

## **SECTION 01 23 00 – ALTERNATES**

### **PART 1 - GENERAL**

#### **1.1 SUMMARY**

- A. This Section specifies administrative and procedural requirements for Alternates.
- B. Definition: An Alternate is an amount proposed by Bidders and stated on the Proposal Form for certain construction activities defined in the Bidding Requirements that may be added to or deducted from Base Bid amount if the Owner decides to accept a corresponding change in either the amount of construction to be completed, or in the products, materials, equipment, systems or installation methods described in Contract Documents.
- C. Coordination: Coordinate related Work and modify or adjust adjacent Work as necessary to ensure that Work affected by each accepted Alternate is complete and fully integrated into the project. Costs for the coordination, modification, or adjustment necessary for each alternate are included in the costs for each Alternate.
- D. Alternate pricing submitted on the bid proposal form shall be held by the Contractor for the duration of the Contract with no increase or decrease in cost if the College elects to execute an alternate during the contract duration.

#### **1.2 PROCEDURES**

- A. Coordination: Revise or adjust affected adjacent work as necessary to completely integrate work of the alternate into Project.
  - 1. Include as part of each alternate, miscellaneous devices, accessory objects, and similar items incidental to or required for a complete installation whether or not indicated as part of alternate.
- B. Notification: Immediately following award of the Contract, notify each party involved, in writing, of the status of each alternate. Indicate if alternates have been accepted, rejected, or deferred for later consideration. Include a complete description of negotiated revisions to alternates.
- C. Execute accepted alternates under the same conditions as other work of the Contract.
- D. Schedule: A schedule of alternates is included at the end of this Section. Specification Sections referenced in schedule contain requirements for materials necessary to achieve the work described under each alternate.

#### **1.3 SCHEDULE OF ALTERNATES**

- A. Add Alternates:
  - 1. Price to add entire new electrical wiring and low voltage electrical wiring throughout building.

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2. Armstrong 2.5mm Marmorette Linoleum Flooring or equal as substitute for VCT in Living/Dining/Kitchen Room with heat weld seaming.
3. 4 New 80 gallon water heaters to replace existing 80 gallon water heater (See keynote in equipment schedule on sheet A006).
4. Dry system fire sprinkler piping in crawl space and attic per fire protection drawings.
5. Substitute all wood cabinetry in kitchen and bathroom with solid marine-grade polymer outdoor cabinetry by Wherever Outdoor products or equal. Polymer cabinets to be same dimensions and configuration as cabinets shown on sheet A006.

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