STATEMENT OF WORK
FOR
GENERAL CONTRACTOR FOR GREENHOUSE CONSTRUCTION PROJECT

DATE: January 13, 2021

TITLE: General Contractor To Oversee Greenhouse Construction Project

LOCATION: 1020 Marlborough Ave.
Riverside, CA 92507
Riverside County

SCOPE: The General Contractor will be responsible for:

- overseeing the installation of the 24 foot x 30 foot greenhouse
- all electrical requirements including obtaining of permits
- all plumbing requirements including obtaining of permits
- construction of an entry enclosure between the greenhouse and the BSL-3 lab including any necessary permits

ENTRY ENCLOSURE:

This area is the adjoining room that connects the BSL-3 Lab building to the greenhouse. Approximate size is 7' 2" inches deep x 10' wide x 7' high. This will all be made of 6 mm double-wall polycarbonate. Emergency entry side door will be 36" with viewing window (bug tight and sealed all around). An air curtain will need to be installed over entry door to greenhouse. (120V single-phase is available at facility.) The ceiling and walls will need to be attached to building. The framework of the enclosure will be anchored to the BSL-3 Lab building and greenhouse and concrete slab. The entire entry enclosure will have a bug-tight and water-tight seal. The 6 mm double-wall polycarbonate panels will also need to be sealed so they are bug-tight and water-tight.

ELECTRICAL REQUIREMENTS:

Provide electrical circuit breaker distribution panel, outdoor rated, that will be attached to the exterior wall of BSL-3 Lab and connected to main breaker on the inside wall of BSL-3 Lab. All electrical wiring will go from the circuit breaker distribution panel and connect to electrical conduit stub-outs located beneath distribution panel. Architectural drawing and pictures show stub-outs of electrical inside the greenhouse and outside that can be used. All electrical gutters and conduit inside the greenhouse will be PVC. All electrical receptacles will be GFI protected and have clear plastic covers for added protection.

Two 4 foot LED overhead room lights and one light switch mounted by entry door.

Four 120v room receptacles GFI protected.

Positive pressure evaporative cooler will also have GFI protection for the receptacles with protective clear plastic cover as well as fused outdoor rated disconnects mounted by the cooler to disconnect positive pressure fans. Louvers on the positive pressure evaporative coolers will also be controlled by the environmental controller.

Electric heaters (2) will have fused outdoor rated disconnect and will be controlled by an automated environmental control system.

Two room circulating fans will be controlled by an automated environmental control system.

Electrical for 3 foot x 20 foot wet wall, GFI protected and controlled by automated environmental control system.

Two 24 inch pressure exhaust fans controlled by automated environmental control system.

The greenhouse will have four PL (HoritiLED) lights that will be controlled by an automated environmental control system.

The air curtain for entry into the greenhouse will be controlled by pressure switch attached to the greenhouse door.

PLUMBING REQUIREMENTS:

Plumbing requirements include:

- provision of water to hose bibs inside greenhouse
- provision of water to evaporative cooling units
- provision of drains for evaporative coolers

CONCRETE WORK:

Contractor will provide two concrete slabs:

- East side – 8 foot x 30 foot concrete slab that will be used for partitioned walls as per Conley's drawing.
- West side – 1 foot x 30 foot concrete slab that will be used for partitioned wall and screen as per Conley's drawing.

INSTALLATION OF ENVIRONMENTAL CONTROLLER:

Preferred Environmental Control System is the Link4 Greenhouse Controller with integrated contactor cabinet which will provide at least 24 control points. The controller should automatically control the environmental heating and cooling system, circulating fans, exhaust fans and louvers. Controller should also be able to control LED grow lights. The automated environmental control system should be capable of operating automatically or manually and have a digital readout. Greenhouse builder will supply the Environmental Control System which will be installed under the direction of the General Contractor.

PROJECT CONTACT PERSONS:

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