



Tenant Improvement for a New PETCO Store
"Cary, NC"
Crossroads Plaza
213 Crossroads Boulevard
Cary, NC 27518

Project Manual

Basis of Design: PETCO Maximus Prototype
PETCO Job No. 09277

Owner **PETCO ANIMAL SUPPLIES STORES, INC.**
(Tenant in Fee): 9125 Rehco Road
San Diego, California 92121
(Refer to Section 01200 for contact information)

Architect **SBLM Architects**
(Tenant Improvement): 11430 N. Kendall Drive, Suite 310
Miami, FL 33176
305-412-9187

Mechanical/ Electrical Engineer **Acertus Consulting Group**
(Tenant Improvement): 14817 West 95th Street
Lenexa, KS 66215
913-322-5150

Structural Engineer (Tenant Improvement): **Bowman Engineering**
3939 Old Flowery Branch Road
Oakwood, GA 30566
770-297-0075

Civil Engineer (Tenant Improvement): **Kimley-Horn and Associates, Inc.**
333 Fayetteville Street, Suite 600
Raleigh, NC 27601
919-835-1494

Architect's Project Number 09147

Issued for Construction
February 26, 2010

()

()

()

Tenant Improvement for a
 New PETCO Store "Cary, NC"
 Crossroads Plaza
 213 Crossroads Boulevard
 Cary, NC 27518

Philip Magnuson
 Tenant Improvement Architect of Record
 NC License No. 8279

TABLE OF CONTENTS

00200	Instructions to Bidders	1 - 3
	<i>"Bidding Phase Request for Information" Form</i>	
00300	Form of Proposal	1 - 3
	<i>Agreement Between Owner and Contractor (NOT INCLUDED)</i>	
	<i>Attachment A List of Drawings</i>	
	<i>Attachment B Schedule of Values</i>	
	<i>Attachment C Unit Costs</i>	

DIVISION 1 – GENERAL REQUIREMENTS

01010	Summary of Work	1 - 5
01100	Bid Alternates, Voluntary Bid Alternates & Allowances	1 - 2
01200	Construction Administration	1 - 4
	<i>Contractor's "Construction Phase Request for Information" Form</i>	
01340	Submittals	1 - 4
	<i>Contractor's "Construction Phase Request for Product Substitution" Form</i>	
01410	Construction Quality Control Services	1 - 5
01420	Site Investigation Data NOT USED	0 - 0
	<i>Geotechnical Investigation Report</i>	
01700	Contract Closeout	1 - 5
	<i>Contractor's "Notice of Completion" Form</i>	
01710	Construction & Final Cleaning	1 - 3
01730	Reference Standards	1 - 2

DIVISION 2 – SITEWORK

02060	Demolition Work	1 - 4
02200	Earthwork NOT USED	0 - 0
02220	Trenching	1 - 3
02510	Asphalt Paving	1 - 2
02520	Concrete Paving NOT USED	1 - 2
02530	Asphalt Patching & Crack Sealing NOT USED	1 - 4
02710	Foundation Damp-proofing NOT USED	0 only
02720	Foundation Waterproofing & Drainage System NOT USED	0 only
02810	Irrigation System NOT USED	0 - 0
02950	Landscaping NOT USED	0 - 0

DIVISION 3 – CONCRETE

03300	Cast-In-Place Concrete	1 - 4
03310	Concrete Floor Preparation	1 - 2

DIVISION 4 – MASONRY

04220	Concrete Unit Masonry	1 - 3
-------	-----------------------------	-------

Tenant Improvement for a
 New PETCO Store "Cary, NC"
 Crossroads Plaza
 213 Crossroads Boulevard
 Cary, NC 27518

Philip Magnuson
 Tenant Improvement Architect of Record
 NC License No. 8279

DIVISION 5 – METALS

05120	Structural Steel	1 – 2
05200	Metal Joists	1 only
05300	Metal Decking	1 – 2
05400	Cold-Formed Metal Framing	1 – 2
05500	Metal Fabrications	1 – 4

DIVISION 6 – WOOD & PLASTICS

06200	Rough & Finish Carpentry	1 – 4
-------	--------------------------------	-------

DIVISION 7 – THERMAL & MOISTURE PROTECTION

07190	Moisture Mitigation Systems	1 – 3
07210	Building Insulation	1 – 2
07240	Water Managed EIFS NOT USED	1 – 3
07250	Exterior Insulation Finish System Repairs NOT USED	1 – 3
07500	Roofing System NOT USED	1 – 2
07540	Roofing System Repairs	1 – 3
07600	Sheet Metal	1 – 2
07720	Roof Accessories	1 – 3
07920	Sealants & Caulking	1 – 3

DIVISION 8 – DOORS & WINDOWS

08100	Metal Doors & Frames	1 – 2
08300	Special Doors	1 – 3
08410	Aluminum Entrance Doors & Storefront	1 – 6
08710	Finish Hardware	1 – 12
08800	Glazing	1 – 2

DIVISION 9 – FINISHES

09260	Gypsum Wallboard & Partition System	1 – 5
09310	Ceramic Tile	1 – 3
09510	Acoustical Ceiling	1 – 2
09650	Resilient Flooring	1 – 8
09660	Resilient Sheet Flooring	1 – 6
09670	Epoxy Finish on Concrete	1 – 4
09720	Special Wall Surfaces	1 – 2
09900	Painting	1 – 6
09910	Concrete Sealer	1 – 2

DIVISION 10 – SPECIALTIES

10150	Toilet Partitions NOT USED	1 only
10300	PETCO-Furnished & Contractor-Provided Items	1 – 19
10400	Exterior Building Signage	1 – 2

Tenant Improvement for a
New PETCO Store "Cary, NC"
Crossroads Plaza
213 Crossroads Boulevard
Cary, NC 27518

Philip Magnuson
Tenant Improvement Architect of Record
NC License No. 8279

DIVISION 11, 12, 13, 14 – Not Used

DIVISION 15 – MECHANICAL

15255	Seismic Restraints <i>(only if req'd by code)</i>	1 – 4
15300	Fire Suppression System	1 – 4
15400	Plumbing Systems	1 – 8
15500	HVAC Systems	1 – 6

DIVISION 16 – ELECTRICAL

16000	Electrical Systems	1 – 10
16600	Energy Management System	1 – 2

