UNICOR Elevator Modernization
UNICOR Central Office
400 First St. NW, Washington, DC

## Scope of Work

The Contractor shall furnish all supervision, labor, supplies/materials, licenses, permits, testing, inspections, machinery, tools, equipment, and services, including utility and transportation services required to perform and complete all work in accordance with the attached Drawings and Specifications titled "UNICOR ELEVATOR MODERNIZATION".

The scope of work involves, but is not limited to:

a) The modernization of three passenger traction elevator systems, including replacement of existing components and equipment with new as specified. New components include, but are not limited to: overhead gearless AC machines, VVVF drives, controllers, isolation transformers, governors, safeties, oil buffers, roller guides, car and hoistway doors, car door sills, door operators, cab interiors, car operating panels, emergency communication systems, car and hall fixtures, car interiors, and flooring.
b) The modernization of one service traction elevator system, including replacement of existing components and equipment with new as specified. New components include, but are not limited to: basement geared AC machine, VVVF drive, controller, isolation transformer, governor, safeties, roller guides, car doors and sills, door operators, cab shell, cab interior, car operating panel, emergency communication systems, car and hall fixtures, car interior, and flooring.
c) Removal and disposal of asbestos-containing materials and equipment.
d) Removal and disposal of lead-based paint materials.
e) Repair of cracks and spalls in concrete and masonry and miscellaneous concrete work.
f) Providing a new exterior door opening in an exterior masonry wall.
g) Providing a new exterior metal stair and landing on the existing roof and patching roof.
h) Metal fabrications and pit ladders.
i) Patching of fireproofing.
j) Firestopping of penetrations.
k) Providing new metal doors and frames.
l) Interior finishes and signage.
m) Fire sprinkler system alterations.
n) Providing new elevator sump pumps.
o) Providing new VRF HVAC systems for equipment rooms.
p) Electrical and lighting alterations.
q) Fire alarm and communications systems alterations.
r) Replacement of a chain-link partition and gate with new.

The Contractor shall be responsible for field verification for all quantities and field measurements. Any quantities, measurements, illustrations, drawings, or documents provided in the contract documents are for illustrative guidance only and are required to be verified by the Contractor prior to beginning work.

The Contractor shall be responsible for safety. All work shall be conducted in strict compliance with safety regulations and guidelines including OSHA requirements, and any applicable laws, codes and regulations.

The work shall comply with all referenced codes and standards including ASME A17.1 and the International Building codes.