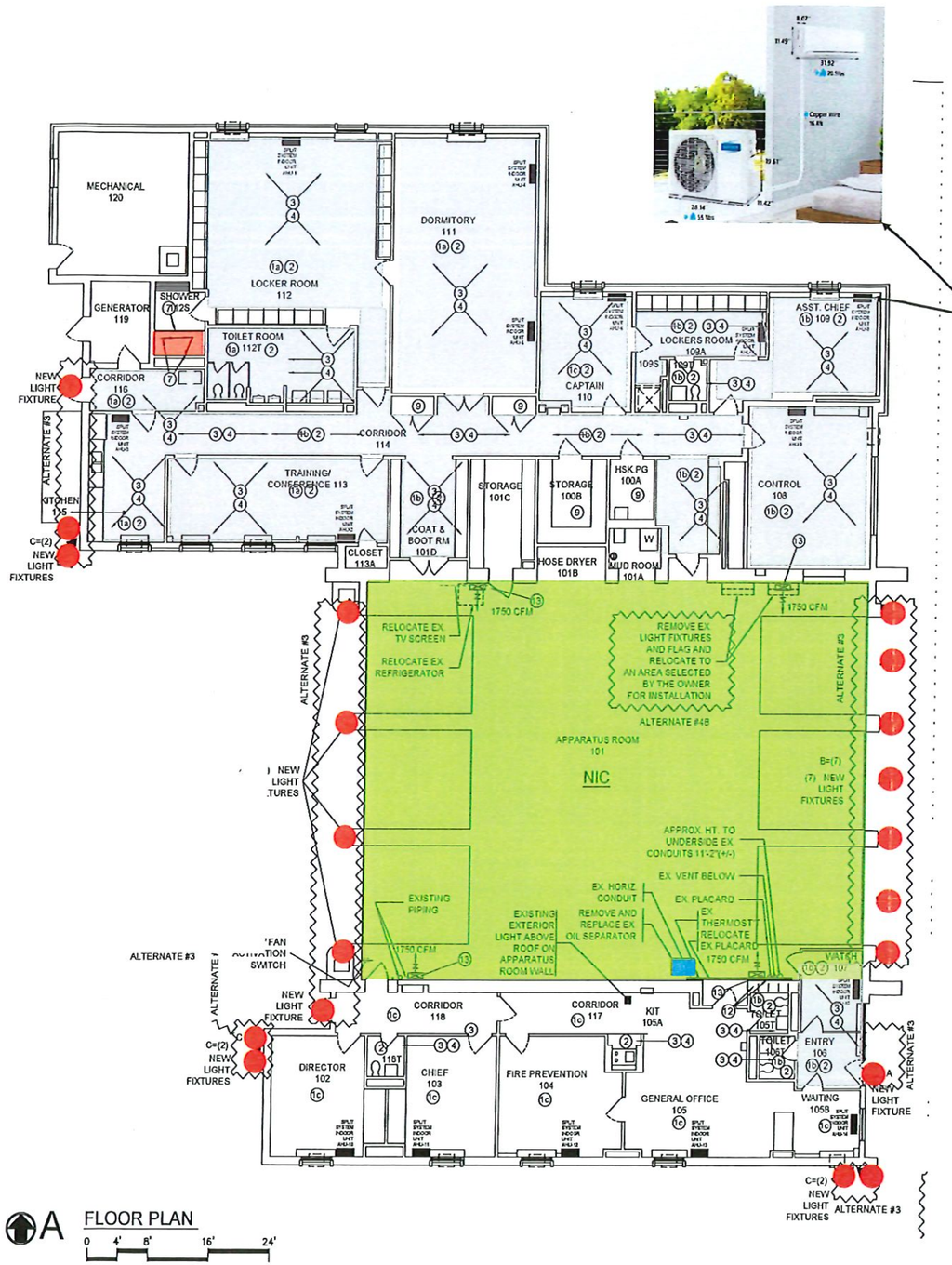


A FLOOR PLAN

0 4' 8' 16' 24'

B. ALTERNATE BID WORK - Fire House No. 1

The Alternate Bid Work is Work at Fire House No. 3 and Fire House No. 1. Seven (7) Scopes of Work define the Alternate Bid Work. The seven (7) Scopes of work include:

1. Alternate No. 1 Scope of Work – Fire House No. 1 - Replace Oil Separator Work

The work includes the removal and replacement of a malfunctioned Oil Separator

- Snake out existing plumbing lines
- Dispose of contaminated water found by approved NJDEP Methods
- Supply and install a new Oil Separator

2. Alternate No. 2 Scope of Work – Fire House No. 1 - Split System Work

The work includes the upgrading of the existing installed HVAC Split System.

- Installing Additional Split System Interior Cassettes and Roof Top Equipment
- Installing new refrigerant lines to support the new equipment
- Remove and capture existing refrigerant gases and install new refrigerant gases per NJDEP methods
- Installing new refrigerant line set covers
- Installing new Electrical Work including a new electrical panel and wiring to support the new HVAC system requirements

3. Alternate No. 3 Scope of Work – Fire House No. 1 – Exterior Lighting and Plumbing for Shower

The work includes the upgrading of the existing exterior lighting system:

- Installing new LED light fixtures on existing circuits to increase foot candle levels in the Parking, access lane, front entrance and garage door areas.
- Lighting shall be initiated by use of new Dusk / Dawn Sensors
- Electrician to verify existing circuits to existing fixture and panel and panel breaker locations

The work includes the upgrading of the existing shower area:

- Installing a new collapsible dam at the shower sill
- Relocating existing faucet shower controls

5. Alternate No. 4B Scope of Work – Fire House No. 1 – Garage Exhaust Fans

The work includes the installation of a new roof top Make-Up-Air (MUA) unit and exhaust fan system

- Install (4) new roof mounted inlet hoods
- Install new ducting from intake units to floor area inside the garage
- Install (1) new roof mounted exhaust fan
- Install new wiring and electrical as required for the new mechanical work

6. Alternate No. 5 Scope of Work – Fire House No. 1 – Remove Existing Rubber Floor and Replace with VCT

The work includes the removal of the existing rubber floor tile and base and the installation of new Vinyl Composition Tile (VCT) floor and floor base

- Review existing asbestos tile (VAT) locations located under the existing rubber floor.
- Provide a sample area of rubber floor tile removal over the existing VAT. Determine if VAT remains intact during the rubber floor tile removal. Contractor shall provide an Alternate price for rubber floor tile removal by a New Jersey licensed asbestos abatement contractor.
- Remove existing rubber floor tiles and base
- Install new VCT floor tiles and base (NOTE: Floor tile color is selected by West Orange)

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N.J. CCA 21AC00045000

CONSULTANTS

REVISIONS

NO	DATE	
1	XXXXX	XXXXXXXX

NO DATE SUBMISSIONS

CLIENT / PROJECT:

TOWNSHIP OF WEST ORANGE
DEPARTMENT OF PUBLIC WORKS
FIRE STATION 1
EXTERIOR & INTERIOR IMPROVEMENTS & RENOVATIONS

415 VALLEY ROAD
WEST ORANGE, NJ 07052

DRAWING TITLE:

CONSTRUCTION FLOOR PLAN, LEGEND, AND NOTES

PROJECT MANAGER: GM	SCALE: AS NOTED
DRAWN BY: HEA	DATE: 2026
CHECKED BY: GM	PROJECT NO.: 8156-FS1

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