

## **B.C. MINISTRY OF TRANSPORTATION**

### **SA07 - Local Area Specification #5**

#### **REST AREA MAINTENANCE**

#### **1. OBJECTIVE**

To provide safe, clean and sanitary toilet and picnic facilities for Highway Users, specifically at the Bradner and Cole Road Rest Areas and sani stations.

#### **2. GENERAL PERFORMANCE SPECIFICATIONS**

##### **2.1 Routine Maintenance Services**

All services for this Local Area Specification are Routine.

The Contractor must perform Rest Area maintenance at the two Rest Areas in accordance with the Maintenance Specification for *Rest Area and Roadside Facility Maintenance* and in accordance with this Local Area Specification. In case of a conflict between the two specifications, this Local Area Specification will apply.

##### **2.2 Quantified Maintenance Services**

Not applicable to this Local Area Specification.

#### **3. DETAILED PERFORMANCE SPECIFICATIONS**

##### **3.1 Routine Maintenance Services**

At the Bradner and Cole Road Rest Areas, in addition to the services listed in the Maintenance Specification for *Rest Area and Roadside Facility Maintenance*, the Contractor must:

- a) check to ensure that plumbing fixtures including exterior surfaces of structures are clean;
- b) check to ensure that toiletry receptacles are clean and have adequate stock;
- c) check to ensure that floors including wall bases, drains and traps are clean;
- d) check to ensure that interior surfaces of partitions, seats, walls including the enamel surfaces, piping and toilet seat hinges are clean;
- e) check to ensure that there is no litter in the area surrounding the building, or above walkways;

- f) check to ensure that interior walls are clean;
- g) monitor sewage level of disposal systems and ensure proper functioning; and
- h) check to ensure that concrete terrazzo picnic table tops are clean.

### 3.1.1 Performance Time Frames

At the Bradner and Cole Road Rest Areas, in addition to the Performance Time Frames listed in the Maintenance Specification for *Rest Area and Roadside Facility Maintenance*, the Contractor must perform maintenance on the facilities within the minimum frequencies indicated in the following table between 0800 and 2000 hours daily:

| Facilities Maintenance |   | April 1 to Oct. 14 of each year (inclusive) |
|------------------------|---|---|
| i)                     | check plumbing fixtures including exterior surfaces of structures; and clean as required  | every 2 hours                               |
| ii)                    | check that toiletry receptacles are clean and have adequate stock; clean and replenish stock as required;   | every 2 hours                               |
| iii)                   | check floors including wall bases, drains and traps; and clean as required  | every 2 hours                               |
| iv)                    | check interior surfaces of partitions, seats, walls including the enamel surfaces, piping and toilet seat hinges; and clean as required   | every 2 hours                               |
| v)                     | check that interior surfaces of partitions, seats, walls including the enamel surfaces, piping and toilet seat hinges are clean; clean as required                                  | daily or more often if required             |
| vi)                    | check that there is no litter in the area surrounding the building, or above walkways; pick up litter as required   | every 2 hours                               |
| vii)                   | check interior walls; and clean as required   | every 2 hours                               |
| viii)                  | check that interior walls are clean; and clean as required  | weekly or more often if required            |
| ix)                    | check that ceiling areas and light fixtures are clean; and clean if required  | daily or more often if required             |
| x)                     | monitor sewage level of disposal systems (at sani station storage tanks and septic tanks) and ensure proper functioning; and if not functioning, take corrective action as required | daily or more often if required             |
| xi)                    | check that concrete terrazzo picnic table tops are clean; and clean as required   | every 2 hours                               |

### **3.2 Quantified Maintenance Services**

Not applicable to this Local Area Specification

#### **3.2.1 Performance Time Frames**

Not applicable to this Local Area Specification.

### **3.3 Materials**

Refer to Section B of the Introduction to the Maintenance Specifications.

## **4. WARRANTY**

Not applicable to this Local Area Specification.