

DEPARTMENT OF ECOLOGY

Bellingham, WA

Project #332-10-15

ECY ADDENDUM

The following addenda items are supplementary directives to the July 2005 edition of the "Leased Space Requirements", and have been compiled by the Department of Ecology (ECY). They are incorporated herein as part of the drawing & specification approval package for this project, and the Lessor is required to comply with all requirements and directives delineated in its content. The specific items contained herein supersede the referenced or corresponding sections of Leased Space Requirements, and unless specified otherwise, all items contained in this Addendum and any corresponding Attachments are not additional tenant improvements and shall be accomplished at the sole cost and expense of the Lessor.

PART A GENERAL INFORMATION

A4.5 LANDSCAPING

add the following sentence:

Provide drought tolerant landscaping requiring a minimum of irrigation that is indigenous to the geographical location of the facility.

(Add new sub-section):

A4.6.1 ELECTRIC VEHICLE CHARGING STATIONS

Provide electrical infrastructure to support a total of 4 electric vehicle charging stations/parking stalls. A total of 1 dual port electrical charging station will be located within the secured vehicle parking enclosure and 1 dual port electrical charging station will be located within the employee / public parking area. Each dual port charging station has the following electrical input requirement; two (2) 208/240VAC, 60Hz single phase 32 amp circuits. Lessor shall provide an appropriately sized electrical panel/service to support this electrical load in addition to all correctly sized conduits necessary from the electrical panel/service to each individual charging station. Conduit shall be stubbed up and capped off a minimum of 6" above finished surface at each charging location. Agency tenant shall be responsible to provide charging station devices to lessor for lessor's electrical contractor for installation.

Electric vehicle parking stalls shall be striped green as required per code.

(Add new section):

A4.9 EXTERIOR AMENITIES

Provide minimum 12' x 15' chain-link fence enclosed and roofed, paved or concrete surface with non-slip finish structure adjacent to building to serve as a secure enclosure for tenant commuter bicycle storage. Provide a gate or door entrance compatible to receive tenant supplied electric strike hardware as part of the tenant supplied facility card key access system. Maintain all required accessibility features.

A5.5 FLOOR LOADING

add the following paragraphs at the end of the section:

The floors of all designated data / server room / computer room location shall support a live load of 400 pounds per square foot to accommodate tenant-supplied data equipment racks and uninterruptable power systems. These racks may vary in height, but shall not exceed 85 inches tall; therefore, the ceiling heights of these rooms shall be set so as to comply with any required fire sprinkler clearances.

The floors of tenant's central filing area shall support a live load of 185 pounds per square foot to accommodate tenant-supplied high density filings systems. Finished ceiling height within the tenant's central filing area shall not be less than 10 feet to allow for high density filing system height and code required fire sprinkler clearances.

A5.7 COFFEE BARS AND LUNCHROOM COUNTER

add the following sentences:

Provide one integral dishwasher and water supply to serve the dishwasher and tenant-furnished full-size refrigerator at each lunchroom counter only. Coffee bar casework shall accommodate an under counter refrigerator but no water supply. Provide a dedicated exhaust fan with minimum 250 cfm serving all lunchroom counters, coffee bars and printer/copier areas. Provide two dedicated 20-amp circuits: one for each microwave and one for each refrigerator, as well as appropriate circuitry to support a minimum of two GFI duplex receptacles above the backsplash at each lunchroom counter and coffee bar location.

A5.17 PLUMBING ACCESSORIES AND SPECIALTY HARDWARE

revise the fourth sentence to read:

Provide 2 accessible shower facilities (one Men's and one Women's) and 2 standard 3' x 3' shower compartments – equally distributed for Men and Women (see Sections 09300, 10810 and 15440, 1.6), All shower compartments shall consist of flush tiled finished surfaces (prefabricated units are not allowed). In addition, within or immediately adjacent to each shower facility, provide a staff locker area containing 10 metal double tier lockers (each locker opening shall have dimensions of 12" wide x 18" deep x 36" minimum height), and one full-height mirror. A definitive plan indicating approved adjacencies and layout will be provided by RES as part of the T.I. submittal.

(Revise the following heading to read):

A5.22 ELECTRICAL RECEPTACLES AND SUPPORT WIRING SYSTEMS TO MODULAR FURNITURE

insert the following after the first sentence:

At open office environments provide a minimum of two 20-amp circuits for every 400 sq. ft. of open office environment floor space. Circuitry shall be routed to tenant-prescribed locations and housed in floor-mounted or embedded j-boxes. Provide appropriately sized j-boxes for voice/data at the same locations. Conduit for voice/data wiring shall be a minimum of 1.5" dia. and shall be routed continuously to the nearest tenant's voice/data distribution room. At the completion of the tenant agency's modular furniture installation, provide the final "hook-up" / electrical connection and voice/data flexible conduit connection of the modular furniture at the point of each floor-mounted or embedded j-boxes.

A5.28 SECURITY ACCESS SYSTEMS

add the following locations for rough-in boxes for ECY specific locations only:

- Sample Prep/Laboratory, (1) each.
- Chain-of-Custody Area, (1) each.
- Supply/Storage Rooms, (2) each.
- Central Filing rooms, (2) each.
- Modular Furniture Parts & Accessories Storage, (1) each.
- Server/Computer Room (1) each.
- Card Key Access / Security Room (1) each.
- All building exterior doors including the secure dry storage area.
- All doors necessary to secure front office public areas from employee only back office areas.
- Janitorial Closet, (1) each.

Tenant will provide a diagram detailing exact location of conduit and box locations for each card key access door.

PART C SPECIFICATIONS

SECTION 09000 – FINISHES

add the following sentence:

Mechanical, Electrical and Voice/Data Distribution Rooms shall not require vinyl composition tile where a clean sealed concrete finish can be provided.

SECTION 10350 – FLAGPOLES

add the following sentence:

Flagpole shall accommodate three 3'x5' flags and include manufacturer's suggested halyard.

SECTION 10400 – IDENTIFYING DEVICES

delete the following phrase from the beginning of the 2nd paragraph of subsection 1.1:

"If the building does not have a site sign, then"

SECTION 10800 – TOILET AND BATH ACCESSORIES

revise Section 1.6 SOAP DISPENSERS sentence to read:

Provide 1 at each restroom sink, 1 at each shower, and 1 at each coffee bar and lunchroom counter sink.

revise Section 1.7 PAPER TOWEL DISPENSERS sentence to read:

Provide 1 roll type dispenser for each 2 lavatories, and 1 roll type dispenser for each coffee bar and lunchroom counter. C-Fold type paper towel dispensers shall not be used.

Electric hand dryers—Dyson Air Blades or equivalent—are encouraged for installation in restrooms as an alternative to paper towel dispensers where restroom doors swing out.

SECTION 15440 – PLUMBING FIXTURES

replace the second sentence of subsection 1.5 DRINKING FOUNTAINS with the following sentence:

Elkay Model # LZS8WSLK (Bottle Filling Station, Single, 8gph, ADA)

SECTION 15500 – HEATING, VENTILATING AND AIR CONDITIONING (HVAC)

add the following spaces to the list of rooms identified in the opening sentence of subsection 1.8:

Lunchroom, Coffee Bars, designated Printer/Copier areas.

SECTION 16510 – FIXTURE TYPES

add the following sentence following the first sentence in subsection 1.1:

Lessor is encouraged to propose LED light fixture products as an alternative to the fluorescent fixture requirements of this section. Lessor to submit alternative light fixture data to RES architect for approval.

SECTION 16530 - SWITCHING

delete item 2a in subsection 1.3

SECTION 16700 – VOICE/DATA DISTRIBUTION ROOMS

replace the second sentence of subsection 1.3 with the following sentence:

Within the Server/Computer Room provide a minimum 100-amp sub-panel and five dedicated 20-amp circuits to support the outlet configuration provided by the tenant as part of the RES T.I. submittal. Also provide a separate 100-amp, single-phase, 208/240v, 4-wire (L1-L2-N-G) disconnect to support agency tenant provided UPS system. Location of sub-panel and 100amp disconnect to be coordinated with DES and agency tenant.

add the following paragraph to subsection 1.3:

As an expansion of the loading requirements mandated in Part A5.5, the floors of all designated data / server room / computer room locations shall support a live load of 400 pounds per square foot so as to accommodate tenant-supplied data equipment racks. These racks may vary in height, but shall not exceed 85" tall; therefore, the ceiling heights of these rooms shall be set so as to comply with any required fire sprinkler clearances.

RES ACCESSIBILITY ADDENDUM (issued June 2007)

Revise item 9 to read:

At least one set of the primary building entry doors (including the secondary door if part of a vestibule), as well as one additional location to be determined by the tenant, shall be equipped with power-operated doors controlled by remote activators, and configured so as to be compatible with any building access security systems.

END OF ECY ADDENDUM