

# **Contract Documents**

**for**

# **Riverview-Kennebec Security Fence Modifications**

**at the Riverview Psychiatric  
Center, Augusta, Maine**

Project No. 261-25



**A.E. Hodsdon Engineers**

10 Common St. Waterville, ME  
04901 (207) 873-5164

**Project Manual  
for the  
Riverview-Kennebec Security Fence Modifications  
at the Riverview Psychiatric Center  
Augusta, Maine  
Project No. 261-25**



Prepared by:

A.E. Hodsdon Engineers  
10 Common Street  
Waterville, Maine 04901

## TABLE OF CONTENTS

Project No. 261-25

Notice to Contractors	00 11 13
Instructions to Bidders	00 21 13
Contractor Bid Form & Schedule of Prices	00 41 13
Construction Contract	00 52 13
Measurement & Payment & Requisition for Payment	
Affidavit Concerning Waiver of Liens	
Construction Specifications	
Division 2    Site Work	0200

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**00 11 13**  
**Notice to Contractors**

**Riverview-Kennebec Security Fence Modifications**

BGS #3867

*Security Fencing Modifications at Riverview Psychiatric Center, Augusta, Maine*

The contract shall designate the Substantial Completion Date on or before *OCTOBER 1, 2026*, and the Contract Final Completion Date on or before *OCTOBER 7, 2026*.

1. Submit bids on a completed Contractor Bid Form (section 00 41 13), provided in the Bid Documents, include bid security when required, and scan each item as an attachment to an email addressed to: BGS.Architect@Maine.gov, so as to be received no later than **1:30:00 p.m. on *FRIDAY, JUNE 19, 2026***. The email subject line shall be marked "**Bid for Riverview-Kennebec Security Fence Modifications - (Project No. 3867)**".

Bid submissions will be opened and read aloud at **2:00 p.m.** on the date noted above at the Bureau of General Services office, accessible as a video conference call. Those who wish to participate in the call must submit a request for access to (Project No. 3867) BGS.Architect@Maine.gov .

Any bid received after the noted time will not be considered a valid bid and will remain unopened. Any bid submitted by any other means will not be considered a valid bid. In certain circumstances, the Bureau of General Services may require the Bidder to surrender a valid paper copy of the bid form or the bid security document. The Owner reserves the right to accept or reject any or all bids as may best serve the interest of the Owner.

2. Questions and comments on the *bid opening process* shall be addressed to: Division of Planning, Design & Construction, Bureau of General Services, 77 State House Station, Augusta, Maine 04333-0077, (Project No. 3867) BGS.Architect@Maine.gov .
3. Questions and comments regarding the *project* design specifications or drawings shall be directed in writing to the Consultant during the bid period prior to the question and comment deadline of 5:00 p.m. on *June 15, 2026*.

*A.E. Hodsdon Engineers*  
*Mark McCluskey, Project Manager*  
*markm@aeodsdon.com*

4.  Bid security is required on this project.  
The Bidder shall include a satisfactory Bid Bond (section 00 43 13) or a certified or cashier's check for 5% of the bid amount with the completed bid form submitted to the Owner. The Bid Bond form is available on the BGS website.  
*or*  
 Bid security is not required on this project.

**00 11 13**  
**Notice to Contractors**

5.  Performance and Payment Bonds are required on this project.  
If noted above as required, or if any combination of Base Bid and Alternate Bids amounts selected in the award of the contract exceeds \$125,000.00, the selected Contractor shall furnish a 100% contract Performance Bond (section 00 61 13.13) and a 100% contract Payment Bond (section 00 61 13.16) in the contract amount to cover the execution of the Work. Bond forms are available on the BGS website.  
*or*  
 Performance and Payment Bonds are not required on this project.
6. Filed Sub-bids *are not required* on this project.
7.  Pre-qualified General Contractors are utilized on this project.  
*insert the company name, city and state for each*  
*or*  
 Pre-qualified General Contractors are not utilized on this project.
8.  An on-site pre-bid conference (  *mandatory* or  *optional* ) will be conducted for this project. The pre-bid conference is intended for General Contractors. Subcontractors and suppliers are welcome to attend. Contractors who arrive late or leave early for a mandatory meeting may be prohibited from participating in this meeting and bidding.  
*Wednesday, June 3, 2026, 10:00 a.m.*  
*Riverview Psychiatric Center*  
*250 Arsenal Street, Augusta, ME*  
  
*or*  
 An on-site pre-bid conference will not be conducted for this project.
9. Bid Documents - full sets only - will be available on or about *MAY 20, 2026* and may be obtained *at no cost* from:  
*Bureau of General Services - Project No. 3867*  
*111 Sewall Street*  
*Augusta, ME 04330*  
*Desiree Snow (Desiree.Snow@maine.gov) 207-592-6645 (Project No. 3867)*
10. Bid Documents may be examined at:
- |  |  |
|--|--|
| <i>AGC Maine</i>                           | <i>Construction Summary</i>                      |
| <i>188 Whitten Road, Augusta, ME 04330</i> | <i>734 Chestnut Street, Manchester, NH 03104</i> |
| <i>207-622-4741</i>                        | <i>603-627-8856</i>                              |

**00 21 13**  
**Instructions to Bidders**

1. Bidder Requirements

- 1.1 A bidder is a Contractor which is evidently qualified, or has been specifically pre-qualified by the Bureau of General Services, to bid on the proposed project described in the Bid Documents.
- 1.2 Contractors and Subcontractors bidding on projects that utilize Filed Sub-bids shall follow the requirements outlined in these Bid Documents for such projects. See Section 00 22 13 for additional information.
- 1.3 Contractors and Subcontractors are not eligible to bid on the project when their access to project design documents prior to the bid period distribution of documents creates an unfair bidding advantage. Prohibited access includes consultation with the Owner or with design professionals engaged by the Owner regarding cost estimating, constructability review, or project scheduling. This prohibition to bid applies to open, competitive bidding or pre-qualified contractor bidding or Filed Sub-bidding. The Bureau may require additional information to determine if the activities of a Contractor constitute an unfair bidding advantage.
- 1.4 Each bidder is responsible for becoming thoroughly familiar with the Bid Documents prior to submitting a bid. The failure of a bidder to review evident site conditions, to attend available pre-bid conferences, or to receive, examine, or act on addenda to the Bid Documents shall not relieve that bidder from any obligation with respect to their bid or the execution of the work as a Contractor.
- 1.5 Prior to the award of the contract, General Contractor bidders or Filed Sub-bidders may be required to provide documented evidence to the Owner or the Bureau showing compliance with the provisions of this section, their business experience, financial capability, or performance on previous projects.
- 1.6 The selected General Contractor bidder will be required to provide proof of insurance before a contract can be executed.
- 1.7 Contracts developed from this bid shall not be assigned, sublet or transferred without the written consent of the Owner.
- 1.8 By submitting a bid the Contractor attests that it has not been declared ineligible to bid on State of Maine projects. The Director of the Bureau of General Services may disallow award of this contract to any Contractor if there is evidence that the Contractor or any of its Subcontractors, through their own fault, have been terminated, suspended for cause, debarred from bidding, agreed to refrain from bidding as part of a settlement, have defaulted on a contract, or had a contract completed by another party.
- 1.9 The Contractor attests that it is not presently indicted for or otherwise criminally or civilly charged by a Federal, State or local government entity with commission of any of the following offenses and has not within a three-year period preceding this bid been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (Federal, State or local) transaction, or contract under a public transaction, violation of Federal or State anti-trust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property.

**00 21 13**  
**Instructions to Bidders**

- 1.10 The Contractor shall not make any award or permit any award (subgrant or contract) at any tier to any party which is debarred or suspended or is otherwise excluded from or ineligible for participation in Federal assistance programs or State of Maine projects.
  
2. Authority of Owner
  - 2.1 The Owner reserves the right to accept or reject any or all bids as may best serve the interest of the Owner.
  - 2.2 Subject to the Owner's stated right to accept or reject any or all bids, the Contractor shall be selected on the basis of the lowest dollar value of an acceptable Base Bid, or any combination of Base Bid plus Alternate Bids, as well as other limited cost modifications the Owner determines may best serve the interests of the Owner. An acceptable bid is a duly submitted bid from a responsive and responsible bidder.
  - 2.3 The Owner reserves the right to require Bid Bonds or Performance and Payment Bonds for any project of any contract value.
  
3. Submitting Bids and Bid Requirements
  - 3.1 Each bid shall be submitted on the forms provided in the Bid Documents.
  - 3.2 Each bid shall be valid for a period of thirty calendar days following the Project bid closing date and time. The bid expiration date may be extended in unusual circumstances by mutual consent of the Bidder and the Owner. The bid amount shall not be modified due to the bid expiration date extension.
  - 3.3 Any provision contained in a bid which shows cost escalation, or any modification of schedule or other requirements shall not be accepted. Such a provision causes the bid to be invalid, or, at the discretion of the Owner and BGS, that element of the bid submission may be disregarded for the purpose of awarding the contract without that provision.
  - 3.4 Bidders shall include a Bid Bond or other approved bid security with the bid form submitted to the Owner when the bid form indicates such bid security is required. The bond value shall be 5% of the bid amount. The form of bond is shown in section 00 43 13.
  - 3.5 Bidders recognize that inclusion of contract bonds and the cost of those bonds is dependent on the awarded contract dollar value. Therefore, a Base Bid, or any combination of Base Bid plus Alternate Bids, as well as other limited cost modifications, resulting in a contract award shall include the cost of Performance and Payment Bonds in the submitted bid amount when the construction contract value is over \$125,000.00. Similarly, the cost of Performance and Payment Bonds is excluded in the submitted bid amount when the construction contract value is \$125,000.00 or less unless bonds are specifically required by the Bid Documents. When required for the project, the selected Contractor shall provide these bonds before a contract can be executed, pursuant to 14 M.R.S.A., Section 871, Public Works Contractors' Surety Bond Law of 1971, subsection 3. The form of bonds is shown in section 00 61 13.13 and 00 61 13.16.

**00 21 13**  
**Instructions to Bidders**

- 3.6 Bidders may modify bids in writing, by the same means as the original bid submission, prior to the bid closing time. Such written amendments shall not disclose the amount of the initial bid. If so disclosed, the entire bid is considered invalid.
- 3.7 Bidders implicitly acknowledge all Addenda issued when they submit the bid form. By usual practice the Consultant shall not issue Addenda less than 72 hours prior to the bid closing time, to allow ample time for bidders to incorporate the information. However, some information, such as extending the bid due date and time, may be issued with shorter notice. Addenda shall be issued to all companies who are registered holders of Bid Documents.
- 3.8 A bid may be withdrawn without penalty if a written request by the bidder is presented to the Owner prior to the bid closing time. Such written withdrawal requests are subject to verification as required by the Bureau.
- A bid may be withdrawn without penalty after the bid closing time if, in the determination of the Bureau, evidence provided by the Contractor shows an apparent unintended error such as a miscalculation, or an erroneous number on estimating documents, was the cause of an inaccurate bid. The Bureau may allow withdrawal in consideration of the bid bond or, without utilizing a bid bond, if the Bureau considers documented evidence provided by the Contractor shows factual errors had been made on the bid form.
- 3.9 In the event State of Maine Offices unexpectedly close on the published date of a public bid opening in the location of that bid opening, prior to the time of the scheduled deadline, the new deadline for the public bid opening will be the following business day at the originally scheduled hour of the day, at the original location. Official closings are posted on the State of Maine government website.
- 3.10 The Owner may require, in a Notice of Intent to Award letter to the apparent low bidder, a Schedule of Values, Project Schedule, and List of Subcontractors and Suppliers as both a demonstration of capability of the Bidder and as a condition of award.
- 3.11 Projects which require a State of Maine wage determination will include that schedule as part of the Bid Documents. See section 00 73 46, if such rates are required.
- 3.12 Projects which require compliance with the Davis-Bacon Act are subject to the regulations contained the Code for Federal Regulations and the federal wage determination which is made a part of the Bid Documents. See section 00 73 46, if such rates are required.
- 3.13 The Owner is exempt from the payment of Maine State sales and use taxes as provided in 36 M.R.S. §1760 (1). The Contractor and Subcontractors shall not include taxes on exempt items in the construction contract.

Small Construction Project Bid Form

Riverview-Kennebec Security Fence Modifications

To: Desiree Snow, Senior Project Manager
Bureau of General Services
77 State House Station, 111 Sewall Street, Cross State Office Building, 4th Floor
Augusta, Maine 04333-0077

The undersigned, or Bidder, having carefully examined the form of contract and bid solicitation dated FRIDAY, JUNE 19, 2026, prepared by A.E. Hodsdon Engineers for Riverview-Kennebec Security Fence - Project No. 3867, as well as the premises and conditions relating to the work, proposes to furnish all labor, equipment and materials necessary for and reasonably incidental to the construction and completion of this project for the Base Bid amount of:

\$ \_\_\_\_\_ .00

Alternate Bids are not included on this project.

The Bidder further proposes the following Alternate Bid amounts. Any dollar amount line below that is left blank by the Bidder shall be taken as a bid of \$0.00.

1 insert title of Alternate as shown in specification, or delete \$ \_\_\_\_\_ .00

2 insert title of Alternate as shown in specification, or delete \$ \_\_\_\_\_ .00

The Bidder acknowledges receipt of the following addenda to the specifications and drawings:

Addendum No. \_\_\_\_\_ Dated: \_\_\_\_\_

Addendum No. \_\_\_\_\_ Dated: \_\_\_\_\_

- 1. The Bidder agrees, if the Owner offers to award the contract, to provide any and all bonds and certificates of insurance, as well as Schedule of Values, Project Schedule, and List of Subcontractors and Suppliers if required by the Owner, and to sign the designated Construction Contract within six calendar days after the date of notification of such acceptance, except if the sixth day falls on a State of Maine government holiday or other closure day, or a Saturday, or a Sunday, in which case the aforementioned documents must be received before 12:00 noon on the first available business day following the holiday, other closure day, Saturday, or Sunday.

This bid is hereby submitted by:

Signature: \_\_\_\_\_

Printed name and title: \_\_\_\_\_

Company name: \_\_\_\_\_

Phone number: \_\_\_\_\_

Email address: \_\_\_\_\_

**Attachment A – Schedule of Prices**

**SCHEDULE OF PRICES**

TCM=Truck Count Measure I.O.=Including Operator N/A=Not Applicable L.S.=Lump Sum

<b>Item No.</b>	<b>Qty.</b>	<b>Item Description</b>	<b>Unit Prices</b>	<b>Total</b>
1	l.s.	General Conditions/Mobilization		
2	l.s.	All labor, tools and equipment for security fence modifications		
3	l.s.			
4	l.s.			
5	l.s.			
6	l.s.			
7	l.s.			
8	l.s.			
<b>Total Base Price</b>			<b>\$</b>	

TOTAL OF ALL UNIT PRICES \_\_\_\_\_

(use words)

**State of Maine**  
**CONSTRUCTION CONTRACT**

**Small Construction Project**

*(Contract value less than \$50,000)*

*(Indicate here if this is an under \$5,000 single source award: ....)*

Agreement entered into by and between the State of Maine hereinafter called the **Owner** and \_\_\_\_\_, hereinafter called the **Contractor**.

BGS Project No.: 3867

Other Project No.: AEH #261-25

For the following Project: Riverview-Kennebec Security Fence Modifications at Riverview Psychiatric Center, Augusta, Maine.

Brief Scope of Work: Riverview-Kennebec Security Fence Modifications  
*(Provide a detailed description of the work in Attachment A - Scope of Work)*

The *Owner* and the *Contractor* agree as follows:

**ARTICLE 1 COMPENSATION AND PAYMENTS**

**1.1** The Owner shall pay the Contractor to furnish all labor, equipment, materials and incidentals necessary for the construction of the work described in "Attachment A" the net firm Contract Sum amount of \$ \_\_\_\_\_.00.

**1.2** The Contractor's requisition shall contain sufficient detail and supporting information for the Owner to evaluate and support the payment requested.

**1.2.1** Payments are due and payable twenty-five working days from the date of receipt of a Contractor requisition which is approved by the Owner.

**1.2.2** Provisions for late payments will be governed by 5 M.R.S. Chapter 144, *Payment of Invoices Received from Business Concerns*, and interest shall be calculated at 1% per month.

**1.3** Contracts based on a not-to-exceed amount shall specify the hourly rates, unit prices or allowances in Attachment B - *Basis of Compensation*.

**1.4** The Owner shall retain 5% of each payment due the Contractor as part security for the fulfillment of the contract, payable upon final completion of the work (5 M.R.S. §1746).

**ARTICLE 2 TIME OF COMPLETION**

**2.1** The Substantial Completion Date shall be 1 October 2026.

**2.2** The Work of this Contract shall be completed on or before the Contract Final Completion Date of 7 October 2026.

**2.3** The Contract Expiration Date shall be \_\_\_\_\_. (This date is the Owner's deadline for internal management of contract accounts. The Contract Expiration Date does not directly relate to any contract obligation of the Contractor.)

### **ARTICLE 3 INELIGIBLE BIDDER**

**3.1** By signing this contract the Contractor attests that it has not been declared ineligible to bid on State of Maine projects. The Bureau of General Services (BGS) may disallow award of this contract to any Contractor if there is evidence that the Contractor or any of its Subcontractors, through their own fault, have been terminated, suspended for cause, debarred from bidding, agreed to refrain from bidding as part of a settlement, have defaulted on a contract, or had a contract completed by another party.

**3.2** By signing this contract the Contractor attests that it is not presently indicted for or otherwise criminally or civilly charged by a Federal, State or local government entity with commission of any of the following offenses and has not within a three-year period preceding this bid been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (Federal, State or local) transaction, or contract under a public transaction, violation of Federal or State anti-trust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property.

**3.3** The Contractor shall not make any award or permit any award (subgrant or contract) at any tier to any party which is debarred or suspended or is otherwise excluded from or ineligible for participation in Federal assistance programs or State of Maine projects.

### **ARTICLE 4 CONTRACTOR'S RESPONSIBILITIES**

**4.1** The Contractor shall comply with all laws, codes and regulations applicable to the work.

**4.2** The Contractor shall acquire all permits and third-party approvals applicable to the work not specifically identified as provided by the Owner. Costs for Contractor-provided permits and third-party approvals shall be included in the Contract Sum identified in Section 1.1 above.

**4.3** The Contractor shall remain an independent agent for the duration of this Contract, shall not become an employee of the State of Maine, and shall assure that no State employee will be compensated by, or otherwise benefit from, this Contract.

**4.4** The Contractor shall be responsible for any design cost, construction cost, or other cost incurred on the Project to the extent caused by the negligent acts, errors or omissions of the Contractor or their Subcontractors in the performance of work under this Contract.

### **ARTICLE 5 OWNER'S RESPONSIBILITIES**

**5.1** The Owner shall provide full information about the objectives, schedule, constraints and existing conditions of the project. The Owner has established a budget with reasonable contingencies that meets the project requirements.

**5.2** By signing this contract the Owner attests that all State of Maine procurement requirements for this contract have been met, including approval of this project, and soliciting a minimum of three bids. Any single source award should be noted in Attachment B - Basis of Compensation.

### **ARTICLE 6 INSTRUMENTS OF SERVICE**

**6.1** The Contractor's use of the drawings, specifications and other documents known as the Consultant's Instruments of Service is limited to the execution of the Contractor's scope of work of this project unless the Contractor receives the written consent of the Owner and Consultant for use elsewhere.

## **ARTICLE 7 TERMINATION**

**7.1** Either party may terminate this Contract upon not less than seven days written notice to the other party should such other party fail to perform in accordance with the terms of this Contract. The Owner may terminate this Contract, for the Owner's convenience and without cause, upon not less than seven days written notice to the Contractor.

## **ARTICLE 8 INDEMNIFICATION**

**8.1** The Contractor shall indemnify and hold harmless the Owner and its officers and employees from and against any and all damages, liabilities, and costs, including reasonable attorney's fees, and defense costs, for any and all injuries to persons or property, including claims for violation of intellectual property rights, to the extent caused by the negligent acts or omissions of the Contractor, its employees, agents, officers or subcontractors in the performance of work under this Agreement. The Contractor shall not be liable for claims to the extent caused by the negligent acts or omissions of the Owner or for actions taken in reasonable reliance on written instructions of the Owner.

**8.2** The Contractor shall notify the Owner promptly of all claims arising out of the performance of work under this Contract by the Contractor its employees or agents, officers or subcontractors.

**8.3** This indemnity provision shall survive the termination of the Contract, completion of the project or the expiration of the term of the Contract.

## **ARTICLE 9 INSURANCE REQUIREMENTS**

**9.1** The Contractor shall provide, with each original of the signed Contract, an insurance certificate or certificates acceptable to the Owner and BGS. The Contractor shall submit insurance certificates to the Owner and BGS at the commencement of this Contract and at policy renewal or revision dates. The certificates shall identify the project name and BGS project number, and shall name the Owner as certificate holder and as additional insured for general liability and automobile liability coverages. The submitted forms shall contain a provision that coverage afforded under the insurance policies will not be canceled or materially changed unless at least ten days prior written notice by registered letter has been given to the Owner and BGS.

**9.2** The Owner does not warrant or represent that the insurance required herein constitutes an insurance portfolio which adequately addresses all risks faced by the Contractor or its Subcontractors. The Contractor is responsible for the existence, extent and adequacy of insurance prior to commencement of work. The Contractor shall not allow any Subcontractor to commence work until all similar insurance required of the Subcontractor has been confirmed by the Contractor.

**9.3** The Contractor shall procure and maintain primary insurance for the duration of the Project and, if written on a Claims-Made basis, shall also procure and maintain Extended Reporting Period (ERP) insurance for the period of time that any claims could be brought. The Contractor shall ensure that all Subcontractors they engage, or employ will procure and maintain similar insurance in form and amount acceptable to the Owner and BGS. At a minimum, the insurance shall be of the types and limits set forth herein protecting the Contractor from claims which may result from the Contractor's execution of the Work, whether such execution be by the Contractor or by those employed by the Contractor or by those for whose acts they may be liable. All required insurance coverages shall be placed with carriers authorized to conduct business in the State of Maine by the Maine Bureau of Insurance.

**9.3.1** The Contractor shall have Workers’ Compensation insurance for all employees on the Project site in accordance with the requirements of the Workers’ Compensation law of the State of Maine. Minimum acceptable limits for Employer’s Liability are:

Bodily Injury by Accident.....	\$500,000
Bodily Injury by Disease.....	\$500,000 Each Employee
Bodily Injury by Disease.....	\$500,000 Policy Limit

When applicable, a Sole Proprietor, or Partner or Member of a Limited Liability Company shall provide evidence of an approved application for waiver from the Workers’ Compensation Board regarding employment of a parent, spouse, domestic partner, or child.

**9.3.2** The Contractor shall have Commercial General Liability insurance providing coverage for bodily injury and property damage liability for all hazards of the Project including premise and operations, products and completed operations, contractual, and personal injury liabilities. The policy shall include collapse and underground coverage as well as explosion coverage if explosion hazards exist. Aggregate limits shall apply on a location or project basis. Minimum acceptable limits are:

General aggregate limit.....	\$2,000,000
Products and completed operations aggregate .....	\$1,000,000
Each occurrence limit.....	\$1,000,000
Personal injury aggregate.....	\$1,000,000

**9.3.3** The Contractor shall have Automobile Liability insurance against claims for bodily injury, death or property damage resulting from the maintenance, ownership or use of all owned, non-owned and hired automobiles, trucks and trailers. Minimum acceptable limit is:

Any one accident or loss .....	\$500,000
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**9.3.4** For the portion of projects which are new construction, the Contractor shall procure and maintain Builder’s Risk insurance naming the Owner, Contractor, and any Subcontractor as insureds as their interest may appear. Covered causes of loss form shall be all Risks of Direct Physical Loss, endorsed to include flood, earthquake, transit and sprinkler leakage where sprinkler coverage is applicable. Unless specifically authorized in writing by the Owner, the limit of insurance shall not be less than the initial contract amount and coverage shall apply during the entire contract period and until the work is accepted by the Owner.

**ARTICLE 10 DISPUTE RESOLUTION**

**10.1** A dispute between the parties which arises under this Contract which cannot be resolved through informal negotiation, shall be submitted to a neutral mediator jointly selected by the parties.

**10.1.1** Either party may file suit before or during mediation if the party in good faith deems it to be necessary to avoid losing the right to sue due to a statute of limitations. If suit is filed before good faith mediation efforts are completed, the party filing suit shall agree to stay all proceedings in the lawsuit pending completion of the mediation process, provided such stay is without prejudice

**10.2** If the dispute is not resolved through mediation, the dispute shall be settled by arbitration. The arbitration shall be conducted before a panel of three arbitrators. Each party shall select one arbitrator; the third arbitrator shall be appointed by the arbitrators selected by the parties. The arbitration shall be conducted in accordance with the Maine Uniform Arbitration Act (MUAA), except as otherwise provided in this section.

- 10.2.1** The decision of the arbitrators shall be final and binding upon all parties. The decision may be entered in court as provided in the MUAA.
- 10.2.2** The costs of the arbitration, including the arbitrators' fees shall be borne equally by the parties to the arbitration, unless the arbitrator orders otherwise.
- 10.2.3** In any arbitration between the Owner and the Contractor, the Owner shall have the right to consolidate related claims between Owner and Architect.

## **ARTICLE 11 MISCELLANEOUS PROVISIONS**

- 11.1** This Contract shall be governed by the laws of the State of Maine.
- 11.2** The Owner and Contractor, respectively, bind themselves, their partners, successors, assigns and legal representatives to this Contract. Neither party to this Contract shall assign the Contract as a whole without written consent of the other party, which consent the Owner may withhold without cause.
- 11.3** Changes in the work to be performed- increasing, decreasing, or not changing the Contract Sum- must be approved by Owner, Consultant and Contractor prior to proceeding with the work. Change Orders shall be recorded on a form approved by BGS.
- 11.4** The Contractor and Subcontractors shall have no responsibility for the identification, discovery, presence, handling, removal or disposal of, or exposure of persons to, hazardous materials in any form at the project site. The Contractor shall avoid disruption of any hazardous materials or toxic substances at the project site and promptly notify the Owner in writing on the occasion of such a discovery.
- 11.5** Notwithstanding any other provision of this Agreement, if the Owner does not receive sufficient funds to fund this Agreement or funds are de-appropriated, or if the Owner does not receive legal authority from the Maine State Legislature or Maine Courts to expend funds intended for this Agreement, then the Owner is not obligated to make payment under this Agreement; provided, however, the Owner shall be obligated to pay for services satisfactorily performed prior to any such non-appropriation in accordance with the termination provisions of this agreement. The Owner shall timely notify the Consultant of any non-appropriation and the effective date of the non-appropriation.
- 11.6** The Contractor shall comply with the Maine Code of Fair Practices and Affirmative Action, 5 M.R.S. §784 (2).
- 11.7** The Contractor is prohibited from releasing, publishing or allowing publication of narrative, graphic, photographic or artistic representations of the Project unless expressly allowed in writing by the Owner. The Contractor shall not include the Owner's confidential or proprietary information in any project representations if the Owner has previously advised the Contractor in writing of the specific information considered by the Owner to be confidential or proprietary.
- 11.8** The Contractor shall conform to Maine statute (39-A M.R.S. §105-A (6)) by providing to the Workers' Compensation Board a list of all subcontractors and independent contractors on the job site and a record of the entity to whom that subcontractor or independent contractor is directly contracted and by whom that subcontractor or independent contractor is insured for workers' compensation purposes.

**ARTICLE 12 OTHER PROVISIONS**

*(Insert any additional provisions to this Contract below. Any such provisions or other revisions to the standard Contract form are subject to approval by the Bureau of General Services.)*

**12.1 There are no other provisions.**

BGS Project No.: **3867**

The Agreement is effective as of the date executed by the approval authority.

**OWNER**

**CONTRACTOR**

\_\_\_\_\_  
*^ Signature* *Date*

\_\_\_\_\_  
*^ Signature* *Date*

\_\_\_\_\_  
*Printed name and title*

\_\_\_\_\_  
*Printed name and title*

\_\_\_\_\_  
*Contracting entity name*

\_\_\_\_\_  
*Company name*

\_\_\_\_\_  
*Address*

\_\_\_\_\_  
*Address*

\_\_\_\_\_  
*Telephone*

\_\_\_\_\_  
*Telephone*

\_\_\_\_\_  
*email*

\_\_\_\_\_  
*email*

\_\_\_\_\_  
*Vendor Number*

<b><i>select proper approval authority</i></b>	
<b>Reviewed by:</b>	<b>Approved by:</b>
_____ <i>(Signature)</i> <span style="float: right;"><i>(Date)</i></span>	_____ <i>(Signature)</i> <span style="float: right;"><i>(Date)</i></span>
<i>Project Manager/ Contract Administrator</i>	<i>John Kenney, P.E.</i> <i>Director, Planning Design and Construction</i> <i>Division (PDCD)</i>

## **SCOPE OF WORK**

## *Attachment A*

The project consists of the installation of anti-climb mesh and support posts on top of an existing security fence enclosing an outside yard for patients at the Riverview Psychiatric Center, Augusta, ME. The work shall include a total of approximately 182 l.f. of new fencing. This shall consist of 4 foot high fencing at a 45% angle and two end sections that will be straight up at a height of 11 feet to be installed on top of the existing fencing. There are two gates within the fence that will receive the new top sections.

There are two security cameras that will need to be moved to allow the installation of the new top sections of fencing located at each end of the new sections. This work shall be coordinated with the facility for the exact new locations of the cameras. An anti-vibration wire shall be installed and wired to the facilities existing security system.

Coordination with the Psychiatric Center is a requirement of this Contract. A detailed description of all requirements will be given to the successful bidder.

**BASIS OF COMPENSATION**

*Attachment B*

Contracts based on a not-to-exceed amount shall specify on this sheet the basis of compensation: hourly rates, or unit prices, or allowances, per § 1.2 of this contract.

Contracts based on a net firm amount need not specify on this sheet any further detail, however, details of how the lump sum amount is comprised is welcome.

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## **Measurement and Payment**

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### **Description of Pay Items**

The following sections describe the measurement and payment for the work to be done under the respective items listed in the PROPOSAL FORM.

Each unit or lump sum price stated in the PROPOSAL FORM shall constitute full compensation, as herein specified, for each item of the work completed.

### **Item No. 1 – General Conditions/Mobilization**

The work under this item includes all the necessary bonds and insurances related to the project. This item also includes the cost to mobilize to the site.

Payment shall be on a lump sum basis for all requirements under this item. Partial payments shall be based on an estimate of the percentage of the work completed.

### **Item No. 2 – Labor and Equipment for Security Fence Modifications**

The work under this item shall include all labor and equipment for the modification of additional security fencing and as indicated in the Contract Documents. This includes but is not necessarily limited to the installation of the new top sections of fencing, the new high-sensitivity perimeter vibration detection system and the relocation of two existing security cameras.

This item also includes all labor and materials to provide cleanup during the project and restoration of all areas disturbed by construction.

Payment shall be on a lump sum basis for all requirements under this item. Partial payments shall be based on an estimate of the percentage of the work completed.





**STATE OF MAINE**

**AFFIDAVIT CONCERNING WAIVER OF LIENS**

PROJECT NO. \_\_\_\_\_

PROJECT TITLE: \_\_\_\_\_

LOCATION: \_\_\_\_\_

CONTRACTOR: \_\_\_\_\_

Personally appeared before me \_\_\_\_\_, to me personally known, and states that all liens and claims against the State of Maine, its premises and property are hereby waived and further he represents that no other person or party has any right to a lien on account of any work performed or material furnished to him.

REMARKS:

\_\_\_\_\_

TITLE \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_.

\_\_\_\_\_  
Notary Public or Justice of the Peace

H:\FORMS\SAFFLIEN.

DIVISION 1  
GENERAL REQUIREMENTS

<u>Subsection</u>	<u>Page</u>
Summary of Work	0101
List of Drawings	0102
Project Record Documents	0131
Quality Control	0140
Substitutions and Product Options	0164

SECTION 0101  
SUMMARY OF WORK

0101.01      LOCATION OF WORK

All work under this contract is located in AUGUSTA, MAINE.

0101.02      WORK UNDER THIS CONTRACT

Work under this contract is generally described as the RIVERVIEW-KENNEBEC SECURITY FENCE MODIFICATIONS.

0101.03      COORDINATION

In order that the work may be conducted in a timely and satisfactory manner, the Contractor shall coordinate all work with the BUREAU OF GENERAL SERVICES (BGS) and ENGINEER.

0101.03      ABBREVIATIONS AND SYMBOLS

The following abbreviations may be used in these specifications:

AASHTO	- American Association of State Highway Officials
ANSI	- American National Standards Institute
AWWA	- American Water Works Association
ACI	- American Concrete Institute
ASTM	- American Society of Testing Material
AISC	- American Institute of Steel Construction
ASCE	- American Society of Civil Engineers
CPI	- Clay Pipe Institute

Where reference is made to a publication by one of the above mentioned or other association, it is understood that the latest revisions thereof shall apply unless otherwise designated.

In case of conflict, this specification will take precedence over the above references.

SECTION 0102  
LIST OF DRAWINGS

<u>Sheet No.</u>	<u>Description</u>
Sheet C0.1	Site Plan and Details

0102-1

SECTION 0131  
PROJECT RECORD DOCUMENTS

0131.01 GENERAL

Work included: Keep accurate record documents for all additions, substitutions of material, variations in work, and any other additions or revisions to the Contract.

0131.02 MAINTENANCE OF DOCUMENTS

A. Maintain at job site, one copy of:

1. Contract Documents
2. Specifications
3. Addenda
4. Reviewed Shop Drawings
5. Change Orders
6. Any other modifications to the Contract
7. Field Test Reports

B. Store documents in approved files and racks apart from documents used for construction.

C. Maintain documents in clean, dry, legible condition.

D. Do not use record documents for construction purposes.

E. Make documents available at all times for inspection by Engineer and Owner.

0131.03 RECORDING

A. The General Contractor will be required to provide 5 copies of a complete, bound, organized record of all materials, systems, manufacturer's literature, etc. installed during the course of the project. This includes but is not limited to: manufacturer's catalog cut, specification sheet, installation guide, operation and troubleshooting guide, and any and all information booklets available for each piece of equipment installed in this contract. A transmittal form stating the General Contractor's name and address, as well as subcontractor's and supplier's name and address shall precede each piece of equipment or division. This record material is to be used as an operational aid to the Engineer and Owner when the facility is placed into operation.

B. Label each document "Project Record" in large high printed letters.

C. Keep record documents current and do not permanently conceal any work until required information has been recorded.

D. Contract Drawings: Legibly mark to record actual construction:

1. Depths of various elements of foundations in relation to survey datum.
2. Horizontal and vertical locations of underground utilities and appurtenances referenced to permanent surface improvements.
  - a) Shall include all water, sewer, steam, air, instrumentation and fuel piping systems and all electrical and communications circuits including all direct burial cables.
  - b) Whenever any existing utility line is uncovered in the course of excavation for new utility installation, location dimensions for such lines shall be recorded.
  - c) Method of location and recording shall have prior approval of the Engineer.
3. Location of house service connection points (when applicable) with any utility (water, sewer, electrical, telephone, etc.) and the location of capped or plugged ends of these same house service lines.
  - a) Locations shall be recorded by accurate "swing ties" or other methods approved by the Engineer.
  - b) Method of location and recording shall have prior approval of the Engineer.
4. Location of internal utilities and appurtenances concealed in construction referenced to visible and accessible features of structure.
  - a) Electrical equipment such as conduits, piping, instrumentation located in slabs, walls, and ceilings and to include approximate locations and routing.
  - b) Schematic diagram of actual electric conduit or instrument tubing routing between equipment and supply.
5. Field changes of dimension and detail and changes made by Change Order or Field Order.
6. Details not on original Contract Drawings.

E. Specifications and Addenda: Legibly mark up each Section to record:

1. Manufacture, trade name, catalog number, and supplier of each product and item of equipment actually installed.
2. Changes made by Change Order or Field Order.

#### 0131.04 SUBMITTAL

- A. At the completion of the project, deliver record documents to the Engineer.
- B. Accompany submittal with transmittal letter, in duplicate, containing:
  - 1. Date, project title and number
  - 2. Contractor's name and address
  - 3. Title and number of each record document with certification that each document is complete and accurate
  - 4. Signature of Contractor, or his authorized representative
- C. Failure to record these locations on the Project Record Drawings shall result in non-approval of the final payment to the Contractor and/or if contract time (as specified in the Contract and/or modified in accordance with the Standard General Conditions of the Construction Contract) has elapsed, this shall be grounds for the enactment of the liquidated damages as specified.

SECTION 0140  
QUALITY CONTROL

0140.01 GENERAL

A. Testing

It is the Contractor's sole responsibility to provide and use only new materials, new products and new equipment that meet the requirements of the plans and specifications and will result in a completed project that is durable and of high quality in all respects. The Engineer may request samples of any material that the Contractor proposes to use. Such samples shall be of sufficient size and quantity to allow appropriate testing of the sample. The Contractor shall bear all cost of obtaining and providing such sample. The Contractor shall bear all costs of testing the sample. Furthermore, if testing shows that a sample does not meet the requirements of the plans and specifications, the Contractor shall retest at contractors expense.

B. Inspection Services

The Owner or Engineer or his representative will provide whatever inspection he feels is necessary. Such inspection in no way reduces the Contractor's responsibility for supervision of quality control. The Contractor shall cooperate fully in the Owner or Engineer's inspection efforts. The Contractor shall keep the inspector informed of work in progress as well as the schedule of work to be done. The Contractor shall allow complete access to the project by the inspector.

C. General

The Contractor will at all times be responsible for maintaining all areas of the job site. This is to include periods of work suspended due to cold weather. When the Owner recognizes defective conditions he shall notify the Engineer who will in turn notify the Contractor. The Contractor will be given a reasonable amount of time depending on the degree of the problem to correct the condition. Examples of defective conditions shall include, but not necessarily be limited to, trench settlement, erosion, pot holes, washouts, etc.

D. Quality Assurance

The Contractor will produce and conform to quality assurance programs as outlined in various sections of the technical specifications. These quality assurance programs are intended to provide for greater reliability of those items of work where failure or a malfunctioning system would pose severe problems to the Owner, human health, or the environment.

**SECTION 0164**  
**SUBSTITUTIONS AND PRODUCT OPTIONS**

0164.01 GENERAL

In these specifications and on accompanying drawings, there are specified and shown materials or pieces of equipment, which are deemed most suitable for the service anticipated. Substitutes to those equipment or materials shall follow the requirements listed below.

The Engineer or Owner's representative has the final determination of the substitution acceptance and reserves the right to reject all substituted equipment or materials.

**Review Period:** The Engineer shall comply with the period for review of the initial submittal on the material or piece of equipment as specified in Section 0130. However, in the event that there are questions on the submittal, the Engineer shall have an additional period (same as first review period) to review each resubmittal package.

**Review Expense:** The Engineer shall review the initial shop drawings for material or piece of equipment specified in the Contract as required under Section 0130 of this Contract. If a substitution is submitted, the Engineer reserves the right to charge the Contractor a fee to review the material for compliance with the intended use and with the technical specifications. The Contractor shall compensate the Engineer prior to acceptance of the submittal.

**DIVISION 2  
SITE WORK**

<u>Subsection</u>	<u>Page</u>
Cleanup	0214
High Security 358 Anti Climb Mesh Fence System	0270
High-Sensitivity Perimeter Vibration Detection System	0276
Loam and Seed	0283

SECTION 0214  
CLEANUP

0214.01 DESCRIPTION

Cleanup shall consist of all work required to maintain all work areas in a neat and orderly condition. Cleanup shall be considered incidental to the appropriate items of the contract.

0214.02 GENERAL

The Contractor shall remove all debris and surplus material resulting from the work, and shall maintain all property, both public and private, in a condition acceptable to the party having jurisdiction. If requested by the Owner and/or Engineer, work shall cease and all efforts shall center on cleanup. No compensation shall be paid the Contractor because of the stoppage of the work for cleanup.

The Contractor shall obtain written permission from the property owners before disturbing any property and or storing any equipment or materials on the property.

Property owners shall be satisfied with restoration of the property.

SECTION 0270  
HIGH SECURITY 358 ANTI CLIMB MESH FENCE SYSTEM

0270.01 SCOPE OF WORK

The work under this section includes all materials, labor, and equipment necessary to construct the new top sections of high security fencing as shown on the plans. Materials and installation shall meet ASTM international standards (A1064, A641) for steel wire, galvanization, and anti-corrosion, along with ISO 9001 quality management standards.

0270.02 MATERIALS

**A. Mesh Panels**

Mesh Pattern (Aperture): 76.2 mm x 12.7 mm (3" x 0.5") center to center, providing finger-proof and toe proof resistance.

Wire Diameter: 4.0 mm (8-gauge) horizontal and vertical wires, measured before coating, welded at every intersection.

Panel Width: Match Existing / 2515 mm (standard) cut to required width

Panel Height: Match Existing / 3000mm, cut to required height

Finish: Hot-dipped galvanized to BS EN ISO 1461, followed by polyester powder coating (min 100 microns) in RAL 9005 (Black) to provide long-term corrosion resistance and low maintenance.

Weld Strength: 540-690 N/m<sup>2</sup> Every intersection welded with a shear strength exceeding 75% of the wire tensile strength.

Tensile Strength: High tensile wire (600-750 N/mm<sup>2</sup>)

Panel Type: Flat Panels

Panel Overlap: Panels shall be overlapped by a minimum of 75 mm at each post and secured with clamp bars.

**B. Posts and Fixings**

Post Size: Square Hollow Section 80 mm x 80 mm x 2.5 mm

Post Centers: Match configuration of existing vertical sections

Fixing System: Continuous flat clamp bar (minimum 40 mm x 5 mm) with stainless steel tamper-proof bolts. (e.g., M8 T-bolts or similar)

Post Caps: Metal or high-strength polymer cap, securely fixed to prevent removal.

### **C. Finish and Coating**

Base Material: Galvan (Zinc-Aluminum Alloy) coated wire for superior corrosion resistance (min. 275 g/m<sup>2</sup> zinc) or approved equal.

Surface Coating: High-quality architectural polyester powder coating (minimum 100 micron) over Galvan or approved equal.

Color: RAL 9005 Black

### **D. Psychiatric Security Requirements (Anti-Ligature & Safety)**

Anti-Ligature: All fixings, clamp bars, and post caps must be designed to be flush or tamper-proof to prevent the attachment of items (anti-ligature).

Surface Finish: The panel surface must be smooth to avoid injury.

## 0270.03 INSTALLATION

Clear View: The fencing shall be installed to maintain maximum visibility for CCTV surveillance.

Tamper-proof: All bolts must be tightened, and tamper-proof nuts snapped off or secured.

## 0270.04 PERFORMANCE STANDARDS

**Anti-Climb:** Small openings prevent finger or toe holds.

**Anti-Cut:** High-density, 4mm wire resists bolt cutters.

**Rigidity:** High-strength welding and secure fixing prevent bowing or rattling.

**Warranty:** Minimum 10-25 year service life warranty against corrosion.

SECTION 0276  
HIGH SENSITIVITY PERIMETER VIBRATION DETECTION SYSTEM

0276.01 SCOPE OF WORK

The primary goal is to install a reliable perimeter protection, climb deterrence and low false alarm rates, while minimizing the aesthetic impact of a prison-like environment.

0276.02 MATERIALS

**System Type:** Microphonic fence-mounted cable sensor or Distributed Acoustic Sensing (DAS) fiber optic cable.

**Application:** Must be compatible with 358 welded wire mesh.

**Detection Capability:** Detects cutting with manual tools, climbing (high frequency vibrations) and lifting.

**Tamper Resistance:** Sensor cable must be armored with a stainless steel braid or encased in rugged, UV-resistant PVC to prevent cutting or damage by patients.

**Environmental Sealing:** Electronics and junctions must be rated IP66/NEMA 4X or higher.

0276.03 PERFORMANCE SPECIFICATIONS

**Detection Zones:** Individual zones up to 328 feet (100 meters), with the ability to define shorter, localized zones for enhanced precision.

**Climb Detection:** Detects acceleration across X, Y, and Z axes on the fence fabric.

**Filtering:** The processor must feature self-learning algorithms to differentiate between cutting/climbing vibrations and environmental noise (wind, rain, passing traffic).

**Sensitivity:** 32+ level of sensitivity adjustments to differentiate between minor vibrations and forced entry attempts.

**Operating Temp Range:** -40°C to +70°C (-40°F to 158°F)

0276.04 INSTALLATION

**Mounting:** Sensor cable to be attached directly to the interior side of the 358 mesh using UV-resistant heavy-duty cable ties or stainless steel clips at maximum 12-inch intervals.

## 0276.05 SYSTEM INTEGRATION

**Alarm Outputs:** Dry contact closure (Form C) for integration into the site's security management system (SMS/PCC).

**Integration:** Must be able to trigger PTZ cameras to prevent a live view of the zone upon alarm activation.

**Power Requirements:** Low voltage (12-24V DC) with battery backup support.

## 0276.06 PSYCHIATRIC FACILITY CONSIDERATIONS

**Anti-Ligature:** Sensor cable must be fastened flush to the fence or inside the mesh to prevent creating a ligature point.

**Aesthetics:** Sensor cables and mounting hardware should be colored (black or green) to blend into the fence, minimizing the "prison-look".

SECTION 0283  
LOAM AND SEED

0283.01 DEFINITION

Loaming and seeding shall consist of supplying all equipment, labor and materials necessary to provide healthy grass cover over areas disturbed by construction and any other such areas as may be designated on the plan.

0283.02 GENERAL

It is the intent of this specification that the Contractor shall be responsible for establishing and maintaining the grass cover in areas disturbed by his operations, and areas so designated on the plan. Such responsibility shall extend 12 months from project completion.

0283.03 MATERIALS

Grass seed mixture shall be determined by Appendix A See Mixtures from Maine Erosion Sediment Control BMP, 2003, attached to and made part of this section.

Lime shall be ground limestone containing not less than 85% total carbonate. At least 90% shall pass through a No. 20 sieve and at least 50% shall pass through a No. 100 sieve.

Fertilizer shall be commercial fertilizer with the following minimum percentages:

10% available nitrogen (75% organic)

10% available phosphoric acid

10% available potash

Quantities of lime, fertilizer and seed shall be per MDOT specifications.

Agricultural ground limestone shall be applied at the rate of 30 lbs. per 1,000 square feet, all methods.

Fertilizer applied for seed establishment shall be applied at a rate of 8 lbs of Packed Weight Granular Fertilizer per 1,000 square feet, all methods.

Mulch shall be clean hay not more than one (1) year old.

The Contractor shall furnish invoices to the Engineer certifying that the above specifications have been met for all seed, lime and fertilizer.

Topsoil shall be screened to 2" minus natural, friable silt loam free of stones, weeds, and other vegetable matter, roots, rubble, and other material, which might hinder the planting, growth or maintenance of the areas. The minimum depth of loam shall be 4".

#### 0283.04 TEMPORARY SEEDING

After October 15th disturbed areas shall be stabilized with:

Annual Rye Grass seed @ 40 lbs / acre

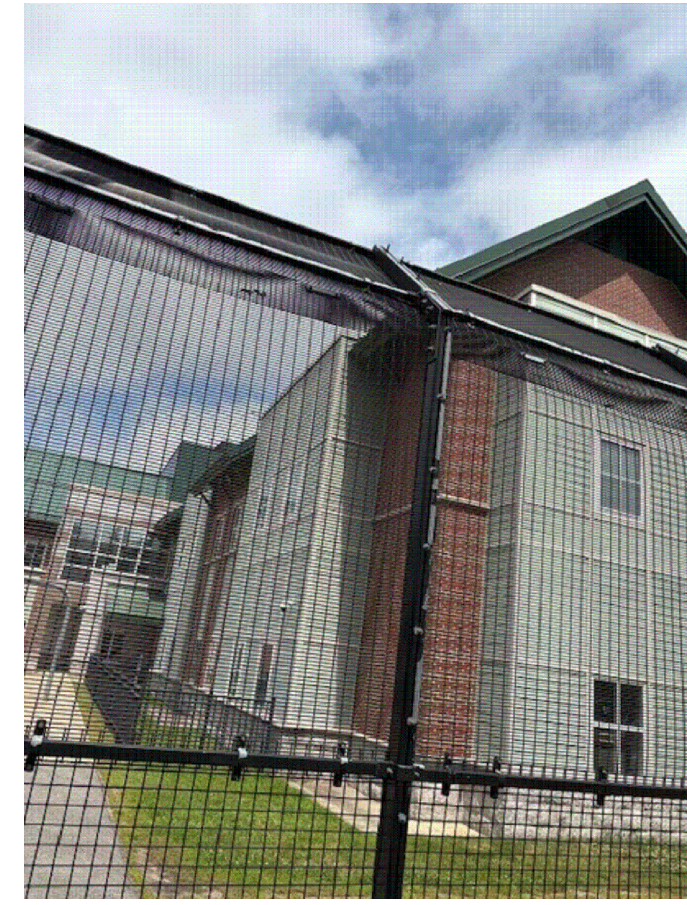
Hay mulch @ 90 bales/acre

The Contractor shall be responsible for permanent seeding in the spring.

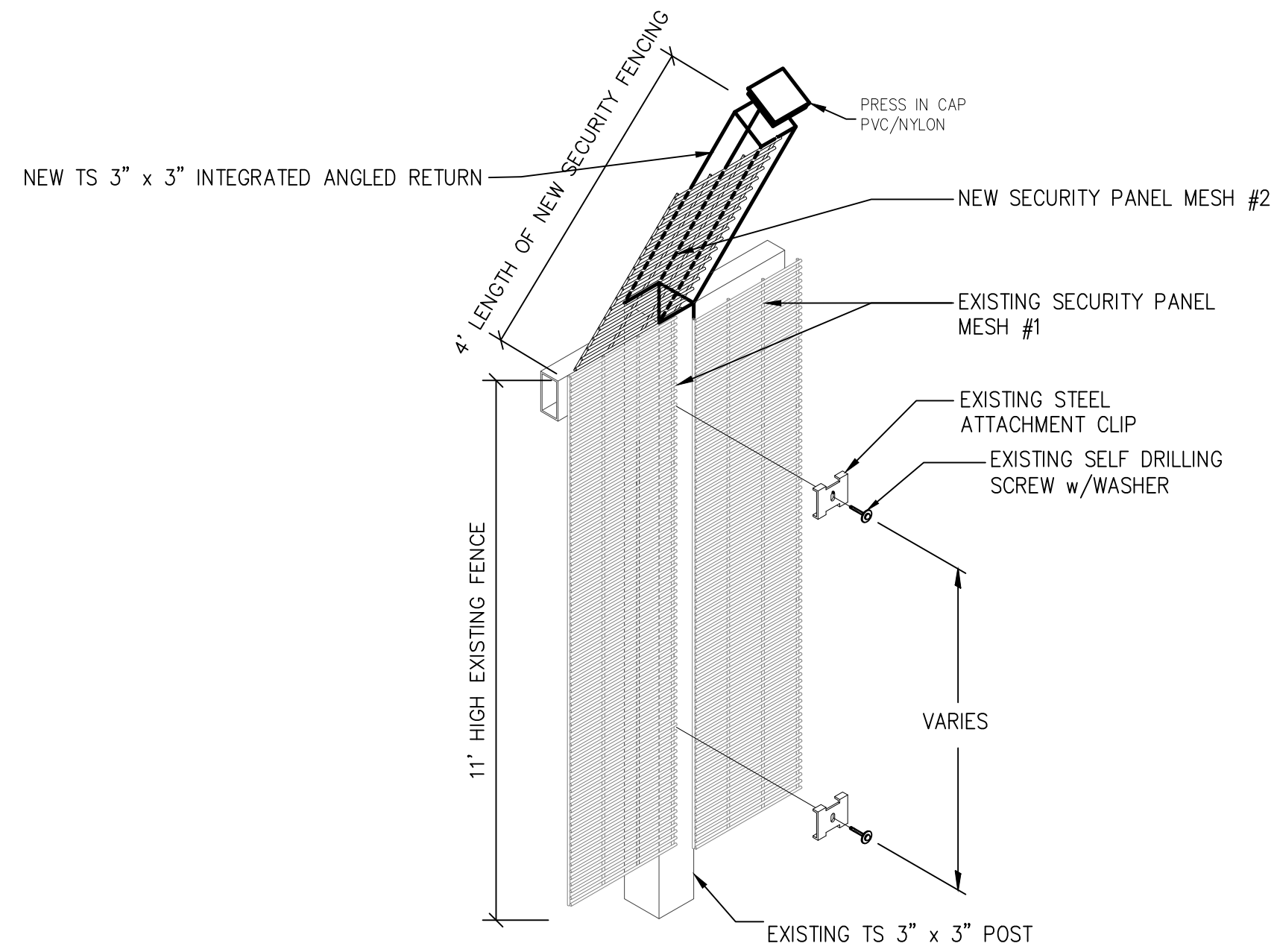
#### 0283.05 CONSTRUCTION METHODS

The Contractor shall place the loam to the proper compacted depth of 4". Once placed, the loam shall be rolled to provide a firm smooth surface. All low spots shall be filled in and rolled again. Once the surface is smooth with no dips or humps, the surface shall be roughed up by raking. Lime, fertilizer and seed shall be placed either by hydroseeding or by hand.

All seeded areas shall be mulched with hay or cellulose applied at a rate of 40-45 lbs. (1 bale) to approximately 300 sq. ft. of area. The result shall be a firm sod with healthy grass growth sufficient to prevent any erosion of the soil.



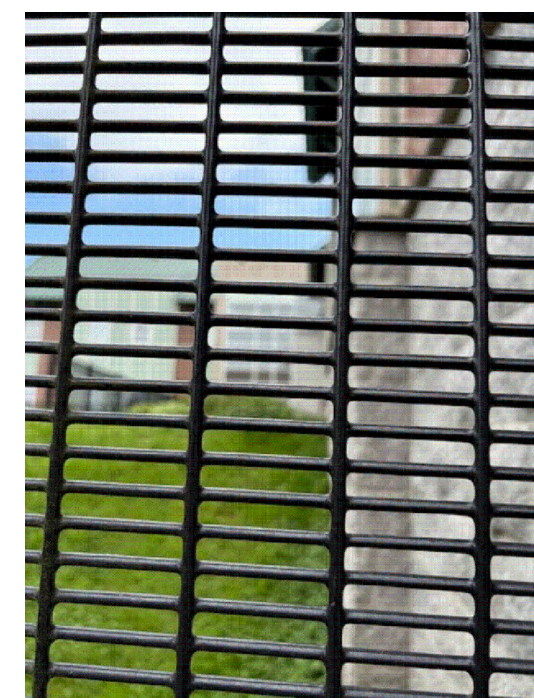
**SOUTH COURTYARD EXISTING FENCING**



**PROPOSED NORTH COURTYARD FENCING TO MATCH SOUTH COURTYARD FENCING**



**EXISTING 2"x2" MESH SECURITY PANEL MESH #1**



**EXISTING 2"x1/2" MESH SECURITY PANEL MESH #2**

**NOTE:  
CONTRACTOR TO REPAIR ANY AREAS  
DISTURBED BY CONSTRUCTION.**



THE LAST SEGMENT OF FENCING IS 5'-0"± WIDE AND 11' TALL. A NEW 11' HIGH AND 5'-5" WIDE SEGMENT IS TO BE INSTALL ON TOP OF EXISTING FENCE (TO MATCH EXISTING FENCE IN SOUTH COURTYARD) FOR A TOTAL OF 22' HIGH SEGMENT. THE NEW FENCE IS TO BE SECURED TO THE EXISTING BUILDING IN THE SAME WAY AS THE EXISTING FENCE IS. SECURITY CAMERA IS TO BE RELOCATED PER OWNERS DIRECTION.

**NORTH COURTYARD**

EXISTING 18 SECTIONS @7' WIDE  
NEW 4' SECTION SHOWN IN DETAIL

EXISTING 10'-5"± WIDE GATE  
WITH 4" POSTS. NEW 4'  
SECTION SHOWN IN DETAIL

EXISTING 5 SECTIONS @7' WIDE.  
NEW 4' SECTION SHOWN IN DETAIL

THE FIRST SEGMENT OF FENCING IS 5'-5"± WIDE AND 11' TALL. A NEW 11' HIGH AND 5'-5" WIDE SEGMENT IS TO BE INSTALL ON TOP OF EXISTING FENCE (TO MATCH EXISTING FENCE IN SOUTH COURTYARD) FOR A TOTAL OF 22' HIGH SEGMENT. THE NEW FENCE IS TO BE SECURED TO THE EXISTING BUILDING IN THE SAME WAY AS THE EXISTING FENCE IS. SECURITY CAMERA IS TO BE RELOCATED PER OWNERS DIRECTION.

**SOUTH COURTYARD**

EXISTING FENCE

ADD TOP SECTION TO 182"± OF EXISTING 11" HIGH SECURITY FENCING (SEE DETAIL THIS SHEET)

REV.	J.L.A.	04-17-2026	ISSUED FOR REVIEW
0	J.L.A.	04-17-2026	DATE

THIS PLAN SHALL NOT BE MOVED OR REPRODUCED WITHOUT WRITTEN PERMISSION FROM A.E. HODSDON CONSULTING ENGINEERS. ANY ALTERATIONS AUTHORIZED OR OTHERWISE SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO A.E. HODSDON CONSULTING ENGINEERS.

**PRELIMINARY  
NOT FOR  
CONSTRUCTION**

**SITE PLAN & DETAILS  
OF  
FENCING MODIFICATIONS**  
FOR:  
**AUGUSTA RIVERVIEW PSYCHIATRIC**  
260 ARSENAL STREET  
AUGUSTA, MAINE

DRAWN	CHECKED
PLS	JLA
SCALE	DATE
AS NOTED	03-18-2026

**C0.1**  
PROJECT#: 261-25