SECTION 099123 - INTERIOR PAINTING

PART 1 - GENERAL

1.1 SUMMARY

A. Section Includes: Surface preparation of interior substrates and application of the following:

1. Primers.
2. Water-based finish coatings for Gypsum Board.
3. Water-based finish coatings for Metal.

B. Related Requirements:

1. Section 099300 "Staining and Transparent Finishing" for surface preparation and application of wood stains and transparent finishes on interior wood substrates.

1.2 ACTION SUBMITTALS

A. Product List: Cross-reference to paint system and locations of application areas. Use same designations indicated on Drawings and in applicable interior painting schedule articles to cross-reference paint systems specified in this Section. Include color designations.

B. Product Data: For each type of specified product.

1. Include preparation requirements and application instructions.
2. Indicate VOC content.

C. Samples for Verification: For each type of paint system and each color and gloss of topcoat. Submit actual paint drawdowns as specified below for verification Samples.

1. Submit Samples on rigid backing, **8 inches** square.

2. Label each Sample for location and application area.

1.3 MAINTENANCE MATERIAL SUBMITTALS

A. Extra Stock Material: Furnish extra materials that match paint products applied and that are packaged with protective covering for storage and identified with labels describing contents.

1. Paint Products: 1 percent, but not less than **1 gal.** of each material and color applied.

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1.4 MOCKUPS

A. Apply mockups of each paint system indicated and each color and finish selected to verify selections made under Sample submittals, to demonstrate aesthetic effects, and to set quality standards for materials and execution.

1. Architect will select one surface to represent surfaces and conditions for application of each paint system.

a. Vertical and Horizontal Surfaces: Provide samples of at least **100 sq. ft.**.
b. Other Items: Architect will designate items or areas required.

2. Final approval of color selections will be based on mockups.

a. If preliminary color selections are not approved, apply additional mockups of additional colors selected by Architect at no added cost to Owner.

3. Approval of mockups does not constitute approval of deviations from the Contract Documents contained in mockups unless Owner specifically approves such deviations by Change Order.
4. Subject to compliance with requirements, approved mockups may become part of the completed Work if undisturbed at time of Substantial Completion.

1.5 DELIVERY, STORAGE, AND HANDLING

A. Store materials not in use in tightly covered containers in well-ventilated areas with ambient temperatures continuously maintained at not less than **45 deg F**.

1. Maintain containers in clean condition, free of foreign materials and residue.
2. Remove rags and waste from storage areas daily.

1.6 FIELD CONDITIONS

A. Apply paints only when temperature of surfaces to be painted and ambient air temperatures are between **50 and 95 deg F**.

B. Do not apply paints when relative humidity exceeds 85 percent; at temperatures of less than **5 deg F** above the dew point; or to damp or wet surfaces.

PART 2 - PRODUCTS

2.1 SOURCE LIMITATIONS

A. Obtain each paint product from single source from single manufacturer.

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2.2 INTERIOR PAINTS, GENERAL

A. Interior Paints: Subject to compliance with requirements, provide product listed in product types below and applicable interior painting schedule articles for the paint category indicated.

B. Material Compatibility:

1. Materials for use within each paint system must be compatible with one another and substrates indicated, under conditions of service and application as demonstrated by manufacturer based on testing and field experience.
2. For each coat in a paint system, provide products recommended in writing by topcoat manufacturer for use in paint system and on substrate indicated.

C. VOC Content: For field applications, verify paints and coatings comply with the following VOC content limits:

1. Flat Paints and Coatings: 50 g/L.
2. Nonflat Paints and Coatings: 50 g/L.
3. Primers, Sealers, and Undercoaters: 100 g/L.

D. Colors: As selected by Architect from manufacturer's full range.

1. 30 percent of surface area will be painted with deep tones.

2.3 PRIMERS

A. Interior Latex Primer Sealer: Pigmented, water-based latex sealer; formulated to reduce porosity of substrate for finish coats; for use on new interior plaster, concrete, and gypsum board substrates and on previously painted surfaces.

1. Manufacturers: Subject to compliance with requirements, provide products by the following:

a. Rodda-Miller Paint. Product: "Premium PVA" Interior Primer 220011

2. Materials:

a. Resin: Polyvinyl Acrylic.
b. Water-based; soap & water clean up.
c. Solids by Weight: 48.3%

2.4 WATER-BASED FINISH COATINGS

A. Interior Latex Paint (for Gypsum Board, Walls): Pigmented, water-based coating for use on interior primed/sealed plaster and gypsum board, and on primed wood and metals.

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1. Manufacturers: Subject to compliance with requirements, provide products by the following:

    a. Rodda-Miller Paint. Product: "Premium" 1204XX Interior Wall & Ceiling Paint

2. Product Information:

    a. Water Based. Soap & Water clean up.
    b. Resin: Vinyl Acrylic
    c. Solids by Weight: 47.6%

3. Gloss and Sheen Level: Manufacturer's standard satin.

B. Interior, Water-Based Alkyd Paint (for Metal Doors & Metal Frames): Water-based, pigmented, low-VOC alkyd paint formulated for flash rust and water resistance and for use on interior, primed, wood, plaster, masonry, and metal surfaces.

1. Manufacturers: Subject to compliance with requirements, provide products by the following:

    a. Rodda-Miller Paint.

2. Product: "Renaissance" Interior Waterborne Alkyd-Urethane Hybrid Enamel

    a. Resin: Urethane-Alkyd Hybrid Enamel
    b. MPI Certification: GL5, Semigloss #169
    c. VOC: <50.0 g/L
    d. Series 45450

3. Gloss and Sheen Level: Manufacturer's standard semigloss.

PART 3 - EXECUTION

3.1 EXAMINATION

A. Examine substrates and conditions, with Applicator present, for compliance with requirements for maximum moisture content and other conditions affecting performance of the Work.

B. Maximum Moisture Content of Substrates: When measured with an electronic moisture meter as follows:

1. Concrete: 12 percent.
2. Cementitious Composition Board: 12 percent.
3. Masonry (Clay and CMU): 12 percent.
4. Wood: 15 percent.
5. Gypsum Board: 12 percent. Verify that finishing compound is dry and sanded

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smooth.

6. Plaster: 12 percent. Verify that plaster is fully cured.

C. Verify suitability of substrates, including surface conditions and compatibility, with finishes and primers. Proceed with coating application only after unsatisfactory conditions have been corrected.

1. Application of coating indicates acceptance of surfaces and conditions.

3.2 PREPARATION

A. Comply with manufacturer's written instructions applicable to substrates and paint systems indicated.

B. Remove hardware, covers, plates, and similar items already in place that are removable and are not to be painted. If removal is impractical or impossible because of size or weight of item, provide surface-applied protection before surface preparation and painting.

1. After completing painting operations, use workers skilled in the trades involved to reinstall items that were removed. Remove surface-applied protection if any.

C. Clean substrates of substances that could impair bond of paints, including dust, dirt, oil, grease, and incompatible paints and encapsulants.

1. Remove incompatible primers and reprime substrate with compatible primers or apply tie coat as required to produce paint systems indicated.

D. Concrete Substrates: Remove release agents, curing compounds, efflorescence, and chalk. Do not paint surfaces if moisture content or alkalinity of surfaces to be painted exceeds that permitted in manufacturer's written instructions.

E. Masonry Substrates: Remove efflorescence and chalk. Do not paint surfaces if moisture content or alkalinity of surfaces or mortar joints to be painted exceeds that permitted in manufacturer's written instructions.

F. Shop-Primed Steel Substrates: Clean field welds, bolted connections, and areas where shop paint is abraded. Paint exposed areas with the same material as used for shop priming to comply with SSPC-PA 1 for touching up shop-primed surfaces.

G. Wood Substrates:

1. Scrape and clean knots. Before applying primer, apply coat of wood-knot sealer.
2. Sand surfaces that will be exposed to view and remove sanding dust.
3. Prime edges, ends, faces, undersides, and backsides of wood.
4. After priming, fill holes and imperfections in the finish surfaces with putty or plastic wood filler. Sand smooth when dried.

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3.3 APPLICATION OF INTERIOR PAINT PRODUCTS

A. Apply paints in accordance with manufacturer's written instructions.

1. Use applicators and techniques suited for paint and substrate indicated.
2. Paint surfaces behind movable equipment and furniture same as similar exposed surfaces. Before final installation, paint surfaces behind permanently fixed equipment or furniture with prime coat only.
3. Paint front and backsides of access panels, removable or hinged covers, and similar hinged items to match exposed surfaces.

4. Mask over UL Labels. Do not paint over labels of independent testing agencies or equipment name, identification, performance rating, or nomenclature plates.
5. Primers specified in the applicable interior painting schedule articles may be omitted on items that are factory primed or factory finished if compatible with intermediate and topcoat coatings and acceptable to intermediate and topcoat paint manufacturers.

B. Tint each undercoat a lighter shade to facilitate identification of each coat if multiple coats of same material are to be applied. Tint undercoats to match color of topcoat but provide sufficient difference in shade of undercoats to distinguish each separate coat.

C. If undercoats or other conditions show through topcoat, apply additional coats until cured film has a uniform paint finish, color, and appearance.

D. Apply paints to produce surface films without cloudiness, spotting, holidays, laps, brush marks, roller tracking, runs, sags, ropiness, or other surface imperfections. Cut in sharp lines and color breaks.

E. Painting Fire-Suppression, Plumbing, HVAC, Electrical, Communication, and Electronic Safety and Security Work:

1. Paint the following work where exposed to view in equipment rooms:

a. Equipment, including panelboards [**and switch gear**].
b. Uninsulated metal piping.
c. Uninsulated plastic piping.
d. Pipe hangers and supports.
e. Metal conduit.
f. Plastic conduit.
g. Tanks that do not have factory-applied final finishes.
h. Duct, equipment, and pipe insulation having cotton or canvas insulation covering or other paintable jacket material.

2. Paint the following work where exposed to view in occupied spaces:

a. Metal conduit and primed or painted wiremold.

1) Do not paint anodized aluminum wiremold unless specifically directed by Owner.

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b. Other items as directed by Architect.

3.4 FIELD QUALITY CONTROL

A. Dry-Film Thickness Testing: Owner may engage the services of a qualified testing and inspecting agency to inspect and test paint for dry-film thickness.

1. Touch up and restore painted surfaces damaged by testing.
2. If test results show that dry-film thickness of applied paint does not comply with paint manufacturer's written recommendations, apply additional coats as needed to provide dry-film thickness that complies with paint manufacturer's written recommendations.
3. Cost of retesting is Contractor's responsibility.

3.5 CLEANING

A. At end of each workday, remove rubbish, empty cans, rags, and other discarded materials from Project site.

1. Do not clean equipment with free-draining water and prevent solvents, thinners, cleaners, and other contaminants from entering into waterways, sanitary and storm drain systems, and ground.
2. Dispose of contaminants in accordance with requirements of authorities having jurisdiction.
3. Allow empty paint cans to dry before disposal.
4. Collect waste paint by type and deliver to recycling or collection facility.

B. After completing paint application, clean spattered surfaces. Remove spattered paints by washing, scraping, or other methods. Do not scratch or damage adjacent finished surfaces.

3.6 PROTECTION

A. Protect work of other trades against damage from paint application. Correct damage to work of other trades by cleaning, repairing, replacing, and refinishing, as approved by Architect, and leave in an undamaged condition.

B. At completion of construction activities of other trades, touch up and restore damaged or defaced painted surfaces.

3.7 INTERIOR PAINTING SCHEDULE, METAL SUBSTRATES

A. Steel and Iron Substrates:

1. Water-Based Alkyd System: for metal doors & frames.

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a. Prime Coat: Quick-drying, alkyd metal primer.
b. Intermediate Coat: Matching topcoat.
c. Topcoat: Interior, water-based alkyd-urethane hybrid enamel paint.

1) Gloss and Sheen Level: Semigloss.

3.8 INTERIOR PAINTING SCHEDULE, GYPSUM-BASED SUBSTRATES

A. Gypsum Board and Plaster Substrates:

1. Latex over Latex Sealer System: for gypsum board walls & previously painted plaster.

a. Prime Coat: Interior latex primer sealer.
b. Intermediate Coat: Matching topcoat.
c. Topcoat: Interior latex paint.

1) Gloss and Sheen Level: Satin.

END OF SECTION 099123

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