

**SECTION 01 74 00
CLEANING**

PART 1 - GENERAL

1.01 DESCRIPTION:

- A. Maintain premises and public properties free from accumulations of waste, and rubbish, caused by operations.
- B. At completion of Work, remove waste materials, rubbish, tools, equipment, machinery, and surplus materials, and clean all sight-exposed surfaces; leave Project clean and ready for occupancy.
- C. If the Contractor fails to clean up at the completion of the Work, the Owner may do so and the cost thereof shall be charged to the Contractor.
- D. Hazards Control:
 - 1. Store volatile wastes in covered metal containers, and remove from premises daily.
 - 2. Prevent accumulation of wastes which create hazardous conditions.
 - 3. Provide adequate ventilation during use of volatile or noxious substances.
 - 4. Conduct cleaning and disposal operations to comply with local ordinances and anti-pollution laws.
 - 5. Do not burn or bury rubbish and waste materials on Project site.
 - 6. Do not dispose of volatile wastes such as mineral spirits, oil or paint thinner in storm or sanitary drains.
 - 7. Do not dispose of wastes into streams or waterways.

PART 2 - PRODUCTS

2.01 MATERIALS:

- A. Use only cleaning materials recommended by manufacturer of surfaces to be cleaned.
- B. Use cleaning materials only on surfaces recommended by cleaning material manufacturer.

PART 3 - EXECUTION

3.01 DURING CONSTRUCTION:

- A. Execute cleaning to ensure that building, grounds, and public properties are maintained free from accumulations of waste materials and rubbish.
- B. Wet down dry materials and rubbish to prevent blowing dust.
- C. At reasonable intervals during progress of Work, clean site and public properties, and dispose of waste materials, debris and rubbish.
- D. Provide on-site containers for collection of waste materials, debris and rubbish.
- E. Dispose of waste materials, debris and rubbish at designated dumping areas.
- F. Vacuum clean interior building areas when ready to receive finish painting, and continue vacuum cleaning on an as-needed basis until building is ready for Substantial Completion or occupancy.

- G. Handle materials in a controlled manner with as few handlings as possible; do not drop or throw materials from heights.
- H. Schedule cleaning operations so that dust and other contaminants resulting from cleaning process will not fall on wet, newly painted surfaces.

3.02 FINAL CLEANING:

- A. Provide final cleaning of the Work, consisting of cleaning each surface or unit of work to normal "clean" condition expected for a first-class building cleaning and maintenance program. Comply with manufacturer's instructions for cleaning operations. The following are examples, but not by way of limitation, of cleaning levels required:
 - 1. Remove labels which are not required as permanent labels.
 - 2. Clean transparent materials, including mirrors and window/door glass, to a polished condition, removing substances which are noticeably distracting substances. Except as otherwise indicated, avoid disturbance of natural weathering of exterior surfaces. Restore reflective surfaces to original reflective condition.
 - 3. Wipe surfaces of mechanical and electrical equipment clean, including elevator equipment and similar equipment; remove excess lubrication and other substances.
 - 4. Remove debris and surface dust from limited-access spaces including roofs, plenums, shafts, trenches, equipment vaults, manholes, attics and similar spaces.
 - 5. Clean concrete floors in non-occupied spaces broom clean.
 - 6. Vacuum clean carpeted surfaces and similar soft surfaces.
 - 7. Clean plumbing fixtures to a sanitary condition, free of stains including those resulting from water exposure.
 - a. Clean and sanitize all vitreous fixtures including toilet bowls, urinals, and hand basins.
 - b. Clean and sanitize all flush rings, drain and overflow outlets.
 - c. Clean and polish all chrome fittings.
 - d. Clean and sanitize toilet seats.
 - e. Damp mop with disinfectant.
 - f. Clean and polish all glass and mirrors.
 - g. Empty all containers and disposals.
 - h. Spot clean and sanitize exterior of all containers.
 - i. Dust toilet partitions and window sills.
 - j. Remove spots, stains, splashes, from wall area adjacent to hand basins.
 - k. Refill all dispensers to normal limits.
 - l. Remove fingerprints from doors, frames, light switches, handles, etc.
 - m. Low dust all surfaces to hand height including sills, ledges, moldings, shelves, frames, and ducts.
 - 8. Clean food service equipment to a condition of sanitation ready and acceptable for intended food service use.
 - 9. Clean light fixtures and lamps so as to function with full efficiency.
 - 10. Clean Project site (yard and grounds), including landscape development areas, of litter and foreign substances. Sweep paved areas to a broom-clean condition; remove stains, petrochemical spills and other foreign deposits. Rake grounds which are neither planted nor paved, to a smooth, even-textured surface.
 - 11. Remove grease, dust, dirt, stains, labels, fingerprints, and other foreign materials, from sight-exposed interior and exterior finished surfaces; polish surfaces so designated to shine finish.
 - 12. Repair, patch and touch up marred surfaces to specified finish, to match adjacent surfaces.
 - 13. Remove snow and ice from access to building.
 - 14. Replace air conditioning filters if units were operated during construction.

15. Clean ducts, blowers and coils, if air conditioning units were operated without filters during construction.
- B. Maintain cleaning until Project, or portion thereof, is occupied by Owner.

- END OF SECTION -