

V 4-7-14

Project #: S8-20-D7163

Date:	12/10/2019
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Category	Item	Furnished By				Installed By				Coordinated by			
		PRG	LL	Other	GC	PRG	LL	Other	GC	PRG	LL	Other	GC
General Conditions	Construction Telephone				X				X				X
	Temporary Electric				X				X				X
	Dumpsters				X				X				X
	Computer, Printer, Fax Machine and Internet Connection During Construction				X				X				X
	Storage Area for Small wares during Const. Include 24 Ft U-Haul truck rental for last 2 weeks of Job if container is removed.				X				X				X
	Construction Clean and Final Store Cleaning				X				X				X
	Equipment Unloading and Storage				X				X				X
	Setting Kitchen Equipment in Place				X				X				X
	Start Up of All Equipment				X				X				X
	Construction Barricade or Construction Fence If Required				X				X				X
	Install Panda Supplied Coming Soon Sign on GC provided V Frame and Now Open Sign	X			X				X				X
Permits	Plan Check	X							-	X			
	Building & Health Permits	X							-				X
	Obtain Electrical, Plumbing, Mechanical Permits				X				-				X
	Coordinate and Obtain As-Built Approvals with AHJ and Panda Consultants Including providing As-Built Survey for Certification purposes			X	X				X			X	X
	Provide Blue card, reporting and submittals for all SWPPP/NPDES requirements				X				X				X
	Obtain All Inspections including Health Inspection and CoFo				X								X
Demolition	Remove Existing Building(s) & Gas Canopies				X				X				X
	Remove Existing Pavement, Curbs, & Sidewalks				X				X				X
	Remove Existing Utilities, Infrastructure not being Re-Used				X				X				X
	Remove Existing Interior Building/Space Improvements				X				X				X
Excavation	Strip Existing Top Soils and Stock Pile for Landscape												
	Cut or Fill Site to Grade												
	Excavation Work Per Soils Report Recommendations and Demolition Plan, Saw Cut				X				X				X
	All Utility Trenching If Req'd for Existing Utilities				X				X				X
Site Utilities	Install all Underground Storm, Detention/Retention Systems and Or Adjustments to Existing Storm				x				x				x
	Maintain Existing or Install Gas Service from Main to Building				x				x				x
	Install Water Service from Tap to Inside Build w/Meter Pits, Backflows & Other local Req's.				x				x				X
	Maintain Existing and make any adjustments Install Electrical Secondary and Primary service Conduits and Wire as Required and shown on the Construction Contract Bid Drawings				x				x				x
	Maintain and make any adjustments to Existing Install Phone Conduit with Pull String				x				x				x
	Provide and Install all Site Lighting Per Plan Poles, Fixtures, Bases and wiring. Make Adjustments as Directed on the Plans				x				x				x
	Coordination of All Utility Installations				X				X				X
	Responsible for Existing Utility Locates				X				X				X
	Provide & Install Power to all Panda Signage, Menu Boards, Canopies & Other Items as Req'd				X				X				X
Pavement	Install Pavement Sub-Base Per Plan Depths				X				X				X
	Install GEO Fabric if Required				X				X				X
	Install Concrete or Pavement to Req'd thickness				X				X				X
	Install & Adjust Under Drainage as Required by plans				X				X				X
	Coordinate with Panda Geotech Testing Company to Provide Proof Roll Report	X			X	X			X	X			X
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		PRG	LL	Other	GC	PRG	LL	Other	GC	PRG	LL	Other	GC
Concrete	Install Concrete Footers & Foundation Walls As Required by Plans				x				x				x
	Repairs to Building Slab as required by Plans				x				x				x
	Install Side Walks and Curbing				x				X				X
	Install Drive Thru & Trash Area Pavement				x				x				x
	Install foundations for Site Light Poles				x				x				x
	Install Misc Foundations as Required				X				X				X

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Carpentry Framing	Provide & Install complete. Framing Package inc. all Lumber, Sheathing, Anchors, Ties & Fasteners as required by plans				X				X				X
	Provide and Install Engineered Trusses or modifications as required by plans				X				X				X
	Provide and Install Roof Repairs for Water tight roof with New Warranty from Roofing Manufacture				X				X				X
	Provide & Install all fire Stopping & Backing				X				X				X
	Provide and Install all Structural Connectors				X				X				X
	Provide & Install all Roof Penetrations Framing and all Re-Enforcement				X				X				X
Exterior Elements, Furniture and Finishes	Provide and Install EIFS / Stucco System				X				X				X
	Provide and Install other Exterior Panel Materials as shown on Contract Bid Drawings				X				X				X
	Provide & Install all Stone Veneer & Cap Products				X				X				X
	Provide and Install all Metal Awnings				X				X				X
	Provide and Install all Metal copings, Flashing or Break Metals Per Plan				X				X				X
	Install all Panda Provided Bldg Light Fixtures				X				X				X
	Provide and Install Relocated Parking Lot Light Poles, Fixtures bases and Electrical Ensure All Lights are working.				X				X				X
	Coordinate Installation of Panda Supplied Building & Site Signage.				X				X				X
	Provide & Install Material for Foundation & Base for Panda Monument Sign (If Required)				X				X				X
	Coordinate Installation of Panda Supplied Pole Sign				X				X				X
	Provide & Install Electrical to all Panda Signage				X				X				X
	Install Panda Supplied Patio Seating	X							X				X
	Install Panda Supplied Umbrella(s) or Patio Canopy	X							X				X
Provide Conduits and Pull Strings for Security Cameras and Speakers from inside the Bldg to Exterior as shown on plans				X				x				X	
Category	Item	Furnished By				Installed By				Coordinated by			
		PRG	LL	Other	GC	PRG	LL	Other	GC	PRG	LL	Other	GC
Roofing	Provide and Install Roof Insulation as required by renovation work.				X				X				X
	Provide Roof Repairs and obtain new Roof Warranty from Manufacture of Existing Roof System				X				X				X
	Flash In all Roof Curbs & Penetrations per Manufactures Details & Recommendations and Plan				X				X				X
	Provide and Install Galv Steel Equipment Racks				X				X				X
	Make repairs to Existing Roof Hatch				X				X				X
	Provide & Install Roof Ladder & Ladder-Up Pole				X				X				X
	Provide and Install Parapet Flashing Per Plans				X				X				X
	Provide & Install Roof & Over Flow Drains per Plan. Tie in Roof Drains as shown on plans				X				X				X
Provide and Install all Roof Equipment Condensate Lines all Cooper per plans				X				X				X	
Doors, Windows and Hardware	Provide & Install New Dbl Rear Service Door and repairs to all Existing Utility and Service Doors				X				X				X
	Provide Repairs any Existing to remain Door Hardware				X				X				X
	Provide and Install Storefront and Doors as indicated by Plans				X				X				X
	Provide and Install Storefront Door hardware which includes Panic Bar Hardware as spec'd and Yale Lockset Cylander for Panda's Small Format Interchangeable Core				X				X				X
	Provide and Install Specified QuickServe DT Window and Air Curtain and Or Heated Air Curtain as per plan				X				X				X
Studs/Drywall	Provide all Interior wood and Metal Stud Framing				X				X				X
	Provide and Install All Wall Blocking Per Plan				X				X				X
	Provide and Install Metal Flashing for Water Proofing Details				X				X				X
	Frame all Hard Lid Ceilings and Soffits				X				X				X
	Provide and Install all Drywall, Moisture Resistant Dry wall and DuraRock Per Plan				X				X				X
	Finish all Drywall Surfaces to Level 5 Finish				X				X				X
Interior Dining Room Finishes, Furniture and Décor	Provide and Install Menuboard Wall Vinyl				X				X				X

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	Provide and Install all Floor and Wall Tile & Silikal Floor in Kitchen				X				X				X
	Provide and Install all Tile Metal Trims				X				X				X
	Provide and Install all Acoustic Ceilings				X				X				X
	Provide and Install all FRP Wall Panels				X				X				X
	Provide & Install all 18 ga Polished Stainless Steel Corners Wall Caps, & Trims, DT Window and low wall to have welded corners				X				X				X
Décor	Install all Panda Supplied Light Fixtures, LED Lighting, Emergency Light & Exit Signs	X							X				X
	Install Panda Supplied Stainless Steel Service Line Low Wall	X							X				X
	Install Panda Supplied Seating, Tables & Walls	X							X				X
	Install Panda Supplied Solid Surface Counter Top Materials	X							X				X
	Coordinate Installation of Panda Vendor and LCD Monitors	X			X				X				X
	Install Panda Supplied Décor	X							X				X
	Install Panda Supplied Door Signs & Decals on Glass Doors & Restroom Doors	X							X				X
	Provide and Install Wall & Window Vinyl				X				X				X
	Provide 2 Cases of Dining Room Ceiling Tiles to Leave at Store upon Completion				X				X				X

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		PRG	LL	Other	GC	PRG	LL	Other	GC	PRG	LL	Other	GC
Metals/S.S.	Install Panda Supplied Ribbon Stainless Steel Wall Panels Under Hoods	X							X				X
	Provide and Install Stainless Wall Panels at Hood Areas				X				X				X
	Provide and Install 18 Ga Polished Stainless Steel Wall Caps, Channels and Corners all 90 Degree turns must be welded.				X				X				X
	Provide & Install Stainless Panels and Z type Channels at Mop Sink				X				X				X
	Provide and Install Stainless Closure Panels Above Hoods and Walk-Ins Single Height sections				X				X				X
	Install Panda Provided Menuboards/Kits	X							X				X
	Install Kick Plates at Interior & Exterior Doors Both Sides of Door for Interior Wood Doors				X				X				X
Equipment	Receive, Inventory & Inspect all Delivered Equip & Note Damages & Report immediately Record Model and Serial Numbers of all Delivered Equipment				X				X				X
	Provide Storage for All Panda Equipment 2 containers and keep until day of turnover to Operations Uhaul may be substituted for Container last 2 weeks of job but no smallwares to be placed in the building until after Turnover.				X				X				X
	Install and Hook Up perform "Start-up" of All Restaurant Kitchen Equipment to ensure all is operational.				X				X				X
	Provide and Install Refrigeration Line sets for Walk-in Cooler Walk In Freezer and any other Condensors shown on Plans, except 2 Ice Machines				X				X				X
	Install Walk-In Cooler/Freezer, Hook Up Refrigeration and Calibrate.				X				X				X
	Log in Equipment Serial & Model Numbers on Panda Provided Form				X				X				X
	Coordinate Panda Vendors Equip Installations: Managers Station Computers, POS, Security System, Music System, Cleaning Products, CO2, Ice Machine, Window Shades, China Mist Tea, Drive Thru System Headsets, Drive Thru Timer	X		X	X			X	X				X
	Coordinate all Low Voltage Required Permits & Inspections with Panda Low Voltage Vendors. GC Responsible to ensure all Low Voltage Vendors have LV Permits as Required			X	X			X	X			X	X
	Install Panda Provided SS Wall and Wire Shelving	X							X				X
	Install Panda Provided Air Curtain Above Rear/Service Door	X							X				X
	Unpack and Install Safe at Manager Station (Loomis to upack and install)			X				X					X
	Install Panda Provided Water Filter for Beverage System	X							X				X
	Coordinate Beverage System Start up and Calibration			X	X			X	X				X
General	Install Panda Provided Mop Holders	X							X				X
	Install Panda Knife Holder(s)/Can Opener	X							X				X
	Install Panda Provided Lockers 10" Above the Floor and GC Provided Coat Rods	X			X				X				X
	Install Panda Provided Safe and Bolt to Concrete Slab	X							X				X
	Install Panda Provided Towel & Soap Dispensers	X							X				X
Category	Item	Furnished By				Installed By				Coordinated by			
		PRG	LL	Other	GC	PRG	LL	Other	GC	PRG	LL	Other	GC
Plumbing	Make Repairs to Existing Water Heaters Contact A..O Smith for Extension of Warranty & Inspection				X				X				X
	Install Panda Supplied Gas Quick Disconnects	X							X				X
	Install Panda Supplied Vanity Tops	X							X				X
	Provide & Install Restroom Sinks & Faucets				X				X				X
	Provide and Install all Restroom Fixtures				X				X				X
	Install Panda Supplied Sink Twist Lock Drains on 3 Compartment and Single Prep Sinks	X							X				X
	Install Panda Supplied Hand Sink (s)	X							X				X
	Provide and Install Stainless Steel Mop Sink				X				X				X
	Coordinate or Supply and Install Water Meter Installation				X				X				X

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	Coordinate Gas Meter Installation & Hook-Ups of Gas Meter				X				X				X
	Install Vendor Supplied Ansul Gas Valve			X					X				X
	Provide and Install Gas Piping to Meter				X				X				X
	Provide and Install Grease Interceptor(s)				X				X				X
	Provide and Install Water Service				X				X				X
	Camera sanitary sewer line				X				X				X
	Provide and Install Sewer Service--4" min line				X				X				X
	Provide & Install Grease Sewer line--4" min line				X				X				X
	Provide and Install Vent--2" min				X				X				X
Fire Protection	Provide and Install Fire Extinguishers Qty and Type required by Local Code				X				X				X
	Provide and Install Fire Alarm Equipment				X				X				X
	Provide & Install Fire Sprinkler Main & Grid if Applicable and shown on Plan												
	Provide and Install Fire Sprinkler Final Installation if Applicable and Specified on Plan												
	Provide and Install Smoke Detectors and or Remote Resets & connection with Ansul Hood System				X				X				X
	Coordinate Exhaust Hood Fire Protection Syst. Installation and Start-up, Testing and Balancing	X							X				X
	Provide, Install and Tie in to Building Systems a Complete Fire Alarm System (If Required)				X				X				X
	Coordinate Inspections and Certifications of the Above Systems				X				X				X

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HVAC and Refrigeration	Provide Air Test and Balance Report if Panda Vendor cannot be scheduled in time to meet inspection schedule				X			X					X
	Install Panda Provided Walk-in Cooler & Freezer Boxes, Evaporator Fans and Condenser Units	X							X				X
	Provide and Install Service Switch (Fan on/Off) on Evaporator Fans in Walk-in Cooler and Freezer				X				X				X
	Refrigeration Line Sets: Provide and Install Walk-in Cooler & Freezer, MUA condenser (If Applicable), Drink display Unit (If Applicable) and all RTU Refrigeration Hook-ups and Refrigeration line Sets as shown on Roof and HVAC Plans (Only the Ice Condenser(s) Refrigeration line Sets are provide by Vendor)				X				X				X
	Provide and Install Specified Roof Top HVAC Unit(s)				X				X				X
	Provide and Install AC Duct to Space Routed inside/betwee Trusses per plan. No Ductwork is to be installed below trusses.				X				X				X
	Provide and Install Plastic Lamacoid Labels for all Equipment and Disconnects on the Roof				X				X				X
	Provide & Install All Supply & Return Registers Must use Panda Supplier				X				X				X
	Provide & Install Plastic name plates for all Roof Top Equipment				X				X				X
	Provide and Install new Pleated Filters in HAVC Units at Turnover to Operations				X				X				X
	Coordinate Panda Vendor Melink for Test & Balance of all HVAC & Exhaust Systems. This does not waive T&B requirement above.	X						X				X	X
Category	Item	Furnished By				Installed By				Coordinated by			
		PRG	LL	Other	GC	PRG	LL	Other	GC	PRG	LL	Other	GC
Grease Exhaust System	Install Panda Supplied Exhaust Hood	X							X				X
	Install Panda Supplied Exhaust Fan(s)	X							X				X
	Install Panda Supplied Make-up Air Fan(s)	X							X				X
	Install Panda Supplied Hoos Exhaust Fans and MUA Roof Curbs	X							X				X
	Install Panda Supplied Fan Interlock Control Panel	X							X				X
	Install Panda Supplied Ansul Gas Valve	X							X				X
	Install Panda Supplied Ansul System	X						X					X
	Install Panda Supplied Restroom Fans	X							X				X
Electrical	Install Panda Supplied Interior Light Fixtures	X							X				X
	Provide and Install All Lot Light Poles Fixtures and Bases				X				X				X
	Install Panda Supplied Building Lights/Light Bulbs (See Lighting Schedule)	X							X				X
	All Lighting control panels/time clocks (NOTE***For Florida Projects-Lighting Control panel, and switches as shown on E-101)				X				X				X
	Repairs and Additions to Existing Electrical Panels Per Panda Spec. Panels must have doors that fully cover over FRP				X				X				X
	Repaires if Required to Existing Switchgear				X				X				X
	Provide & Install Main Electrical Service Conduit				X				X				X
	Provide and Install Main Electrical Service Wires				X				X				X
	Provide & Install Tel -- 2" conduit & pull string				X				X				X
	Coordinate Install of Telephone Lines, DSL and Connections				X				X				X
	Cash Register--Conduit With Pull Strings				X				X				X
	Coordinate Installation of all Low Voltage Cabling for POS Computers, Security, Music, DT Timers, Loop Detectors, LCD Monitors	X							X				X
Miscellaneous Signs & Graphics	Hang/Install "COMING SOON & NOW OPEN" Banners	X							X				X
	Interior OPEN Sign(s) If applicable	X							X				X
	Barricade Graphics (If Required)												
	Install any Miscellaneous Signage	X				X							X
	GC responsible to pay any missed or site not ready return trip charges of Panda Vendors					X			X				X

NOTE: BIDDER MUST INFORM Panda OF ANY DISCREPANCY BETWEEN THIS INFORMATION AND INFORMATION INCLUDED ON THE BID DOCUMENTS PRIOR TO SUBMITTING FINAL BID