

Interior Finish Narrative

RE: Werner Electric Supply
Project No. 82652-17005

Subject: Interior Design Level of Finish / Allowances

Date: ~~4/19/2017~~ Revised 09/18/2017

General Summary of finishes throughout:

- All material cost allowances to not include dealer markup, shipping, handling, installation, and any adhesives or sundries needed.
- All custom millwork to be:
 - Wood Species: White Oak, rift cut.
 - Stain: Custom Stain
 - Cabinetry Pulls: 6" bar pulls
- All interior doors to be 8'-0" high
- All interior wood veneer doors to be:
 - Wood Species: White Oak, rift cut.
 - Stain: Custom Stain.
 - Hardware Finish: Satin nickel
- Standard ceiling height throughout to be: 10'-0" high (U.N.O.).
- No vinyl wallcovering to be installed on exterior walls.
- All ceramic tile grout, vertical and horizontal to be epoxy.
- Provide the following amount of attic stock per product:
 - Carpeting: 3% of all specified styles
 - Ceramic Tile: 5% of all specified styles
 - Acoustical Ceiling Tile: (1) box/carton per style
 - Sheet Flooring: 3% of all specified styles
 - Base Products: 3% of all specified styles
 - Paint: (1) Gallon per specified paint color
- Standard wall/paint finishes/sheen:
 - Walls: Level 4 finish – eggshell.
 - Ceilings: Level 5 finish – flat finish
 - Hollow Metal Door/Window Frames: Semi-gloss

- The following areas require walls to deck:
 - Separation wall between the office area and warehouse
 - Training Room

Item No.	Area	Description
1.01	Vestibule	<p>Flooring: Walk-Off carpet tile with 1'-0" porcelain tile perimeter. Base: 4" porcelain tile base. Walls: Paint. Ceiling: Painted gyp. board. Millwork/Casework: N/A Lighting: 4" recessed LED cans. Misc. /Additional: N/A</p>
1.02	Showroom	<p>Flooring: Polished concrete with medium exposed aggregate finish. Base: 4" rubber wall base. Walls: Paint. Ceiling: Exposed to deck with (10) Soundscapes Shapes, ceiling clouds by Armstrong. Millwork/Casework: Custom PLAM Help Desk with quartz transaction top and plastic laminate work surface top, stainless steel base. Lighting: 1' x 8' suspended direct / indirect LED fixtures supplemented with perimeter wall washing LED track lighting. Misc. / Additional: Signage behind reception desk to be brushed aluminum on metal standoffs. Reclaimed wood soffit above desk that waterfalls down (1) wall to floor.</p>

1.03 Training Room



Flooring: Carpet tile - 24" x 24" tile, \$28.00 per yard allowance, material only.

Base: 4" rubber wall base.

Walls: Paint.

Ceiling: 75% ACT - 2' x 2' Armstrong Ultima with 9/16" grid, tegular. 25% painted gyp. board soffits.

Millwork/Casework: Custom millwork built-in credenza, plastic laminate vertical, Corian Price D tops. (2) 4' x 6' glass marker boards with 6' linear PLAM marker tray below.

Misc. /Additional: (8) Floor boxes for powering tables.

1.04 Conference Room

Flooring: Carpet tile - 24" x 24" tile, \$28.00 per yard allowance, material only.

Base: 4" rubber wall base.

Walls: (1) One wall to receive Wolf Gordon Wink Dry-Erase paint (covering entire wall). Paint at other walls.

Ceiling: 75% ACT - 2' x 2' Armstrong Ultima with 9/16" grid, tegular. 25% Painted gyp. board.

Millwork/Casework: Custom millwork built-in credenza, plastic laminate vertical, Corian Price D tops. 12' linear PLAM marker tray at writable surface.

Misc. /Additional: (1) Floor box for powering table.

1.05 Private Offices

Flooring: Carpet tile - 24" x 24" tile, \$24.00 per yard allowance, material only.

Base: 4" high rubber base.

Walls: Paint.

Ceiling: ACT-2' x 2' Armstrong Ultima with 9/16" grid, tegular.

Millwork/Casework: N/A

Lighting: 2x4 direct/ indirect recessed LED fixture.

Misc. /Additional: N/A

1.06 Open Office / Breakout Areas

Flooring: Carpet tile, \$24.00 per square yard allowance, material only.

Base: 4" high rubber base.

Walls: Paint.

Ceiling: 70% ACT - 2' x 2' Armstrong Optima with 9/16" grid, tegular. 10% painted gyp. board soffits and 20% exposed to deck with (20) Soundscapes Shapes, ceiling clouds by Armstrong.

Lighting: 70% 2x4 recessed direct/ indirect LED fixtures, 30% suspended direct/ indirect LED fixtures

Misc. /Additional: Floor boxes for powering workstations.

1.07 Break Room

Flooring: LVT, installed in a pattern with (2) colors. \$3.50/ SF allowance, material only.

Base: 4" rubber wall base.

Walls: Decorative glass mosaic tile at casework from top of base cabinet to underside of upper cabinets, \$24.50 per square foot allowance. Paint at all other locations.

Ceiling: 75% ACT - 2' x 2' Armstrong Optima with 9/16" grid, tegular. 25% painted gyp. board soffits.

Millwork/Casework: Plastic laminate vertical surfaces with quartz countertop. Stainless Steel undermount sink.

Lighting: (10) Pendants light fixtures, \$450 each allowance. LED under cabinet lighting at millwork. .

Misc. /Additional: Walls to 6" above ceiling.

1.08 Copy/ Work

Flooring: LVT, \$3.50/ SF allowance, material only.

Base: 4" high rubber base

Walls: Paint.

Ceiling: ACT-2' x 2' Armstrong Optima with 9/16" grid, tegular.

Millwork/Casework: Custom Millwork storage, plastic laminate work counter with plastic laminate top.

1.09 Server Room

Flooring: VCT

Base: 4" high rubber base.

Walls: Paint, full height plywood at (2) walls.

Ceiling: ACT-2' x 2' Armstrong Optima with 9/16" grid, tegular.

Millwork/Casework: N/A

Misc. /Additional: N/A

1.10 Storage

Flooring: VCT

Base: 4" high rubber base.

Walls: Paint.

Ceiling: ACT-2' x 2' Armstrong Optima with 9/16" grid, tegular.

Millwork/Casework: N/A

Misc. /Additional: N/A

1.11 Toilet Rooms

Flooring: Porcelain tile - \$4.50/SF allowance, material only.

Base: Schluter metal cove base.

Walls: 5'-0" ceramic tile wainscot with schluter trim cap - \$4.50/SF allowance, material only with 6" band decorative glass mosaic tile, \$24.50 per square foot allowance. Paint above tile wainscot.

Ceiling: Painted gyp. board.

Millwork/Casework: Solid surface countertops with integral solid surface sinks and plastic laminate apron/ fascia.

Lighting: Vanity light: 30" wide bath light fixture - \$250 allowance per fixture. Supplement with 4" recessed LED cans.

Misc. /Additional: Floor-mounted painted metal toilet partitions.

1.12 Warehouse

Flooring: Sealed Concrete

Base: 4" rubber wall base at gyp. bd walls.

Interior Walls: Painted gyp bd.

Exterior Walls: Painted precast

Ceiling: Exposed, painted finish.

Millwork/Casework: N/A

Misc. /Additional: 4'-0" stainless steel corner guards at all outside corners.

1.13 Janitor Room

Flooring: Sealed Concrete

Base: 4" Rubber Wall Base

Walls: Epoxy paint, 4'x8' FRP at mop sink, both sides.

Ceiling: ACT 2'x2' Armstrong Optima with 9/16" tegular grid

Millwork/Casework: N/A

Misc. /Additional: Mop sink.