

PDCA P23

Painting and Decorating Contractor's Implied Exclusions from Scope of Work (2nd Draft)

1.0 Scope

- 1.1 The purpose of this standard is to identify typical common items that are not implied to be a part of the Painting and Decorating Contractors work unless explicitly referenced in the specification or contract documents for painting or finishing.
- 1.2 It is the intent of this document to clarify the scope of work of the Painting and Decorating Contractor when the specifications and contract documents are not clear.

2.0 Significance & Use

- 1.3 Specifications and contract documents are often unclear or are silent regarding listing specific items that are to be field painted or finished.
- 1.4 Specific substrates may be cited such as wood, metal, plaster, etc., but specific items are often not listed.
- 1.5 This standard lists specific items that are not included in the painting and decorating contractor's scope of work unless specifically stated in the contract documents.

3.0 Reference Standards & Documents

- 3.1 Dictionary of Architecture and Construction, Fourth Edition, 2005
- 3.2 MPI, The Master Painters Glossary Version- Painting and Decorating Terminology Version 4.0, 2004.
- 3.3 Merriam-Webster's Collegiate Dictionary, Eleventh Edition, Copyright 2003.
- 3.4 PDCA Standard P9 Definition of Trade Terms
- 3.5 PDCA P11 Painter's Caulk, Implied Requirements

3.6 PDCA P18 Recommended Protocol for Documenting Extra Work to a Contract

- 3.7. If there is a conflict between any of the references and this standard, the requirements of this standard shall prevail.

4.0 Definitions

- 4.1 CHATTER MARKS: Intermittent transverse marks on a material due to vibration during rolling, extrusion, cutting, or drawing. [Dictionary of Architecture and Construction]
- 4.2 CONTRACT DOCUMENTS: Those documents that comprise a contract, e.g., in a construction contract, the owner- contractor agreement, conditions of the contract (general, supplementary, and other conditions), plans, and/or drawings, specifications, all addenda, modifications, and changes thereto, together with any other items stipulated as being explicitly included. [Dictionary of Architecture and Construction]
- 4.3 COUNTERSINKING: to make a countersink on (a hole); to set the head of (as a screw) at or below the surface. [Merriam-Webster's]
- 4.4 EIFS: Abbreviation for Exterior Insulation and Finishing System [Dictionary of Architecture and Construction]
- 4.5 EXPLICITLY: Fully revealed or expressed without vagueness, implication, or ambiguity; leaving no question as to meaning or intent. [Merriam- Webster's]
- 4.6 EXPOSED: A surface, area or object that is visible from a position of normal use of the facility. This term does not imply that any finish will be applied by the Painting and Decorating Contractor unless explicitly specified. [PDCA P9]

- 4.7** EXPOSED CONSTRUCTION: Basic materials of construction such as joists, pipes, ducts, studs, etc. that are not encased by a finished wall or ceiling. This term does not imply that that any finish will be applied by the Painting and Decorating Contractor unless explicitly specified. [PDCA P9]
- 4.8** HARDWARE: Metal products used in construction, such as: bolts, nails, screws, fittings, such as catches, hinges, locks, etc. [Dictionary of Architecture and Construction]
- 4.9** MAINTENANCE: 1) The act of maintaining; the state of being maintained
- 4.10** 2) The upkeep of property or equipment. [Merriam-Webster's]
- 4.11** MUSHROOM: to well up and spread out laterally from a central source; to become enlarged or extended. [Merriam-Webster's]
- 4.12** PREFINISHED: For the purpose of this than the Painting and Decorating Contractor. (A completely finished product requiring installation only.) [PDCA P9] An
- 4.13** inappropriate term sometimes used to define "Factory Finished". [MPI]
- 4.14** PAINTING AND DECORATING CONTRACTOR: An individual or firm whose primary business is providing surface preparation, and wallcovering and coating application service. [PDCA P9]
- 4.15** SPECIFICATION; A clear accurate description of the technical requirement for material products, or services, which specifies the minimum requirement for quality and construction of materials and equipment necessary for an acceptable product. In general, specifications are in the form of written descriptions, drawings, prints, commercial designations, industry standards and other descriptive references. [PDCA P9]
- 4.16** STANDARD: 1) Something established by authority, custom, or general consent as a model or example; criterion 2) Something set up and established by authority as a rule for the measure of quantity, weight, extent, value, or quality [Merriam-Webster's]
- 4.17** SUBSTRATE: A variant of substratum. In painting, any surface to be painted, including wood, concrete, masonry, steel, other metals, and various other materials or previous paints. A substrate can, therefore, be bare or covered. A previously unpainted surface sometimes is called the "original substrate." [MPI]
- ## 5.0 Standard Specification
- 5.1** The following items shall be excluded from the Painting and Decorating Contractor's scope of work unless explicitly directed or delineated in specification section 09 90 00, Painting or the contract documents:
- 5.1.1 Acoustical tile and sprayed acoustic ceiling surfaces and related hardware.
 - 5.1.2 Vents, grilles, switch plates, louvers, speakers and covers.
 - 5.1.3 Cabinets, shelves, poles, and related hardware.
 - 5.1.4 Closet interiors when performing repaint or maintenance work.
 - 5.1.5 Mechanical ducts, pipes, conduit, screens and equipment, and areas inside ducts.
 - 5.1.6 Electrical equipment, boxes, raceways, and conduit.
 - 5.1.7 Concealed spaces.
 - 5.1.8 Caulking and sealant not implied by PDCA Standard P11 Painter's Caulk, Implied Requirements.
 - 5.1.9 Exposed steel and concrete ceilings.
 - 5.1.10 Fire sprinkler piping and associated hardware.
 - 5.1.11 Natural finish items such as stone, etc.
 - 5.1.12 Prefinished items.

5.1.13 Furniture and associated hardware.

5.1.14 Floors.

5.1.15 All roof surfaces and roof mounted items including flashing, gutters downspouts, pipes, equipment, vents, stacks, etc.

5.1.16 Fences and gates.

5.1.17 Miscellaneous exterior landscape items such as light poles, benches, signage, mailboxes, planters, and gazebos.

5.1.18 Finishing, waterproofing, or sealing EIFS materials.

5.1.19 Tops of interior doors except when they are exposed to public view; bottoms of doors.

5.1.20 Countersinking fasteners.

5.1.21 All items not explicitly referenced in the specification or contract documents for painting or finishing.

5.2 If it is requested that any of the above listed excluded items be field painted or finished, the Painting and Decorating Contractor ~~compensated~~ will be compensated in accordance with PDCA Standard P18 Recommended Protocol for Documenting Extra Work to a Contract.

5.3 The Painting and Decorating Contractor is not responsible for latent damage including, but not limited to, the bleeding of wood knots, and the mushrooming around fasteners on medium density fiberboard (MDF).

6.0 Comments

6.1 This standard is intended to clarify scope of work of the Painting and Decorating Contractor.

6.2 This standard is intended to establish a consensus document for the painting industry's practices.

7.0 Notes

7.1 PDCA does not warrant or assume any legal liability or responsibility for the accuracy, completeness or usefulness of any of the information contained herein.