SECTION 09 90 00 – PAINTS AND COATINGS

PART 1 – GENERAL

A. A detailed color schedule including samples shall be submitted for all colors used so that colors may be correctly matched in the future.

B. Except for minor work, sufficient sample areas shall be completed for Brown University Project Manager approval.

C. Brown strives to use low or no VOC paint products, but in certain situations other products may be allowed for durability. All products must comply with the VOC limitations outlined in RI Air Pollution Control (APC) Regulation # 33, “Control of Volatile Organic Compounds from Architectural Coatings and Industrial Maintenance Coatings”. These regulations do allow non-latex paints in certain situations and in limited quantities when they meet certain criteria.

http://www.dem.ri.gov/pubs/regs/regs/air/air33_09.pdf

D. Adhesives and Sealants must comply with RI Air Pollution Control (APC) Regulation # 44, “Control of Volatile Organic Compounds from Adhesives and Sealants”

http://www.dem.ri.gov/pubs/regs/regs/air/air44_09.pdf

E. Contractors shall ensure that they are in compliance with the Construction Safety & Environmental Management Program for all paint work on buildings constructed before 1978.

http://www.brown.edu/Administration/EHS/public/construction_safety.pdf

1.1 INTERIORS

A. As a general rule, all interior paints for new work shall be latex. Special situations that may require non-latex paints must get prior approval by the Brown Project Manager.

B. Primer shall be one coat and fully back-rolled if spray-applied. The paint contractor is fully responsible for adhesion to the base surface.

C. Finish coats shall be two topcoats of 100% acrylic latex paint and shall not be spray applied. Paint finish shall not be flat (except ceilings) and shall be a minimum of eggshell latex finish on walls.
D. For renovation work over oil-based interior paint surfaces, appropriate products for priming shall be used prior to a finish coat of latex product.

E. Paints in bathrooms and other wet locations shall be epoxy formulations.

F. A polymix of fleck type coatings should not be specified unless approved by Brown Project Manager.

G. In high traffic zones, corner guards are recommended and should be evaluated with the Brown Project Manager.

1.2 EXTERIOR

A. On renovation work, oil-based products are preferred for longevity and to match existing finishes provided they meet the regulatory requirements in Part 1.

B. On new work, acrylic latex-based product is preferred

C. All wood shall be fully back-primed.

D. The paint contractor is fully responsible for adhesion to the base surface.

E. Primer and Finish coats (2 on new work) shall contain stain-blocker and mildewcide

F. Solid color stain is not permitted without approval of Brown Project Manager.

G. Exterior paint applications shall be brush applied, unless approved by Brown Project Manager.

1.3 ELECTROSTATIC PAINTING

A. Electrostatic painting – any plan to use electrostatic shall be reviewed with EHS. Off-site application is preferred. If on-site work is required, the plan shall include effective containment and negative air.

PART 2 - PRODUCTS

A. The following manufacturers (commercial grade only) are approved:
   Sherman Williams
   Benjamin Moore
   Pratt & Lambert
   C2 – for selected buildings only. Discuss with Brown Project Manager.
PART 3 - EXECUTION

A. Preparation and painting work may require temporary partitions and operating modifications to HVAC systems. Contractor is responsible for assuring containment and communicating with the Brown Project Manager for coordination.

B. Preparation - Existing glossy painted surfaces shall be properly prepared by cleaning and deglossing.

C. For severe peeling and alligatoring surfaces, existing paint shall be removed via chemicals and physical wet scraping. A formal removal plan must be developed and submitted to the Brown Project Manager. EHS is available to help review the removal plan. Strippers containing Methylene Chloride are not allowed.

D. Removal of existing paint with open flame or heat guns is prohibited.

E. The edges of any existing paint that is not removed shall be feathered to adjacent bare wood.

F. Fresh metal on heads of nails exposed and new siding and trim shall be spot-primed with a rust inhibitor to prevent the subsequent formation of rust spots in the topcoats.

G. All exterior surfaces shall be power-washed prior to repainting.

H. Spray applications is allowed in new construction and in unoccupied buildings. Spray applications in any other areas require prior approval by Brown Project Manager and EHS, and requires effective containment and negative air. All sprayed surfaces shall be back-rolled or brushed out.

I. MSDS sheets for all products must be kept on-site during all painting operations.

J. During the progress of the work, remove from the site all discarded materials, rubbish, cans and rags at the end of each work day.

K. All windows shall have excess paint removed and be washed after painting.

END OF SECTION