

SECTION 01 22 00 - UNIT PRICES

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. Section includes administrative and procedural requirements for unit prices.
- B. Related Requirements:
  - 1. Division 01 Section "Allowances" for procedures using unit prices to establish values of labor and material allowances.
  - 2. Division 01 Section "Contract Modification Procedures" for procedures for submitting and handling Change Orders.
  - 3. Division 01 Section "Quality Requirements" for field testing and inspecting by an independent testing agency.

1.3 DEFINITIONS

- A. Unit price is an amount incorporated in the Agreement, applicable during the duration of the Work as a price per unit of measurement for materials, equipment, or services, or a portion of the Work, added to or deducted from the Contract Sum by appropriate modification, if the scope of Work or estimated quantities of Work required by the Contract Documents are increased or decreased.

1.4 PROCEDURES

- A. Unit prices include all necessary material, plus cost for delivery, installation, insurance, bonds, superintendence, labor, equipment, tools, applicable taxes, overhead, and profit.
- B. Change Orders: Where change in work requires the submission of a change order, work associated with Unit Prices shall be itemized appropriately on change order request.
- C. Measurement and Payment: See individual Specification Sections for work that requires establishment of unit prices. Methods of measurement and payment for unit prices are specified in those Sections.
- D. Owner reserves the right to reject Contractor's measurement of work-in-place that involves use of established unit prices and to have this work measured, at Owner's expense, by an independent surveyor acceptable to Contractor.
- E. List of Unit Prices: A schedule of unit prices is included in Part 3. Specification Sections referenced in the Part 3 "Schedule of Unit Prices" Article contain requirements for materials described under each unit price.

PART 2 - PRODUCTS (Not Used)

PART 3 - EXECUTION

3.1 SCHEDULE OF UNIT PRICES

A. CONTRACT NO. 1 – GENERAL CONSTRUCTION

UNIT PRICE NO. 1-1 – BULK EARTH EXCAVATION, BY MACHINE, shall comprise the total cost per cubic yard for bulk earth excavation by machine. Perform all work in accordance with applicable requirements of Division 31 Section "Earthmoving." Remove excess material from site.

UNIT PRICE NO. 1-2 – TRENCH EARTH EXCAVATION, BY MACHINE, shall comprise the total cost per cubic yard for trench earth excavation by machine. Perform all work in accordance with applicable requirements of Division 31 Section "Earthmoving." Remove excess material from site.

UNIT PRICE NO. 1-3 – ROCK EXCAVATION, BY HAND, shall comprise the total cost per cubic yard for rock excavation by a worker using pneumatic vibrating chippers. Perform all work in accordance with applicable requirements of Division 31 Section "Earthmoving." Remove all excavated rock from site.

UNIT PRICE NO. 1-4 – ROCK EXCAVATION, BY RAM HAMMER, shall comprise the total cost per cubic yard for rock excavation using boom mounted, pneumatic, impact hammer equipment. Perform all work in accordance with applicable requirements of Division 31 Section "Earthmoving." Remove excavated rock from site.

UNIT PRICE NO. 1-5 – BULK FILL AND COMPACTION, shall comprise the total cost per cubic yard to place bulk earth fill in 8-inch layers, and compacting each layer to 95% maximum density with mechanical tamping equipment. Perform all work in accordance with applicable requirements of Division 31 Section "Earthmoving."

UNIT PRICE NO. 1-6 – TRENCH FILL AND COMPACTION, shall comprise the total cost per cubic yard to place earth fill at trenches in layers not exceeding 8 inches in loose depth, and compacting each layer to 98% maximum density with hand operated tamping equipment. Perform all work in accordance with applicable requirements of Division 31 Section "Earthmoving," and accommodate placement of work by other trades (i.e. piping, conduit, etc.).

UNIT PRICE NO. 1-7 – INTERIOR TRENCHING, shall comprise the total cost per square foot to remove stone and soil beneath demolished concrete slab to a depth of 3 feet from slab surface at a width of 18 inches, including removal and disposal of excess materials, and to place earth fill at interior trenches in layers not exceeding 8 inches in loose depth, and compacting each layer to 98% maximum density with hand operated tamping equipment up to 8 inches below finished floor. Perform all work in accordance with applicable requirements of Division 31 Section "Earthmoving."

UNIT PRICE NO. 1-8 – PATCH PAVING, shall comprise the total cost per square yard to furnish and install 6 inches of crushed aggregate base, 3 inches Base Course, and 1-1/2 inches of Wearing Course. Perform all work in accordance with applicable requirements of Division 32 Section "Asphalt Paving."

UNIT PRICE NO. 1-9 CONCRETE FLOOR SLAB-ON-GRADE, shall comprise the total cost per square foot to demolish, remove, and dispose existing concrete slab-on-grade and to furnish and install 4-inch reinforced concrete floor slab over 4 inches of crushed stone base with minimum 6X6-W1.4 X W1.4 W.W.F. reinforcing and vapor barrier and as detailed on the Drawings. Perform all work in accordance with applicable requirements of Division 03 Section "Cast-In-Place Concrete."

UNIT PRICE NO. 1-10 – CEMENTITIOUS UNDERLAYMENT, shall comprise the total cost per square foot to prepare slab surfaces and to furnish and install cementitious underlayment/leveling compound as specified in Division 03 Section "Hydraulic Cement Underlayment."

UNIT PRICE NO. 1-11 – 4-INCH CONCRETE BLOCK WALL, shall comprise the total cost per square foot to furnish and install 4-inch concrete block masonry wall with reinforcing. Perform work in accordance with applicable requirements of Division 04 Section "Unit Masonry."

UNIT PRICE NO. 1-12 – 6-INCH CONCRETE BLOCK WALL, shall comprise the total cost per square foot to furnish and install 6-inch concrete block masonry wall with reinforcing. Perform work in accordance with applicable requirements of Division 04 Section "Unit Masonry."

UNIT PRICE NO. 1-13 – 8- INCH CONCRETE BLOCK WALL, shall comprise the total cost per square foot to furnish and install 8-inch concrete block masonry wall with reinforcing. Perform work in accordance with applicable requirements of Division 04 Section "Unit Masonry."

UNIT PRICE NO. 1-14 – 10- INCH CONCRETE BLOCK WALL, shall comprise the total cost per square foot to furnish and install 10-inch concrete block masonry wall with reinforcing. Perform work in accordance with applicable requirements of Division 04 Section "Unit Masonry."

UNIT PRICE NO. 1-15 – 12- INCH CONCRETE BLOCK WALL, shall comprise the total cost per square foot to furnish and install 12-inch concrete block masonry wall with reinforcing. Perform work in accordance with applicable requirements of Division 04 Section "Unit Masonry."

UNIT PRICE NO. 1-16 – CLEAN AND SEAL EXISTING MASONRY WALL, shall comprise the total cost per square foot to provide all labor and materials to clean existing masonry as specified in Division 04 Section "Masonry Restoration and Cleaning" and to seal cleaned masonry as specified in Division 07 Section "Water Repellants."

UNIT PRICE NO. 1-17 – RAKE AND REPOINT EXISTING BRICK VENEER, shall comprise the total cost per square foot to rake, repoint, and clean existing brick masonry veneer as specified in applicable Division 04 Sections and as detailed on Drawing A-11.

UNIT PRICE NO. 1-18 – CONTROL JOINTS, shall comprise the total cost per lineal foot to sawcut existing brick masonry veneer the full depth of the veneer by 3/8-inch wide and install backer rod and sealant as specified in Division 07 Section "Joint Sealants" and as detailed on Drawing A-11.

UNIT PRICE NO. 1-19 – FIRESTOPPING AT DECK, shall comprise the total cost per lineal foot (assume walls to be 12 inches wide) to furnish and install firestopping at roof or floor deck as indicated on typical details 3/A-11 and 4/A-11 for up to a 2-hour fire rating and in accordance with all applicable requirements as specified in applicable Division 07 Sections for Joint and Penetration Firestopping.

UNIT PRICE NO. 1-20 – PENETRATION FIRESTOPPING, shall comprise the total cost per square foot (assume walls to be 12 inches thick) to furnish and install penetration and joint firestopping at wall voids around ducts, piping, conduits, sleeves, miscellaneous penetrations, etc. as indicated on typical detail 8/A-11 for up to a 2-hour fire rating and in accordance with all applicable requirements as specified in applicable Division 07 Sections for Joint and Penetration Firestopping.

UNIT PRICE NO. 1-21 – FIRESTOPPING INFILL, shall comprise the total cost per square foot (assume walls to be 12 inches thick) to furnish and install firestopping at large wall voids as indicated on typical details 7/A-11 and 9/A-11 for up to a 2-hour fire rating and in accordance with all applicable requirements as specified in applicable Division 07 Sections for Joint and Penetration Firestopping.

UNIT PRICE NO. 1-22 – DOOR, FRAME AND HARDWARE, shall comprise the total cost per door opening to furnish and install one Type "N-2" door with one type "HM-1" Frame, and hardware as specified in hardware Mark 8 and as specified in Division 08 Section "Door Hardware."

UNIT PRICE NO. 1-23 – TERRAZZO, shall comprise the total cost per square foot to furnish and install 3/8-inch thick thinset epoxy terrazzo floor including all associated floor preparation, adhesives, accessories, etc., and as specified in Division 09 Section "Terrazzo Flooring."

UNIT PRICE NO. 1-24 – ACOUSTICAL TILE CEILING TYPE-1, shall comprise the total cost per square foot to furnish and install Type 1, 2'x2' or 2'x4' mineral fiber acoustical tile ceiling panels, grid, hangers and accessories as specified in Division 09 Section "Acoustical Panel Ceilings."

UNIT PRICE NO. 1-25 – ACOUSTICAL TILE CEILING TYPE-2, shall comprise the total cost per square foot to furnish and install Type 2, 2'x2' or 2'x4' vinyl-faced ceiling panels, grid, hangers and accessories as specified in Division 09 Section "Acoustical Panel Ceilings."

UNIT PRICE NO. 1-26 – GLAZED WALL TILE ON MASONRY, shall comprise the total cost per square foot to furnish and install 4-1/4-inch x 4-1/4-inch glazed wall tile on concrete block walls (TCA-W202I, one coat method) as specified in Division 9 Section "Ceramic Tiling."

UNIT PRICE NO. 1-27 – GLAZED WALL TILE ON GWB, shall comprise the total cost per square foot to furnish and install 4-1/4-inch x 4-1/4-inch glazed wall tile on gypsum wallboard walls (TCA-W245 Gypsum Board Organic Adhesive) as specified in Division 9 Section "Ceramic Tiling."

UNIT PRICE NO. 1-28 – WALL PREPARATION, shall comprise the total cost per square foot to furnish and install a 3/8 to 3/4-inch deep mortar bed on concrete masonry or concrete in accordance with applicable requirements of the Tile Council of America and Division 9 Section "Ceramic Tiling."

UNIT PRICE NO. 1-29 – LUXURY VINYL FLOOR TILE, shall comprise the total cost per square foot to furnish and install luxury vinyl floor tile, including slab preparation and cementitious underlayment/leveling compound as specified in Division 09 Section "Resilient Tile Flooring."

UNIT PRICE NO. 1-30 – COVE BASE, shall comprise the total cost per lineal foot to furnish and install 6-inch high continuous SBR base, including adhesive and substrate preparation and as specified in Division 09 Section "Resilient Base and Accessories."

UNIT PRICE NO. 1-31 – RESILIENT SHEET FLOORING, shall comprise the total cost per square foot to furnish and install unbacked vinyl sheet flooring including welded seams as specified in Division 09 Section "Resilient Sheet Flooring."

UNIT PRICE NO. 1-32 – INTEGRAL WALL BASE, shall comprise the total cost per lineal foot to furnish and install 6-inch high Integral Wall Base as part of an unbacked vinyl sheet floor system as specified in Division 09 Section "Resilient Sheet Flooring."

UNIT PRICE NO. 1-33 – CARPET, shall comprise the total cost per square yard to furnish and install "Modular" Carpet Tile by any listed manufacturer including necessary accessories, slab preparation and patching/leveling compound, as specified in Division 09 Section "Tile Carpeting."

UNIT PRICE NO. 1-34 – 5" GYPSUM BOARD WALL, shall comprise the total cost per square foot to furnish and install 5/8-inch gypsum board, Type X, on 3-5/8" metal studs with a Level 4 finish.

UNIT PRICE NO. 1-35 – SMALL GYPSUM BOARD REPAIR, shall comprise the total cost to repair a one (1) 2'x2' area of existing gypsum board by removing and replacing the area, providing a Level 4 finish, and paint the area to match existing finishes.

UNIT PRICE NO. 1-36 – DRYFALL PAINT, shall comprise the total cost per square foot to paint exposed ceilings and structure with dryfall paint as specified in Division 09 Section "Painting and Finishing."

UNIT PRICE NO. 1-37 – LATEX PAINT ON MASONRY WALLS, shall comprise the total cost per square foot to paint masonry or concrete walls with block filler and acrylic latex paint as specified in Division 09 Section "Painting and Finishing."

UNIT PRICE NO. 1-38 – LATEX PAINT ON GWB WALLS, shall comprise the total cost per square foot to paint gypsum wallboard and acrylic latex paint as specified in Division 09 Section "Painting and Finishing."

#### CONTRACT NO. 2 – PLUMBING CONSTRUCTION

UNIT PRICE NO. 2-1 – 3/4-INCH TYPE L COPPER TUBING, shall comprise the total cost per lineal foot to furnish and install 3/4-inch Type L drawn copper tube with insulation as indicated on the Drawings and in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-2 – 2-INCH TYPE L COPPER TUBING, shall comprise the total cost per lineal foot to furnish and install 2-inch Type L drawn copper tube with insulation as indicated on the Drawings and in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-3 – 4-INCH CAST IRON SOIL PIPE, shall comprise the total cost per lineal foot to furnish and install 4-inch cast iron soil pipe installed below grade as indicated on the Drawings and in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-4 – 4-INCH RAIN WATER PIPE, shall comprise the total cost per lineal foot to furnish and install 4" pipe, insulation, hangers, fittings, etc., as indicated on the Drawings and in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-5 – PROVIDE 1-INCH BALL VALVE IN EXISTING PIPING, shall comprise the total change in cost to provide one (1) 1-inch ball valve in existing copper piping in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-6 – 2-INCH BALL VALVE IN EXISTING PIPING, shall comprise the total change in cost to provide one (1) 2-inch ball valve in existing copper piping in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-7 – 1-INCH BALL VALVE IN NEW PIPING, shall comprise the total change in cost to provide one (1) 1-inch ball valve in new copper piping in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-8 – 2-INCH BALL VALVE IN NEW PIPING, shall comprise the total change in cost to provide one (1) 2-inch ball valve in new copper piping in accordance with applicable requirements of Division 22 Sections of the Specifications.

UNIT PRICE NO. 2-9 – PROVIDE 1-INCH INSULATION ON EXISTING 4-INCH RAINWATER PIPING, shall comprise the total change in cost per lineal foot to furnish and install 1-inch mineral fiber insulation on an existing 4-inch rainwater conductor in accordance with applicable requirements of Division 22 Sections of the Specifications.

CONTRACT NO. 3 – HVAC CONSTRUCTION

UNIT PRICE NO. 3-1 – 24-INCH x 24-INCH LAY-IN DIFFUSER, shall comprise the total cost to furnish and install one (1), 24-inch x 24-inch Lay-in diffuser as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-2 – 24-INCH x 24-INCH GRID CORE GRILLE, shall comprise the total cost to furnish and install one (1), 24-inch x 24-inch grid core grille as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-3 – 4-INCH SHUTOFF VALVE IN EXISTING CHILLED WATER PIPING, shall comprise the total cost per valve to furnish and install one (1) 4-inch valve in existing chilled water piping. Unit cost shall include cutting and re-grooving existing pipe as required in accordance with applicable requirements of Division 23 Sections of the Specifications

UNIT PRICE NO. 3-4 – 1-INCH SHUTOFF VALVE IN EXISTING CHILLED WATER PIPING, shall comprise the total change in cost to furnish and install one (1) 1-inch shutoff valve in existing copper chilled water piping in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-5 – 2-INCH CHILLED WATER PIPING, shall comprise the total cost per lineal foot to furnish and install 2-inch chilled water piping, insulation, hangers, fittings, etc., as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-6 – 4-INCH CHILLED WATER PIPING, shall comprise the total cost per lineal foot to furnish and install 4-inch chilled water piping, insulation, hangers, fittings, etc., as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-7 – 12-INCH x 12-INCH VOLUME DAMPERS, shall comprise the total cost to furnish and install one (1), 12-inch x 12-inch Volume Damper as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-8 – 24-INCH x 16-INCH 1-1/2 HOUR RATED FIRE DAMPER, shall comprise the total cost to furnish and install one (1), 24-inch x 16-inch 1-1/2 hour rated fire damper as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-9 – RECTANGULAR, INSULATED SUPPLY DUCTWORK, shall comprise the total cost per square foot to furnish and install supply ductwork, insulation (internal or external), hangers, fittings, etc. for typical ductwork indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-10 – DIGITAL TEMPERATURE SENSOR, shall comprise the total cost to furnish and install one (1), digital temperature sensor and integrated to the HVAC controls system as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-11 – 1-INCH CONTROL VALVE ON EXISTING TERMINAL UNIT, shall comprise the total cost to furnish and install one (1), 1-inch, 2-way heating control valve installed on an existing hot water terminal heating unit, installed in existing piping, and integrated to the HVAC controls system as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-12 – CONTAMINATED SOIL REMOVAL, shall comprise the total cost for labor, equipment, material, and overhead to provide the removal and legal disposal per cubic yard of contaminated soil as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

UNIT PRICE NO. 3-13 – SOIL TEST, shall comprise the total cost per test to provide testing of contaminated soil as indicated on the Drawings and in accordance with applicable requirements of Division 23 Sections of the Specifications.

#### CONTRACT NO. 4 – ELECTRICAL CONSTRUCTION

UNIT PRICE NO. 4-1 – DATA OUTLET, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) outlet box, Cat. 6 data jack, cover plate, 15 feet of 1-inch conduit to above accessible ceiling, 300 feet of plenum rated category 6 data cable, terminations at both workstation and wiring closet ends, and testing in accordance with Division 27 Specifications.

UNIT PRICE NO. 4-2 – POWER OUTLET, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) outlet box, 125 volt, 20 amp specification grade duplex receptacle, stainless steel faceplate and 200 feet of 2 #12 & 1 #12 grd.- ¾-inch conduit, in accordance with applicable requirements of Division 26 Sections of the Specifications.

UNIT PRICE NO. 4-3 – OCCUPANCY SENSOR, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) ceiling mounted dual technology occupancy sensor, 150' of plenum rated low voltage wiring terminations and system programing, in accordance with applicable requirements of Division 26 Sections of the Specifications.

UNIT PRICE NO. 4-4 – TYPE "A" LIGHT FIXTURES, shall comprise the total cost for labor, material, equipment, and overhead to furnish and install one (1) Type "A" light fixture, junction box, plate, driver, 30 feet of 2#12 and 1#12 ground – ¾-inch conduit wired to an adjacent circuit where adjacent lights are wired in accordance with applicable requirements of Division 26 Section of the Specifications.

UNIT PRICE NO. 4-5 – TYPE "B" LIGHT FIXTURES, shall comprise the total cost for labor, material, equipment, and overhead to furnish and install one (1) Type "B" light fixture, junction box, plate, driver, 30 feet of 2#12 and 1#12 ground – ¾-inch conduit wired to an adjacent circuit where adjacent lights are wired in accordance with applicable requirements of Division 26 Section of the Specifications.

UNIT PRICE NO. 4-6 – EXIT SIGN, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) lighted exit sign (Type "E1" fixture), and 100 feet of 2 #12 & 1 #12 grd.- ¾-inch conduit, in accordance with applicable requirements of Division 26 Sections of the Specifications.

UNIT PRICE NO. 4-7 – WALL MOUNTED FIRE ALARM VISUAL APPLIANCE, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) outlet box/multi-candela fire alarm visual appliance, and 100 feet of 2 #14- ¾-inch conduit, in accordance with applicable requirements of Division 28 Sections of the Specifications.

UNIT PRICE NO. 4-8 – CEILING MOUNTED FIRE ALARM AUDIBLE/VISUAL APPLIANCE, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) outlet box/fire alarm audio/visual devices with adjustable speaker taps, and 100 feet of 2 #14- ¾-inch conduit, in accordance with applicable requirements of Division 28 Sections of the Specifications.

UNIT PRICE NO. 4-9 – FIRE ALARM SMOKE DETECTOR, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) outlet box, ceiling mounted fire alarm smoke detector, and 100 feet of plenum rated fire alarm cable, in accordance with applicable requirements of Division 28 Sections of the Specifications.

UNIT PRICE NO. 4-10 – IP LOUDSPEAKER ASSEMBLY, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) ceiling mounted classroom IP speaker assembly with recessed back box, and data outlet (included within this unit price) with 300 feet CAT 6 cable, terminations, and testing, in accordance with applicable requirements of Division 27 Sections of the Specifications.

UNIT PRICE NO. 4-11 – WIRELESS CLOCK, shall comprise the total cost for labor, material, equipment and overhead to furnish and install one (1) classroom analog clock assembly, recessed back box, 125 volt, 20 amp specification grade receptacle, stainless steel faceplate and 100 feet of 2 #12 & 1 #12 grd.- $\frac{3}{4}$ -inch conduit receptacle, in accordance with applicable requirements of Division 26 and 27 Sections of the Specifications.

END OF SECTION 01 22 00