

Appendix D  
VA CBOC LEASE CODE COMPLIANCE  
Cape Girardeau, MO, CBOC

Building Codes and Standards

The building will be designed, constructed and maintained in accordance with the most current version of the VA and Local codes and standards at time of award: VA <https://www.cfm.va.gov/til/leasing.asp> Where a conflict exists between two different code requirements, the most stringent shall apply.

- All applicable State and Local Building Codes for Cape Girardeau, MO.
  - City of Cape Girardeau, Department of Development Services including but not limited to:
    - Codes:
      - [https://www.cityofcapegirardeau.org/departments/development/inspection\\_services/building\\_codes/](https://www.cityofcapegirardeau.org/departments/development/inspection_services/building_codes/)
      - 2015 International Building Code and amendments
        - Seismic design for the structure and all walls, equipment, piping, ductwork, etc shall be based on ASCE 7-10 (Category D)
      - 2015 International Residential Code and amendments
      - 2015 International Existing Building Code and amendments
      - 2015 International Plumbing Code and amendments
      - 2015 International Mechanical Code and amendments
      - 2015 International Fuel Gas Code and amendments
      - 2015 International Fire Code and amendments
      - 2015 International Property Maintenance Code and amendments
      - 2009 International Energy Conservation Code and amendments
      - 2014 National Electrical Code and amendments
    - City of Cape Girardeau Municipal Code:
      - [https://library.municode.com/mo/cape\\_girardeau/codes/code\\_of\\_ordinances](https://library.municode.com/mo/cape_girardeau/codes/code_of_ordinances)
    - City of Cape Girardeau Planning Services Division:
      - [https://www.cityofcapegirardeau.org/departments/development/planning\\_services\\_division/](https://www.cityofcapegirardeau.org/departments/development/planning_services_division/)
    - Standards:
      - ADA Standards for Accessible Design
  - State of Missouri:
    - Code of State Regulations: <https://www.sos.mo.gov/adrules/csr/csr.asp>
    - Missouri Department of Public Safety, Office of the State Fire Marshal
      - <https://dfs.dps.mo.gov/>
      - No Statewide Fire Code, refer to local jurisdiction.
    - Missouri Office of Administrations: <https://oa.mo.gov/ada-information>
      - Americans with Disabilities Act (ADA) Accessibility Guidelines / Regulations
- The Joint Commission:
  - 2012 NFPA 101: Life Safety Code
  - 2012 NFPA 99: Health Care Facilities Code
- The Facility Guidelines Institute (FGI) - Guidelines for Design and Construction of Health Care Facilities
- National Fire Protection Association (NFPA) - NFPA 99: Health Care Facilities Code, NFPA 101: Life Safety Code
- Architectural Barriers Act Accessibility Standards (ABAAS)
- USP 797 and 800 for Pharmacy
- VA Design Guides:
  - Lease Based Outpatient Clinic Design Guide, April 2016 version.
  - VA CBOC Prototype - Prototype for Standardized Design and Construction of Community Based Outpatient Clinics.
  - PACT (Patient Aligned Care Team), August 2015 version
  - VA PG-18-14 - Room Finishes, Door & Hardware Schedule
  - VA Signage and Wayfinding Design Manual
  - Site Development Design Manual, 2013