



# AIA® Document G704® – 2017

## Certificate of Substantial Completion

**PROJECT:** *(name and address)*  
Wilton Simpson Technical College  
17050 Spring Hill Dr.  
Brooksville, FL 34604

**CONTRACT INFORMATION:**  
Contract For: General Construction  
Date: 02.28.23

**CERTIFICATE INFORMATION:**  
Certificate Number: 001  
Date: 12.20.24

**OWNER:** *(name and address)*  
Hernando County School District  
8016 Mobley Rd.  
Brooksville, FL 34601

**ARCHITECT:** *(name and address)*  
Furr, Wegman & Banks Architects, P.A.  
625 E. Orange Street  
Lakeland, FL 33801

**CONTRACTOR:** *(name and address)*  
Skanska USA Building, Inc.  
400 North Ashley Drive, Suite 400  
Tampa, FL 33602

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.)*

Wilton Simpson Technical College

Furr, Wegman & Banks  
Architects, P.A.

ARCHITECT *(Firm Name)*

  
SIGNATURE

M. Aaron Banks, President  
PRINTED NAME AND TITLE

12.20.24

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.)*

- 1) Repair or replace deficient concrete floor finishes throughout.
- 2) Repair/replace LED portion of sign where diodes are missing on both faces of sign.
- 3) Correct warped sheet metal cladding at sign.
- 4) Reference deficiency lists by the Building Official and Fire Marshall.

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: \$150,000.00

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.)*

As determined by the Owner and the Contractor.

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

Skanska USA Building Inc.

CONTRACTOR *(Firm Name)*

Hernando County School District

OWNER *(Firm Name)*

  
SIGNATURE

Keith Hendry

PRINTED NAME AND TITLE

12.20.24

DATE

Brian Rogan, Director of  
Facilities & Construction

12.20.24

DATE

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User Notes:

(3B9ADA49)

## Wilton Simpson Technical College

ARCHITECT PROJECT NO.: 21-42B

### Punch List Inspection

08.14.24

#### EXTERIOR GENERAL PUNCH LIST ITEMS:

1. Clean paint and other residue off exterior louvers (typ.).
2. Repair or replace door sweep and touchup paint at exterior doors (typ.).
3. Ensure all screws are fully tightened and provide sealant at any visible gaps.
4. Caulk underside of metal door frames typ.
5. Return paint to window at joints.
6. Remove excessive concrete at perimeter of building
7. Remove paint residue from sealant at window
8. Complete installation of gutters.
9. Install all missing fasteners at rain drip at exterior doors.
10. At main entry, provide additional sealant where exterior face of brick abuts storefront jam.
11. Clean adhesive off sheet metal shrouds at all mechanical yards.
12. Touch up paint at walls around all mechanical refrigerant line shrouds.

#### EXTERIOR PUNCH LIST ITEMS:

##### North Wall

1. Clean water stains from north wall (typ).
2. Remove excessive concrete from earth at base of north wall.
3. Provide sealant at expansion joint in lower part of north wall.

##### North Mechanical Yard

1. Ensure soil replacement and compaction undermined condenser pad at yard for mini-split.

### South Wall

1. Provide closure at drip edge.
2. Install missing wall device at front entry.
3. Touch-up paint at Mechanical Area gate.

### Dirty Lab

1. Install downspout and gutter at south canopy

### Entry

1. Adjust escutcheon at sprinkler at entry canopy.
2. Install missing wall device.

### West Wall

1. Correct paint blemish at north end of wall.
2. Remove and patch small unidentified object at north end of wall around 3ft above grade.
3. Investigate green residue at lower part of north wall to rule out leak / water intrusion into wall.

### INTERIOR GENERAL PUNCH LIST ITEMS:

1. Contractor to confirm AC units are working properly. During the site visit areas throughout the building were warm.
2. Remove / replace ceiling tiles that have paint or are damaged.
3. Caulk top of all door frames and underneath all windowsills.
4. Clean all surfaces including but not limited to walls, floors, wall base, wall plates, ceilings, ceiling tiles, signs, doors and windows throughout the building once construction is complete.
5. Remove paint from all door gaskets that does not compromise the gasket material.
6. Touch-up paint at all headers and drop soffits throughout the building.
7. Floor finish appears thin throughout with many areas having inconsistent color and texture. It also appears to be prone to scuffing.

### INTERIOR PUNCH LIST ITEMS:

#### 01-101 Lobby:

1. In process not complete.

#### 01-103 Shared Office:

1. At east column - Provide wall plate cover at opening for the electrical whip.
2. At west column
  - a. Repair drywall and paint damage on edge of column.
  - b. Clean smudge off face of column.

- c. Clean paint off base.
- d. Provide wall plate cover at opening for the electrical whip.
3. At left side of door to 01-103C Office - Repair discoloration of wall paint.

**01-103A Office:**

1. At north wall – Provide missing data wall plate.
2. At southeast corner– Repair damage at wall corner.
3. At south wall – Remove raised area at wall paint.

**01-103B Office:**

1. At east wall - Repair damage to wall.
2. At south wall
  - a. Paint wall under windowsill.
  - b. Repair damage to wall.
3. At west wall - Straighten light switch wall plate.

**01-103C Office:**

1. At west wall - Repair blemishes on wall.

**01-103F Office:**

1. At door - Repair dented frame.

**01-103K Office:**

1. At northwest corner - Repair at corner of wall.

**01-103L Staff Restroom:**

1. At ceiling - Repair ceiling damage at diffuser.

**01-103M Staff Restroom:**

1. At ceiling - Repair ceiling damage at diffuser.

**01-104 Cosmo Lab:**

1. Install signage with lettering "STAND PIPE INSPECTORS TEST INSIDE", at entrance of room.
2. At southeast corner bump out
  - a. Complete installation of light switch and add wall plate.
  - b. Add missing paint on wall.
3. At north wall (accent color wall) – Touch-up paint along entire length of wall.

**01-104A Fascial:**

1. At door frame – Repair and paint bottom of door frame
2. At door – Repair damage edge of door.
3. At all walls – Repair wall base seams.

**01-104B Cosmetology:**

1. Install signage with lettering "STAND PIPE INSPECTORS TEST INSIDE", at entrance of room.
2. At half wall behind shampoo bowls – Provide caulk where solid surface cap abuts wall and at the underside of solid surface cap.
3. At all walls – Repair wall base seams.
4. At southeast corner bump out – Clean louver.

**01-104C Wash Room:**

1. In process not complete

**01-105 Conference:**

1. At entrance into room – Clean smudges on wall above door.

**01-106 Women's Restrooms:**

1. The entry door is not closing properly. Adjust hinges and closer to allow door to close freely.
2. At all tile walls – Wipe clean to not have smear marks from grout installation
3. At CMU walls – Wipe clean to not have spots.
4. Confirm floor is sloped properly to drain. Tile detail per drawings not used.
5. At vanity counter
  - a. Provide caulk where counter and backsplash abut wall.
  - b. Affix all escutcheon plates to the wall.
  - c. Clean wall clean face plate.
6. Tighten toilet partition vertical supports to not move when pressed against.

**01-107 Men's Restrooms:**

1. At all tile walls – Wipe clean to not have smear marks from grout installation
2. At CMU walls – Wipe clean to not have spots.
3. Confirm floor is sloped properly to drain. Tile detail per drawings not used.
4. At vanity counter
  - a. Provide caulk where counter and backsplash abut wall.
  - b. Affix all escutcheon plates to the wall.
  - c. Clean wall clean face plate.
5. Tighten toilet partition vertical supports to not move when pressed against.

Corridor:

1. Plug in drinking fountain outside Men's Restroom 01-107

01-108 Financial Aid:

1. At north wall – Paint wall at repair.

01-108A Financial Aid:

1. At south wall – Clean smudge off wall.

01-110 Mechanical:

1. Install cover at emergency light fixture.
2. Install missing kick plate fasteners.
3. Install fire riser.
4. Install missing rain drip fasteners.
5. Repair exterior pole and stucco west mini split condenser???

01-111 Data:

1. Add coat of paint on exposed CMU.

01-115 Classroom:

1. At west wall near teachers' desk – Add receptacle wall plate.

01-116 Criminal Justice Classroom:

1. At south wall (accent wall) – Touch-up paint along entire length of wall.

01-117 Bathroom:

1. In process not complete.

01-118 Bathroom:

1. In process not complete.

01-119 Defensive Tactics:

1. The entry door and double doors to storage are not closing properly. Adjust hinges and closer to allow door to close freely.
2. At south wall (accent wall) – Touch-up paint along entire length of wall.
3. Clean smudges of all walls.

01-120 Janitor:

1. In process not complete.

**01-121 Medical / Nursing:**

1. The entry door and double doors to storage are not closing properly. Adjust hinges and closer to allow door to close freely.
2. Remove paint from door.

**01-124 Mechanical:**

1. At mechanical room install condensate drain cover.
2. Provide cover plate at fire alarm box.
3. Install missing hinge at existing double door both sides.
4. Verify quantity and spacing of fasteners to roof membrane flashing.

**Mechanical:**

1. Add return air dampers as recommend as SITA.
2. See inspector's comments.

**Electrical:**

1. Replace defective light fixtures / lens throughout building.
2. See inspector's comments.

**\*Additional inspection to occur after completion of construction at Diesel Mechanics and Maker Space.**

Submitted by: M. Aaron Banks, AIA

## Wilton Simpson Technical College

ARCHITECT PROJECT NO.: 21-42B

### Punch List Inspection

10.04.24

#### MAKER SPACE / MFG. / CYBER 122:

1. Add X-bracing to vertical structure holding chord reels
2. Close the open J-box at ceiling.
3. Replace faulty light switches and install missing cover (typ.)
4. Install missing hardware at O.H. door bottom rail.
5. Install emergency shut-off signs.
6. At wall to South of West entry door, fill voids in wall finish and re-paint to smooth finish.
7. Reset wall base at NW corner to be tight against wall.

#### DIESEL SERVICE TECH LAB 123:

1. Install signage at emergency power offs.
2. Seal compressed air penetration at North wall.
3. Investigate why low drinking fountain is not operational.
4. At hand sink, make the hot water operational.
5. At shower, trim anchor bolts flush with top of nut.
6. Confirm power O.H. doors are operational.
7. Close the J-box at SW corner.
8. Clean wall base throughout.
9. At the center columns, paint misc. steel conduit supports to match other steel

#### MECHANICAL 125:

1. Close J-box behind AHU-6.



EXTERIOR:

1. Install gutter & downspout at dirty lab (confirm with backup if this was removed from the scope of work).
2. Install panic hardware at gate for dirty lab.
3. Touch up paint at dirty lab canopy (black painted fascia & soffit)
4. Touch up paint at bollards.
5. Paint vertical control joints at exterior walls (typ.)
6. Remove wall paint from underside of gutters.
7. Paint bolt heads black at downspouts.
8. Repair/replace LED portion of sign where diodes are missing on both faces of sign.
9. Correct warped sheet metal cladding at sign.

Submitted by: M. Aaron Banks, AIA