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architecture • civil engineering • landscape architecture • interior design

December 17, 2010

Dale White Jr.
DAG Construction
4924 Winton Road
Cincinnati, Ohio 45232

Re: Gallatin County Lower Elementary Addition & Renovations
Gallatin County, Kentucky
BG 09-261
RTA 0840

Dear Mr. White:

Thanks for investigating the issues with the door frames at the Gallatin County Lower Elementary School project. Please consider this letter as a response to your December 8th letter you sent via email to our office *and* additionally as a response to the recommendations made by Sherwin Williams sent to our office via email on December 17th on the remediation efforts for resolving the flaking/peeling issue on the doorframes in question.

Upon our review we respond as follows:

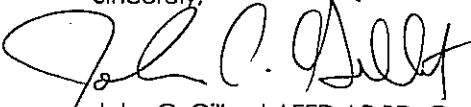
1. The recommendations by Sherwin Williams are attached to this letter for reference and the Contractor may proceed with corrective actions on the frames requiring this effort as investigated by the Contractor, applicable subcontractors, and manufacturers in accordance with contract document requirements.
2. In response to your letter concerning the efforts and implied costs of the remedial efforts we must refer first refer you to Specification Section 099000 – Painting (Professional Line Products) Part 1.02, sub part b4, which reads (and attached to this letter for reference):
 - a. "It shall be the full responsibility of the painter to verify all paint, including block filler types to determine if paint(s) system specified are compatible with one another and with the substrates indicated under conditions of service and application, as demonstrated by painter/manufacturer based on testing and field experience."

It is the expectation that the Contractor/Painting team checks on and prepares surfaces prior to the application of professional line painting products on a project. Once paint is applied to substrates, the Contractor/Painter then takes on the responsibility of accepting a substrate in the condition for which they have applied paint, filler or other applied surfacing materials under this specification. While the specification sections concerning preparation and materials that you highlight in your letter may have been performed, they likely would not have held up without diligence in the investigation of existing substrates that these systems were to be applied to as noted above.

If materials needed beyond the original scope of products noted in specifications are needed, they would have likely been realized if the checking of the existing substrates had been performed prior to the application of paint products. Efforts could have then at the appropriate time been made by the Contractor prior to original applications to inquire about material adjustments if those costs were merited. However, as corrective measures the Contractor and applicable subcontracting parties must realize or incur the burden of cost to make the corrective actions occur to meet the specification intent.

Please proceed with diligence on the corrective measures concerning the frames to remove the flaking paint and apply the new systems as noted in Sherwin Williams attached recommendations. If you have any questions or concerns on this topic please do not hesitate to contact our office.

Sincerely,



John C. Gilbert, LEED AP BD+C
Project Manager

/jcg

Enclosures Sherwin Williams Recommendations on frame paint remediation (6 pages)
DAG letter sent via email December 8th (1 page)
Copy of specification 099000-1 (1 page)

c: Dorothy Perkins, Superintendent, Gallatin County
Leonard Whalen, Deputy Superintendent, Gallatin County
Ronald E. Murrell, Jr., AIA, LEED AP BD+C
Dan Colvin, IIDA, CID
Sarah Johnson, LEED Green Associate
File 0840-4A
LI121217-paintresponse-0840

SCHEDULE

Interior Finishes

Steel

Prime Coat: B66W00310 - Pro Industrial Pro-Cryl® Universal Primer Off White

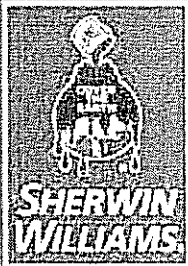
Remove existing beige coating by scraping/sanding. After removal of beige coating, wipe frames with denatured alcohol to remove sanding dust and any residue. Prime with pro-cryl universal primer.

Coat 1: B34W08251 - PM200 WB ALK SG EW

Coat 2: B34W08251 - PM200 WB ALK SG EW

END OF SECTION

Data Pages



PRO

INDUSTRIAL

PRO-CRYL®

UNIVERSAL PRIMER

BB6W310 Series

CHARACTERISTICS

Pro Industrial Pro-Cryl Universal Primer is an advanced technology, self cross-linking acrylic primer. It is rust inhibitive and designed for both construction and maintenance applications. It can be used as a primer under water-based or solvent-based high performance topcoats.

- Rust inhibitive
- VOC compliant
- Single component
- Early moisture resistant
- Fast dry
- Low temperature application
- Interior and exterior use
- Suitable for use in USDA inspected facilities

Color: Off White, Gray, Red Oxide
Recommended Spread Rate per coat:
 Wet mils: 5.0 - 10.0
 Dry mils: 2.0 - 4.0
Coverage: 156 - 312 sq ft/gal
 approximate

NOTE: Brush or roll application may require multiple coats to achieve maximum film thickness and uniformity of appearance.
Drying Schedule @ 6.0 mils wet @ 50% RH:

	40°F	77°F	120°F
To touch:	2 hrs	40 min	20 min
Tack free:	8 hrs	2 hrs	1 hr
To recoat:	16 hrs	4 hrs	2 hrs
To cure:	45 days	30 days	14 days

Drying time is temperature, humidity, and film thickness dependent.

Finish: Low sheen
Flash Point: >200°F, Seta Flash
Shelf Life: 36 months, unopened
 Store indoors at 40°F to 100°F.

Tinting: Do not tint
B66W310 (may vary by color)
VOC (EPA Method 24): Unreduced:
 <100g/L; <0.83 lb/gal
Volume Solids: 39% ± 2%
Weight Solids: 53% ± 2%
Weight per Gallon: 10.8 lb



SPECIFICATIONS

Steel, waterborne topcoat:

- 1 ct. Pro Industrial Pro-Cryl Universal Primer
- 1-2 cts. Pro Industrial 0 VOC Acrylic or Sher-Cryl HPA or Pro Industrial Multi-Surface Acrylic
- DTM Acrylic Coating
- or Metalatex Semi-Gloss
- or Pro Industrial Hi-Bild Waterbased Epoxy
- or WB Industrial Enamel

Steel, solvent borne topcoat:

- 1 ct. Pro Industrial Pro-Cryl Universal Primer
- 1-2 cts. Pro Industrial High Performance Epoxy
- or Sherthane 2K Urethane
- or Acrolon 218 HS Polyurethane
- or Tile-Clad High Solids

Steel / Aluminum / Galvanized:

- 1 ct. Pro Industrial Pro-Cryl Universal Primer

Acceptable topcoats for:

Light Service:

- 1-2 cts. Metalatex Semi-Gloss
- or Pro Industrial Industrial Enamel 100
- or Industrial Urethane Alkyd

Moderate Service:

- 1-2 cts. Pro Industrial 0 VOC Acrylic
- or Sher-Cryl HPA
- or DTM Acrylic Coating
- or Steel-Master 9500
- or Hydrogloss

Severe Service:

- 1-2 cts. Pro Industrial Hi-Bild Waterbased Epoxy
- or Poly-Lon HP Polyurethane
- or Hi-Solids Polyurethane
- or Waterbased Acrolon 100

System Tested: (unless otherwise indicated)

- Substrate:** Steel
- Surface Preparation:** SSPC-SP10
- 1 ct. Pro Industrial Pro-Cryl Universal Primer
- 1 ct. Sher-Cryl High Performance Acrylic

As of 03/09/10, Complies with:			
OTC	Yes	LEED® 09 CI	Yes
SCAQMD	Yes	LEED® 09 NC	Yes
CARB	Yes	LEED® 09 CS	Yes
MPI Spec #	107	LEED® 09 S	Yes
NAHB	Yes		

Adhesion:

- Method:** ASTM D4541
- Result:** 500 psi

Moisture Condensation Resistance:

- Method:** ASTM D4585, 100°F, 1250 hours
- Result:** Passes

Corrosion Weathering:

- Method:** ASTM D5894, 10 cycles, 3360 hours
- Result:** Passes

Pencil Hardness:

- Method:** ASTM D3363
- Result:** H

Direct Impact Resistance:

- Method:** ASTM D2794
- Result:** >140 in. lbs.

Salt Fog Resistance:

- Method:** ASTM B117, 1250 hours
- Result:** Passes

Dry Heat Resistance:

- Method:** ASTM D2485
- Result:** 200°F

Provides performance comparable to products formulated to federal specification: AA50557 and Paint Specification: SSPC-Paint 23.

Flexibility:

- Method:** ASTM D522, 180° bend, 1/4" mandrel
- Result:** Passes

PRO INDUSTRIAL™ PRO-CRYL® UNIVERSAL PRIMER

SURFACE PREPARATION

WARNING! Removal of old paint by sanding, scraping or other means may generate dust or fumes that contain lead. Exposure to lead dust or fumes may cause brain damage or other adverse health effects, especially in children or pregnant women. Controlling exposure to lead or other hazardous substances requires the use of proper protective equipment, such as a properly fitted respirator (NIOSH approved) and proper containment and cleanup. For more information, call the National Lead Information Center at 1-800-424-LEAD (in US) or contact your local health authority.

Surface must be dry and in sound condition. Remove oil, dust, dirt, loose rust, peeling paint and other contaminants to ensure adequate adhesion.

Do not use hydrocarbon solvents for cleaning.

Iron and Steel:

Minimum surface preparation is Hand Tool Cleaning per SSPC-SP2. Remove all oil and grease from the surface per SSPC-SP1. For better performance, use Commercial Blast Cleaning per SSPC-SP6.

Aluminum:

Remove all oil, grease, dirt, oxide and other foreign material per SSPC-SP1.

Galvanizing

The surface should be weathered for 6 months prior to painting. Remove all oil and grease per SSPC-SP1. Rusty galvanizing requires a minimum of Hand Tool Cleaning per SSPC-SP2.

Previously Painted Surfaces:

If in sound condition, clean the surface of all foreign material. Smooth, hard or glossy coatings and surfaces should be dulled by abrading the surface. Apply a test area, allowing paint to dry one week before testing adhesion. If adhesion is poor, or if this product attacks the previous finish, removal of the previous coating may be necessary. If paint is peeling or badly weathered, clean surface to sound substrate and treat as a new surface as above.

APPLICATION

Refer to the MSDS sheet before use

Temperature: 40°F minimum
120°F maximum
(air, surface, and material)
At least 5°F above dew point
Relative humidity: 85% maximum

The following is a guide. Changes in pressures and tip sizes may be needed for proper spray characteristics. Always purge spray equipment before use with listed reducer. Any reduction must be compatible with the existing environmental and application conditions.

Reducer/Clean Up: Water

Airless Spray

Pressure 2000 psi
Hose 1/4" ID
Tip .015" - .019"
Filter 60 mesh
Reduction Not recommended

Conventional Spray

Gun Binks 95
Fluid Nozzle 66
Air Nozzle 63PB
Atomization Pressure 60 psi
Fluid Pressure 25 psi
Reduction As needed up to 5% by volume

Brush

Brush Nylon/Polyester
Reduction Not recommended

Roller

Cover 3/8" woven with phenolic core
Reduction As needed up to 5% by volume

If specific application equipment is not listed above, equivalent equipment may be substituted.

CLEANUP INFORMATION

Clean spills and spatters immediately with soap and warm water. Clean hands and tools immediately after use with soap and warm water. After cleaning, flush spray equipment with Mineral Spirits to prevent rusting of the equipment. Follow manufacturer's safety recommendations when using Mineral Spirits.

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**SHERWIN
WILLIAMS.**

As of 09/13/2010, Complies with:		
OTC	Yes	LEED® 09 CI Yes
SCAQMD	No	LEED® 09 NC Yes
CARB	Yes	LEED® 09 CS Yes
MPI Spec #	No	LEED® H Yes
NGBS	Yes	

103.36

ProMar® 200

INTERIOR WATERBASED ACRYLIC-ALKYD SEMI-GLOSS B34W8200 SERIES

CHARACTERISTICS

ProMar 200 Interior Waterbased Acrylic-Alkyd Semi-Gloss is a quality product designed for the professional. This product is recommended for interior application on primed plaster, wallboard, wood, masonry, and primed metal.

Color: Most colors
Coverage: 350 - 400 sq ft/gal
@ 4 mils wet; 1.7 mils dry

Drying Time, @ 77°F, 50% RH:
temperature and humidity dependent

Tack Free 15 - 30 minutes

Touch/hard: 1-2 hours

Recoat: 3-4 hours

Finish:
24 hours 45-55 units @ 60°
30 days 40-50 units @ 60°

Flash Point: N/A

Tinting with Blend-A-Color:

Base	oz/gal	Strength
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Extra White	0-5	100%
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Deep Base	4-12	100%
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Vehicle Type: Acrylic-Alkyd Hybrid

B34W08251

VOC (less exempt solvents):
78 g/L; 0.65 lb/gal

Volume Solids: 37 ± 2%

Weight Solids: 50 ± 2%

Weight per Gallon: 10.5 lb

SPECIFICATIONS

Block

- 1 ct. Loxon Block Surfacers
- 2 cts. ProMar 200 Interior Waterbased Acrylic-Alkyd Semi-Gloss

Drywall

- 1 ct. ProMar 200 Latex Primer
- 2 cts. ProMar 200 Interior Waterbased Acrylic-Alkyd Semi-Gloss

Masonry

- 1 ct. Loxon Concrete & Masonry Primer
- 2 cts. ProMar 200 Interior Waterbased Acrylic-Alkyd Semi-Gloss

Plaster

- 1 ct. Premium Wall & Wood Primer
- 2 cts. ProMar 200 Interior Waterbased Acrylic-Alkyd Semi-Gloss

Wood

- 1 ct. Premium Wall & Wood Primer
- 2 cts. ProMar 200 Interior Waterbased Acrylic-Alkyd Semi-Gloss

SURFACE PREPARATION

WARNING! Removal of old paint by sanding, scraping or other means may generate dust or fumes that contain lead. Exposure to lead dust or fumes may cause brain damage or other adverse health effects, especially in children or pregnant women. Controlling exposure to lead or other hazardous substances requires the use of proper protective equipment, such as a properly fitted respirator (NIOSH approved) and proper containment and cleanup. For more information, call the National Lead Information Center at 1-800-424-LEAD (in US) or contact your local health authority.

Remove all surface contamination by washing with an appropriate cleaner, rinse thoroughly and allow to dry. Scrape and sand peeled or checked paint to a sound surface. Sand glossy surfaces dull. Seal stains from water, smoke, ink, pencil, grease, etc. with the appropriate primer/sealer

Drywall

Fill cracks and holes with patching paste/spackle and sand smooth. Joint compounds must be cured and sanded smooth. Remove all sanding dust.

Masonry, Concrete, Cement, Block

All new surfaces must be cured according to the supplier's recommendations—usually about 30 days. Remove all form release and curing agents. Rough surfaces can be filled to provide a smooth surface. If painting cannot wait 30 days, allow the surface to cure 7 days and prime the surface with Loxon Concrete & Masonry Primer.

ProMar® 200**INTERIOR WATERBASED
ACRYLIC-ALKYD SEMI-GLOSS
B34W8200 SERIES****SHERWIN
WILLIAMS.****SURFACE PREPARATION****Plaster**

Bare plaster must be cured and hard. Textured, soft, porous, or powdery plaster should be treated with a solution of 1 pint household vinegar to 1 gallon of water. Repeat until the surface is hard, rinse with clear water and allow to dry.

Wood

Sand any exposed wood to a fresh surface. Patch all holes and imperfections with a wood filler or putty and sand smooth.

Mildew

Remove before painting by washing with a solution of 1 part liquid bleach and 3 parts water. Apply the solution and scrub the mildewed area. Allow the solution to remain on the surface for 10 minutes. Rinse thoroughly with water and allow the surface to dry before painting. Wear protective eyewear, waterproof gloves, and protective clothing. Quickly wash off any of the mixture that comes in contact with your skin. Do not add detergents or ammonia to the bleach/water solution.

Caulking

Gaps between walls, ceilings, crown moldings, and other interior trim can be filled with the appropriate caulk after priming the surface.

APPLICATION

Apply at temperatures above 50°F.

No reduction necessary

Brush

Use a nylon/polyester brush.

Do not use a China bristle brush.

Roller

Use a 1/4" - 3/4" nap Soft Woven cover

Spray—Airless

Pressure 2000 psi

Tip (fine finish)010"-.014"

(A fine finish tip is the preferred method of spray application due to the characteristics of this product. You can spray with tips from .013" to .017"; however, you should test the application on the particular item being painted.)

CLEANUP INFORMATION

Clean spills, spatters, hands and tools immediately after use with soap and warm water. After cleaning, flush spray equipment with mineral spirits to prevent rusting of the equipment. Follow manufacturer's safety recommendations when using mineral spirits.

CAUTIONS

Non-photochemically reactive.
For interior use only.

CAUTIONS

Use only with adequate ventilation. To avoid overexposure, open windows and doors or use other means to ensure fresh air entry during application and drying. If you experience eye watering, headaches, or dizziness, increase fresh air, or wear respiratory protection (NIOSH approved) or leave the area. Avoid contact with eyes and skin. Wash hands after using. Keep container closed when not in use. Do not transfer contents to other containers for storage. **FIRST AID:** In case of eye contact, flush thoroughly with large amounts of water for 15 minutes and get medical attention. For skin contact, wash thoroughly with soap and water. In case of respiratory difficulty, provide fresh air and call physician. If swallowed, call Poison Control Center, hospital emergency room, or physician immediately. **DELAYED EFFECTS FROM LONG TERM OVEREXPOSURE.** Contains solvents which can cause permanent brain and nervous system damage. Intentional misuse by deliberately concentrating and inhaling the contents can be harmful or fatal. **WARNING:** This product contains chemicals known to the State of California to cause cancer and birth defects or other reproductive harm. **DO NOT TAKE INTERNALLY. KEEP OUT OF THE REACH OF CHILDREN.**

HOTW 12/09/2009 B34W08251 03 00

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4924 Winton Road • Cincinnati, Ohio 45232 – 1505 • 513-542-8597 • Fax 513-542-9286

Rosstarrant Architects, Inc.
101 Old Lafayette avenue
Lexington, Kentucky 40502
p 859.254.4018 f 859.231.5046

RE: Paint on door frames Gallatin Lower Elementary Renovations

John Gilbert

This letter is to inform you of problems with the existing door frames in regards to new paint not adhering to existing door frames. The existing door frames have an existing finish that will not let the specified paint adhere to the frames. We have used the approved Sherwin Williams paint, prepped the frames per the specifications yet it has been brought to our attention that the paint is flacking from the existing frames. The new door frames do not have this same problem the paint is adhering to these frames.

D.A.G. Constructions has performed due diligence by prepping the frames per spec section 99000 3.02b &c.4. We also have applied the approved paint & applied per section 990003.08E & the manufacture specifications. We have brought in the Rep from Sherwin Williams and will perform a test on a frame on December 13, 2010. After the test frame has cured we will test this frame for flaking. Should it meet our satisfaction will then submit to you the procedure we used, product material & test methods along with the cost to perform this on all existing frames for your approval.

The owner would like this issue resolved over the winter break so we will need approval of the method and cost prior to starting work.

Sincerely,
Dale White Jr.
Vice President DAG Construction

An Equal Opportunity Employer M/F

File: Paint issues

SECTION 099000 - PAINTING (PROFESSIONAL LINE PRODUCTS)

PART 1 - GENERAL

1.01 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Special Conditions and Division 1 Specification Sections, apply to this Section.

1.02 SUMMARY

- A. This Section includes surface preparation and field painting of exposed exterior and interior items and surfaces.
 - 1. Surface preparation, priming, and finish coats specified in this Section are in addition to shop priming and surface treatment specified in other Sections.
- B. Paint exposed surfaces, except where these Specifications indicate that the surface or material is not to be painted or is to remain natural. If an item or a surface is not specifically mentioned, paint the item or surface the same as similar adjacent materials or surfaces. If a color of finish is not indicated, Interior Designer will select from standard colors and finishes available.
 - 1. Painting includes field painting of exposed bare and covered pipes and ducts (including color coding), hangers, exposed steel and iron supports, and surfaces of mechanical and electrical equipment that do not have a factory-applied final finish.
 - 2. All exposed to view (from the ground) flashing are to be furnished prefinished where available. If items are not available prefinished, they are to be painted. Coordinate with Contractor on these items.
 - 3. Exposed copper piping shall receive a painting system.
 - 4. It shall be the full responsibility of the painter to verify all paint, including block filler types to determine if paint(s) system specified are compatible with one another and with the substrates indicated under conditions of service and application, as demonstrated by painter/manufacture based on testing and field experience.
 - 5. Painting shall include field painting pre-finished grilles, registers and diffusers located on gypsum board ceilings and soffits, which are to receive an accent paint color.
- C. Do not paint prefinished items, concealed surfaces, finished metal surfaces, operating parts, and labels.
 - 1. Prefinished items include the following factory-finished components:
 - a. Architectural woodwork.
 - b. Acoustical wall panels.
 - c. Metal lockers.
 - d. Unit kitchens.
 - e. Elevator entrance doors and frames.
 - f. Elevator equipment.
 - g. Finished mechanical and electrical equipment.
 - h. Light fixtures.
 - 2. Concealed surfaces include walls or ceilings in the following generally inaccessible spaces:
 - a. Foundation spaces.
 - b. Furred areas.
 - c. Ceiling plenums.
 - d. Utility tunnels.
 - e. Pipe spaces.
 - f. Duct shafts.
 - 3. Finished metal surfaces include the following:
 - a. Anodized aluminum.
 - b. Stainless steel.
 - c. Chromium plate.
 - d. Bronze and brass.
 - 4. Operating parts include moving parts of operating equipment and the following:
 - a. Valve and damper operators.
 - b. Linkages.
 - c. Sensing devices.