



Construction Abbreviations

The construction and restoration industry frequently uses abbreviations to communicate. Listed below are some common abbreviations that should be familiar to adjusters. What the abbreviations stand for can found on the next page, but before you look, test yourself and see how many you know.

*For the definition of each abbreviation, please visit www.Wakeleellc.com and click on **Technical Tips # 30***

| | | | |
|--------|-------|-------|-------|
| ACM | _____ | BTU | _____ |
| A & E | _____ | CFM | _____ |
| BUR | _____ | CMU | _____ |
| CM | _____ | CPM | _____ |
| CO | _____ | EPDM | _____ |
| EIFS | _____ | GC | _____ |
| FF & E | _____ | GFI | _____ |
| GD | _____ | GPP | _____ |
| GMP | _____ | IBC | _____ |
| HVAC | _____ | IAQ | _____ |
| ICC | _____ | IEBC | _____ |
| IICRC | _____ | LEED | _____ |
| LD | _____ | MDF | _____ |
| LVL | _____ | NTS | _____ |
| NTE | _____ | OSB | _____ |
| OC | _____ | PPE | _____ |
| OSHA | _____ | PVC | _____ |
| PT | _____ | SOW | _____ |
| RH | _____ | T & M | _____ |
| T & G | _____ | | |
| ACT | _____ | | |



ANSWERS

| | | | |
|-------------------|--|------------------|---|
| ACM | Asbestos Containing Material | CMU | Concrete Masonry Units |
| A & E | Architectural & Engineering | CPM | Critical Path Method |
| BUR | Built-Up Roof | EPDM | Ethylene Propylene Diene Monomer |
| CM | Construction Manager | GC | General Contractor |
| CO | Certificate of Occupancy | GFI | Ground Fault Circuit Interrupter |
| EIFS | Exterior Insulation and Finishing System | GPP | Grains per Pound |
| FF & E | Furniture Fixtures and Equipment | IBC | International Building Code |
| GD | Grain Depression | IAQ | Indoor Air Quality |
| GMP | Guaranteed Maximum Price | IEBC | International Existing Building Code |
| HVAC | Heat, Ventilation, Air Conditioning | LEED | Leadership in Energy and Environmental Design |
| ICC | International Code Council | MDF | Modified Density Fiber Board |
| IICRC | Institute of Inspection Cleaning & Restoration Certification | NTS | Not to Scale |
| LD | Liquidated Damages | OSB | Oriented Strand Board |
| LVL | Laminated Veneer Lumber | PPE | Personal Protective Equipment |
| NTE | Not To Exceed | PVC | Polyvinyl Chloride |
| OC | On Center | SOW | Scope of Work |
| OSHA | Occupational Safety Health Administration | T & M | Time and Material |
| PT | Pressure Treated | | |
| RH | Relative Humidity | | |
| T & G | Tongue and Groove | | |
| ACT | Acoustic Ceiling Tile | | |
| BTU | British Thermal Units | | |
| CFM | Cubic Feet per Minute | | |



Definitions

ACM - Asbestos Containing Material - Any building material that contains asbestos.

ACT - Acoustic Ceiling Tile - Acoustical, or acoustic ceiling tile, is used in ceiling construction to maximize the quality of sound produced in the area where the tile is installed.

A & E - Architectural & Engineering - Also known as **building engineering** - is the application of engineering principles and technology to building design and construction.

BTU - British Thermal Units - The approximate amount of energy needed to heat one pound (0.454 kg) of water, which is exactly one tenth of a UK gallon.

BUR - Built-Up Roof - A roof consisting of multiple plies of roof felts laminated together with bitumen. Built-up roof material can consist of bitumen-saturated felt, coated felt, polyester felt or other fabrics. A surface is generally applied and can be asphalt, aggregate (gravel or slag), emulsion, or a granule-surfaced cap sheet.

CFM - Cubic Feet per Minute - A unit of volumetric capacity. It is commonly used by manufacturers of blowers and compressors.

CM - Construction Manager - Construction management or construction project management, is the overall planning, coordination, and control of a project from inception to completion, aimed at meeting a client's requirements, in order to produce a functionally and financially viable project.

CMU - Concrete Masonry Units - Also called **concrete block**, **cement block**, and **foundation block** – it is a large rectangular brick used in construction.

CO - Certificate of Occupancy - This certificate is issued by the local municipality and is required before anyone can occupy and live within a house. It is issued only after the local municipality has made all inspections, and all monies and fees have been paid.

CPM - Critical Path Method - A step-by-step technique for project planning that defines critical and non-critical tasks, with the goal of preventing scheduling problems and process bottlenecks. The CPM is ideally suited for projects consisting of numerous activities that interact in a complex manner.

EIFS - Exterior Insulation and Finishing System - An exterior wall cladding (skin of the building) that can be used on almost any kind of structure. EIFS is comprised of an insulation board attached to a substrate which is covered with a fiber mesh and is topped with a textured finish coat.



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EPDM - Ethylene Propylene Diene Monomer - A form of synthetic rubber used for many construction purposes. It is primarily used in roofing, plumbing and sealers.

FF & E - Furniture Fixtures and Equipment - Removable furniture, fixtures, or other equipment that have no permanent connection to the structure of a building.

GC - General Contractor - A person responsible for providing all of the material, labor, and services necessary for the construction of a construction project. The general contractor hires specialized subcontractors to perform all or portions of the construction work.

GD - Grain Depression - The difference between two specific humidity (GPP) readings.

GFI - Ground Fault Circuit Interrupter - A type of electrical outlet that detects an imbalance of current and automatically trips a breaker when the imbalance reaches a certain level.

GMP - Guaranteed Maximum Price - This contract is a cost-type contract (also known as an open-book contract) where the contractor is compensated for actual costs incurred, plus a fixed fee subject to a ceiling price.

GPP - Grains Per Pound - A unit for measuring the weight of moisture in the air.

HVAC - An abbreviation for **H**eat, **V**entilation, and **A**ir **C**onditioning.

IBC - International Building Code - A model building code developed by the International Code Council. It has been adopted throughout most of the United States.

ICC - International Code Council - A membership association dedicated to building safety, fire prevention, and energy efficiency. Develops the codes used to construct residential and commercial buildings, including homes and schools.

IAQ - Indoor Air Quality - Refers to the quality of the air in an office or other building environments.

IICRC - Institute of Inspection Cleaning and Restoration Certification - The IICRC is a certification and standard-setting, non-profit organization for the inspection, cleaning, and restoration industries.

IEBC - International Existing Building Code - Contains requirements intended to encourage the use and reuse of existing buildings. The scope covers repair, alteration, addition and change of occupancy for existing buildings and historic buildings, while achieving appropriate levels of safety without requiring full compliance with the new construction requirements contained in the other I-Codes.

LD - Liquidated Damages - Damages whose amount the parties designate during the formation of a contract for the injured party to collect as compensation upon a specific breach (e.g., late performance).



LEED - Leadership in Energy and Environmental Design - Consists of a group of rating systems for the design, construction, and operation of high performance green buildings, homes, and neighborhoods.

LVL - Laminated Veneer Lumber - An engineered wood product that uses multiple layers of thin wood assembled with adhesives. They are typically used for headers, beams, rim-boards, and edge-forming material.

MDF - Modified Density Fiber Board - An engineered wood product formed by breaking down hardwood or softwood residuals into wood fibers, combining it with wax, and a resin binder, and forming panels by applying high temperature and pressure.

NTE - Not To Exceed - See **GMP - Guaranteed Maximum Price**

NTS - Not to Scale - This phrase is used to let one know that a certain drawing does not represent the real world lengths or measures.

OC - On Center - The measurement of spacing for studs, rafters, and joists in a building from the center of one member, to the center of the next.

OSB - Oriented Strand Board - A manufactured 4' X 8' wood panel made out of 1"- 2" wood chips and glue. Often used as a substitute for plywood.

OSHA - Occupational Safety Health Administration - The main federal agency charged with the enforcement of safety and health legislation.

PPE - Personal Protective Equipment - Refers to protective clothing, helmets, goggles, or other garments and equipment designed to protect the wearer's body from injury by blunt impacts, electrical hazards, heat, chemicals, and infection.

PT - Pressure Treated - A process that forces chemical preservatives into wood.

PVC - Polyvinyl Chloride - A type of white or light gray plastic pipe sometimes used for water supply lines and waste piping. Other uses include roofing and sealers.

RH - Relative Humidity - The actual vapor pressure divided by the saturation vapor pressure, multiplied by 100, and expressed as a percentage.

SOW - Scope Of Work - The division of work to be performed under a contract or subcontract in the completion of a project, typically broken out into specific tasks with deadlines.



T & G - Tongue and Groove - Tongue and groove flooring has a "tongue" along one side of the board (long-wise) and a "groove" along the opposite side of the board. When installed, the tongue of one board fits snugly into the groove of the adjoining board.

T & M - Time and Material - A standard phrase in a contract for construction in which the buyer agrees to pay the contractor based upon the work performed by the contractor's employees and subcontractors, and for materials used in the construction (plus the contractor's markup), no matter how much work is required to complete construction.