



*"Building houses in partnership with God's people in need"*

Project: Lot 80 & 81 N Nokomis Trail, Unincorporated McHenry

Bid Category: Electrical

### **SCOPE**

Habitat for Humanity (HFH) is building (1) single family detached home located at Lot 80 & 81 N Nokomis Trail in unincorporated McHenry, Grant Township, unincorporated Lake County. This home will be on a crawl space foundation and with private well water and septic system. Planned to start work Summer 2025 and complete by December 2026.

The Contractor shall furnish all labor, material and equipment to perform the work indicated on drawings, and product material specifications, or specified herein. It is the responsibility of the contractor to verify all dimensions and field conditions prior to the start of work. If discrepancies are noted, HFH should be immediately notified and all work should cease until the discrepancies have been resolved. The work is to be completed on the scheduled day(s) per the Agreement. The Work includes, but is not limited to, the following:

1)Furnish and install a complete electrical system including service connections, service panels, house wiring and fixtures, etc.

a) Septic system design requires power run from house to lift station

### **WORK NOT INCLUDED**

1)N/A

### **SAFETY**

1)The Contractor shall be responsible to be informed of the latest OSHA safety requirements. This Contractor shall conform to all applicable OSHA safety requirements throughout the performance of this contract.

### **CODES**

1)All work is to be done in accordance with the latest applicable rules and regulations of state and local codes. This includes any additional codes and/or ordinances that have jurisdiction over the work

2)Lake County has jurisdiction and has adopted the 2020 National Electrical Code (NEC) with amendments

3)Habitat for Humanity standard is to build to the most recent code (2020 NEC) when it doesn't conflict with jurisdiction ordinances

4)Contractor shall be licensed, if required, in Lake County and pay any fees associated with licensing.

### **MATERIALS SCHEDULE**

- 1)The Contractor shall break out and supply unit pricing of all materials used in the project.
- 2)HFH will provide 200A Square D QO 30 slot service panels and all circuit breakers, including GFCI and DF (GFCI/AFCI) breakers. Contractor shall provide a list of all circuit breakers required for the project after being awarded the contract, and at least 1 week prior to starting rough-ins or trim submit a list of materials needed on site
- 3)Contractor will provide recessed light fixtures for the kitchen. HFH will supply trim for all recessed lighting.
- 4)HFH will supply continuous ventilation exhaust fans for all bathrooms
- 5)HFH will supply all interior light fixtures with the exception of attic, crawlspace, and interior garage lights.
- 6)HFH will supply all exterior light fixtures.
- 7)HFH will supply LED light bulbs for all light fixtures.
- 8)HFH will supply all smoke alarms and smoke alarm/carbon monoxide detectors.
- 9)HFH will supply door chime kits.
- 10)No material substitution shall be allowed without HFH approval.
- 11)Any materials provided by HFH and broken or otherwise made non-functional by the Contractor shall be replaced at the Contractor's expense.

## **INSTALLATION**

- 1) 1.Habitat for Humanity Accessibility Standards for new construction:
  - a) Electrical service panel should be reachable from a seated position
  - b) Center all general use outlet boxes 18" from floor
  - c) Center all light/fan switches 42" from floor
  - d) Light/fan switches should be rocker style
  - e) Outlet for oven will be 4" off the floor and 8" in from either side of the oven width.
- 2)Concrete encased electrode will be installed in foundation for grounding connection at meter housing
- 3)All wiring shall be in rigid metal conduit (EMT) as required by jurisdictional code. Electrical service shall be grounded in accordance with the 2020 NEC
- 4)It is the responsibility of the electrical contractor to design and install all circuits in accordance with code.

5)Outlet locations and heights are to conform to code. Countertop outlets to be no more than 4'-0" OC, wall receptacles are to be no more than 12'-0" OC.

6)Smoke detectors and smoke/carbon monoxide detectors will be 110v with battery back-up. All devices are to be interconnected. One smoke detector shall be placed in each bedroom within 15 feet of each bedroom door. One smoke/carbon monoxide detector shall be placed in the hallway within 15 feet of the bedroom doors and one placed on the 1<sup>st</sup> floor as specified in the blueprints.

7)HFH will install all interior and exterior light fixtures with the exception of the bathroom fan, recessed fixtures, attic, crawlspace, and interior garage lights.

8)HFH will firestop all electrical penetrations in the bottom plates and top plates.

9)Wiring for an over the range microwave should be included in the bid.

10)All bedrooms and living room/family room areas should be wired for ceiling fans.

11)An electrical outlet should be installed in the attic near the radon pipe for a future radon mitigation fan.

12) Supply and install 1-pole 15A circuit for fire sprinkler alarm. No GFCI, hard wired

13)Supply and install 2-pole 20A circuit for fire sprinkler pump in mechanical closet  
a) No GFCI, Pump is 240v hard wired

**Note: All communications wiring will be supplied and installed by HFH volunteers. Telephone, TV and computer wiring should not be included as a part of this bid.**

### **SUPERVISION**

- 1) The Contractor is responsible for his employees, sub-contractors and suppliers for disturbing any surveyor's stakes or any in-ground structures (i.e., manholes, buffalo boxes, street curbs, septic cover, well head, etc.).
- 2) The Contractor is to provide supervision for his work. The supervisor is to inspect the job to see if all conditions are acceptable prior to commencing his work

### **WARRANTY**

- 1) The Contractor shall warranty any defects in materials, workmanship and performance for a minimum period of one year from date of occupancy.
- 2) Copies of all manufacturer warranties shall be submitted prior to starting work

### **CLEANUP**

- 1)The Contractor shall do all work in a neat and workmanlike manner, removing from the premises all rubbish and debris resulting from the operation under this contract and leave the site broom clean
- 2)The premises are to be swept daily, including stud/dead spaces
- 3) Excess materials are to be removed a maximum of 48 hours after the scheduled completion of the work

**CONTRACTOR INSURANCE REQUIREMENTS:**

- 1) Prior to commencement of work, The Contractor will show and maintain in effect during its performance of the Work the following policies of insurance:

- a)Workers Compensation insurance as required by law

- b)Contractor's commercial general liability policy shall name HFH as additional insureds

**PAYMENT SCHEDULE**

- 1) Invoices shall be addressed to:

Habitat for Humanity of McHenry County

907 Front St

McHenry IL 60050

- 2) HFH will consider deposits not to exceed 50% of the total contract if requested in bid
- 3) Contractor shall invoice HFH within 2 weeks upon completion of each phase of work. If work takes longer than 30 days, Contractor shall submit monthly invoices for work performed
- 4) Standard HFH payment terms are net-30 from date of invoice. If other payment terms are required they must be identified in the bid. Payment will not be processed unless all work invoiced is completed