

# HIGH EFFICIENCY SPECIFICATION

## DIVISION 1

### SECTION 1F SUPPLEMENT OF HANDICAPPED REQUIREMENTS FOR PUBLIC AREAS

(GENERAL CONSTRUCTION, HEATING AND VENTILATING, PLUMBING, AND ELECTRICAL)

1F.01 GENERAL: Comply with all of the Contract Documents.

1F.02 SCOPE OF WORK: Refer to "Division Scope of Work"

#### 1F.03 SPECIFIC REQUIREMENTS

- A. Refer to drawings for projects which are designated to contain Adaptable Apartments. All Public Areas (Public halls and Stairs, Community rooms, Toilets, Laundry Rooms, Passages, Refuse Chute Rooms, Offices, Stores, and Tenant Storage) should be designed for the handicapped. The purpose of this supplement is to outline the special design considerations to be provided by all Prime Contractors (General Contractor Heating and Ventilating, Plumbing and Electrical). All Prime Contractors shall consult this supplement to determine any special requirement of work to be considered and provided for Handicapped Public Areas.

NOTE: REFER TO THE FOLLOWING SECTIONS OF SPECIFICATIONS AND ATTACHED DRAWING AND PROVIDE THE REQUIREMENTS AS DESCRIBED.

#### B. SECTION 2A DEMOLITION

1. Provide new opening in masonry walls to allow for a finished arch clearance width of 32" minimum or a clear doorway width of 32" minimum.

#### C. SECTION 6A ROUGH CARPENTRY

1. Provide sufficient reinforcement to wall framing of Toilet areas that are to be fitted with grab bars. See attached drawings for location of areas to be reinforced.
2. Reinforcing material to be a continuous metal plate attached directly to wood studs or new 2" x 3" furring on masonry walls. Reinforcing kit to be of same manufacturer as the grab bars and in lengths to match grab bars.

#### D. SECTION 8A AND 8B WOOD AND METAL DOORS

1. Wood and hollow metal doors for all shall be provided as shown on drawings. Construction and materials as specified. Contractor shall verify required clear dimension of 32 width, except for existing masonry openings which may be less.

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### E. SECTION 8D FINISH HARDWARE

1. Entrance doors to and between Public Areas and any doors within these areas shall be provided with lever handles to operate locksets or latchsets.

### F. SECTION 9C CERAMIC TILE AND QUARRY TILE

1. Quarry tile for detectable warning surface shall be provided at the top of all stair runs where indicated on drawings.

### G. SECTION 10C TOILET ROOM ACCESSORIES

1. Mirrors shall be installed above lavatory with the bottom a maximum of 40" above finished floor.
2. Toilet tissue dispenser unit shall be installed a minimum of 19" to center line of unit above finished floor.
3. Feminine napkin disposal unit shall be installed a minimum of 20" to top of unit above finished floor.
4. Paper towel dispenser shall be installed a maximum of 48" to bottom of unit above finished floor.
5. Soap dispenser shall be mounted above the lavatory and located in a position so it will be accessible and not interfere with the lavatory faucet and gooseneck spout.
6. *Grab bars*<sup>1</sup> shall be installed at height of 33" – 36" above finished floor. See Specification for requirements and drawings for locations, length, and configuration of the grab bars.

### H. SECTION 15A HEATING AND VENTILATING

1. Insulate all exposed steam risers passing through Public Spaces (Standard pipe insulation). Apply heavy duty roll aluminum cover with adhesive, no sharp edges.

### I. SECTION 15B PLUMBING

1. Lavatory shall be "Regalyn" model 4869.020, 20 x 18" acid resisting enameled cast iron, wall hung as manufactured by American Standard. Pop-up drain, faucet holes on 4" centers, soap depression, and front overflow. Lavatory shall be mounted 29" minimum above floor to bottom of lavatory rim. A removable protective panel enclosure shall be provided to enclosure the water supply pipes and drain.

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<sup>1</sup> Revised – December, 2002

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2. Lavatory faucet shall be Delta single lever handle model 520 MPU. Faucet shall have chrome finish and vandal proof lever.
3. Insulate all piping (supply and waste) under lavatories. There shall be no sharp or abrasive surface under either.
4. Water closet as manufactured by American Standard Model 9468.018 Elongated water-saver Cadet (18") Model or approved equal by Architect.

### J. SECTION 16A ELECTRICAL

1. Switches shall be mounted 46" above finish floor.
2. Convenience receptacles shall be 18" above finish floor.
3. The heights for intercom and circuit breaker panels shall be 48" to top of panels from finish floor.

### 1F.04 GENERAL REQUIREMENTS

- A. The requirements as described in these specifications are based on the standards of American National Standards Institute A117.1-1986 (ANSI) titled "Providing Accessibility and Usability for Physically Handicapped People " and the 1984 Uniform Federal Accessibility Standards (UFAS) shall be used as reference by contractors to incorporate the requirement as specified.

END OF SECTION