

**SECTION 09 91 00
PAINTING**

PART ONE: GENERAL

1.1 Description

- 1.1.1** Work of this Section, as shown or specified, shall be provided by the Interior Contractor and shall be in accordance with the requirements of the Contract Documents.
- 1.1.2** Work of this Section includes all labor, materials, equipment, and services necessary to provide all painting as shown on the drawings and specified herein, including, but not limited to, the following:
 - a. Touching up of shop applied finish coats.
 - b. Preparation of surfaces to receive finishes.
 - c. Priming of surfaces to receive finishes.
 - d. Painting, staining or otherwise finishing of all areas specified including walls, ceiling, trim, jambs and doors where paint is required and called out by symbol and/or notation.
- 1.1.3** Related work in other sections:
 - a. Wallcovering Section 09 95 00.
 - b. Finish Carpentry Section 06 20 00.
 - c. Millwork Section 06 41 00.
- 1.1.4** The word "Paint" means all coating systems materials, which includes primers, emulsions, enamels, sealers, fillers, and other applied materials used as either primer, intermediate or finish coats.

1.2 Work Not Included

- 1.2.1** Do not paint prefinished items; concealed surfaces (except back priming where required); finished metal surfaces; operating parts or linkages of mechanical equipment; required labels, equipment identification, performance ratings, names of nomenclature plates. Do not paint interior face of metal wall panels, wire mesh partitions, stone or masonry walls, unless otherwise specified or noted on contract drawings.

1.3 Submittals

- 1.3.1** All submittals shall be made according to Section 01 30 00 and as specified herein.
- 1.3.2** Submit the following to the Consultant for approval prior to beginning the Work:
 - a. Two (2) samples of actual paint, color, number of coats, and finish, for each paint specified; each sample shall be at least 12" x 12" and

applied on the same material as specified to receive the submitted finish (i.e., gypsum board, plaster, wood, etc.).

- b. Three (3) samples showing variation range of actual paint, color and finish, for each paint specified to occur on a material (such as wood) which may create variations in final color, finish, and /or texture; each sample shall be at least 12" x 12" and applied on the same material as specified to receive the submitted finish.

1.3.3 Review of samples will be for color, finish, and texture only; compliance with other requirements is the responsibility of the Interior Contractor.

1.3.4 All Paint delivered and installed shall match the applicable approved samples.

1.4 Quality Assurance

1.4.1 All Paint shall be installed using experienced, skilled workmen to the highest standard of workmanship. The Paint and finishing materials shall be applied so that no brush marks will show unless specified otherwise, and so that the finished job is without smears or spotting, or any other defects due to faulty workmanship and application.

1.4.2 All work and materials shall conform to the drawings and specifications; any changes or deviations in materials or methods must be approved by the Consultant.

1.4.3 Painting shall meet requirements of local and state codes where applicable. Comply with all laws, ordinances, rules and regulations and orders of any public authority having jurisdiction over this part of the work.

1.4.4 All finish materials shall be treated with flame retardant process where required by code. Should flame retardant process cause change in color, and affect the finish material, Interior Contractor shall notify Consultant immediately.

1.4.5 Interior Contractor shall be responsible for securing approval when required from the State Fire Marshall on all materials to be used. A letter from the Fire Marshall's office shall be sent to the Owner indicating such approval where required.

1.4.6 Interior Contractor shall examine all conditions pertaining to the installation of Paint and shall provide all coordination as required to achieve the proper and timely completion of the installation.

1.4.7 The Interior Contractor will not change brands of materials during the course of the work, unless approved by Consultant.

1.4.8 Surface preparation, priming, and coats of paint specified here are in addition to shop priming and surface treatment specified in other sections.

- 1.4.9** Paint all exposed surfaces whether or not colors are designated and except where specifically noted or where obviously not intended. Notify Designer if in doubt. Where items or surfaces are not specifically mentioned, paint these the same as adjacent similar materials or areas.
- 1.4.10** Paint shall be strained to eliminate grit. All materials shall be thinned, mixed, and applied in accordance with manufacturers printed recommendations except as modified herein.
- 1.4.11** Paint selections have been made from specific color systems and paint manufacturers. Where painting contractor wishes to use other than specified system, he shall submit samples to Consultant for approval according to Section 01 64 00.
- 1.4.12** Unless otherwise specified, or noted on contract drawings, door frames and trim shall match adjacent wall (stain or paint).
- 1.4.13** All materials, preparation and workmanship shall conform to requirements of the latest edition of the Architectural Painting Specification Manual by the Master Painters Institute (MPI) (hereafter referred to as the MPI Painting Manual) as issued by the local MPI Accredited Quality Assurance Association having jurisdiction.

1.5 Job Conditions

- 1.5.1** Environmental requirements:
- a. Comply with manufacturer's recommendations as to environmental conditions under which materials may be applied.
 - b. Apply no materials in spaces where dust is being generated.
- 1.5.2** Cover finished work of other trades, surfaces not being painted concurrently, and prefinished items.

1.6 Definitions

- A. Commercial as used in this Section refers to a product well suited for a commercial application.
- B. DFT as used in this Section refers to the Dry Film Thickness of the coating.
- C. Enamel refers to any acrylic or alkyd (oil) base paint which dries leaving an eggshell, pearl, satin, semi-gloss, or high gloss enamel finish.
- D. DTM as used in this Section refers to paint that is applied Direct To Metal.
- E. LEED as used in this Section refers to Leadership in Energy and Environmental Design. Products listed meet LEED criteria for environmentally safe interior primers, paints, and coatings.
- F. OTC as used in this Section refers to the Ozone Transmission Commission. OTC has established the following VOC levels for the Northeastern United

States. Products shall meet the following OTC limits for VOC's:

1. Interior flat paints: 100 grams per liter or less, per gallon.
 2. Interior enamels: 150 grams per liter or less, per gallon.
 3. Interior stains: 250 grams per liter or less, per gallon.
 4. Interior primers: 200 grams per liter or less, per gallon.
 5. Rust preventative coatings: 400 grams per liter or less, per gallon.
 6. Dry fog coatings: 400 grams per liter or less, per gallon.
 7. Floor coatings: 250 grams per liter or less, per gallon.
- G. Premium as used in this Section refers to the best quality product "top of the line."
- H. VOC as used in this Section refers to Volatile Organic Compounds found in primers, paints, sealers, and stains. The level of VOCs appears after each product listed in the Schedule in grams per liter (g/L).
- I. Paint gloss shall be defined as the sheen rating of applied paint, in accordance with the following *MPI* values::

Gloss Level	Description	Units @ 60 degrees	Units @ 85 degrees
G1	Matte or Flat finish	0 to 5	10 max.
G2	Velvet finish	0 to 10	10 to 35
G3	Eggshell finish	10 to 25	10 to 35
G4	Satin finish	20 to 35	35 min.
G5	Semi-Gloss finish	35 to 70	
G6	Gloss finish	70 to 85	
G7	High-Gloss finish	> 85	

PART TWO: PRODUCTS

2.1 Materials:

- 2.1.1** Provide the Paint as indicated on drawings and specifications, unless indicated otherwise.
- 2.1.2** All trim, borders, or other materials shall be provided as specified, and shall be of the highest quality.
- 2.1.3** Provide all materials, brushes, tools, ladders, scaffolds, and equipment of any kind necessary to perform the proper execution of each type of work. Leveling compound.

2.2 Miscellaneous Materials

2.2.1

- a. Paint thinners and tints shall be products of same use with manufacturer as paints or approved by manufacturer for their own product.
- b. Shellac, turpentine, patching compounds and similar materials required for execution of work shall be pure, best quality products.

- 2.2.2** Schedule for Interior Metals: One coat primer, one coat Alkyd Semi-Gloss Enamel or equivalent.
- 2.2.3** Schedule for Gypsum Board: One coat drywall primer, two coats Alkyd Eggshell finish or equivalent.
- 2.2.4** Schedule for Interior Wood, Painted: One coat wood trim primer, two coats Semi-Gloss Enamel or equivalent.
- 2.2.5** Schedule for Interior Wood, Stained: One coat of Wood Stain wiped off after drying five minutes, two coats Urethane Finish (sanded between coats).
- 2.2.6** Schedule for Kitchens and Wet Areas: One coat primer, one coat emulsion-based paint or equivalent.
- 2.2.7** Should additional coats of paint/stain be required to achieve specified color, Interior Contractor shall notify Consultant prior to application of any final/sealer coat. Final color and finish must match approved sample and specified color.

PART THREE: EXECUTION

3.1 Inspection and Preparation of Surfaces

- 3.1.1** It is the responsibility of the General Contractor to see that surface is properly prepared to receive Paint as specified.
- 3.1.2** Start of Painting shall not commence until the surfaces to which Paint will be applied have been inspected by the applicator and found to be satisfactory.

3.2 Preparation and Application

- 3.2.1** All preparation and application of Paint shall be done in a workmanlike manner consistent with the standards of the industry and shall be guaranteed for one year.
- 3.2.2** Prepare and apply all materials in strict accord with manufacturers published specifications and recommendations.
- 3.2.3** All Paint materials shall be brought to the job in the original sealed cans and shall be used direct therefrom with no modifications.
- 3.2.4** Protect the work of the other trades by masking, removal or loosening of items.
- 3.2.5** Do not paint over dirt, rust, scale, grease, moisture, scuffed surfaces, or conditions otherwise detrimental to the formation of a durable paint film.
- 3.2.6** At the completion of the work, damaged, defaced, or imperfect work shall be corrected by repainting the entire wall surface to corners of rooms or other breaking point. Spot touch up will be acceptable only when it is performed without being noticeable, and is accomplished to the satisfaction of Consultant, otherwise the entire surface shall be repainted as herein specified.
- 3.2.7** Unless indicated otherwise, surface preparation shall be as follows:

- a. Surfaces to be painted shall be clean as well as floors and adjacent surfaces.
- b. Mildew, efflorescence and all foreign material shall be removed from surfaces by appropriate methods.
- c. Sealing of Bleeding Materials: Remove all pitch, sap, resin and similar materials by washing with turpentine, scraping and sanding. Then seal with 4 lb. cut shellac.
- d. Previously painted surfaces: Remove dirt, debris and chalking by washing with detergent and water. Sand glossy surfaces. Remove loose paint and blisters by scraping and sanding.
- e. Puttying and Spackling: Fill all holes and cracks with 10% white lead putty after prime coat has been applied and allowed to dry. Color putty to match wood on natural finish work.
- f. Prime and Back Prime: Stained wood shall be backing primed with clear sealer. Seal and stain top and bottom of wood doors, which are indicated as having stained faces.
- g. Perform other preparation and cleaning procedures in strict accordance with the paint manufacturer's instructions and as herein specified, for each particular substrate condition.
- h. Gypsum drywall: Fill narrow, shallow cracks and small holes with patching compound. Allow to dry and sand smooth without raising nap of wallboard paper.
- i. Galvanized metals: Wash with xylol to remove grease, oil and contaminants. Wipe dry with clean cloth.
- j. Aluminum:
 - 1. Sand or scrape to remove oxides.
 - 2. Wash with xylol to remove grease, oil and contaminants. Wipe dry with clean cloth.
- k. Ferrous metals:
 - 1. Wire brush or sandpaper to remove rust and mill scale.
 - 2. Solvent clean with xylol to remove grease, oil and contaminants. Wipe dry with clean cloth.
- l. Plaster:
 - 1. Cut out scratches, cracks and abrasions, undercut if cracks are large.

Fill with approved patching plaster or spackling compound. Bring flush with adjoining surface. When dry sand smooth and seal before applying prime coat.

2. Do not paint plaster containing more than 15% moisture. Touch up suction spots after first coat and before applying second coat.

m. Wood:

1. Touch up knots, pitch streaks, and sappy spots with recommended primer.
2. Putty nail holes, cracks, and other defects after first coat with putty color to match the finish. Bring putty flush with surface.
3. Sand smooths the surface to be painted or varnished. Clean surface from all sanding dust before applying first coat.

3.2.8 All soil marks, flaws, or other defects shall be eliminated, removed or repaired as directed by the Owner prior to final acceptance.

3.2.9 Apply paint only when moisture content of surfaces is within manufacturer's recommended limits. Apply paint materials using clean brushes, rollers or spraying equipment.

3.2.10 Apply materials at rate not exceeding that recommended by paint manufacturer for surface being painted, less ten percent for losses.

3.2.11 Comply with manufacturer's recommendations for drying time between coats.

3.2.12 Sand and dust between coats to remove defects visible from a distance of 5'-0".

3.2.13 Finish coats shall be smooth, free of brush marks, streaks, laps or pile-up of paint, skipped or missed areas.

3.2.14 Make edges of paint adjoining other materials or colors clean and sharp without overlapping.

3.2.15 Primer coats may be omitted for surfaces specified to receive factory applied primer if primer is compatible with finish coats. If primer coats are not compatible, substitute a bond coat as recommended by paint manufacturer for specified primer coat.

3.2.16 Where two coat finish is specified; prime coat shall be tinted to approximate finish color.

3.2.17 Paint inside of ductwork flat black for entire area visible through ceiling openings. Paint underside of ductwork and other above - ceiling items flat black for entire

area visible through ceiling openings.

- 3.2.18** Finish all edges of doors same as faces, where the two faces receive different finish, finish edges to match hinge side of door.
- 3.2.19** Paint exposed piping and ductwork in occupied areas same as adjacent wall surfaces.
- 3.2.20** Paint exposed grilles and registers in public and guestroom spaces to match adjacent finish.
- 3.2.21** Remove and protect hardware, accessories, device plates, lighting fixtures, factory finished work and similar items, or provide ample in-place protection. Upon completion of each space, carefully replace all removed items.
- 3.2.22** Upon completion of the work, remove all paint and varnish spots from the floors, glass and other surfaces. Remove from the premises all rubbish and accumulated material of whatever nature not caused by others and leave work in clean, orderly and acceptable condition.
- 3.2.23** Provide two copies of manufacturer's data on paint including maintenance and cleaning recommendations, according to Section 01 72 00.

END OF SECTION