

# AIA® Document G704® – 2017

## Certificate of Substantial Completion

<b>PROJECT:</b> <i>(name and address)</i> Baldwin County Commission Area 100 Highway Maintenance Facility 203 Dickman Road Bay Minette, AL 36507	<b>CONTRACT INFORMATION:</b> Contract For: General Construction  Date: 05-04-2021	<b>CERTIFICATE INFORMATION:</b> Certificate Number: 001  Date: 05-09-2022
<b>OWNER:</b> <i>(name and address)</i> Baldwin County Commission 312 Courthouse Square, Suite 12 Bay Minette, AL 36507	<b>ARCHITECT:</b> <i>(name and address)</i> Watermark Design Group, LLC 2970 Cottage Hill Road, Suite 200 Mobile, AL 36606	<b>CONTRACTOR:</b> <i>(name and address)</i> Fitzgerald Construction, LLC 8230-A Spanish Fort Blvd. PO Box 7291 Spanish Fort, AL 36577

The Work identified below has been reviewed and found, to the Architect's best knowledge, information, and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated below is the date established by this Certificate.

*(Identify the Work, or portion thereof, that is substantially complete.)*

As defined by the Construction Documents, Addenda, and Chaneg Orders.

Watermark Design  
Group, LLC



John A. McArthur, III.  
President / Architect

05-09-2022

ARCHITECT *(Firm Name)*

SIGNATURE

PRINTED NAME AND TITLE

DATE OF SUBSTANTIAL COMPLETION

### WARRANTIES

The date of Substantial Completion of the Project or portion designated above is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

*(Identify warranties that do not commence on the date of Substantial Completion, if any, and indicate their date of commencement.)*

N/A

### WORK TO BE COMPLETED OR CORRECTED

A list of items to be completed or corrected is attached hereto, or transmitted as agreed upon by the parties, and identified as follows:

*(Identify the list of Work to be completed or corrected.)*

See attached Punch List

The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment, whichever occurs first. The Contractor will complete or correct the Work on the list of items attached hereto within thirty (30) days from the above date of Substantial Completion.

Cost estimate of Work to be completed or corrected: \$

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work, insurance, and other items identified below shall be as follows:

*(Note: Owner's and Contractor's legal and insurance counsel should review insurance requirements and coverage.)*

The Owner and Contractor hereby accept the responsibilities assigned to them in this Certificate of Substantial Completion:

Fitzgerald Construction,  
LLC

CONTRACTOR (Firm  
Name)

Baldwin County  
Commission

OWNER (Firm Name)



SIGNATURE

Michael P. Fitzgerald

PRINTED NAME AND TITLE

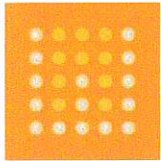
DATE

5/11/22

SIGNATURE

PRINTED NAME AND TITLE

DATE



# FIELD REPORT

Date of Visit: 05-09-2022

Report No: BCC100-SC2

Project Name: MMR Constructors, Office & Shed Renovation

Owner: MMR

Arrival Time: 3:00 PM  
Departure time: 4:10 PM  
Weather: overcast  
Temp. Range: 80-85

Reported by: Nic Gray  
Owner: Baldwin County Commission  
Contractor: Fitzgerald Construction  
Attendees:

The purpose of the visit was to review the construction for Substantial Completion.

Based on the work remaining to be completed and/or corrected, the project is at a point that a comprehensive Substantial Completion can be issued.

## Observations and Discussions:

The following observations/deficiencies were found. Review the work in each room or at exterior as noted, identify, repair and/or correct these issues and any other work which is not carried out in a workmanlike manner or is not per the contract requirements.

### **Architectural:**

1. Room 123&124: Clean paint from front teller windows.
2. Kitchen: Push oven back against wall as much as possible.

### **Electrical:**

1. Ensure floor box is fully installed and operational.
2. Ensure insulation is sealed as required to prevent further tearing.
3. The generator is scheduled to be shipped on 05/24/2022 and arrive on site to be installed on 05/28/2022. At this time the remainder of the generator work as well as the fuel station work will be completed.

### **Mechanical:**

1. Submit typed and certified Test, Adjust, Balance (TAB) Report for review and approval.
2. Verify proper slope of condensate drain piping in mechanical mezzanine where piping serves multiple AHUs. Piping must be sloped a minimum 1/8" per foot in the direction of flow.

### **Plumbing:**

1. Paint natural gas piping yellow where exposed in Maintenance Shop and Elec/Janitor 118 per spec section 220553 paragraph 3.2C.
2. Seal annular space around floor drains.
3. Provide filter, lubricator, and regulator at all compressed air drops in maintenance per detail 5 on sheet P500.2.

## **End of Report**