

**JAYO DEVELOPMENT INC.**  
**10564 W. BUSINESS PARK LANE**  
**BOISE, ID 83709**  
**OFFICE: 208-322-3664 FAX: 208-322-3664**

**PARAMOUNT PARKS AT THE HIGHLANDS ASSISTED LIVING**

THE GENERAL CONTRACTORS SPECIFICATIONS FOR THE SCOPE OF WORK TO BE PERFORMED,  
NO EXCLUSIONS

DESCRIPTION: ELECTRICAL

**SPECIFICATIONS:**

1. INCLUDES MATERIAL / INSTALLATION OF ALL INTERIOR AND EXTERIOR ELECTRICAL CONDUIT AND WIRING AS PER PLANS AND SPECS. EXCLUDES LOW VOLTAGE WIRE FOR CABLE TV, PHONE, NURSE CALL STATIONS, FIRE AND SMOKE ALARMS, AND LIFE SAFTEY FEATURES. WIRING INCLUDES POWER SUPPLIED TO AUTOMATIC FIRE DOORS, POWER TO LOW VOLTAGE EQUIPMENT AS REQUIRED FOR NURSE CALL, FIRE ALARM SYSTEMS, TRANSFORMERS, ETC...
2. SUB-CONTRACTOR IS RESPONSIBLE FOR ANY AND ALL TRENCHING, AND COMPACTION RELATED TO THE ELECTRICAL CONTRACTORS SCOPE OF WORK, INCLUDES COMPACTION TESTS IF REQUIRED BY LOCAL BUILDING OFFICIALS, WITH THE EXCEPTION OF ANY TRENCHING OR INSTALLATION BY THE LOCAL POWER COMPANY.
3. INCLUDES MATERIAL / INSTALLATION OF ALL INTERIOR AND EXTERIOR LIGHTS, EXIT SIGNS, BATTERY BACKED EMERGENCY LIGHTS AND ALL OTHER ELECTRICAL LIGHTING FIXTURES.
4. INCLUDES PROVIDING TEMPORARY POWER AT A FEW DESIGNATED LOCATIONS ON THE JOB SITE.
5. INCLUDES INSTALLING TEMPORARY LIGHTING IN BUILDING CORRIDORS, STAGING / STORAGE AREAS, AND COMMON AREAS FOR SECURITY AND SAFTEY.
6. INCLUDES TEMPORARY EXTERIOR LIGHTING BY WAY OF FLOOD LIGHTS IN A FEW DESIGNATED LOCATIONS.
7. INCLUDES ALL CLEAN UP RELATED TO SUB-CONTRACTORS WORK DEPOSITED INTO DESIGNATED LOCATION.
8. INCLUDES ANY CONCRETE WORK RELATED TO THE ELECTRICAL CONTRACTORS SCOPE OF WORK.
9. CONTRACT INCLUDES INSTALLING UNDER GROUND CONDUIT FOR POWER, PHONE, CABLE AND LOW-VOLTAGE FROM PROPERTY LINE TO THE BUILDING.
10. INCLUDES PROVIDING TEMPORARY POWER TO HEATING AND COOLING UNITS THROUGH OUT CONSTRUCTION AS NEEDED TO HELP MAINTAIN JOB SCHEDULES.
11. INCLUDES INSTALLING ALL EXTERIOR COMMON AREA LIGHTING AND PARKING LOT LIGHTS. 1

12. INCLUDES THE INSTALLATION OF SECONDARY CONDUITS, WIRE, TRANSFORMER PAD AND SWITCH GEAR PAD AS PER PLAN. NOTE THAT THESE ITEMS WILL NEED TO BE INSTALLED FIRST THING UPON COMMENCING WORK ON THE PROJECT ALONG WITH INSTALLING SWITCH GEAR TO ESTABLISH TEMPORARY POWER AS SOON AS POSSIBLE. THE GENERAL CONTRACTOR WILL CONTACT THE SUB-CONTRACTOR IN WRITING UPON OBTAINING BUILDING PERMIT TO AUTHORIZE THE MATERIALS ORDER. (CONDUIT TRANSFORMER PAD, SWITCH GEAR, ETC)
13. INCLUDES MATERIALS AND INSTALLATION OF FIRE PUTTY AND FIRE CAULK ALONG WITH METAL WIRING SLEEVES AS REQUIRED BY CODE FOR RATED WALL PENETRATIONS AND ASSEMBLIES, INCLUDES ATTIC SPACE.
14. INCLUDES WIRING FOR EXTERIOR FIRE SPRINKLER ALARM BELL.
15. INCLUDES WIRING AND ELECTRICAL BOXES AS NEEDED FOR THE INSTALLATION OF HANDICAP AUTOMATIC DOORS AS NEEDED.
16. INCLUDES INSTALLING SLEEVES AS NEEDED UNDER PAVEMENT AND CONCRETE FOR FUTURE INSTALLATIONS OF WIRING / CONDUIT.
17. INCLUDES THE INSTALLATION OF DOOR BELL SYSTEMS FOR THE INDIVIDUAL UNITS.
18. INCLUDES THE INSTALLATION OF WATER PROOF FLASHINGS FOR ROOF AND WALL PENETRATIONS OR FOR EQUIPMENT AS NEEDED.
19. INCLUDES A FINAL WALK THROUGH WITH THE JOB SUPERVISOR AND THE FACILITY ADMINASTRATOR TO EXPLAIN WARRANTY PROGRAM, SYSTEM FUNCTIONS AND TROUBLE SHOOTING.
20. INCLUDES SUPPLYING GENERAL CONTRACTOR WITH CLEAN SET OF RED LINED PLANS CONTAINING AS BUILTS FOR ITEMS THAT WERE CHANGED FROM ORIGINAL PLANS. THE PLANS ARE TO BE SUPPLIED WITHIN 30 DAYS OF COMPLETION OF THE PROJECT.
21. INCLUDES SUPPLYING THE GENERAL CONTRACTOR WITH THREE COPIES OF EQUIPMENT AND FIXTURE CUT SHEETS FOR APPROVAL.

Please contact Cameron Jayo for bid Dates, to submit bids and for any additional bid information at: [cameron.paramountparks@gmail.com](mailto:cameron.paramountparks@gmail.com)

THE SUB-CONTRACTOR PROPOSAL INCLUDES BUT IS NOT LIMITED TO THE ITEMS ABOVE, THE SUB-CONTRACTOR UNDERSTANDS THE ALL ITEMS MUST BE AS PER PLAN, AND SPECS, AND MUST MEET LOCAL BUILDING CODE REQUIREMENTS UNLESS NOTED OTHERWISE.