

## **SECTION 01 21 00**

### **ALLOWANCES**

#### **PART 1 – GENERAL**

##### **1.1 SCOPE**

- A. This Section includes administrative and procedural requirements governing the following types of allowances:
  - 1. Cash allowances.
  - 2. Contingency allowance.
- B. Authorization of Allowances:
  - 1. Work that will be paid under an allowance will be authorized in writing by CONTRACTOR with written agreement by OWNER.
  - 2. Do not perform Work under an allowance without written authorization by CONTRACTOR and written agreement of OWNER.

##### **1.2 CASH ALLOWANCES**

- A. Cash allowances are stipulated amounts for anticipated Work and purchase of materials or equipment not specified and included in the Scope of Work. No CONTRACTOR services, overhead and profit will be included and paid under this allowance item.
- B. At earliest practical date after the Contract Times commence running, notify ENGINEER of date when final description of Work and selection and purchase of each material or equipment described by an allowance must be completed to avoid delaying the Work.
- C. Consult with ENGINEER in selecting Suppliers and obtain proposals for price and time from selected suppliers. Submit proposals to ENGINEER along with recommendations relevant to furnishing and installing products covered in the allowance.
- D. Purchase materials or equipment from Suppliers selected by CONTRACTOR and approved by ENGINEER.
- E. Submit invoices or delivery slips to show actual cost and quantity of materials or equipment furnished and used in fulfilling each allowance.
- F. Prepare unused materials or equipment for storage by OWNER, when not economically practical to return for credit. Deliver to storage space at the Site designated by OWNER.

### 1.3 CONTINGENCY ALLOWANCE

- A. The Guaranteed Maximum Price (GMP) includes a Construction Contingency allowance for use by CONTRACTOR with OWNER approval to cover unanticipated costs.
- B. When authorization of Work under the contingency allowance is contemplated by CONTRACTOR, CONTRACTOR shall submit to ENGINEER and OWNER the defined scope and cost for approval which approval will not be unreasonably withheld.

### PART 2 – PRODUCTS (NOT USED)

### PART 3 – EXECUTION

#### 3.1 SCHEDULE OF ALLOWANCES

- A. Cash Allowances:
  - 1. This Project includes a general cash allowance for anticipated Work, materials and equipment that will need to be proposed and agreed upon during construction. The general categories for the cash allowance items include the following:
    - a. Landscaping (primarily anticipated at, but not limited to, the Administration Building)
    - b. Laboratory equipment
    - c. Furniture and appliances including, but not limited to, furniture, appliances, shelving, markerboards and tackboards, and Administration Building conference room projector, screen, and speakers.
    - d. Time sensitive controls equipment including, but not necessarily limited to desktop computers, HMI workstations, SCADA servers and historian, and software licenses
    - e. Maintenance Building build-out beyond basic weathertight building shell including floor, walls, roof, doors, along with HVAC, plumbing, and electrical as shown on the Drawings
    - f. Security/Communication equipment including, but not limited to, security, monitoring, access controls, phones and data systems and installation and programming of said equipment, as described more fully in separate documentation made available to CONTRACTOR
  - 2. CONTRACTOR shall prepare task orders to be reviewed and approved by the ENGINEER and OWNER for any Work, materials, and equipment purchased and installed under this pay item.
- B. Construction Contingency Allowance:

1. The Construction Contingency is a general contingency allowance that is included in the GMP.

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