



# SPEE.tectonics

CSI Houston Chapter  
The Construction Specifications Institute

October 2013

## October 26th meeting:

PLACE: H.E.S.S. Building  
5430 Westheimer Road

TIME:

5:30 P.M. (Registration and mixer)

6:00 P.M. (Evening Meal and Meeting)

COST:

Gratis to CSI members;  
\$35.00 to non members at the door.

RESERVATIONS: Go to:  
<http://www.csihouston.org>

## Inside this issue:

CSI Houston Program	1
Leadership Directory	2
President's Message, 2013 Golf Classic, COH Residential Energy Code Meeting Announcement,	3
CSI Houston Chapter Board Meeting Minutes	4
CSI Sponsor Advertisements	5
Strictly Smith-ly	6, 8
CSI Sponsor Advertisements	7
Strictly Smith-ly	9
CSI Houston Calendar	10

CSI Houston Website:  
<http://www.csihouston.org>

## October CSI Chapter Program

### “It’s Not Just a Roof”

October’s CSI Chapter meeting will be panel discussion on roofing design and factors that contribute to energy loss.

William G. Hutz, AIA, a consultant with Amtech Building Sciences, Inc. will lead panel of industry experts to discuss roofing design requirements, including wind uplift, roof edge design, drainage design, and energy code requirements. Other topics will include roofing maintenance, appropriate material (roofing membrane) selection; installation requirements; common roofing defects; complete roofing replacement vs. overlay.

Panelist will include:

Mark Koehler, District Manager for Siplast, Inc.

Karl Schaack, P.E., RRC, President of Price Consulting

Mike Schwent, RRO, Manager, GAF Contractor Services for GAF Materials Corp.

Brian Chamberlain, Senior Project Analyst for Carlisle SynTec Systems.

We look forward to these people sharing their expertise with our chapter.

## November CSI Chapter Program

The November CSI Chapter meeting program will be announced at a later date.

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## October 2013

### President's Message

by Robert P. Byrne, CSI  
President, CSI Houston Chapter



Our Golf Tournament is the 21<sup>st</sup> of this month and much planning has gone into making it another great event. I personally want to thank the Financial Supporters and the Golf Tournament Committee for the long hours of dedicated work for us to continue our annual event.

The September Membership meeting continued to be a success with another educational and informative panel discussion.

In attendance were also a good number of Prairie View A&M Architectural Students that are members of the CSI Institute and our local Chapter.

We are reminded of one of the main purposes of CSI when the young members attend. There is knowledge shared and received for everyone's future.

Your Chapter's Board is always working hard to find better ways to serve our membership. We are finalizing a better way to communicate the Chapter's business and news. We are also bringing back a membership directory, as well looking into a more efficient path to CDT Accreditation.

## City of Houston Residential Energy Code Meeting

by Sheila W. Blake, CBO, MBA, LEED™ AP

The City of Houston will be holding the residential energy code meeting for the 5% increase in energy efficiency for the adopted Houston Residential Energy Conservation Code.

The meeting will be held on Thursday, October 24<sup>th</sup> at the Houston Permitting Center in Conference Room 4A on the 4th floor at 1002 Washington Ave.

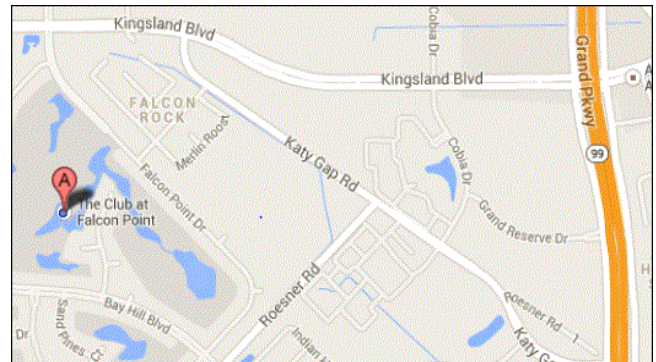
## 2013 Brian Harrington Golf Classic

By Joey Penna, CSI, CDT, LEED AP and  
Bill Fairbanks, CSI, CCPR



**Save the Date:** The 2013 CSI Brian Harrington Golf Classic will be held Monday, October 21, 2013.

**Golf Course:** Falcon Point Golf Club, 24503 Falcon Dr., Katy, TX 77494, Phone (281) 392-7888.



**Entry Forms & Sponsorship Forms:** Go to the CSI Houston Chapter website at <http://www.csihouston.org> for entry and sponsorship forms.

We hope to see you there!

**TPCCI**

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**JOHN M. ZIEBELL**

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Magnolia, TX 77355

(832) 746-3507  
johnziebell@att.net

**CSI Houston Chapter Board Meeting Minutes**  
**Location: HESS Building**  
**5430 Westheimer Rd., Houston, TX**  
**August 26, 2013**

Present: Amy Peevey, Bill Fairbanks, Chuck Vojtech, Don Smith, Don Ude, Doug Frank, Holly Jordan, J. Peter Jordan, Neil Byrne, Robert Byrne, Tom Atwell, Tim Wilson, Amy Salmeron, Grant Groschel, Bill Lundsford

President Robert Byrne called the meeting to order at 4:02 p.m.  
The July 2013 Board Meeting Minutes were approved.

**REPORTS**

**Finance/Administration: Neil Byrne**

Neil Byrne reported that we are waiting on the IRS determination letter and will file a State of TX tax sales exemption form.

**Professional Development: Tim Wilson**

Continuing Education: Mark Koehler  
No report.

Academic Affairs: Al Pasek  
No report.

Certification: Tim Wilson  
Tim reported that we will not have a fall CDT training class due to lack of interest. Tim said he would like to look into the new CSI boot camp style training session for the 2014 spring CDT training class consisting of two eight hour intensive Saturday classes. Tim will check to see about attending this fall's SC Regional class and will report feasibility at the next Planning Meeting.

Technical Committee:  
No report.

Construction Industry Council Delegate  
Bill Fairbanks will take over as CSI Delegate.

**Member Services: Tom Atwell**

Programs: J. Peter Jordan  
Bill Fairbanks discussed a possible Scholarship Night presentation for a chapter meeting and will report ideas at the next Planning Meeting. Peter said that the program committee was working on a Building Code and Exterior Enclosure Wall program for the September meeting, Bill Hutz reviewing roofing systems for October, and How New Products are Selected for the November meeting.

Membership: Bill Lundsford

Newly relocated CSI member Bill Lundsford will take over as membership committee chair.

Awards and Social Event: Amy Salmeron  
Amy will look into a location for a possible Sept/Oct social hour with hors d'oeuvres.

Table Top Display: Amy Peevey  
No report.

Personal/Professional Development: Doug Frank/Di Ann Reid  
Please update your Chapter personal profile form and send to Holly Jordan.

**Public Services: Don Smith**

Golf Tournament: Tom Atwell reported that Sindee Gillespie has stepped down as golf committee chair due to increased work load. Neil Byrne will take over as chair supported by Tim Wilson and the rest of the Golf committee. Neil reported that he has received a golf sponsor check from Byrne Metals.

SPEC.tectonics: Don Smith  
Don reported that he has posted the August newsletter and updated the August Chapter Program summary.

Electronic Communications: Logan Vits  
Chuck Vojtech asked to consider a summarized chapter newsletter e-mail to all chapter members with a link to the chapter website newsletter. We will look at the possibility of using the Constant Contact mailing list to all Chapter members.

**New/Additional Business**

Planning Meetings: All committee chairs are asked to attend.

CSI National Conference: Robert and Neil to attend.

South Central Regional Conference: Robert and Neil to attend.

Chapter Foundation: The officer and director position list will be updated and posted to the website.

Scholarship: No report.

Institute Director Report: No report.

Christmas Party: Robert Byrne discussed interest in the private room at the I10 Guadalajara

Old Business: None.

New Business: Robert Byrne discussed need for chapter annual report input.

Meeting adjourned at 5:15 p.m.

***Don Smith, CSI, CCS, RA, LEED AP for  
Betsy Finch, CSI  
Chapter Secretary***



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### FEATURE YOUR PRODUCTS WITH A TABLE TOP DISPLAY

At each monthly meeting, the Chapter encourages Industry Members to provide a table top display of their products and services for the inspection and education of those attending the meeting.

The table top display is also encouraged to be presented during the social hour and after the program for any questions by attendees.

The presentation fee for this time is \$200 for members and \$250 for non-members, or free with a Golf Sponsor-

### WHERE IS YOUR BUSINESS ADVERTISEMENT?

A quarter page ad is only \$250 for 12 issues

A half page ad is only \$500 for 12 issues

A business card ad is only \$225 for 12 issues

Contact Don Smith at (713) 688-0092 or [don.smith315@sbdglobal.net](mailto:don.smith315@sbdglobal.net) for more information.

## “Strictly SMITH-ly”

### Today's Design Team...

By Donald F. Smith, Jr., CSI CCS RA LEED AP

This article talks about the composition of a typical projects design team and discusses the roles and contributions of each discipline.

Marketing regardless of the size of the firm is usually the beginning of every project. Regardless of whether a firm has a dedicated professional involved with preparing proposals for new work or a project manager preparing the proposal, the goal is bringing together a team of professionals who can demonstrate the capability to design and manage the construction of the project to respond to the clients program, quality, budget and time goals.

There are almost no projects these days that are small enough to rely on an individual effort. The composition of the team is a balance of experience and ability to work together to achieve the design, program and budget goals of the project within the allotted time. The contract for professional services is usually written between the client and the Architect. The Architect is therefore responsible for the entire project to the client. Once the professional services contract is signed with the Architect, the Architect defines and writes contracts for the other professional services agreements with the other disciplines. Whatever is not defined in these other discipline agreements, remains with the Architect.

The marketing plan usually culminates in a proposal to the client outlining the services and time necessary to perform the pre-design, design development, construction documentation, bidding or negotiation, construction contract award, construction administration, commissioning, and post construction services phases of the project, such as a warranty walk through.

The successful project brings together professionals architects, structural engineers, civil engineers, interior designers, landscape architects, and other specialty disciplines necessary to identify, design and construct the project that meets the clients program, construction budget and other goals for a reasonable professional services fee.

No two projects are ever exactly alike, even when a client says he want another project “just like the last

one that you did for me.” Projects are all individual efforts that may or may not resemble other work performed by the same team. Time marches on, people change, codes change, materials evolve, or are no longer available, or are replaced by new technology. There may be a new general contractor and subcontractors that interpret the contract documents differently.

Even if the Owner's team of individuals is exactly the same as the last project, the client is paying for a new effort and has every expectation that all of their project instructions expressed or implied will be carried out in the new work.

The pre-design phase usually resolves the program space sizes, relationships, and circulation space and the relationship of interior spaces to the exterior design theme. It is not unusual that some predesign elements may be used as talking points during marketing presentations. These marketing presentations may be used to point out the relative strengths and weaknesses of several design options and also feel out the clients interest in these as well as other options. The best design comes from engaging a client in the decision making behind the design so that he takes ownership of both the decisions and the design that results from these decisions. A preliminary project description also helps define major materials, products and systems as well as performs a pre-design phase budget check.

This is not to say that this process eliminates the possibility of change, but the earlier in the design process that flaws are addressed, the less expensive they are to correct.

This is also a good time to talk about clients individual limitations. The more experienced a client project manager is in the design and construction process, the more valuable he is to the overall effort of the whole team. I remember having a client tell me that “some times I look but I don't see.” Architects sometimes assume that a client has the same skill level as he does. This can be devastating if a client cannot visually relate to size, relationships, and think

*(Continued on page 8)*

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**Joey Penna**  
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(Continued from page 6)

three-dimensionally. Foam board models at larger scale, cabinets, furniture, and people drawn to scale all help the unskilled eye to visualize. 3D walk through presentations also help.

The design development phase, as the name implies, refines the decisions of the pre-design phase and adds detail, materials, building system and allocations space for the work of all disciplines. Plans are prepared to scale showing the site, each floor plan, roof, ceilings, and transverse and longitudinal wall sections. The consultants usually provide one-line foundation, framing plans, one line MEP plans and civil site plans. Design development outline specifications help define all material, system and equipment decisions and become part of the basis for the design development phase budget check. Design development outline specs may be narrative in nature for those disciplines that are still be designed.

The construction document phase acknowledges all of the decisions from the precious two design phases plus review comments and begins the process of documenting the drawing and specifications decisions that when completed will become the basis for the Owner—Contractor agreement for the contract for construction. The construction phase drawings and the project manual are usually reviewed for accuracy and completeness for price to assure that budget goals are being met.

When the review comment are all picked up, the drawings and project manual are sealed and signed, and submitted for regulatory reviews, the bid or negotiation packages are reproduced and delivered for the pricing phase.

The pricing phase consists of review of the documents to determine areas for historic pricing for the entire project as well as those that will be performed with the contractors own forces, sub bids that will be necessary, and questions for the design team. The average project may require between forty and fifty sub bids with two to three bidders for

each sub bid category. The assembly or the contractors bid is usually put together in the last day or two preceding the submission of a bid to the client. This process usually involves a review of each sub bid and comparison to the Contractors historic pricing to determine validity or problems with the sub bid. At this time all of the work is bid by the General Contractor. Subcontract agreements may not be made until weeks after the Owner awards the contract to the General Contractor. During this time the contractor is involve with re-checking all bids and making all the pieces of his puzzle fit together without any overlaps or gaps in responsibility. Similar to the Architect, whatever the Contractor has not specifically defined and assigned by subcontractor bid, remains with the General Contractor.

After the agreement for the contract for construction is signed, the bonds, insurance and other documents that are required by the bidding documents are delivered, the Owner will usually issue a written Notice to Proceed.

I must point out that the general superintendent who leads the construction process at the project site, is not person that prepared the bid that is the basis of the contract with the Owner for construction.

Now the really interesting part of the project starts. The construction phase, which will be the subject of a future article.

**"If you don't know where you're going, you might wind up someplace else."**

Yogi Berra

... Just my opinion,

**Donald F. Smith, Jr., CSI, CCS, RA, LEED™ AP**



## “Strictly SMITH-ly”

### Specification Masters and the Specification Writer

By Donald F. Smith, Jr., CSI CCS RA LEED AP

There has been a discussion in the CSI blogs on the role of a product representative in the substitution process. The product representative role at this stage of construction is pretty limited.

Once the Contract for construction has been signed, the advice by anyone is limited to what is required by the Contract. In other words, what does the contract documents require and permit.

The drawings show size, quantity and relationships, related construction of what is required. The specifications should call out, as a minimum, the required products, materials, and equipment, as well as the quality, performance, quality control and quality assurance testing, submittal requirements, substitution procedures, installation requirements, and contract closeout procedures required.

This is the point where a few words about what specification master the should be considered by the Project Architect and Engineers. The office of the Project architect and Project Engineering Consultants each have their own professional goals and quality objects for their particular geographic region and practice. Most offices either use a office specification master that is specifically tailored for their practice, project size and scope. Commercial specification masters are a big help, especially if the staff that edits them is not routinely involved in specification writing. The commercial masters can help avoid leaving key requirements out of the master and Project Manual. The office specification master can be tailored to include those products, materials and equipment frequently used in office Projects.

Also, commercial masters are updated on a schedule to conform to changes in requirements for products, materials and equipment to respond to Code, specifications, product, material and equipment changes. Using a specification master year after year without updates I think shows a certain lack of imagination and can lead to trouble.

The reason I mention the quality of the office specification master, is that it may have a material effect on the quality of the completed Project Manual. Evaluating substitution requests will either be assisted by a quality project manual or made more difficult if key quality, performance, or referenced specification requirements are omitted. Only requirements that are clearly speci-

fied and included in the Contract Documents will be easy to enforce or assist in the substitution process. You have to have a certain lack of imagination to use specifications from an older project over and over. Either you never said much to get you in trouble in the first case. When I was on the boards more than a few years ago, I remember reviewing a 4 page hollow metal door and frame specification to evaluate a submittal. After the fourth page, I remember thinking made out of steel sheet with a gray primer. Hum, not a lot of help here! It is so unwise to reuse poor work. When you get caught, you will be put in the position of having to defend the standard of care that you promised to deliver vs. what you actually delivered.

Evaluating change in a BIM material is harder at the Drawing detail level than in a specification, because of consideration of material relationships to adjacent materials in a detail. Choice of different materials complicates the decision process. Placing key quality, performance, or reference specification requirements in a BIM object dialog box may not get noticed by those bidding a project that do not have access to original CADD documents.

The strongest help from a product representative, in my opinion, comes during the Design Development stage of the Project. This is where the Project Architect and product representative can meet and discuss what can and will work and what cannot and will not work. What most product literature will not tell you is under what circumstance a particular product is not recommended or will not work in a particular situation. Product representative are the ideal liaison between the product manufacturers engineering team and the Project Architect. It is a rare product representative that will tell you when he does not want a product he represents used in a particular application.

**"If you don't know where you're going, you might wind up someplace else."**

Yogi Berra

... Just my opinion,

**Donald F. Smith, Jr., CSI, CCS, RA, LEED™ AP**

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## Oct. 2013 Through Nov. 2013

Sun	Mon	Tue	Wed	Thu	Fri	Sat
Sept 29	30	Oct 1	2	3	4	5
6	7	8	9	10	11	12
13	14 Planning Mtg 2:30 pm, 9434 Katy Fwy, Ste 170	15	16	17	18	19
20	21 Golf Tournament—Falcon Point, Katy, TX	22	23	24	25	26
27	28 CSI Houston Board / Chapter Meeting—HESS	29	30	31 Halloween	Nov 1	2
3	4	5	6	7	8	9
10	11 Planning Mtg 2:30 pm, 9434 Katy Fwy, Ste 170	12	13	14	15	16
17	18	19	20	21	22	23
24	25 CSI Houston Board / Chapter Meeting—HESS	26	27	28 Thanksgiving	29	30