

SPECIAL CONDITIONS, INCLUSIONS AND EXCLUSIONS

1. Specific Inclusions: (Included but not limited to)
 - A. Complete [define scope] except as modified otherwise herein.
 - B. This project is governed by the Leadership in Energy and Environmental Design (LEED) green building rating system. You can familiarize yourself with this rating system at the United States Green Building Council (USGBC) website (www.usgbc.org). Subcontractor will participate fully as required to achieve LEED certification, per the point strategy outlined in the Exhibit N LEED-NC Version 4 Registered Project Checklist.
 - C. For LEED prerequisites, credits and other LEED documentation that must be approved prior to putting work in place, Subcontractor will submit LEED items concurrent with the related submittals required by contract documents. Submittals will be made early enough to allow adequate time for review and approval prior to ordering materials and installing work.
 - D. LEED prerequisites and credits that document installed work will be submitted with each Subcontractor application for payment. Subcontractor payment may be withheld per Subcontract Article 4 Progress Payments if required LEED information has not been submitted.
 - E. Where required as related to the subcontract scope of work, the following LEED templates will be submitted. Subcontractor should submit a draft template as the subcontract work begins and again at least 30 days prior to subcontractor's final pay application.
 - Materials & Resources (MR) Credit Construction and Demolition Waste Management
 - Materials & Resources (MR) Credit Building Product Disclosure and Optimization – Environmental Product Declarations
 - Materials & Resources (MR) Credit Building Product Disclosure and Optimization – Sourcing of Raw Materials Materials & Resources (MR) Credit Building Product Disclosure and Optimization – Material Ingredients Indoor Environmental Quality (IEQ) Credit Construction Indoor Air Quality Management Plan

(to include filtration media information and photographs with labeling indicating SMACNA approach information)
 - Indoor Environmental Quality (IEQ) Credit Indoor Air Quality Assessment



- Indoor Environmental Quality (IEQ) Credit Low Emitting Materials

(submit lists required by Low Emitting Materials letter template for adhesives and sealants, interior paints and coatings, flooring systems, composite wood and agrifiber, ceilings, thermal and acoustic insulation, and furniture systems)

The Owner will review these documents for completion and correctness before releasing final payment. Reference Exhibit N for LEED templates.

- F. We will divert as much demolition and construction waste from the landfill as possible, which will require everyone's diligence and effort. Subcontractor will deposit trash in properly designated waste receptacles provided by the contractor located at the recycle center on site as required by Exhibit N Construction Waste Management Plan (see LEED Materials & Resources Prerequisite Construction and Demolition Waste Management Planning and Credit Construction and Demolition Waste Management for more information). Subcontractor will maintain waste containers in work areas as needed to accomplish segregation of Subcontractor's material. Costs incurred by the contractor to deposit the Subcontractor's trash in waste receptacles, or to remove trash deposited in the wrong receptacles by this Subcontractor, will be invoiced to this Subcontractor. If dumpsters designated for recycling materials must be taken to the landfill because of contamination caused by this Subcontractor, associated tipping fees will be invoiced to this Subcontractor.
- G. To provide the best possible air quality for future building occupants, we will keep conditioned air pathways and other parts of the building clean, dry and dust free during construction. Subcontractor will limit dust accumulation in the building, remove dust that is created by the subcontractor's work, follow moisture control procedures and otherwise comply with the requirements of Exhibit N Construction Indoor Air Quality Plan.
- H. Subcontractor will submit materials that comply with emissions testing and volatile organic compound (VOC) materials requirements of the contract documents, and will off-gas products containing VOC's per Exhibit N Construction Indoor Air Quality Plan.
- I. Wood that is physically incorporated into this project, and wood used temporarily to build this project (such as formwork and temporary construction barriers) will be certified by the Forest Stewardship Council (FSC). (reference LEED MR Credit Building Product Disclosure and Optimization – Sourcing of Raw Materials). Qualified Vendors List (latest list is available at www.fscus.org). Subcontractor must have submitted a proper, complete FSC Bid Assurance Form prior to ordering materials and beginning work. Subcontractor will submit FSC Chain of Custody (COC) certificates prior to purchasing wood materials. Subcontractor will submit FSC certified product invoices from qualified suppliers monthly and will maintain and submit monthly the FSC Product Accounting Form. Product invoices are required to have the FSC certified company COC number referring to the certified products on a



line item basis. Subcontractor will submit FSC Project Documentation Summary Form for wood products used as part of this Contract.

- J. Where required as related to the subcontract scope of work, Subcontractor will participate in the following activities relating to Energy & Atmosphere (EA) Credit Enhanced Commissioning: focused review of contract documents, reviews of submittals and additional commissioning activities required by third party Commissioning Authority, development of Re-commissioning Management Manual, near-warranty end and post occupancy re-commissioning activities.
 - K. Where required as related to the subcontract scope of work, provide training to Owner personnel for LEED related systems, such as recycled material storage and collection systems, water conserving plumbing fixtures, and lighting and thermal comfort control systems.
4. Specific Exclusions:
- A. Define.

END OF SECTION

