

### 1.1.1 Special Requirements for Mobile Office Facilities

Unit furnished by the Contractor(s) shall meet the following requirements:

1. The unit shall meet the Washington Administrative Code (WAC) 296-150F, for Factory Built Housing and Commercial Structures.
  - The modular unit manufacturer's data sheets and associated certifications shall be submitted for review in advance of delivery for approval.
2. The unit shall meet International Building Code (IBC) – 2015.
3. The unit shall meet DOE-STD-1066-2012, Appendix C
4. The unit shall meet the NFPA 101 (2009) requirements for “New Business Occupancy.”
5. NFPA 101 compliant entrance doors with exterior lights and stairs are required.
6. The contractor shall install eight (8) exterior lights on the corners of the trailer, in addition to the exterior lights located by the doors.
7. Doors shall be a minimum of 36 inches in width.
8. Interior wall and ceiling finish shall be Class A, Flame spread rating of 25 and Smoke Development rating of 450, Fire retardant paint is not acceptable.
9. The unit shall have a central HVAC system for both heating and cooling. The HVAC unit shall be mounted on the end wall of module that comprises the unit and include its' own electrical disconnect. HVAC unit shall be rated for operation at both 208VAC and 240VAC.
10. Electrical service to operate the unit shall be 120/240 VAC, single phase.
  - There shall be one (1) tie-in point suitable for service or 2 service-rated disconnects to supply the unit (Double Wide Mobile Office).
11. Panel-board loads shall be balanced evenly between the panel-board phases.
12. Contractor will be responsible to provide all anchorage and tie down material and tie downs in accordance with trailer manufacturer instructions. CHPRC engineering may request and approve other anchorage designs.
  - Anchorage design shall be in accordance with ASCE-7-10 as follows: For wind: Ultimate Design wind speed of 110 MPH, Importance Factor “1.0”, and Exposure Category “C”. For earthquake loads: Site Class D, Importance Factor ( $I_p$ ) = 1.0,  $S_s$  = 0.46 and  $S_1$  = 0.15. Contractor shall submit anchorage design details and supporting calculations for Soil Class 3 sealed by a professional licensed engineer in the State of Washington. (Attachment A, Submittal Register)
  - All anchors shall be Double Head Double Helix Earth Anchors with Quik-Set Stabilization Plate for Soil Class 3 (Tie Down Engineering #59250 & #59291 or equal). For some rocky areas where Auger-Type anchors could not be placed, use X-Plate Anchors (Tie Down Engineering #59118 or equal). Anchors placed in

asphaltic concrete paved areas shall be the Cross Drive Rock Anchors (Tie Down Engineering #59111 or equal and #59110 in rocky areas or equal). Anchors placed in concrete slab shall be Epoxy Anchors (HILTI HVA Adhesive Anchors or equal).

13. Contractor will be responsible to suspend delivery of unit when winds exceed 25 MPH.
14. The buyer will provide a designated spotter for all deliveries and positioning of the Mobile Office unit.
15. The unit supplied under this order shall be fully functional (i.e. HVAC unit, and etc.) and prepared to commence operation when delivered.
16. The unit shall meet all appropriate OSHA, ANSI, DOT, TBC and Federal Motor Carrier Commercial Vehicle specifications and regulations for operation. Certification at time of shipment will be required. Prior to occupancy of the trailer, the buyer will complete an inspection to ensure compliance. If trailer does not pass the inspections, the contractor shall be responsible for compliance and any incurred costs.
17. Electrical receptacles shall be GFCI as required by code.
18. The units shall be wired for computer network connections where specified in Section 3.3.1.
19. Standard residential rain gutters will be provided for installation by others where an entry/exit door and stair system is located for employees with one down spout to direct water away from walkways where feasible.
20. Exterior door hardware to be standard level lock with the doors keyed alike.
21. Stairs and ramps will be Complete Access OSHA approved, for all exterior doors. The stairs and hand rails are to be with NFPA 101, Life Safety Code for New Business and will have picketed hand rails installed so that a sphere 4" and greater will not pass through any part above 30". Assure the risers for each run of exterior stairs are all within ¼ inch of each other. Platforms must be a minimum of 60 inches by 60 inches. Stairs shall be of non-combustible construction, firmly affixed to the ground and relocatable structure they serve, and conform to NFPA 101 for stair and rail configuration. Installation will be performed under a separate set-up contract.
22. Stair systems must have a removable or gate type hand rail with a pin, keeper, or bolt (or approved substitution from the BTR) to remove or swing handrail away to allow delivery of supplies.
23. Provide a panel schedule for the electrical distribution panels, filled in with connected loads.
24. Mount exit signs over each exit door.
  - Exit signs shall be at least NRTL approved or listed photo-luminescent.

25. Label electrical outlets indicating the panel and circuit number where power originates.
26. All electrical materials and equipment (including HVAC units) shall be listed by a Nationally Recognized Testing Laboratory (NRTL) and installed in accordance with the listing requirements.
27. Contractor shall include skirting for unit that will be installed under a separate contact. Skirting shall be vented T111 materials (painted to match) to preclude windblown debris from accumulating under the unit.
28. Insulated skirting shall have a minimum of two (2) inches of rigid insulation
29. Windows shall meet or exceed trailer manufacturer's standards.
30. Standard Mini-Blinds shall be installed on each window to fit between the window frames.
31. The trailer must be a new unit. Structure shall be inspected for condition, electrical safety, sanitation and plumbing safety, and conformance to DOE standards and a written condition report shall be provided.
32. Seal all penetrations to prevent access of cold air and vermin to the underside of the unit. (vented T111 skirting excluded)
33. Work products provided shall meet all applicable CHPRC procedures for control and review of work products and pertinent regulatory requirements, as required by this contract and incorporated provisions.
34. In addition, trailers provided shall meet all applicable CHPRC requirements as outlined in Section 3.3. Trailer will be off loaded at a CHPRC designated location. They will be inspected and if any issues are noted they will be corrected by the Seller at no cost to the Buyer.
35. Provide three (3) hard copies of the OEM Manual/Instructions for trailer unit.

#### **1.1.1.1 Double-Wide Mobile Office Trailer**

The double-wide mobile office trailer shall include the following interior amenities:

- Four (4) offices around the perimeter (2 on each end)
  - Two (2) 120V duplex receptacles in each office
  - Two (2) pair of Cat 5e Ethernet drops in each office
- One (1) area for a copy machine and printers with:
  - One (1) dedicated 30 amp 120V circuit and receptacle
  - Two (2) duplex receptacles sharing one (1) dedicated 20 amp circuit
- Install one (1) pair of Cat 5e Ethernet drops on the outer wall for each of the four cubicles to be located in the northwest corner.

- Install one duplex receptacle and network drop on each office exterior wall