet M2-0, Revision 2. Add new shut off valve, pressure regulator and hose bib/building drain valve per detail.

Attachments

[M2.0-Mechanical Floor Plan-M2.0.pdf](#)

All Replies

Response from Jim Albrecht RA Architects & Engineers on Friday, Aug 23, 2024 at 02:52 PM PDT

See revised drawing sheet M2-0, Revision 2. Add new shut off valve, pressure regulator and hose bib/building drain valve per detail.

Attachments

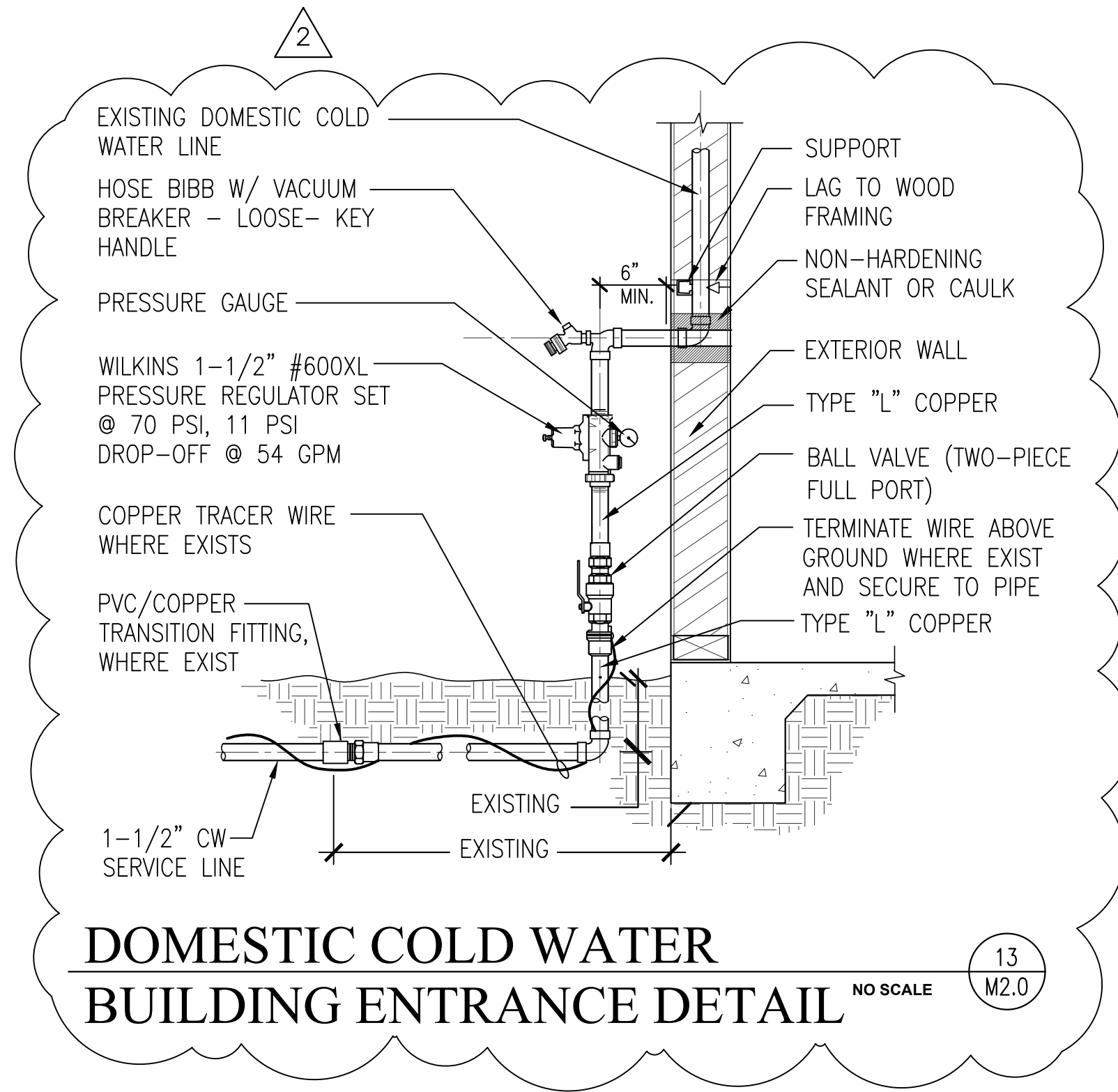
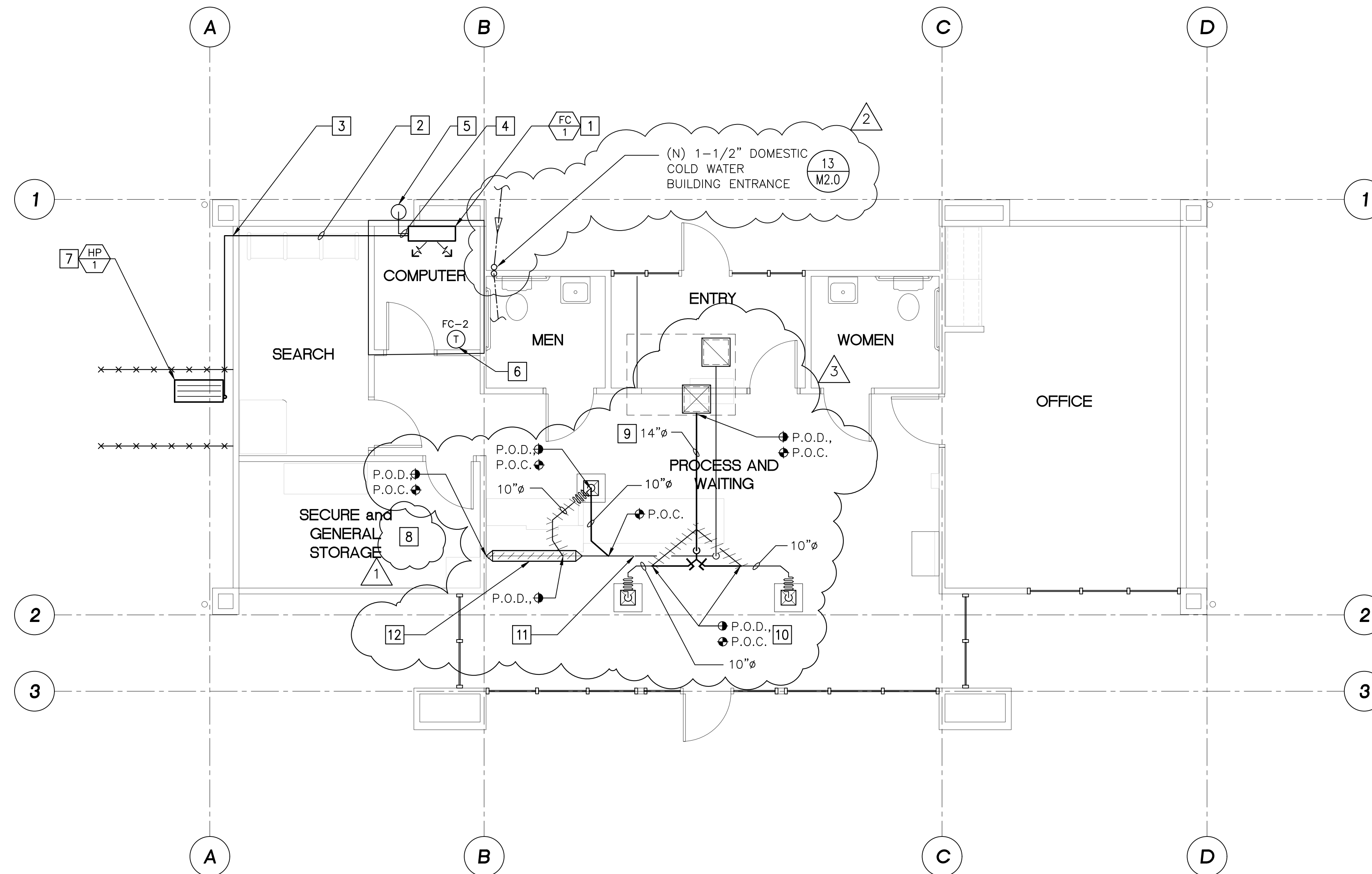
[M2.0-Mechanical Floor Plan-M2.0.pdf](#)

KEYNOTES

- 1 WALL MOUNTED FAN COIL UNIT. INSTALL PER DETAIL 13/M5.0.
- 2 REFRIGERANT LINES TO CONDENSER. HANG ABOVE CEILING PER DETAIL 12/M5.0.
- 3 REFRIGERANT LINES TO PENETRATE WALL PER DETAIL 21/M5.0.
- 4 TYPE "M" COPPER CONDENSATE DRAIN LIE, MAINTAIN 1/8" DROP PER 1' TRAVEL. SIZE PER MANUFACTURE RECOMMENDATION. HANG SIMILAR TO DETAIL 12/M5.0.
- 5 CONDENSATE LINE TO TERMINATE IN A DRYWELL IN PLANTER BOX OUTSIDE. SEE DETAIL 23/M5.0.
- 6 COORDINATE NEW THERMOSTAT SET POINT WITH SANTA MARIA AIRPORT DISTRICT OFFICE IT DEPARTMENT TO ENSURE PROPER ROOM TEMPERATURE.
- 7 NEW COOLING ONLY CONDENSING UNIT ON PRE-MANUFACTURED PRECAST CONCRETE PAD OUTSIDE. SEE DETAIL 14/M5.0 FOR MOUNTING.

- 8 REMOVE EXISTING SUPPLY AND RETURN GRILLE AND RE-INSTALL FOLLOWING INSTALLATION OF NEW CEILINGS. REMOVE EXISTING 8" SUPPLY AND RETURN DUCTS THROUGH NEW METAL MESH WALL SECURITY PANELS TO SERVE RE-INSTALLED GRILLES. NOTE: MAXIMUM OPENING SIZE THROUGH MESH IS 9-1/2" x 9-1/2".

- 9 RAISE EXISTING SUPPLY DUCT UP TO BETWEEN ROOF JOIST - SIMILAR TO RETURN DUCT.
- 10 RELOCATE EXISTING BRANCH DUCTS.
- 11 RAISE EXISTING RETURN DUCT UP TO BOTTOM OF ROOF JOISTS.
- 12 REPLACE EXISTING 12"Ø DUCT WITH 16"x8" DUCT, THIS AREA.



MECHANICAL FLOOR PLAN

SCALE: 1" = 50'-0"

14
M2.0

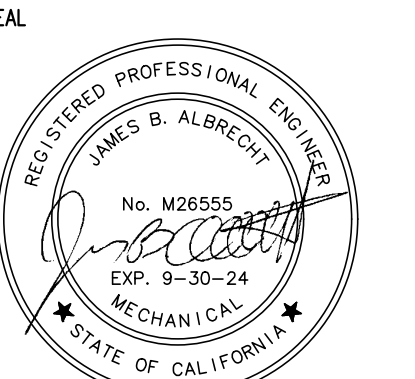


ARCHITECTURE
GREG RAVATT, AIA
MECHANICAL
JIM ALBRECHT, PE

SANTA MARIA OFFICE
125 LINCOLN AVENUE #201
ORCLIFF, CA 93455
PO BOX 2267
SANTA MARIA, CA 93457
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Written dimensions take precedence over scaled dimensions. Do not scale plans. Contractor shall verify all dimensions and conditions in the field. Any discrepancies shall be called to the attention of RA & Associates.

REVISIONS	
1	1ST BUILDING DEPT. SUBMITTAL DATE 10/20/2023
1	PRE-BID AMENDMENT DATE 02/16/2023
	2ND BUILDING DEPT. SUBMITTAL DATE 03/04/2024
	RFI# REVISIONS DATE 08/02/2024
2	DOM. WATER ENTRANCE DATE 08/19/2024
3	RAISE DUCTS DATE 08/23/2024



RA #877
CLIENT
Santa Maria Airport
District Office
3217 Terminal Drive
Santa Maria, CA 93455
Ph: (805) 922-1726

Santa Maria Airport
US Customs Building Remodel
3335 Corsair Circle
Santa Maria, CA 93455

SHEET CONTENTS:
MECHANICAL
FLOOR PLAN

DATE: 07/15/2024
PROJECT MANAGER: EJC
DRAWN BY: EJC

M2.0
SHEET 13 OF 23



Newton Construction and Management
 2436 Broad Street
 San Luis Obispo, California 93401
 P: (805) 544-5583

Project: 24010 Santa Maria Airport District- US Customs
Building Remodel
 3335 Corsair Circle
 Santa Maria, California 93455

RFI #10: Weep Screed at Exterior Stucco Walls

Status	Closed on 08/21/24		
To	Jessica Carlon (RA Architects & Engineers) Jim Albrecht (RA Architects & Engineers)	From	Jeremy Tennesen (Pac-West General)
Date Initiated	Jul 12, 2024	Due Date	Jul 19, 2024
Location		Project Stage	
Cost Impact	TBD	Schedule Impact	
Spec Section		Cost Code	
Drawing Number		Reference	Attached Photos
Linked Drawings			
Received From	Jay Cervantes (Newton Construction & Management)		
Copies To	Jim Albrecht (RA Architects & Engineers), Jessica Carlon (RA Architects & Engineers), Jay Cervantes (Newton Construction & Management), John Smith (Tartaglia Engineering)		

Activity

Question

Question from Jeremy Tennesen Pac-West General on Friday, Jul 12, 2024 at 10:48 AM PDT

Per the attached photos, the exterior walls do not have weep screed for stucco. Please clarify if weep screed is desired or if walls can be left as is.

Attachments

[NCM RFI 010 Attachment #1.png](#), [NCM RFI 010 Attachment #2.png](#)

Official Response

Response from Jim Albrecht RA Architects & Engineers on Monday, Aug 19, 2024 at 08:00 AM PDT

Per original asbuilt drawings and site visit on 8/16/24 the exterior walls do have weep screeds. The grade of surrounding site improvements is high enough that weep screeds are covered. Existing concrete flat work at perimeter grades away from building and no signs wall of degradation are apparent. Soil levels in planters at north side of building is too high. Please remove soil from planters to minimum 2" below weep screeds.

All Replies

Response from Jim Albrecht RA Architects & Engineers on Monday, Aug 19, 2024 at 08:00 AM PDT

Per original asbuilt drawings and site visit on 8/16/24 the exterior walls do have weep screeds. The grade of surrounding site improvements is high enough that weep screeds are covered. Existing concrete flat work at perimeter grades away from building and no signs wall of degradation are apparent. Soil levels in planters at north side of building is too high. Please remove soil from planters to minimum 2" below weep screeds.

JMG Electric LLC
 4236 CENTAUR STREET
 LOMPOC, CA 93436

Estimate

Name/Address
Newton Construction PO Box 3260 San Luis Obispo, CA 93403

Date	Estimate No.	Project
07/27/24	76	

Item	Description	Quantity	Cost	Total
Electrical	SM Airport Customs Building Remodel	16	110.00	1,760.00
Electrical	Rough in electrical for mirrors in each bathroom. And make up electrical to mirrors when ready. Material		64.00	64.00
			Total	\$1,824.00



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 P: (805) 544-5583

Project: 24010 Santa Maria Airport District- US Customs Building Remodel
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 Santa Maria, California 93455

RFI #13: Power for Backlit Mirrors

Status	Closed on 08/05/24		
To	Jim Albrecht (RA Architects & Engineers) Jessica Carlon (RA Architects & Engineers)	From	Jeremy Tennesen (Pac-West General)
Date Initiated	Jul 17, 2024	Due Date	Jul 24, 2024
Location		Project Stage	
Cost Impact		Schedule Impact	
Spec Section	10 00 00 - Specialties	Cost Code	
Drawing Number	A7.0, A5.0	Reference	
Linked Drawings	A7-0		
Received From	Jay Cervantes (Newton Construction & Management)		
Copies To	Jim Albrecht (RA Architects & Engineers), Jessica Carlon (RA Architects & Engineers), Jay Cervantes (Newton Construction & Management), John Smith (Tartaglia Engineering), Jeremy Tennesen (Newton Construction & Management)		

Activity

Question

Question from Jeremy Tennesen Pac-West General on Wednesday, Jul 17, 2024 at 11:32 AM PDT
 Sheet A7.0 indicates 2 new backlit mirrors in each bathroom per notes 2 & 7, however sheets A4.0 and A5.0 do not indicate power or controls for the mirrors. Please clarify if mirrors are to be routed to the occupancy sensor wall switch in each bathroom. Mirrors have been ordered and shipped.

Official Response

Response from Jessica Carlon RA Architects & Engineers on Monday, Aug 5, 2024 at 09:07 AM PDT
 Please connect mirror lighting to occupancy sensor. See email from Jay Cervantes dated 7/24/2024.

All Replies

Response from Jessica Carlon RA Architects & Engineers on Monday, Aug 5, 2024 at 09:07 AM PDT
 Please connect mirror lighting to occupancy sensor. See email from Jay Cervantes dated 7/24/2024.

JMA Mechanical Corp.

513 North Third St. Lompoc, CA, 93436- 805-315-7210

CSLB C-20 # 1108160 DIR# 1001099494

Cost Proposal for Added Exhaust Fans

CO JMA- 01

Project Name: Santa Maria Airport- US Customs Building Remodel

Location: 3335 Corsair Circle, Santa Maria, CA, 93455

Date: 8-23-24

See below for proposal details and scope coverages language. The proposal does not include overtime and excludes work during holidays, working hours are from 7AM-3:30PM Monday through Friday. **Payment terms are net 30 from date of invoice.** **Retention is excluded** or must be mutually negotiated. All late payments will be subject to the maximum amount of interest by law.

Scope of Work: Removing existing exhaust fans, installing two new Loren Cook fans.

Base Bid: \$ 1,479.

Material: \$ 439

Labor: \$ 1,040

EXCLUSIONS.

Nighttime or shift work of any kind without prior agreement. Spoils removal, framing, backing, third party inspections, commissioning, debris bins & trash removal, fire sprinklers, rain gutters, sheet metal downspouts, plaster patching, drywall, civil work of any kind, roofing, roof flashing, waterproofing, de-watering, line voltage, controls of any kind, Fire/Acoustical caulking, painting of any kind, Supplemental steel, Seismic engineering or engineering of any kind, Appliances, Temp utilities or Coordination of building shutdowns by others. Temporary heating and cooling. Drywall access doors.
Any

electrical conduit. Framing or installation of duct chases. Duct pressure testing. Any scaffolding.

*Price given above includes sales tax.

*Given Volatility of materials market bid is only good for 30 days from date of submission.

*Released materials to job site will need to be paid for within 30 days of delivery or release or delivery.

*If additional bonds are required there will be a 3.0% increase to total price

*Contractor's license # 1108160

*This quote is valid for 30 days from the original proposal and is subject to change or may be withdrawn after above listed date.

*The contents of this proposal shall become a part of any contract arising from our submittal unless mutually negotiated otherwise.

*This proposal is based on release of work in a logical, sequential matter, with ample time allowed to complete said task.

*This proposal excludes all items not shown or specifically referenced on plans, bidding instructions or specifications provided.

* The terms of this proposal are conditioned upon JMA Mechanical being able to perform its work in the timeframe and using the methods anticipated in the RFP and/or other bidding documents provided. Should the project be affected by any delays or additional requirements related to COVID-19 or any ramifications thereof, this proposal may be adjusted accordingly.

General Contractor/Owner/Representative:

_____ Title: _____

By: _____ Date: _____

JMA Mechanical Corp.

_____ Date: _____

Juan Arciniega



Newton Construction and Management
 2436 Broad Street
 San Luis Obispo, California 93401
 P: (805) 544-5583

Project: 24010 Santa Maria Airport District- US Customs
Building Remodel
 3335 Corsair Circle
 Santa Maria, California 93455

RFI #15: Existing Bathroom Exhaust Fans

Status	Closed on 08/21/24		
To	Jessica Carlon (RA Architects & Engineers) Jim Albrecht (RA Architects & Engineers)	From	Jeremy Tennesen (Pac-West General)
Date Initiated	Jul 18, 2024	Due Date	Jul 25, 2024
Location		Project Stage	
Cost Impact		Schedule Impact	
Spec Section	23 37 13 - Diffusers, Registers, and Grilles	Cost Code	
Drawing Number		Reference	
Linked Drawings			
Received From	Jay Cervantes (Newton Construction & Management)		
Copies To	Jim Albrecht (RA Architects & Engineers), Jessica Carlon (RA Architects & Engineers), Jay Cervantes (Newton Construction & Management), John Smith (Tartaglia Engineering)		

Activity

Question

Question from Jeremy Tennesen Pac-West General on Thursday, Jul 18, 2024 at 12:31 PM PDT

In both of the bathrooms there are existing exhaust fans that are outdated.

1. Please clarify if these are to be removed and replaced. If so, please provide a model to replace with.
2. Please confirm these shall be wired to the occupancy sensor switch in each bathroom.

Official Response

Response from Jim Albrecht RA Architects & Engineers on Monday, Aug 19, 2024 at 07:40 AM PDT

Replace fans with new. Provide Loren Cook GC126, Broan AE1110 or Panasonic FV-0511VQ1, minimum 75 cfm, maximum 1.5 sones. Recommend matching existing fan housing dimensions to limit restoration required after replacement.

All Replies

Response from Jim Albrecht RA Architects & Engineers on Monday, Aug 19, 2024 at 07:40 AM PDT

Replace fans with new. Provide Loren Cook GC126, Broan AE1110 or Panasonic FV-0511VQ1, minimum 75 cfm, maximum 1.5 sones. Recommend matching existing fan housing dimensions to limit restoration required after replacement.

JMG Electric LLC
4236 CENTAUR STREET
LOMPOC, CA 93436

Estimate

Name/Address
Newton Construction PO Box 3260 San Luis Obispo, CA 93403

Date	Estimate No.	Project
08/01/24	77	

Item	Description	Quantity	Cost	Total
Electrical	Rough in electrical dedicated circuits for each hand dryer	16	110.00	1,760.00
Electrical	Material		367.00	367.00
			Total	\$2,127.00



Newton Construction and Management
 2436 Broad Street
 San Luis Obispo, California 93401
 P: (805) 544-5583

Project: 24010 Santa Maria Airport District- US Customs Building Remodel
 3335 Corsair Circle
 Santa Maria, California 93455

RFI #16: Power for Bathroom Sink Hand Dryers

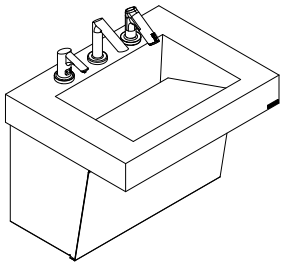
Status	Closed on 08/21/24		
To	Jessica Carlon (RA Architects & Engineers) Jim Albrecht (RA Architects & Engineers)	From	Jeremy Tennesen (Pac-West General)
Date Initiated	Aug 2, 2024	Due Date	Aug 9, 2024
Location		Project Stage	
Cost Impact	Yes (Unknown)	Schedule Impact	TBD
Spec Section	26 05 19 - Low-Voltage Electrical Power Conductors and Cables		Cost Code
Drawing Number	A5.0	Reference	
Linked Drawings			
Received From	Jay Cervantes (Newton Construction & Management)		
Copies To	Jim Albrecht (RA Architects & Engineers), Jessica Carlon (RA Architects & Engineers), Jay Cervantes (Newton Construction & Management), John Smith (Tartaglia Engineering), Jeremy Tennesen (Newton Construction & Management)		

Activity

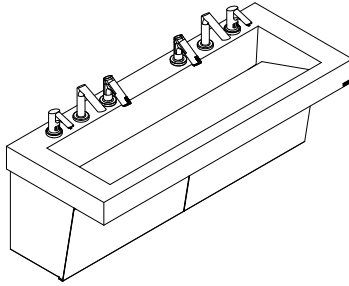
Question	<p>Question from Jeremy Tennesen Pac-West General on Friday, Aug 2, 2024 at 09:06 AM PDT</p> <p>The bathroom sinks selected for the project have built in hand dryers that require power to be fed to them. Please confirm power accommodations for hand dryers.</p>
Official Response	<p>Response from Jim Albrecht RA Architects & Engineers on Monday, Aug 19, 2024 at 07:20 AM PDT</p> <p>Provide new 20 amp , 1 pole circuits with 2 #12 and 1 #12 ground in 1/2 Conduit from Panel A, 1 per hand dryer. Utilize existing circuits and circuit breakers (example 5, 6) made spare from installation of panel A-UPS. Provide receptacles or hard wire connection per hand dryer manufacturer's instructions. Include designation of new hand dryer circuits on updated panel schedule card.</p>
All Replies	<p>Response from Jim Albrecht RA Architects & Engineers on Monday, Aug 19, 2024 at 07:20 AM PDT</p> <p>Provide new 20 amp , 1 pole circuits with 2 #12 and 1 #12 ground in 1/2 Conduit from Panel A, 1 per hand dryer. Utilize existing circuits and circuit breakers (example 5, 6) made spare from installation of panel A-UPS. Provide receptacles or hard wire connection per hand dryer manufacturer's instructions. Include designation of new hand dryer circuits on updated panel schedule card.</p>

AER-DEC®-80000 Integrated Sink System

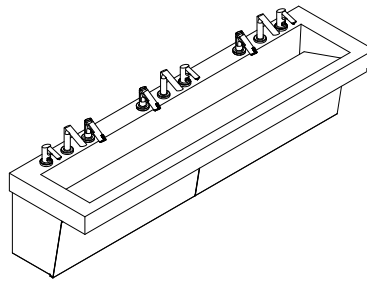
One, Two, Three, and Four Station Corian® or Quartz Lavatory Systems



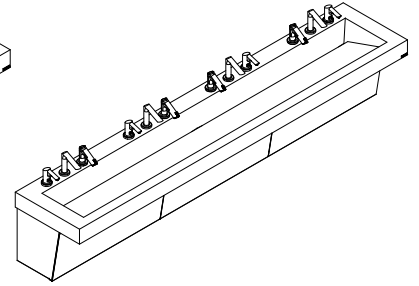
AD-81000
Deck Sink Lavatory System



AD-82000
Deck Sink Lavatory System



AD-83000
Deck Sink Lavatory System



AD-84000
Deck Sink Lavatory System

Notes:

- Caution:** These instructions are for standard, continuous basin designs only, for individual basin or other customization refer to the provided custom installation instructions for rough-in information.
- Components shown are for reference only and may not depict actual customer components.



Important



Read this entire installation manual to ensure proper installation. When finished with the installation, file this manual with the owner or maintenance department. Compliance and conformity to local codes and ordinances is the responsibility of the installers.



Separate parts from packaging and make sure all parts are accounted for before discarding any packaging material. If any parts are missing, do not begin installation until all parts are obtained.



Make sure that all water supply lines have been flushed and completely turned off before starting the installation. Debris in supply lines can cause valves to malfunction.



Turn off electrical power to the electrical outlets, then unplug units prior to installation. Electrical power **MUST** remain off until installation is complete.



Installers hardware must be appropriate for wall construction. Wall anchors and mounting fasteners **MUST** have a minimum pull-out rating of 1,000 lbs.



For standard height mounting, **DO NOT** exceed the recommended 34 inch distance from the top of the lav deck to the finished floor. To meet ADA requirements the lav deck cannot not exceed the 34 inch maximum height dimension.

Tools and Supplies Required for Installation

- Electric drill for drilling anchor holes.
- Standard sockets, basin wrench, and open end wrench set for installing anchoring fasteners and faucets.
- Pipe wrench for installing drain lines.
- Phillips and straight blade screwdrivers.
- Tubing cutter
- Level
- Carpenter's square
- Caulk gun
- 1/2" NPT hot/cold or tempered supply piping
- 1 1/2" NPT drain piping including p-trap
- Adhesive: Loctite® PL Premium® FAST GRAB Polyurethane Construction Adhesive
- 110 volt GFCI protected electrical outlet for 100-120 VAC plug-in transformer
- Screen filter(s) included with faucet(s)
- Backing supplied by others to meet local codes

Prior to Installation

CAUTION

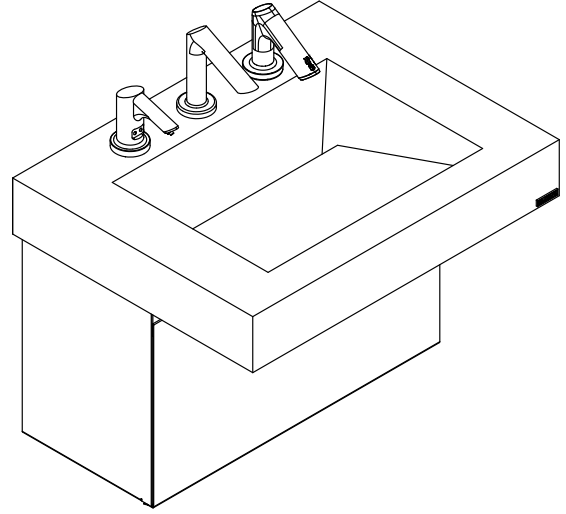
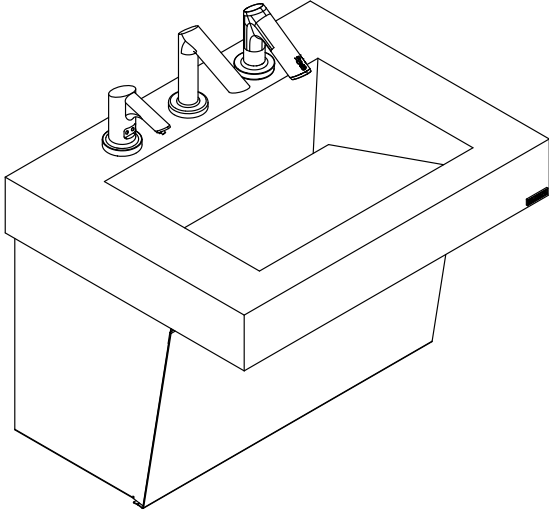
- ADEQUATE STRUCTURAL SUPPORT IN OR BEHIND THE WALL IS REQUIRED.
- ALL ELECTRICAL WIRING IS TO BE INSTALLED IN ACCORDANCE WITH NATIONAL/LOCAL CODES AND REGULATIONS. ELECTRICAL OUTLETS SHOULD BE RECESSED AND INSTALLED PRIOR TO INSTALLATION.
- ALL PLUMBING SHOULD BE INSTALLED IN ACCORDANCE WITH APPLICABLE CODES AND REGULATIONS.
- BEFORE CONNECTING FLEX HOSES TO SUPPLY STOPS, FLUSH ALL WATER LINES UNTIL WATER IS CLEAR.
- HOT AND COLD WATER SUPPLY LINES/TEMPERED SUPPLY LINE AND DRAIN LINES. RECOMMENDED TO HAVE CONTROL STOPS ON WATER SUPPLY LINES IN PLACE PRIOR TO INSTALLATION.

Sloan® Limited Warranty Summary

Sloan Valve Company ("Sloan"), warrants its products against defects in materials and workmanship, excluding damage caused by matters beyond Sloan's reasonable control. Instructions for filing claims can be found in the Limited Warranty which can be obtained at www.sloan.com or by requesting a free copy by telephone at 888.756.2614. Sloan will repair or replace your defective product, or provide a refund, as your exclusive remedy. This is only a general summary of Sloan's Limited Warranty so it is important to note that the specific terms, conditions, limitations and exclusions, including the duration of warranty coverage for your particular Sloan product, are contained in the actual Sloan Limited Warranty. The Limited Warranty is subject to applicable laws in your country, state, province or other jurisdiction—and disputes arising under the Limited Warranty are to be resolved by binding arbitration unless you provide Sloan with an opt-out notice no later than 30 days after your purchase date. In case of a conflict with this summary, the terms and conditions set forth in the complete Limited Warranty will prevail.

AER-DEC®-81000 Integrated Sink System

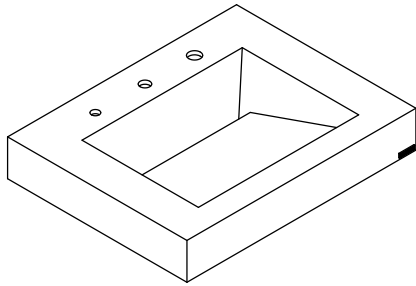
One Station Corian® or Quartz Lavatory Systems



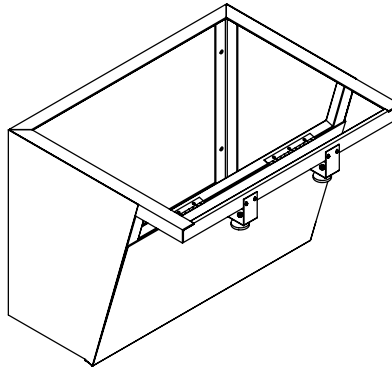
Sink Location

Determine the appropriate wall location for the Lavatory System. Refer to original spec sheets for correct placement of electrical and plumbing locations. If wall is not load bearing, a carrier may be required behind the wall. Refer to the appropriate Rough-In diagram for Lavatory System dimensions. Prior to Lavatory System installation, electric wiring, water supply and drain must be installed.

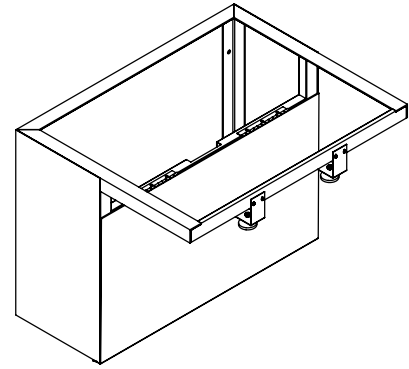
AER-DEC® One Station Components



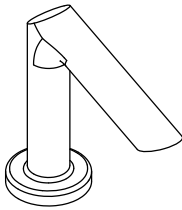
1) AD-81000 Deck



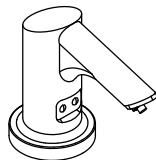
2a) Angled Enclosure



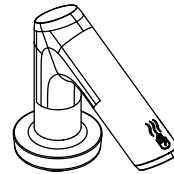
2b) Vertical Enclosure



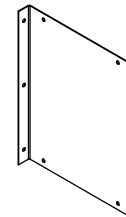
3) EBF/ETF 425/420 Faucet



4) ESD 420 Soap Dispenser



5) EHD 420 Hand Dryer



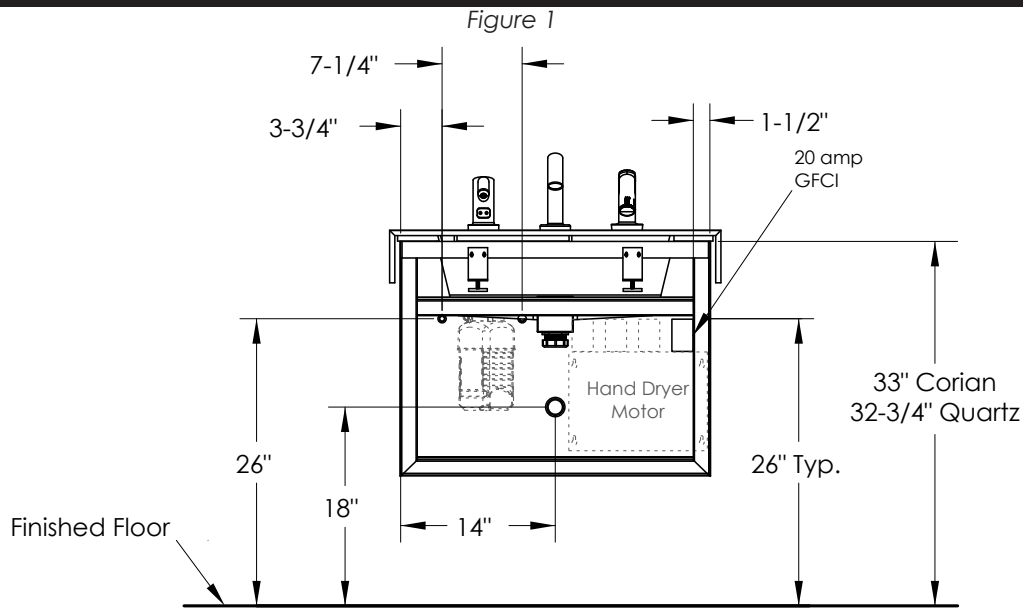
6) Hand Dryer Bracket
(Vertical Enclosure Only)

AER-DEC® One Station Component List

Description	Item Number	Quantity
AER-DEC®, One Station, Integrated Deck	1	1
Angled Enclosure with Hold Open Door	2a	1
Vertical Enclosure with Hold Open Door	2b	1
EBF/ETF 425/420 Faucet	3	1
ESD 420 Soap Dispenser	4	1
EHD 420 Hand Dryer	5	1
Hand Dryer Bracket	6	1

Note: Hand Dryer Motor must be rotated 90° for installation into a standard vertical enclosure.

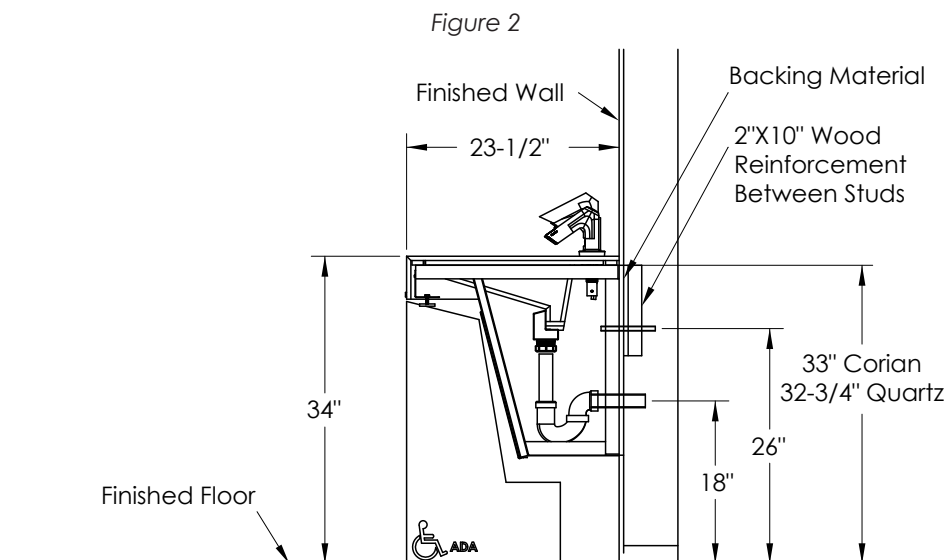
Rough-In (One Station); Plumbing and Electrical, Front View



Notes:

- Plumbing and electrical are shown for reference only and may need to be adjusted to accommodate the physical environment and under sink components.
- Hot and cold-water supply line location subject to local codes.
- Hand Dryer Motor alone, without heater option activated, is only 500 watts or less with speed control.
- Hand Dryer with Heater requires 1500 watts or less with speed control.
- Each Hand Dryer Motor must be plugged into a dedicated 20 amp GFCI safety circuit. 20 amp electrical cutout shown as solid lines.
- Other electrical cutouts (dotted lines) are shown for reference only, to allow for multiple 15 amp (or less) plug-in components. The number of circuits required will vary depending on the quantity of outlets needed to support the electrical requirements of these components.
- Cut backing to allow for electrical and plumbing components.
- Electrical boxes need to be flush mounted to backing material, to allow for plumbing and component clearance.

Rough-In (One Station); Section View

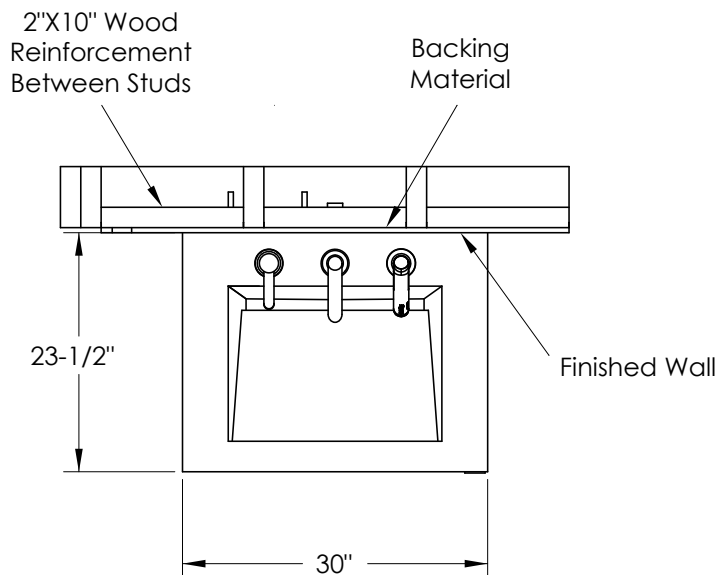


Notes:

- Backing material should equal thickness of drywall, 1/2" min.
- Angled enclosure shown, rough-in dimensions for vertical enclosure are the same.

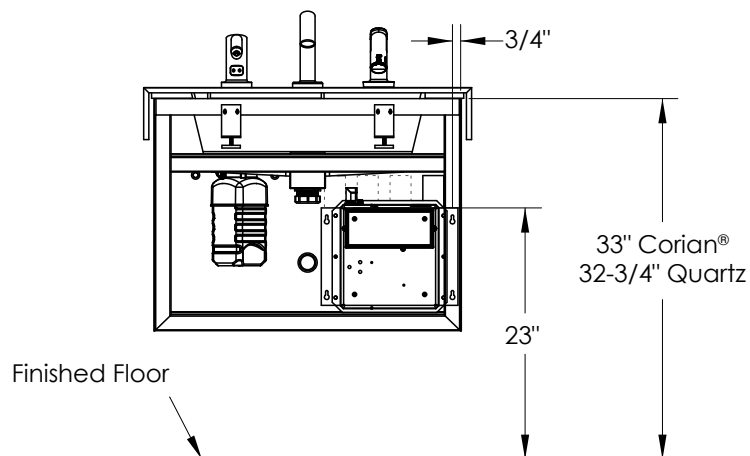
Rough-In (One Station); Plan View

Figure 3



Rough-In (One Station); Component Locations, Front View

Figure 4



Notes:

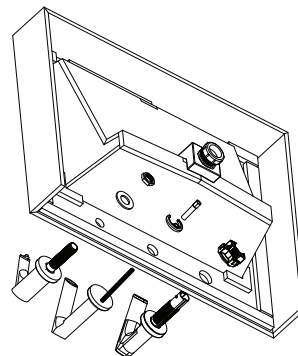
- Mount hand dryer motor and soap reservoir to specified locations.
- For One Station, Angled Enclosure, the Hand Dryer Motor must be installed onto the rear angle iron, after the enclosure has been mounted. Mounting holes must be drilled in the field.
- For Vertical Enclosures the Hand Dryer Motor must be rotated 90° and mounted to the Hand Dryer Bracket. Hand Dryer Bracket is mounted to the rear angle iron of the enclosure.

Faucet, Hand Dryer and Soap Dispenser Installation (One Station)

Notes:

- For ease of deck installation, leave the deck lying on its front (if no bag hooks are installed) or lying on its back and install component spouts.
- Components shown for reference only.

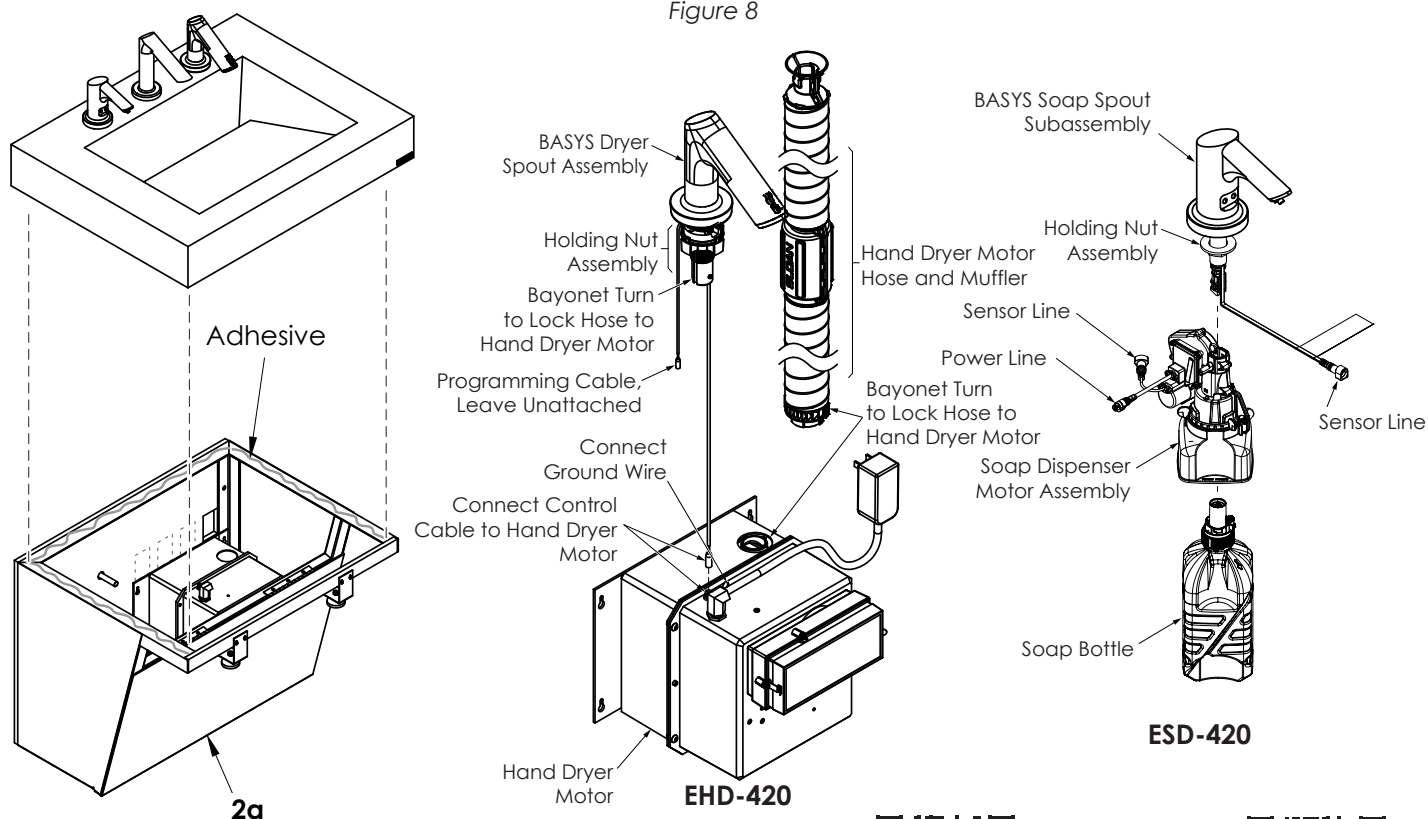
Figure 7



7. Install Faucet, Soap Dispenser and Hand Dryer (Figure 7) onto sink according to manufacturer's instructions provided with components. (See QR codes below for link to Sloan instructions.)

Sink Installation (One Station)

Figure 8



Notes:

- Hand Dryer and Soap Dispenser, refer to manufacturer instructions provided with component.
- No change with vertical enclosure.



[Scan for EHD Installation Instructions](#)



[Scan for ESD Installation Instructions](#)

8. Install Deck (1, Figure 8) onto Angled Enclosure (2a).
 - Note:** Back of Deck (1) may require scribing to finished wall.
 - a. Apply adhesive (not supplied) to the top of Enclosure (2a).
 - b. Lower Deck (1) onto Angled Enclosure (2a). Shim all gaps between Angled Enclosure (2a) and Deck (1).
 - c. Connect Hand Dryer Motor Hose to Hand Dryer Motor.
 - Note: DO NOT connect power unit until air spout is completely installed.**
 - d. Connect Soap Dispenser Lines to Soap Dispenser.
 - e. Install all water connections and drain lines.
9. Remove any and all protective tape and/or wrap. Close access panel on Enclosure (2a).

End of AD-81000 Installation Instructions

JMA Mechanical Corp.

513 North Third St. Lompoc, CA, 93436- 805-315-7210

CSLB C-20 # 1108160 DIR# 1001099494

Cost Proposal for Re-Routing of Duct

CO JMA- 02

Project Name: Santa Maria Airport- US Customs Building Remodel

Location: 3335 Corsair Circle, Santa Maria, CA, 93455

Date: 8-26-24

See below for proposal details and scope coverages language. The proposal does not include overtime and excludes work during holidays, working hours are from 7AM-3:30PM Monday through Friday. **Payment terms are net 30 from date of invoice. Retention is excluded** or must be mutually negotiated. All late payments will be subject to the maximum amount of interest by law.

Scope of Work: Re-routing ductwork per RFI and updated M2.0

Base Bid: \$ 3,080

Material: \$ 1000

Labor: \$ 2,080

EXCLUSIONS.

Nighttime or shift work of any kind without prior agreement. Spoils removal, framing, backing, third party inspections, commissioning, debris bins & trash removal, fire sprinklers, rain gutters, sheet metal downspouts, plaster patching, drywall, civil work of any kind, roofing, roof flashing, waterproofing, de-watering, line voltage, controls of any kind, Fire/Acoustical caulking, painting of any kind, Supplemental steel, Seismic engineering or engineering of any kind, Appliances, Temp utilities or Coordination of building shutdowns by others. Temporary heating and cooling. Drywall access doors.
Any

electrical conduit. Framing or installation of duct chases. Duct pressure testing. Any scaffolding.

*Price given above includes sales tax.

*Given Volatility of materials market bid is only good for 30 days from date of submission.

*Released materials to job site will need to be paid for within 30 days of delivery or release or delivery.

*If additional bonds are required there will be a 3.0% increase to total price

*Contractor's license # 1108160

*This quote is valid for 30 days from the original proposal and is subject to change or may be withdrawn after above listed date.

*The contents of this proposal shall become a part of any contract arising from our submittal unless mutually negotiated otherwise.

*This proposal is based on release of work in a logical, sequential matter, with ample time allowed to complete said task.

*This proposal excludes all items not shown or specifically referenced on plans, bidding instructions or specifications provided.

* The terms of this proposal are conditioned upon JMA Mechanical being able to perform its work in the timeframe and using the methods anticipated in the RFP and/or other bidding documents provided. Should the project be affected by any delays or additional requirements related to COVID-19 or any ramifications thereof, this proposal may be adjusted accordingly.

General Contractor/Owner/Representative:

_____ Title: _____

By: _____ Date: _____

JMA Mechanical Corp.

_____ Date: _____

Juan Arciniega



PO Box 6809
Santa Maria, CA 93456-6809
License #929656

Direct: (805) 310.7426
Fax: (805) 617.1897

Change in Plans and Specifications

To: Project Manager

Company: Newton Construction

Fax:

From: Danny Amburgey

Date: 8/29/2024

Project: SM Customs Bldg- Santa Maria, CA

Page:

CO 3 Job 2180 Description Of Work: Extra to drywall patch around ducting at the SM Airport
Customs Building

CC:

THE UNDERSIGNED HEREBY AUTHORIZES, Advanced Drywall to make the following changes from work as originally set forth in the plans and specifications for the construction contract:

Description Of Work: Extra to drywall patch around ducting at the SM Airport Customs Building

Labor:	\$	872.16
Materials & Equip:	\$	23.54
Overhead/Profit 15%:	\$	134.36

Total Amount: \$ 1,030.06

Please sign and fax back to continue with material order

For which an add of \$ 1,030.06 is made to contract price and an additional 1 work days is added to scope.

CHANGE AUTHORIZED BY:

Signed _____

Dated _____

CONFIDENTIAL



Newton Construction and Management
 2436 Broad Street
 San Luis Obispo, California 93401
 P: (805) 544-5583

Project: 24010 Santa Maria Airport District- US Customs Building Remodel
 3335 Corsair Circle
 Santa Maria, California 93455

RFI #19: Existing Ducting Clashing with New Lighting

Status	Closed on 08/26/24		
To	Jessica Carlon (RA Architects & Engineers) Jim Albrecht (RA Architects & Engineers)	From	Jeremy Tennesen (Pac-West General)
Date Initiated	Aug 13, 2024	Due Date	Aug 20, 2024
Location		Project Stage	
Cost Impact		Schedule Impact	
Spec Section	26 51 19 - LED Interior Lighting	Cost Code	
Drawing Number		Reference	Photos attached.
Linked Drawings			
Received From	Jason Gomez (JMG Electric)		
Copies To	Jim Albrecht (RA Architects & Engineers), Jessica Carlon (RA Architects & Engineers), Jay Cervantes (Newton Construction & Management), John Smith (Tartaglia Engineering), Jeremy Tennesen (Newton Construction & Management)		

Activity

Question

Question from Jeremy Tennesen Pac-West General on Tuesday, Aug 13, 2024 at 01:33 PM PDT

Existing return ductwork coming off of existing package unit is too low for new ceiling lights to fit into the acoustical ceiling inside the process and waiting room.
 Please confirm acceptable to change out existing 12" spiral duct return to a 6"x22" rectangular duct to allow space for the new acoustical ceiling and new lights or advise otherwise.

Attachments

[NCM RFI 19 Attachment #1.pdf](#)

Official Response

Response from Jim Albrecht RA Architects & Engineers on Friday, Aug 23, 2024 at 02:49 PM PDT

See attached sheet M2.0 Revision 3. Relocate supply ductwork up into joist space cavity similar to return ductwork. Replace section of return duct with rectangular duct to flatten.

Attachments

[M2.0-Mechanical Floor Plan-M2.0.pdf](#)

All Replies

Response from Jim Albrecht RA Architects & Engineers on Friday, Aug 23, 2024 at 02:49 PM PDT

See attached sheet M2.0 Revision 3. Relocate supply ductwork up into joist space cavity similar to return ductwork. Replace section of return duct with rectangular duct to flatten.

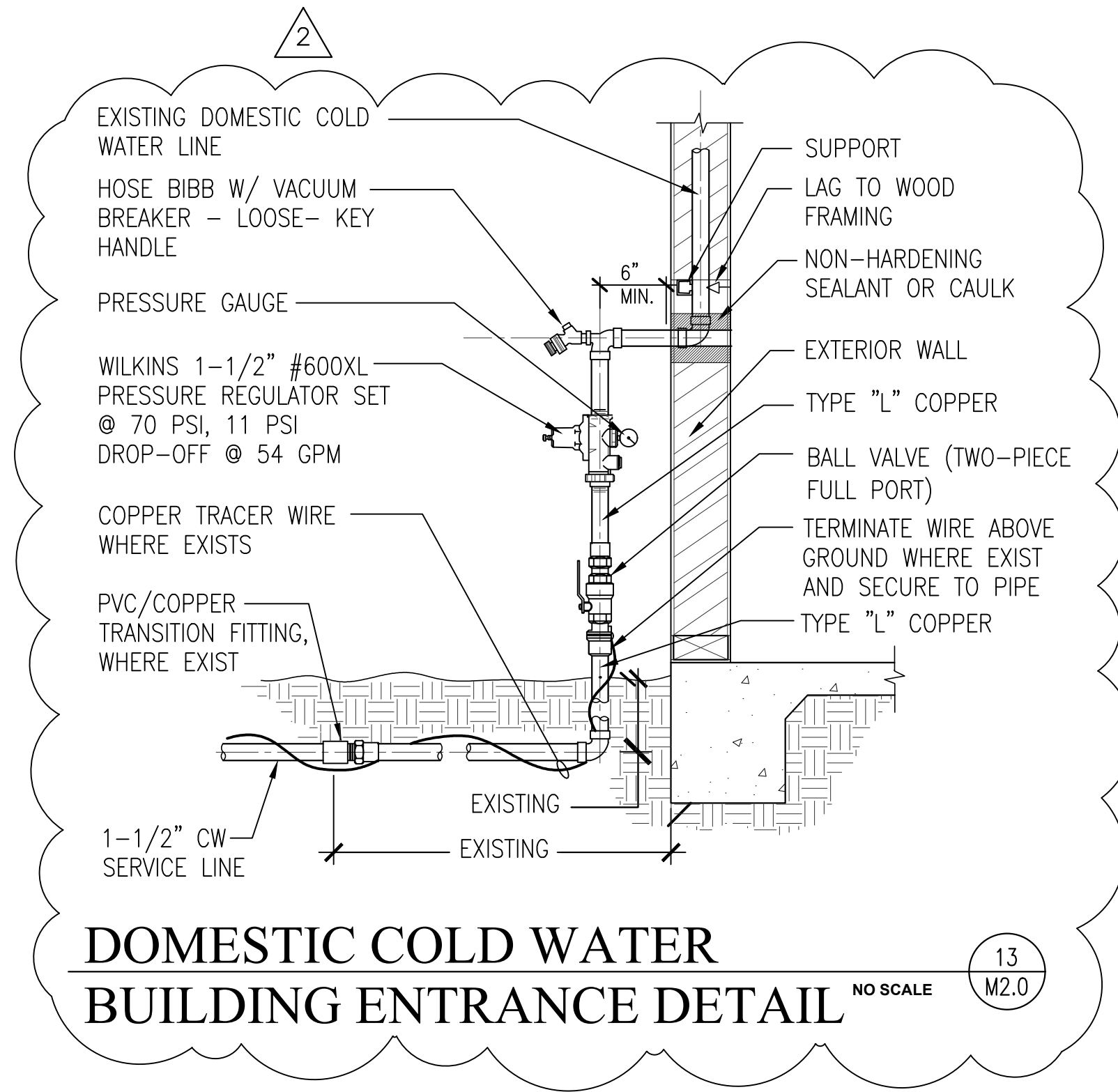
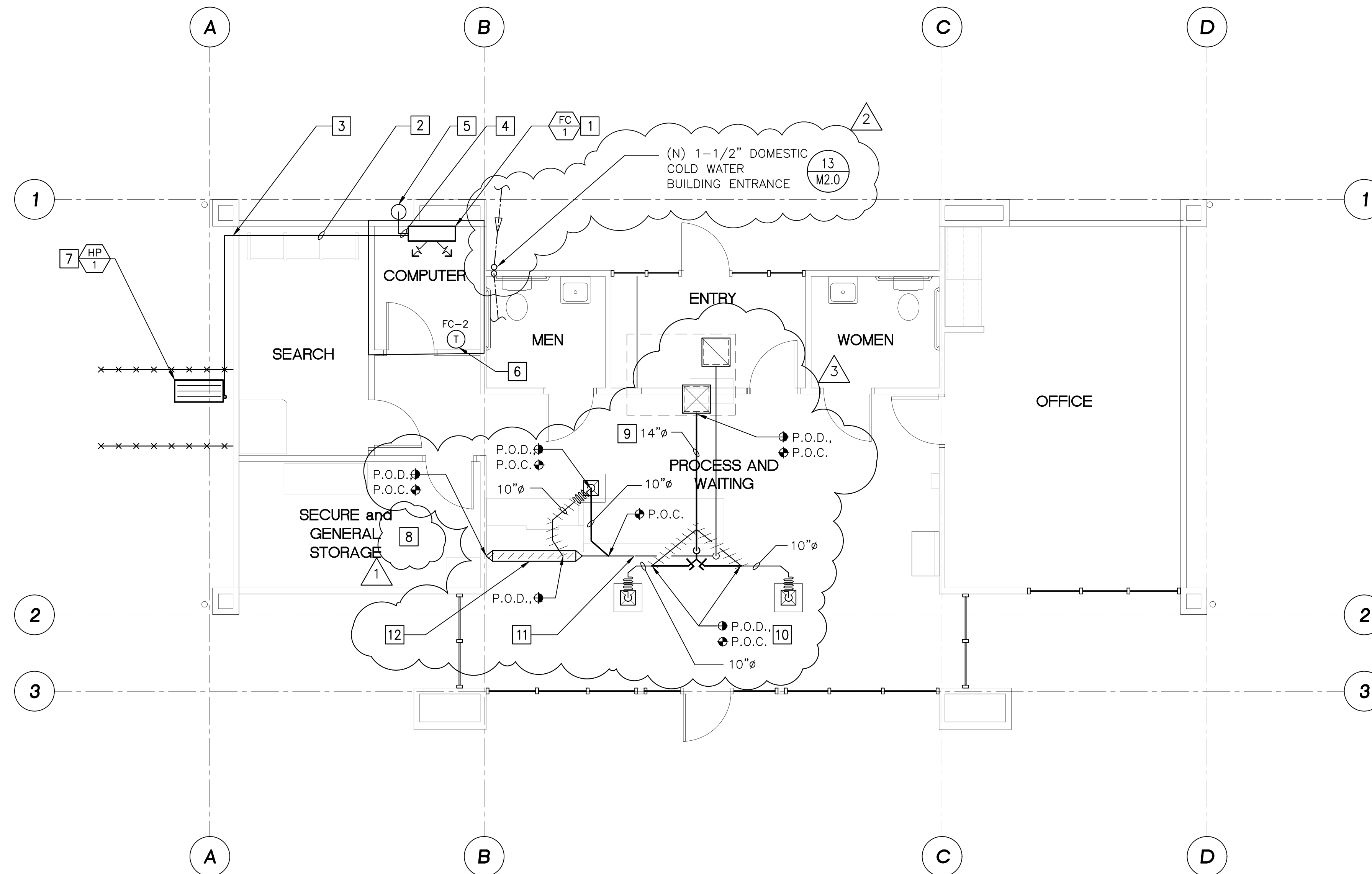
Attachments

[M2.0-Mechanical Floor Plan-M2.0.pdf](#)

KEYNOTES

- 1 WALL MOUNTED FAN COIL UNIT. INSTALL PER DETAIL 13/M5.0.
- 2 REFRIGERANT LINES TO CONDENSER. HANG ABOVE CEILING PER DETAIL 12/M5.0.
- 3 REFRIGERANT LINES TO PENETRATE WALL PER DETAIL 21/M5.0.
- 4 TYPE "M" COPPER CONDENSATE DRAIN LIE, MAINTAIN 1/8" DROP PER 1' TRAVEL. SIZE PER MANUFACTURE RECOMMENDATION. HANG SIMILAR TO DETAIL 12/M5.0.
- 5 CONDENSATE LINE TO TERMINATE IN A DRYWELL IN PLANTER BOX OUTSIDE. SEE DETAIL 23/M5.0.
- 6 COORDINATE NEW THERMOSTAT SET POINT WITH SANTA MARIA AIRPORT DISTRICT OFFICE IT DEPARTMENT TO ENSURE PROPER ROOM TEMPERATURE.
- 7 NEW COOLING ONLY CONDENSING UNIT ON PRE-MANUFACTURED PRECAST CONCRETE PAD OUTSIDE. SEE DETAIL 14/M5.0 FOR MOUNTING.

- 8 REMOVE EXISTING SUPPLY AND RETURN GRILLE AND RE-INSTALL FOLLOWING INSTALLATION OF NEW CEILINGS. REMOVE EXISTING 8" SUPPLY AND RETURN DUCTS THROUGH NEW METAL MESH WALL SECURITY PANELS TO SERVE RE-INSTALLED GRILLES. NOTE: MAXIMUM OPENING SIZE THROUGH MESH IS 9-1/2" x 9-1/2".
- 9 RAISE EXISTING SUPPLY DUCT UP TO BETWEEN ROOF JOIST - SIMILAR TO RETURN DUCT.
- 10 RELOCATE EXISTING BRANCH DUCTS.
- 11 RAISE EXISTING RETURN DUCT UP TO BOTTOM OF ROOF JOISTS.
- 12 REPLACE EXISTING 12"Ø DUCT WITH 16"x8" DUCT, THIS AREA.



MECHANICAL FLOOR PLAN

SCALE: 1" = 50'-0"

14
M2.0

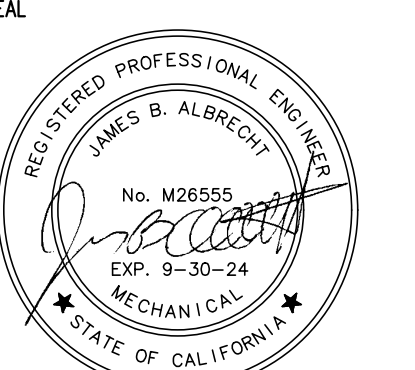


ARCHITECTURE
GREG RAVATT, AIA
MECHANICAL
JIM ALBRECHT, PE

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SAN LUIS OBISPO, CA 93401
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Written dimensions take precedence over scaled dimensions. Do not scale plans. Contractor shall verify all dimensions and conditions in the field. Any discrepancies shall be called to the attention of RA & Associates.

REVISIONS	
1	1ST BUILDING DEPT. SUBMITTAL DATE 10/20/2023
1	PRE-BID AMENDMENT DATE 02/16/2023
	2ND BUILDING DEPT. SUBMITTAL DATE 03/04/2024
2	RFI# REVISIONS DATE 08/02/2024
2	DOM. WATER ENTRANCE DATE 08/19/2024
3	RAISE DUCTS DATE 08/23/2024



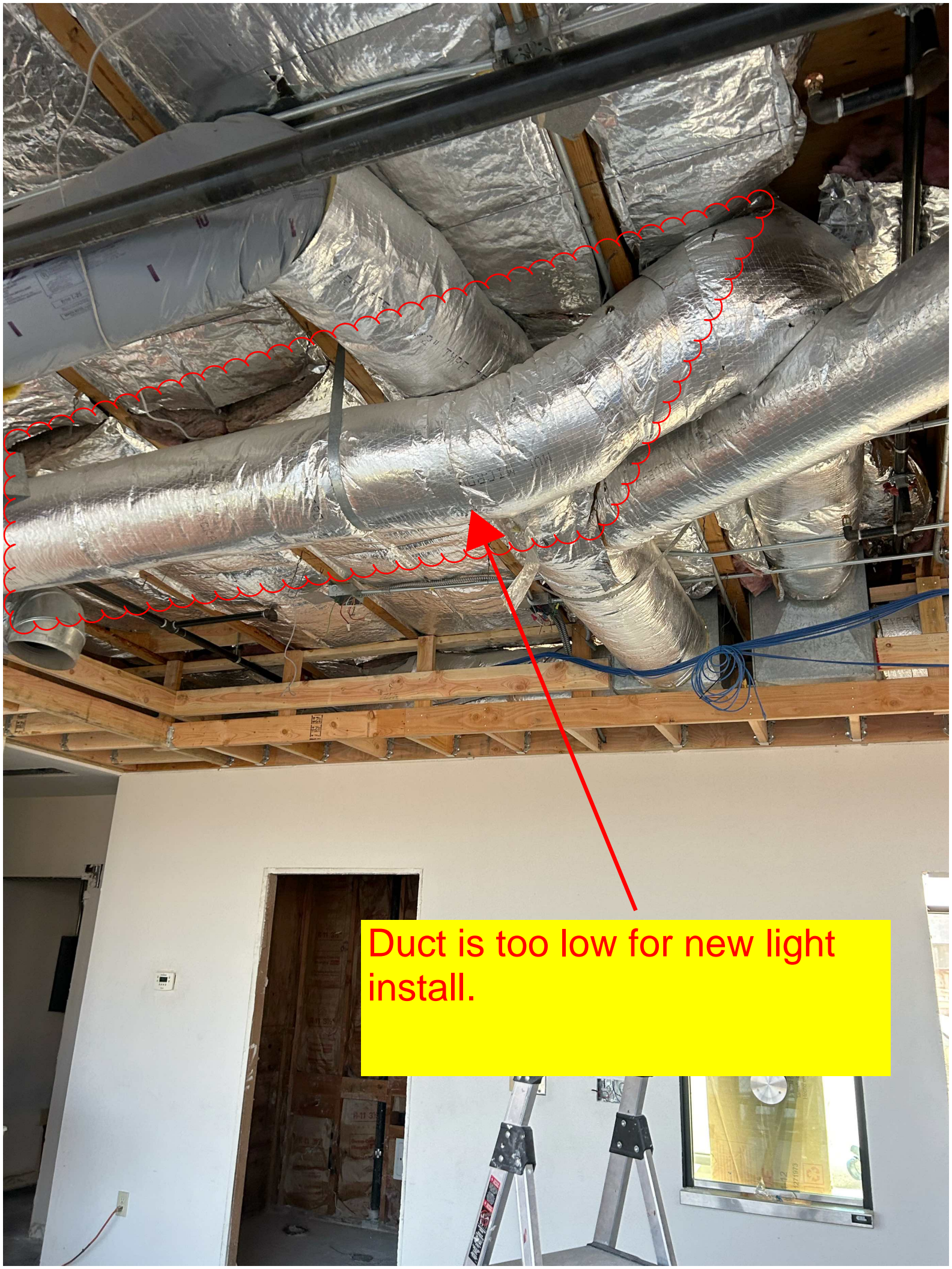
RA #877
CLIENT
Santa Maria Airport
District Office
3217 Terminal Drive
Santa Maria, CA 93455
Ph: (805) 922-1726

Santa Maria Airport
US Customs Building Remodel
3335 Corsair Circle
Santa Maria, CA 93455

SHEET CONTENTS:
MECHANICAL
FLOOR PLAN

DATE: 07/15/2024
PROJECT MANAGER: EJC
DRAWN BY: EJC

M2.0
SHEET 13 OF 23



Duct is too low for new light install.



Duct Is too low for new light install.