

TEXARKANA, CBOC, AGENCY SPECIFIC REQUIREMENTS (ASR)	DEPARTMENT	SHELL/TI
Private (VA) WiFi to be hardwired	GENERAL	SHELL
Public WiFi via hotspots is optional	GENERAL	SHELL
Standby generators needed. Only power required in certain designated areas. See department criteria	GENERAL	SHELL
Interior and Exterior Janitorial and cleaning is a Lessor responsibility.	GENERAL	SHELL
Emergency Pull cords connected to Nurse Call system necessary in patient bathrooms and public toilets. Alarm signal to connect to MSA and PACT areas	GENERAL	SHELL
Emergency lights and Emergency exits lights to be on separate circuits from general lighting so testing is simplified and take place during business hours	GENERAL	SHELL
Waiting areas for PACT, MH and Lab departments can be grouped together to allow for sharing. The MSA's and reception areas can also be located together.	GENERAL	TI
Corridors for patient areas must have minimum of 6'-0" width	GENERAL	TI
Provide Acoustical separation of STC 45 around all conference and group rooms in non-staff areas	GENERAL	TI
Provide for 60 staff parking spaces from the overall total of 145, separated from patient parking areas.	SITE	SHELL
Canopy at front drop off should be long enough to accommodate 4 cars under cover	SITE	SHELL
Canopies for patient drop off and ambulance must be 14 feet clear at lowest point - minimum	SITE	SHELL
Bollards shall be located at drop off areas to protect pedestrians and building from vehicles	SITE	SHELL
Provide exterior monument sign at facility site entry. Follow VA signage standards.	SITE	SHELL
Provide building mounted exterior building identification sign with VA logo in prominent location. Follow VA signage standards.	SITE	SHELL
Provide a patio/ outdoor area for the veterans and the staff.	SITE	SHELL
The Lessor shall provide 1 flagpole at a location to be approved by the Contracting Officer.	SITE	SHELL
Main team workrooms to have natural light from exterior window thru meeting rooms with borrowed light or other source if not on exterior wall	PACT	SHELL
The storage of sterile supplies and equipment will require temperature and humidity control at all times in these rooms. Medical Equipment Storage and Clean Utility	PACT	SHELL
The doors separating the lobby area from the PACT cross corridor need to have PIV card readers for access control. Provide key access in case of power loss.	PACT	SHELL
At Medication Alcoves provide TempTrak monitoring with dedicated power.	PACT	SHELL
Exam rooms off of team workrooms shall have hinged door access. Corridor side access for patients shall be a surface mounted sliding door.	PACT	TI
Recessed slabs needed so booth floors will be flush (approx. 6" need to coordinate with equipment)	AUDIOLOGY	SHELL
Provide recessed sprinkler heads in Audiology booths	AUDIOLOGY	TI
Visual fire alarms (strokes) needed in booths	AUDIOLOGY	SHELL
(1) audiology booth will be new and (1) audiology booths will be relocated by the Lessor.	AUDIOLOGY	SHELL

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The perimeter partitions around Audiology and the internal corridor partitions in the department shall be STC 45 rated.	AUDIOLOGY	TI
Lead shielding required for radiology imaging equipment	RADIOLOGY	TI
Emergency power required for CAP accreditation (Stand-By)	LAB	SHELL
Provide Temp Track monitoring (VA provided) on all refrigerators and freezers and provide stand-by power to this equip.	LAB	SHELL
Vestibule floor mats to be recessed to avoid tripping/falling hazard	LOBBY/ENTRY	SHELL
The storage of sterile supplies and equipment will require temperature and humidity control at all times in these rooms. Logistics Temperature Control Storage	LOGISTICS	SHELL
Patient Consult rooms need acoustical treatment to provide quiet rooms that support therapy	MENTAL HEALTH	TI
Maximize daylight in Mental Health consult and group rooms.	MENTAL HEALTH	TI
The Pharmacy will need temperature and humidity control at all times	PHARMACY	SHELL
The refrigerators and freezers will require TempTrak monitoring with dedicated power.	PHARMACY	SHELL
The police will have a forward operations room at the front of the clinic. This will have one-way mirror windows.	POLICE	TI
The demarc room where the main data cables enter the building should be near to the Main OIT Communications room, but does not need to be directly adjacent.	OI & T	SHELL
The lessor shall provide the data cable install from the rack room to the data ports.	OI & T	SHELL
Ethernet broadband network communication speed. 100 mbps (million bits per second).		
Provide (2) 100 meg circuits for bandwidth.	OI & T	SHELL
Radiology rooms should have no outside windows	RADIOLOGY	SHELL
Radiology control is part of the Radiology room, provide lead line screen wall with lead lined view window,	RADIOLOGY	TI
Provide dimmable lighting	RADIOLOGY	TI
The Viewing Room should have no exterior windows.	RADIOLOGY	SHELL