

MODULAR BUILDING SPECIFICATIONS

- A. The Contractor shall be responsible for relocating Modular Building TT54 located in Lot 27 to Lot 1B as described in the contract drawings.
- B. Modular Building TT-54 shall provide not less than 6,175 gross square feet of floor area in one unit as indicated in contract documents. Installation shall meet 2012 International Building Code (IBC), 2012 International Mechanical Code (IMC), 2012 International Plumbing Code (IPC), and 2012 National Electrical Code. Contractor shall submit Modular design and layout using specification format identified within this document, contract drawings, and the codes previous listed in this paragraph for approval prior to the relocation and installation of TT-54.
- C. The Modular Building Design layout shall meet all state and federal Handicap accessible codes and regulations. These documents shall be sealed by a licensed architect and professional engineers by the State Of Texas.
- D. Enclose the entire perimeter of the office from the floor to the ground and finish to match exterior. Provide R7 insulation and seal tight to ground with a painted 19 mm (3/4 inch) exterior grade plywood skirt.
- E. All exterior and interior finishes shall match existing structure.
- F. Provide floor, wall, and roof with not less than R5 insulation.
- G. Interior shall be subdivided with full height partitions to provide offices, conference room, exam room, waiting area, Reception area, break room, engineering, HAC, Equipment Storage rooms, two separate toilets, etc. as indicated on the drawings. Provide each space with three foot wide door with 7-Pin Best Locks. Door hardware shall match existing.
- I. Provide sufficient fluorescent lighting in each room to deliver 750 lux (70 foot-candles) of light at desk top height without the aid of daylight. Provide one light switch in each room.
- K. Provide one duplex receptacle in each wall of each room. If a wall is 10 feet long or more, provide two receptacles for each 10 feet, or

portion thereof, of wall. Provide two duplex receptacles in low partition at secretary's desk.

L. The Contractor shall provide the following:

1. Electricity, hot and cold water, and all necessary utility services as described on contract drawings.
2. All necessary piping, power circuits network cabling, cat 5e or better cabling for phones and computers, electrical fixtures, lighting, and other items necessary to provide a habitable structure for the purpose intended. The number of network and electrical receptacles will be as per contract drawings.
3. Thermostatically controlled, centralized heating and air conditioning system designed to maintain the temperature between 21 and 27 degrees C (70 and 80 degrees F) with 50 percent relative humidity maintained during the air conditioning season.
4. One water closet, lavatory, mirror, toilet paper dispenser, paper towel dispenser, soap dispenser, towel bar, and two-prongs coat hooks for each toilet room.
5. The contractor to install a suitable alarm system that matches existing alarm systems.