ADDENDUM NO. 1

February 14, 2024

STATE OF MARYLAND
DEPARTMENT OF GENERAL SERVICES

Atif Chaudhry, Secretary

PROJECT NO.: A-000-201-001

TITLE: MSD Frederick Campus Dormitories, Student Center, and Satellite Student Health Center

This Addendum will clarify, add to, delete from, correct and/or change the bid documents for the project referenced above to the extent indicated. This Addendum is hereby made a part of the bid documents on which the contract will be based. By submitting a bid for this solicitation, you acknowledge receipt of this addendum. All questions must be in writing and addressed to the Procurement Officer, Kimberly McAllister.

This Addendum includes the following:

Part 1 & 2 Programs

Reminder:

The cut off for questions will be **February 21, 2024, 4:00 P.M.**

Proposal Due (Closing) Date and Time: **March 6, 2023, 3:00**

REVISIONS TO THE RFP

Issued by:
Department of General Service
Office of State Procurement
301 West Preston Street
Baltimore, Maryland 21201
Kimberly McAllister
Procurement Officer

MARYLAND SCHOOL FOR THE DEAF
FREDERICK CAMPUS

Dormitories, Student Center &
Satellite Student Health Center

Part I & II Programs

DGS Project No. A-000-201-001

Final Submission – June 29, 2021

REVISED May 25, 2023

WHITNEY BAILEY COX & MAGNANI, LLC
300 East Joppa Road Suite 200, Baltimore, MD 21286
MAIN 410.512.4500 FAX 410.324.4100

www.wbcm.com

WBCM
ARCHITECTURE ENGINEERING CONSTRUCTION

INTRODUCTION

This Part 1 & 2 combined program document provides the supportive reasoning and identification of a project intended to improve student housing and residence life at the Maryland School for the Deaf (MSD) Frederick, Maryland campus. The work is to be within the existing developed campus site, offering access to utilities and other existing campus infrastructure. This project meets the requirements for projects that qualify for state capital funding. The proposed construction project will correct deficiencies in the existing student housing facilities, provide state-of-the-art student housing, and improve campus amenities.

MSD provides a comprehensive Pre-Kindergarten through Grade 12 instructional program to deaf and hard of hearing students from all areas of the State. The Frederick campus provides an elementary/secondary school program, with separate departments for Elementary (pre-K through Grade 5), Middle (Grades 6-8), and High School (Grades 9-12). The Frederick campus also offers a Career and Technology program, which provides students with career skills, including computer and technical courses. The Special Needs program is also offered at Frederick for students with additional learning and behavioral disabilities.

The School's instructional programs operate on a 180-day school year, from September through mid-June. Extended School Year (ESY) programs and enrichment camps are offered at MSD during the summer months. Approximately 25-35% of the Frederick campus students reside at the school during the week, returning to their homes on weekends and during school breaks. Residential services are offered to students who cannot go home every night. The residential education program compliments the broader school program and promotes student development and independent living skills.

Replacement of the three existing dormitory buildings with new buildings as described in this document will address the short- and long-term needs of students who reside on campus as well as the needs of the MSD staff who operate and administer the facility.

This document is intended to be used by multiple agencies of the State of Maryland for their review and understanding of the improvement needs at the Maryland School for the Deaf.

MARYLAND SCHOOL FOR THE DEAF
FREDERICK CAMPUS

John Serrano
Superintendent

Jennifer Yost Ortiz
Dean of Student Affairs

Ann Miller
Chief Financial Officer/Chief Operating Officer

Frank Froehle
Director of Student Life

ACKNOWLEDGEMENTS

The programming consultant team is indebted to all the individuals who assisted with the development of this document, including:

Christina Bryz-Gornia, DGS
Ann Miller, MSD
Robert Trice, MSD
Frank Froehle, MSD

If any participant was inadvertently omitted from these acknowledgements, please know that your contributions are sincerely appreciated.

PROGRAMMING CONSULTANT TEAM

Bryan P. Fisher, WBCM, Architecture
Stephen C. Burdette, WBCM, Architecture
Glenn Harvey, WBCM, Structural Engineering
Randall Hughes, WBCM, Civil Engineering/Landscape
Ryan Dimaano, Min Engineering, Electrical Engineering
Matt Obenchain, Min Engineering, Mechanical Engineering
Michele Twilley, Aria Environmental, Hazardous Materials
Nick Maiorana, TCT Cost, Cost Estimating

TABLE OF CONTENTS

APPENDICES

Part 1 Program

1-A. Project Overview

History

The Maryland School for the Deaf was established in Frederick, Maryland in 1868 on its current site. The school originally utilized the circa 1780 Hessian Barracks as dormitory and educational space. In 1871, construction began on what later came to be known as the Old Main Building. Completed in 1873 on roughly the same site as the current Ely Building, this was a large, 3-1/2 story brick Victorian style building crowned by octagonal cupolas (the center cupola is currently depicted iconically in the MSD logo). It provided classroom and administrative space as well as living accommodations for students and several staff members.

By the 1950s, the school was growing and the need arose for new facilities, leading to construction of several new campus buildings including four new dormitories, three of which are the subject of this report – Foxwell-Moylan, Klipp-Redmond, and Faupel Halls – and the fourth of which was demolished in 2010 to make way for construction of the new Ijams-Vance Cafeteria. Old Main was demolished in 1967 to make way for the Ely Building, bringing the west end of the core campus largely to the built form seen today by the early 1970s.

Mission

The Maryland School for the Deaf, a diverse, bilingual community, in partnership with families, provides an equitable and exemplary education in a nurturing, engaging, and challenging environment to ensure students achieve personal excellence and become responsible lifelong learners.

Maryland School for the Deaf Overview

MSD provides a comprehensive Pre-Kindergarten through Grade 12 instructional program to deaf and hard of hearing students from all areas of the State. MSD utilizes the Maryland State Curriculum and the Maryland College and Career Ready Standards offering its graduating high school seniors the Maryland State High School diploma or Certificate of Completion. MSD is fully accredited by the Middle States Association of Colleges and Schools (MSA).

MSD's Frederick campus provides a comprehensive elementary/secondary school program, with separate departments for Elementary (pre-K through Grade 5), Middle (Grades 6-8), and High School (Grades 9-12). The Frederick campus also offers a Career and Technology program, which provides students with career skills, including computer and technical courses. The Special Needs program is also offered at Frederick for students with additional learning and behavioral disabilities.

The School's instructional programs operate on a 180-day school year, from September through mid-June. Extended School Year (ESY) programs and enrichment camps are offered at MSD during the summer months. Approximately 25-35% of the Frederick campus students reside at the school during the week, returning to their homes on weekends and during school breaks.

Residential services are offered to students who cannot go home every night. The residential education program compliments the broader school program and promotes student development and independent living skills. The Residential program is licensed by the Maryland Department of Human Services (COMAR 14.31.06) and all Residential Child and Youth Care Practitioners are certified by the Maryland State Department of Health and Mental Hygiene (COMAR 510.57.03).

Maryland School for the Deaf Location

Atop a hill at the south end of Frederick's historic district, the Maryland School for the Deaf (MSD) campus is convenient to the central and western regions of the State including the counties of Carroll, Frederick, Northern Montgomery, and Washington. Interstates 70 and 270 are nearby providing access to the Baltimore and suburban Washington areas (see Figures 1 and 2).

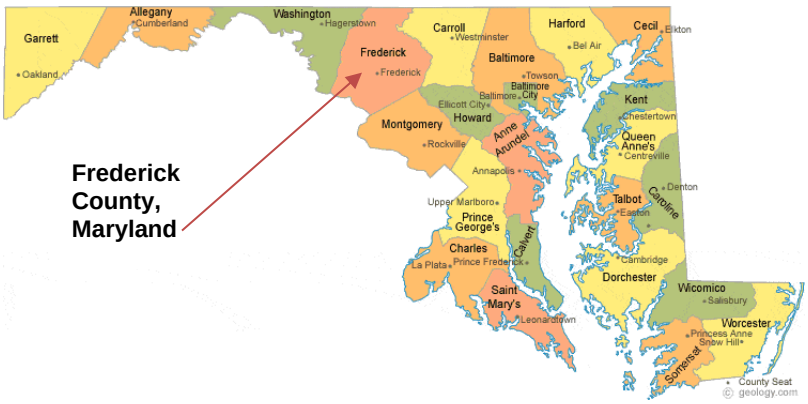


Figure 1: *Frederick County location within Maryland.*

Figure 2: *MSD location within Frederick County, MD.*

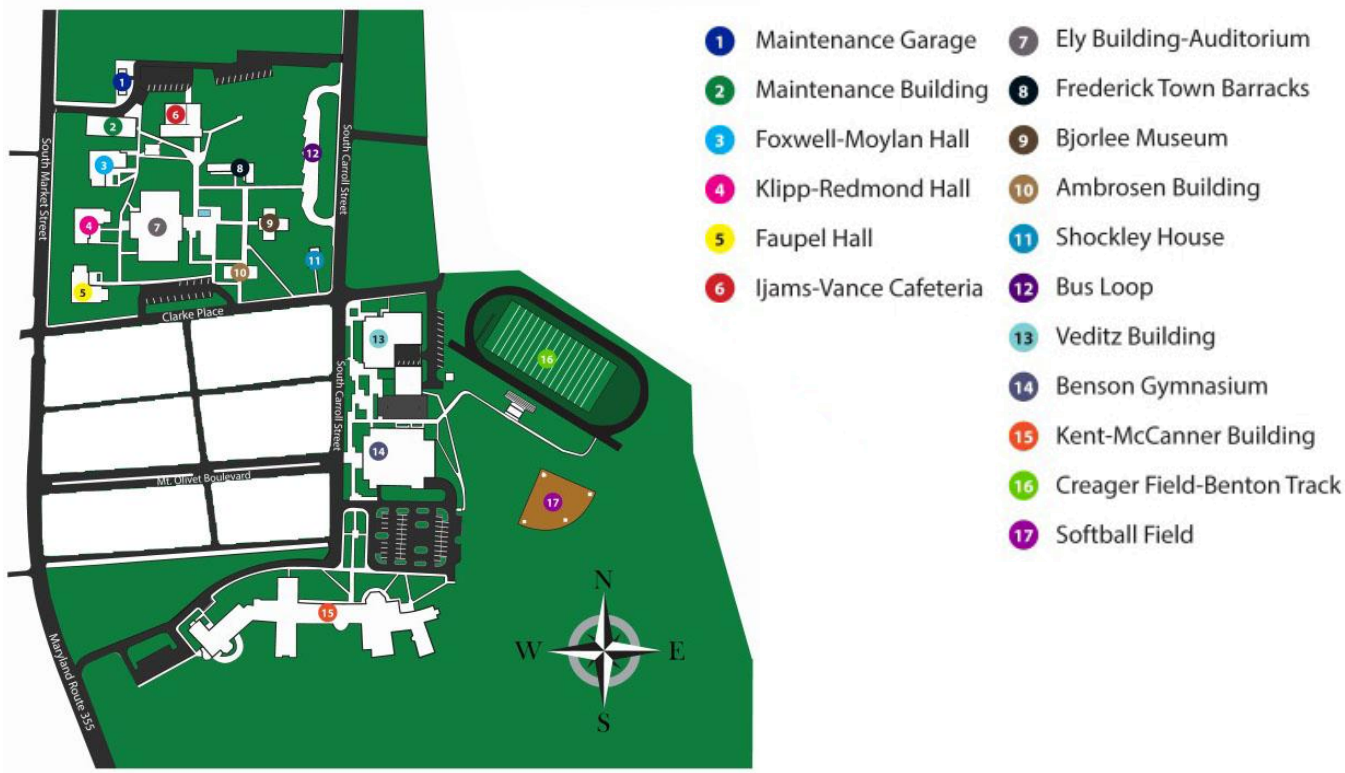


Figure 3: *MSD campus map.*

The Frederick campus is made-up of several parcels of land acquired for the school over many years and is therefore not a single contiguous property (see Figures 3 and 4). The campus has three major sections: the original main campus, located on the northwest corner of Clarke Place and South Carroll Street; the Veditz Vocational Building/Benson Gymnasium complex, which includes the football and recreational fields, located on the southeast corner of Clarke and South Carroll; and the Loats Farm parcel, location of the Elementary and Family Education Complex.

The main campus of 13.8 acres accommodates Frederick's core instructional programs including the middle, and high school programs, as well as the student residence halls. In addition, all administrative and support functions, such as maintenance and dietary operations are situated here. Except for the historic Hessian Barracks and the Ijams-Vance Dining Hall (2012), all the current program buildings were constructed between 1953 and 1973 and most reflect a brick Georgian-style design. In the center of the main campus is the historic Hessian Barracks, used today as a historic site for visitors, and the A. Fuller Crane Memorial Mall, with its fountain and tree-lined plaza and walkways.

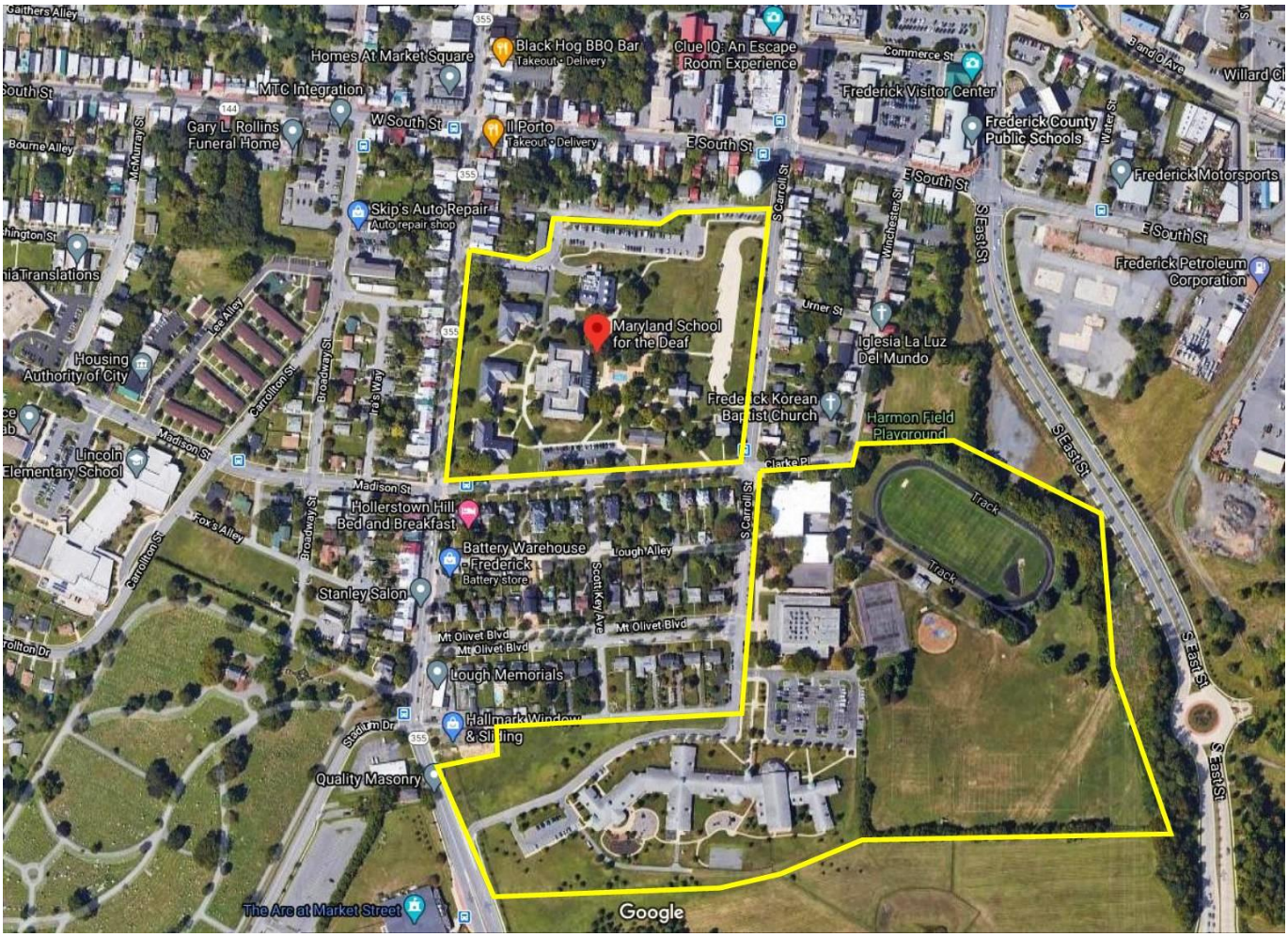


Figure 4: *MSD adjacencies map with the campus parcels outlined in yellow.*

Maryland School for the Deaf Adjacencies

The immediate areas adjacent to the main campus are fully developed residential communities (see Figure A.4). The main campus itself and the area to the west are zoned DR (downtown residential). The area to the south is zoned R-3, to the east R-4, and to the north M-1 and DB (downtown commercial/residential).

To the southeast of the main campus, across the intersection of Clarke Place and South Carroll Street, is a 26-acre parcel acquired by the School between 1960 and 1964. This area includes the Veditz Building, which houses the career and technology education department, and the Benson Gymnasium/Natatorium. Both buildings were completed in 1974. This area of the campus also includes the football and athletic fields and lighted tennis courts. This site is zoned R-4 as are the adjacent areas to the north and south. The area to the west is zoned R-3 and the area to the east is zoned M-2. Immediately east of the site is East Street, linking the Frederick downtown area to I-70.

Immediately to the south and adjoining the athletic field area is the 32-acre Loats Farm parcel acquired in 1979. This property is the site of the Kent-McCanner Elementary School and Family Education/Early Intervention Complex completed in 2009. The parcel is bounded on the west by Maryland Route 355 and is zoned R-4. The adjacent land to the south and west is zoned M-1 and is developed. Land to the north is zoned R-3 and R-4 while to the east it is zoned M-2 and is undeveloped.

Project Focus Area

The dormitory buildings at the Maryland School for the Deaf Frederick Campus – Foxwell-Moylan, Faupel, and Klipp-Redmond Halls – are at the west side of campus, situated along S. Market Street near its intersection with Clarke Place (see Figure 5 below). All three were constructed in the mid-1960s with similar designs that resulted in the buildings being nearly identical in appearance, layout, construction techniques, fixtures, and finishes. These are the facilities under consideration for physical improvements with this project and their sites are under consideration for use for improved or new buildings, as is an undeveloped area of the campus at its northeast corner (highlighted in yellow on the map below). In accordance with the MSD Frederick Campus 2016-2030 master plan, exploration of the option to demolish Klipp-Redmond Hall and to establish its site as an outdoor open space with visibility of the Ely Building from Market Street is part of the proposal for this programming effort.

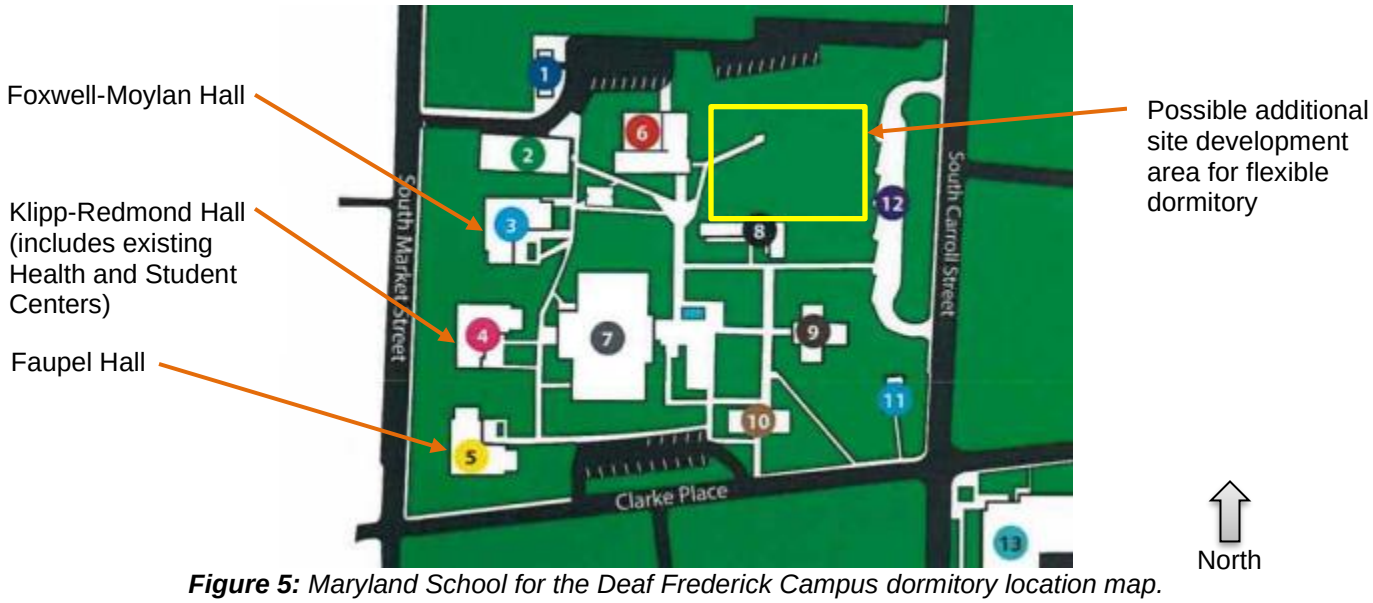


Figure 5: *Maryland School for the Deaf Frederick Campus dormitory location map.*

Project Purpose

The primary purpose of the project is to address significant dormitory living issues found to be inadequately addressed in the design and construction of the existing dormitories. There are three principal changes in recent years in what is acceptable and appropriate for housing children in residential schools. The first is a greater concern about children's welfare, both that they are well cared for and that they are protected from risk of harm. The second is a wish by parents that children live in a residential environment that is more home-like in character, provides surroundings that are physically comfortable, well maintained, and visually attractive and offers space the child can personalize. The third is that the MSD student population has more severe and complex physical and educational needs than ever before. The existing buildings do not adequately accommodate MSD meeting these new standards for student residential life.

Further, dormitories for a grade 6 through 12 educational environment must provide physical spaces that allow a balance between the need for resident privacy and the requirement for staff supervision. Everyone has a need to be alone sometimes because of a mood or a stress as well as the need for privacy in bathing, dressing, grooming, and use of restroom facilities. In addition to private spaces, an adequate residential facility should provide differing scales of communal spaces for various uses. Large spaces are ideal for large meetings, gatherings, recreation, games, and group dining while smaller spaces allow small groups to gather for conversation or study. Isolated areas such as bedrooms and group shower rooms are difficult to supervise and therefore increase the opportunity for bullying and abuse. With students in this age range, the balance needs to be weighted towards ease of observation while allowing residents to interact with each other in privacy. These needs are also not met by the current facilities.

In 2005, architects and academic researchers have developed guidelines for design of spaces suited for the deaf community called the DeafSpace Guidelines[1]. These stress the principles of creating physical spaces that enhance the ability of occupants to communicate visually and that eliminate extraneous background sounds, reverberations, and vibrations. These guidelines, nor any other guidelines or standards for accessibility for the hearing impaired, existed at the time the current dormitories were designed and constructed and would be difficult to implement without significant physical modifications to the buildings.

Also to be addressed through this project are issues of integrating any new work with the historic character of the campus and surrounding historic district, design for flexibility to meet MSD's fluctuating enrollment, design for sustainability to meet the Maryland High Performance Green Building Program, design for ease of facility maintenance, and design for site suitability to enhance the function and aesthetics of the existing campus.

Functional Overview

The proposed project will result in updated dormitories for residential students, residential life offices, a student center, and a satellite student health center. The student center and health center are intended to serve all students regardless of whether they live in the dormitories. The intention is that the work be completed in phases so that students can continue to be housed on campus continually during construction.

All solutions maintain three separate dormitory buildings. Separate buildings will better enable MSD to separate students by age and gender. Unlike in a collegiate setting where co-ed dormitories may be acceptable, physical separation by gender is important for the safety and privacy of minor children. Students during the high school years are often experimenting with their sexuality and a flexible dormitory allows for MSD to be adaptable from year to year to accommodate changing populations, including transgender youth, students who are aged 18-21 years old, younger high school students and a few years of larger than normal populations of one gender or the other. Three buildings will also simplify construction phasing, facilitate future flexibility of use, and remain small enough in size and scale to evoke a home-like environment on campus. The types of facilities envisioned are as follows:

[1] See http://deafspace.weebly.com/ for DeafSpace guidelines.

Flexible Dormitory: The building will house either girls or boys aged 14 through 21, depending on the needs of MSD, and will have student sleeping rooms, bathrooms, reception space, and lounge. Also included will be offices for central residential administrative staff which includes offices for the director of residential life and a department secretary. Proper physical segregation will be required in the design to allow separation of students of differing ages and genders.

High School Girls Dormitory and Satellite Student Health Center: The building will house older high school girls and will have sleeping rooms, bathrooms, reception space, and lounge. Also included will be a satellite student health center which includes a waiting area, staff office, an exam room, and recovery rooms. One wing or area will house girls between the ages of 18 to 21 years old.

High School Boys Dormitory and Student Center: The building will house older high school boys and will have sleeping rooms, bathrooms, reception space, and lounge. Also included will be a student center for mixed-gender middle and high school student recreational activities. The space will provide comfortable seating areas, tables and chairs, and recreational activities, such as pool, foosball, air hockey, snacks, and dancing. A snack shop will be provided. In addition, the space will provide a computer lab with video relay for students to complete academic research or communicate with family and friends. One wing or area will house boys between the ages of 18 to 21 years old.

1-B. Project Justification and Alternatives

Student Enrollment and Housing Needs

There are many influences that impact the occurrence of deafness. About 2-3 infants out of every 1000 live births will have some degree of hearing loss at birth. Hearing loss may result from genetic causes, complications at birth, certain infectious diseases, chronic ear infections, the use of drugs, and exposure to excessive noise. According to the March of Dimes, about 1 in 10 babies is born prematurely each year in the United States. Hearing loss is a common birth defect in premature babies. Children born prematurely are more likely to have hearing loss than children born on time. These factors, combined with a review of enrollment over the past five years, allow a projection of enrollment into the future that remains steady at over 300 students (see Table 1 below). Data from the past ten years has been referenced to show the fluctuations in the student population that have been typical of the past several years.

MSD's Frederick Campus was originally designed as a residential campus. However, during the past decades, a notable change in demographics has significantly shifted the school's enrollment from residential to commuter. This occurred as a result of several influences. First, many families with deaf or hard of hearing children have established residency in Frederick and the surrounding counties of Montgomery, Washington, and Carroll, all within commuting distance to the Frederick campus. Second, counties throughout the State became willing to provide day buses in addition to the weekend buses to allow children from other counties to commute daily to the Frederick campus.

The existing dormitories were built at the largest period of enrollment of school and are now oversized for current enrollment needs. Foxwell-Moylan and Klipp-Redmond halls were built with capacities of 92 students each and Faupel Hall was built with a capacity of 72 students (lower than the others because it also includes central residential staff offices). All three dormitories are 27,568 gross square feet, each.

TABLE 1: 10 Year Student Enrollment at the Frederick Campus

	FY 11 Actual	FY 12 Actual	FY 13 Actual	FY 14 Actual	FY 15 Actual	FY 16 Actual	FY 17 Actual
Elementary	81	91	107	111	125	123	131
Middle	53	47	64	56	66	67	67
High	169	154	150	153	157	148	163
Totals	**303**	**302**	**321**	**320**	**348**	**338**	**361**

	FY 18 Actual	FY 19 Actual	FY 20 Actual	FY 21 Est	FY22 Est	FY23 Est	FY24 Est
Elementary	136	137	122	121	122	122	123
Middle	55	68	60	60	62	65	68
High	134	129	117	118	120	125	124
Totals	**325**	**334**	**299***	**299***	**304**	**312**	**315**
*Due to the COVID-19 pandemic, MSD reports lower than normal residential populations in FY 20 actuals and FY 21 estimated.							

Table 2: 10 Year Residential and Day Student Enrollment at the Frederick Campus

	FY 11 Actual	FY 12 Actual	FY 13 Actual	FY 14 Actual	FY 15 Actual	FY 16 Actual	FY 17 Actual
Residential	81	99	97	93	99	87	89
Day	222	203	224	227	249	251	272
Totals	**303**	**302**	**321**	**320**	**348**	**338**	**361**

	FY 18 Actual	FY 19 Actual	FY 20 Actual	FY21 Est	FY22 Est	FY23 Est	FY24 Est
Residential	76	67	58	45	61	64	67
Day	249	267	241	254	243	248	248
Totals	**325**	**334**	**299***	**299***	**304**	**312**	**315**

*Due to the COVID-19 pandemic, MSD reports lower than normal residential populations in FY 20 actuals and FY 21 estimated.

In 1993, 78% of students enrolled at MSD resided on campus. At the beginning of the 2019-2020 school year, only 24% of students resided on campus (see Table 2, above). The enrollment status of the Frederick Campus has leveled off at approximately 25-35% residential students. In terms of future projections, the base enrollment of approximately 300 students is expected to remain steady; however, fluctuations of both the total enrollment and the residential enrollment as seen over the past decade are expected to continue in the future.

Currently, students who reside in the dormitories do so Sunday evenings through Friday afternoons, returning to their homes over the weekends and for school breaks and holidays. The need for more high school residential dormitory space than middle school is due to the need for housing students from the MSD Columbia campus. The MSD high school program is only located at the Frederick campus. Once the students in Columbia enter high school, they transfer to the Frederick campus. Students that may have been day students at Columbia may need to become residential students at Frederick due to the commute distance. The Columbia campus has grown in student population in recent years, and this increases the number of high school residential students in Frederick. MSD would like to retain enough dormitory capacity to allow all or most of the high school students to reside on the Frederick campus.

It is expected that new or renovated dormitories will generate a higher residential population as well. Many local students have expressed a preference not to live in the current outdated buildings, but this is expected to change when they have the option to live in an updated and air-conditioned building. Typically, it is more common for deaf students to be educated in residential programs as many students feel more integrated into the deaf community when they can live among other deaf individuals.

To determine the future residential needs, the Maryland School for the Deaf surveyed its current high school students and researched residential population statistics at deaf schools of similar size. For the survey of current MSD high school students, 74% of the forty-two (42) student responses replied that they would live in MSD dormitories once new dormitories are constructed. The California School for the Deaf Riverside reports their residential population of approximately 72% and the Model Secondary School for the deaf reports their residential population of 95%. Maryland School for the Deaf believes that the requested number of residential beds is in alignment with these statistics considering the past ten years of fluctuating MSD high school population. To accommodate these trends and fluctuations in the student population and to accommodate the growth of the Columbia campus, MSD would like to establish a total bed capacity of 135 for new or renovated facilities.

Existing Facility Conditions and Deficiencies

A full assessment of existing facility conditions and deficiencies is contained in the Summary of Fieldwork Findings included as Appendix G to this report. The fieldwork focused on the Foxwell-Moylan dormitory building with the understanding that its conditions are similar to, and therefore representative of, conditions of Faupel and Klipp-Redmond Halls.

The assessment found that several materials and systems are at or beyond their useful life expectancies and that many elements of the building do not meet current codes and standards. In addition, due to their load-bearing masonry and precast concrete construction, the fundamental design and configuration of the buildings will be extremely difficult to modify and will mean that making an updated dormitory program fitted to MSD's current and future needs function within the fundamental limitations of the existing construction will involve serious compromises and therefore may not address some of the primary deficiencies of the building. Most notably, these deficiencies include the following:

- **Floor Plan:** The L-shaped floor plan is not conducive to supervision of the students. It will be impossible to change this fundamental characteristic of the building.
- **Structure:** The load-bearing walls and the prefabricated plank floors make interior configuration changes extremely difficult. Adding an elevator, changing restroom locations, or altering the sizes of dormitory rooms would be complicated by the limitations of the existing structural systems.
- **Floor-to-floor Heights:** Floor-to-floor heights are 10'-3" from the first to second floor and 8'-10" for the upper floors, resulting in 9'-4" and 8'-0" finished ceilings, respectively. These are extremely low and will be very limiting in the options they can allow for providing ducted ventilation and air conditioning, fire sprinklers, and relocations of plumbing fixtures. It will result in a great deal of exposed piping, conduits, and ductwork, which will be unsightly for a residential facility and can be subject to vandalism in a dormitory building.
- **Hazardous Materials:** Asbestos is assumed to be present in the Zonatile roof sheathing panels and other concealed materials. Even with an extensive, full-building renovation campaign, some of the concealed, integral materials will be difficult or impossible to fully remediate.
- **Energy Efficiency:** While renovation will make it possible to achieve some efficiency gains for the existing building, it will be infeasible to transform what is now an uninsulated building into one that meets or exceeds current energy codes and green building standards. Insulation and new windows can be added to the building but doing so may not meet current requirements and must be considered carefully in its effects on condensation and vapor flow.
- **Construction Phasing:** Since MSD has no "swing" housing capacity, any renovations to the existing buildings would require that a temporary facility be built on campus or leased off campus. This is not an ideal approach to serve the student population and would add significant cost to any renovation project. Construction of new dormitories would allow at least one new building to be built and used as swing space during the building replacement campaign.

Consequences of Facility Deficiencies

The obstacles to MSD fulfilling its mission with the current facilities are centered around two driving factors. The first is that the configuration of the existing buildings creates significant difficulties for the school in providing the level of student supervision needed to engender an ideal standard of care for the residents. The second is that the design and configuration of the existing dormitories have failed to keep pace with changing standards and expectations for privacy, safety, and comfort. In some cases, these two core issues intertwine and overlap, furthering the difficulties they cause.

In general, many educational institutions have moved away in recent years from constructing and operating the style of dormitory present at MSD in favor of less institutional, more home-like facilities that house only one or two students per sleeping room with smaller private bathrooms and semi-private lounge spaces distributed throughout

the building. A recent study has suggested that "The residence hall also proves to be an essential component for students' informal learning and personal growth. Well-being and student success happen when social and academic needs are managed in tandem, which can be a challenge for many students in their first time away from home. The residence hall can benefit from spaces that help students balance the new demands of [school] and foster a culture of choice, contemplation, and individuality."[2] Institutions serving the deaf have instituted DeafSpace design where feasible also.

Supervision Issues

As noted in Part A of this report, supervision of students is extremely important in creating a caring residential environment. The school has a responsibility to care for its students and that should include adequate supervision to protect the residents' welfare. An environment where bullying and abusive behavior can flourish may leave students, staff, and the school vulnerable and act as a major obstacle to MSD fulfilling its mission of excellence. The design and configuration of the existing dormitory facilities fail in many ways in fostering the kind of caring environment MSD is charged with creating for its residents.

Particularly important in supervising hearing-impaired students is the ability to communicate visually and to have direct lines of sight between the speaker and listener. This is a good example of DeafSpace design. Unfortunately, the L-shaped floor plans and resulting L-shaped corridors in the existing building are a direct impediment to being able to adequately supervise and communicate with the student residents. It has also led to MSD needing more staff to supervise students – two for each "L", i.e. one for each "leg" of each corridor – than would be needed with straight corridors with good sight lines.

Another difficulty with supervision in the existing facilities centers around the gang bathrooms and shower rooms. The gang restrooms create an environment where bullying, taunting, and other misconduct can occur. Currently, the use of the gang showers is scheduled on a chart so that the shower can be used by only one resident at a time. This awkward workaround to the lack of adequate private shower facilities is burdensome both to the students living in the building and the staff coordinating the scheduling. At their design capacities, the existing dormitory restrooms would accommodate a ratio of approximately 7 students to 1 toilet and shower (7:1 bed/bath ratio). Several commenters have called this arrangement "barracks-like". Peer institutions are typically building new dormitories with bed/bath ratios closer to 2:1 to 4:1.

Building Limitation Issues

The load bearing masonry and concrete construction and low floor-to-floor clearances of the MSD dormitories have previously limited MSD's ability to upgrade them to meet previous changes to codes, accessibility standards, and living standards. They have not received many alterations or upgrades since initial construction and were not designed or built with future alterations in mind. Their configuration has limited and will continue to significantly limit the possibilities for future alterations. Options to reconfigure the existing floorplan are limited and no feasible reconfiguration will be able to fully address the supervision issues with the L-shaped plan noted above.

Accessibility is a significant challenge for these buildings. MSD reports that lack of accessibility has become increasingly critical in recent years due to a steady increase in the population of students with physical disabilities. In the past few years MSD has accommodated students in wheelchairs, low vision students, students using crutches or a walker, students who are color blind, and students with cerebral palsy. In addition to these permanent disabilities, every sports season MSD has at least one or more students using crutches or a wheelchair due to an injury.

In the last three years, MSD has encountered several incidents that illustrate some of the accessibility problems in the current dorms. One example is that MSD had a student in a wheelchair who wanted to live on the third floor.

[2] https://www.gensler.com/research-insight/gensler-research-institute/remaking-student-living

The student requested that MSD purchase a wheelchair stair lift so he could do so. MSD could not find a safe wheelchair lift that would pass a fire marshal inspection if installed in the current stairways. Another example is a wheelchair student who must always ask his classmate to visit him in his first-floor room. He cannot go visit his classmate who lives on the third floor. These are just two examples of ADA issues. Accommodations for accessibility have previously been made on an ad-hoc basis, which can leave the school scrambling for facilities. Ultimately, failure to address accessibility issues more fully and substantively may expose the school to liability and lead to an inability to accommodate the increased need.

Lack of air conditioning is an additional challenge. The school currently utilizes window air conditioners, but they cannot cover every room due to electrical power limitations of outdated electrical systems not designed to handle air conditioning loads. Only about 75% of the dormitory rooms have window units, and bathrooms, laundry rooms, and corridors are unconditioned. This is problematic during the hotter months of the academic school year as well as during the summer, when MSD uses them for residential summer camps. Some of camps take place outdoors during the hottest months of the summer with campers returning in the evenings to facilities that are only partially air conditioned. The low floor-to-floor clearances are again a challenge in retrofitting the full central air conditioning and mechanical ventilation systems the buildings currently lack.

Unfortunately, the buildings are not individually metered for gas and electricity, so it is difficult to quantify how their energy consumption compares to similarly sized buildings constructed to current energy conservation codes and sustainability standards. It is a safe assumption, however, that their performance is notably worse so any improvements to efficiency and insulation would result in reductions of operating costs for these buildings.

Also problematic for the school are the oversized facilities. With the three existing dormitories, MSD has a total of 82,704 gross square feet of dormitory space when the need is only for approximately 50,000 gross square feet. Operating and maintaining more than 30,000 square feet of unutilized and underutilized space ties up financial and maintenance staffing resources the school could otherwise reallocate to better serve its mission.

Alternatives – Non-Capital

The DGS Facility Program Manual requests that two alternatives be considered that do not involve capital projects, one of which involves continuing to manage operations and services under current conditions (a “do nothing” alternative) and the other which involves changing internal policies or practices so that the problem is solved or mitigated without undertaking a capital project.

ALTERNATIVE A – This option is to do nothing. MSD has already exceeded this option as noted under ALTERNATIVE B below.

ALTERNATIVE B – MSD has been managing the dormitories with updated policies and practices for several years. The school has made programmatic adjustments with increased staffing and scheduling to provide a safe environment and to assist students who require physical assistance. For example, students are required to schedule shower times to allow for individual access to the showers. These practices have improved the student experience to a degree but still fall far short of providing the privacy, supervision, safety, accessibility, and services dictated by the current program and other standards for dormitory living.

Many of the existing issues are directly and inseparably related to deficiencies of design and/or condition of the built facilities. As a result, it is difficult to identify additional improvements that could be made in the situation through further changes to policies or practices alone. There are no alternative spaces on campus that could be used to house the dormitory and related programs nor are there leasable facilities close to campus that would be suitable or as safe for minors as on-campus housing.

With both of the above options, the buildings will continue to deteriorate and to have systems and finishes that are well beyond their expected useful lives. Failed or failing items that cannot be addressed without extended closure

of the building will not be repaired. Accessibility will not be addressed, and the school could be vulnerable to legal challenges for lacking accessible residential facilities. Some of the required maintenance and upgrades to the existing buildings that might be performed in a piecemeal fashion under this alternative (such as bathroom renovations or installation of air conditioning) would meet the threshold to be considered Level 2 or higher alterations as defined by the International Existing Building Code (IEBC). This would mean that certain capital expenditures such as the installation of fire sprinklers in each building will be required for code compliance and would therefore become unavoidable.

Alternatives – Capital Projects

ALTERNATIVE C – This option is to retain the current buildings by improving and renovating facilities in a piecemeal manner. There would be a continual operational and capital construction budget impact for this option. The school can request facility renewal funds for ongoing repairs and upgrades and seek an energy performance contract for energy upgrades.

The existing dormitory buildings do not meet the requirements of the Americans with Disabilities Act (ADA). To be fully ADA compliant, the buildings would need elevators. In addition, they need to be updated to meet current requirements for fire suppression and egress from the buildings. They need to be upgraded with improved and energy efficient lighting, insulation, and energy efficient windows. The lead paint on the existing window frames and asbestos in various unconcealed locations will need to be abated. Finishes and fixtures throughout the buildings will need to be replaced. In addition, the buildings need to be upgraded to accommodate the requirements for acoustical control for individuals with hearing loss.

The existing heating, ventilating and air conditioning (HVAC) systems do not meet code requirements as they fail to provide ventilation (outdoor) air and cannot produce the required levels of indoor air quality. Further, they are unable to maintain a code mandated temperature range in all occupied areas throughout the year which is another deficiency. The existing central boiler plant can remain with minimal upgrades or it can be removed and replaced with higher efficiency heating system. The window mounted air conditioners will need to be removed and replaced with a system that can provide cooling and ventilation air to all spaces. Ductwork and bulkheads will be required to obtain and distribute ventilation (outdoor) air. Mechanical rooms maybe required to house air handling units. Even after renovation, operating and maintenance costs will continue to be high because it is infeasible to fully upgrade the buildings to meet current requirements for energy efficiency.

Existing plumbing fixtures are deficient as they have higher flow rates than the International Plumbing Code allows. In addition, large portions of the plumbing system (plumbing fixtures, piping, valving, etc.) are believed to be in violation of Maryland's low lead law. Therefore, it recommended that all plumbing fixtures, piping, and valving be replaced. The central water heating plant, consisting of gas fired water heaters, can either remain or be replaced with a higher efficiency, gas fired, condensing water heater.

The existing electrical power distribution system is old, and power capacity is limited. Addition of air conditioning equipment or elevators will require upgrades to the existing electrical equipment. It is recommended that the existing lighting systems be replaced in areas being renovated. The new lighting systems will use the latest energy efficient LED lighting fixtures, and lighting controls. It is recommended that voice and data outlets and wiring be provided as required to meet the needs of the renovated spaces. The fire alarm and mass notification systems are relatively new, so major changes to these systems are not anticipated. Existing devices may need to be relocated, and new devices may need to be installed, depending on how the renovated areas are reconfigured.

Although aesthetic, code, accessibility, and energy issues can be minimally addressed, the supervision issues will not be fully addressed. The only way to potentially address those issues in the current buildings would be to completely gut and reconfigure each floor. However, ideal reconfiguration may not be fully achievable given limitations of the existing load-bearing construction and the L-shape of the building will continue to provide a

sightline challenge.

Renovation costs will be in the range of $236–295 per square foot which at 27,568 square feet each building results in a total renovation cost of approximately $6.5–8 million per building and a total project of $19.5–24 million (see Table 3 below). Costs were derived from historical dormitory construction data from Maryland, DC, Virginia, and NY. They do not include hazardous material abatement, design fees, phasing, or swing space costs. They include 20% design and construction contingencies, 10% general conditions, 15% GC OH&P, 2% GC insurance, and escalation of 3.5% per year to the midpoint of construction.
The low range of $236 scope assumes no sitework, interior renovations of finishes, interior/exterior walls remain, minor MEP updates, equipment replaced in kind, plumbing fixtures replace with new in kind, and plumbing piping to remain. The high range of $295 scope assumes minor sitework including utilities upgrades, minor hardscape and landscape modifications, existing interior walls/finishes demolished as required and replaced with new walls/finishes, all new equipment, new plumbing fixtures, new plumbing piping, cleaning of exterior façade masonry, exterior painting as required, upgrade of building exterior lighting fixtures. Whether the project costs are low are high range will be driven by factors such as the adequacy of existing utilities and building systems to be reused, the amount of interior reconfiguration that might be undertaken, and the level of exterior and interior materials and finishes to be utilized.

This budget includes renovation of underutilized spaces, which will be largely unavoidable as the design of the existing buildings does not lend itself to leaving areas mothballed or partially demolishing the unneeded square footage. For example, based on existing fenestration and bearing wall placement, in most cases it would only be practical to renovate the existing dormitory rooms to remain at their current sizes, even though they would be operated as double rooms. In a new building, double rooms would only be around 200 square feet. This does not include any costs associated with arrangements for temporarily reassigning existing spaces or otherwise rehousing students during a phased renovation, which would likely take place over the course of approximately one year per building.

TABLE 3: Rough Order of Magnitude Renovation Budget

Building Description	Square Feet	$/SF Cost	Low Range Budget	High Range Budget
Foxwell-Moylan Hall	27,568	236-295	$6.5 million	$8 million
Klipp-Redmond Hall	27,568	236-295	$6.5 million	$8 million
Faupel Hall	27,568	236-295	$6.5 million	$8 million
Totals	**82,704**		**$19.5 million**	**$24 million**

ALTERNATIVE D – This option consists of the construction of new dormitories in three phases. The first phase consists of a new flexible dormitory building for the housing of 24 middle school and younger high school students and will contain offices for the central residential administrative staff that includes spaces for a department secretary, behavior specialists, and the Director of Residential Life.

The second phase consists of a new building for the residential housing of 40 older high school girls and will contain the satellite student health center that includes a waiting area, a staff office, an exam room and recovery rooms.

The third phase consists of a new building for the residential housing of 50 older high school boys and will contain the student center (replacing the current student center in Klipp-Redmond Hall) for middle and high school student recreational activities. The space will provide comfortable seating areas, tables and chairs, and recreational activities, such as pool, foosball, air hockey, snacks, and dancing. A snack shop will be provided. In addition, the space will provide a computer lab with video relay for students to complete academic research or communicate

with family and friends. The size of the Student Center was determined by the size of the space that the program is currently occupying in Klipp-Redmond Hall.

Each proposed building will have straight internal residential corridors (instead of L-shaped), which will allow continuous sightlines throughout each floor of the residential areas, therefore making it easier for MSD staff to supervise deaf students. The new buildings will each have two floors (instead of the current three per building), potentially reducing the number of staff who must be present to supervise students in each. The buildings will be designed with a residential atmosphere rather that the current institutional design and will be designed to meet ADA requirements and therefore better accommodate students with disabilities. The buildings will be designed to meet all applicable code and safety requirements including fire alarms and suppression systems, proper egress, optimum efficiency for use of energy, including lighting and heating, and water systems.

In accordance with DGS guidelines, each dormitory shall be provided with a high efficiency central mechanical system which can provide both heating and cooling to maintain space temperature and humidity. The system will also be able to provide code minimum ventilation air flow rates. In accordance with DGS standards, multiple mechanical systems shall be considered with a 25-year life cycle cost analysis (including construction, energy, and maintenance costs) being performed for each. The system with the lowest 25-year life cycle cost is to be selected. Consideration will also be given to providing a campus wide facility automation system or a local building automation system in each dormitory.

Concerning plumbing, a high efficiency domestic hot water plant will be required in each dormitory building consisting of a condensing tank type water heater, re-circulation pump, and thermostatic mixing valve. Low flow plumbing fixtures shall be provided, and all potable water fixtures, piping, valves, equipment, and other miscellaneous appurtenance are to be the low lead type.

Each building will also need to sprinklered in accordance with the National Fire Protection Association (NFPA) Standard 13. All areas will need to be protected via a wet pipe sprinkler system. Areas which are subject to freezing, such as attics, will require a dry-pipe sprinklers system.

For the proposed buildings, new electrical power, lighting, voice, data, security, and fire alarm/mass notification (tied into the existing campus-wide fire alarm/mass notification system) systems will be required. The electrical power system will have sufficient power capacity to support the proposed building, plus a least 25% spare capacity for future upgrades. Emergency generator power will be provided for space heating, so that failure of utility power does not leave the building occupants in the cold during the winter months. The lighting systems will use the latest energy efficient LED lighting fixtures and lighting controls. The voice/data systems will use the latest wiring and information technology equipment. High-capacity Wi-fi throughout the building will be required; and, there will be sufficient bandwidth to support internet access for all full time building residents at the same time. CCTV system cameras will be provided around the exterior perimeter of the building. Card/fob access control systems will be provided at all exterior doors, and at all rooms which have medical records. A camera intercom system is needed at the main entry door, so that a person inside the building can communicate with the person outside the building using sign language.

New construction costs are anticipated to be in the range of $300–360 per square foot which results in a total project cost of $20.7–24.8 million (see Table 4, next page). Costs are predicated upon industry standard per square foot costs for dormitory construction. Whether the project costs are low are high range will be driven by factors such as the adequacy of existing utilities to be reused, the amount of site grading and fill that might be needed, and the level of exterior and interior finishes to be utilized.

TABLE 4: Rough Order of Magnitude New Construction Budget

Building Description	Proposed Capacity (beds)	Square Feet	$/SF Cost	Low Range Budget	High Range Budget
Flexible Dorm	39	19,650	300-360	$5.9 million	$7.1 million
Girls Dorm	48	24,250	300-360	$7.3 million	$8.7 million
Boys Dorm w/ Student Center	48	24,900	300-360	$7.5 million	$9.0 million
Totals	**135**	**68,800**		**$20.7 million**	**$24.8 million**

MSD is requesting the three facilities have a total of 135 beds. This will accommodate a fluctuating residential population that has been as high as 99 in the past ten years as well as additional growth from factors such as an expansion of Columbia campus enrollment which feeds into the Frederick campus high school program and increased demand for campus housing once new or updated facilities are provided. Although much higher than the near-term projected residential enrollment, the updated bed count represents a significant reduction in the 256 bed capacity of the current facilities while providing reserve capacity in the event of future enrollment spikes.

The average gross square feet per bed will be approximately 392 between the three buildings. The median collegiate dormitory size in 2014 was 330 GSF/bed.[3] These buildings are larger per bed because the buildings containing them are much smaller than many typical college dormitories and there is an inherent inefficiency in small buildings. Collegiate facilities with fewer than 250 beds have a median size of 366 GSF/bed. Also, the need to accommodate DeafSpace principles and the need to create interior gathering and small group spaces for minor students, who do not have the freedom to congregate and socialize off-campus or at a satellite student union or all-hours library – as they might on a college campus – drives the total square footages higher. For purposes of more accurate comparison to collegiate dormitories, which typically would not necessarily include facilities like residential life offices, a student center, a health center, and staff apartments, excluding all of those functions from the gross square footage calculation puts the average gross square feet per bed at 333.

Preferred Alternative

MSD and the design team recommend **ALTERNATIVE D** because it best addresses the short- and long-term needs of students who reside on campus as well as the needs of the MSD staff who operate and administer the facility. Constructing the new dormitories will cost less than renovating the existing buildings and will serve to better meet the functional requirements of the school. The new buildings will also cost less to operate since they will be more energy efficient than the current buildings, even with energy efficiency renovations. In addition, the new buildings will contain less square footage. This option will reduce the costs associated with continuing maintenance of the older buildings. Properly designed, the preferred alternative should allow for a reduction in residential staff required to monitor students' after-hours activities.

[3] http://www.mahlum.com/pdf/CPM2014CollegeHousingReport(1).pdf

Part 2 Program

2-A. Project Justification and Scope

Project Justification Summary

The MSD Frederick Campus was originally designed as a residential campus. However, during the past decades, a notable change in demographics has significantly shifted the school's enrollment from primarily residential to commuter. The enrollment status of the Frederick Campus has leveled off at approximately 25-35% residential students among a total student population that fluctuates between approximately 300-360 students.

The three existing dormitory buildings were built at the largest period of enrollment of school and are now, at 27,568 gross square feet each, oversized for current enrollment needs. Foxwell-Moylan and Klipp-Redmond halls were built with capacities of 92 students each and Faupel Hall was built with a capacity of 72 students (lower than the others because it also includes central residential staff offices).

An assessment of the existing buildings found that numerous materials and systems are at or beyond their useful life expectancies and that many elements of the buildings do not meet current codes and standards. In addition, due to their load-bearing masonry and precast concrete construction, the fundamental design and configuration of the buildings are extremely difficult to modify and will mean that making an updated dormitory program fitted to MSD's current and future needs function within the fundamental limitations of the existing construction will involve serious compromises and therefore may not address some of the primary deficiencies of the buildings.

The obstacles to MSD fulfilling its mission with the current facilities are centered around two driving factors. The first is that the configuration of the existing buildings creates significant difficulties for the school in providing the level of student supervision needed to engender an ideal standard of care for the residents. The second is that the design and configuration of the existing dormitories have failed to keep pace with changing standards and expectations for privacy, safety, and comfort. In some cases, these two core issues intertwine and overlap, furthering the difficulties they cause.

In general, many educational institutions have moved away in recent years from constructing and operating the style of dormitory present at MSD in favor of less institutional, more home-like facilities that house only one or two students per sleeping room with smaller private bathrooms and semi-private lounge spaces distributed throughout the building. Institutions serving the deaf have instituted DeafSpace Guidelines[4] where feasible also.

Particularly important in supervising hearing-impaired students is the ability to communicate visually and to have direct lines of sight between the speaker and listener. This is a good example of DeafSpace design. The L-shaped floor plans and resulting L-shaped corridors in the existing buildings are a direct impediment to being able to adequately supervise and communicate with the student residents.

Project Scope Summary

The proposed project consists of the construction of dormitories for residential students, Residential Life offices, a student center, and a satellite student health center. The facilities are to be located on the northern and western sides of the main campus (see Figure 6 below). The intention is that the project be constructed in three phases so that students can continue to be housed on campus and have access to either the existing or new health and student centers without interruption during construction with all three buildings designed simultaneously for program and architectural consistency.

[4] See http://deafspace.weebly.com/ for DeafSpace guidelines.

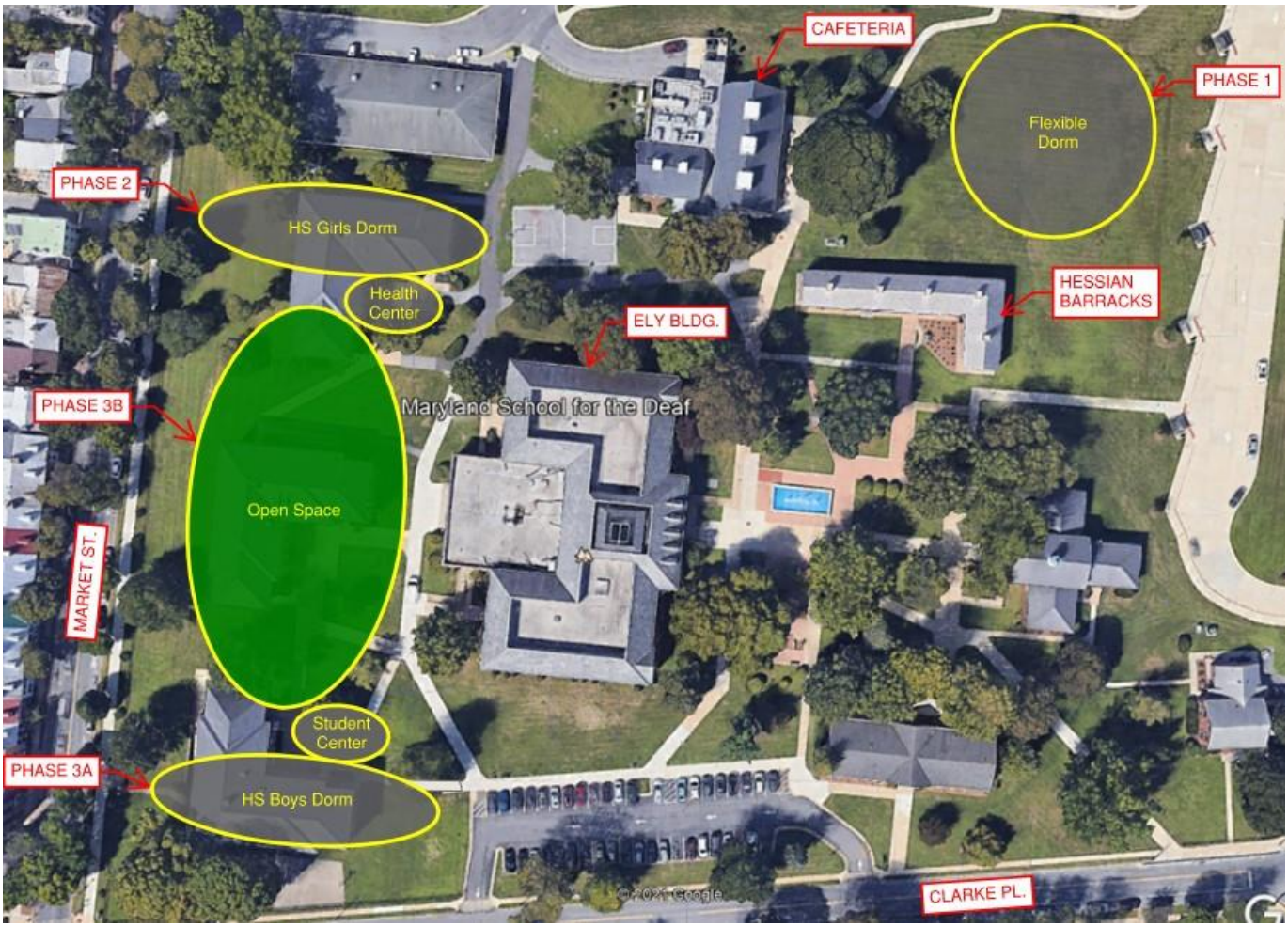


Figure 6: *Maryland School for the Deaf proposed campus plan at completion of dormitory replacements.*

The first phase of the project consists of construction of one new flexible use dormitory to house either girls or boys aged 14 through 21, depending on the needs of MSD. Proper physical segregation will be required in the design to separate students with age ranges of 14 through 21, and in the event the dorm would be used for both boys and girls of middle school age and younger high school boys and girls. MSD needs to be able to separate the students who are 18-21 years old from the students who are middle school aged and under 16 years of age. This is true for both sexes. The design also needs to consider the changing gender identity issues surrounding youth and create a space to house students who identify as LGBTQIA.

Constructing the flexible dormitory as a single building allows MSD the greatest flexibility as needs and enrollment change over time and physical separation can be maintained either through segregating in small groups due to age, gender assigned at birth, and/or gender identity. Groups of rooms or pods are desired in this building. The building will include offices for central residential administrative staff which includes offices for behavior specialists, the director of residential life, and a department secretary.

The second phase of the project consists of the construction of a dormitory for older high school girls. The building will also house a satellite student health center which includes a waiting area, staff office, an exam room, and recovery rooms. One wing or area will house girls between the ages of 18 to 21 years old with segregation of ages by floor or within a floor. Foxwell-Moylan Hall will be demolished at the start of this phase to allow construction of

the new building.

The third phase of the project consists of a dormitory for older high school boys. The building will also house a replacement student center for middle and high school student recreational activities. The space will provide comfortable seating areas, tables and chairs, and recreational activities, such as pool, foosball, air hockey, snacks, and dancing. A snack shop will be provided. In addition, the space will provide a computer lab with video relay for students to complete academic research or communicate with family and friends. One wing or area will house boys between the ages of 18 to 21 years old with segregation of ages by floor or within a floor. Faupel Hall will be demolished at the start of this phase to allow construction of the new building and Klipp-Redmond Hall will be demolished at the completion of the new boys dormitory to allow construction of the outdoor open space and completion of the overall project.

For all three dormitories, the need to segregate students by age group (separating 14-17 year old students from 18-21 year olds), gender, and/or gender identity may exist. Consideration should be given to how segregation could be achieved by separating groups of residents by floors, building wings, pods of rooms, or other physical design innovations. Electronically controlled door hardware could be considered to create changeable groupings of rooms based on the school's needs. Any solution or combination of solutions should give the school flexibility to change room groupings easily as the needs for age and gender segregation may change from year to year.

The design of all new buildings should take inspiration from the existing campus with its blend of modern and traditional buildings. The more recent campus buildings such as the cafeteria and the elementary school will serve as precedents for the new buildings' massing, height, scale, composition, and materials.

2-B. Site and Building Programs

Site Program

MSD has a current master plan which was initiated in 2016 for planning through 2030. The sites proposed for the three dormitory buildings and outdoor open space on the former Klipp-Redmond Hall site were identified as locations for future dormitories and landscaped areas.

The proposed project will provide various site improvements to accommodate the phased build out plan (see Figure 6 for proposed site plan, previous page). Site improvements can be separated into two distinct and separate project areas. The first project area would be home to the flexible dormitory and corresponds with the proposed first phase of construction. The second project area would be home to the health center, girls dormitory, boys dormitory, student center, and outdoor open space. This second project area includes construction phases two and three.

The first project area is a relatively undeveloped portion of campus with a large lawn area. Project development may require earthwork and reconfiguration of surrounding surface drainage and an existing 15-inch storm drainpipe that runs through this. New pedestrian paving and circulation network will be provided to the new building and provide connection to the existing campus walkway system. Water service to the building will be from the existing 12-inch campus water main in the vicinity. Sanitary sewer connection will be to the existing on campus 8-inch gravity system. Storm drainage improvements will be provided to manage runoff and direct flow to stormwater management facilities as described below. With it being located near the historic Hessian Barracks, the intent is that its physical and visual impact on the Barracks is as minimal as possible. Existing trees near the new building will be preserved and incorporated as featured elements of its landscape design.

The second project is the developed area of the site that is home to the three existing buildings that will be demolished. Selective site demolition and utility removals will be required for the proposed program elements throughout the entire project area. Earthwork associated with the removal of the existing building basements and grading out into the existing grass area that current slopes down towards South Market Street will be needed. New pedestrian paving and circulation network will be provided to the new buildings and provide connection to the existing campus walkway system while creating an outdoor open space in the central portion of campus.

The outdoor open space will replace the individual building plaza spaces associated with the each of the three former buildings and create a more centralized focal point of campus that also it fits in cohesively with the campus pedestrian circulation network. The open space will be a place for planned outdoor school events as well as informal gathering and recreation among the entire student body, whether they live in the dormitories or not. The open space will also reveal and frame views of the west façade of existing Ely Building from Market Street. New pedestrian walkways among the two dormitory and Ely buildings as well as new trees and shrubs will enhance the design of the open space as both a center of campus activity and as an aesthetic focal point of the main campus. Design of the open space could take inspiration from current movements in design for outdoor learning, gathering, recreation, and stormwater management as well as from the formality of the Ely and Bjorlee Museum buildings and the existing central quadrangle between them. All site improvements should incorporate accessible design standards and DeafSpace design guidelines. Consideration should also be given in the design as to how the new open space might become the site for a replacement Ely Building in the distant future.

Site Utilities and Stormwater Management

Water service to each building will be from the existing 12-inch campus water main in the that runs down the existing north-south campus walkway. Sanitary sewer connection for each building will be to the existing on campus 8-inch gravity system that runs generally parallel to the water main. Storm drainage improvements will be provided to manage runoff and direct flow to stormwater management facilities as described on the next page.

Stormwater management facilities will be required for both project areas. As part of the final design, the two site

areas would likely be analyzed separately. The first project area will likely be categorized as new development, while the second project area will be categorized as redevelopment. Frederick County and Carroll Creek watershed will also require quantity management of peak runoff rates for both the 10-year and 100-year design storms. It is anticipated that final design of the project areas will capture building roof runoff and pavement runoff to be directed via new underground storm drainage systems to environmental site design features such as rain gardens or micro-bioretention facilities. These types of the facilities could be decentralized and incorporated throughout the site and landscape. For the quantity management portion, additional underground storage type facilities could be incorporated.

Building Programs

The programs for the three buildings have been developed using the DGS Facility Program Manual, deriving typical room sizes from peer institutions' dormitories, and through a review of existing spaces and functions to be replicated in the new facilities. The size of the student center was determined based on the size of the space that the program is currently using in Klipp-Redmond Hall. The existing student center serves both the residential and non-residential student population and has been adequately meeting the needs of the school at its current size. Without overall enrollment projected to increase significantly, the student center does not need to be upsized except to the extent that additional clearances are needed to meet ADA and DeafSpace requirements.

The program targets a ratio of 50% single-occupancy dormitory rooms to 50% double-occupancy rooms. MSD does not believe accommodating more than two residents in a shared room is conducive to creating the caring environment described above, so double rooms were established as the highest occupancy. The quantity of single rooms has been set based on the school's need to have the potential of physically isolating students during health emergencies such as COVID-19 and on having the ability to offer private accommodations to students facing personal identity issues or other health issues. The flexible dormitory is targeted to be one-story and the girls and boys dormitories each two-stories. For the girls and boys dormitories, three-story buildings would be less efficient for staffing and space usage so are to be avoided if possible.

Building Characteristics

The proposed project will result in three new dormitories for residential students, residential life offices, a student center, and a satellite student health center. The student center and health center are intended to serve all students regardless of whether they live in the dormitories. The facilities envisioned are as follows:

Flexible Dormitory: The building will be constructed in Phase 1 and will house 39 girls or boys aged 14 through 21, depending on the needs of MSD, and will have student sleeping rooms, bathrooms, reception space, and lounge. Also included will be offices for central residential administrative staff which includes offices for the director of residential life and a department secretary. Proper physical segregation will be required in the design to allow separation of students of differing ages and genders.

High School Girls Dormitory and Satellite Student Health Center: The building will be constructed in Phase 2 and will house 48 older high school girls and will have sleeping rooms, bathrooms, reception space, and lounge. Also included will be a satellite student health center which includes a waiting area, staff office, an exam room, and recovery rooms. One wing or area will house girls between the ages of 18 to 21 years old.

High School Boys Dormitory and Student Center: The building will be constructed in Phase 3 and will house 48 older high school boys and will have sleeping rooms, bathrooms, reception space, and lounge. Also included will be a student center for mixed-gender middle and high school student recreational activities. The space will provide comfortable seating areas, tables and chairs, and recreational activities, such as pool, foosball, air hockey, snacks, and dancing. A snack shop will be provided. In addition, the space will provide a computer lab with video relay for students to complete academic research or communicate with family and friends. One wing or area will house boys between the ages of 18 to 21 years old.

Accessibility & DeafSpace Design

To a degree perhaps greater than many standard buildings, successful and innovative implementation of accessibility and DeafSpace design guidelines and standards are critical for these buildings to fulfill their essential function of providing a nurturing residential environment for students. Accessibility and DeafSpace features should be maximized in the design and minimum requirements exceeded to the extent feasible within the budget and programmatic constraints.

Accessibility

Each building will have at least one double and two single accessible dormitory rooms. The accessible rooms will not differ notably in design from the standard rooms other than that they will be upsized to allow additional maneuvering space for mobility-impaired students. The additional space will also allow storage of a wheelchair at night. The International Building Code (per table 1107.6.1.1) mandates two accessible units in buildings of 26-50 units. The additional accessible unit per building will allow two students needing accessible units to choose between single or double rooms, where that option would not exist if only the code minimum were provided. Accessible units should be dispersed throughout the buildings and on both floors of two-story building. In the flexible dormitory, accessible rooms should be placed to allow for the greatest flexibility.

The quantity of student full accessible bathrooms will also exceed code minimums and should be distributed evenly throughout each building. This will allow students who may have disabilities not necessitating a fully accessible living unit to retain equitable use of an accessible bathroom. Student accessible bathrooms shall have a mixture of bathtubs and roll-in showers to accommodate differing mobility needs. Support and service spaces such as lounges, kitchenettes, laundry rooms, staff efficiency apartments, and efficiency apartment bathrooms are all to be designed for full accessibility.

In addition to students with mobility impairments, MSD has several students with Usher Syndrome (low vision). This must be taken into consideration in designing accessible routes/corridors, stairwells, lighting, and other accessibility features.

DeafSpace Design

Particularly important in supervising hearing-impaired students and in creating an environment where deaf students can congregate in group settings is the ability to communicate visually and to have direct lines of sight between the speaker and listener. This is one of the key considerations of the DeafSpace design guidelines. The L-shaped floor plans and resulting L-shaped corridors in the existing buildings are a direct impediment to being able to adequately supervise and communicate with the student residents. Natural light and bright spaces are important. Numerous windows and skylights or solar tubes should be considered to maximize daylighting. Dark spaces, and especially dimly lit corridors, should be avoided. Outside corners should be rounded rather than sharp. Freestanding columns in walking paths or spaces should be avoided.

Furniture selection is also a significant element of successful DeafSpace design. Furnishings in gathering spaces such as lounges and eating areas should allow residents to sit in circular arrangements (rather than square or rectangular). This allows equal visibility and equal participation in sign language conversations. Dining tables should always be circular and soft seating should be configurable to allow changeable conversational arrangements. Furniture in staff office areas should be arranged to avoid personnel having their backs to the room's entry and/or the area that glass-enclosed rooms supervise. Care should be taken to select furnishings that support the home-like feeling the school wishes to create while also having adequate durability for a dormitory environment.

Architectural Considerations

Figure 7: The MSD Cafeteria.

Figure 8: The MSD Ely Building.

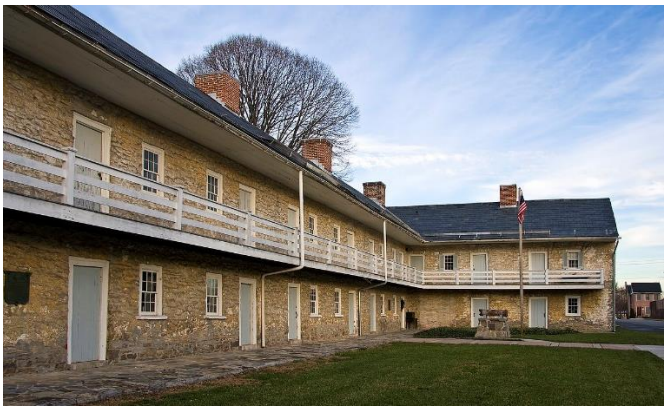


Figure 9: The Hessian Barracks.

Figure 10: Site context on Market Street with existing dormitories visible at right.

In a February 8, 2022 letter to DGS, the Maryland Historical Trust (MHT) recommend that DGS consider sympathetic design for any new construction to ensure its compatibility with the Maryland School for the Deaf Historic District and the larger Frederick Historic District. The massing, height, roof shape, and exterior materials should be similar to those used elsewhere on campus in order to minimize their visual effect to surrounding historic properties. The designs should follow the recommended approaches to new construction within historic districts in the *Secretary of the Interior's Standards for the Treatment of Historic Properties*.

The flexible dormitory should be one to two stories in height and modern in architectural style while also taking cues from the Cafeteria and Ely Building (see Figures 7 and 8, above). Its overall scale should be compatible with and not overshadow or overpower the nearby Hessian Barracks (see Figure 9, above). Various building massings and roof forms should be studied to achieve a design that successfully achieves this goal. Red brick like that used on existing campus buildings should be considered for inclusion in the exterior materials selections. If a gabled roof is selected, slate or simulated slate should be considered for the roofing material.

The girls and boys dormitories should be not more than two stories in height and modern in architectural style while also taking cues from the Ely Building and Cafeteria. Their overall scale should strike a balance between the Ely Building and the nearby houses fronting the west side of Market Street (see Figure 10, above). Primary roof forms

are to be gabled with low-sloped roofs being permissible on secondary projections. Red brick like that used on existing campus buildings and slate or simulated slate should be considered in the exterior materials selections.

Daylighting and bright interior environments are important as part of DeafSpace design so every effort shall be made to maximize natural light in most spaces. Skylights or solar tubes should be considered for rooms like lounges, game rooms, and kitchenettes. Glare control should be included for windows, skylights, and solar tubes. Windows should be operable, especially in residential spaces. If desired by MSD and compatible with the building code and fire egress strategy used in the new design, use of security restrictors (limiters) could be considered to limit window opening to 4 inches maximum for security.

The buildings should be designed in ways that avoid creating spaces that are difficult to supervise or where students can hide. This includes designing the roof in a way that precludes student access.

2-C. Building Space Needs and Functions

Building Space and Areas

Building spaces and net assignable areas are to be noted in the following tables (Tables 5, 6, and 7). The NSF notation indicates net square feet for the indicated spaces. This is the square footage of the interior dimensions of a room or space, without a grossing factor for wall thicknesses and circulation applied.

TABLE 5: Flexible Dormitory Room List

Room Description	Qty.	NSF each	NSF total
Dormitory			
Double Dorm Room (2 students each)	12	200	2,400
Single Dorm Room (1 student each)	11	130	1,430
Accessible Double Room	1	250	250
Accessible Single Room	2	175	350
Resident Full Bathroom	7	50	350
Resident Full Bathroom – Accessible	6	75	450
Res Life Supervisor's Office	1	120	120
Apartment – Efficiency	2	400	800
Apartment Full Bathroom	2	75	150
Lounge – Main	1	400	400
Lounge – Secondary w/ Kitchenette	2	250	500
Lounge – Small	3	150	450
Kitchenette – Main	1	300	300
Laundry Room	2	200	400
Linen Closet	2	40	80
Office – Lobby	1	90	90
Residential Life Office Suite			
Office - Director of Residential Life	1	175	175
Office - Residential Department Secretary	1	90	90
Office - Restroom	1	50	50
Office - Storage	1	100	100
TOTAL Net Assignable Square Feet:			**12,777**

In addition to these occupant/program spaces, additional rooms needed in the flexible dormitory are to include a main entry lobby, a public restroom for general use by visitors and users of the main lounge, at least two janitor closets, a general storage room of approximately 200 NSF, a main IT/telecom room, satellite IT/telecom closets, a main electrical room, satellite electrical closets, and main mechanical and fire suppression sprinkler rooms. The total gross square footage of the flexible dormitory is expected to be approximately 19,650.

TABLE 6: Girls Dormitory Room List

Room Description	Qty.	NSF each	NSF total
Dormitory			
Double Dorm Room (2 students each)	15	200	3,000
Single Dorm Room (1 student each)	14	130	1,820
Accessible Double Room	1	250	250
Accessible Single Room	2	175	350
Resident Full Bathroom	8	50	400
Resident Full Bathroom - Accessible	8	75	600
Res Life Supervisor's Office	1	120	120
Behavior Specialist's Office	1	120	120
Apartment - Efficiency	1	400	400
Apartment Full Bathroom	1	75	75
Lounge - Main	1	400	400
Lounge - Secondary	2	300	600
Lounge - Small	4	150	600
Kitchenette - Main	1	300	300
Kitchenette - Secondary	1	150	150
Laundry Room	2	200	400
Linen Closet	2	40	80
Health Center			
Health Center - Lobby/Waiting	1	150	150
Health Center - Staff Office	2	150	300
Health Center - Exam Room	2	150	300
Health Center - Recovery Room	2	150	300
Health Center - Recovery Room Bathrooms	2	75	150
Health Center - Restroom	1	50	50
Health Center - Storage	1	100	100
TOTAL Net Assignable Square Feet:			**15,751**

In addition to these occupant/program spaces, additional rooms needed in the girls dormitory are to include a main entry lobby, a public restroom for general use by visitors and users of the main lounge, at least three janitor closets, general storage rooms of approximately 200 NSF on the first floor and 100 NSF on the second floor, an elevator machine room, a main IT/telecom room, satellite IT/telecom closets, a main electrical room, satellite electrical closets, and main mechanical and fire suppression sprinkler rooms. The total gross square footage of the girls dormitory is expected to be approximately 24,250.

TABLE 7: Boys Dormitory Room List

Room Description	Qty.	NSF each	NSF total
Dormitory			
Double Dorm Room (2 students each)	15	200	3,000
Single Dorm Room (1 student each)	14	130	1,820
Accessible Double Room	1	250	250
Accessible Single Room	2	175	350
Resident Full Bathroom	8	50	400
Resident Full Bathroom - Accessible	8	75	600
Res Life Supervisor's Office	1	120	120
Behavior Specialist's Office	1	120	120
Apartment - Efficiency	1	400	400
Apartment Full Bathroom	1	75	75
Lounge - Secondary	2	300	600
Lounge - Small	4	150	600
Kitchenette - Main	1	300	300
Kitchenette - Secondary	1	150	150
Laundry Room	2	200	400
Linen Closet	2	40	80
Student Center			
Student Center - Table & Chair Seating	1	450	450
Student Center - Lounge (Soft Seating)	1	450	450
Student Center - Game Room	1	550	550
Student Center - Snack Shop	1	250	250
Student Center - Computer Lab	1	200	200
Student Center - Storage	1	150	150
TOTAL Net Assignable Square Feet:			**16,180**

In addition to these occupant/program spaces, additional rooms needed in the boys dormitory are to include a main entry lobby, a public restroom for general use by visitors and users of both the student center and the building in general, at least three janitor closets, general storage rooms of approximately 200 NSF on the first floor and 100 NSF on the second floor, an elevator machine room, a main IT/telecom room, satellite IT/telecom closets, a main electrical room, satellite electrical closets, and main mechanical and fire suppression sprinkler rooms. The total gross square footage of the boys dormitory is expected to be approximately 24,900.

Building Functions

The primary function of each building is residential living space for students. The school has established a desire to have 50 percent of dormitory rooms in each building be double-occupancy and the balance to be single-occupancy. The student bed to bathroom ratio will be three beds per bathroom. These ratios allow the establishment of residential pods in each building, with each pod having two double rooms, two single rooms, one standard full bathroom, and one accessible full bathroom. In situations where a pod needs to be split to accommodate a buildings total bed count, or for other architectural considerations, a half pod consisting of one double room, one single room, and one full bathroom can be provided. A typical residential pod is shown diagrammatically below in Figure 11. The bathrooms should be outside of the dormitory rooms either next to them on the same side of the corridor or immediately across the corridor.

Conceptual bubble diagram layouts are provided for each building on the following pages. The diagrams are intended to show critical adjacencies and relationships between spaces and to provide parameters for future development of building designs. They are not drawn to scale so the expectation is that although some spaces may be arranged differently in the future building designs, the fundamental distribution of and relationships between spaces will be maintained to the extent practicable.

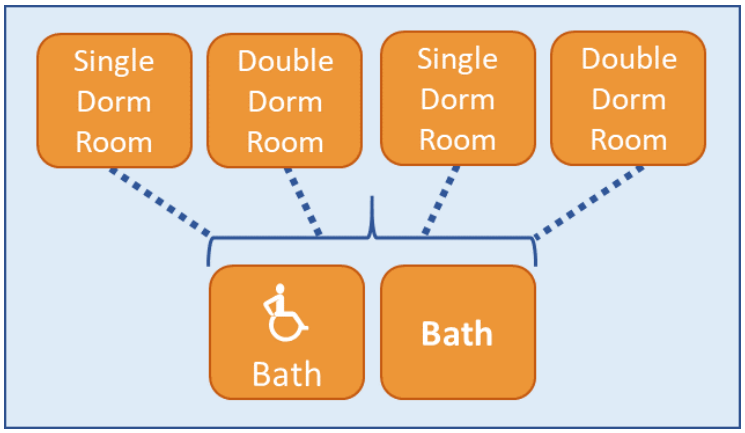
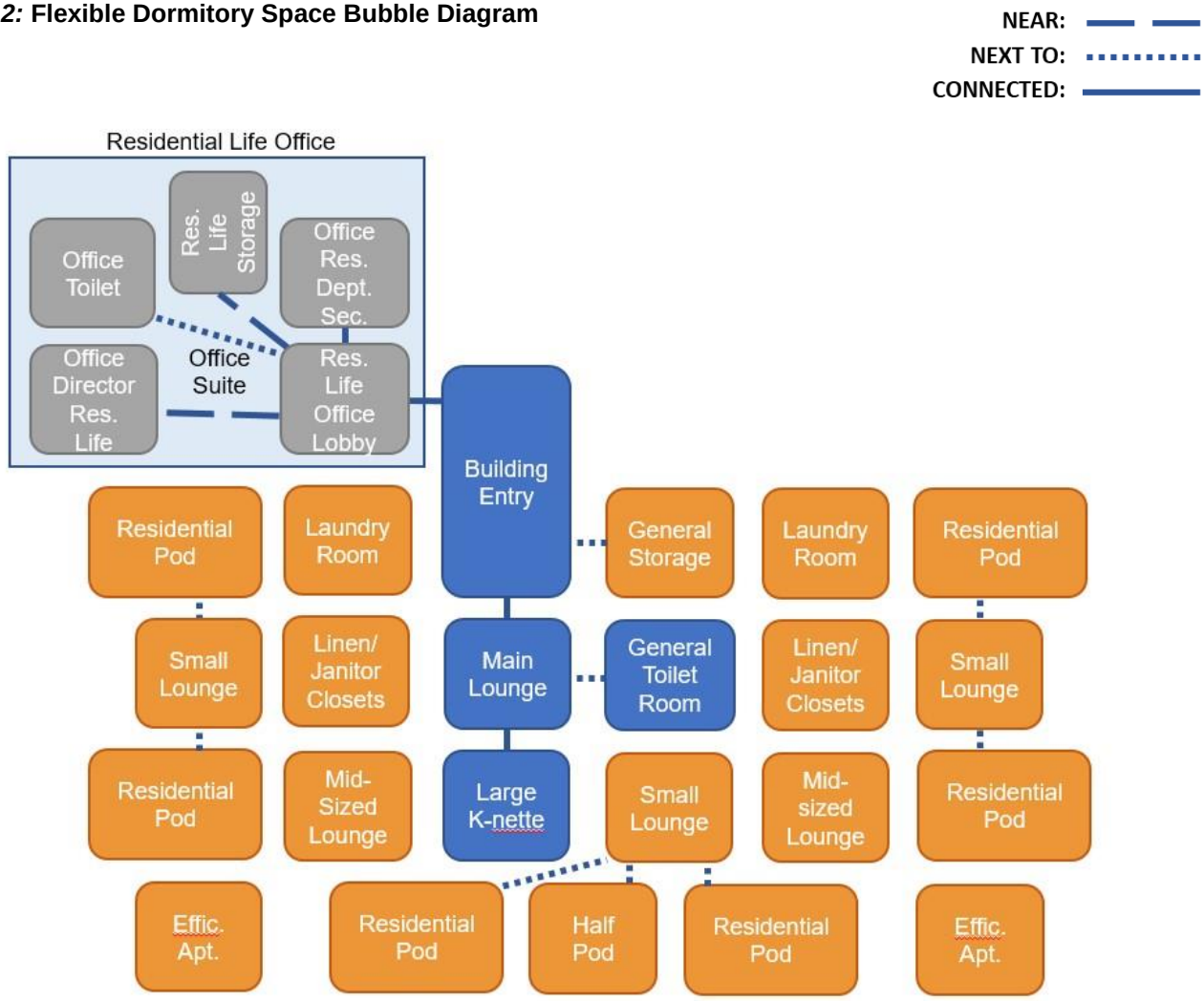


Figure 11: *Diagram showing a typical residential pod.*

Flexible Dormitory: The building will be configurable for all-boys, all-girls, mixed gender, or mixed age usages depending on the school's needs and enrollment. When configured for mixed age or gender usage, the ability should exist to segregate the differing student populations within locked areas (with the ability to breach the locking doors as necessary for egress in the event of an emergency). Locking areas will be accessed by electronic key cards to be furnished to the staff and possibly to the students whose cards will only unlock doors providing access to their authorized area. A C- or H-shaped plan layout could be considered for achieving this separation as it would allow two separate parallel corridors on each end with a connecting perpendicular residential corridor between. Doors are to be placed at various points on the connecting corridor to allow the building to be split two or three ways. Staff apartments at each end could allow separate male and female staff to reside in the building and supervise same-gender students. Entry, shared lounge and kitchenette, and general use accessible toilet spaces could be placed centrally between the legs of the C- or H-shape. Main corridors are to be free of visual obstructions from end-to-end to allow supervision and communication with sign language.

The Flexible Dormitory will also house the main Residential Life office. This will be a suite with a lobby, department secretary, Director's office, storage room, and a private accessible toilet room for the suite. The Residential Life office lobby should be connected to the main building entry lobby and its lobby and the secretary's office should have direct visibility to the main lobby and to the exterior of the main entry area so that Residential Life department staff can supervise and control the building entry door.

Figure 12: **Flexible Dormitory Space Bubble Diagram**



High School Girls Dormitory and Satellite Student Health Center: The building will house all-girls, but the possibility should exist to separate minors under 18 years of age from adults aged 18 to 21 who continue to attend the school and reside in the dormitories. This could be a floor-by-floor separation, but because the adult student population will not necessarily fill an entire floor, the need will exist to optionally create separated areas within each floor. This may be accomplished with locking corridor doors (with the ability to breach the locking doors as necessary for egress in the event of an emergency). Locking areas will be accessed by electronic key cards to be furnished to the staff and possibly to the students whose cards will only unlock doors providing access to their authorized area. Main residential corridors on each floor are to be straight (no C-, H-, or L-shapes permitted) and free of visual obstructions from end-to-end to allow supervision and communication with sign language.

The first floor will have a Residential Life Supervisor's office, a Behavior Specialist's office, a main lounge and kitchenette, and a general use accessible toilet room. The Supervisor's office should have direct visibility to the main building entry lobby, the main lounge, and to the exterior of the main entry area so that staff can supervise and control the building entry door. The building will have one staff efficiency apartment. The apartment can be located on either floor but ideally physically separated from lounge spaces and Health Center functions.

The Girls Dormitory will also house the Satellite Student Health Center. This will be a suite of spaces with a lobby and waiting area, staff offices, a general use accessible toilet room, a janitor closet, storage room, two exam rooms, and two recovery rooms with private accessible toilet rooms. As with the entire dormitory replacement project, all rooms and spaces of the Health Center should be designed to comply with ADA and DeafSpace guidelines. The Health Center lobby will be connected to and have visibility to the main building entry lobby. In addition, it will have a separate entrance directly from the exterior for daytime use. Two staff offices will be next to and have visibility of the Health Center lobby and waiting room for supervision. The Health Center will have an additional exit so that students entering the waiting area can be kept quarantined from those who have completed their treatment. There will be two recovery rooms with private full accessible bathrooms. These will be designed for beds so that students can stay overnight for observation or quarantine.

Figure 13: **Girls Dormitory Space Bubble Diagram – Entry Level**

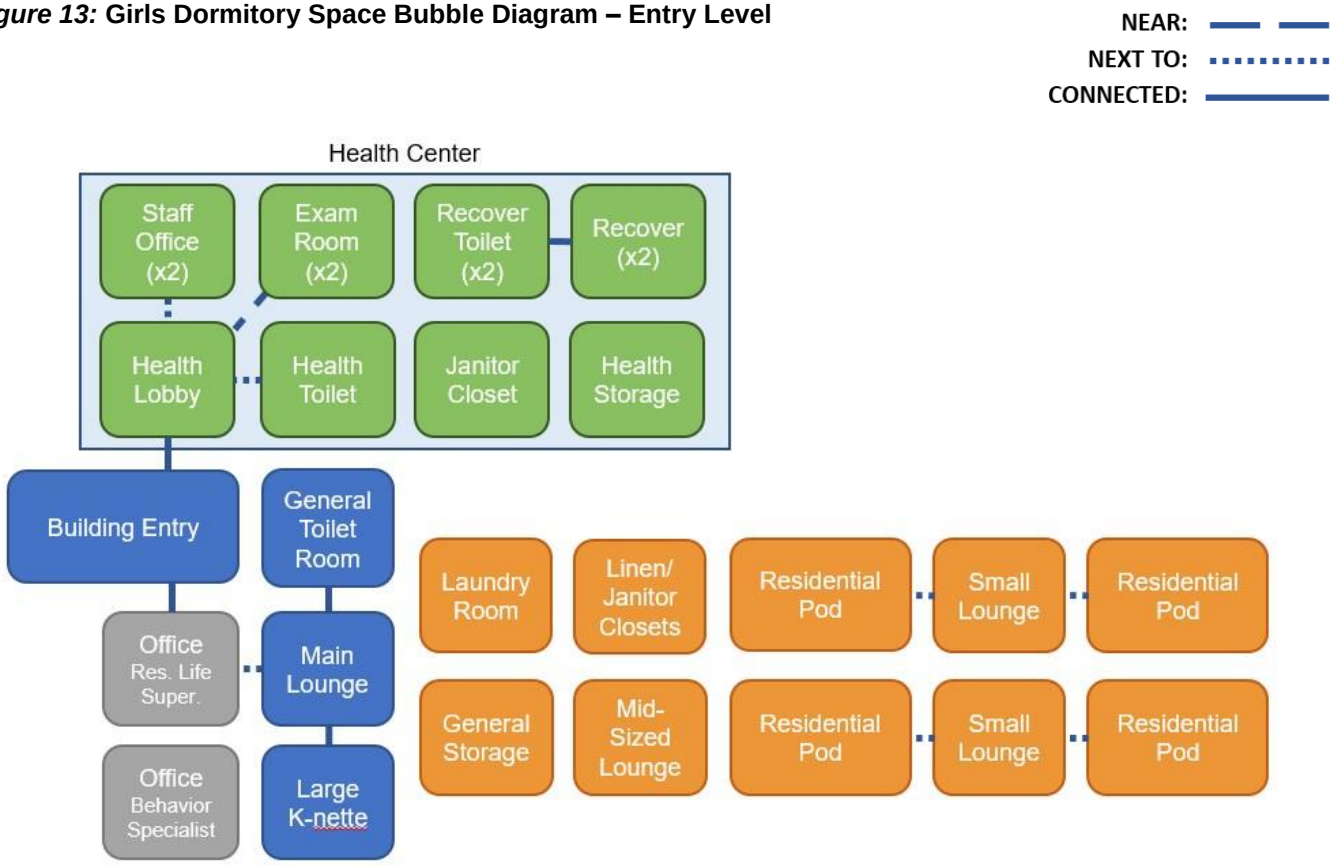


Figure 14: **Girls Dormitory Space Bubble Diagram – Upper Level**

High School Boys Dormitory and Student Center: (Refer to next page for narrative).

Figure 15: **Boys Dormitory Space Bubble Diagram – Entry Level**

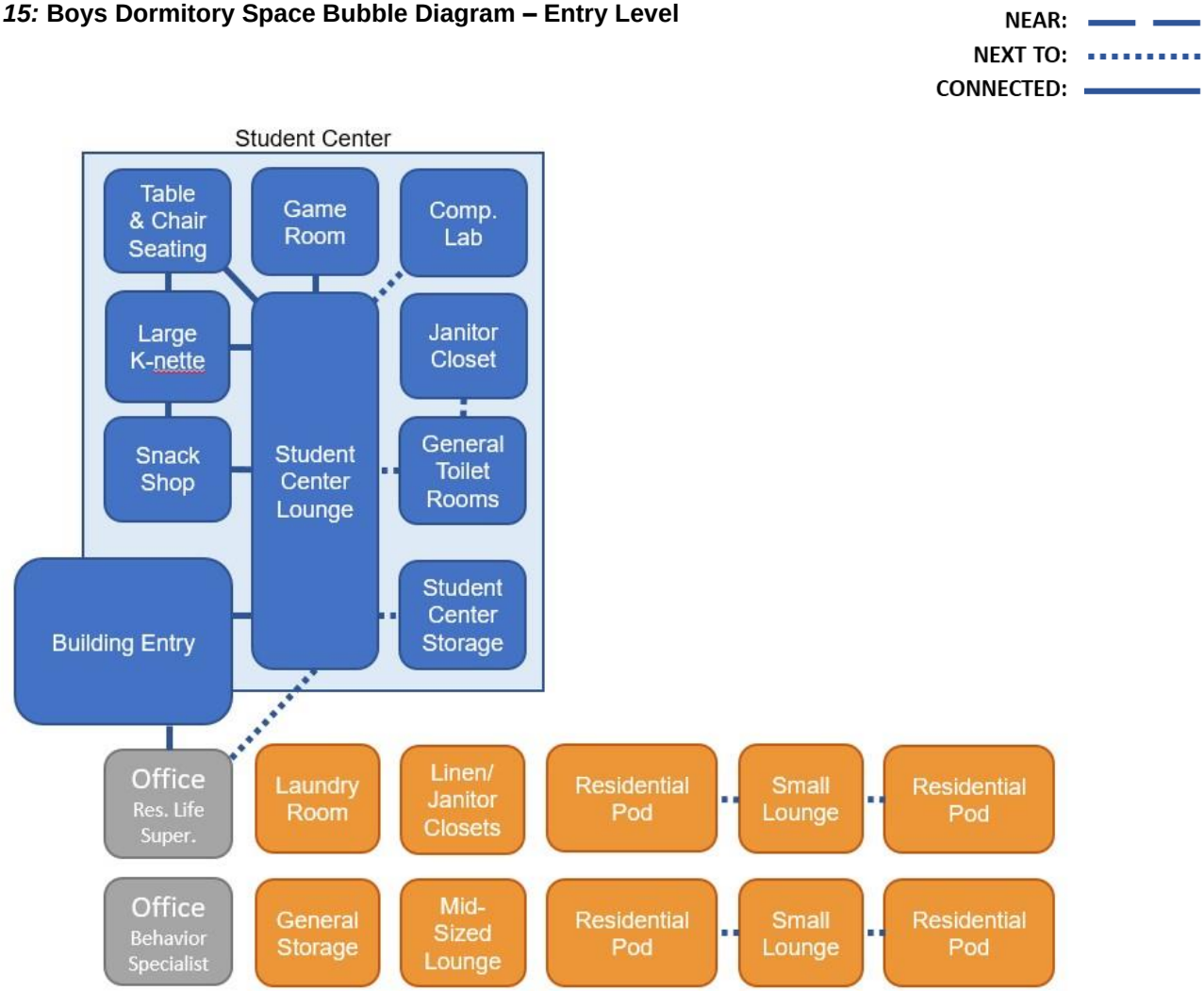


Figure 16: **Boys Dormitory Space Bubble Diagram – Upper Level**

The boys dormitory will house all-boys, but the possibility should exist to separate minors under 18 years of age from adults aged 18 to 21 who continue to attend the school and reside in the dormitories. This could be a floor-by-floor separation, but because the adult student population will not necessarily fill an entire floor, the need will exist to optionally create separated areas within each floor. This may be accomplished with locking corridor doors (with the ability to breach the locking doors as necessary for egress in the event of an emergency). Locking areas will be accessed by electronic key cards to be furnished to the staff and possibly to the students whose cards will only unlock doors providing access to their authorized area. Main residential corridors on each floor are to be free of visual obstructions from end-to-end to allow supervision and communication with sign language.

The first floor will have a Residential Life Supervisor's office and a Behavior Specialist's office. The main lounge, kitchenette, and a general use accessible toilet rooms for this building will be part of the Student Center. The Supervisor's office should have direct visibility to the main building entry lobby, the Student Center lounge, and to the exterior of the main entry area so that staff can supervise and control the building entry door. The building will have one staff efficiency apartment. The apartment can be located on either floor but ideally physically separated from lounge spaces and Student Center functions.

The Boys Dormitory will also house the Student Center. The Student Center will have a lounge with soft seating that will be the nucleus of the space. It will be surrounded by a snack shop, a large kitchenette, a table and chair seating area, and a game room, which instead of being separated rooms will all be open to each other with finishes and furnishings being used to define different activities zones within. Next to the main spaces will be a computer lab, general use accessible toilet rooms, a janitor closet, and a storage room. The Student Center is to be open to all students on campus and it has been sized accordingly. It will also serve a dual purpose as the main lounge and kitchenette for the Boys Dormitory.

Building Room Data Sheets

Room data sheets have been included as Appendix A of this document. The room data sheets expand upon the square footage and adjacency requirements indicated in the text of the sections above and bubble diagrams to further describe individual room occupancies, adjacencies, design considerations, and architectural, finishes, mechanical, electrical, communications, plumbing, structural, and furnishings data.

2-D. Additional Building Design Considerations

Internal Circulation

The two-story buildings should have their elevators and one stairwell located near their main entries. All stairwells (except where they access roofs, attics, or service spaces) shall be open and accessible for regular circulation within the buildings among all authorized occupants. To allow visual communication and supervision, stairwells should be as open to the adjoining circulation spaces as possible and should be designed without areas where students might be able to hide. However, stairwells shall also have access doors to enable physical separation between residential and non-residential spaces as well as to permit the option for separating differing floors by age and gender with locking doors. Stairwells shall be inviting, brightly lit, and have a level of finish and aesthetics comparable to other primary spaces in the building. If feasible, stairs should have exterior windows for daylighting. Elevators should be ADA compliant passenger type with the capacity to occasionally move furnishings from floor to floor.

To ease student supervision, corridors in the residential areas are to be straight with no significant visual obstructions along their length from end to end. Corridors are also to be oversized, at 8 feet minimum in clear width, to allow two people to walk side by side with enough personal space to have a conversation in sign language. Freestanding columns should be avoided in corridors and other main circulation pathways to the extent feasible. Where columns, pilasters, protrusions, or outside corners are present, their corners shall be rounded.

Interior Finishes

Interior finishes for the dormitory buildings should reinforce the residential, home-like character the school wishes to create yet have the durability to withstand a K-12 environment without requiring undue maintenance. Floors in most spaces should be luxury vinyl tile. Carpet tile can be considered for lounge and soft seating areas and should be provided in waiting rooms and offices. Floor base should be rubber cove in most spaces, but wood or tile base could be considered in corridors, lounges, lobbies, and other high-visibility spaces. Walls generally should be painted abuse resistant gypsum board. In corridors, a porcelain tile or high-density fiberboard wainscoting could be considered for additional durability. Ceilings should be painted gypsum board. Bathroom floors shall be porcelain tile with porcelain tile wainscoting on the walls. Monolithic solid surface wall panels or a similar low-maintenance solution should be considered for shower and bathtub walls. Other materials that have similar performance characteristics as those noted above may also be considered.

Graphics and Signage

Signage shall be installed as required by code and for purposes of wayfinding within the buildings. Dormitory and apartment room doors shall have changeable name placards in addition to room numbers. Exterior building name placards, signs, or dimensional lettering shall be provided. Graphics for signage shall compliment the design and materiality of the buildings.

Public Art

The project qualifies for the Maryland Public Art Initiative by which 0.5% of the construction budget is to be allocated to art installation. MSD will look to commission works by deaf artists that celebrate the experience of deafness. Potential locations for the artwork may be identified by the Architect and coordinated with the Maryland State Arts Council.

2-E. Building Technical and Utility Program

Code Overview

The buildings will comply, at a minimum, with the most recent version of the State of Maryland Department of General Services *Procedures Manual for Professional Services*. This is not necessarily an exhaustive list as other codes and standards may be or may become applicable once a design is developed.

1. Maryland Building Performance Standards (COMAR 09.12.51)
    a. 2021 IBC (International Building Code)
    b. 2021 IECC (International Energy Conservation Code)
    c. 2021 IGCC (International Green Construction Code)
    d. 2021 IMC (International Mechanical Code)
    e. 2021 IPC (International Plumbing Code)
    f. 2021 NSPC (National Standard Plumbing Code)
    g. 2021 IFGC (International Fuel Gas Code)
    h. 2021 IFC (International Fire Code)
2. Maryland Fire Prevention Code (COMAR 29.06.01)
    a. 2021 NFPA 1 Fire Code
    b. 2021 NFPA 101 Life Safety Code
3. NFPA (National Fire Protection Association) Codes (Year Edition is based on Chapter 2 of 2021 NFPA 1)
    a. NFPA 13 Standard for the Installation of Sprinkler Systems.
    b. NFPA 70 NEC (National Electrical Code)
    c. NFPA 72 National Fire Alarm and Signaling Code
    d. NFPA 110 Standard for Emergency and Standby Power Systems
    e. NFPA 780 Standard for Installation of Lightning Protection Systems
4. American Society of Heating, Refrigerating and Air Conditioning Engineers (ASHRAE) Standards:
    a. ASHRAE Standard 55 Thermal Environmental Conditions for Human Occupancy
    b. ASHRAE Standard 62.1 Ventilation for Acceptable Indoor Air Quality
    c. ASHRAE Standard 90.1 Energy Standard for Buildings Except Low-Rise Residential Buildings
5. ASHRAE Handbooks:
    a. 2018 ASHRAE Handbook – Refrigeration.
    b. 2019 ASHRAE Handbook – HVAC Applications.
    c. 2020 ASHRAE Handbook – HVAC Systems and Equipment.
    d. 2021 ASHRAE Handbook – Fundamentals.
6. Accessibility
    a. The State requirements for ADA (Americans with Disabilities Act) compliance are indicated in Title 09, Subtitle 12, Chapter 53 of the Code of Maryland Regulations or COMAR 09.12.53, which is also known as the Maryland Accessibility Code. Take note that per COMAR 09.12.53.04, Federal Law shall govern wherever it is more restrictive than State Law.

Structural Requirements

Buildings should be designed with a minimum of internal load bearing walls so that they will be more easily reconfigurable than the current buildings as needs change in the future. Roofs are to be designed with live load capacities of 30 PSF. Floors for dormitory rooms and offices shall have 40 PSF live load capacities and corridors and lobbies shall have 100 PSF live load capacities.

Heating, Ventilating and Air Conditioning System Selection

Detailed heating and cooling load calculations shall be performed to determine the equipment sizes to always maintain the indoor design criteria temperature and humidity levels. Ambient and indoor design criteria are to be as

follows:

Ambient Design Criteria

Site Location	Frederick, Maryland
Climate Zone	4A
Climatic Data: (from ASHRAE)	Summer: Dry Bulb Temperature (91.0°F) Wet Bulb Temperature (77.0°F) Winter: Dry Bulb Temperature (14°F)

Indoor Design Criteria

Space	Summer:	Winter:
Typically Occupied Spaces: Lounges, Offices, Apartments, etc.	Dry Bulb: °F: 75±1 Relative Humidity: 50% ±5%	70±1°F
Storage, Mechanical, & Electrical room	N/A	65±1°F
Toilets	N/A	65±1°F
Unoccupied (Night)	N/A	55±1°F

Ventilation calculations are also to be performed in accordance with 2018 IMC and ASHRAE 62.1. Minimum ventilation rates will be as follows:

Ventilation Airflow Rate

Office	5 CFM/Person + 0.06 CFM/ SQ. FT.
Bedroom/living room	5 CFM/Person + 0.06 CFM/SQ. FT.
Corridors	0.06 CFM/ SQ. FT.
Multipurpose Assembly	5 CFM/Person + 0.06 CFM/SQ. FT.
Kitchen	7.5 CFM/Person + 0.12 CFM/ SQ.FT.
Laundry	7.5 CFM/Person + 0.12 CFM/ SQ.FT.
Storage, Mechanical, & Electrical room	0 CFM/Person + 0.12 CFM/ SQ. FT.
Infirmary	5 CFM/Person + 0.06 CFM/SQ. FT.

Exhaust Airflow Rate

Lockers and Changing area	0.5 CFM/SQ.FT.
Toilet rooms public	70 CFM/Water Closet or Urinal (intermittent) 50 CFM/Water Closet or Urinal (continuous)
Kitchens	0.7 CFM / SQ. FT.

The Maryland DGS Procedure Manual for Professional Services requires a life cycle cost analysis of four mechanical systems be performed. This analysis will need to include costs associated with construction, energy,

and maintenance. Since the buildings are between 10,000 and 29,999 square feet, the systems which may be considered are:

1. Variable Refrigerant Flow (VRF) System.
2. 2-pipe or 4-pipe FCU system, thermal storage (ice or water) central heating/cooling plant.
3. Packaged Terminal Air Conditioning Units with hydronic heat and central plant heating.
4. Packaged heat pump and central heating plant.
5. Split DX cooling or heating pump systems and central heating plant.
6. Geothermal heat pump system.
7. Other alternative approved by DGS: packaged terminal heat pumps and split system heat pump are recommended to be submitted to DGS for consideration.

The system selected will be the one with the lowest life cycle cost analysis. The systems which are likely to have the lowest life cycle costs for this project are the VRF, split system heat pumps, and packaged terminal heat pumps.

The HVAC systems shall be able to maintain accepted levels of temperature and humidity throughout the building. This will be accomplished either by having central air handling units with ducted supply air distribution systems or local air handling units in the rooms they serve. All air, both ventilation air and return air, shall be filtered. Filters with a Minimum Efficiency Reporting Value (MERV) of 13 are recommended but may not be available with all systems. Humidifiers shall be provided, if needed, to maintain 45% relative humidity.

Energy saving measures such as demand control ventilation, energy recovery, and night set back shall be utilized as appropriate. A local building automation system should be included in the design.

The Health Center shall have its own dedicated HVAC system and it shall be negatively pressurized. The design team shall determine if the Health Center requires High Efficiency Particular Air (HEPA) filters.

Toilet rooms, janitor closets, and possibly storage rooms will be exhausted.

Plumbing Requirements

The buildings shall be provided with domestic water, sanitary and storm water services. A reduced pressure zone (RPZ) backflow preventer is to be provided on the domestic water service where it enters the buildings. A flow test will need to be obtained verifying the flow and pressure and calculations shall be performed to verify whether a booster pump is required. Sanitary and domestic water will be extended to all plumbing fixtures. Run off from the roof and HVAC condensate are to be directed to the storm water system.

Domestic hot water for the buildings shall be generated and stored in high efficiency gas fired water heaters. Water will be stored at 140 degrees Fahrenheit (°F) to eliminate Legionella and mixed via a thermostatic mixing valve to be delivered to the fixtures at 110°F. A hot water re-circulation pump shall be employed to ensure that hot water is readily available. All domestic hot water piping is to be insulated, and the re-circulation pumps will operate based on supply temperature to provide maximum energy savings.

The entire domestic water distribution system consisting of all equipment, piping, valves, plumbing fixtures, and all other miscellaneous appurtenances are to comply with Maryland's low lead requirements. All plumbing fixtures shall be the low flow type to conserve water.

Fire Protection Requirements

The buildings will be protected in their entirety in accordance with NFPA 13. An RPZ backflow preventer shall be provided on the fire service where it enters the building. A flow test is to be obtained and calculations are to be

performed to verify whether the pressure is sufficient or if a fire pump is required.

Most of the spaces are to be protected via a wet pipe sprinkler system. Areas subject to freezing conditions such as attics and open porches shall be protected via a dry-pipe sprinkler system or a wet pipe sprinkler system with electric heat trace.

Piping and Ductwork Specifications

Piping:

Refrigerant:	Copper tube ASTM B280 Type ACR.
Domestic Water:	Copper tube ASTM B 88 Type L or CPVC ASTM F 44 Schedule 40.
Sanitary and Storm water:	Cast Iron ASTM A74 and ASMT A 888 or PVC ASTM D 1785 Schedule 40.
Natural Gas:	Steel pipe ASTM A53 Black Steel, Schedule 40.
Fire Protection:	
General Areas:	Steel pipe ASTM A53 Black Steel, Schedule 40.
Apartments Only:	CPVC ASTM F 442.

Ductwork:

General Areas:	Galvanized sheet steel: ASTM A 653.
Corrosive Areas (showers, etc.):	Aluminum sheet ASTM B 209.

Electrical Requirements

Power Distribution

A new electrical service will be provided for each building. The electrical service voltage can either be 3 phase, 4 wire, 208Y/120V; or, 3 phase, 4 wire, 480Y/277V. The electrical service ampere rating will be sized to accommodate the electrical loads of the building, based on equipment (HVAC, appliances, etc.) selections made during the design phase of the project, plus 25% spare capacity for future growth.

A pad mounted utility transformer will be required, and the exact location will be determined based on electric utility company requirements. A primary electrical ductbank will run from the transformer to the primary power source as determined by the utility. A secondary electrical ductbank will run from the transformer to the electrical service disconnect located at the electrical room of each building.

The electrical service will be equipped with a surge protective device to protect the building from electrical surges; and an electric submeter so that the owner can monitor power usage. The submeter will be connected to the computer network, and software will be provided to allow the owner to view the electricity consumption of the building.

Emergency Power

A natural gas generator will be provided for backup power. The campus uses natural gas as fuel for their existing generators, and they want new generators to do so as well. The generator will be used as an Optional Standby Generator under Article 702 of the NEC. However, if a fire pump is needed (to be determined during the design phase of the project), this will trigger the need for an Emergency Generator under Article 700 of the NEC. If an Emergency Generator (see Article 700 of the NEC) is needed, then a diesel engine generator will be required by code, because the code requires on-site fuel storage for Emergency Generators.

The generator will be connected to the power distribution system by an automatic transfer switch, so that the generator can provide power to critical loads automatically when normal utility power is lost. The generator will be located at grade outside the building and will be equipped with a sound attenuated weatherproof enclosure.

As the natural gas generator uses fuel supplied by the gas utility, and not fuel stored on-site (as a diesel generator would have), it cannot be used as the sole means of emergency power for life safety loads per NEC (National Electrical Code) 700.12 (B)(3). Life safety loads such as emergency lighting, fire alarm, and mass notification systems would need to have integral battery backup, even if they are connected to the emergency generator. The following systems and equipment will be connected to the generator (outlets will have identification to show that they are connected to emergency power):

1. Some lighting and lighting controls. For example, every 3rd light in the corridors.
2. Space heating and ventilation throughout the building
3. Elevator and elevator related equipment (such as elevator machine room air conditioning)
4. Security Systems (access control and CCTV)
5. Intercom System
6. Wi-Fi/internet/telecom systems
7. IT room air conditioning
8. Fire alarm and mass notification systems
9. Fire Pump (if required)
10. A few USB outlets at the main lounge which will be designated as phone charging stations

The following systems and equipment do not need to be connected to the generator:

1. Hot water heating (students will be sent home after an extended power outage of 12 hours)
2. Freezers, refrigerators, and vending machines where food is kept (rotten food will be thrown out)
3. Water cooler type drinking fountains
4. Bathroom and shower exhaust fans (no hot water heating, so there will be no showering)
5. Countertop outlets for microwaves and toaster ovens

Telephone, Data, and CATV (Cable Television) Service Distribution

Telephone and CATV service underground ductbank will be provided from the telecom room up to the property line. Exact location of the termination point will be coordinated with the telephone and CATV utilities.

From the telecom room, Category 6 cables and RG11 cables will run to telephone/data and CATV outlets, respectively, located throughout the building.

Data/Internet service can be provided by either the telephone or the CATV utility. It is recommended that high speed fiber optic service be used for the data/internet service. The fiber optic cables from the utility will come into the telecom room. From there, network switches will distribute data/internet service throughout the building via CAT 6 cables/outlets. Wireless access points will be provided throughout the building to ensure that there is complete coverage throughout the building. It is critical that the Wi-Fi/data/internet system have a high capacity, that will support many users streaming videos, accessing social media, and downloading/uploading data on their electronic devices (smart phones, laptops, etc.) at the same time.

During the design phase of the project, an analysis of the data bandwidth will be performed with the assistance of the Using Agency's IT department.

Intercom System

A video intercom system will be provided (refer to Figure 17, next page). All video intercom stations will have voice and video. It is critical that the video allows a person at each station to communicate via sign language. The intercom station should also have a visual device to indicate when a call is being received. Whenever a call is

initiated to any intercom station, a light will turn on for visual indication that there is an incoming call to that intercom station.

An outdoor intercom station will be provided outside the main entry of each building. The intercom will allow a person at the entry to communicate with at least three indoor intercom stations, or one indoor intercom station per floor, whichever is greater. The main entry intercom will simultaneously call all indoor intercom stations. The first person inside the building to respond to the call will be able to communicate with to the person outside the main entry and decide whether or not to unlock the door.

Additional intercom stations will be provided outside the entry to the Health Center connected to a dedicated indoor intercom station inside Health Center and outside the main kitchenette for each building with a dedicated indoor intercom station inside the kitchenette exterior door. The latter will allow for ease of food deliveries, which would not have to go through the main entry.

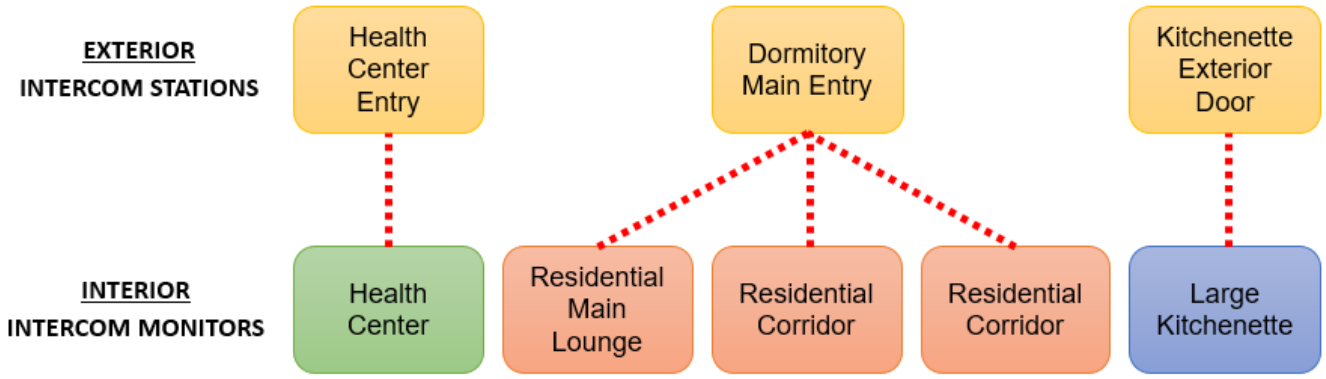


Figure 17: *Bubble diagram depicting the typical video intercom system to be provided for the dormitory buildings.*

Doorbell

The interior door at each dorm room and apartment room will be equipped with a doorbell. Whenever the doorbell button is pressed, this will activate an audible and visual notification device inside the room.

Access Control System

The main entry door will be equipped with a card access door control system. The door controls will be compatible with MSD's "Galaxy" access control system.

Also, as directed by MSD, all rooms where medical records are kept will be provided with a card access door control system.

Audio-Visual Outlets

HDMI outlets will be provided in the lounges and the game rooms. An HDMI cable will run from an HDMI outlet located at 18" AFF (above finished floor) to another HDMI outlet located at 7' AFF. This will allow an audio-video signal source (DVD player, etc.) located on a rolling cart or desk, to send a signal to a television mounted on the wall, at eye level.

CCTV (Closed Circuit Television) System

A CCTV system is needed. Exterior cameras will be provided along the exterior perimeter of the building, with coverage of all exterior doors being a priority. The cameras will send video signals to a digital video recorder located inside the administration office. It is critical that the exterior cameras should not be pointed at the windows of the building, due to privacy concerns.

Lighting

All interior and exterior lighting will use high efficiency LED lights. Interior lighting will be controlled via occupancy sensors, except in the mechanical and electrical rooms. Emergency and exit lighting will be battery backup type.

Where there is available daylight, such as rooms with exterior windows, interior lights will be dimmable and will include daylight harvesting controls to dim the lights when there is sufficient daylight coming into the room.

Consideration should be made to making the resident portions of the building have a home-like character and feel, and yet have the durability to withstand ongoing student use and occupancy. For example, this means using downlights (downlights are commonly used in apartments and houses) in the resident portions of the building but using commercial-grade downlights in lieu of residential-grade downlights. The color temperature of the lights in the dormitory will be “warm” white for a more residential atmosphere.

Exterior lighting will be controlled via astronomic time clock with manual override.
If the electrical service is 480Y/277V, then the lights will be powered by 277V branch circuits. If the electrical service is 208Y/120V, then the lights will be powered by 120V branch circuits.

The students and staff currently switch the general illumination lights on/off as a means of getting attention, similar to “knocking on a door”. Due to IECC codes, most lights are required to be controlled by occupancy sensors, and manual control is not allowed in many cases. If IECC requirements cannot be waived, then a separate system of lights will be used for signaling purposes. These lights will be on manual controls, and will be located in all the rooms of all the buildings.

Lightning Protection System

A lightning protection risk assessment calculation will be performed in accordance with the requirements of NFPA 780 during the design phase of the project. If the results of the calculation indicate that a lightning protection system is recommended, then a lightning protection system will be provided.

Fire Alarm and Mass Notification System

A fire alarm and mass notification system will be provided in each building. The School has an existing campus-wide fire alarm and mass notification system. The fire alarm and mass notification system at each building will be interconnected and integrated with this campus-wide system. The fire alarm and mass notification system will comply with the applicable NFPA, ADA, and IBC codes. At a minimum, fire alarm pull stations will be provided at all exits, and smoke detectors will be provided in all sleeping areas. The tamper and flow switches of the sprinkler system will be monitored by the fire alarm system. The mass notification system will have the following components: sign message board, text message, emails, and computer pop-ups. The owner has provided reference guidelines for fire alarm and mass notification systems. The guidelines are in Appendix F of this report.

Guard Tour System

The staff are required to check each dormitory room at regular intervals during the night. To make sure that this work is done, an electronic device will be provided at each dorm room, which will read a card or fob carried by the staff. Each time a staff personnel approaches the door, the personnel activates the device, which then records the time/person associated with the activation. Integration of this system with the owner's existing Galaxy security system will be considered.

Service Requirements

The buildings will not have loading docks or receiving areas, all deliveries to the campus come to the maintenance building and will be transferred to the dormitories on an as-needed basis. Since students return home on weekends, they rarely receive mail or packages at the school.

Insulation and Energy Performance

The dormitories shall be designed to comply with the International Energy Conservation Code (IECC) and the Maryland High Performance Green Building Program.

Sound and Vibration Control

Sound and vibration isolating construction shall be provided in walls and floors/ceilings. Vibrations controls are to be provided on mechanical equipment and for vibration-generating appliances such as washers and dryers. Sound Transmission Class (STC) ratings of dormitory room, apartment, bathroom, and corridor partitions and floors/ceilings shall be a minimum of 55. Floor Impact Insulation Class (IIC) for these spaces when they are on the second floor shall be ≥60 with the exception that in a bathroom, kitchenette, or laundry room not above a sleeping space, the IIC can be reduced to 50. Where dormitory rooms or apartments are above, below, or adjacent to lounges, kitchens, laundry rooms, or spaces associated with the Student Center, the STC for adjoining walls and floors/ceilings shall be a minimum of 60. All partitions shall extend from deck to deck, with sound insulation extending the full height. Note that these values intentionally exceed International Building Code minimums, as the school has expressed a strong desire to minimize sound and vibration transmissions that might be disturbing in a residential environment.

2-F. Construction Schedule and Phasing

Schedule and Phasing

The anticipated phasing plan is to build the project in three phases.

1. The first phase would involve constructing one of the three new dormitory buildings on the northeast portion of the main campus near the Hessian Barracks. The new building could then be used as swing space as other dormitories were demolished and replaced.
2. The second phase would involve demolishing the Foxwell-Moylan building and replacing it on roughly the same site with a second new dormitory building.
3. The third phase would involve demolishing Faupel Hall and replacing it on roughly the same site with a third new dormitory building. At the completion of the third phase, Klipp-Redmond Hall would be demolished, and its site restored to an outdoor open space. The intent of retaining Klipp-Redmond until the end of the other work is that since it contains the current student and health centers, the school will never have to be without these functions at any time during the phased construction.

2-G. Additional Miscellaneous Requirements

The following miscellaneous requirements apply to this project:

1. The project site is not within a 100-year flood plain and no obvious wetlands were observed within the proposed development areas. No forest area will be cleared. The site is not within the Chesapeake Bay Critical Area. This project is not likely to have effects on Maryland's historical or cultural resources; however, because the site is within the City of Frederick and Maryland School for the Deaf historic districts and because the buildings are over 50 years of age, the project will need to be submitted to the Maryland Historical Trust (MHT) and the Frederick Historic Preservation Commission (HPC) for review and comment on future alterations.

   In July of 2017, the Department of Budget and Management instructed MSD to discuss plans for renovating/reconstructing the Frederick Campus dormitories with the City of Frederick. Ann Miller (MSD) and Christina Martinosky (City of Frederick) met to discuss this project. Ms. Martinosky informed MSD that any comments they would make on the dormitory project would be made through MHT. MSD was informed that the City of Frederick would only comment through the MHT and the comments would be limited to the exterior of the building. It is likely that comments from the City and MHT will focus on new building setback, massing, height, scale, composition, and materials.

   DGS and MSD have been consulting with the Maryland Historical Trust (MHT) regarding the effects of the proposed undertaking on historic properties, pursuant to the Maryland Historical Trust Act of 1985 [Sections 5A-325 and 5A-326 of the Annotated Code of Maryland]. As a result of this consultation, DGS completed a Determination of Eligibility form documenting the MD School for the Deaf Historic District (F-3-288), which MHT determined is eligible for the National Register of Historic Places. DGS also conducted a Phase I archeological survey of selective portions of the project area, documented in the following report: *A Phase I Archaeological Survey of a Portion of the Maryland School for the Deaf Property, City of Frederick, Frederick County, Maryland* (Melton et al. 2022).

   The archeological investigations did not identify any significant archeological resources in the proposed impact areas. Because the undertaking will entail the demolition of three historic buildings, contributing resources to the MSD historic district, MHT determined that the undertaking would have an adverse effect on historic properties. DGS and MSD have continued to consult with MHT and other identified consulting parties with an interest in the historic properties to solicit and consider their views regarding the adverse effect and alternatives to avoid, minimize, and mitigate those effects. DGS and MSD held one virtual consulting parties meeting and a site visit for consulting parties. MHT has accepted the rationale for the proposed demolition and new construction as presented in DGS and MSD findings. DGS, MSD and MHT are continuing to consult and negotiate a Memorandum of Agreement (MOA) to resolve the project's adverse effects on historic properties. The agencies are making revisions to the first draft of the MOA and we anticipate the MOA will be executed in the next few months (as of May 2023).

   Expected mitigation measures will include further documentation of the historic properties through preparation of an Addendum form for the district's MIHP Inventory record; salvage of architectural elements from the buildings slated for demolition; review and comment on the design of the new construction; and MSD implementation of public interpretation.

2. MSD has a current master plan which was initiated in 2016 for planning through 2030. The sites proposed for the three dormitory buildings and the outdoor open space on the former Klipp-Redmmond Hall site in the plan diagram on Page 13 were identified as probable locations for future dormitories and landscaped areas. The school remains committed to following the previous master plan for the project proposed in this report.

3. This project is consistent with the State's smart growth policies as it is on a developed urban site in a local Targeted Growth area with existing utilities and infrastructure in place.

APPENDIX A

ROOM DATA SHEETS

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Double Dormitory Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Double dormitory room	**Function:** Living/sleeping area for two students	**Occupancy:**	**Normal**	**Max**
		# of Students	2	4
		# of Staff	0	1

Room Area (NASF): 200 SF total / 100 SF per normal occupant

Adjacencies to Other Spaces:
1. Bathrooms (next to or across hall)
2. Small lounges (next to or across hall)
3.

Functional Relationships: Dormitory rooms should be next to bathrooms and small lounges and near mid-sized lounges, laundry rooms, linen closets, janitor closets, and kitchenettes.

Design Considerations: Design and finishes of the dormitory rooms shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☒ Closet (Qty. 2)	☐ Secured		

Special Equipment: Anti-ligature door hardware.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC; consider dedicated thermostat	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood	☒ Guard Tour System	☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Double Dormitory Room

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient; downlights	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System
☒ Task; at desks and beds	☐ Quad Receptacles 120v	☒ Mass Notification System
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	40 PSF	Wall Loading:	TBD

Special Structural Requirements:

FURNISHINGS		
☐ Table	☒ Bed, 2 each	
☒ Chair, 2 each	☐ Wardrobe	
☐ Soft Seating	☒ Dresser, 2 each	
☒ Desk, 2 each	☒ Bookshelf, 2 each	

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Single Dormitory Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Single dormitory room	**Function:** Living/sleeping area for one student	**Occupancy:**	**Normal**	**Max**
		# of Students	1	3
		# of Staff	0	1

Room Area (NASF): 130 SF total / 130 SF per normal occupant

Adjacencies to Other Spaces:
1. Bathrooms (next to or across hall)
2. Small lounges (next to or across hall)
3.

Functional Relationships: Dormitory rooms should be next to bathrooms and small lounges and near mid-sized lounges, laundry rooms, linen closets, janitor closets, and kitchenettes.

Design Considerations: Design and finishes of the dormitory rooms shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☒ Closet (Qty. 1)	☐ Secured		

Special Equipment: Anti-ligature door hardware.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC; consider dedicated thermostat	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood	☒ Guard Tour System	☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Single Dormitory Room

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient; downlights	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; at desks and beds	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		
PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		
Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	
STRUCTURAL ITEMS		
Floor Loading: 40 PSF	Wall Loading: TBD	
Special Structural Requirements:		
FURNISHINGS		
☐ Table	☒ Bed, 1 each	
☒ Chair, 1 each	☐ Wardrobe	
☐ Soft Seating	☒ Dresser, 1 each	
☒ Desk, 1 each	☒ Bookshelf, 1 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Accessible Double Dorm Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Double dormitory room	**Function:** Living/sleeping area for two students	**Occupancy:**	**Normal**	**Max**
		# of Students	2	4
		# of Staff	0	1

Room Area (NASF): 250 SF total / 125 SF per normal occupant

Adjacencies to Other Spaces:
1. Accessible Bathrooms (next to or across hall)
2. Small lounges (next to or across hall)
3.

Functional Relationships: Dormitory rooms should be next to bathrooms and small lounges and near mid-sized lounges, laundry rooms, linen closets, janitor closets, and kitchenettes.

Design Considerations: Design and finishes of the dormitory rooms shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. Accessible rooms shall be arranged with an accessible path through the room, adequate turning radius for a wheelchair, and spaces to store wheelchairs next to the beds at night.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☒ Closet (Qty. 2)	☐ Secured		

Special Equipment: Anti-ligature door hardware.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC; consider dedicated thermostat	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood	☒ Guard Tour System	☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Accessible Double Dorm Room

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient; downlights	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; at desks and beds	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		
PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		
Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	
STRUCTURAL ITEMS		
Floor Loading: 40 PSF	Wall Loading: TBD	
Special Structural Requirements:		
FURNISHINGS Note: Furnishings shall be accessible, with storage functions within accessible reach ranges.		
☐ Table	☒ Bed, 2 each	
☒ Chair, 2 each	☐ Wardrobe	
☐ Soft Seating	☒ Dresser, 2 each	
☒ Desk, 2 each	☒ Bookshelf, 2 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Single Accessible Dorm Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Single dormitory room	**Function:** Living/sleeping area for one student	**Occupancy:**	**Normal**	**Max**
		# of Students	1	3
		# of Staff	0	1

Room Area (NASF): 175 SF total / 175 SF per normal occupant

Adjacencies to Other Spaces:
1. Accessible Bathrooms (next to or across hall)
2. Small lounges (next to or across hall)
3.

Functional Relationships: Dormitory rooms should be next to bathrooms and small lounges and near mid-sized lounges, laundry rooms, linen closets, janitor closets, and kitchenettes.

Design Considerations: Design and finishes of the dormitory rooms shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. Accessible rooms shall be arranged with an accessible path through the room, adequate turning radius for a wheelchair, and space to store a wheelchair next to the bed at night.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☒ Closet (Qty. 1)	☐ Secured		

Special Equipment: Anti-ligature door hardware.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC; consider dedicated thermostat	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood	☒ Guard Tour System	☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Single Accessible Dorm Room

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient; downlights	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☒ Task; at desks and beds	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☒ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS Note: Furnishings shall be accessible, with storage functions within accessible reach ranges.			
☐ Table	☒ Bed, 1 each		
☒ Chair, 1 each	☐ Wardrobe		
☐ Soft Seating	☒ Dresser, 1 each		
☒ Desk, 1 each	☒ Bookshelf, 1 each		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Non-ADA Full Bathroom

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Non-ADA Full Bathroom for Student Use	**Function:** Toilet, washing, bathing	**Occupancy:**	**Normal**	**Max**
		# of Students	0	1 or
		# of Staff	0	1

Room Area (NASF): 50 SF total

Adjacencies to Other Spaces:
1. Dormitory Rooms (next to or across hall)
2. Janitor Closet (near)
3.

Functional Relationships: Full bathrooms should be next to or across the hall from student dormitory rooms for ease of access, they should not be directly connected to dormitory rooms.

Design Considerations: Design and finishes of the bathrooms shall be home-like in character and feel yet durable and easily cleanable.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☐ Exterior	☐ Tile	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☒ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☒ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☒ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Moisture resist. GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Anti-ligature door hardware. Mirrors; robe hooks; towel bars; soap, toilet paper, and paper towel dispensers, personal effects shelf, small bench for dressing, trash receptacle, sanitary napkin disposal.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☒ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Non-ADA Full Bathroom

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; above mirror and shower	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☐ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☐ Dimmer		
PLUMBING DATA		
Water	**Drainage**	
☒ Domestic Cold Water	☒ Sanitary	
☒ Domestic Hot Water	☒ Floor Drain	
☒ Fire Suppression Sprinkler		
Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☒ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☒ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☒ Non-ADA Shower/Bath	
STRUCTURAL ITEMS		
Floor Loading: 40 PSF	Wall Loading: TBD	
Special Structural Requirements:		
FURNISHINGS		
☐ Table	☐ Bed	
☐ Chair	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical ADA Full Bathroom

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: ADA Full Bathroom for Student Use	**Function:** Toilet, washing, bathing	**Occupancy:**	**Normal**	**Max**
		# of Students	0	1 or
		# of Staff	0	1

Room Area (NASF): 75 SF total

Adjacencies to Other Spaces:
1. Dormitory Rooms (next to or across hall)
2. Janitor Closet (near)
3.

Functional Relationships: Full bathrooms should be next to or across the hall from student dormitory rooms for ease of access, they should not be directly connected to dormitory rooms.

Design Considerations: Design and finishes of the bathrooms shall be home-like in character and feel yet durable and easily cleanable.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☒ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☒ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☒ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Moisture resist. GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Anti-ligature door hardware. Mirrors; robe hooks; towel bars; soap, toilet paper, and paper towel dispensers, personal effects shelf, small bench for dressing, trash receptacle, sanitary napkin disposal.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☒ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical ADA Full Bathroom

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☒ Task; above mirror and shower	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☐ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☒ Domestic Cold Water	☒ Sanitary		
☒ Domestic Hot Water	☒ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☒ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☒ ADA Compliant Toilet	☐ Non-ADA Toilet	☒ Other: Folding shower seat	
☒ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed		
☐ Chair	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typ. Res. Life Supervisor's Office

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Residential Life Supervisor's Office	**Function:** Office for supervisor to monitor dorm entry	**Occupancy:**	**Normal**	**Max**
		# of Students	0	2
		# of Staff	1	2

Room Area (NASF): 120 SF total / 120 SF per normal occupant

Adjacencies to Other Spaces:
1. Building main entry (next to)
2. Main lounge (next to or near)
3. Public restroom (near)

Functional Relationships: The Supervisor's Office should be on the first floor next to the building main entry, ideally with visibility of the door and to the exterior beyond the main door, it should also have visibility of the main lobby and lounge.

Design Considerations: The office should have windows or a glass wall for supervision of students. The glass should have blinds or shades to allow occasional privacy in the space.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☒ Closet (Qty. 1)	☒ Secured		

Special Equipment: Locking cabinet for storage of employee's personal items, coat hook. Provide a locking medication cabinet in this office in the girls dorm only.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☒ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typ. Res. Life Supervisor's Office

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; plug-in desk lamp	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, camera monitor, door intercom system, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	40 PSF	Wall Loading:	TBD

Special Structural Requirements:

FURNISHINGS		
☐ Table	☐ Bed, 1 each	
☒ Chair, 3 each	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☒ Desk, 1 each	☒ Bookshelf, 1 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typ. Behavior Specialist's Office

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of Girls and Boys dormitory buildings, not used in the Flexible Dormitory.		

OPERATION DATA

Room: Behavior Specialist's Office	**Function:** Office for behavior specialist to meet with students.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	2
		# of Staff	1	2

Room Area (NASF): 120 SF total / 120 SF per normal occupant

Adjacencies to Other Spaces:
1. Building Entry (next to or near)
2. Main lounge (next to or near)
3. Dormitory rooms (near)

Functional Relationships: The Behavior Specialist's Office should be on the first floor next to or near the main entry and main lounge.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☒ Secured		

Special Equipment: Locking cabinet for storage of employee's personal items, coat hook.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typ. Behavior Specialist's Office

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; plug-in desk lamp	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	40 PSF	Wall Loading:	TBD

Special Structural Requirements:

FURNISHINGS		
☐ Table	☐ Bed, 1 each	
☒ Chair, 3 each	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☒ Desk, 1 each	☒ Bookshelf, 1 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Efficiency Apartment

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Efficiency Apartment	**Function:** Apartment for overnight use by MSD residential life staff	**Occupancy:**	**Normal**	**Max**
		# of Students	0	3
		# of Staff	1	3

Room Area (NASF): 475 SF total (with bathroom) / 475 SF per normal occupant

Adjacencies to Other Spaces:
1. Private bathroom (connected to)
2. Dormitory corridor (next to)
3.

Functional Relationships: Apartments should be connected to their private bathrooms and near student dormitory rooms for ease of monitoring and supervision.

Design Considerations: Design and finishes of the apartments shall be home-like in character and feel. All apartments shall be designed as fully ADA-compliant accessible units.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☒ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☒ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☒ Closet (Qty. 1)	☐ Secured		

Special Equipment: Each apartment shall have an apartment sized refrigerator and a microwave oven in a small kitchenette area with an accessible countertop and kitchen sink.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC; w/ dedicated thermostat	☒ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☒ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 4 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Efficiency Apartment

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient; downlights	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☒ Task; at desks and beds	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light, general lighting	**Emergency Power Connected to:** Lighting, heating, ventilation, camera monitor, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☒ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☒ Domestic Cold Water	☒ Sanitary		
☒ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☒ Kitchen Sink	
☒ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☒ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☒ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS	Note: MSD does not provide apartment furniture. Furnishings indicated below are for purposes of planning the apartment unit to accommodate the typical furnishings a tenant might provide for their own use.		
☒ Table	☒ Bed, 1 each, queen sized		
☒ Chair, 3 each	☐ Wardrobe		
☒ Soft Seating	☒ Dresser, 1 each		
☒ Desk, 1 each	☒ Bookshelf, 1 each		

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — ADA Public Restroom

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: ADA Unisex Restroom for staff/general use

Function: Toilet, washing

Occupancy:	**Normal**	**Max**
# of Students	0	1 or
# of Staff	0	1

Room Area (NASF): 50 SF total

Adjacencies to Other Spaces:
1. Dorm Supervisor's Office (near)
2. Main Lounge (near)
3. Building Entry (near)

Functional Relationships: Restrooms should be on the first floor near the dorm supervisor's office, main lounge, and the building main entry.

Design Considerations: Design and finishes of the bathrooms shall be home-like in character and feel yet durable and easily cleanable.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Tile	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☒ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☒ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☒ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Moisture resist. GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Anti-ligature door hardware. Mirrors; robe hooks; towel bars; soap, toilet paper, and paper towel dispensers, personal effects shelf, small bench for dressing, trash receptacle, sanitary napkin disposal.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☒ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — ADA Public Restroom

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☒ Task; above mirror	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☐ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☒ Domestic Cold Water	☒ Sanitary		
☒ Domestic Hot Water	☒ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☒ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☒ ADA Compliant Toilet	☐ Non-ADA Toilet	☒ Other: Folding shower seat	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed		
☐ Chair	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Building Entry

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Main Building Entry **Function:** Entry vestibule, lobby

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	0

Room Area (NASF): 200 SF total

Adjacencies to Other Spaces:
1. Dorm supervisor's office (next to or near)
2. Main lounge (next to or near)
3. Public restroom (near)

Functional Relationships: The Main Entry should be on the first floor next to or near the dorm supervisor's office and main lounge.

Design Considerations: The Main Entry should have glass doors and an air lock vestibule. It should be a glassy, open space for ease of supervision. Opaque walls can have wainscoting for enhanced durability.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☐ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☒ Double Door	☒ Interior View	☒ GWB	☒ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☒ Security Cameras; at entry and around building perimeter	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only; supplemental	☒ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☐ Hardwired LAN	☒ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Building Entry

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☒ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☐ Wall Switch	**Emergency Power Connected to:** Lighting, ventilation, and Wi-Fi/FA/MNS/intercom/security (includes cameras and door controls) systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 100 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed, 1 each		
☐ Chair, 3 each	☐ Wardrobe		
☐ Soft Seating	☐ Dresser, 1 each		
☐ Desk, 1 each	☐ Bookshelf, 1 each		

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Lounge

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Main Lounge	**Function:** Large, medium, and small group student gathering	**Occupancy:**	**Normal**	**Max**
		# of Students	24	75
		# of Staff	2	5

Room Area (NASF): 400 SF total / 15.38 SF per normal occupant

Adjacencies to Other Spaces:
1. Dorm supervisor's office (next to or near)
2. Public restroom (near)
3. Main entry (near)

Functional Relationships: The Main Lounge should be on the first floor next to or near the dorm supervisor's office.

Design Considerations: The Main Lounge shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. It can have a mix of table and chair and soft seating and a TV viewing area.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☐ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☒ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >60)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Wall-mounted television, game storage cabinets.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 6 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Lounge

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☒ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☒ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☒ Drinking Fountain/Bottle Fill	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 100 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☒ Tables	☐ Bed		
☒ Chairs	☐ Wardrobe		
☒ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Secondary Lounge

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Secondary Lounge	**Function: M**edium and small group student gathering	**Occupancy:**	**Normal**	**Max**
		# of Students	15	46
		# of Staff	1	4

Room Area (NASF): 250 SF total / 15.62 SF per normal occupant

Adjacencies to Other Spaces:
1. Dormitory corridor (next to)
2. Dormitory rooms (near)
3.

Functional Relationships: The Secondary Lounge should be on the second floor off the main corridor and near the dormitory rooms.

Design Considerations: The Secondary Lounge shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. It can have a mix of table and chair and soft seating and a TV viewing area.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☒ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >60)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Wall-mounted television, game storage cabinets.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 6 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Secondary Lounge

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☒ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☒ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 100 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☒ Tables	☐ Bed		
☒ Chairs	☐ Wardrobe		
☒ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Small Lounge

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Small Lounge — **Function:** Small group student gathering

Occupancy:	**Normal**	**Max**
# of Students	4	6
# of Staff	0	2

Room Area (NASF): 150 SF total / 37.5 SF per normal occupant

Adjacencies to Other Spaces:
1. Dormitory corridor (next to)
2. Dormitory rooms (near)
3.

Functional Relationships: The Small Lounges should dispersed among the dormitory rooms on both floors off the main corridors and near the dormitory rooms.

Design Considerations: The Small Lounges shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. It is intended to have soft seating.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☒ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Small Lounge

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☒ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	40 PSF	Wall Loading:	TBD
Special Structural Requirements:			

FURNISHINGS		
☒ Table, 1 coffee table	☐ Bed	
☐ Chairs	☐ Wardrobe	
☒ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Kitchenette

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Main Kitchenette	**Function:** Snack and food storage and reheating, occasional cooking	**Occupancy:**	**Normal**	**Max**
		# of Students	0	15
		# of Staff	0	2

Room Area (NASF): 300 SF total

Adjacencies to Other Spaces:
1. Main lounge (connected to)
2. Dormitory corridor (near)
3. Dormitory rooms (near)

Functional Relationships: The Main Kitchenette should be on the first floor connected to the main lounge.

Design Considerations: The Main Kitchenette shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. DeafSpace design guidelines shall be utilized such that someone using the stove, sink, and a portion of the countertop does not have their back to others in the room (these functions could be in an island or peninsula). The space should support informal teaching of cooking / life skills.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☐ Security: Locking door	☒ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☒ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: The space should have an oven, stove, oversized or double refrigerator, microwave, garbage disposal, and dishwasher.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation; consider adding dedicated exhaust for the microwave	☒ Hardwired LAN; 2 Outlets CAT 6	☒ Exterior Door Intercom
☒ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Kitchenette

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; above countertop	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☒ Special Receptacles; range and other kitchen equipment	☒ Heat Detector
Lighting Control	☒ Emergency Power	☐ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, freezers/refrigerators, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☐ Dimmer		

PLUMBING DATA		
Water	**Drainage**	**Gas**
☒ Domestic Cold Water	☒ Sanitary	☒ Natural Gas; for stove/range
☒ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler; kitchen hood may require fire suppression		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☒ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	100 PSF	Wall Loading:	TBD	
Special Structural Requirements:				

FURNISHINGS		
☐ Table	☐ Bed	
☐ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Secondary Kitchenette

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Main Kitchenette — **Function:** Snack and food storage and reheating, occasional cooking

Occupancy:	**Normal**	**Max**
# of Students	0	3
# of Staff	0	2

Room Area (NASF): 150 SF total

Adjacencies to Other Spaces:
1. Dormitory corridor (connected to)
2. Dormitory rooms (near)
3. Secondary lounge (near)

Functional Relationships: The Secondary Kitchenette should be on the second floor off the dormitory corridor and near the dormitory rooms and secondary lounge.

Design Considerations: The Secondary Kitchenette shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. DeafSpace design guidelines shall be utilized such that some part of the counter surface is situated so someone using it does not have their back to others.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☐ Security: Locking door	☒ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥50)		☒ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: The space should have a standard refrigerator, microwave, garbage disposal, and dishwasher. It should not have an oven or stove.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation; consider adding a dedicated exhaust for the microwave	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Secondary Kitchenette

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; above countertop	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☒ Heat Detector
Lighting Control	☒ Emergency Power	☐ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, freezers/refrigerators, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☐ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☒ Domestic Cold Water	☒ Sanitary	
☒ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☒ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	40 PSF	Wall Loading:	PSF	
Special Structural Requirements:				

FURNISHINGS		
☐ Table	☐ Bed	
☐ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Laundry Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Laundry Room

Function: Washing, drying, and folding clothing.

Occupancy:	**Normal**	**Max**
# of Students	0	3
# of Staff	0	2

Room Area (NASF): 200 SF total / 66.7 SF per normal occupant

Adjacencies to Other Spaces:
1. Dormitory corridor (connected to)
2. Dormitory rooms (near)

Functional Relationships: There should be one Laundry Room on each floor. Laundry rooms should be off the dormitory corridors and near the dormitory rooms.

Design Considerations: The Laundry Room shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. DeafSpace design guidelines shall be utilized such that some part of the counter surface is situated so someone using it does not have their back to others. The space should support informal teaching of life skills.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥50)		☒ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☒ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☒ Secured		

Special Equipment: The space should have two each front-loading washers and dryers.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Laundry Room

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☒ Special Receptacles	☒ Heat Detector
Lighting Control	☒ Emergency Power	☐ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☐ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☒ Domestic Cold Water	☒ Sanitary	
☒ Domestic Hot Water	☒ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☒ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☒ Other: Washer supply and drain connections
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	75 PSF	Wall Loading:	TBD

Special Structural Requirements:

FURNISHINGS		
☐ Table	☐ Bed	
☐ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Janitor Closet

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Janitor Closet

Function: Storage and cleaning of janitorial supplies.

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	1

Room Area (NASF): 40 SF total

Adjacencies to Other Spaces:
1. Dormitory corridor (connected to)
2. Bathrooms (near)
3. Linen closet (near)

Functional Relationships: Janitor Closets shall be dispersed throughout the floorplan on both floors, off the dormitory corridors and near the bathrooms and linen closets. In the Boys Dormitory, one Janitor Closet should be in the Student Center.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☒ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☒ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☒ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☐ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Broom and mop hangers.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Janitor Closet

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☐ Smoke Detector	
☒ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☒ Domestic Cold Water	☒ Sanitary		
☒ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☒ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Linen Closet

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Linen Closet

Function: Storage of bed linens, pillows, towels.

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	1

Room Area (NASF): 40 SF total

Adjacencies to Other Spaces:
1. Dormitory corridor (connected to)
2. Janitor closet (near)
3.

Functional Relationships: Linen Closets shall be dispersed throughout the floorplan on both floors, off the dormitory corridors and near the janitor closets.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Floor to ceiling shelving on at least one wall.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Linen Closet

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☐ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical General Storage 1st Floor

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Storage Room

Function: Storage of extra furniture, art/craft supplies, sports equipment.

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	0

Room Area (NASF): 200 SF total

Adjacencies to Other Spaces:
1. Building entry (next to)
2.
3.

Functional Relationships: The first floor general storage room shall be near the building entry. It shall provide easy access for items to be taken outdoors and to the main lounge.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Floor to ceiling adjustable shelving on at least three walls.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA Typical General Storage 1st Floor

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 50 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA Typical General Storage 2nd Floor

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of girls and boys proposed dormitory buildings		

OPERATION DATA

Room: Storage Room

Function: Storage of extra furniture, art/craft supplies.

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	0

Room Area (NASF): 120 SF total

Adjacencies to Other Spaces:
1. Dormitory corridor (next to)
2. Secondary lounge (near)
3.

Functional Relationships: The second floor general storage room shall be off the dormitory corridor and the secondary lounge.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Floor to ceiling adjustable shelving on at least three walls.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA Typical General Storage 2nd Floor

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 50 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Residential Corridor

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Residential Corridor **Function:** Internal circulation.

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	0

Room Area (NASF): TBD

Adjacencies to Other Spaces:
1. Dormitory rooms (connected to)
2. Bathrooms (connected to)
3. Secondary and Small Lounges (next to)

Functional Relationships: There should be one residential corridor on each floor. They should connect the dormitory rooms, bathrooms, secondary and small lounges, linen closets, janitor closets, and other building functions.

Design Considerations: Design and finishes of the corridors shall be home-like in character and feel yet have durability to withstand ongoing student use and occupancy. Corridors should be straight and free of visual obstructions from end to end. A tile or other wainscoting should be considered for added durability of the walls.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☐ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☒ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Walls should have tack boards and/or tack strips for posters, artwork, flyers, etc.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☐ Hardwired LAN	☒ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Residential Corridor

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☒ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 100 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table, 1 coffee table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Electrical Closet

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Electrical Closet — **Function:** Electrical distribution.

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	0

Room Area (NASF): 64 SF total

Adjacencies to Other Spaces:
1.
2.
3.

Functional Relationships: One electrical closet should be on each floor. It does not have important adjacencies but it should be centrally located in the building to reduce cable runs.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☒ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☒ Hardwired LAN; 4 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Electrical Closet

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☒ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, Wi-Fi/FA/MNS systems.	
☐ Occupancy Sensor		
☐ Dimmer		
PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		
Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	
STRUCTURAL ITEMS		
Floor Loading: 40 PSF	Wall Loading: TBD	
Special Structural Requirements:		
FURNISHINGS		
☐ Table, 1 coffee table	☐ Bed	
☐ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical IT/Telecom Closet

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: IT/Telecom Closet

Function: IT/telecom distribution.

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	0

Room Area (NASF): 72 SF total

Adjacencies to Other Spaces:
1.
2.
3.

Functional Relationships: One IT/Telecom closet should be on each floor. It does not have important adjacencies but it should be centrally located in the building to reduce cable runs.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☒ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Equipment racks.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☒ Fiber Optic; cable from Main IT room
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; rack mounted network switches and UPS	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical IT/Telecom Closet

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, IT room air conditioning, data racks, and Wi-Fi/FA/MNS systems.		
☐ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table, 1 coffee table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Electrical Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Main Electrical Room	**Function:** Incoming electrical service location, main switchgear and panels	**Occupancy:**	**Normal**	**Max**
		# of Students	0	0
		# of Staff	0	0

Room Area (NASF): 150 SF total

Adjacencies to Other Spaces:
1.
2.
3.

Functional Relationships: The Electrical Room should be on the first floor. It does not have any other important adjacencies.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☒ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main Electrical Room

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch	**Emergency Power Connected to:** Lighting, ventilation, and Wi-Fi/FA/MNS systems.		
☐ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☐ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 75 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table, 1 coffee table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main IT/Telecom Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Main IT/Telecom Room	**Function:** Incoming IT/telecom service location, IT racks and patch panels	**Occupancy:**	**Normal**	**Max**
		# of Students	0	0
		# of Staff	0	0

Room Area (NASF): 120 SF total

Adjacencies to Other Spaces:
1.
2.
3.

Functional Relationships: The Main IT room should be on the first floor. It does not have any other important adjacencies.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☒ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Equipment racks.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☒ Fiber Optic; cabling from outside
☒ Full HVAC	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; rack mounted network switches and UPS	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Main IT/Telecom Room

ELECTRICAL DATA				
Lighting		**POWER DATA**	**Alarm and Detection**	
☒ Ambient		☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task		☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent		☐ Special Receptacles	☐ Heat Detector	
Lighting Control		☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch		**Emergency Power Connected to:** Lighting, ventilation, IT room air conditioning, data racks, and Wi-Fi/FA/MNS systems.		
☐ Occupancy Sensor				
☐ Dimmer				
PLUMBING DATA				
Water		**Drainage**		
☐ Domestic Cold Water		☐ Sanitary		
☐ Domestic Hot Water		☐ Floor Drain		
☒ Fire Suppression Sprinkler; consider pre-action system in lieu of wet pipe				
Fixtures and Fittings				
☐ Urinal		☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory		☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet		☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath		☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS				
Floor Loading:	75 PSF	Wall Loading:	TBD	
Special Structural Requirements:				
FURNISHINGS				
☐ Table, 1 coffee table		☐ Bed		
☐ Chairs		☐ Wardrobe		
☐ Soft Seating		☐ Dresser		
☐ Desk		☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Mechanical Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Main Mechanical Room	**Function:** Housing mechanical equipment	**Occupancy:**	**Normal**	**Max**
		# of Students	0	0
		# of Staff	0	0

Room Area (NASF): 300 SF total

Adjacencies to Other Spaces: 1. 2. 3.

Functional Relationships: The Mechanical Room could be on the first floor or second floor so long as the equipment can be serviced and replaced easily. It does not have any other important adjacencies but should be in a central location to minimize duct and piping runs.

Design Considerations: If the mechanical room is on the second floor, it should not be above a sleeping room.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☐ Standard; 36"	☐ Exterior	☐ Standard	☒ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☒ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >60)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☒ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only; also consider combustion air for gas-fired equipment	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Mechanical Room

ELECTRICAL DATA				
Lighting		**POWER DATA**	**Alarm and Detection**	
☒ Ambient		☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task		☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent		☐ Special Receptacles	☒ Heat Detector	
Lighting Control		☒ Emergency Power	☐ Smoke Detector	
☒ Wall Switch		**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☐ Occupancy Sensor				
☐ Dimmer				
PLUMBING DATA				
Water		**Drainage**		
☒ Domestic Cold Water		☐ Sanitary		
☒ Domestic Hot Water		☒ Floor Drain		
☒ Fire Suppression Sprinkler				
Fixtures and Fittings				
☐ Urinal		☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory		☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet		☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath		☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS				
Floor Loading:	75 PSF	Wall Loading:	TBD	
Special Structural Requirements:				
FURNISHINGS				
☐ Table, 1 coffee table		☐ Bed		
☐ Chairs		☐ Wardrobe		
☐ Soft Seating		☐ Dresser		
☐ Desk		☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Sprinkler Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Typical of all 3 proposed dormitory buildings		

OPERATION DATA

Room: Sprinkler Room

Function: Housing fire suppression equipment

Occupancy:	**Normal**	**Max**
# of Students	0	0
# of Staff	0	0

Room Area (NASF): 150 SF total

Adjacencies to Other Spaces:
1.
2.
3.

Functional Relationships: The Sprinkler Room should be on the first floor. It does not have any other important adjacencies.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☐ Standard; 36"	☐ Exterior	☐ Standard	☒ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☒ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Typical Sprinkler Room

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☐ Smoke Detector	
☒ Wall Switch	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☐ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☒ Domestic Cold Water	☒ Sanitary		
☐ Domestic Hot Water	☒ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 75 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table, 1 coffee table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Director of Residential Life Office

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Flexible Dormitory		

OPERATION DATA

Room: Director of Residential Life Office	**Function:** Office for the department director.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	2
		# of Staff	1	3

Room Area (NASF): 175 SF total / 175 SF per normal occupant

Adjacencies to Other Spaces:
1. Residential Life Lobby (next to)
2.
3.

Functional Relationships: The Director's Office should be on the first floor in a suite of Residential Life offices.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☒ Secured		

Special Equipment: Locking cabinet for storage of employee's personal items, coat hook.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Director of Residential Life Office

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; plug-in desk lamp	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	40 PSF	Wall Loading:	TBD

Special Structural Requirements:

FURNISHINGS		
☐ Table	☐ Bed, 1 each	
☒ Chair, 3 each	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☒ Desk, 1 each	☒ Bookshelf, 1 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Residential Life Office Lobby

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Flexible Dormitory		

OPERATION DATA

Room: Residential Life Office Lobby	**Function:** Lobby and waiting area for the Residential Life suite.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	4
		# of Staff	0	2

Room Area (NASF): 90 SF total / 15 SF per full capacity occupant

Adjacencies to Other Spaces:
1. Building Entry & Res Life. Secretary Office (connected to)
2. Res. Life Director Office (next to)
3. Res. Life Office Toilet Room (next to)

Functional Relationships: The Residential Life Office Lobby should be on the first floor forming the entry point to a suite of Residential Life offices; it should be connected to the main entry lobby for the Flexible Dormitory.
Design Considerations: The space should have a glazed wall with visibility to the building entry.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☐ Hardwired LAN	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Residential Life Office Lobby

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☒ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		
PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		
Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	
STRUCTURAL ITEMS		
Floor Loading: 40 PSF	Wall Loading: TBD	
Special Structural Requirements:		
FURNISHINGS		
☐ Table	☐ Bed, 1 each	
☒ Chair, 6 each	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☐ Desk, 1 each	☐ Bookshelf, 1 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Residential Life Storage

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Flexible Dormitory		

OPERATION DATA

Room: Residential Life Storage Room	**Function:** Storage of extra furniture, supplies, equipment.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	0
		# of Staff	0	0

Room Area (NASF): 100 SF total

Adjacencies to Other Spaces:
1. Residential Life Office Lobby (near)
2.
3.

Functional Relationships: The Storage Room should be on the first floor in a suite of Residential Life offices.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Floor to ceiling adjustable shelving on at least three walls.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Residential Life Storage

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☐ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed		
☐ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Residential Life Secretary Office

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Flexible Dormitory		

OPERATION DATA

Room: Residential Life Secretary Office	**Function:** Office for the department secretary.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	0
		# of Staff	1	3

Room Area (NASF): 90 SF total / 90 SF per normal occupant

Adjacencies to Other Spaces:
1. Residential Life Lobby (connected to)
2.
3.

Functional Relationships: The Secretary's Office should be on the first floor in a suite of Residential Life offices.

Design Considerations: Instead of being an enclosed office, the space could be open to the Residential Life Lobby to act as a reception desk for the office suite.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☒ Secured		

Special Equipment: Locking cabinet for storage of employee's personal items, coat hook.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Residential Life Secretary Office

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☒ Task (plug-in desk lamp)	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☐ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☒ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 40 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☐ Table	☐ Bed, 1 each		
☒ Chair, 3 each	☐ Wardrobe		
☐ Soft Seating	☐ Dresser, 1 each		
☒ Desk, 1 each	☐ Bookshelf, 1 each		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Exam Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Girls Dormitory		

OPERATION DATA

Room: Health Center Exam Room	**Function:** Examination room.	**Occupancy:**	**Normal**	**Max**
		# of Students	1	1
		# of Staff	1	2

Room Area (NASF): 150 SF total / 75 SF per normal occupant

Adjacencies to Other Spaces:
1. Health Center Staff Offices (next to)
2. Health Center Recovery Rooms (next to)
3. Health Center Lobby (near)

Functional Relationships: The Health Center Exam Rooms should be on the first floor in a suite of Health Center spaces. They should be next to the Health Center Staff Offices and Recovery Rooms and near the Lobby.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☒ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☒ Secured		

Special Equipment: Locking cabinets for storage of medical supplies, coat hook.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☒ Emergency Call System; wall mounted w/ pull cord	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Exam Room

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; portable, plug in exam light	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, emergency call system, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		
PLUMBING DATA		
Water	**Drainage**	
☒ Domestic Cold Water	☒ Sanitary	
☒ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		
Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☒ Other: Exam Room Sink
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	
STRUCTURAL ITEMS		
Floor Loading: 40 PSF	Wall Loading: TBD	
Special Structural Requirements:		
FURNISHINGS		
☐ Table	☐ Bed, 1 each	☒ Other: Exam Table
☒ Chair, 2 each & 1 rolling stool	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☐ Desk, 1 each	☐ Bookshelf, 1 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Recovery Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Girls Dormitory		

OPERATION DATA

Room: Health Center Recovery Room

Function: Recovery room.

Occupancy:	**Normal**	**Max**
# of Students	1	1
# of Staff	1	2

Room Area (NASF): 150 SF total / 75 SF per normal occupant

Adjacencies to Other Spaces:
1. Recovery Room Bathroom (connected to)
2. Exam Rooms (next to)
3. Health Center Lobby (next to)

Functional Relationships: The Health Center Recovery Rooms should be on the first floor in a suite of Health Center spaces. Each should have a connected full accessible bathroom. The recovery rooms should be next to the Exam Rooms and the Lobby.

Design Considerations: The Recovery Rooms should be comfortably furnished and appointed to allow overnight or longer isolation of sick students.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☒ Secured		

Special Equipment: Locking cabinets for storage of medical supplies, coat hook.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☒ Emergency Call System; wall mounted with pull cord	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Recovery Room

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; task lighting at bed	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, emergency call system, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other: Exam Room Sink
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	40 PSF	Wall Loading:	TBD	

Special Structural Requirements:

FURNISHINGS		
☐ Table	☒ Bed, 1 each	☐ Other: Exam Table
☒ Chair, 1 each	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☒ Desk, 1 each	☐ Bookshelf, 1 each	

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Staff Office

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Girls Dormitory		

OPERATION DATA

Room: Health Center Staff Office	**Function:** Offices for health center nursing staff.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	2
		# of Staff	1	3

Room Area (NASF): 150 SF total / 150 SF per normal occupant

Adjacencies to Other Spaces:
1. Health Center Lobby (connected to)
2. Health Center Exam Rooms (next to)
3.

Functional Relationships: The Health Center Staff Offices should be on the first floor in a suite of Health Center spaces. They should be connected to the Health Center Lobby and next to the exam rooms.
Design Considerations: The staff offices should have glass walls for visibility to the Health Center Lobby and for visibility between one another.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☒ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☐ Luxury Vinyl	☐ Other:	
		☐ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☒ Secured		

Special Equipment: Locking cabinet for storage of employee's personal items, coat hook, locking medication cabinet.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☒ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☒ Emergency Call System; wall mounted with pull cord	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Staff Office

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☒ Task; plug-in desk lamp	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, emergency call system, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	40 PSF	Wall Loading:	TBD

Special Structural Requirements:

FURNISHINGS		
☐ Table	☐ Bed, 1 each	
☒ Chair, 3 each	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☒ Desk, 1 each	☒ Bookshelf, 1 each	

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Lobby

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Girls Dormitory		

OPERATION DATA

Room: Health Center Lobby	**Function:** Lobby and waiting area for the Health Center suite.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	8
		# of Staff	0	2

Room Area (NASF): 150 SF total / 15 SF per full capacity occupant

Adjacencies to Other Spaces:
1. Building Entry (connected to)
2. Health Center Staff Offices (connected to)
3. Health Center Toilet Room (connected to)

Functional Relationships: The Health Center Lobby should be on the first floor forming the entry point to a suite of Health Center spaces; it should be connected to the main entry lobby of the Girls Dormitory.

Design Considerations: The space should have a glazed wall with visibility to the building entry. The health suite should have a separate exit door directly to the exterior so that students entering can quarantine from those leaving.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ CMU	☐ Carpet	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment:

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☐ Hardwired LAN; 2 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Lobby

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☒ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	80 PSF	Wall Loading:	TBD	
Special Structural Requirements:				

FURNISHINGS		
☐ Table	☐ Bed, 1 each	
☒ Chair, 10 each	☐ Wardrobe	
☐ Soft Seating	☐ Dresser, 1 each	
☐ Desk, 1 each	☐ Bookshelf, 1 each	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Storage

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Girls Dormitory		

OPERATION DATA

Room: Health Center Storage Room	**Function:** Storage of extra furniture, supplies, equipment.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	0
		# of Staff	0	0

Room Area (NASF): 100 SF total

Adjacencies to Other Spaces:
1. Health Center Lobby (near)
2.
3.

Functional Relationships: The Storage Room should be on the first floor in a suite of Health Center spaces.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Floor to ceiling adjustable shelving on at least three walls.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☒ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Health Center Storage

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door controls, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☐ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	40 PSF	Wall Loading:	TBD
Special Structural Requirements:			

FURNISHINGS		
☐ Table	☐ Bed	
☐ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Computer Lab

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Boys Dormitory		

OPERATION DATA

Room: Student Center Computer Lab	**Function:** Computer stations for 2-way visual communication.	**Occupancy:**	**Normal**	**Max**
		# of Students	4	11
		# of Staff	1	2

Room Area (NASF): 200 SF total / 40 SF per normal occupant

Adjacencies to Other Spaces:
1. Student Center Lounge (near)
2.
3.

Functional Relationships: The Student Center Computer Lab should be on the first of the Boys Dormitory as part of a grouping of spaces forming the Student Center. This room can be somewhat separated from the open spaces of the Student Center, perhaps separated by glazed walls.

Design Considerations: Where the Student Center protrudes from the main footprint of the Boys Dormitory, the ceilings should be 10-12 feet for added spaciousness.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☒ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☐ Standard 9-10 feet
☐ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet	☐ Special	☒ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Computer workstations, computers.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC w/ dedicated thermostat	☐ Security Camera Monitor	☐ Voice
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 2 CAT 6 outlets per computer workstation and printer	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Computer Lab

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☒ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain/Bottle Fill	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	50 PSF	Wall Loading:	TBD	
Special Structural Requirements:				

FURNISHINGS		
☐ Tables	☐ Bed	
☒ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☒ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Game Room

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Boys Dormitory		

OPERATION DATA

Room: Student Center Game Room — **Function:** Game room

Occupancy:	**Normal**	**Max**
# of Students	24	34
# of Staff	1	2

Room Area (NASF): 550 SF total /22 SF per normal occupant

Adjacencies to Other Spaces:
1. Lounge, Seating Area, Snack Shop (connected to)
2. Restrooms, Computer Lab, Storage (near)

Functional Relationships: The Student Center Game Room should be on the first floor of the Boys Dormitory as part of a grouping of spaces forming the Student Center.

Design Considerations: Although indicated separately in the program, the primary spaces of the Student Center including the Lounge, Seating Area, Snack Shop, and Game Room should be conceived as a singular space with general openness and free flow of the spaces. Where the Student Center protrudes from the main footprint of the Boys Dormitory, the ceilings should be 10-12 feet for added spaciousness.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☐ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☐ Standard 9-10 feet
☒ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet	☐ Special	☒ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Game storage cabinets, possible billiard or foosball tables in coordination with the school.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 6 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Game Room

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☒ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain/Bottle Fill	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	100 PSF	Wall Loading:	TBD	
Special Structural Requirements:				

FURNISHINGS		
☒ Tables	☐ Bed	
☒ Chairs	☐ Wardrobe	
☒ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Lounge

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Boys Dormitory		

OPERATION DATA

Room: Student Center Lounge	**Function:** Large, medium, and small group student gathering	**Occupancy:**	**Normal**	**Max**
		# of Students	28	85
		# of Staff	2	5

Room Area (NASF): 450 SF total / 15 SF per normal occupant

Adjacencies to Other Spaces:
1. Building Entry Lobby (connected to)
2. Game Room, Seating Area, Snack Shop (connected to)
3. Restrooms, Computer Lab, Storage (near)

Functional Relationships: The Student Center Lounge should be on the first floor connected to the main entry lobby of the Boys Dormitory as part of a grouping of spaces forming the Student Center.

Design Considerations: Although indicated separately in the program, the primary spaces of the Student Center including the Lounge, Seating Area, Snack Shop, and Game Room should be conceived as a singular space with general openness and free flow of the spaces. Where the Student Center protrudes from the main footprint of the Boys Dormitory, the ceilings should be 10-12 feet for added spaciousness.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☐ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☐ Standard 9-10 feet
☒ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet	☐ Special	☒ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >60)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Wall-mounted television.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 6 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Lounge

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☒ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain/Bottle Fill	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	100 PSF	Wall Loading:	TBD	
Special Structural Requirements:				

FURNISHINGS		
☐ Tables	☐ Bed	
☐ Chairs	☐ Wardrobe	
☒ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Seating Area

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Boys Dormitory		

OPERATION DATA

Room: Student Center Seating Area	**Function:** Table and chair seating area.	**Occupancy:**	**Normal**	**Max**
		# of Students	20	28
		# of Staff	1	2

Room Area (NASF): 450 SF total /21.43 SF per normal occupant

Adjacencies to Other Spaces:
1. Lounge, Game Room, Snack Shop (connected to)
2. Restrooms, Computer Lab, Storage (near)

Functional Relationships: The Student Center Seating Area should be on the first floor of the Boys Dormitory as part of a grouping of spaces forming the Student Center.

Design Considerations: Although indicated separately in the program, the primary spaces of the Student Center including the Lounge, Seating Area, Snack Shop, and Game Room should be conceived as a singular space with general openness and free flow of the spaces. Where the Student Center protrudes from the main footprint of the Boys Dormitory, the ceilings should be 10-12 feet for added spaciousness.

ARCHITECTURAL DATA

Door Width:	**Windows:**	**Wall Finishes:**	**Floor Finishes:**	**Ceiling Finishes:**	**Ceiling Height:**
☐ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☐ Standard 9-10 feet
☒ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet	☐ Special	☒ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		**Work Surfaces (Fixed):**	**Special Surface:**
☒ Noise (STC >60)	☐ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☐ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Wall-mounted television.

MECHANICAL DATA	**COMMUNICATIONS DATA**	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☐ Ventilation Only	☒ Hardwired LAN; 6 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Seating Area

ELECTRICAL DATA			
Lighting	**POWER DATA**	**Alarm and Detection**	
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)	
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)	
☒ Accent	☐ Special Receptacles	☐ Heat Detector	
Lighting Control	☒ Emergency Power	☒ Smoke Detector	
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, and Wi-Fi/FA/MNS systems.		
☒ Occupancy Sensor			
☒ Dimmer			
PLUMBING DATA			
Water	**Drainage**		
☐ Domestic Cold Water	☐ Sanitary		
☐ Domestic Hot Water	☐ Floor Drain		
☒ Fire Suppression Sprinkler			
Fixtures and Fittings			
☐ Urinal	☒ Drinking Fountain/Bottle Fill	☐ Kitchen Sink	
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink	
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:	
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath		
STRUCTURAL ITEMS			
Floor Loading: 100 PSF	Wall Loading: TBD		
Special Structural Requirements:			
FURNISHINGS			
☒ Tables	☐ Bed		
☒ Chairs	☐ Wardrobe		
☐ Soft Seating	☐ Dresser		
☐ Desk	☐ Bookshelf		

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Snack Shop

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Boys Dormitory		

OPERATION DATA

Room: Student Center Game Room	**Function:** Game room	**Occupancy:**	**Normal**	**Max**
		# of Students	10	14
		# of Staff	1	2

Room Area (NASF): 250 SF total /22.73 SF per normal occupant

Adjacencies to Other Spaces:
1. Lounge, Seating Area, Game Room (connected to)
2. Restrooms, Computer Lab, Storage (near)

Functional Relationships: The Student Center Snack Shop should be on the first floor of the Boys Dormitory as part of a grouping of spaces forming the Student Center.

Design Considerations: Although indicated separately in the program, the primary spaces of the Student Center including the Lounge, Seating Area, Snack Shop, and Game Room should be conceived as a singular space with general openness and free flow of the spaces. Where the Student Center protrudes from the main footprint of the Boys Dormitory, the ceilings should be 10-12 feet for added spaciousness.

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☐ Standard; 36"	☒ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☐ Standard 9-10 feet
☒ Double Door	☒ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☒ Door Glass	☐ CMU	☐ Carpet	☐ Special	☒ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☒ Noise (STC >60)	☐ Security: Locking door	☒ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥60)		☒ ADA Height 34"	☐ Wood (Painted)
☒ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☒ Solid Surface
☒ Cabinet	☐ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Food storage cabinets, possible vending machines in coordination with the school. The shop shall have a sales window with bar height window access to sell snacks.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☒ Full HVAC	☐ Security Camera Monitor	☒ Voice; 1 Outlet CAT 6
☐ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation; consider adding a dedicated exhaust is a microwave is installed	☒ Hardwired LAN; 6 Outlets CAT 6	☒ Exterior Door Intercom
☐ Kitchen Hood		☒ Video/CATV; 1 Outlet Coax

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Snack Shop

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☒ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, door intercom system, freezers/refrigerators/vending machines with food that require refrigeration, and Wi-Fi/FA/MNS system.	
☒ Occupancy Sensor		
☒ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☒ Domestic Cold Water	☒ Sanitary	
☒ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☒ Drinking Fountain/Bottle Fill	☒ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS				
Floor Loading:	100 PSF	Wall Loading:	TBD	
Special Structural Requirements:				

FURNISHINGS		
☐ Tables	☐ Bed	
☐ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Storage

Project:	Maryland School for the Deaf, Frederick Campus	**WBCM Project No:**	20180134.08
Owner:	State of Maryland		
Contract:	DGSD-17-100IQC Task A-000-201-001	**Date:**	March 2021
Project Address:	101 Clarke Place, Frederick, Maryland		
Building:	Boys Dormitory		

OPERATION DATA

Room: Student Center Storage Room	**Function:** Storage of extra furniture, supplies, equipment.	**Occupancy:**	**Normal**	**Max**
		# of Students	0	0
		# of Staff	0	0

Room Area (NASF): 150 SF total

Adjacencies to Other Spaces:
1. Game Room (next to)
2. Student Center Lounge (near)
3.

Functional Relationships: The Storage Room should be on the first floor of the Boys Dormitory as part of a grouping of spaces forming the Student Center. It should be next to the Game Room and near the Lounge.

Design Considerations:

ARCHITECTURAL DATA

Door Width:	Windows:	Wall Finishes:	Floor Finishes:	Ceiling Finishes:	Ceiling Height:
☒ Standard; 36"	☐ Exterior	☐ Standard	☐ Sealed Conc	☐ Acoustic	☒ Standard 9-10 feet
☐ Double Door	☐ Interior View	☒ GWB	☐ Tile	☒ GWB	
☐ Security Door	☐ Door Glass	☐ Tile	☐ Carpet (Tile)	☐ Special	☐ Special HT.
☐ Coiling Door		☐ Washable	☐ VCT	☐ Other:	
☐ Steel Gate		☒ Painted	☒ Luxury Vinyl	☐ Other:	
		☒ Special: Abuse resistant GWB			

Special Considerations:		Work Surfaces (Fixed):	Special Surface:
☐ Noise (STC >55)	☒ Security: Locking door	☐ Standard Height 36"	☐ Stainless Steel
☐ Floor: Vibration/impact resistance (IIC ≥50)		☐ ADA Height 34"	☐ Wood (Painted)
☐ Ceiling: Tamper resistant devices preferred		☐ Sitting Height 30"	☐ Laminate
Storage			☐ Solid Surface
☐ Cabinet	☒ Fixed Shelving		
☐ Closet (Qty. 1)	☐ Secured		

Special Equipment: Floor to ceiling adjustable shelving on at least three walls.

MECHANICAL DATA	COMMUNICATIONS DATA	
System Requirements	☐ Security Cameras	☐ Fiber Optic
☐ Full HVAC	☐ Security Camera Monitor	☐ Voice
☒ Heating Only	☐ Electronic Door Access Ctrl.	☒ Wi-Fi Coverage
☐ Bathroom Exhaust	☐ Emergency Call System	☐ Assisted Listening System
☒ Ventilation Only	☒ Hardwired LAN; 2 Outlets CAT 6	☐ Exterior Door Intercom
☐ Kitchen Hood		☐ Video/CATV

WBCM
WHITNEY BAILEY COX & MAGNANI, LLC

PROGRAMMING - ROOM DATA — Student Center Storage

ELECTRICAL DATA		
Lighting	**POWER DATA**	**Alarm and Detection**
☒ Ambient	☒ General Receptacles 120v	☒ Emergency/Fire Alarm System (FA)
☐ Task	☐ Quad Receptacles 120v	☒ Mass Notification System (MNS)
☐ Accent	☐ Special Receptacles	☐ Heat Detector
Lighting Control	☒ Emergency Power	☒ Smoke Detector
☒ Wall Switch, for signaling light	**Emergency Power Connected to:** Lighting, heating, ventilation, and Wi-Fi/FA/MNS systems.	
☒ Occupancy Sensor		
☐ Dimmer		

PLUMBING DATA		
Water	**Drainage**	
☐ Domestic Cold Water	☐ Sanitary	
☐ Domestic Hot Water	☐ Floor Drain	
☒ Fire Suppression Sprinkler		

Fixtures and Fittings		
☐ Urinal	☐ Drinking Fountain	☐ Kitchen Sink
☐ ADA Single Bowl Lavatory	☐ Non-ADA Single Bowl Lavatory	☐ Janitor Sink
☐ ADA Compliant Toilet	☐ Non-ADA Toilet	☐ Other:
☐ ADA Compliant Shower/Bath	☐ Non-ADA Shower/Bath	

STRUCTURAL ITEMS			
Floor Loading:	75 PSF	Wall Loading:	TBD

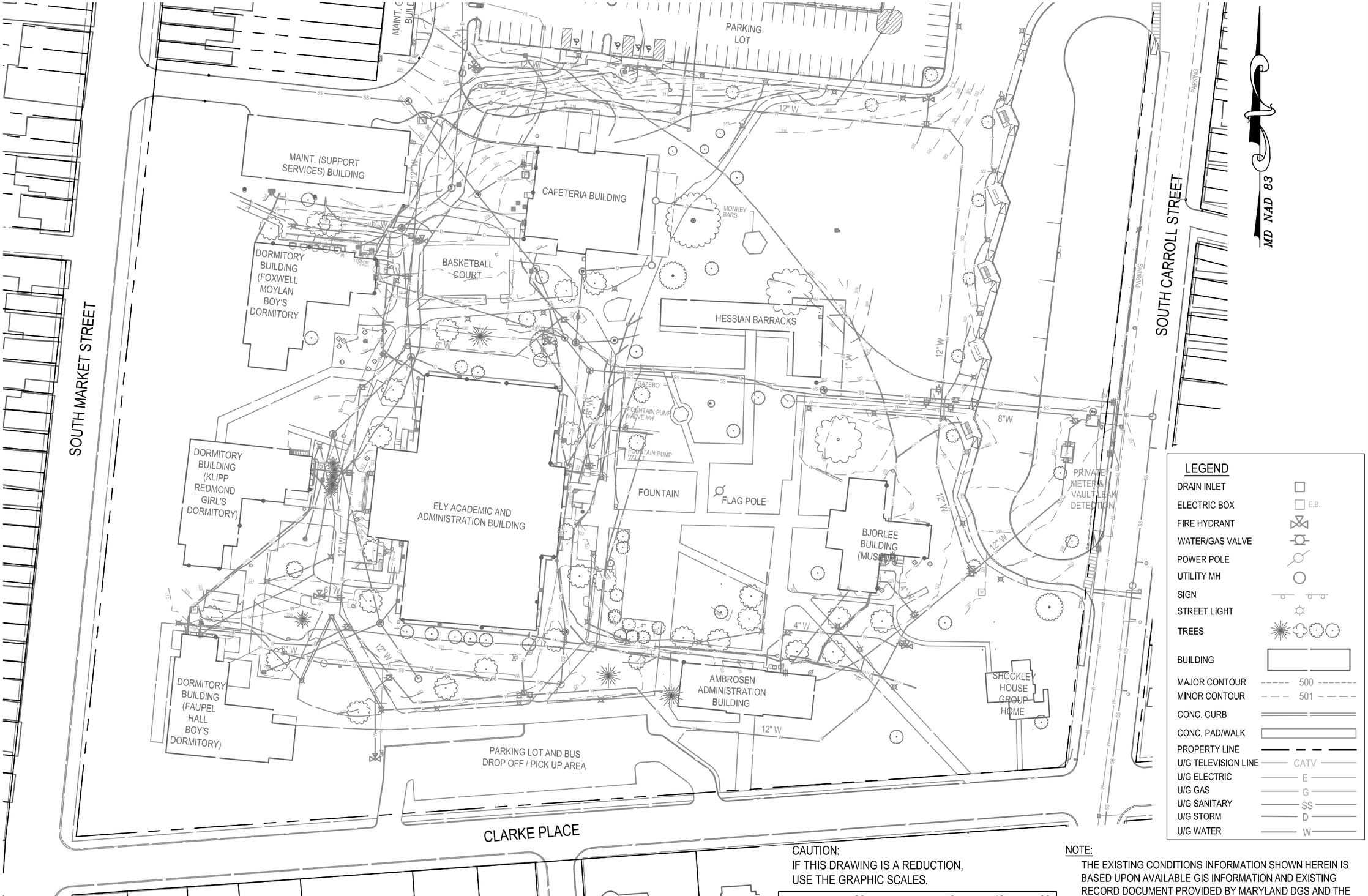
Special Structural Requirements:

FURNISHINGS		
☐ Table	☐ Bed	
☐ Chairs	☐ Wardrobe	
☐ Soft Seating	☐ Dresser	
☐ Desk	☐ Bookshelf	

P:\2018\18013408\Design\Programming\WBCM General Room Data Sheet.docx

APPENDIX B

EXISTING SITE AND UTILITY PLAN



LEGEND

DRAIN INLET	
ELECTRIC BOX	E.B.
FIRE HYDRANT	
WATER/GAS VALVE	
POWER POLE	
UTILITY MH	
SIGN	
STREET LIGHT	
TREES	
BUILDING	
MAJOR CONTOUR	500
MINOR CONTOUR	501
CONC. CURB	
CONC. PAD/WALK	
PROPERTY LINE	
U/G TELEVISION LINE	CATV
U/G ELECTRIC	E
U/G GAS	G
U/G SANITARY	SS
U/G STORM	D
U/G WATER	W

CAUTION:
IF THIS DRAWING IS A REDUCTION,
USE THE GRAPHIC SCALES.

1"=80'-0" (80 0 40 80)

NOTE:
THE EXISTING CONDITIONS INFORMATION SHOWN HEREIN IS BASED UPON AVAILABLE GIS INFORMATION AND EXISTING RECORD DOCUMENT PROVIDED BY MARYLAND DGS AND THE MARYLAND SCHOOL FOR THE DEAF. NO FIELD SURVEYS, UTILITY INVESTIGATIONS, OR FIELD MEASUREMENTS WERE PERFORMED AS PART OF THIS EXISTING CONDITIONS MAPPING.

DATE: 06/17/2021
SCALE: 1"=80'
C-1

EXISTING CONDITIONS PLAN

MARYLAND SCHOOL FOR THE DEAF

FREDERICK CAMPUS
101 CLARKE PLACE
FREDERICK, MARYLAND 21701

WHITNEY BAILEY COX & MAGNANI, LLC
300 East Joppa Road Suite 200
Baltimore, MD 21286
410.512.4500 www.wbcm.com

WBCM
Designing Infrastructure for Tomorrow®

Jun 17, 2021 - 1:50pm User: hhwang

P:\2018\18013408\Drawings\07-Site\2018013408-C100-Existing Conditions Plan.dwg

APPENDIX C

NEW BUILDING PROJECT CHECKLIST

1. NEW BUILDING PROJECT CHECKLIST

The following checklist shall be completed for projects involving construction of a new structure and includes an addition, extension or replacement of an existing structure. Because a new building project may also require renovation and utility extension work and generally involves site improvements, the program-writer should also complete either or both of these checklists if they are appropriate to the project under consideration.

		Yes	No	N/A
a. Architectural style preferences		X		
(If yes, explain on separate sheet.)	See Note #5			
b. Work schedules or phases		X		
c. Coordination with master development plan		X		
d. Funding constraints(If yes, what are they?)			X	
e. Site selected		X		
f. Preferred vistas (If yes, describe.)			X	
g. Excavation, clearing, razing constraints (If yes, explain.)	See Note #1	X		
h. Other construction in area				
i. Utilities on site		X		
j. Special design features (Describe on separate sheet.)	See Note #5	X		
k. Space needs: present and future				
Entire facility		X		
Functional areas		X		
Rooms		X		
l. Space needs: net sq. footage		X		
Entire facility				
Functional areas		X		
Rooms		X		
m. Special dimension and space requirements		X		
n. Nature of work and services described		X		
o. Functional and spatial layouts		X		
p. Workload projections				X
q. Special working hours or shifts				X
r. Work flow described				X
s. Clerical-professional ratio				X
t. Client - staff ratio				X
u. Client - staff traffic preferences				X
v. Office layout preferences		X		
w. Special room/area features		X		
x. Climate control considerations		X		
y. Furniture and equipment needs		X		
z. Special lighting needs	See Note #2	X		
aa. Information technology needs (voice, video, data, & wireless)		X		
bb. Special access/egress requirements			X	

NEW BUILDING PROJECTS CHECKLIST (continued)

		Yes	No	N/A
cc. Preferred floor, wall or ceiling material		X		
dd. Security considerations				
Electrically controlled doors		X		
C C TV-monitoring system		X		
Secured utilities			X	
Secured windows		X		
Motion Detectors			X	
Door and window alarm			X	
Alarm links to offsite locations			X	
ee. Considerations to be given to:				
Equipment storage and maintenance			X	
Heat and sound insulation		X		
Linen and janitor closets		X		
Utility area			X	
Physical plant needs	See Note #3	X		
Trash removal				
Delivery dock			x	
Escalator, elevator, stairways		X		
Fire protection and sprinklers	See Note #4	X		
Food preparation and delivery			X	
Dining facilities		X		
Client and staff transportation systems			X	
Signage and entranceway needs		X		
Accommodations for youth, aged, and handicapped		X		
Restroom and shower facilities		X		
Special water supply or utility needs			X	
Recreation/play areas		X		

NOTE: For each item checked yes, ensure an explanatory narrative is included in the body of the program.

NOTES:

1. Excavation is needed for the electrical ductbanks as well as the subslab sanitary and where the domestic water enters the building.
2. Consideration should be made to making the resident portion of the building have a home-like character and feel, and yet have the durability to withstand ongoing student use and occupancy.
3. A central domestic water generation plant shall be required. In addition, depending on the HVAC system selected during design, a central cooling and / or heating plant may be required as well.
4. The entire building will need to be protected with a fire protection sprinkler system in accordance with NFPA 13.
5. See the Part 2 Program narrative.

APPENDIX D

SITE DEVELOPMENT CHECKLIST

4. SITE DEVELOPMENT CHECKLIST

(a) Land Use and Acquisition Criteria Checklist

Project: Dormitories, Student Center, and Satellite Student Health Center DGS Project No: A-000-201-001

Requesting Agency: Maryland School for the Deaf Frederick Campus Date: _____

This check list shall be used by the Department of General Services (DGS) to determine the feasibility and suitability of land for construction sites for proposed State of Maryland facilities.

This form shall be completed for programs which exclusively involve a site improvement or as a supplement to projects involving the construction of a new building. This form will generally not be required for programs involving the alteration, conversion, renovation or restoration of an existing structure or for utility projects.

This list shall be completed in its entirety by the Requesting Agency and submitted with the recommendation of the Requesting Agency for acceptance or rejection of the site, to the Secretary of DGS prior to consideration of the site for acquisition.

Should technical assistance be required to complete this checklist, the Requesting Agency should contact DGS for staff assistance.

I. SITE LOCATION:

1. County Frederick, City/Town Frederick, Street Address 101 Clarke Pl, Frederick, MD 21705

2. Boundaries (streets, steams, etc,) Clarke Pl, S. Market St., S. Carroll St

3. SHA County Map (Scale: 1" = miles): Attach copy showing property and surrounding area to a five mile radius. Indicate property in red.

II. SITE DESCRIPTION:

1. Size of property: 10.0 Acres

2. Existing Easements and Rights-of-Way (check and indicate on property plat):

gas transmission	_____	mineral rights	_____
electrical	_____	storm drainage	_____
sanitary sewers	_____	other (specify)	_____
water	_____		
telecom cable	_____		

SITE DEVELOPMENT CHECKLIST (continued)

3. Existing Improvements (check):

   A. Building(s)_X_; Paved Roads_X_; Paved Parking Lots_X_; Wells ____; Walks_X_; Retaining Walls_X_; Fences_X_; Septic System(s)_____; Existing Building: Owner Occupied_____, Tenant Occupied ____, Length of Lease _____, Other _____ (specify).

   B. Building: No. of Stories_____; Gross Area_____; sq. ft; Length_____ft; Width_____ft.

   C. Paved Areas: Length____ft; Width_____ft; Area _____sq. ft.

4. Present Zoning and Land Use:

   A. Existing Zoning (specify): Institutional
   B. Existing land Use (check): Farmland_____; Commercial_____; Industrial____; Residential____; Other Existing Maryland School for the Deaf Frederick Campus

5. Surface Characteristics:

Wetlands	
Wooded	
Lakes, Streams or Ponds	
Swamps	
Agricultural	
Improved Land	X
with Structures	X
Other	

6. Surface Soil Characteristics: Residual___%; Alluvial___%; Artificial Fill___%; Marine Clays___% Hydric___%;

7. Underlying Geologic Strata (check): Alluvial Deposit___%; Artificial Fill___%; Crystalline Rocks___%; Sedimentary Rocks___%; Limestone___%;

8. Depth and Type of Rock Below Surface: Depth___ft; Type_____
   Depth and Type of Water Table Surface: Depth___ft; Type_____

9. Topography:

   A. Variance in Grades: precipitous_____% steep_____% rolling_0-10_%
   B. Supplemental Information (check):

SITE DEVELOPMENT CHECKLIST (continued)

	Attached	Not Available
Photogrammetry (obtain from Dept/Agriculture; DGS)		X
USDA Photos (obtain from Dept/Agriculture)		X
USCGS (National Geodetic Survey) Maps		X
Field Survey - Topographical		X
Flood Plain/Wetlands (FEMA)	none present on-site	

10. Existing Drainage Characteristics (check): Inlets/storm drains___X___; nearby streams___; on-site streams_____; lakes ___; roadway ditches ____; adjacent properties drain to subject site_____; other ___on-site system___ (specify).

11. Wildlife Habitat (check): Flyway____; Wetland ___; Woodland_____.

12. Accessibility to Site (check): Direct access from improved road__X__; direct access from unimproved road_____; direct access from improved right-of-way____; direct access from unimproved right-of-way_____; single access_____; multiple access__X___.

III. PROPERTY PLAT AND DEED

1. Plat (copy attached) __N/A__ (check)
2. Deed (copy attached) _____ (check)
3. Liber & Folio (copy attached) if plat & deed are not available (check)
4. Ownership (check)

Federal		(Agency)	
State	X	(Agency)	Maryland School for the Deaf
County		(Agency)	
City/Town		(Agency)	
Private		(Single/Joint/Estate)	
Corporate		Other (specify)	

IV. UTILITIES & SERVICES:

1. Indicate on property plat and location map the availability of the following:

Type	Capacity/Size	Distance from Site (If on-site, designate "o.s.")
Electric		on-site
Storm System	15"	on-site
Sanitary Sewer	8"	on-site
Water (public)	12"	on-site
Gas		on-site
Telephone		on-site
Telecommunications		on-site

SITE DEVELOPMENT CHECKLIST (continued)

2. Nearest Fire Department: Location 79 S. Market St, Frederick, MD
   Distance to site: 0.25 Miles

3. Public Parking available (check) Yes X; No_____;
   Distance from site 200 Ft; No. spaces available_____
   Describe On-street parking along Clarke Pl, S. Market St., S. Carroll St.

4. Well Water (check): Available_____; Not Available____; Potable____.

5. Percolation Tests: Indicate areas on property plat where they have been performed and circumstances whereby testing was accomplished. Furnish available supporting data or information:
   Test performed_____. Satisfactory_____. Unsatisfactory_____.

6. Drainage Outfall: Indicate on property plat and location to the nearest location for the disposal of storm water from the subject site.

V. **PROPOSED LAND USE COMPATIBILITY:**

1. Proposed Zoning (specify) Institutional.

2. Proposed parking requirements (number): Autos_____: Other No change from existing on-site parking spaces.

3. Floodplain Management (check):

5-year Floodplain	
10-year Floodplain	
25-year Floodplain	
50-year Floodplain	
100-year Floodplain	

4. Project Coordination (check):

	Yes	No	Not Applicable
Local Government Acceptance			
County Government Acceptance			X
Compatible with State Highway Administration Plans			X
Community Acceptance			
Approved Dept. Budget and Management			
Other_____			

5. Aircraft-Landing Flight Path (check):
   On site_____; adjacent to site_____ (_____); N/A X

SITE DEVELOPMENT CHECKLIST (continued)

6. Indicate on property plat:

   A. Present ownership and development of each surrounding property.

   B. Proposed development of surrounding undeveloped property.

7. Historical, Archaeological or Unusual Features (check):

landmarks	_____	unusual geologic formations	_____
historic site	_____	unusual large trees that might be	_____
historic buildings	_____	recorded in State or National registry	_____

_____
(Prepared by) (Phone)

_____
(Title)

Attachments (check):
1. _____SHA County Map (with information indicated thereon)
2. _____Property Plat (with information indicated thereon)
3. __X__Property Deed
4. _____Topographical
5. _____Other_____

(b) Site Development Checklist Supplement

This form is a supplement to the "Checklist: Land Use and Acquisition Criteria" form and shall likewise be submitted for programs which exclusively involve a site improvement or as an attachment to projects which pertain to the construction of a new building.

	Yes	No	N/A
1. Site selected	X		
2. State-titled property	X		
3. Map, plat or sketch provided	X		
4. Land/space needs estimated	X		
5. Estimates on number of occupants, participants or visitors at site included	X		
6. Other construction in the area		X	
7. Special work scheduling requirements	X		
8. Excavation, demolition, clearing work required	X		
9. Unusual site considerations explained			X
10. Hazards on/near site			X
11. Curb or guttering required for drainage		X	
12. Special sediment control considerations	X		
13. Turn-around space for trucks considered			
14. Construction storage area available			
15. Sanitary sewer at site	X		
16. Potable water at site	X		
17. Electric power at site	X		
18. Irrigation needs			X
19. Seeding or sodding requirements	X		
20. Parking considerations:			X
No. of present spaces			X
No. of new spaces			X
Special vehicle space			X
Handicapped parking			X
22. Special construction material requirements			X
23. Lighting considerations:			
Sidewalks	X		
Parking area			X
Roads			X
Play/activity area			X
Sign	X		
Flag			X
24. Accommodations for handicapped	X		
25. Telecommunication needs	X		
26. Security requirements	X		
27. Fencing needs			X
28. Fire protection system	X		
29. Play/outdoor area provided		X	

(b) Site Development Checklist Supplement (continued)

	Yes	No	N/A
30. Seating and furniture needs		X	
31. Restroom and shower facilities Seasonal/Year Round			X
32. Special equipment requirements			X
33. Special storage space needs			X
34. Underground or above ground tanks; new/planned			X
35. Archeological significant features			X
36. Clearing house approval			

NOTE: For each item checked yes, ensure an explanatory narrative is included in the body of the program.

APPENDIX E

UTILITY PROJECT CHECKLIST

3. UTILITY PROJECT CHECKLIST

The following checklist shall be completed for programs which exclusively involve a utility improvement or as a supplement to a new building or renovation project if appropriate.

	Yes	No	N/A
a. Zoning consideration	X		
b. Energy management and conservation consideration	X		
c. Temperature control system described (preferably DDC)	X		
d. Condition and capacity of underground items lines	X		
e. Central or individual steam service			X
f. Condition and capacity of existing sewage system			X
g. Fuel oil storage (tank capacity in gallons)			X
h. Service road for fuel deliveries			X
i. Facility for bulk fuel deliveries			X
j. Present water lines adequate	X		
k. Special size and location of water lines			X
l. Special water supply and treatment			X
m. 140 F water to dishwashers, janitor slop sinks		X	
n. 110 F water to patient rooms, rest rooms, other areas	X		
o. Visual/audible alarm and automatic shut off for hot water			X
p. Sinks provided in special areas			X
q. System for handling trash and garbage explained		X	
r. Incinerator requirements		X	
s. Life-cycle costs analysis required for HVAC system	X		
t. Compliance with ASHRAE 90.1-1989			X
u. HVAC designed to allow repairs to one component without affecting entire system (distribution zone isolation valves)	X		
v. Need to convert boilers to gas or dual fuel (ASHRAE 62-1989)			X
w. Special ventilation requirements		X	
x. Attic ventilation required	X		
y. EDP area considerations			X
z. Storm window installation		X	
aa. Thermopane and tinted glass installation	X		
bb. Security grilles for duct work			X
cc. Kitchen and lab hoods supplied with independent sources of makeup air			X
dd. Fusible links in dampers resettable and accessible			X
ee. Voltage capacity identified	X		
ff. Amperage services identified		X	
gg. Adequate transformer capacity		X	
hh. Capacity of emergency generators identified		X	
ii. Overhead or underground distribution system	X		
jj. Looped (reverse return) or non-looped distribution system			X
kk. Electrical code service performance			X

UTILITY PROJECT CHECKLIST (continued)

	Yes	No	N/A
ll. Service power factor specified			X
mm. Lighting system described (high efficiency lamps & ballasts)	X		
nn. Intercom system required	X		
oo. Smoke detectors installed	X		
pp. Fire alarm system adequate:			
Tied into local Fire Department	X		
Coded alarm system			X
Testable			X
Trouble alarm			X
qq. Describe type and condition of telecommunication distribution system (Fiber optic, data, voice)	X		

NOTE: For each item checked yes, ensure an explanatory narrative is included in the body of the program.

APPENDIX F

FIRE ALARM AND MASS NOTIFICATION SYSTEM REQUIREMENTS

NOTE: THE ENTIRETY OF APPENDIX F WAS DEVELOPED FOR ANOTHER DGS PROJECT AND IS INCLUDED IN THIS DOCUMENT FOR REFERENCE ONLY.

Appendix F.1

F.1: Fire Alarm (FA) Minimum Components

- Provide a fully functional system that complies with the following requirements. If the current version of the National Fire Protection Act (NFPA) requires something more stringent or contrary to the minimum components listed, the vendor is to meet the NFPA requirement and notify the State of the change.
- Addressable FA Control Unit (FACU) containing a Central Processing Unit (CPU), power supply, LED indicators, control switches, Digital Alarm Communicator Transmitter (DACT) and relays.
- Annunciation at the FACU.
- PC based Graphical User Interface (GUI) minimum of two stations (Notifier ONYXWorks workstation or equal).
- Digital voice message controller and message generator.
- Ability to customize pre-set FA messages, both graphic and audio, to include the name of the building they originate in.
- Distributed digital audio amplifiers.
- Input Devices including waterflow switches and tamper switches.
- Addressable analog photoelectric smoke detectors with standard bases.
- Addressable manual FA pull stations.
- Addressable monitor modules and control relay output modules.
- Addressable visual notification devices including LED scrolling text signs (Notifier 24VDC LED three color or equal with supervised battery backup) and HDTV 1080P LED video display monitors (quantity to be determined in the Risk Analysis submission). Third party or proprietary Distributed Recipient Mass Notification System (DRMNS) interface.

Appendix F.2

F.2: Distributed Recipient Mass Notification System (DRMNS) Properties

- Provide a fully functional system that complies with the following requirements. If the current version of the National Fire Protection Act (NFPA) requires something more stringent or contrary to the minimum components listed, the vendor is to meet the NFPA requirement and notify the State of the change.
- Provide a Windows based Enterprise-Class Hard Drive to manage the DRMNS system.
- Provide an identical redundant server as backup in the event of failure of the primary server.
- Each server will be firewall protected.
- Provide automatic switching and initialization of the backup server in the event of failure of the primary server.
- Provide remote system interface allowing an authorized password protected user to log-in and maintain an active desktop enabling the user to activate and disseminate emergency and non-emergency messages.
- Provide auxiliary battery backup power adequate to maintain the DRMNS server components and switches for 24 hours of standby operation and 15 minutes of emergency event operation.
- Provide pre-set MNS messages as indicated in Appendix B.1 meeting NFPA-72 requirement of activation within a maximum of ten seconds upon initialization of the system event.
- Provide the ability to disseminate MSD produced American Sign Language (ASL) videos to on site LED monitors. Quantity and location to be determined by the Risk Analysis report.
- Provide the ability to disseminate custom MNS text and audio messages from the GUI consoles.
- Provide the ability to disseminate Short Message Service (SMS) text messages and Multimedia Messaging Service (MMS) messages to select or group users via no less than three workstations on the MSD Local Access Network (LAN). Provide a centralized system to disseminate emergency messages and pop-up messages to all computers authorized to be connected to the MSD LAN.
- Provide authorized MSD administrators with the ability to customize distribution lists, recipients and messages.
- Provide automatic message capability by the FA system via direct network integration. This activation shall also correspond to FACU user pre-programmed annunciator buttons that will activate pre-recorded messages or live emergency announcements.
- Provide MSD administrators the ability to receive outside automated National Weather Service or similar alerts.

Appendix F.3

F.3: List of pre-recorded voice and LED text sign messages:

Fire Evacuation

ATTENTION PLEASE. A FIRE EMERGENCY HAS BEEN REPORTED IN THE BUILDING. PLEASE EVACUATE BY THE NEAREST EXIT. ONCE OUTSIDE REPORT TO THE NEAREST ASSEMBLY POINT AND STAND BY FOR FURTHER INSTRUCTIONS.

Text message: "EMERGENCY! EVACUATE BY THE NEAREST EXIT!" -Red font

Severe Weather Alert

ATTENTION PLEASE. THE NATIONAL WEATHER SERVICE HAS ISSUED A SEVERE WEATHER WARNING FOR THIS AREA. PLEASE SEEK IMMEDIATE SHELTER UNTIL THE ALL CLEAR IS GIVEN.

Text message: "ATTENTION! WEATHER EMERGENCY. SEEK SHELTER UNTIL ALL CLEAR GIVEN." – Yellow font

Tornado

ATTENTION PLEASE. THE NATIONAL WEATHER SERVICE HAS ISSUED A TORNADO WARNING FOR THIS AREA. PLEASE REPORT TO DESIGNATED SAFE AREA AND STAY AWAY FROM WINDOWS UNTIL THE ALL CLEAR IS GIVEN.

Text message: "ATTENTION! TORNADO WARNING. SEEK SHELTER UNTIL ALL CLEAR GIVEN." – Yellow font

Shelter in Place

ATTENTION PLEASE. A SECURITY EVENT HAS BEEN REPORTED. ALL STAFF AND STUDENTS ARE TO REMAIN INDOORS. SECURE EXTERIOR DOORS AND WINDOWS.

Text message: "ATTENTION. SECURITY EVENT. SHELTER IN PLACE. SECURE BUILDING." – Red font

Lock Down

ATTENTION PLEASE. A SECURITY EVENT HAS BEEN REPORTED. ALL STAFF AND STUDENTS ARE TO LOCK DOWN IN THEIR AREA IMMEDIATELY.

Text message: "ATTENTION. SECURITY EVENT. LOCK DOWN. SECURE YOUR AREA." – Red font

All Clear

ALL CLEAR. THE EMERGENCY SITUATION HAS ENDED.YOU MAY RESUME NORMAL ACTIVITIES.

Text Message: "ALL CLEAR. RESUME NORMAL ACTIVITIES." – Green font

System Testing – prior to start of testing

ATTENTION PLEASE. WE WILL BE TESTING THE EMERGENCY NOTIFICATION SYSTEM THROUGHOUT THE BUILDING. PLEASE DISREGARD ANY FLASHING LIGHTS, AUDIBLE TONES OR PRE=RECORDED MESSAGES UNTIL FURTHER NOTICE.

Text Message: "ATTENTION. System testing. Disregard all Emergency notifications until further notice." – Green font

System Testing – Completion of testing

ATTENTION PLEASE. SYSTEM TESTING OF THE EMERGENCY NOTIFICATION SYSTEM HAS BEEN COMPLETED.

Text Message: "ATTENTION. System testing has been completed." – Green font

Appendix F.4

F.4: Mass Notification System Integrated Web Services (IWS) Minimum Components

- Provide a primary IWS server system hosted on one or more Windows Server Application servers. Recommended Dual CPU Quad Core, Xeon E56xx or better with at least 2GHz processing speed. 32GB RAM. 100GB free disk space. If multiple application servers are used a Load Balancer should be used to create a virtual web farm.
- Provide a Microsoft (SQL) Server Database server. Recommended Dual CPU Quad Core, Xeon E56xx or better with at least 2GHz processing speed. 32GB RAM. 200GB free disc space.
- Provide an IP Integration Module to communicate between the IWS and non-IP systems.
- Provide an Internet Browser for use by the IWS to access the web. When an alert is available it should be received by the designated administrators to review and respond.
- Provide external delivery of FA activation alerts to MSD designated monitoring service.
- Provide a hosted Personal Safety and Connect Service (PSCS) alert delivery system and service to connect and interact with the designated end-users devices.

Appendix F.5

MARYLAND SCHOOL FOR THE DEAF
Columbia campus

Mass Emergency Notification System
(Campus wide)

Facility Program Manual
Part II
State of Maryland
Department of Budget and Management
Department of General Services
December 2018

Mass Emergency Notification System

Table of Contents

Part II

Background Information

Overview

The **Maryland School for the Deaf** (MSD), a diverse, bilingual community, in partnership with families provides an equitable and exemplary education in a nurturing, engaging, and challenging environment to ensure our students achieve personal excellence and become responsible lifelong learners.

The Maryland School for the Deaf provides a comprehensive Pre-Kindergarten through Grade 12 instructional program to deaf and hard of hearing students from all areas of the State. The School utilizes the Howard County Public School Curriculum (which is aligned to the Maryland College and Career Readiness Standards) and monitors student progress using a range of testing and assessment tools. The Maryland State Department of Education High School Diploma is awarded to graduating seniors. MSD is fully accredited by the Middle States Association of Colleges and Schools.

The School provides two levels of curriculum at each campus that include the Howard County Public School Curriculum and the Maryland Core Content Connectors curriculum which is aligned to MSDE's Alternate Academic Achievement Standards. Each curriculum level has different goal levels and requires different levels of student support services, which are documented in the student's Individual Education Plan (IEP).

The School provides complete student support services including assessment, counseling, behavioral modification, physical therapy, occupational therapy, and infirmary services. Complete audiological testing and assessment services, speech classes and American Sign Language classes are provided to students as needed. School staff provides many of these services; however, some services are contracted with outside professional people as needed. All services are provided on campus for the student's safety. These services may be provided one-to-one, in a specialized testing lab, or in a classroom setting depending on the service and the individual student's need. The School has implemented services for cochlear implant rehabilitation. These services include, but are not limited to, specialized audiological testing and mapping and increased speech classes.

Enhanced Program Services are available for students who have multiple disabilities, are medically fragile, and/ or are developmentally disabled. These services may include a one-to-one aide to assist in mobility issues, occupational or physical therapy, behavioral therapy, and other means necessary to be able to provide these students a free and appropriate public education. Students receiving Enhanced Program Services may be enrolled in any of the two core curriculums.

Campus Location and Description

The Columbia Campus is located in Ellicott City in Howard County, at the intersection of Route 108 and Old Montgomery Road. This location is near the population center of the State making it accessible on a day-basis for most students living in the Baltimore-Washington metropolitan area.

The Columbia Campus is situated on what was once farmland owned by the University of Maryland. The campus is bordered on the west by Route 108, on the north by Old Montgomery Road and Route 100, on the east by Deep Creek, and on the south by a low-density residential community.

Existing Columbia Campus facilities include three modern-style buildings constructed between 1972 and 1982: Steiner Building (A and B wings) which houses the elementary program, the family education/early intervention program, the kitchen and dining hall, infirmary, and other student support functions; Baker Building, which includes dormitory facilities, after school program facilities and a satellite infirmary; and the Denton Building which houses the middle school program, administrative offices, and maintenance shop areas, as well as core program facilities such as the library, auditorium, gymnasium, and pool. The Steiner and Baker buildings are closely situated on the northwest portion of the property near the campus' Old Montgomery Road entrance while the Denton Building sits farther into the property, approximately 800 feet from the Steiner and Baker buildings. Two roads connect the three structures.

The parcel of land containing the Columbia Campus generally slopes toward Deep Creek. The eastern portion of the property immediately bordering the creek is not suitable for development due to the steep slopes and environmental restrictions. A 26-inch natural gas main right-of-way traverses the southwest quadrant of the property.

Figure 1 Maryland State Map

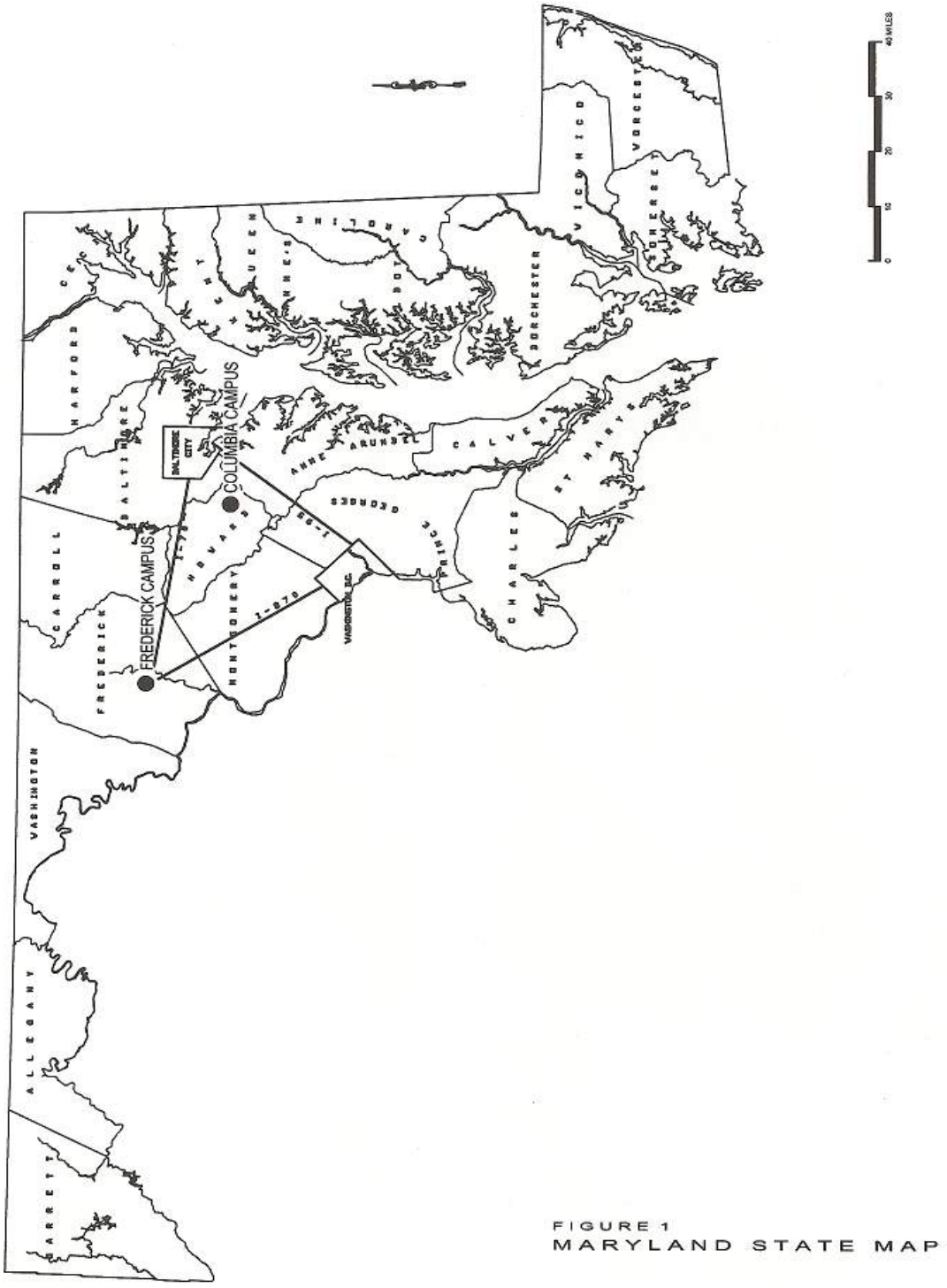


FIGURE 1
MARYLAND STATE MAP

Figure 2 Columbia Campus Vicinity Map

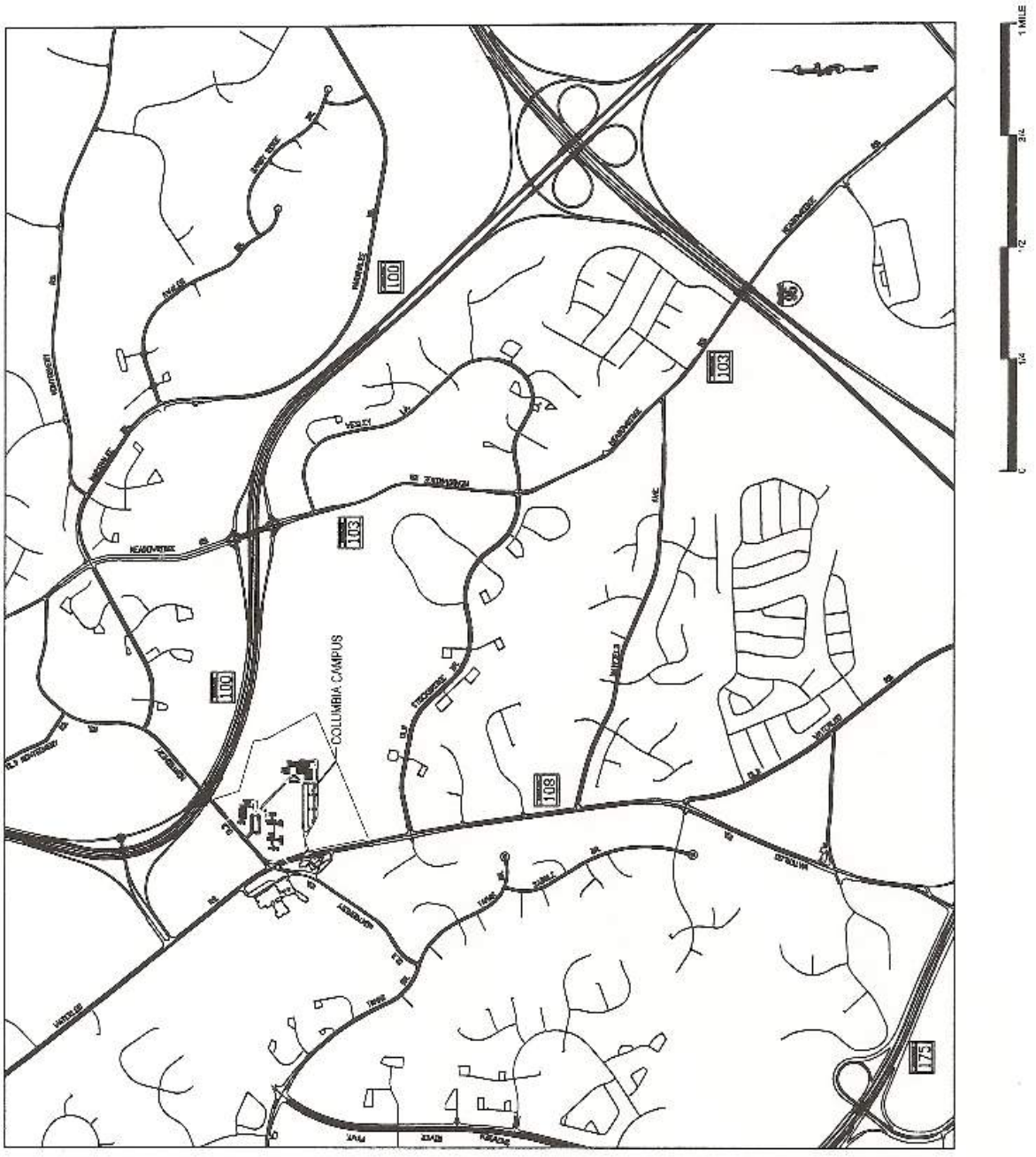
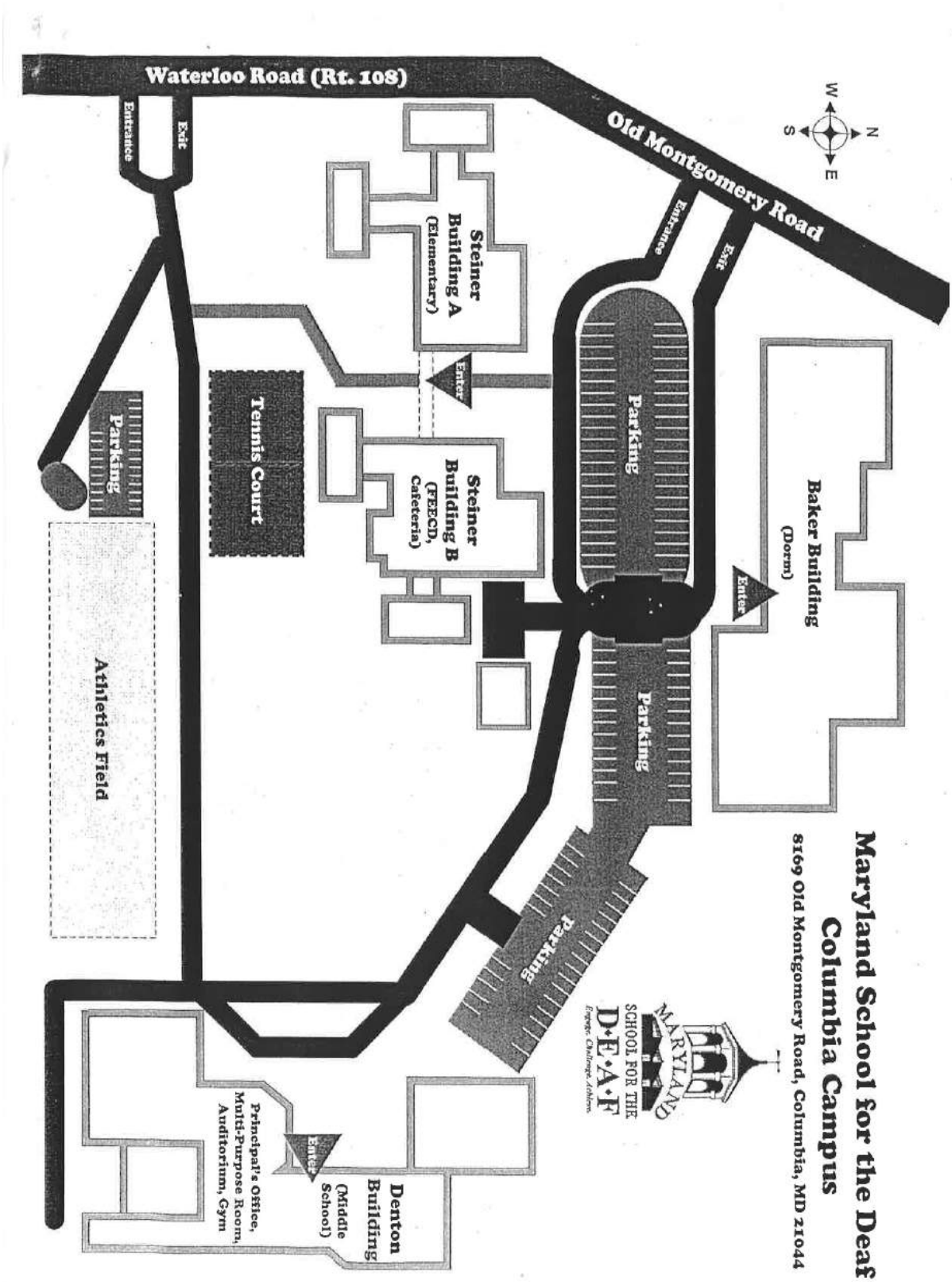


FIGURE 2
COLUMBIA CAMPUS
VICINITY MAP

Figure 3 Columbia Campus Existing Site Plan



Project Description

The purpose of this project is to create an emergency communication system for the protection of life by indicating the existence of an emergency situation and communicating information necessary to facilitate an appropriate response and action. That emergency may include but is not limited to evacuation, reverse evacuations, severe weather, lock down, shelter in place, accidents, and natural disasters.

An emergency mass notification system is necessary to bring the school current with the latest requirements for the safety of students, faculty, staff members and visitors and to ensure the Maryland School for the Deaf is in compliance with the Maryland Safe to Learn Act of 2018. These changes are critical for our School since our students are deaf and hard of hearing and require a visual system of notification.

In addition, an emergency mass notification system is necessary to communicate various life threatening situations. The system needs to communicate different signals for evacuation versus shelter-in-place alarms and for events such as weather emergencies, chemical spills or sniper situations. A deaf school adds the burden that the notification must include a strong visual component. The emergency notification system will utilize the code standards of NFPA 72 version 2019 or the version that is in effect at the time the review drawings are submitted to the Office of the State Fire Marshall.

A new central system with color-coded strobe lights will enable the administration to activate the alarms, in conjunction with devices, to convey immediately the correct message which will direct staff, faculty and students to a safe location. Strobes should be mounted on the exterior of the building to notify staff and students as they are walking on the campus grounds. Distributed-recipient mass notification systems will be analyzed as part of the system.

Current strobe lighting technology that is used primarily for individuals with hearing disabilities is essential for safe warning and evacuation procedures. Manufacturers have responded to the changing criteria and are producing new warning devices, including highly effective strobe lighting that can awake an individual from a sound sleep. MSD considers these changes vital for our students as well as for the staff members that are responsible for the safety of the students. Public address systems are not a viable option at a school that relies on visual communication.

The Maryland Safe to Learn Act of 2018 strengthens the need for a visual alarm system at the Maryland School for the Deaf to provide greater safety for the occupants of the buildings in the event of any emergency or manmade disasters. It is vital that we provide the best possible safety features for our students, faculty, staff members and visitors.

Project Scope

The scope of this project includes the design of a mass notification system integrated between the three buildings on the Maryland School for the Deaf Columbia Campus.

To complete the design of the mass notification system will require an evaluation or risk analysis as covered in NFPA 72 version 2019 or most current version, section A.24.4. This evaluation will be completed prior to the design of the mass notification system. The specific needs of a deaf school and the need for visual notification systems will be an important aspect.

Each of these buildings will include the installation of the mass notification system. The system will incorporate visual and audible cues for a non-fire emergency, including but not limited to evacuation, reverse evacuation, severe weather, shelter in place, lock down and drop, cover, hold. An analysis of a distributed-recipient, mass notification system (DRMNS) should be completed and recommended. The DRMNS must be able to communicate to hundreds of recipients through multiple delivery methods, including but not limited to emails, SMS/text messages, paging, desktop pop-up notifications and/or television messages.

In addition, the mass notification system must be able to adapt to changing emergency drill requirements and types as specified by the Maryland State Department of Education Guide to Emergency Planning.

Fire Alarm and Emergency Notification System

The A/E will evaluate all existing fire alarm systems and determine if any of the existing fire alarm components can be retained.

The intent of the Program is to design and install an emergency notification system for MSD. The A/E should determine the extent to which the existing fire alarm systems can be integrated with an emergency mass notification system.

Design Phasing

The A/E will begin the process with the risk analysis to determine considerations for developing a mass notification system.

Risk Analysis

A risk analysis is a comprehensive assessment to determine the likelihood, vulnerability and magnitude of incidents associated with natural, technological and manmade disasters, and other emergencies. The risk analysis should identify and prioritize the potential events the mass notification system would need to be implemented. It should address risk, probability and loss effect, and determine which methods of communication to deploy. The Risk Analysis shall include the NFPA 72 Risk Analysis Checklist as a component of the document. The analysis shall be a performance-based evaluation. The risk analysis will establish how the mass notification system should operate, be designed, installed and tested.

Emergency Safety Plans specifically for the Columbia Campus exist for natural and man-made disasters including plans for shelter in place. Those plans will be made available for the risk analysis process.

Many of the staff and all of the students on the campus are deaf or hard of hearing. The risk analysis should focus on a strong visual component for notification. Though buildings may be designated for a primary function they are often utilized for alternate events at different times of the day. For example academic buildings can include evening and weekend events such as school plays or community activities such as Haunted Hands Halloween Haunted House. Therefore less emphasis needs to be placed on the primary function of each individual building.

An exception would be the Baker dormitory building. This building should include special consideration for the need to wake deaf students.

The following stakeholders will be included in the risk analysis and decision-making process:

- Facility owner/user/employees
- Authority having jurisdiction
- Facility/system maintenance staff
- Emergency response representatives
- Fire protection design professional
- Design and/or manufacturer's representative

The Guide to Performance-Based Design published by the Society of Fire Protection Engineers is a recommended template for the risk analysis process.

The A/E will provide to MSD a minimum of two options on a suitable fire alarm and emergency notification system with advantages, disadvantages and cost estimates for each option. The A/E will not begin the design of the new system until the design option has been approved by MSD and DGS.

Key criteria in evaluating the system include:

1. Ease of use
2. Performance and reliability
3. Scalability
4. Total cost of ownership
5. Features and functionality
6. Customers

Design Considerations

Site

The A/E will visit the site and evaluate all buildings, existing fire alarm systems and their components to determine how to meet NFPA 72 requirements to integrate a mass notification system with the fire alarm system. The evaluation of the systems will include, but is not limited to: annunciator panels, fire alarm control panels, fire alarm and detection operations, remote manual and automatic control of all mechanical equipment related to fan systems, door hold open devices, electric door releases, pull stations, fire suppression, tamper controls for valves, smoke sensor alarms, automatic alarm operation of smoke sensors, heat sensor alarms, water flow/pressure switch alarms, duct smoke sensor supervisory systems, fan shutdowns, release smoke dampers, elevator and elevator shaft sensors, elevator recall, elevator power shunt-trip, individual power booster panels, amplifier panels, range hoods, fume hoods, remote monitoring of sprinklers, on or off premises notification, supervised automatic voice alarm operations, electrical circuits for operation of the above devices, emergency power to the alarm systems in each building, and testing of the existing campus fiber optic system for function of bundles, measurement of db loss between buildings and availability of unused capacity for use by the new emergency mass notification system.

The design of the emergency mass notification system will include the current requirements for exit lights, emergency egress lighting, strobe lights, smoke detectors and carbon monoxide detectors, as well as all components listed in the paragraph above.

To assure that all requirements for integrating the fire alarm system with a new mass notification system are met, the A/E will meet with the Office of the State Fire Marshal.

The A/E will assure that the project includes a suitable number of on-site training sessions for security and maintenance personnel. The A/E will assure that a suitable number of copies of the instruction manual be provided to MSD and DGS, This manual will include detailed trouble-shooting procedures to assure that maintenance and security personnel can make the proper decisions when there is a problem in the system.

The A/E will provide a sufficient number of site visits to pretest components and subsystems of the FA/MNS system. These visits will not always occur under normal working hours due to the non-disruption of students, staff and school activities. The A/E must confirm operation of the new system prior to disconnection of the existing system for testing of the new system by the State Fire Marshal.

Project Phasing

The emergency notification system will be a phased installation and integration. All existing fire alarm equipment will be maintained fully operational until the new integrated mass notification equipment has been tested by the State Fire Marshal and accepted as Substantially Complete by DGS. At no time will the buildings (or the campus) be without an operational system. In the event a building is without an operating alarm system, that building will be evacuated immediately. As new equipment is installed, it will be labeled "NOT IN SERVICE" until the new equipment is accepted. Once accepted and put into service, tags will be removed from the new equipment. Any existing equipment when taken out of service will be tagged "NOT IN SERVICE" until removed from the building.

After acceptance of the new emergency mass notification system, and obsolete fire alarm equipment will be disconnected and removed. All existing wall, floor and ceiling surfaces disturbed will be restored to the original condition. All existing fire alarm equipment, construction debris, and packaging will be removed from the site and disposed of legally by the Contractor.

Any existing fire walls or barriers penetrated by conduits, wires or equipment shall be properly sealed.

Security

The emergency mass notification system will be designed to provide complete security for official use only. The system will be provided with an internet firewall, keys and passwords to assure proper operation.

Off-Site Monitoring

The A/E will provide a mass notification system that utilizes one off-site fire alarm monitoring company for all buildings and for both the fire alarm system and mass notification system. In the event of an indication of a fire or emergency at MSD, a signal will be promptly transmitted to a UL-listed monitoring company under contract with MSD indicating which building the alarm has been received.

It is preferable that the system is designed to not require individual phone lines for each building.

Equipment

The A/E shall refer to Appendices A, B, B.1 and C for the minimum components, properties, functions and messages to be provided by the FA/MNS system. Specifications will include the criteria for the equipment supplier to assure that the equipment provided is not obsolete (or soon to be made obsolete by the manufacturer); that such equipment is new and unused; and that such equipment is designed for uninterrupted service.

Certification and Experience

The A/E will assure that design and installation submittals will be prepared and signed by NICET certified engineering technicians and that field installation work will be properly supervised by NICET certified personnel. The A/E will determine the number of years of experience to be required.

The A/E will include criteria that assure the equipment supplier has sufficient experience for supplying fire alarm and emergency notification systems.

Information Technology

The A/E will work with MSD information technology staff to assure proper interface with the MSD information technology system.

The A/E will assure that all fire alarm circuits on and off campus will be provided with appropriate additional transient protection.

Plans

The A/E will assure that appropriate plans are provided that include, but are not limited to all initiating, end of line, supervisory, notification appliances, and out-put control devices and that the plans include the locations of annunciator panels, amplifier panels, power booster panels, individual building control panels and main fire alarm control panel.

Electrical

Defer to DGS Project Manual. The A/E will verify all power sources, breakers, and wiring to assure proper operation of the system in each building. The electrical system in each building needs to be evaluated to verify that all mass notification system upgrades and fire alarm system integration can be fulfilled in the existing electrical panel. Any electrical upgrades will require bringing the system to current electric code.

Emergency Power

The A/E will work with MSD personnel to establish the proper location of the central alarm system and will establish emergency power utilizing batteries or an emergency generator to assure proper operation of the system after a power failure.

Visual Communications

The A/E will assure the fire alarm and mass notification systems will include a visual communication system for staff and emergency personnel. The visual communications systems

will be in accordance with all applicable codes and standards. It is preferable that the strobe lights be integrated to one unit (i.e. Cooper Notification Emergency Mass Notification Appliance)

Voice Communications

The A/E will assure the fire alarm and mass notification systems will include a voice communication system for staff and emergency personnel. The voice communications systems will be in accordance with all applicable codes and standards.

Use of Existing Documents

Any related State documents (site plans, utility plans, buildings plans, specifications, etc.) that may be furnished to the A/E for information are not guaranteed by the State and are subject to field verification. The A/E will assume full responsibility for verifying the accuracy of any and all information.

Special Considerations- Accessibility

All of the students and most of the faculty on the MSD campus are deaf or hard of hearing. In addition, MSD has recently broadened its admissions criteria and created new programs for students with multiple disabilities. Therefore, the new emergency notification system will be designed to provide use to those individuals who are physically or visually impaired in addition to being deaf or hard of hearing, allowing them to have a system that is sensitive to their needs. Special attention will be given to life safety and emergency egress systems under power failures.

Hazardous Materials

If materials suspected of containing hazardous materials are encountered, do not disturb. Immediately notify Owner and DGS Project Manager. Owner will remove hazardous materials under a separate contract.

Governing Codes and Standards

The A/E will verify which editions of following codes govern. The exact dates of the referenced codes and standards references will be included in the documents. Some of the requirements necessary to create an operable system for MSD students and staff may be in excess of what is referenced in these codes and standards.

Code of Maryland Regulations (COMAR 05.02.02)
Maryland Accessibility Code, 2002

Americans with Disabilities Act Guidelines (ADAAG), Amended 2010
Guidelines for Buildings and Facilities: Building Elements Designed for Children's Use

State of Maryland IAC Guidelines for Public School Construction

Maryland State Department of Education Guidelines (COMAR 13A.05.01.10)

Maryland State Fire Prevention Code

National Electric Code, 2017

ANSI/ASME A17.1 2016

American Society for Testing and Materials (ASTM)

International Building Code 2018

National Fire Protection Association - NFPA 1 version 2018, NFPA 72 version 2016, NFPA 90A, NFPA 101version 2018 - Life Safety Code and NFPA 1221.

Underwriters Laboratory, Inc (UL) Publications Fire Protection Equipment Directory, 2006

Underwriters Laboratory, Inc (UL) Standard UL 1971 – Signaling Devices for the Hearing Impaired, 1994

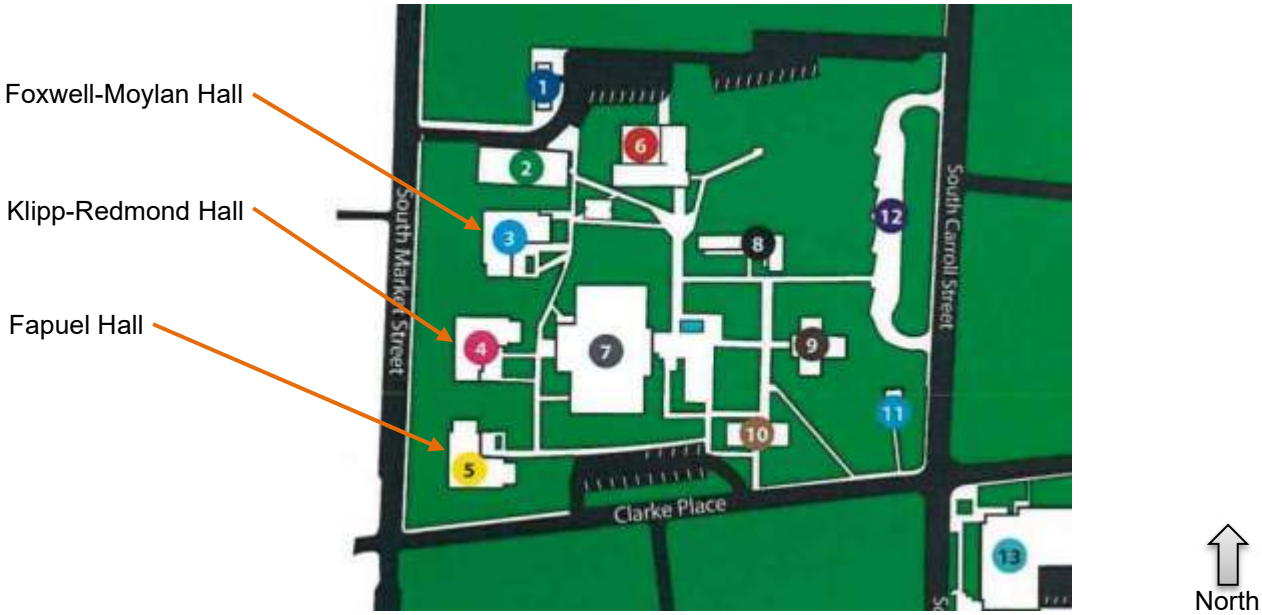
Department of General Service Procedure Manual, 2015

APPENDIX G

FACILITY CONDITIONS AND DEFICIENCIES

APPENDIX G:
Facility Conditions and Deficiencies

The Maryland School for the Deaf Frederick Campus has three dormitory buildings at west side of campus – Foxwell-Moylan, Fapuel, and Klipp-Redmond Halls. They are situated along S. Market Street, near its intersection with Clarke Place (see map below). All three were constructed in the mid-1960s with similar designs that resulted in the buildings being nearly identical in appearance, layout, construction techniques, fixtures, and finishes. This assessment is part of a programming effort being undertaken by the Maryland Department of General Services that will result in a construction project to renovate or replace the three existing buildings.



Maryland School for the Deaf Frederick Campus dormitory location map.

The assessment focused specifically on the Foxwell-Moylan dormitory building (see photo below) with the understanding that its conditions are similar to, and therefore representative of, conditions of Fapuel and Klipp-Redmond Halls. Foxwell-Moylan Hall was constructed circa 1967 and is a 3-story structure with an attic and partial basement.

Foxwell-Moylan Hall viewed looking northwest.

The assessment team included an architect, structural engineer, and civil engineer from WBCM, a mechanical / electrical / plumbing engineer from Min Engineering, and a hazardous materials specialist from Aria Environmental. The team visited the site in December 2020 and performed the assessment when the buildings were largely unoccupied due to the COVID-19 pandemic. Apartments in the building remain occupied by long-term tenants and were not evaluated except for a single unoccupied unit on the first floor, which is representative of the other four units in the building.

Site/Civil

The site civil investigation reviewed the conditions for all three of the dormitory buildings; Foxwell-Moylan, Fapuel and Klipp-Redmond Halls. Based upon that review the site civil narrative will focus on the Foxwell-Moylan building as well since conditions are similar throughout that entire portion of the existing campus. Assessment of underground civil utilities systems including storm drainage, sanitary sewer, and water systems were based upon review of available record drawings.

Lawn and Hardscape Areas

Lawn areas around the building perimeter do not have positive drainage away from the building. There are several isolated low points where puddled water was observed along or near the building. A 4-inch foundation drainage system is present along the building perimeter, this system is separate from the downspout collection system described below. Foundation drains are tied back into the building plumbing system and to the basement sump pump. Areaways were observed to have drainage problems (see Figure 1 – supplemental photographs begin on page 11). Sandbags were observed in the areaway to prevent water entering the basement, further confirming functional drainage issues. We will note this condition of areaway drainage appeared to be significantly worse at the Fapuel Hall building where a much more extensive sandbag diversion is set up. The 4-inch areaway drain is possibly undersized for the area and likely clogged due to age. The sump discharges via 2-inch galvanized steel pipe with it ties into the 6-inch vitrified clay pipe storm drain collection system described below. This 2-inch pipe is likely at its life expectancy and possibly has some level of deterioration.

The paved plaza area on the east of the building had concrete paving in poor condition. Portions of connecting walkways utilize asphalt paving. Differential settlement is occurring in the concrete paving that creates potential tripping hazards are paving joints with greater than half-inch lips. There were also drainage issues observed with areas of ponding water occurring on walks and paving (see Figure 2). Some areas of asphalt are beginning to show wear. The main accessible north-south campus walkway looked to be recently repaved and in good condition.

Storm Drainage System

Roof downspouts utilize connection boots to tie into 4-inch cast iron pipes. Downspouts on the south-west-north side of the building feed into a 6-inch vitrified clay collection pipe vie inline wye connection that discharges in a storm manhole in an existing 24-inch vitrified clay pipe storm system. Downspouts on the east side (campus interior side) are collected via 4-inch cast iron downspout tie ins to 6 and 10-inch vitrified clays collection pipes to a newer 18-inch concrete pipe that ultimately discharge to the existing 24-inch at the same manhole as the south-west-north side system. The pipe materials should be within their useful lifespan. Although due to the age of the drainage system the gutters and downspouts may have had leaf accumulation over the years entering the system and providing partial pipe blockages.

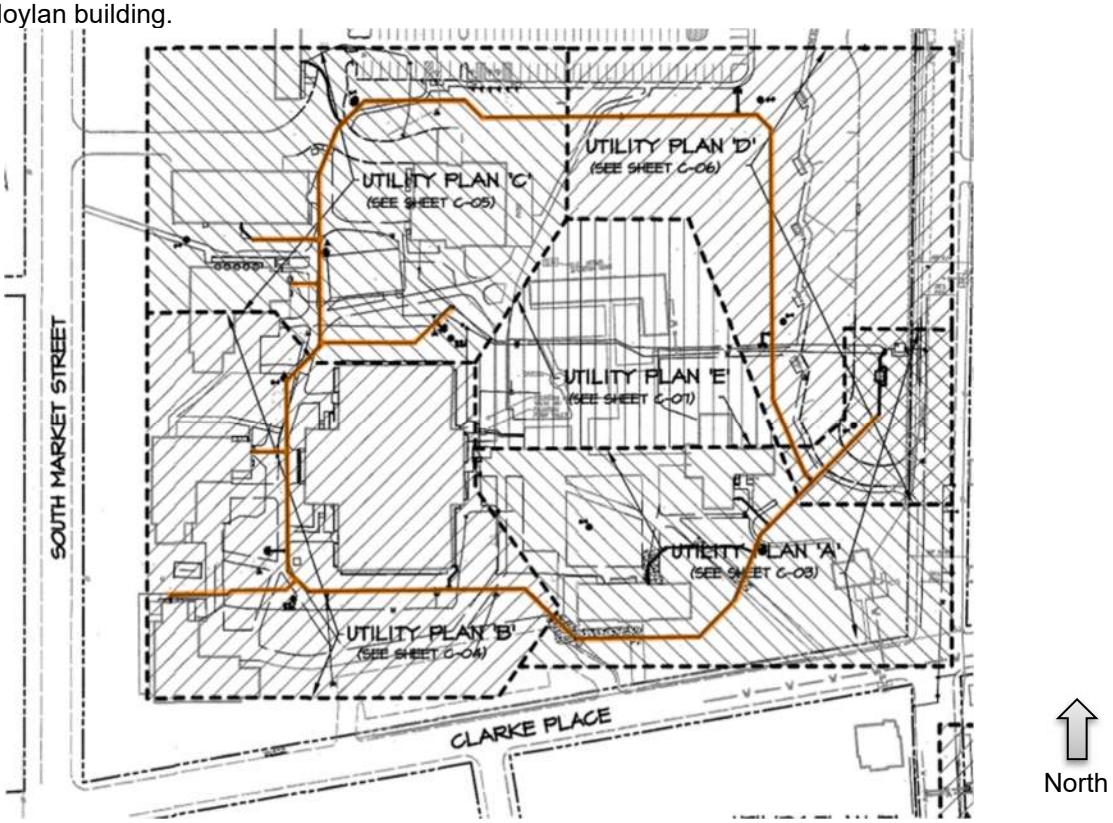
Sanitary Sewers

There are a 4-inch and 5-inch gravity cast iron sanitary sewer discharges pipes from the building. The pipes converge in a 6-inch vitrified clay pipe gravity sewer that is part of the campus sanitary sewer collection system.

During our field visit maintenance staff noted that the campus sanitary sewer system has exhibited problems due to age related deterioration.

Water

The MSD campus underwent a campus wide wain main replacement project that completed construction in 2018 (see map below). That project included a new 12-inch water main campus loop and new 6-inch service connection to the Foxwell-Moylan building.



2018 MSD campus water main.

Exterior

Like other campus buildings, Foxwell-Moylan Hall has a slate roof and is clad in red brick masonry with punched window and door openings in a Georgian-revival-inspired architectural style. The exterior envelope is in fair condition, with the primary deficiencies being paint failure and wood rot at some of the wood windows (primarily on the north elevation) and a malfunctioning gutter and downspout system.

It was raining heavily during most of the day of the field investigation and gutters along the west elevation were overflowing and the northernmost downspout leaking heavily (see Figures 3 and 4). It is possible that the downspout drainpipe system is clogged and causing the downspout to fill and leak at its seams. The gutter and downspout problems are staining and causing mold growth on the exterior faces of the brick and are scouring away the topsoil around the base of the building. Similar issues are noted on the north wall as well, although no active leaks were observed. Water damage on the north wall may be attributable to condensate drainage from window air conditioners, which on the north side never receives sunlight to fully dry out (see Figure 5). Regardless, the full building copper gutter and downspout system is likely original and due for extensive repairs or replacement.

At some point, the areaway providing stair access to the basement on the northeast corner was enlarged and a ramp installed along the north elevation to allow wheelchair and utility access. The areaway does not drain adequately, and MSD has placed sandbags outside the door to the main basement room to prevent water from entering. The door is in poor condition, with wood deterioration present and evidence of previous repairs to its lower rail and bottom ends of its frame.

The building has four-over-four double hung single pane wood windows with portions of the east, south, and west elevations having operable wood slatted shutters flanking the windows. One shutter is missing on the second-floor south elevation. Shutters are in fair to poor condition, with several units sagging and/or exhibiting paint failure. Windows are in good to fair condition, with most units being sound but requiring maintenance painting in the near to medium term. Other windows exhibit minor to moderate wood deterioration that would require epoxy repairs or replacement of selected wood members.

All exterior doors originally were six light over three panel wood doors and those doors all remain in place except on the first floor of the south and west elevations where the three primary entrance doors at some point were replaced with fiberglass units of similar style to the wood doors (see Figure 6). The fiberglass doors are in good condition. The condition of the wood doors varies depending on how much weather exposure they receive, with the basement doors on the north elevation showing the most deterioration. Door frames are universally wood and are in good to fair condition, with most being sound but requiring maintenance painting in the near to medium term.

Slate roofs have a lifespan of 75-100 years, so with maintenance this building's roof could likely last at least an additional 20 years. The roof has a small number of missing and damaged slates. These do not appear to have resulted in interior water intrusion at this time. However, also note that for this report the roof was visually inspected from the ground, so an up-close inspection may reveal additional damage.

Interior

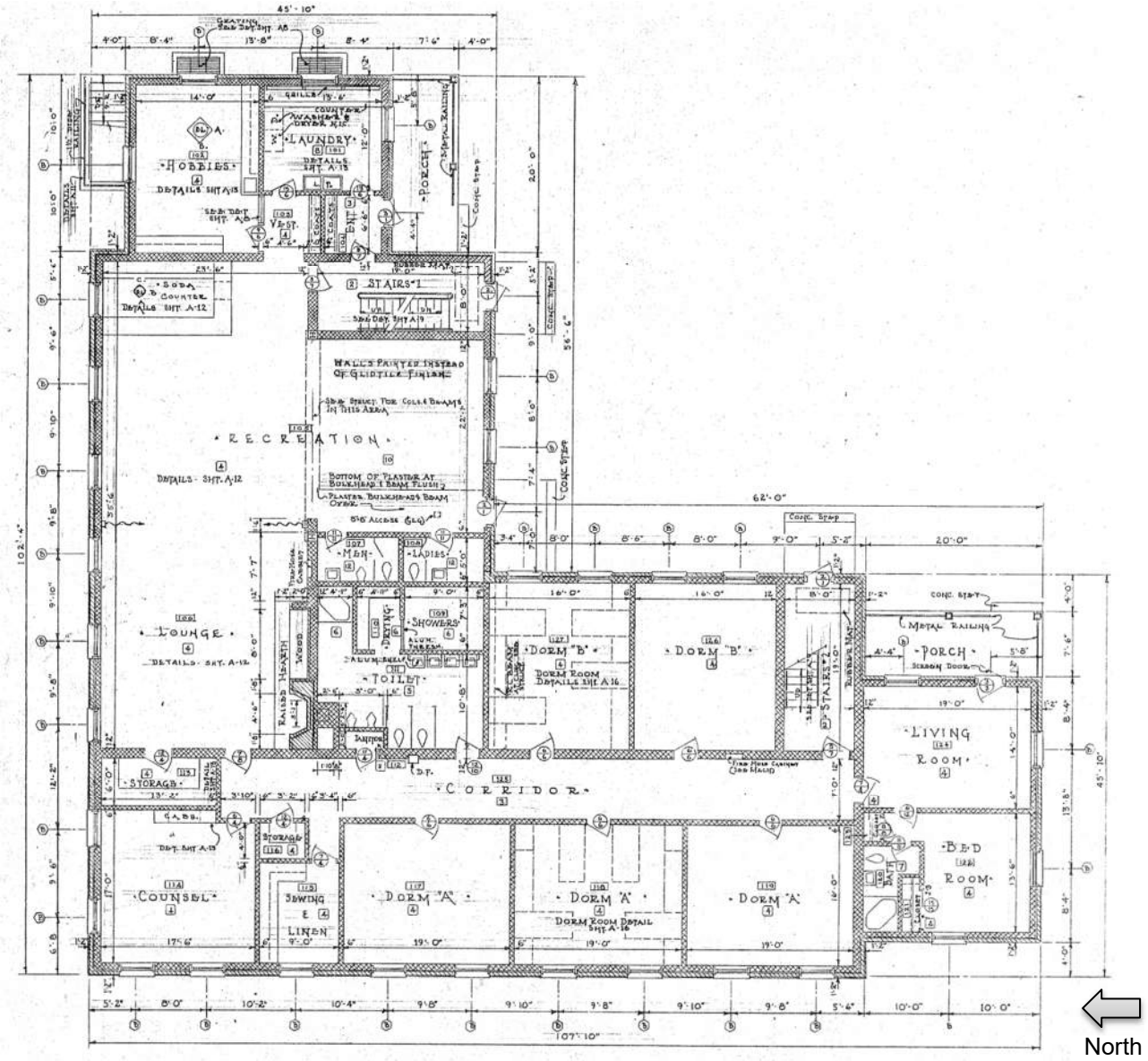
Plan Configuration

The interior consists of three floors above a partial basement (see Figure 7) and topped by an unoccupiable attic. Plan configurations (see floor plan on next page) of floors one through three are similar, with dormitory rooms (see Figure 8) arranged along an L-shaped double-loaded corridor having a gang toilet and shower room (see Figures 9 and 10) near the inside corner and two-room apartments at each end. The first floor differs in that the eastern leg of the building has a lounge (see Figure 11), office, laundry room, kitchen, and small male and female toilet rooms. The second and third floors have lounges and small counselor's offices at their northwest corners. The partial basement contains a boiler room and water heater room and two large open rooms currently used for storage. A crawlspace is beneath the western end of the building.

Dormitory rooms were originally designed to be triple or quadruple occupancy and it appears are currently mainly used in double or triple occupancy arrangements. Gang restrooms on the second and third floor have four toilets, two urinals, seven lavatories, one bathtub/shower, and one seven-head group shower room. The first-floor main restroom has fewer fixtures than the upper floor restrooms and was reconfigured from its original design to provide an accessible toilet stall, lavatory, and shower.

Finishes and Fixtures

Interior finishes are simplistic – floors are vinyl tile or institutional carpet, walls and ceilings are painted concrete block, and piping and conduits run exposed in several locations. The overall composure of the current interior finishes, fixtures, and furnishings is utilitarian and lackluster in feel and appearance. Finishes are in fair condition and are typically well beyond their useful lifespans. Much of the floor tile is asbestos containing. Restroom fixtures and finishes are in fair to poor condition, in a few instances being completely inoperable.



Foxwell-Moylan Hall first floor plan.

Hazardous Materials

Aria Environmental, Inc. conducted a hazardous materials survey as part of this assessment. The full survey is attached at the end of this document. Asbestos and lead-based paint were detected at several locations in the building.

Code and Accessibility

Fire and Life Safety

The building does not conform with current building and life safety codes in many respects although these conditions are primarily grandfathered under current code until such time as a major renovation or a change in use or occupancy were to occur. Chief among the code issues is the current lack of a whole-building automatic fire suppression system, which is required in dormitory (residential use group R-2) buildings by the International Building Code (IBC). Additional code compliance issues include stair railings and guardrails that do not meet current dimensional requirements (see Figure 12), interior doors through fire-rated walls that do not carry required fire rating labels for the assemblies, and lack of smoke and fire separation between the sleeping rooms and accessory spaces such as offices.

Accessibility

A temporary portable aluminum handicapped ramp is installed from the exterior plaza at the southeastern corner of the building up to the first-floor apartment porch (see Figure 13). This provides entry for a wheelchair user into the apartment and into the remainder of the first floor. Accessibility modifications were also made at some point in the past to provide an accessible toilet stall, lavatory, and shower in the first-floor main restroom. Some of the restroom accessibility features do not meet current ADA standards. Additional barriers such as high thresholds, narrow door frames, and nonconforming door clearances create further obstacles to an acceptable accessible route through the first floor. There is no elevator and therefore no wheelchair access to floors above or below the first. The ramp location makes it difficult to utilize the apartment if a person with mobility limitation requires access to other parts of the building.

Another accessibility accommodation is a system of lights and bells in the first-floor lounge connected to pushbuttons on the exterior doors to act as a doorbell and visual alert system. The system appears to be functional, but relies on screw-in incandescent light bulbs, which have a short service life.

Energy

No roof or wall insulation are known to exist and windows are single-pane glazed. It is unlikely that the building could be brought to full conformance with new building energy codes or LEED certification, but its energy performance could be improved with the addition of insulation and replacement of the windows with high performance units.

Structural

The floor framing consists mostly of a modular, prefabricated plank system supported by concrete masonry unit (CMU) bearing walls. Portions of the first floor and the balconies are reinforced concrete slabs. The exterior basement walls are solid masonry. Exterior wall construction for the upper floors is 8-inch CMU with exterior brick veneer over a nominal 2-inch uninsulated cavity. The CMU is exposed, and in most spaces painted, to be the interior wall finish. Interior partition walls are typically exposed painted CMU. Walls are well constructed and do not currently exhibit any signs of distress or unusual moisture infiltration.

The modular, prefabricated plank system floor framing used in the building was called Celldex at the time the building was constructed (see Figure 14). The other dormitory buildings were constructed a handful of years prior to Foxwell-Moylan and utilized a similar floor system known as Doxplank. Typically, the prefabricated planks are 8 inches thick. After the planks were erected, the floor system received a poured in place concrete topping to increase the strength of the floor and provide a level floor for finishes. The undersides of the prefabricated planks are exposed, and when painted, become the finished ceiling in most spaces.

The attic floor is framed with the prefabricated floor system and concrete topping. The attic floor is supported on the masonry bearing walls. The hipped roof structure consists of steel wide-flange shapes for the rafter beams, valley beams, and hip beams. Roof framing is supported on the attic floor system at the exterior bearing walls. Roof framing members support the roof decking that consists of steel sub-purlins and precast, light-weight concrete panels. The decking panels are nailable and are 3-inches thick. The decking panels were known as Zonatile.

Renovations to the building that would require new openings through the existing plank floor systems (such as an elevator shaft or new slab penetrations for relocated plumbing) could be problematic. Any new openings would need to be supported from below. This would require new bearing walls or new steel framing below the planks. For construction of an elevator shaft, this would affect the basement through the roof. The inflexibility of the existing slab system may present limitations in reconfiguring the building for improved accessibility and student living conditions.

The as-built drawings indicate that the design live load for the roof framing is 20 pounds per square foot (psf). The current code requirement for the roof live load is 30 psf. Reinforcing of the existing roof framing would be costly if it were required to meet the code requirements.

Mechanical

Mechanical Background

After a review of information obtained from the as-built drawings and a preliminary site visit, it appears that the Foxwell-Moylan building as well as the other two dormitories considered within this report were previously served by a central steam plant. High-pressure steam and domestic hot water were generated in the central heating plant, which was housed in a separate building elsewhere on campus and piped underground to the dormitory. Once inside the building, the high-pressure steam was reduced to medium pressure and directed to a heat exchanger where it raised the temperature of the heating water used to heat the building from 170˚F to 190˚F. Low pressure steam was piped from the heat exchanger back to the central heating plant. Domestic hot water was also re-circulated back to the heating plant.

Sometime later, the building was taken off the central heating plant and fitted with its own natural gas fired cast iron boilers (see Figure 15) and domestic water heaters (see Figure 16). Many spaces along the perimeter of the dormitory were provided with cooling-only window mounted air conditioners.

Central Heating and Cooling Systems

The dormitory building contains a central heating plant. There is no central cooling plant. Cooling is provided to certain rooms along the building perimeter via window mounted direct expansion (DX) cooling-only air conditioners. The dormitory has approximately 30 of these units.

The heating plant in the building consists of natural gas fired boilers and has an approximate capacity of 1,000,000 British Thermal Units per Hour (1,000 MBH). These boilers provide heating water to the building at a temperature of 150˚F. The boilers do not have energy efficiency features such as multiple stages of heating, hot water reset, and they are not capable of having their flue gasses condense. Each boiler was observed to be approximately 15 years old and nearing the end of its service life.

Water is distributed from the central heating plant to finned tube radiators in almost every room via inline pumps. The size of each pump's motor is approximately 1 horsepower. Several pumps were noted to have issues including leaking seals and overheating motors.

The dormitory has a Johnson Controls Metasys building automation system to control the boilers and their associated pumps. A standalone thermostat is provided for the control valve on each finned tube radiator and the window mounted air conditioners are controlled via the room's occupants. It has been noted that these mechanical systems are not able to properly maintain temperature throughout the year.

On the airside, no ventilation (outdoor) air is provided to the building and there is no forced air distribution system. Air is exhausted from the bathrooms and janitor closets by utility set exhaust fans which are housed in the attic and discharge through roof mounted gravity ventilators.

Plumbing

Domestic hot water is generated for the dormitory via locally housed natural gas fired water heaters. There is a recirculation line and a thermostatic mixing valve.

The plumbing fixtures were observed to be at the end of their useful lives. In addition, they did not appear to be low flow type and we were not able to verify if the piping and faucets were the low lead type.

Fire Protection

Fire protection and sprinklers are only provided for a limited number of spaces in the dormitory such as storage rooms.

Electrical

Electrical Power Distribution

The building is powered by a 120/240V, 1 phase, 3 wire, 400A main circuit breaker main distribution panelboard (see Figures 17 and 30), located in the mechanical room at the basement of the building. Based on the date on the electrical inspection sticker (see Figure 18), it appears that the panelboard was installed in the 1960s.

In the late 2000s a 120/240V, 1 phase, 3 wire, 30kW natural gas generator (see Figures 21 and 22) was installed. The loads connected to the generator include fire alarm equipment, emergency/exit lighting, and boiler equipment for space heating (see Figures 19 and 20).

Lighting

The building is lit for the most part by older style fluorescent type lighting (see Figure 23) which are controlled by manual toggle switches. Some of the exterior lighting is composed of the newer type LED wall lights (see Figure 24).

Voice and Data

Voice and data are available at the building, and the associated main termination boards/cabinets are in the basement (see Figures 25 and 26). The termination board for voice is old and appears to be have been installed when the building was built in the 1960s. The termination cabinet for data is newer, and data service for the building appears to be provided by fiber optic cables.

Security

Intrusion detection system (motion sensors, door contacts, etc.), access control system (card reader), and CCTV system (cameras) are not available at the building.

Fire Alarm and Mass Notification

Fire alarm and mass notification devices (see Figure 27) are present throughout the building. These systems look relatively new. The control panel for the fire alarm and mass notification systems (see Figure 28) is located in the basement. The fire alarm system appears to have been inspected as recently as April 2020 (see Figure 29).

Consequences of Facility Deficiencies

Site/Civil

Drainage

Surface drainage and potential subsurface storm drainage system deficiencies contribute to water intrusion into the building and foundation damage. Although the water intrusion has been temporarily addressed with sandbags and no active infiltration was observed during the heavy rains on the day of the site visit, the conditions, associated damage, and inconvenience will likely continue to persist and worsen over time. Surface drainage could be corrected with regrading to ensure positive drainage away from the building. Subsurface issues would benefit from additional test pitting or inspections of storm drainpipes to confirm any corrective action needed. At a minimum, storm lines should be cleaned to ensure they are free and clear. Areaway drainage problems likely require reworking of the areaway by replacing and/or enlarging areaway drains as part of repairs.

Exterior

The building exterior exhibits deferred maintenance issues which left unaddressed will cascade into more significant deterioration. With repairs to the gutter and downspout system, repairs to the building perimeter drainage system, window and door repairs and maintenance painting, exterior metal maintenance painting, and maintenance of the slate roof, the building envelope could remain serviceable for decades. Except for the wood windows and exterior trim, the existing exterior finish materials are all relatively low maintenance.

Interior

The current interior configuration is severely inadequate for housing the current student population. The L-shaped floor plans make student supervision difficult, the gang restrooms do not afford privacy, and the lack of an elevator and other accessibility features limit housing options and have necessitated ad-hoc modification. MSD administrators have reported that the gang restrooms create an environment where bullying is able to flourish. The survey team noted that on at least one floor use of the showers was scheduled on a chart so that the group shower could be used by only one resident at a time. This workaround to the lack of adequate private shower facilities must be burdensome both to the students living in the building and the adults coordinating the scheduling.

Many educational institutions have moved away in recent years from constructing and operating this style of dormitory in favor of arrangements that house only one or two students per sleeping room with smaller bathrooms and lounge spaces distributed throughout the building. Unfortunately, the load bearing masonry and concrete construction of the MSD dormitories will significantly limit the possibilities for altering the existing floorplan and no feasible alteration will be able to address the supervision issues with the L-shaped plan.

Hazardous Materials

The negative consequence of having materials containing asbestos or lead-based paint present in the building is that if they are disturbed either when work is being performed in the building or through the course of regular wear and tear, the materials can be released into the environment, possibly posing harms to occupant health. Items containing hazardous materials that are in deteriorated condition and/or that are to be disturbed during construction would require abatement as part of a building renovation.

Code and Accessibility

Fire and Life Safety

Lack of a fire suppression system does not provide the level of safety expected in a dormitory building by current standards. Adding sprinklers would be a significant safety upgrade for the building and would likely be required as part of any proposed renovation. The load bearing masonry and concrete construction would again pose a limitation in that concealment of pipes in a way that would maintain code required ceiling height clearances could be problematic. Although exposed pipe systems are acceptable, they are more susceptible to vandalism and would look unsightly in a residential building.

Accessibility

MSD reports that lack of accessibility has become increasingly critical in recent years due to a steady increase in the population of students with physical disabilities.

The building should have connection to a campus wide accessible circulation route. The paved plaza area immediately surrounding the building entrances on the south east side could be repaved to correct tripping hazards, areas of inadequate drainage with ponding water and potential for icy conditions on walkways, as well as ensuring accessible ramp(s) to an accessible building entrance(s).

On the interior, several spaces would need significant alteration to meet accessibility standards. In some cases, the feasibility of such modification may be limited by the load bearing construction. An elevator would need to be installed and, for reasons discussed further in the structural section of this report, it will be advisable to construct an addition to house the elevator shaft rather than attempting to locate it within the existing building footprint.

Energy

The building likely has a very high annual operating cost as the result of its lack of insulation and other energy saving features. Insulation could be added either to the exterior or interior. Exterior insulation would drastically change the appearance of the building and therefore is not recommended. Interior insulation would reduce the sizes of interior rooms by the thickness of the insulation and wallboard system to be installed. The feasibility of adding insulation to the building and the extent of its affect on the building's energy performance would need to be carefully evaluated during a future design phase.

Mechanical

The heating, ventilating, and air conditioning (HVAC) systems are not able to maintain standard temperatures and humidity levels throughout the year and this can have adverse effect on the building occupant comfort and can promote the growth of mold. In addition, higher efficiency HVAC equipment is available that can reduce energy consumption, lower operating costs, and decrease pollutants released into the environment.

The building receives no ventilation (outdoor) air and there is no supply air distribution system. These are necessary to maintain indoor air quality, reduce carbon dioxide which affects building occupant awareness and dilute pollutants such as chemicals which can adversely affect health.

The plumbing fixtures are using more water than necessary. In addition, it cannot be determined whether these fixtures and the water distribution system (piping, valves, water heaters, etc.) serving them are low lead. Lead is known to have an adverse effect on health. Additional water sampling and testing would be recommended if elements of the water distribution system are to be retained in a future renovation.

Finally, the building is not fully protected by a sprinkler system. In case of fire, this poses a major risk to the building occupants.

Electrical

The electrical power distribution and voice/data systems of the building are aging and approaching or beyond the ends of their useful service lives. The consequences of power failure are significant, in that all other building systems are dependent on power. Without power, all other systems will be out-of-service. Although an emergency generator is available, it is intended to run only during periods of emergencies and is not built or intended to run indefinitely. The emergency generator is currently limited to providing power for the fire alarm, emergency lighting, and boiler ignition and circulation pumps.

Failure of the power distribution equipment (for example, main/feeder breaker shorting out or failing to trip on overcurrent) will take a long time to repair. Failure of the voice/data system has less significant consequences as long as the communications systems can transition into using the newer fiber optic data transmission which is available at the building; and/or the building occupants use their cell phones for all voice communications.

The lighting system is using outdated energy inefficient technologies (fluorescent lights and manual controls). The consequence of continuing to use these technologies is that the owner will not reap the benefits of lower energy costs, by adopting the latest energy saving lighting technologies. (LED lights and automatic occupancy/daylight sensors).

Security systems are not installed in the building. Addition of outdoor cameras and possibly door access card readers will make the building more secure. The consequences of not having a basic security system is that the building will be more vulnerable to events that may cause harm to its occupants.

The data, fire alarm, and mass notification systems are relatively new. However, when the building is renovated, upgraded, or replaced; these systems should also be upgraded/replaced to bring them up to current code, and to use more advanced technologies.

Conclusions

Overall, the Foxwell-Moylan building is structurally sound and its exterior enclosure is mostly sound and weathertight. Renovations could significantly improve Foxwell-Moylan's life safety, accessibility, comfort, energy performance, and aesthetics. However, making an updated dormitory program fitted to MSD's current and future needs function within the fundamental limitations of the existing construction will involve serious compromises and therefore may not address some of the primary deficiencies of the building. Most notably, these deficiencies include the following:

- **Floor Plan:** The L-shaped floor plan is not conducive to supervision of the students. It will be impossible to change this fundamental characteristic of the building.
- **Structure:** The load-bearing walls and the prefabricated plank floors make interior configuration changes extremely difficult. Adding an elevator, changing restroom locations, or altering the sizes of dormitory rooms would be complicated by the limitations of the existing structural systems.
- **Floor-to-floor Heights:** Floor-to-floor heights are 10'-3" from the first to second floor and 8'-10" for the upper floors, resulting in 9'-4" and 8'-0" finished ceilings, respectively. These are extremely low and will be very limiting in the options they can allow for providing ducted ventilation and air conditioning, fire sprinklers, and relocations of plumbing fixtures. It will result in a great deal of exposed piping, conduits, and ductwork, which will be unsightly for a residential facility and can be subject to vandalism in a dormitory building.
- **Hazardous Materials:** Asbestos is assumed to be present in the Zonatile roof sheathing panels and other concealed materials. Even with an extensive, full-building renovation campaign, some of the concealed, integral materials will be difficult or impossible to fully remediate.
- **Energy Efficiency:** While renovation will make it possible to achieve some efficiency gains for the existing building, it will be infeasible to transform what is now an uninsulated building into one that meets or exceeds current energy codes and green building standards. Insulation and new windows can be added to the building, but doing so may not meet current requirements and must be considered carefully in its effects on condensation and vapor flow.
- **Construction Phasing:** Since MSD has no "swing" housing capacity, any renovations to the existing buildings would require that a temporary facility be built on campus or leased off campus. This is not an ideal approach to serve the student population and would add significant cost to any renovation project. Construction of new dormitories would allow at least one new building to be built and used as swing space during the building replacement campaign.

Considering all of the above, we conclude that Foxwell-Moylan Hall and its two sister buildings are beyond their useful expected lifespans, are functionally obsolete, and are not good candidates to be renovated based both on MSD's stated needs and on current codes and standards[1] for campus residential facilities. Therefore, the recommendation of this assessment is that the existing buildings be demolished and replaced with modern dormitory facilities.

[1] DGS and MSD do not have established standards for dormitory construction, nor is there any commonly accepted national standard. However, many colleges and universities have published dormitory design guidelines that might be referenced during future programming and design development. Also, reviewing precedents for dormitories constructed at peer institutions within the past 10-15 years may be helpful in establishing expectations for updated facilities at MSD.

Photographs

Figure 1: Basement areaway at northeast corner, note doors are sandbagged.

Figure 2: Water ponding, large gaps in pavement in front of Foxwell-Moylan Hall (looking SE toward the Ely building).

Figure 3: West wall upper showing wet areas from gutter and downspout leaks.

Figure 4: West wall upper showing water staining and erosion at wall base.

Figure 5: North wall and window water damage.

Figure 6: Typical exterior fiberglass door.

Figure 7: Basement main space looking east.

Figure 8: Typical dormitory room.

Figure 9: Second floor group toilet room.

Figure 10: Typical group shower room.

Figure 11: First floor lounge looking west.

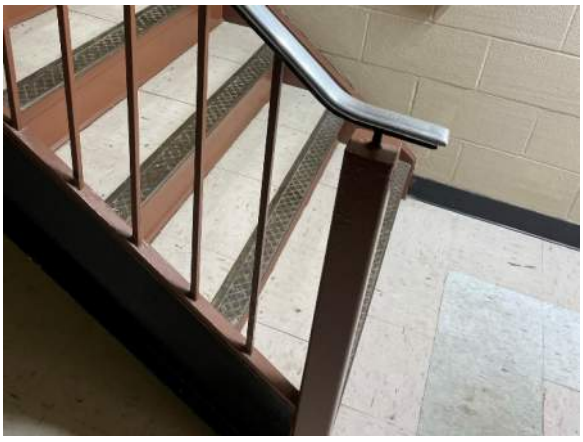


Figure 12: Typical stair with guardrail/handrail not complying with current dimensional requirements.

Figure 13: Temporary handicapped ramp at apartment porch.

Figure 14: Underside of Celldex structural planks which is the finished ceiling in most spaces.

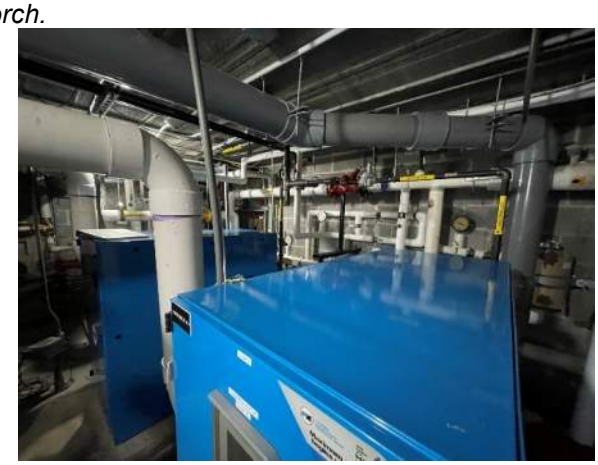


Figure 15: Basement boiler room.

Figure 16: Basement water heater room.

Figure 17: Main distribution panelboard.

Figure 18: Electrical inspection sticker.

Figure 19: Panelboard EM1 schedule.

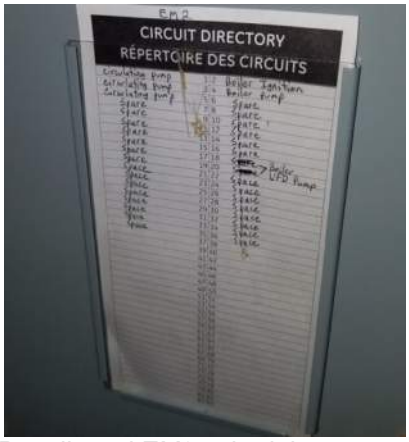


Figure 20: Panelboard EM2 schedule.

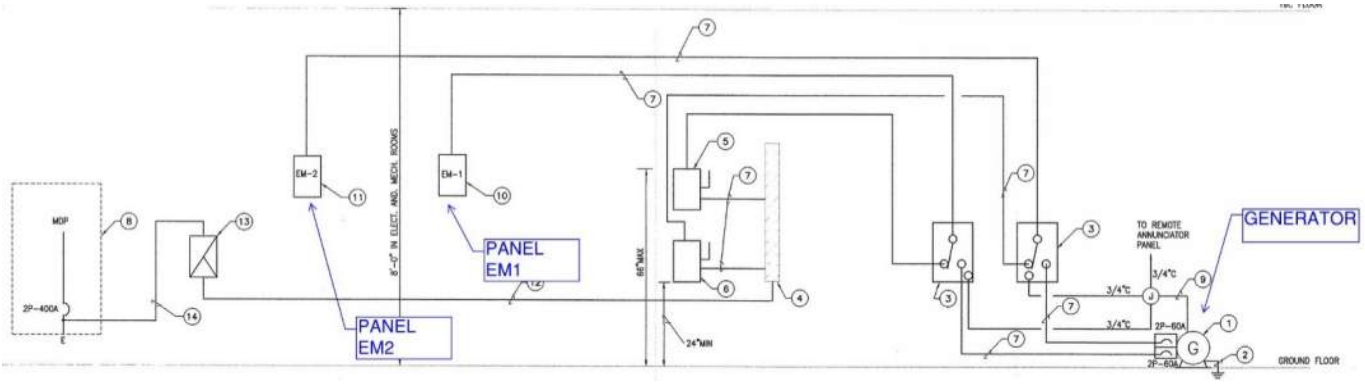


Figure 21: Emergency power riser diagram.

Figure 22: Generator.

Figure 23: Interior lighting example.

Figure 24: Typical exterior wall lighting.

Figure 25: Voice termination board.

Figure 26: Data termination cabinet.

Figure 27: Fire alarm and mass notification devices.

Figure 28: Fire alarm and mass notification panel.

Figure 29: Fire alarm inspection tag.

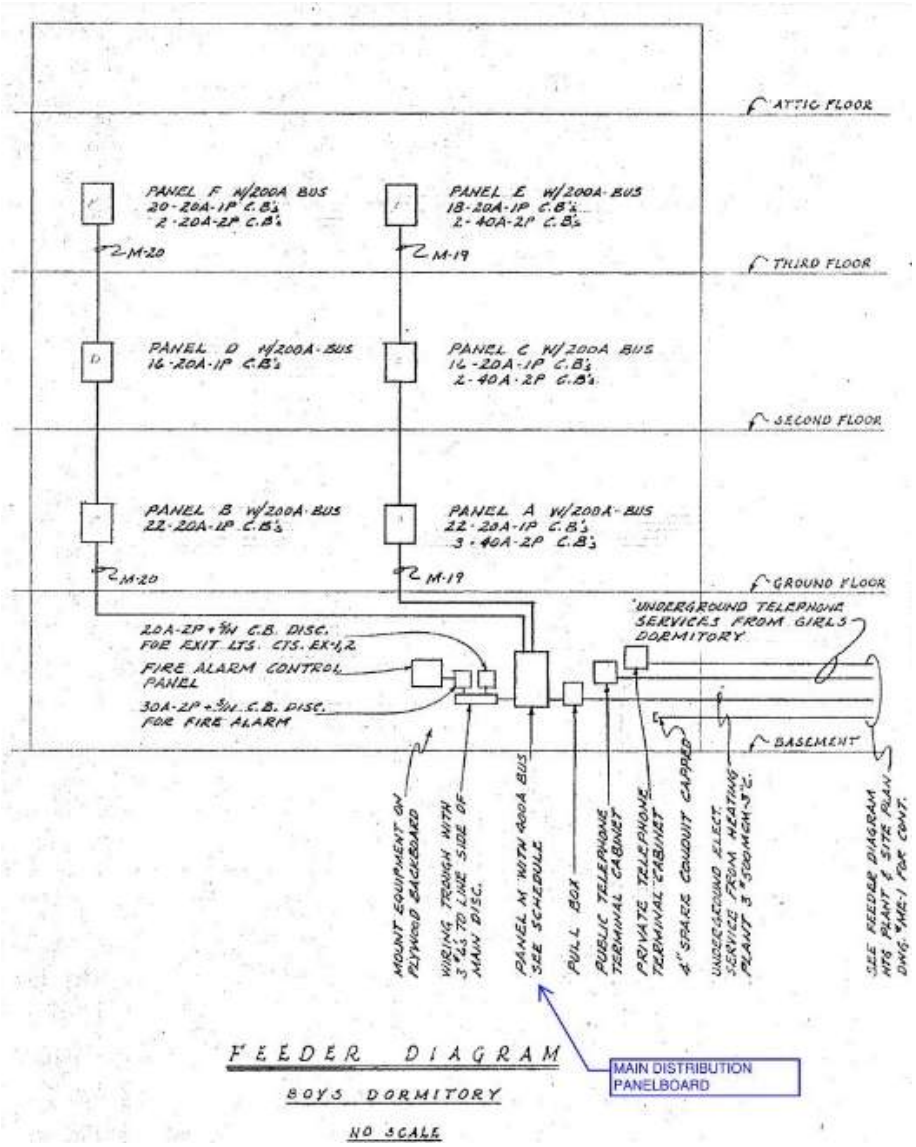


Figure 30: Normal power riser diagram.

APPENDIX H

HAZARDOUS MATERIALS SURVEY

APPENDIX H:

HAZARDOUS MATERIALS SURVEY
FOR
MARYLAND SCHOOL FOR THE DEAF
FOXWELL MOYLAN HALL DORMITORY
101 CLARKE PLACE
FREDERICK, MARYLAND 21701

PREPARED FOR:

WHITNEY, BAILEY, COX & MAGNANI, LLC
300 EAST JOPPA ROAD, SUITE 200
BALTIMORE MARYLAND 21286

PREPARED BY:

ARIA ENVIRONMENTAL, INC.
PO BOX 286
WOODBINE, MD 21797

JANUARY 11, 2021

201274

HAZARDOUS MATERIALS SURVEY
FOR
MARYLAND SCHOOL FOR THE DEAF
FOXWELL MOYLAN HALL DORMITORY
101 CLARKE PLACE
FREDERICK, MARYLAND 21701

TABLE OF CONTENTS

Tables

Attachments

HAZARDOUS MATERIALS SURVEY FOR FOXWELL MOYLAN HALL DORMITORY
101 CLARKE PLACE, FREDERICK MARYLAND

I. EXECUTIVE SUMMARY

Aria Environmental, Inc. (AE) was contracted by Whitney, Bailey, Cox & Magnani, LLC to perform a pre-renovation or demolition hazardous materials survey of Foxwell Moylan Hall Dormitory. The purpose of the project is to identify and characterize hazardous or regulated building materials that require safe handling and disposal prior to the renovation or demolition of the building.

Foxwell Moylan Hall Dormitory is a three-story brick dormitory with a basement originally built in 1963 at 22,176 square feet (SF). Based upon the age of the original construction, hazardous and regulated materials are expected to exist in the building. This report presents our methodologies; results of sampling and analysis activities; and our conclusions and recommendations for abatement. Observed building finish materials included: brick and concrete masonry unit (CMU) walls, ceramic tile walls and floors, drywall and joint compound, several styles of 9"x9" and 12"x12" floor tiles, wooden windows, wood and metal doors, and fiberglass pipe insulation with some hard elbows and fittings and several types of mastics, seam sealants and caulks.

The survey for hazardous materials in Foxwell Moylan Hall Dormitory indicated the presence of hazardous or regulated materials that will require proper packaging and disposal prior to renovation or demolition. Occupied staff apartments were not accessible; therefore, material quantities were estimated for Apartments 3A, 3B and 2B based on Apartment 2A's observed materials and quantities. Our recommendations assume the building will be demolished and all construction materials will be recycled and are summarized below:

1. Remove and dispose of asbestos-containing window caulk, 9"x9" floor tile and associated mastic and mastic that has not been abated under carpet and replacement tiles, black vapor barrier on concrete walls in the crawlspace and hard elbows and fittings on pipes.
2. Remove and dispose mirror mastic patties, vibration dampeners, ceramic mortar and grout and lightweight zonolite roofing tiles which are assumed to be asbestos containing.
3. Materials may be concealed behind solid walls, ceilings or in pipe chases. Demolition activities have the potential to expose additional asbestos-containing materials. Caution should be taken while demolishing solid ceilings and walls.
4. Recover refrigerant, remove and dispose of all refrigerant-containing equipment as ozone depleting substances.
5. Remove and dispose of smoke detectors as low-level radioactive sources or electronic waste.
6. Remove and dispose of battery containing lighted exit signs and emergency lights as universal waste.
7. Remove and dispose of oil-containing automatic door closers as oil-containing waste.
8. Inspect fluorescent lamp ballasts for a "no PCBs" label. Dispose of any that DO NOT have the "No PCB" label as PCB-containing waste.
9. Remove and dispose of fluorescent lamps and mercury thermometers as universal waste.
10. Lead based paint was found on all wooden windows, a wooden door in the basement, some concrete walls and one ceiling, and lead was detected in ceramic wall tiles in bathrooms. Any disturbance to lead-containing surfaces should be performed in accordance with OSHA "Lead in Construction Rule (29 CFR 1926.62)" and the Lead Renovation, Repair and Painting Rule. Waste should be analyzed by toxicity characteristic leaching procedure (TCLP).

HAZARDOUS MATERIALS SURVEY FOR FOXWELL MOYLAN HALL DORMITORY
101 CLARKE PLACE
FREDERICK, MARYLAND 21701

II. INTRODUCTION

Aria Environmental, Inc. (AE) was contracted by Whitney, Bailey, Cox & Magnani, LLC to perform a pre-renovation or demolition hazardous materials survey of Foxwell Moylan Hall Dormitory. The purpose of the project is to identify and characterize hazardous or regulated building materials that require safe handling and disposal prior to the renovation or demolition of the building.

Foxwell Moylan Hall Dormitory is a three-story brick dormitory with a basement originally built in 1963 at 22,176 square feet (SF). Based upon the age of the original construction, hazardous and regulated materials are expected to exist in the building. This report presents our methodologies; results of sampling and analysis activities; and our conclusions and recommendations for abatement.

Observed building finish materials included: brick and concrete masonry unit (CMU) walls, ceramic tile walls and floors, drywall and joint compound, several styles of 9"x9" and 12"x12" floor tiles, wooden windows, wood and metal doors, and fiberglass pipe insulation with some hard elbows and fittings and several types of mastics, seam sealants and caulks.

III. METHODOLOGY

A. Asbestos

Representatives of AE conducted an asbestos survey of the interior of Foxwell Moylan Hall Dormitory. Work was performed on December 21, 2020 and January 7, 2021 by Julie Barth (Maryland Asbestos Temporary Inspector No. MD-VAIR09012020-16, exp. 10/08/2021), and Michele Twilley (Maryland Asbestos Temporary Inspector No. MD-VAIR09012020-03, exp. 09/29/2021)[1]. A visual inspection for suspected asbestos-containing materials was performed followed by asbestos sample collection and laboratory analysis. Copies of the inspector's credentials are located in Attachment A.

Bulk samples of each suspect asbestos-containing material encountered by the inspector were collected in randomly located areas. A clean sampling tool was used to obtain a "thumbnail" sized bulk sample. This sample was placed in a single-use 4-mil plastic bag, sealed and labeled. The sampling tool was cleaned with an amended water solution before and between uses. Samples were submitted to AMA of Lanham, Maryland (NIST-NVLAP Accreditation No. 101143-0) for analysis by Polarized Light Microscopy (PLM) using EPA method 600/R-93/116. A material is considered to be asbestos containing, if it contains one percent (1%) or more asbestos by PLM.

Suspect asbestos-containing materials were not sampled if they were located behind solid walls and ceilings, or in enclosed pipe chases that would have to be damaged to access

[1] Due to the COVID-19 pandemic, all MDE certifications and license dates are extended until 30 days after the state of emergency ends. The emergency was in effect on the date the report was prepared. Temporary licenses have been granted by MDE to all members of the survey team after passing a third-party exam.

the suspect building materials. Suspect asbestos-containing materials were also not sampled if there had been previous sampling to confirm a positive or negative result. AE endeavored to access hatches, crawlspaces, attic spaces, pipe chases and duct chases by opening small holes and access ways to perform exploration through direct visual observation. Asbestos-containing pipe insulation, duct insulation, mudded elbows, fittings and valves are expected on all concealed plumbing and mechanical systems, including those in chases and behind solid ceilings and walls or located underground. All accessible spaces of the building were surveyed.

B. Lead

Julie Barth (Maryland Lead Inspector Technician No. MD-9637, exp. 12/30/2021) with AE performed an X-Ray Fluorescence Analysis (XRF) lead-based paint survey, on December 21, 2020. The information contained within this report is intended to address the presence of lead-based paint or lead-containing paints to ensure that worker protection requirements are met under the Occupational Safety and Health Administration's (OSHA) "Lead Exposure in Construction Rule (29 CFR 1926.62)." The presence of lead-containing substances is presumed in any residential building construction before 1978 and in all commercial, industrial, and public structures unless it is determined that all painted surfaces are lead-free.

XRF readings were taken and recorded using a spectrum analyzer following operational protocols set forth in HUD's *Guidelines for the Evaluation and Control of Lead-Based Paint Hazard in Housing (2012)*. The NITON XRF was calibrated prior to and after each use and at least every four (4) hours. Three (3) calibration readings are collected at each interval to monitor the quality and performance of the XRF. Once an XRF scan of a surface was performed, the measurement was compared with the appropriate regulatory value for lead-based paint. The NITON XRF does not require substrate correction readings. However, the instrument cannot be used for collecting readings on severely curved surfaces, such as molding or small diameter pipes. In these situations, a paint chip sample was collected and submitted to a laboratory for analysis.

MDE defines "*Lead-containing substance*" as "*any paint, plaster or other surface coating material containing more than 0.50 percent lead by weight calculated as lead metal in the dried solid, or more than 0.7 milligrams per square centimeter by the X-ray fluorescence analyzer*." [COMAR 26.02.07.02]. EPA states "*Lead-based paint is present:(i) On any surface that is tested and found to contain lead equal to or in excess of 1.0 milligrams per square centimeter or equal to or in excess of 0.5% by weight; and (ii) On any surface like a surface tested in the same room equivalent that has a similar painting history and that is found to be lead-based paint*." [Title 40 CFR 745.227(h)].

C. Polychlorinated Biphenyls

Polychlorinated biphenyls (PCB's) are a class of chemicals that were used in a wide variety of applications. PCBs are often found in dielectric fluids, cooling fluids, transformers, capacitors and caulks. PCB-containing equipment must often be disposed of as part of renovation and demolition projects. The EPA definition of PCB-containing materials is 50 part per million (ppm) or milligrams per kilogram (mg/kg). A representative number of fluorescent light ballasts were inspected for the presence or absence of the "No PCBs" label. If the "No PCBs" label is absent, then the ballast is considered to contain PCBs. The number of ballasts was estimated based upon the type of light fixture observed in the building. Light ballasts were counted as follows: one ballast for every two four-foot fluorescent light tube observed in a multi-tube fixture and one ballast for every one four-foot or eight-foot fluorescent light tube observed in a single fluorescent light tube fixture that is not joined to a second light fixture with a shared ballast.

D. Mercury

Mercury within fluorescent lamps, thermostats and other mechanical equipment often must be disposed of during renovation and demolition activities. Each area was surveyed for the presence of thermostats and/or equipment that may contain liquid mercury. Fluorescent light tubes may contain small amounts of mercury vapor and lead. Because disposal of fluorescent light tubes is regulated under the EPA Universal Waste rule, a count of fluorescent lamps is presented in this report.

E. Refrigerants

Refrigerant-containing equipment including refrigerators, freezers, and air conditioning units were identified for the purpose of recycling chlorofluorocarbon (CFC) and hydrochlorofluorocarbon (HCFC) refrigerants that are known to deplete ozone. Under EPA's Refrigerant Recycling Rule, equipment that is typically dismantled on-site before disposal (e.g., retail food refrigeration, central residential air conditioning, chillers, and industrial process refrigeration) require refrigerant recovery.

IV. RESULTS

A. Asbestos

Representatives of AE conducted an asbestos survey of the interior and exterior of the building. Bulk samples of suspect asbestos-containing materials were collected by AE during the asbestos survey activities. Twenty-nine (29) samples were collected during survey activities. Some staff apartments were not accessible because they were occupied; therefore, material quantities were estimated for Apartments 3A, 3B and 2B based on Apartment 2A's materials and quantities. Table 1 presents these samples and their results. Entries in bold represent samples which were positive for asbestos at levels greater than 1%. The chains of custody and certificates of analysis are located in attachment B.

Table 1: Asbestos Bulk Sampling Results for the Foxwell Moylan Hall Dormitory, Frederick, Maryland, December 21, 2020 and January 7, 2021

Sample Number	Material	Functional Area	Result
FM-01	**Window Caulk**	**1st Floor Living Room**	**1.1% Chrysotile Asbestos**
FM-02	**12"x12" White with Gray Smudges Floor Tile and Mastic**	**Hall Near Living Room**	**FT-NAD, Mastic-2.5% Chrysotile Asbestos**
FM-03	**Window Caulk**	**Rec Room**	**1.3% Chrysotile Asbestos**
FM-04	Black Cove Base and Brown Mastic	Rec Room	NAD
FM-05	Firebrick	Rec Room	NAD
FM-06	Yellow and Green Carpet Mastic	Rec Room	NAD
FM-07	Yellow Carpet Glue	Room 105	NAD
FM-08	Cove Base Yellow Mastic	Room 105	NAD

Sample Number	Material	Functional Area	Result
FM-09	Exterior Window Glazing Compound	Exterior Side A Window to Laundry Room on First Floor	NAD
FM-10	Exterior Window Caulk	Exterior Side B First Window to left of Front Entrance Door	NAD
FM-11	Exterior Window Glazing Compound	Exterior Side B First Window to left of Front Entrance Door	NAD
FM-12	Red Penetration Sealant	Boiler Room	NAD
FM-13	White End Cap Sealant	Boiler Room	NAD
FM-14	White End Cap Sealant	Boiler Room	NAD
FM-15	Yellow End Cap Sealant	Boiler Room	NAD
FM-16	White Caulk	Boiler Room	NAD
FM-17	Interior Door Caulk	Boiler Room	NAD
FM-18	Exterior Door Caulk	Exterior Side E at Boiler Room Door	NAD
FM-19	Exterior Red Penetration Sealant	Exterior Side E at the Gas Vent Penetrations	NAD
FM-20	Canvas Pipe Wrap	Pink-Tiled Small Bathroom on First Floor	NAD
FM-21	Slate Windowsill	First Floor Laundry Room	NAD
FM-22	Brown and Yellow Cove Base Mastic	Dorm 205	NAD
FM-23	Canvas Pipe Wrap	Apartment 2A Bedroom Closet	NAD
FM-24	Slate Windowsill	Basement Rec Area	NAD
FM-25	**Black Vapor Barrier**	**Crawlspace Basement Wall Right of Hatch**	**3.8% Chrysotile Asbestos**
FM-26	Canvas Pipe Wrap	Crawlspace Basement Wall Left of Hatch	NAD
FM-27	Red Penetration Sealant	Water Heater Room in Basement	NAD
FM-28	Canvas Pipe Wrap	Water Heater Room in Basement	NAD
FM-29	End Cap Sealant	Water Heater Room in Basement	NAD

* NAD – No Asbestos Detected; bold type indicates an asbestos-containing material;
Split samples are reported as NAD unless there is a separate result.

Testing for asbestos confirmed the presence of asbestos-containing materials including: interior window caulk, 9"x9" floor tile and associated black mastic and black floor tile mastic that has not been abated under carpet and replacement tiles, hard elbows and fittings on pipes and black vapor barrier coating. Furthermore, the following materials are **assumed** to contain asbestos until sampling and analysis proves otherwise:

- Vibration Dampeners in the Attic HVAC Equipment
- Mastic Patties behind Mirrors in Bathrooms
- Ceramic Mortar and Grout
- Lightweight Zonolite Roof Decking (Zonatile)
- Suspect materials concealed throughout. (*eg.,* mudded elbows/fittings)

Limitations: Suspect asbestos-containing materials were not sampled if they were located behind solid walls and ceilings, or in enclosed pipe chases that would have to be damaged to access the suspect building materials. AE endeavored to access hatches, crawlspaces, attic spaces, pipe chases and duct chases by opening small holes and access ways to perform exploration through direct visual observation. There were no damaged ceramic floor or wall tiles enough to collect a mortar and grout sample. Tiles were left in whole condition. Asbestos-containing pipe insulation, duct insulation, mudded elbows, fittings and valves are expected on all concealed plumbing and mechanical systems, including those in chases and behind solid ceilings and walls or located underground. All accessible spaces of the building were surveyed.

B. Lead

Three hundred and forty-seven (347) XRF readings were made throughout the interior and exterior of the Foxwell Moylan Hall Dormitory. Forty-one (41) of the 347 surfaces tested were above the Maryland residential Lead-Based Paint definition of 0.7 mg/cm^2. Lead counter-balance weights have not been confirmed inside the wooden windows, and one broken window was observed to have iron weights; however, lead weights must be ruled out prior to disposal of the windows. The lead-based paint survey and report is located in Attachment C.

The list of lead-containing materials in the building included:

- Paint on all wooden windows,
- Lead counter-balance weights presumed to be inside wooden windows,
- Paint on one wooden door to the craft room in the basement
- Paint on concrete walls in linen closets and the first-floor laundry room and
- Paint on concrete ceiling in the first-floor rec room, and
- Ceramic wall tiles (in bathrooms).

C. Polychlorinated Biphenyls

One hundred forty-five (145) fluorescent lamp ballasts were estimated to be present in the building.

D. Mercury

Two hundred seventy (270) 4-foot long fluorescent lamps, twenty (20) 2-foot long fluorescent lamps, thirty-six (36) compact florescent lamps (CFLs) or LEDs and one large exterior lamp that is an unknown type lamp were present in the building. Five thermometers and two thermostats that may contain mercury were also present.

E. Refrigerants

Thirty-two (32) pieces of equipment containing refrigerants were identified throughout Foxwell Moylan Hall Dormitory. Table 2 presents an inventory of refrigerant-containing equipment by location in the building. The refrigerant type and factory charge are presented in the description if known.

Table 2 – Refrigerant Containing Equipment at Foxwell Moylan Hall Dormitory, Baltimore, Maryland December 21, 2020 and January 7, 2021

Room Description	Description	Quantity	Units
Apt 1 Living Room	Window Air Conditioner, RCA R410A, 19.40 oz	1	EA
Counselors Room on Third Floor	Refrigerator, Frigidaire	1	EA
Dorm 101	Window Air Conditioner, Friedrich, Unknown Refrigerant	1	EA
Dorm 102	Window Air Conditioner, Friedrich, Unknown Refrigerant	1	EA
Dorm 103	Window Air Conditioner, RCA R410A, 19.40 oz	1	EA
Dorm 104	Window Air Conditioner, Frigidaire, R410A, 20.91 oz	1	EA
Dorm 105	Window Air Conditioner, Frigidaire, R410A, 18.52 oz	1	EA
Dorm 201	Window Air Conditioner, Frigidaire, R410A, 20.11 oz	1	EA
Dorm 202	Window Air Conditioner, Frigidaire, R410A, 20.11 oz	1	EA
Dorm 203	Window Air Conditioner, Friedrich, Unknown Refrigerant	1	EA
Dorm 204	Window Air Conditioner, Friedrich, Unknown Refrigerant	1	EA
Dorm 205	Window Air Conditioner, Frigidaire, R410A, 20.11 oz	1	EA
Dorm 207	Window Air Conditioner, Frigidaire, R410A, 18.52 oz	1	EA
Dorm 208	Window Air Conditioner, Frigidaire, R410A, 20.81 oz	1	EA
Dorm 209	Window Air Conditioner, Friedrich, Unknown Refrigerant	1	EA
Dorm 210	Window Air Conditioner, Frigidaire, R410A, 18.52 oz	1	EA
Dorm 301	Window Air Conditioner, Frigidaire, R410A, 20.91 oz	1	EA
Dorm 302	Window Air Conditioner, RCA R410A, 19.40 oz	1	EA
Dorm 303	Window Air Conditioner, Frigidaire, R410A, 20.91 oz	1	EA
Dorm 304	Window Air Conditioner, Frigidaire, R410A, 20.91 oz	1	EA

Room Description	Description	Quantity	Units
Dorm 305	Window Air Conditioner, Frigidaire, R410A, 20.11 oz	1	EA
Dorm 307	Window Air Conditioner, Friedrich, Unknown Refrigerant	1	EA
Dorm 308	Window Air Conditioner, Friedrich, Unknown Refrigerant	1	EA
Dorm 310	Window Air Conditioner, Frigidaire, R410A, 20.91 oz	1	EA
Hall on First Floor	Water Fountain, Halsey Taylor R134A 4 oz	1	EA
Hall on Second Floor	Water Fountain, Halsey Taylor R134A 4 oz	1	EA
Hall on Third Floor	Water Fountain, Halsey Taylor R134A 4 oz	1	EA
Laundry Room on First Floor	Window Air Conditioner, Gold Star R22, 8.3 oz	1	EA
Rec Room on First Floor	Window Air Conditioner, Frigidaire, R410A, 20.11 oz	1	EA
Rec Room on First Floor	Window Air Conditioner, Frigidaire, R410A, 20.11 oz	1	EA
Rec Room on Third Floor	Window Air Conditioner, Unknown Type	1	EA
Rec Room on Second Floor (Rm 206)	Window Air Conditioner, Frigidaire, R410A, 20.11 oz	1	EA

F. Other Universal and Regulated Waste

The survey for hazardous materials indicated the presence of hazardous or regulated materials that will require proper packaging and disposal prior to demolition activities on the building. Those materials include:

- Eleven (11) lighted exit signs which contain a battery,
- Thirty-eight (38) emergency lights which contain a battery,
- Seventy-five (75) photoelectric smoke detectors are installed in the building which do not contain a low-level radioactive source however some special handling and disposal may be necessary, and,
- Eighteen (18) automatic door closers which contain oil.

Fire Alarm Equipment Notes: The smoke detector and fire alarm systems appeared to be new throughout the building and were reportedly installed in 2016. We contacted the manufacturer (Systems Sensor) to determine if there are any special handling, disposal or recycling requirements for the smoke detectors, speakers and strobe light equipment and have not yet received a response as of the writing of this report.

In general, commercial ("system") photoelectric smoke detectors differ from residential smoke alarms in that they nearly always receive power remotely from a control unit via hardwired pathways unless the wireless smoke detectors are employed, but these are typically installed in

historical occupancies where installing a hardwired pathway is cost-prohibitive. The strobe lights have a minute amount of xenon gas in the flash tube, but this is sealed. Thus, the products do not require hazardous materials handling or disposal beyond that of common household electronic waste, which may vary by community. The disposal requirements of specific materials must be confirmed before disposal.

V. CONCLUSIONS

The survey for hazardous materials in Foxwell Moylan Hall Dormitory indicated the presence of hazardous or regulated materials that will require proper packaging and disposal prior to proposed renovation or demolition. The survey for hazardous materials included all accessible spaces of the building. Our conclusions are presented below.

Asbestos: Asbestos-containing materials identified as a result of the historical records review, confirmed through sampling and analysis, and those materials that are presumed without testing to contain asbestos are presented in Table 3 below.

Table 3 – Asbestos-Containing and Assumed Asbestos-Containing Materials and Quantities for Foxwell Moylan Hall Dormitory

Material Description	Quantity	
Interior Window Caulk	1,934	LF
9"x9" Floor Tile, Associated Black Floor Tile Mastic, and Black Floor Tile Mastic Remaining after Floor Tile Removal (under carpet or replacement tiles)	3,604	SF
Hard Elbows and Fittings	92	EA
Black Vapor Barrier in Crawlspace	28	SF
Vibration Dampeners in Attic (assumed)	5	SF
Mirror Mastic Patties (assumed)	38	SF
Ceramic Tile Mortar and Grout (assumed)	4,929	SF
Lightweight Zonolite Roofing Tiles (Zonatile)	NE	NE
Materials concealed throughout	NE	NE

NE = not estimated

According to the Maryland and USEPA National Emission Standard for Hazardous Air Pollutants (NESHAP) regulations, all friable asbestos-containing materials and those materials likely to become friable during renovation or demolition must be removed by a Maryland licensed asbestos abatement contractor. The NESHAP regulation expressly prohibits cutting, sanding or sawing asbestos-containing materials.

Lead: Three hundred and forty-seven (347) XRF readings were made throughout the interior and exterior of the Foxwell Moylan Hall Dormitory. Forty-one (41) of the 347 surfaces tested were above the Maryland residential Lead-Based Paint definition of 0.7 mg/cm^2. Lead counter-balance weights have not been confirmed to be inside the wooden windows, and one broken window was observed to have iron weights; however, lead weights must be ruled out prior to disposal of the windows. The lead-based paint survey and report is located in Attachment C. The list of lead-containing materials in the building included:

- Paint on all wooden windows,
- Lead counter-balance weights presumed to be inside wooden windows,
- Paint on one wooden door to the craft room in the basement
- Paint on concrete walls in linen closets and the first-floor laundry room and
- Paint on concrete ceiling in the first-floor rec room, and
- Ceramic wall tiles (in bathrooms).

The information contained within this report is intended to address the presence of lead-based paint or lead-containing paints to ensure worker protection requirements are met under the Occupational Safety and Health Administration's (OSHA) "Lead in Construction Rule (29 CFR 1926.62)." The presence of lead-containing substances is presumed in any residential building construction before 1978 and in all commercial, industrial, and public structures unless it is determined that all painted surfaces are lead-free. According to the OSHA Lead in Construction regulation, lead may still be present and hazardous lead exposures might result from the disturbance of painted surfaces that have below the definition of lead-based paint (i.e. <0.7 mg/cm^2 or 0.5% lead by weight) for lead-based paint. Furthermore, lead may be present in waste materials at concentrations that would cause the waste to be considered hazardous per the Environmental Protection Agency (EPA) Resource Conservation and Recovery Act (RCRA).

This facility may meet the definition of a child occupied facility under the USEPA Lead Renovation Repair and Painting Rule (RRP Rule) based on occupancy and residents in staff apartments. The RRP Rule requires that firms performing renovation, repair, and painting projects that disturb lead-based paint in homes, child care facilities and pre-schools built before 1978 have their firm certified by EPA (or an EPA authorized state), use certified renovators who are trained by EPA-approved training providers and follow lead-safe work practices.

Polychlorinated Biphenyls: One hundred forty-five (145) fluorescent lamp ballasts were estimated to be present in the building. Before removing and disposing of any fluorescent lights, the ballast should be inspected for PCB content. Any ballast which does not have a label must be treated as PCB-containing until proven otherwise through sampling and analysis. In lieu of sampling and analysis, any fluorescent light ballast that does not clearly state "No PCB's" on the ballast label should be treated as PCB-containing ballast and therefore treated as PCB waste upon disposal.

Mercury: Two hundred seventy (270) 4-foot long fluorescent lamps, twenty (20) 2-foot long fluorescent lamps, thirty-six (36) compact florescent lamps (CFLs) or LED lamps and one large exterior lamp that is an unknown type lamp were present in the building. Five thermometers and two thermostats that may contain mercury were also present. Disposal of fluorescent lamps and batteries are regulated under the EPA Universal Hazardous Waste Rule because they may contain mercury and/or small quantities of lead. Light tubes should be packaged and disposed of in accordance with 40 CFR 273.9 and COMAR 26.13.

Refrigerants: Thirty-two (32) pieces of equipment containing refrigerants were identified throughout Foxwell Moylan Hall Dormitory.

Under EPA's Refrigerant Recycling Rule, equipment that is typically dismantled on-site before disposal (e.g., retail food refrigeration, central residential air conditioning, chillers, and industrial process refrigeration) has to have the refrigerant recovered in accordance with EPA's requirements for servicing. However, equipment that typically enters the waste stream with the charge intact (e.g., motor vehicle air conditioners, household refrigerators and freezers, and room air conditioners) is subject to special safe disposal requirements.

Under EPA requirements, the final person in the disposal chain (e.g., a scrap metal recycler or landfill owner) is responsible for ensuring that refrigerant is recovered from equipment before the final disposal of the equipment. However, persons "upstream" can remove the refrigerant and provide documentation of its removal to the final person if this is more cost-effective. If the final person in the disposal chain (e.g., a scrap metal recycler or landfill owner) accepts appliances that no longer hold a refrigerant charge, that person is responsible for maintaining a signed statement from whom the appliances is being accepted. The signed

statement must include the name and address of the person who recovered the refrigerant, and the date that the refrigerant was recovered, or a copy of a contract stating that the refrigerant will be removed prior to delivery. The EPA does not mandate a sticker as a form of verification that the refrigerant has been removed prior to disposal of the appliance. Such stickers do not relieve the final disposer of their responsibility to recover any remaining refrigerant in the appliance, unless the sticker contains a signed statement that includes the name and address of the person who recovered the refrigerant, and the date that the refrigerant was recovered.

Other: Eleven (11) emergency exit signs and thirty-eight (38) emergency lights with batteries were observed. Batteries are considered universal hazardous waste. Disposal of batteries is regulated under the EPA Universal Hazardous Waste Rule because they may contain mercury and/or small quantities of lead. Batteries should be packaged and disposed of in accordance with 40 CFR 273.9 and COMAR 26.13.

Eighteen (18) oil containing automatic door closers were observed in the building. Door closers can be removed and packaged as oil-containing devices.

Seventy-five (75) photoelectric smoke detectors were installed in the building and observed during the survey. Photoelectric smoke detectors do not contain a low-level radioactive source; however, special handling and disposal may be required. The fire alarm system in this building was upgraded in 2016 with a modern commercial type system. In general, commercial ("system") smoke detectors differ from residential smoke alarms in that they nearly always receive power remotely from a control unit via hardwired pathways unless the wireless smoke detectors are employed, but these are typically installed in historical occupancies where installing a hardwired pathway is cost-prohibitive. The strobe lights have a minute amount of xenon gas in the flash tube, but this is sealed. Thus, the products do not require hazardous materials handling or disposal beyond that of common household electronic waste, which may vary by community. The disposal requirements of specific materials must be confirmed before disposal.

Recommendations: The survey for hazardous materials in Foxwell Moylan Hall Dormitory indicated the presence of hazardous or regulated materials that will require proper packaging and disposal prior to renovation or demolition. Occupied staff apartments were not accessible; therefore, material quantities were estimated for Apartments 3A, 3B and 2B based on Apartment 2A's observed materials and quantities. A room by room assessment table of hazardous materials is provided in Attachment D. Our recommendations assume the building will be demolished and all construction materials will be recycled and are summarized below:

1. Remove and dispose of asbestos-containing window caulk, 9"x9" floor tile and associated mastic and mastic that has not been abated under carpet and replacement tiles, black vapor barrier on concrete walls in the crawlspace and hard elbows and fittings on pipes.
2. Remove and dispose mirror mastic patties, vibration dampeners, ceramic mortar and grout and lightweight zonolite roofing tiles which are assumed to be asbestos containing.
3. Materials may be concealed behind solid walls, ceilings or in pipe chases. Demolition activities have the potential to expose additional asbestos-containing materials. Caution should be taken while demolishing solid ceilings and walls.
4. Recover refrigerant, remove and dispose of all refrigerant-containing equipment as ozone depleting substances.
5. Remove and dispose of smoke detectors as low-level radioactive sources or electronic waste.

6. Remove and dispose of battery containing lighted exit signs and emergency lights as universal waste.
7. Remove and dispose of oil-containing automatic door closers as oil-containing waste.
8. Inspect fluorescent lamp ballasts for a "no PCBs" label. Dispose of any that DO NOT have the "No PCB" label as PCB-containing waste.
9. Remove and dispose of fluorescent lamps and mercury thermometers as universal waste.
10. Lead based paint was found on all wooden windows, a wooden door in the basement, some concrete walls and one ceiling, and lead was detected in ceramic wall tiles in bathrooms. Any disturbance to lead-containing surfaces should be performed in accordance with OSHA "Lead in Construction Rule (29 CFR 1926.62)" and the Lead Renovation, Repair and Painting Rule. Waste should be analyzed by toxicity characteristic leaching procedure (TCLP).

VI. LIMITATIONS

This report has been prepared for the exclusive use of Whitney, Bailey, Cox & Magnani, LLC and/or their agents. This service has been performed in accordance with generally accepted environmental practices. No other warranty, expressed or implied, is made. Our conclusions and recommendations are based, in part, upon information provided to us by others and our site observations. We have not verified the completeness or accuracy of the information provided to us by others, unless otherwise noted. Our observations and recommendations are based upon conditions readily visible at the site at the time of our site visit, and upon current industry standards. Destructive sampling was not performed as part of this survey. No observations were made behind solid walls, ceilings or in pipe chases. The report presents assumptions for the existence of hazardous materials in these locations.

By virtue of providing the services described in this report, the preparer does not assume the responsibility of the person(s) in charge of the site, or otherwise undertake responsibility for reporting to any local, state, or federal public agencies any conditions at the site that may present a potential danger to public health, safety, or the environment. It is the Client's responsibility to notify the appropriate local, state, or federal public agencies as required by law, or otherwise to disclose, in a timely manner, any information that may be necessary to prevent any danger to public health, safety, or the environment. Under this scope of services, the preparer assumes no responsibility regarding response actions (e.g. O&M plan, encapsulation, abatement, removal, etc.) initiated as a result of these findings. Response actions are the sole responsibility of the Client and should be conducted in accordance with local, sate, and/or federal requirements, and should be performed by appropriately licensed personnel as warranted.

Attachment A:

Inspector's Credentials

Results

Maryland Asbestos Accreditation Exam

Certificate Number: VAIR09012020-3

First Name: Michele **Last Name:** Twilley

Address: 1610 Regal Dr

City: Sykesville **State:** MD **Zip:** 21784

According to our records this test was completed on: **9/29/2020**

We administered the following asbestos certification exam: **Inspector**

Your Results

Score: **92%**

Congratulations you have passed your Maryland asbestos accreditation exam. This document and your training certificate will serve as a temporary license until you receive your official license in the mail. Prior to issuing a license, MDE will verify all necessary information and submitted documents.
necessary information and submitted documents.

Thank you for taking the Maryland asbestos accreditation exam. If you have any concerns or questions about the exam, including how to collect your photo ID, please direct them to the Maryland Department of the environment at (410) 537-3200.

Issued By_____ Date **9/29/2020**

Results

Maryland Asbestos Accreditation Exam

Certificate Number: VAIR09012020-16

First Name: Julie **Last Name:** Barth

Address: 5292 Enterprise Street, Suite

City: Sykesville **State:** MD **Zip:** 21784

According to our records this test was completed on: **10/8/2020**

We administered the following asbestos certification exam: **Inspector**

Your Results

Score: **94%**

Congratulations you have passed your Maryland asbestos accreditation exam. This document and your training certificate will serve as a temporary license until you receive your official license in the mail. Prior to issuing a license, MDE will verify all necessary information and submitted documents.
necessary information and submitted documents.

Thank you for taking the Maryland asbestos accreditation exam. If you have any concerns or questions about the exam, including how to collect your photo ID, please direct them to the Maryland Department of the environment at (410) 537-3200.

Issued By_____ Date **10/8/2020**

THIS IS TO CERTIFY THAT

Julie Michelle Barth

HAS MET THE LEAD PAINT SERVICES ACCREDITATION REQUIREMENTS FOR

Inspector Technician

EXPIRATION DATE 12 / 30 / 2021

TRAINING PROVIDER Aerosol Monitoring & Analysis, Inc.

COURSE DATE 06 / 25 / 2018

ADMINISTRATOR, LEAD PAINT ACCREDITATION
MARYLAND DEPARTMENT OF THE ENVIRONMENT

1/3/2020
DATE

STATE OF MARYLAND

Certificate # 9637

Application for reaccreditation shall be submitted to MDE 60 days prior to accreditation expiration indicated on this certificate.

Attachment B:

Asbestos Certificates of Analysis and Chain-of-Custody Forms

iATL INTERNATIONAL
ASBESTOS TESTING LABORATORIES

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 12/31/2020
Report No.: 625408 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

PLM BULK SAMPLE ANALYSIS SUMMARY

Lab No.: 7116869 | **Analyst Observation:** White/Black Caulk | **Location:**
Client No.: FM-01 | **Client Description:** Window Caulk | **Facility:**

Percent Asbestos: ***PC 1.1*** *Chrysotile*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 98.9

Lab No.: 7116870 | **Analyst Observation:** White Floor Tile | **Location:**
Client No.: FM-02 | **Client Description:** Floor Tile and Mastic | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 100

Lab No.: 7116870(L2) | **Analyst Observation:** Black Mastic | **Location:**
Client No.: FM-02 | **Client Description:** Floor Tile and Mastic | **Facility:**

Percent Asbestos: ***PC 2.5*** *Chrysotile*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 97.5

Lab No.: 7116871 | **Analyst Observation:** White/Off-White Caulk | **Location:**
Client No.: FM-03 | **Client Description:** Window Caulk | **Facility:**

Percent Asbestos: ***PC 1.3*** *Chrysotile*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 98.7

Lab No.: 7116872 | **Analyst Observation:** Black Cove Base | **Location:**
Client No.: FM-04 | **Client Description:** Black Cove Base and Brown Mastic | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 100

Lab No.: 7116872(L2) | **Analyst Observation:** Brown Mastic | **Location:**
Client No.: FM-04 | **Client Description:** Black Cove Base and Brown Mastic | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: 1 Cellulose
Percent Non-Fibrous Material: 99

Please refer to the Appendix of this report for further information regarding your analysis.

Date Received: 12/24/2020
Date Analyzed: 12/31/2020
Signature: David Hayes
Analyst: David Hayes

Approved By: Frank E. Ehrenfeld, III
Laboratory Director

Dated : 1/4/2021 3:35:19

iATL INTERNATIONAL
ASBESTOS TESTING LABORATORIES

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 12/31/2020
Report No.: 625408 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

PLM BULK SAMPLE ANALYSIS SUMMARY

Lab No.: 7116873 | **Analyst Observation:** Off-White Fire Brick | **Location:**
Client No.: FM-05 | **Client Description:** Firebrick and Mortar | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7116874 | **Analyst Observation:** Green/Yellow Mastic | **Location:**
Client No.: FM-06 | **Client Description:** Yellow and Green Carpet Glue | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	2 Synthetic	98

Lab No.: 7116875 | **Analyst Observation:** Yellow Mastic | **Location:**
Client No.: FM-07 | **Client Description:** Yellow Carpet Glue | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7116876 | **Analyst Observation:** Yellow Mastic | **Location:**
Client No.: FM-08 | **Client Description:** Yellow Cove Base Mastic | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7116877 | **Analyst Observation:** White Glazing | **Location:**
Client No.: FM-09 | **Client Description:** Window Glazing Compound | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7116878 | **Analyst Observation:** White Caulk | **Location:**
Client No.: FM-10 | **Client Description:** Window Caulk | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Please refer to the Appendix of this report for further information regarding your analysis.

Date Received: 12/24/2020
Date Analyzed: 12/31/2020
Signature: David Hayes
Analyst: David Hayes

Approved By:
Frank E. Ehrenfeld, III
Laboratory Director

iATL INTERNATIONAL
ASBESTOS TESTING LABORATORIES

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 12/31/2020
Report No.: 625408 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

PLM BULK SAMPLE ANALYSIS SUMMARY

Lab No.: 7116879
Client No.: FM-11

Analyst Observation: White/Off-White Glazing
Client Description: Window Glazing Compound

Location:
Facility:

Percent Asbestos:
None Detected

Percent Non-Asbestos Fibrous Material:
None Detected

Percent Non-Fibrous Material:
100

Please refer to the Appendix of this report for further information regarding your analysis.

Date Received: 12/24/2020
Date Analyzed: 12/31/2020
Signature: David Hayes
Analyst: David Hayes

Approved By:
Frank E. Ehrenfeld, III
Laboratory Director

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client:	Aria Environmental	Report Date:	12/31/2020
	PO Box 286	Report No.:	625408 - PLM
	Woodbine MD 21797	Project:	Foxwell Moylan Building
		Project No.:	20-1274
Client:	ARI436		

Appendix to Analytical Report

Customer Contact: Michele Twilley
Method:40 CFR Appendix E to Subpart E of Part 763, interim method for the Determination of Asbestos in Bulk Insulation Samples, and USEPA 600, R93-116 as needed.

This appendix seeks to promote greater understanding of any observations, exceptions, special instructions, or circumstances that the laboratory needs to communicate to the client concerning the above samples. The information below is used to help promote your ability to make the most informed decisions for you and your customers. Please note the following points of contact for any questions you may have.

iATL Customer Service: customerservice@iatl.com
iATL Office Manager:wchampion@iatl.com
iATL Account Representative: Kelly Klippel
Sample Login Notes: See Batch Sheet Attached
Sample Matrix: Bulk Building Materials
Exceptions Noted: See Following Pages

General Terms, Warrants, Limits, Qualifiers:

General information about iATL capabilities and client/laboratory relationships and responsibilities are spelled out in iATL policies that are listed at www.iATL.com and ir our Quality Assurance Manual per ISO 17025 standard requirements. The information therein is a representation of iATL definitions and policies for turnaround times, sample submittal, collection media, blank definitions, quantification issues and limit of detection, analytical methods and procedures, sub-contracting policies, results reporting options, fees, terms, and discounts, confidentiality, sample archival and disposal, and data interpretation.

iATL warrants the test results to be of a precision normal for the type and methodology employed for each sample submitted. iATL disclaims any other warrants, expressed or implied, including warranty of fitness for a particular purpose and warranty of merchantability. iATL accepts no legal responsibility for the purpose for which the client uses test results. Any analytical work performed must be governed by our Standard Terms and Conditions. Prices, methods and detection limits may be changed without notification. Please contact your Customer Service Representative for the most current information.

This confidential report relates only to those item(s) tested and does not represent an endorsement by NIST-NVLAP, AIHA LAP LLC, or any agency of local, state or province governments nor of any agency of the U.S. government.

This report shall not be reproduced except in full, without written approval of the laboratory.

Information Pertinent to this Report:

Analysis by US EPA 600 93-116: Determination of Asbestos in Bulk Building Materials by Polarized Light Microscopy (PLM).

Certifications:

- NIST-NVLAP No. 101165-0
- NYSDOH-ELAP No. 11021
- AIHA-LAP, LLC No. 100188

Quantification at <0.25% by volume is possible with this method. (PC) Indicates Stratified Point Count Method performed. (PC-Trace) means that asbestos was detected but is not quantifiable under the Point Counting regimen. PC Trace represents a <0.25% amount. Analysis includes all distinct separable layers in accordance with EPA 600 Method. If not reported or otherwise noted, layer is either not present or the client has specifically requested that it not be analyzed (ex. analyze until positive instructions). Small asbestos fibers may be missed by PLM due to resolution limitations of the optical microscope. Therefore, PLM is not consistently reliable in detecting asbestos in non-friable organically bound (NOB) materials. Quantitative transmission electron microscopy (TEM) is currently the only method that can pronounce materials as non-asbestos containing.

Analytical Methodology Alternatives: Your initial request for analysis may not have accounted for recent advances in regulatory requirements or advances in technology that are routinely used in similar situations for other qualified projects. You may have the option to explore additional analysis for further information. Below are a few options, listed as the matrix followed by the appropriate methodology. Also included are links to more information on our website.

Bulk Building Materials that are Non-Friable Organically Bound (NOB) by Gravimetric Reduction techniques employing PLM and TEM: ELAP 198.6 (PLM-NOB), ELAP 198.4 (TEM-NOB)

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 12/31/2020
Report No.: 625408 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

Loose Fill Vermiculite Insulation, Attic Insulation, Zonolite (copyright), etc.: US EPA 600 R-4/004 (multi-tiered analytical process)
Sprayed On Insulation/Fireproofing with Vermiculite (SOF-V): ELAP 198.8 (PLM-SOF-V)

Soil, sludge, sediment, aggregate, and like materials analyzed for asbestos or other elongated mineral particles (ex. erionite, etc.): ASTM D7521, CARB 435, and other options available

Asbestos in Surface Dust according to one of ASTM's Methods (very dependent on sampling collection technique – by TEM): ASTM D 5755, D5756, or D6480

Various other asbestos matrices (air, water, etc.) and analytical methods are available.

Disclaimers / Qualifiers:

There may be some samples in this project that have a "NOTE:" associated with a sample result. We use added disclaimers or qualifiers to inform the client about something that requires further explanation. Here is a list with highlighted disclaimers that may be pertinent to this project. For a full explanation of these and other disclaimers, please inquire at **customerservice@iatl.com**.

1) Note: No mastic provided for analysis.
2) Note: Insufficient mastic provided for analysis.
3) Note: Insufficient material provided for analysis.
4) Note: Insufficient sample provided for QC reanalysis.
5) Note: Different material than indicated on Sample Log / Description.
6) Note: Sample not submitted.
7) Note: Attached to asbestos containing material.
8) Note: Received wet.
9) Note: Possible surface contamination.
10) Note: Not building material. 1% threshold may not apply.
11) Note: Recommend TEM-NOB analysis as per EPA recommendations.
12) Note: Asbestos detected but not quantifiable.
13) Note: Multiple identical samples submitted, only one analyzed.
14) Note: Analyzed by EPA 600/R-93/116. Point Counting detection limit at 0.080%.
15) Note: Analyzed by EPA 600/R-93/116. Point Counting detection limit at 0.125%.
16) Note: This sample contains >10% vermiculite mineral. See Appendix for Recommendations for Vermiculite Analysis.

Recommendations for Vermiculite Analysis:

Several analytical protocols exist for the analysis of asbestos in vermiculite. These analytical approaches vary depending upon the nature of the vermiculite mineral being tested (e.g. un-processed gange, homogeneous exfoliated books of mica, or mixed mineral composites).Please contact your client representative for pricing and turnaround time options available.

iATL recommends initial testing using the EPA 600/R-93/116 method. This method is specifically designed for the analysis of asbestos in bulk building materials. It provides an acceptable starting point for primary screening of vermiculite for possible asbestos.

Results from this testing may be inconclusive. EPA suggests proceeding to a multi-tiered analysis involving wet separation techniques in conjunction with PLM and TEM gravimetric analysis (EPA 600/R-04/004).

For New York State customers, NYSDOH requires disclaimers and qualifiers for various vermiculite containing samples that direct analysis via ELAP198.6 and ELAP198.8 for samples that contain >10% vermiculite mineral where ELAP198.6 may be used to evaluate the asbestos content of the material. However, any test result using ELAP198.6 will be reported with the following disclaimer: “ELAP198.6 method does not remove vermiculite and may underestimate the level of asbestos present in a sample containing >10% vermiculite.”

Further information on this method and other vermiculite and asbestos issues can be found at the following: Agency for Toxic Substances and Disease Registry (ATSDR) www.atsdr.cdc.gov, United States Geological Survey (USGS) www.minerals.usgs.gov/minerals/, US EPA www.epa.gov/asbestos. The USEPA also has an informative brochure "Current Best Practices for Vermiculite Attic Insulation" EPA 747F03001 May 2003, that may assist the health and remediation professional. NYS customers please follow current NYSDOH ELAP requirements per policy on subject of surfacing and vermiculite, May 6, 2016, Testing Requirements for Surfacing Material Containing Vermiculite (https://www.wadsworth.org/sites/default/files/WebDoc/I198_8_02_2.pdf)

The following is a summary of the analytical process outlines in the EPA 600/R-04/004 Method:

1)**Analytical Step/Method:** Initial Screening by PLM, EPA 600R-93/116
Requirements/Comments: Minimum of 0.1 g of sample. ~0.25% for most samples.

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 12/31/2020
Report No.: 625408 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

2)**Analytical Step/Method:** Wet Separation by PLM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Sinks" only.

3)**Analytical Step/Method:** Wet Separation by PLM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Floats" only.

4)**Analytical Step/Method:** Wet Separation by TEM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Sinks" only.

5)**Analytical Step/Method:** Wet Separation by TEM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Suspension" only.
*With advance notice and confirmation by the laboratory.
**Approximately 1 Liter of sample in double-bagged container (~9x6 inch bag of sample).

iATL INTERNATIONAL
ASBESTOS TESTING LABORATORIES

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 1/8/2021
Report No.: 626020 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

PLM BULK SAMPLE ANALYSIS SUMMARY

Lab No.: 7123346 | **Analyst Observation:** Red Sealant | **Location:**
Client No.: FM - 12 | **Client Description:** Red Penetration Sealant | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	10 Fibrous Glass	90

Lab No.: 7123347 | **Analyst Observation:** White Sealant | **Location:**
Client No.: FM - 13 | **Client Description:** White End Cap Sealant | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7123348 | **Analyst Observation:** White Sealant | **Location:**
Client No.: FM - 14 | **Client Description:** White End Cap Sealant | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7123349 | **Analyst Observation:** Yellow Sealant | **Location:**
Client No.: FM - 15 | **Client Description:** Yellow End Cap Sealant | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7123350 | **Analyst Observation:** White Caulk | **Location:**
Client No.: FM - 16 | **Client Description:** White Caulk | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Lab No.: 7123351 | **Analyst Observation:** Tan Caulk | **Location:**
Client No.: FM - 17 | **Client Description:** Interior Door Caulk | **Facility:**

Percent Asbestos:	Percent Non-Asbestos Fibrous Material:	Percent Non-Fibrous Material:
None Detected	None Detected	100

Please refer to the Appendix of this report for further information regarding your analysis.

Date Received: 1/8/2021
Date Analyzed: 01/08/2021
Signature: Natalia Morais Soares
Analyst: Natalia Morais Soares

Approved By:
Frank E. Ehrenfeld, III
Laboratory Director

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 1/8/2021
Report No.: 626020 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

PLM BULK SAMPLE ANALYSIS SUMMARY

Lab No.: 7123352 | **Analyst Observation:** White Caulk | **Location:**
Client No.: FM - 18 | **Client Description:** Exterior Door Caulk | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 100

Lab No.: 7123353 | **Analyst Observation:** Red Sealant | **Location:**
Client No.: FM - 19 | **Client Description:** Exterior Red Penetration Sealant | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: 20 Synthetic
Percent Non-Fibrous Material: 80

Lab No.: 7123354 | **Analyst Observation:** White Wrap | **Location:**
Client No.: FM - 20 | **Client Description:** Canvas Pipe Wrap | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: 80 Cellulose
Percent Non-Fibrous Material: 20

Lab No.: 7123355 | **Analyst Observation:** Grey Slate | **Location:**
Client No.: FM - 21 | **Client Description:** Slate Window Sill | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 100

Lab No.: 7123356 | **Analyst Observation:** Yellow/Brown Mastic | **Location:**
Client No.: FM - 22 | **Client Description:** Yellow And Brown Cove Base Mastic | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: None Detected
Percent Non-Fibrous Material: 100

Lab No.: 7123357 | **Analyst Observation:** White Wrap | **Location:**
Client No.: FM - 23 | **Client Description:** Canvas Pipe Wrap | **Facility:**

Percent Asbestos: *None Detected*
Percent Non-Asbestos Fibrous Material: 80 Cellulose
Percent Non-Fibrous Material: 20

Please refer to the Appendix of this report for further information regarding your analysis.

Date Received: 1/8/2021
Date Analyzed: 01/08/2021
Signature: Natalia Morais Soares
Analyst: Natalia Morais Soares

Approved By:
Frank E. Ehrenfeld, III
Laboratory Director

iATL INTERNATIONAL
ASBESTOS TESTING LABORATORIES

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 1/8/2021
Report No.: 626020 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

PLM BULK SAMPLE ANALYSIS SUMMARY

Lab No.: 7123358 **Client No.:** FM - 24	**Analyst Observation:** Grey Slate **Client Description:** Slate Window Sill	**Location:** **Facility:**
Percent Asbestos: *None Detected*	Percent Non-Asbestos Fibrous Material: None Detected	Percent Non-Fibrous Material: 100
Lab No.: 7123359 **Client No.:** FM - 25	**Analyst Observation:** Black Vapor Barrier **Client Description:** Black Vapor Barrier	**Location:** **Facility:**
Percent Asbestos: ***PC 3.8*** *Chrysotile*	Percent Non-Asbestos Fibrous Material: 5 Cellulose	Percent Non-Fibrous Material: 91.2
Lab No.: 7123360 **Client No.:** FM - 26	**Analyst Observation:** White Wrap **Client Description:** Canvas Pipe Wrap	**Location:** **Facility:**
Percent Asbestos: *None Detected*	Percent Non-Asbestos Fibrous Material: 98 Cellulose	Percent Non-Fibrous Material: 2
Lab No.: 7123361 **Client No.:** FM - 27	**Analyst Observation:** Red Sealant **Client Description:** Red Penetration Sealant	**Location:** **Facility:**
Percent Asbestos: *None Detected*	Percent Non-Asbestos Fibrous Material: 10 Fibrous Glass	Percent Non-Fibrous Material: 90
Lab No.: 7123362 **Client No.:** FM - 28	**Analyst Observation:** White Wrap **Client Description:** Canvas Pipe Wrap	**Location:** **Facility:**
Percent Asbestos: *None Detected*	Percent Non-Asbestos Fibrous Material: 80 Cellulose	Percent Non-Fibrous Material: 20
Lab No.: 7123363 **Client No.:** FM - 29	**Analyst Observation:** White Sealant **Client Description:** White End Cap Sealant	**Location:** **Facility:**
Percent Asbestos: *None Detected*	Percent Non-Asbestos Fibrous Material: None Detected	Percent Non-Fibrous Material: 100

Please refer to the Appendix of this report for further information regarding your analysis.

Date Received: 1/8/2021
Date Analyzed: 01/08/2021
Signature: Natalia Morais Soares
Analyst: Natalia Morais Soares

Approved By:
Frank E. Ehrenfeld, III
Laboratory Director

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client:	Aria Environmental	Report Date:	1/8/2021
	PO Box 286	Report No.:	626020 - PLM
	Woodbine MD 21797	Project:	Foxwell Moylan Building
		Project No.:	20-1274
Client:	ARI436		

Appendix to Analytical Report

Customer Contact: Michele Twilley
Method:40 CFR Appendix E to Subpart E of Part 763, interim method for the Determination of Asbestos in Bulk Insulation Samples, and USEPA 600, R93-116 as needed.

This appendix seeks to promote greater understanding of any observations, exceptions, special instructions, or circumstances that the laboratory needs to communicate to the client concerning the above samples. The information below is used to help promote your ability to make the most informed decisions for you and your customers. Please note the following points of contact for any questions you may have.

iATL Customer Service: customerservice@iatl.com
iATL Office Manager:wchampion@iatl.com
iATL Account Representative: Kelly Klippel
Sample Login Notes: See Batch Sheet Attached
Sample Matrix: Bulk Building Materials
Exceptions Noted: See Following Pages

General Terms, Warrants, Limits, Qualifiers:

General information about iATL capabilities and client/laboratory relationships and responsibilities are spelled out in iATL policies that are listed at www.iATL.com and ir our Quality Assurance Manual per ISO 17025 standard requirements. The information therein is a representation of iATL definitions and policies for turnaround times, sample submittal, collection media, blank definitions, quantification issues and limit of detection, analytical methods and procedures, sub-contracting policies, results reporting options, fees, terms, and discounts, confidentiality, sample archival and disposal, and data interpretation.

iATL warrants the test results to be of a precision normal for the type and methodology employed for each sample submitted. iATL disclaims any other warrants, expressed or implied, including warranty of fitness for a particular purpose and warranty of merchantability. iATL accepts no legal responsibility for the purpose for which the client uses test results. Any analytical work performed must be governed by our Standard Terms and Conditions. Prices, methods and detection limits may be changed without notification. Please contact your Customer Service Representative for the most current information.

This confidential report relates only to those item(s) tested and does not represent an endorsement by NIST-NVLAP, AIHA LAP LLC, or any agency of local, state or province governments nor of any agency of the U.S. government.

This report shall not be reproduced except in full, without written approval of the laboratory.

Information Pertinent to this Report:

Analysis by US EPA 600 93-116: Determination of Asbestos in Bulk Building Materials by Polarized Light Microscopy (PLM).

Certifications:

- NIST-NVLAP No. 101165-0
- NYSDOH-ELAP No. 11021
- AIHA-LAP, LLC No. 100188

Quantification at <0.25% by volume is possible with this method. (PC) Indicates Stratified Point Count Method performed. (PC-Trace) means that asbestos was detected but is not quantifiable under the Point Counting regimen. PC Trace represents a <0.25% amount. Analysis includes all distinct separable layers in accordance with EPA 600 Method. If not reported or otherwise noted, layer is either not present or the client has specifically requested that it not be analyzed (ex. analyze until positive instructions). Small asbestos fibers may be missed by PLM due to resolution limitations of the optical microscope. Therefore, PLM is not consistently reliable in detecting asbestos in non-friable organically bound (NOB) materials. Quantitative transmission electron microscopy (TEM) is currently the only method that can pronounce materials as non-asbestos containing.

Analytical Methodology Alternatives: Your initial request for analysis may not have accounted for recent advances in regulatory requirements or advances in technology that are routinely used in similar situations for other qualified projects. You may have the option to explore additional analysis for further information. Below are a few options, listed as the matrix followed by the appropriate methodology. Also included are links to more information on our website.

Bulk Building Materials that are Non-Friable Organically Bound (NOB) by Gravimetric Reduction techniques employing PLM and TEM: ELAP 198.6 (PLM-NOB), ELAP 198.4 (TEM-NOB)

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client:	Aria Environmental	Report Date:	1/8/2021
	PO Box 286	Report No.:	626020 - PLM
	Woodbine MD 21797	Project:	Foxwell Moylan Building
		Project No.:	20-1274
Client:	ARI436		

Loose Fill Vermiculite Insulation, Attic Insulation, Zonolite (copyright), etc.: US EPA 600 R-4/004 (multi-tiered analytical process)
Sprayed On Insulation/Fireproofing with Vermiculite (SOF-V): ELAP 198.8 (PLM-SOF-V)

Soil, sludge, sediment, aggregate, and like materials analyzed for asbestos or other elongated mineral particles (ex. erionite, etc.): ASTM D7521, CARB 435, and other options available

Asbestos in Surface Dust according to one of ASTM's Methods (very dependent on sampling collection technique – by TEM): ASTM D 5755, D5756, or D6480

Various other asbestos matrices (air, water, etc.) and analytical methods are available.

Disclaimers / Qualifiers:

There may be some samples in this project that have a "NOTE:" associated with a sample result. We use added disclaimers or qualifiers to inform the client about something that requires further explanation. Here is a list with highlighted disclaimers that may be pertinent to this project. For a full explanation of these and other disclaimers, please inquire at **customerservice@iatl.com**.

1) Note: No mastic provided for analysis.
2) Note: Insufficient mastic provided for analysis.
3) Note: Insufficient material provided for analysis.
4) Note: Insufficient sample provided for QC reanalysis.
5) Note: Different material than indicated on Sample Log / Description.
6) Note: Sample not submitted.
7) Note: Attached to asbestos containing material.
8) Note: Received wet.
9) Note: Possible surface contamination.
10) Note: Not building material. 1% threshold may not apply.
11) Note: Recommend TEM-NOB analysis as per EPA recommendations.
12) Note: Asbestos detected but not quantifiable.
13) Note: Multiple identical samples submitted, only one analyzed.
14) Note: Analyzed by EPA 600/R-93/116. Point Counting detection limit at 0.080%.
15) Note: Analyzed by EPA 600/R-93/116. Point Counting detection limit at 0.125%.
16) Note: This sample contains >10% vermiculite mineral. See Appendix for Recommendations for Vermiculite Analysis.

Recommendations for Vermiculite Analysis:

Several analytical protocols exist for the analysis of asbestos in vermiculite. These analytical approaches vary depending upon the nature of the vermiculite mineral being tested (e.g. un-processed gange, homogeneous exfoliated books of mica, or mixed mineral composites).Please contact your client representative for pricing and turnaround time options available.

iATL recommends initial testing using the EPA 600/R-93/116 method. This method is specifically designed for the analysis of asbestos in bulk building materials. It provides an acceptable starting point for primary screening of vermiculite for possible asbestos.

Results from this testing may be inconclusive. EPA suggests proceeding to a multi-tiered analysis involving wet separation techniques in conjunction with PLM and TEM gravimetric analysis (EPA 600/R-04/004).

For New York State customers, NYSDOH requires disclaimers and qualifiers for various vermiculite containing samples that direct analysis via ELAP198.6 and ELAP198.8 for samples that contain >10% vermiculite mineral where ELAP198.6 may be used to evaluate the asbestos content of the material. However, any test result using ELAP198.6 will be reported with the following disclaimer: “ELAP198.6 method does not remove vermiculite and may underestimate the level of asbestos present in a sample containing >10% vermiculite.”

Further information on this method and other vermiculite and asbestos issues can be found at the following: Agency for Toxic Substances and Disease Registry (ATSDR) www.atsdr.cdc.gov, United States Geological Survey (USGS) www.minerals.usgs.gov/minerals/, US EPA www.epa.gov/asbestos. The USEPA also has an informative brochure "Current Best Practices for Vermiculite Attic Insulation" EPA 747F03001 May 2003, that may assist the health and remediation professional. NYS customers please follow current NYSDOH ELAP requirements per policy on subject of surfacing and vermiculite, May 6, 2016, Testing Requirements for Surfacing Material Containing Vermiculite (https://www.wadsworth.org/sites/default/files/WebDoc/I198_8_02_2.pdf)

The following is a summary of the analytical process outlines in the EPA 600/R-04/004 Method:

1)**Analytical Step/Method:** Initial Screening by PLM, EPA 600R-93/116
Requirements/Comments: Minimum of 0.1 g of sample. ~0.25% for most samples.

9000 Commerce Parkway Suite B
Mt. Laurel, New Jersey 08054
Telephone: 856-231-9449
Email: customerservice@iatl.com

CERTIFICATE OF ANALYSIS

Client: Aria Environmental
PO Box 286
Woodbine MD 21797

Client: ARI436

Report Date: 1/8/2021
Report No.: 626020 - PLM
Project: Foxwell Moylan Building
Project No.: 20-1274

2)**Analytical Step/Method:** Wet Separation by PLM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Sinks" only.

3)**Analytical Step/Method:** Wet Separation by PLM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Floats" only.

4)**Analytical Step/Method:** Wet Separation by TEM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Sinks" only.

5)**Analytical Step/Method:** Wet Separation by TEM Gravimetric Technique, EPA R-04/004
Requirements/Comments: Minimum 50g** of dry sample. Analysis of "Suspension" only.
*With advance notice and confirmation by the laboratory.
**Approximately 1 Liter of sample in double-bagged container (~9x6 inch bag of sample).

Attachment C:

Lead–Based Paint Survey Data

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
1	12/21/2020 11:30			Calibration	Calibration		2.68	0
2	12/21/2020 11:30			Calibration	Calibration	Positive	1	0.3
3	12/21/2020 11:31			Calibration	Calibration	Positive	1.2	0.4
4	12/21/2020 11:31			Calibration	Calibration	Positive	1.1	0.4
5	12/21/2020 11:34	WALL	CONCRETE	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
6	12/21/2020 11:35	WALL	CONCRETE	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
7	12/21/2020 11:36	WALL	CONCRETE	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
8	12/21/2020 11:37	WALL	CONCRETE	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
9	12/21/2020 11:40	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.04
10	12/21/2020 11:40	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
11	12/21/2020 11:40	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.05
12	12/21/2020 11:40	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
13	12/21/2020 11:41	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
14	12/21/2020 11:41	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
15	12/21/2020 11:41	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.04
16	12/21/2020 11:41	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
17	12/21/2020 11:41	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
18	12/21/2020 11:41	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.04
19	12/21/2020 11:42	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
20	12/21/2020 11:42	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
21	12/21/2020 11:42	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
22	12/21/2020 11:42	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
23	12/21/2020 11:42	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
24	12/21/2020 11:42	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
25	12/21/2020 11:42	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
26	12/21/2020 11:43	CABINET	WOOD	TAN	Kitchen-First Floor	Negative	< LOD	0.03
27	12/21/2020 11:46	TRIM	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.05
28	12/21/2020 11:46	TRIM	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.03
29	12/21/2020 11:46	TRIM	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.03
30	12/21/2020 11:46	RADIATOR	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.03

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory PROJECT: 201274 INSPECTOR: J. Barth
101 Clarke Place, Frederick, Maryland 21701 DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
31	12/21/2020 11:46	RADIATOR	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.04
32	12/21/2020 11:47	RADIATOR	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.03
33	12/21/2020 11:47	RADIATOR	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.04
34	12/21/2020 11:47	RADIATOR	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.03
35	12/21/2020 11:47	RADIATOR	METAL	TAN	Kitchen-First Floor	Negative	< LOD	0.03
36	12/21/2020 11:48	SILL	WOOD	BLACK	Kitchen-First Floor	Negative	< LOD	0.03
37	12/21/2020 11:48	SILL	WOOD	BLACK	Kitchen-First Floor	Null	< LOD	0.03
38	12/21/2020 11:49	SILL	WOOD	BLACK	Kitchen-First Floor	Negative	< LOD	0.04
39	12/21/2020 11:49	WINDOW	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.61
40	**12/21/2020 11:50**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**1.1**	**0.4**
41	**12/21/2020 11:50**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**1.1**	**0.4**
42	**12/21/2020 11:50**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**2**	**1.2**
43	**12/21/2020 11:50**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**2.2**	**1.4**
44	**12/21/2020 11:51**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**1**	**0.2**
45	**12/21/2020 11:51**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**1.5**	**0.6**
46	12/21/2020 11:51	WINDOW	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.49
47	**12/21/2020 11:52**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**0.9**	**0.2**
48	**12/21/2020 11:52**	**WINDOW**	**WOOD**	**WHITE**	**Kitchen-First Floor**	**Positive**	**1.7**	**0.7**
49	12/21/2020 11:52	WINDOW	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.39
50	12/21/2020 11:52	WINDOW	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.55
51	12/21/2020 11:52	WINDOW	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.45
52	12/21/2020 11:53	PIPE	METAL	WHITE	Kitchen-First Floor	Negative	< LOD	0.8
53	12/21/2020 11:54	PIPE	METAL	WHITE	Kitchen-First Floor	Negative	< LOD	0.48
54	12/21/2020 11:54	PIPE	METAL	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
55	12/21/2020 11:57	WALL	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
56	12/21/2020 11:58	WALL	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
57	12/21/2020 11:58	WALL	WOOD	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
58	12/21/2020 11:58	CEILING	CONCRETE	WHITE	Kitchen-First Floor	Null	< LOD	0.03
59	12/21/2020 11:58	CEILING	CONCRETE	WHITE	Kitchen-First Floor	Null	< LOD	0.03

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
60	12/21/2020 11:59	CEILING	CONCRETE	WHITE	Kitchen-First Floor	Negative	< LOD	0.03
61	12/21/2020 12:00	PIPE	METAL	WHITE	Kitchen-First Floor	Negative	< LOD	0.37
62	12/21/2020 12:00	PIPE	METAL	WHITE	Kitchen-First Floor	Negative	< LOD	0.41
63	12/21/2020 12:00	PIPE	METAL	WHITE	Kitchen-First Floor	Negative	< LOD	0.39
64	12/21/2020 12:09	PIPE	METAL	WHITE	Laundry-First Floor	Negative	< LOD	0.42
65	12/21/2020 12:10	PIPE	METAL	WHITE	Laundry-First Floor	Negative	< LOD	0.05
66	12/21/2020 12:10	TRIM	WOOD	BLACK	Laundry-First Floor	Negative	< LOD	0.59
67	12/21/2020 12:11	TRIM	WOOD	BLACK	Laundry-First Floor	Negative	< LOD	0.45
68	12/21/2020 12:11	SILL	WOOD	BLACK	Laundry-First Floor	Negative	< LOD	0.03
69	12/21/2020 12:12	SILL	WOOD	BLACK	Laundry-First Floor	Negative	< LOD	0.03
70	12/21/2020 12:12	TRIM	WOOD	BLACK	Laundry-First Floor	Negative	< LOD	0.34
71	**12/21/2020 12:13**	**WINDOW**	**WOOD**	**WHITE**	**Laundry-First Floor**	**Positive**	**1.2**	**0.5**
72	12/21/2020 12:13	WINDOW	WOOD	WHITE	Laundry-First Floor	Negative	0.5	0.1
73	**12/21/2020 12:13**	**WINDOW**	**WOOD**	**WHITE**	**Laundry-First Floor**	**Positive**	**1.2**	**0.5**
74	12/21/2020 12:13	WINDOW	WOOD	WHITE	Laundry-First Floor	Negative	< LOD	0.59
75	12/21/2020 12:13	WINDOW	WOOD	WHITE	Laundry-First Floor	Negative	< LOD	0.43
76	12/21/2020 12:15	WALL	CONCRETE	WHITE	Laundry-First Floor	Negative	< LOD	0.03
77	12/21/2020 12:16	WALL	CONCRETE	WHITE	Laundry-First Floor	Null	< LOD	0.03
78	12/21/2020 12:16	WALL	CONCRETE	WHITE	Laundry-First Floor	Negative	< LOD	0.03
79	12/21/2020 12:17	WALL	CONCRETE	WHITE	Laundry-First Floor	Negative	0.07	0.03
80	12/21/2020 12:18	WALL	CONCRETE	BLACK	Laundry-First Floor	Null	< LOD	0.03
81	**12/21/2020 12:19**	**WALL**	**CONCRETE**	**BLACK**	**Laundry-First Floor**	**Positive**	**1.1**	**0.4**
82	12/21/2020 12:20	WALL	CONCRETE	BLACK	Laundry-First Floor	Negative	0.04	0.02
83	**12/21/2020 12:20**	**WALL**	**CONCRETE**	**BLACK**	**Laundry-First Floor**	**Positive**	**1.2**	**0.5**
84	12/21/2020 12:21	WALL	CONCRETE	BLACK	Laundry-First Floor	Negative	< LOD	0.04
85	12/21/2020 12:22	DOOR	WOOD	BLACK	Laundry-First Floor	Negative	< LOD	0.04
86	12/21/2020 12:22	TRIM	METAL	BLACK	Laundry-First Floor	Negative	< LOD	0.08
87	12/21/2020 12:22	TRIM	METAL	BLACK	Laundry-First Floor	Negative	< LOD	0.2
88	12/21/2020 12:23	TRIM	METAL	BLACK	Laundry-First Floor	Negative	< LOD	0.34

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
89	12/21/2020 12:23	RADIATOR	METAL	BLACK	Laundry-First Floor	Null	< LOD	1.02
90	12/21/2020 12:23	RADIATOR	METAL	BLACK	Laundry-First Floor	Negative	< LOD	0.03
91	12/21/2020 12:23	RADIATOR	METAL	BLACK	Laundry-First Floor	Negative	< LOD	0.03
92	12/21/2020 12:25	SINK	ENAMEL	WHITE	Laundry-First Floor	Negative	< LOD	0.77
93	12/21/2020 12:25	SINK	ENAMEL	WHITE	Laundry-First Floor	Negative	< LOD	0.03
94	12/21/2020 12:26	SINK	ENAMEL	WHITE	Laundry-First Floor	Null	< LOD	0.08
95	12/21/2020 12:27	FLOOR	CONCRETE	GRAY	Laundry-First Floor	Negative	< LOD	0.03
96	12/21/2020 12:28	FLOOR	CONCRETE	GRAY	Laundry-First Floor	Negative	< LOD	0.03
97	12/21/2020 12:29	FLOOR	CONCRETE	GRAY	Laundry-First Floor	Negative	< LOD	0.03
98	12/21/2020 12:30	CEILING	CONCRETE	WHITE	Laundry-First Floor	Null	< LOD	0.03
99	12/21/2020 12:31	CEILING	CONCRETE	WHITE	Laundry-First Floor	Null	< LOD	0.03
100	12/21/2020 12:31	CEILING	CONCRETE	WHITE	Laundry-First Floor	Null	< LOD	0.03
101	12/21/2020 12:42	WALL	CONCRETE	BEIGE	Rec Room-First Floor	Null	< LOD	0.03
102	12/21/2020 12:43	WALL	CONCRETE	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
103	12/21/2020 12:44	WALL	CONCRETE	BEIGE	Rec Room-First Floor	Null	< LOD	0.03
104	12/21/2020 12:45	WALL	CONCRETE	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
105	12/21/2020 12:46	WALL	CONCRETE	BEIGE	Rec Room-First Floor	Null	< LOD	0.03
106	12/21/2020 12:47	WALL	CONCRETE	BEIGE	Rec Room-First Floor	Negative	< LOD	0.08
107	12/21/2020 12:48	WALL	CONCRETE	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
108	12/21/2020 12:49	HATCH	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.3
109	12/21/2020 12:49	HATCH	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.43
110	12/21/2020 12:49	HATCH	WOOD	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
111	12/21/2020 12:50	RADIATOR	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
112	12/21/2020 12:50	RADIATOR	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
113	12/21/2020 12:50	RADIATOR	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.07
114	12/21/2020 12:51	RADIATOR	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.05
115	12/21/2020 12:51	RADIATOR	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.04
116	12/21/2020 12:51	RADIATOR	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.16
117	12/21/2020 12:51	RADIATOR	METAL	BEIGE	Rec Room-First Floor	Negative	< LOD	0.06

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
118	12/21/2020 12:51	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.16
119	12/21/2020 12:52	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.19
120	12/21/2020 12:52	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.03
121	12/21/2020 12:52	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.07
122	12/21/2020 12:52	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.03
123	12/21/2020 12:53	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.06
124	12/21/2020 12:53	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.11
125	12/21/2020 12:53	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.3
126	12/21/2020 12:53	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.23
127	12/21/2020 12:54	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.03
128	12/21/2020 12:54	TRIM	METAL	BROWN	Rec Room-First Floor	Negative	< LOD	0.07
129	**12/21/2020 12:56**	**CEILING**	**CONCRETE**	**WHITE**	**Rec Room-First Floor**	**Positive**	**1.1**	**0.4**
130	12/21/2020 12:56	CEILING	CONCRETE	WHITE	Rec Room-First Floor	Negative	< LOD	0.03
131	12/21/2020 12:57	CEILING	CONCRETE	WHITE	Rec Room-First Floor	Null	< LOD	0.03
132	12/21/2020 12:57	CEILING	CONCRETE	BEIGE	Rec Room-First Floor	Null	< LOD	0.04
133	12/21/2020 12:58	CEILING	CONCRETE	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
134	12/21/2020 12:59	CEILING	CONCRETE	BEIGE	Rec Room-First Floor	Negative	< LOD	0.03
135	12/21/2020 13:00	WINDOW	WOOD	WHITE	Rec Room-First Floor	Null	< LOD	0.75
136	12/21/2020 13:00	WINDOW	WOOD	WHITE	Rec Room-First Floor	Negative	< LOD	0.34
137	**12/21/2020 13:00**	**WINDOW**	**WOOD**	**WHITE**	**Rec Room-First Floor**	**Positive**	**1.5**	**0.7**
138	**12/21/2020 13:00**	**WINDOW**	**WOOD**	**WHITE**	**Rec Room-First Floor**	**Positive**	**1.7**	**0.8**
139	12/21/2020 13:01	WINDOW	WOOD	WHITE	Rec Room-First Floor	Negative	0.4	0.2
140	12/21/2020 13:02	SILL	WOOD	BLACK	Rec Room-First Floor	Negative	< LOD	0.03
141	12/21/2020 13:02	SILL	WOOD	BLACK	Rec Room-First Floor	Negative	< LOD	0.03
142	12/21/2020 13:03	SILL	WOOD	BLACK	Rec Room-First Floor	Negative	< LOD	0.03
143	12/21/2020 13:04	DOOR	WOOD	WHITE	Rec Room-First Floor	Negative	< LOD	0.03
144	12/21/2020 13:04	WOOD AT AC	WOOD	WHITE	Rec Room-First Floor	Negative	< LOD	0.03
145	12/21/2020 13:04	WOOD AT AC	WOOD	WHITE	Rec Room-First Floor	Negative	< LOD	0.03
146	12/21/2020 13:29	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.04

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
147	12/21/2020 13:29	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.03
148	12/21/2020 13:30	STAIR	METAL	BROWN	Stairwell 1-First Floor	Null	0.15	0.08
149	12/21/2020 13:30	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	1.04
150	12/21/2020 13:31	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.07
151	12/21/2020 13:32	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.7
152	12/21/2020 13:32	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.04
153	12/21/2020 13:32	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.03
154	12/21/2020 13:32	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.1
155	12/21/2020 13:32	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.17
156	12/21/2020 13:32	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.05
157	12/21/2020 13:33	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.03
158	12/21/2020 13:33	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.05
159	12/21/2020 13:34	RADIATOR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.04
160	12/21/2020 13:34	DOOR	WOOD	WHITE	Stairwell 1-First Floor	Negative	< LOD	0.04
161	12/21/2020 13:34	TRIM	WOOD	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.47
162	12/21/2020 13:34	TRIM	WOOD	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.06
163	12/21/2020 13:35	STAIR	METAL	BROWN	Stairwell 1-First Floor	Null	< LOD	0.07
164	12/21/2020 13:35	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.14
165	12/21/2020 13:35	STAIR	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.05
166	12/21/2020 13:36	RAIL	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.03
167	12/21/2020 13:36	RAIL	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.03
168	12/21/2020 13:36	RAIL	METAL	BROWN	Stairwell 1-First Floor	Negative	< LOD	0.03
169	12/21/2020 13:40	PIPE	METAL	SILVER	Water Heater Room-Basement	Null	< LOD	0.45
170	12/21/2020 13:40	PIPE	METAL	SILVER	Water Heater Room-Basement	Negative	< LOD	0.16
171	12/21/2020 13:41	PIPE	METAL	SILVER	Water Heater Room-Basement	Negative	< LOD	0.78
172	12/21/2020 13:41	PIPE	METAL	SILVER	Water Heater Room-Basement	Negative	< LOD	0.69
173	12/21/2020 13:42	PIPE	METAL	SILVER	Water Heater Room-Basement	Null	0.4	0.2
174	12/21/2020 13:42	PIPE	METAL	SILVER	Water Heater Room-Basement	Negative	< LOD	0.66
175	12/21/2020 13:43	WINDOW	WOOD	WHITE	Water Heater Room-Basement	Negative	< LOD	0.41

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory PROJECT: 201274 INSPECTOR: J. Barth
101 Clarke Place, Frederick, Maryland 21701 DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
176	**12/21/2020 13:43**	**WINDOW**	**WOOD**	**WHITE**	**Water Heater Room-Basement**	**Positive**	**1**	**0.3**
177	**12/21/2020 13:44**	**WINDOW**	**WOOD**	**WHITE**	**Water Heater Room-Basement**	**Positive**	**1.1**	**0.4**
178	**12/21/2020 13:44**	**WINDOW**	**WOOD**	**WHITE**	**Water Heater Room-Basement**	**Positive**	**1**	**0.3**
179	**12/21/2020 13:44**	**WINDOW**	**WOOD**	**WHITE**	**Water Heater Room-Basement**	**Positive**	**1.5**	**0.7**
180	12/21/2020 13:44	WINDOW	WOOD	WHITE	Water Heater Room-Basement	Negative	0.4	0.2
181	12/21/2020 13:45	DOOR	METAL	GRAY	Water Heater Room-Basement	Negative	< LOD	0.19
182	**12/21/2020 13:49**	**DOOR**	**WOOD**	**WHITE**	**Rec Room-Basement**	**Positive**	**< LOD**	**4.35**
183	**12/21/2020 13:49**	**DOOR**	**WOOD**	**WHITE**	**Rec Room-Basement**	**Positive**	**< LOD**	**5.7**
184	**12/21/2020 13:49**	**DOOR**	**WOOD**	**WHITE**	**Rec Room-Basement**	**Positive**	**1.7**	**0.9**
185	**12/21/2020 13:49**	**DOOR**	**WOOD**	**WHITE**	**Rec Room-Basement**	**Positive**	**2.5**	**1.5**
186	12/21/2020 13:50	DOOR	WOOD	WHITE	Rec Room-Basement	Negative	< LOD	0.03
187	12/21/2020 13:50	DOOR	WOOD	WHITE	Rec Room-Basement	Negative	< LOD	0.03
188	12/21/2020 13:50	DOOR	WOOD	WHITE	Rec Room-Basement	Negative	< LOD	0.03
189	12/21/2020 13:50	DOOR	WOOD	WHITE	Rec Room-Basement	Negative	< LOD	0.04
190	12/21/2020 13:51	DOOR	WOOD	BLACK	Rec Room-Basement	Negative	0.5	0.2
191	12/21/2020 13:51	DOOR	WOOD	BLACK	Rec Room-Basement	Negative	< LOD	0.45
192	12/21/2020 13:51	DOOR	WOOD	BLACK	Rec Room-Basement	Negative	< LOD	0.52
193	**12/21/2020 13:53**	**WINDOW**	**WOOD**	**WHITE**	**Rec Room-Basement**	**Positive**	**1.9**	**1.2**
194	**12/21/2020 13:53**	**WINDOW**	**WOOD**	**WHITE**	**Rec Room-Basement**	**Positive**	**1.1**	**0.4**
195	12/21/2020 13:53	WINDOW	WOOD	WHITE	Rec Room-Basement	Negative	< LOD	0.41
196	12/21/2020 13:53	WINDOW	WOOD	WHITE	Rec Room-Basement	Negative	< LOD	0.45
197	12/21/2020 13:54	SILL	WOOD	BLACK	Rec Room-Basement	Negative	< LOD	0.03
198	12/21/2020 13:55	SILL	WOOD	BLACK	Rec Room-Basement	Null	< LOD	0.03
199	12/21/2020 13:56	WALL	CONCRETE	BEIGE	Rec Room-Basement	Negative	< LOD	0.03
200	12/21/2020 13:57	WALL	CONCRETE	BEIGE	Rec Room-Basement	Negative	< LOD	0.03
201	12/21/2020 13:58	WALL	CONCRETE	BEIGE	Rec Room-Basement	Negative	< LOD	0.03
202	12/21/2020 13:58	RADIATOR	METAL	BEIGE	Rec Room-Basement	Negative	< LOD	0.16
203	12/21/2020 13:58	RADIATOR	METAL	BEIGE	Rec Room-Basement	Negative	< LOD	0.03
204	12/21/2020 13:59	FLOOR	CONCRETE	GRAY SPECKS	Rec Room-Basement	Negative	< LOD	0.03

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
205	12/21/2020 14:00	FLOOR	CONCRETE	GRAY SPECKS	Rec Room-Basement	Negative	< LOD	0.03
206	12/21/2020 14:00	FLOOR	CONCRETE	GRAY SPECKS	Rec Room-Basement	Negative	< LOD	0.03
207	12/21/2020 14:04	FLOOR	CONCRETE	GRAY	Craft Room-Basement	Null	< LOD	0.03
208	12/21/2020 14:05	FLOOR	CONCRETE	GRAY	Craft Room-Basement	Negative	< LOD	0.03
209	12/21/2020 14:06	SHELF	WOOD	BLACK	Craft Room-Basement	Negative	< LOD	0.03
210	12/21/2020 14:06	SHELF	WOOD	BLACK	Craft Room-Basement	Negative	< LOD	0.03
211	12/21/2020 14:07	SHELF	WOOD	BLACK	Craft Room-Basement	Negative	< LOD	0.03
212	12/21/2020 14:07	SHELF	WOOD	BLACK	Craft Room-Basement	Negative	< LOD	0.03
213	12/21/2020 14:08	WALL	CONCRETE	WHITE	Craft Room-Basement	Negative	< LOD	0.03
214	12/21/2020 14:09	WALL	CONCRETE	WHITE	Craft Room-Basement	Negative	< LOD	0.03
215	12/21/2020 14:10	WALL	CONCRETE	GREEN	Craft Room-Basement	Negative	< LOD	0.03
216	12/21/2020 14:11	WALL	CONCRETE	GREEN	Craft Room-Basement	Null	< LOD	0.03
217	12/21/2020 14:11	PIPE	METAL	WHITE	Craft Room-Basement	Negative	< LOD	0.16
218	12/21/2020 14:12	PIPE	METAL	WHITE	Craft Room-Basement	Negative	< LOD	0.8
219	12/21/2020 14:12	PIPE	METAL	WHITE	Craft Room-Basement	Negative	< LOD	0.34
220	12/21/2020 14:17	Calibration	Calibration	Calibration	Calibration	Positive	1	0.3
221	12/21/2020 14:18	Calibration	Calibration	Calibration	Calibration	Positive	0.9	0.2
222	12/21/2020 14:18	Calibration	Calibration	Calibration	Calibration	Positive	1.1	0.4
223	12/21/2020 14:21	WALL	CONCRETE	WHITE	Dorm 310	Null	< LOD	0.03
224	12/21/2020 14:22	WALL	CONCRETE	WHITE	Dorm 310	Null	< LOD	0.03
225	12/21/2020 14:23	WALL	CONCRETE	WHITE	Dorm 310	Null	< LOD	0.03
226	12/21/2020 14:23	WALL	CONCRETE	WHITE	Dorm 310	Negative	< LOD	0.03
227	12/21/2020 14:24	WINDOW	WOOD	WHITE	Dorm 310	Negative	< LOD	0.16
228	**12/21/2020 14:24**	**WINDOW**	**WOOD**	**WHITE**	**Dorm 310**	**Positive**	**1.5**	**0.8**
229	12/21/2020 14:24	WINDOW	WOOD	WHITE	Dorm 310	Negative	< LOD	0.36
230	12/21/2020 14:24	WINDOW	WOOD	WHITE	Dorm 310	Negative	< LOD	0.03
231	12/21/2020 14:25	DOOR	WOOD	BROWN	Dorm 310	Negative	< LOD	0.06
232	12/21/2020 14:25	DOOR	WOOD	BROWN	Dorm 310	Negative	< LOD	0.27
233	12/21/2020 14:25	TRIM	METAL	BROWN	Dorm 310	Negative	< LOD	0.19

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory PROJECT: 201274 INSPECTOR: J. Barth
101 Clarke Place, Frederick, Maryland 21701 DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
234	12/21/2020 14:26	TRIM	METAL	BROWN	Dorm 310	Negative	< LOD	0.29
235	12/21/2020 14:27	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.06
236	12/21/2020 14:27	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.05
237	12/21/2020 14:27	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.07
238	12/21/2020 14:27	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.03
239	12/21/2020 14:27	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.05
240	12/21/2020 14:27	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.46
241	12/21/2020 14:28	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.04
242	12/21/2020 14:28	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.05
243	12/21/2020 14:28	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.13
244	12/21/2020 14:28	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.04
245	12/21/2020 14:28	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.29
246	12/21/2020 14:29	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.1
247	12/21/2020 14:29	TRIM	METAL	BROWN	Hall on Third Floor	Negative	< LOD	0.11
248	12/21/2020 14:29	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.19
249	12/21/2020 14:29	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.04
250	12/21/2020 14:30	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.03
251	12/21/2020 14:30	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.05
252	12/21/2020 14:30	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.06
253	12/21/2020 14:30	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.03
254	12/21/2020 14:30	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.04
255	12/21/2020 14:31	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.07
256	12/21/2020 14:31	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.04
257	12/21/2020 14:31	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.03
258	12/21/2020 14:32	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.42
259	12/21/2020 14:32	DOOR	WOOD	BROWN	Hall on Third Floor	Negative	< LOD	0.04
260	12/21/2020 14:34	LADDEN	METAL	BROWN	Laundry-Third Floor	Negative	< LOD	0.14
261	12/21/2020 14:35	LADDEN	METAL	BROWN	Laundry-Third Floor	Negative	< LOD	0.03
262	12/21/2020 14:35	LADDEN	METAL	BROWN	Laundry-Third Floor	Negative	< LOD	0.04

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
263	12/21/2020 14:35	LADDEN	METAL	BROWN	Laundry-Third Floor	Negative	< LOD	0.03
264	12/21/2020 14:35	TRIM	METAL	BROWN	Laundry-Third Floor	Negative	< LOD	0.1
265	12/21/2020 14:37	WALL	CONCRETE	BEIGE	Laundry-Third Floor	Negative	< LOD	0.03
266	12/21/2020 14:39	SINK	ENAMEL	WHITE	Laundry-Third Floor	Negative	< LOD	0.03
267	12/21/2020 14:39	SINK	ENAMEL	WHITE	Laundry-Third Floor	Negative	< LOD	0.03
268	12/21/2020 14:39	WINDOW	WOOD	WHITE	Laundry-Third Floor	Negative	< LOD	0.15
269	12/21/2020 14:41	WINDOW	WOOD	WHITE	Laundry-Third Floor	Negative	< LOD	0.43
270	12/21/2020 14:41	WINDOW	WOOD	WHITE	Laundry-Third Floor	Negative	< LOD	0.19
271	12/21/2020 14:42	WINDOW	WOOD	WHITE	Laundry-Third Floor	Negative	0.21	0.05
272	12/21/2020 14:42	WINDOW	WOOD	WHITE	Laundry-Third Floor	Negative	< LOD	0.38
273	12/21/2020 14:42	WINDOW	WOOD	WHITE	Laundry-Third Floor	Negative	< LOD	0.62
274	12/21/2020 14:42	WINDOW	WOOD	WHITE	Laundry-Third Floor	Negative	< LOD	0.61
275	**12/21/2020 14:45**	**WALL**	**CERAMIC**	**TAN**	**Bathroom-Third Floor**	**Positive**	**< LOD**	**10.5**
276	**12/21/2020 14:45**	**WALL**	**CERAMIC**	**TAN**	**Bathroom-Third Floor**	**Positive**	**< LOD**	**8.1**
277	**12/21/2020 14:45**	**WALL**	**CERAMIC**	**TAN**	**Bathroom-Third Floor**	**Positive**	**8.1**	**5.3**
278	12/21/2020 14:46	FLOOR	CERAMIC	YELLOW	Bathroom-Third Floor	Negative	< LOD	0.03
279	12/21/2020 14:46	FLOOR	CERAMIC	YELLOW	Bathroom-Third Floor	Negative	< LOD	0.03
280	12/21/2020 14:47	FLOOR	CERAMIC	YELLOW	Bathroom-Third Floor	Negative	< LOD	0.03
281	12/21/2020 14:47	SINK	CERAMIC	WHITE	Bathroom-Third Floor	Negative	< LOD	0.86
282	12/21/2020 14:48	SINK	CERAMIC	WHITE	Bathroom-Third Floor	Negative	< LOD	0.99
283	12/21/2020 14:49	TOILET	CERAMIC	WHITE	Bathroom-Third Floor	Negative	< LOD	0.06
284	12/21/2020 14:49	URINAL	CERAMIC	WHITE	Bathroom-Third Floor	Negative	< LOD	0.71
285	12/21/2020 14:50	WALL	CONCRETE	WHITE	Bathroom-Third Floor	Null	< LOD	0.03
286	12/21/2020 14:56	WALL	CONCRETE	WHITE	Rec Room-Third Floor	Negative	< LOD	0.03
287	**12/21/2020 14:56**	**WINDOW**	**WOOD**	**WHITE**	**Rec Room-Third Floor**	**Positive**	**1.2**	**0.5**
288	12/21/2020 14:57	RADIATOR	METAL	WHITE	Rec Room-Third Floor	Negative	< LOD	0.03
289	12/21/2020 14:59	WALL	CONCRETE	BEIGE	Linen Closet-Third Floor	Null	< LOD	0.03
290	12/21/2020 15:00	WALL	CONCRETE	BEIGE	Linen Closet-Third Floor	Null	< LOD	0.03
291	**12/21/2020 15:01**	**WALL**	**CONCRETE**	**BEIGE**	**Linen Closet-Third Floor**	**Positive**	**1.1**	**0.4**

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
292	12/21/2020 15:02	WALL	CONCRETE	BEIGE	Linen Closet-Third Floor	Null	< LOD	0.03
293	**12/21/2020 15:02**	**WALL**	**CONCRETE**	**BEIGE**	**Linen Closet-Third Floor**	**Positive**	**1.4**	**0.6**
294	12/21/2020 15:02	WALL	CONCRETE	BEIGE	Linen Closet-Third Floor	Null	< LOD	0.03
295	**12/21/2020 15:03**	**WALL**	**CONCRETE**	**BEIGE**	**Linen Closet-Third Floor**	**Positive**	**1.1**	**0.4**
296	12/21/2020 15:09	WALL	CONCRETE	BEIGE	Apt 2A	Negative	< LOD	0.03
297	**12/21/2020 15:11**	**WALL**	**CERAMIC**	**YELLOW**	**Apt 2A**	**Positive**	**3.8**	**2.5**
298	**12/21/2020 15:12**	**WALL**	**CERAMIC**	**YELLOW**	**Apt 2A**	**Positive**	**< LOD**	**5.25**
299	12/21/2020 15:12	FLOOR	CERAMIC	YELLOW	Apt 2A	Null	< LOD	0.07
300	12/21/2020 15:12	FLOOR	CERAMIC	YELLOW	Apt 2A	Negative	< LOD	0.03
301	12/21/2020 15:12	FLOOR	CERAMIC	YELLOW	Apt 2A	Negative	< LOD	0.03
302	12/21/2020 15:13	TUB	CERAMIC	WHITE	Apt 2A	Negative	< LOD	0.03
303	12/21/2020 15:14	TRIM	METAL	WHITE	Apt 2A	Negative	< LOD	0.04
304	12/21/2020 15:14	TRIM	METAL	WHITE	Apt 2A	Negative	< LOD	0.1
305	12/21/2020 15:14	TRIM	METAL	WHITE	Apt 2A	Negative	< LOD	0.06
306	12/21/2020 15:14	DOOR	WOOD	WHITE	Apt 2A	Negative	< LOD	0.45
307	12/21/2020 15:15	DOOR	WOOD	WHITE	Apt 2A	Negative	< LOD	0.49
308	12/21/2020 15:15	DOOR	WOOD	WHITE	Apt 2A	Negative	< LOD	0.6
309	12/21/2020 15:21	WINDOW	WOOD	WHITE	Dorm 210	Negative	< LOD	0.28
310	12/21/2020 15:21	WINDOW	WOOD	WHITE	Dorm 210	Null	< LOD	0.15
311	12/21/2020 15:22	WINDOW	WOOD	WHITE	Dorm 210	Negative	< LOD	0.67
312	12/21/2020 15:22	WINDOW	WOOD	WHITE	Dorm 210	Null	< LOD	0.22
313	12/21/2020 15:22	WINDOW	WOOD	WHITE	Dorm 210	Null	0.19	0.06
314	12/21/2020 15:22	WINDOW	WOOD	WHITE	Dorm 210	Negative	< LOD	0.5
315	12/21/2020 15:22	WINDOW	WOOD	WHITE	Dorm 210	Negative	< LOD	0.32
316	**12/21/2020 15:23**	**WINDOW**	**WOOD**	**WHITE**	**Dorm 210**	**Positive**	**1**	**0.3**
317	12/21/2020 15:24	WINDOW	WOOD	WHITE	Dorm 210	Negative	0.5	0.1
318	**12/21/2020 15:24**	**WINDOW**	**WOOD**	**WHITE**	**Dorm 210**	**Positive**	**2.2**	**1.4**
319	12/21/2020 15:30	COLUMN	METAL	GRAY	Attic	Negative	< LOD	0.26
320	12/21/2020 15:30	COLUMN	METAL	GRAY	Attic	Negative	< LOD	0.17

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
321	12/21/2020 15:31	COLUMN	METAL	GRAY	Attic	Null	< LOD	0.25
322	12/21/2020 15:31	COLUMN	METAL	GRAY	Attic	Negative	< LOD	0.28
323	12/21/2020 15:31	COLUMN	METAL	GRAY	Attic	Negative	< LOD	0.03
324	12/21/2020 15:32	COLUMN	METAL	GRAY	Attic	Negative	< LOD	0.21
325	12/21/2020 15:44	COLUMN	METAL	WHITE	Exterior	Negative	< LOD	0.03
326	12/21/2020 15:44	COLUMN	METAL	WHITE	Exterior	Negative	< LOD	0.03
327	12/21/2020 15:44	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.23
328	12/21/2020 15:44	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.03
329	12/21/2020 15:45	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.04
330	12/21/2020 15:46	DOOR	WOOD	WHITE	Exterior	Null	0.7	0.3
331	12/21/2020 15:46	DOOR	WOOD	WHITE	Exterior	Negative	< LOD	0.12
332	**12/21/2020 15:46**	**WINDOW**	**WOOD**	**WHITE**	**Exterior**	**Positive**	**1.8**	**0.9**
333	**12/21/2020 15:47**	**WINDOW**	**WOOD**	**WHITE**	**Exterior**	**Positive**	**2.1**	**0.9**
334	12/21/2020 15:48	SHUTTER	WOOD	BLACK	Exterior	Negative	< LOD	0.33
335	12/21/2020 15:48	SHUTTER	WOOD	BLACK	Exterior	Negative	< LOD	0.47
336	12/21/2020 15:48	SHUTTER	WOOD	BLACK	Exterior	Negative	< LOD	0.04
337	12/21/2020 15:50	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.03
338	12/21/2020 15:50	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.04
339	12/21/2020 15:50	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.03
340	12/21/2020 15:50	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.29
341	12/21/2020 15:50	RAIL	METAL	BLACK	Exterior	Negative	< LOD	0.03
342	12/21/2020 15:51	COLUMN	METAL	WHITE	Exterior	Negative	< LOD	0.04
343	12/21/2020 15:51	COLUMN	METAL	WHITE	Exterior	Negative	< LOD	0.03
344	12/21/2020 15:52	DOOR	WOOD	WHITE	Exterior	Negative	< LOD	0.14
345	12/21/2020 15:52	DOOR	WOOD	WHITE	Exterior	Negative	< LOD	0.6
346	12/21/2020 15:53	DOOR TRIM	WOOD	WHITE	Exterior	Negative	< LOD	0.58
347	12/21/2020 15:54	DOOR TRIM	WOOD	WHITE	Exterior	Null	0.6	0.3
348	12/21/2020 15:54	DOOR TRIM	WOOD	WHITE	Exterior	Negative	0.6	0.1
349	12/21/2020 15:55	DOOR	NEW	WHITE	Exterior	Negative	< LOD	0.04

Aria Environmental, Inc.
INDUSTRIAL HYGIENE & SAFETY CONSULTANTS

Maryland School for the Deaf Foxwell Moylan Dormitory **PROJECT: 201274 INSPECTOR: J. Barth**

101 Clarke Place, Frederick, Maryland 21701 **DATE: 12/21/2020 EQUIPMENT: NITON XLP300A - Positive Lead is >0.7 mg/cm2**

Reading	Date	Component	Substrate	Color	Room	Results	PbC mg/cm^2	PbC Error mg/cm^2
350	12/21/2020 15:55	DOOR	NEW	WHITE	Small Bathrooms on First Floor	Negative	< LOD	0.03
351	**12/21/2020 15:58**	**WALL**	**CERAMIC**	**PINK**	**Small Bathrooms on First Floor**	**Positive**	**3.2**	**2.1**
352	12/21/2020 15:59	FLOOR	CERAMIC	PINK	Small Bathrooms on First Floor	Negative	< LOD	0.04
353	12/21/2020 15:59	FLOOR	CERAMIC	YELLOW	Small Bathrooms on First Floor	Negative	< LOD	0.05
354	**12/21/2020 16:00**	**WALL**	**CERAMIC**	**YELLOW**	**Small Bathrooms on First Floor**	**Positive**	**4.1**	**2.7**
355	12/21/2020 16:02	Calibration	Calibration	Calibration	Calibration	Positive	1	0.3
356	12/21/2020 16:02	Calibration	Calibration	Calibration	Calibration	Positive	1.1	0.4
357	12/21/2020 16:02	Calibration	Calibration	Calibration	Calibration	Positive	1.2	0.4

Attachment D:

Room Assessment Table

Foxwell Moylan Hall Dormitory Hazardous Materials Survey Room Assessment Table Survey
Performed by Aria Environmental, Inc. on December 21, 2020 and January 7, 2021

Room	Description	Hazard	Qty	Units
Apt 1 Bathroom	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	10	LF
Apt 1 Bathroom	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	67	SF
Apt 1 Bathroom	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 1 Bathroom	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	2	EA
Apt 1 Bathroom	Sinks	Information Only	1	EA
Apt 1 Bathroom	Toilets	Information Only	1	EA
Apt 1 Bathroom	Tubs	Information Only	1	EA
Apt 1 Bathroom	Wood Doors	Information Only	1	EA
Apt 1 Bedroom and Closets	Black Vinyl Cove Base w/ Clear Brown Mastic	No Asbestos Detected	65	LF
Apt 1 Bedroom and Closets	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	33	LF
Apt 1 Bedroom and Closets	Carpet Tile Over Black Mastic	Black Mastic Contains Asbestos	186	SF
Apt 1 Bedroom and Closets	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	2	EA
Apt 1 Bedroom and Closets	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	4	EA
Apt 1 Bedroom and Closets	Hard Elbows and Fittings	Known to Contain Asbestos from Previous Survey	14	EA
Apt 1 Bedroom and Closets	Slate Windowsills	No Asbestos Detected	3	SF
Apt 1 Bedroom and Closets	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 1 Bedroom and Closets	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 1 Living Room	Black Vinyl Cove Base w/Clear and Brown Mastic	No Asbestos Detected	62	LF
Apt 1 Living Room	Carpet Tile Over Black Mastic	Black Mastic Contains Asbestos	280	SF
Apt 1 Living Room	Exit Signs	Regulated Waste: Batteries	1	EA
Apt 1 Living Room	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	2	EA
Apt 1 Living Room	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	4	EA

Room	Description	Hazard	Qty	Units
Apt 1 Living Room	Slate Windowsills	No Asbestos Detected	3	SF
Apt 1 Living Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 1 Living Room	Window Air Conditioner Unit RCA R410A 19.40oz	Ozone Depleting Substances	1	EA
Apt 1 Living Room	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 1 Living Room	Wood Doors	Information Only	1	EA
Apt 1 Living Room	Wood Doors with Transom	Regulated Waste: Lead-Based Paint	1	EA
Apt 2A Bathroom	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	10	LF
Apt 2A Bathroom	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	67	SF
Apt 2A Bathroom	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 2A Bathroom	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	2	EA
Apt 2A Bathroom	Sinks	Information Only	1	EA
Apt 2A Bathroom	Toilets	Information Only	1	EA
Apt 2A Bathroom	Tubs	Information Only	1	EA
Apt 2A Bathroom	Wood Doors	Information Only	1	EA
Apt 2A Bedroom and Closets	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	168	SF
Apt 2A Bedroom and Closets	Black Cove Base and Brown Mastic	No Asbestos Detected	65	LF
Apt 2A Bedroom and Closets	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	25	LF
Apt 2A Bedroom and Closets	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 2A Bedroom and Closets	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Apt 2A Bedroom and Closets	Hard Elbows and Fittings	Known to Contain Asbestos from Previous Survey	12	EA
Apt 2A Bedroom and Closets	Slate Windowsills	No Asbestos Detected	3	SF
Apt 2A Bedroom and Closets	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA

Room	Description	Hazard	Qty	Units
Apt 2A Bedroom and Closets	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 2A Bedroom and Closets	Wood Doors	Information Only	1	EA
Apt 2A Living Room	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	280	SF
Apt 2A Living Room	Black Cove Base and Brown Mastic	No Asbestos Detected	62	LF
Apt 2A Living Room	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 2A Living Room	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Apt 2A Living Room	Slate Windowsills	No Asbestos Detected	3	SF
Apt 2A Living Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 2A Living Room	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 2A Living Room	Wood Doors	Information Only	2	EA
Apt 2B Bathroom	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	10	LF
Apt 2B Bathroom	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	67	SF
Apt 2B Bathroom	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 2B Bathroom	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	2	EA
Apt 2B Bathroom	Sinks	Information Only	1	EA
Apt 2B Bathroom	Toilets	Information Only	1	EA
Apt 2B Bathroom	Tubs	Information Only	1	EA
Apt 2B Bathroom	Wood Doors	Information Only	1	EA
Apt 2B Bedroom and Closets	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	168	SF
Apt 2B Bedroom and Closets	Black Cove Base and Brown Mastic	No Asbestos Detected	65	LF
Apt 2B Bedroom and Closets	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	25	LF
Apt 2B Bedroom and Closets	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 2B Bedroom and Closets	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA

Room	Description	Hazard	Qty	Units
Apt 2B Bedroom and Closets	Hard Elbows and Fittings	Known to Contain Asbestos from Previous Survey	12	EA
Apt 2B Bedroom and Closets	Slate Windowsills	No Asbestos Detected	3	SF
Apt 2B Bedroom and Closets	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 2B Bedroom and Closets	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 2B Bedroom and Closets	Wood Doors	Information Only	1	EA
Apt 2B Living Room	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	280	SF
Apt 2B Living Room	Black Cove Base and Brown Mastic	No Asbestos Detected	62	LF
Apt 2B Living Room	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 2B Living Room	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Apt 2B Living Room	Slate Windowsills	No Asbestos Detected	3	SF
Apt 2B Living Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 2B Living Room	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 2B Living Room	Wood Doors	Information Only	2	EA
Apt 3A Bathroom	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	10	LF
Apt 3A Bathroom	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	67	SF
Apt 3A Bathroom	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 3A Bathroom	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	2	EA
Apt 3A Bathroom	Sinks	Information Only	1	EA
Apt 3A Bathroom	Toilets	Information Only	1	EA
Apt 3A Bathroom	Tubs	Information Only	1	EA
Apt 3A Bathroom	Wood Doors	Information Only	1	EA
Apt 3A Bedroom and Closets	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	168	SF

Room	Description	Hazard	Qty	Units
Apt 3A Bedroom and Closets	Black Cove Base and Brown Mastic	No Asbestos Detected	65	LF
Apt 3A Bedroom and Closets	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	25	LF
Apt 3A Bedroom and Closets	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 3A Bedroom and Closets	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Apt 3A Bedroom and Closets	Hard Elbows and Fittings	Known to Contain Asbestos from Previous Survey	12	EA
Apt 3A Bedroom and Closets	Slate Windowsills	No Asbestos Detected	3	SF
Apt 3A Bedroom and Closets	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 3A Bedroom and Closets	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 3A Bedroom and Closets	Wood Doors	Information Only	1	EA
Apt 3A Living Room	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	280	SF
Apt 3A Living Room	Black Cove Base and Brown Mastic	No Asbestos Detected	62	LF
Apt 3A Living Room	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 3A Living Room	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Apt 3A Living Room	Slate Windowsills	No Asbestos Detected	3	SF
Apt 3A Living Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 3A Living Room	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 3A Living Room	Wood Doors	Information Only	2	EA
Apt 3B Bathroom	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	10	LF
Apt 3B Bathroom	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	67	SF
Apt 3B Bathroom	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 3B Bathroom	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	2	EA
Apt 3B Bathroom	Sinks	Information Only	1	EA

Room	Description	Hazard	Qty	Units
Apt 3B Bathroom	Toilets	Information Only	1	EA
Apt 3B Bathroom	Tubs	Information Only	1	EA
Apt 3B Bathroom	Wood Doors	Information Only	1	EA
Apt 3B Bedroom and Closets	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	168	SF
Apt 3B Bedroom and Closets	Black Cove Base and Brown Mastic	No Asbestos Detected	65	LF
Apt 3B Bedroom and Closets	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	25	LF
Apt 3B Bedroom and Closets	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 3B Bedroom and Closets	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Apt 3B Bedroom and Closets	Hard Elbows and Fittings	Known to Contain Asbestos from Previous Survey	12	EA
Apt 3B Bedroom and Closets	Slate Windowsills	No Asbestos Detected	3	SF
Apt 3B Bedroom and Closets	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 3B Bedroom and Closets	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 3B Bedroom and Closets	Wood Doors	Information Only	1	EA
Apt 3B Living Room	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	280	SF
Apt 3B Living Room	Black Cove Base and Brown Mastic	No Asbestos Detected	62	LF
Apt 3B Living Room	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Apt 3B Living Room	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Apt 3B Living Room	Slate Windowsills	No Asbestos Detected	3	SF
Apt 3B Living Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Apt 3B Living Room	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Apt 3B Living Room	Wood Doors	Information Only	2	EA
Attic	Incandescent Lamps	Information Only		

Room	Description	Hazard	Qty	Units
Attic	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Attic	Vibration Dampener Cloth 4FT	Assumed Asbestos	2	SF
Attic	Vibration Dampener Cloth 6FT	Assumed Asbestos	3	SF
Bathroom-First Floor	2 Lamp Ceiling Fixtures (probably CFLs)	Universal Waste: Mercury and Lead	6	EA
Bathroom-First Floor	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	1342	SF
Bathroom-First Floor	Emergency Lights	Regulated Waste: Batteries	3	EA
Bathroom-First Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	2	EA
Bathroom-First Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	4	EA
Bathroom-First Floor	Sinks	Information Only	4	EA
Bathroom-First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Bathroom-First Floor	Toilets	Information Only	2	EA
Bathroom-First Floor	Tubs	Information Only	1	EA
Bathroom-First Floor	Urinal	Information Only	2	EA
Bathroom-First Floor	Wood Doors	Information Only	1	EA
Bathroom-Second Floor	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	1342	SF
Bathroom-Second Floor	Emergency Lights	Regulated Waste: Batteries	3	EA
Bathroom-Second Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	2	EA
Bathroom-Second Floor	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	4	EA
Bathroom-Second Floor	Incandescent Lamps	Information Only	6	EA
Bathroom-Second Floor	Mirror Mastic (assumed mastic patties)	Assumed Asbestos	16	SF
Bathroom-Second Floor	Sinks	Information Only	7	EA
Bathroom-Second Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Bathroom-Second Floor	Toilets	Information Only	4	EA

Room	Description	Hazard	Qty	Units
Bathroom-Second Floor	Tubs	Information Only	1	EA
Bathroom-Third Floor	Ceramic Tiles on Walls and Floors	Assumed Asbestos in Mortar in Grout	1342	SF
Bathroom-Third Floor	Emergency Lights	Regulated Waste: Batteries	3	EA
Bathroom-Third Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	2	EA
Bathroom-Third Floor	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	4	EA
Bathroom-Third Floor	Incandescent Lamps	Information Only	6	EA
Bathroom-Third Floor	Mirror Mastic (assumed mastic patties)	Assumed Asbestos	16	SF
Bathroom-Third Floor	Sinks	Information Only	7	EA
Bathroom-Third Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Bathroom-Third Floor	Toilets	Information Only	4	EA
Bathroom-Third Floor	Tubs	Information Only	1	EA
Boiler Room	Boilers (PK Sonic SC 650)	Information Only	2	EA
Boiler Room	Compact Fluorescent Lamps	Universal Waste: Mercury and Lead	2	EA
Boiler Room	Door Caulk	No Asbestos Detected	14	LF
Boiler Room	Emergency Lights	Regulated Waste: Batteries	1	EA
Boiler Room	End Cap Sealant (white and yellow)	No Asbestos Detected	40	EA
Boiler Room	Exterior Door Caulk	No Asbestos Detected	14	LF
Boiler Room	Fiberglass Pipe Insulation with Zeston Fittings	Information Only		
Boiler Room	Red Penetration Sealant	No Asbestos Detected	1	SF
Boiler Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Boiler Room	Thermometers	Universal Waste: Mercury	5	EA
Boiler Room	White Caulk	No Asbestos Detected	18	LF
Boiler Room	Wood Doors	Information Only	1	EA

Room	Description	Hazard	Qty	Units
Boys 1 Restroom	1" and 2" Ceramic Floor Tile	Assumed Asbestos in Mortar in Grout	45	SF
Boys 1 Restroom	4" Ceramic Wall Tile	Assumed Asbestos in Mortar in Grout	224	SF
Boys 1 Restroom	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Boys 1 Restroom	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Boys 1 Restroom	Mirror Mastic (assumed mastic patties)	Assumed Asbestos	3	SF
Boys 1 Restroom	Sinks	Information Only	1	EA
Boys 1 Restroom	Toilets	Information Only	1	EA
Boys 1 Restroom	Urinal	Information Only	1	EA
Boys 1 Restroom	Wood Doors	Information Only	1	EA
Counselors Room-First Floor	9x9 Brown Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	360	SF
Counselors Room-First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	75	LF
Counselors Room-First Floor	Carpet Glue - Tan	No Asbestos Detected	360	SF
Counselors Room-First Floor	Double Hung Windows (lead weights assumed)	Regulated Waste: Lead	4	EA
Counselors Room-First Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	6	EA
Counselors Room-First Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	12	EA
Counselors Room-First Floor	Slate Windowsills	No Asbestos Detected	6	SF
Counselors Room-First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Counselors Room-First Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	80	LF
Counselors Room-First Floor	Wood Doors	Information Only	1	EA
Counselors Room-Second Floor	12x12 Replacement Tiles and Black Mastic	Black Mastic contains 2.5% Chrysotile Asbestos	40	SF
Counselors Room-Second Floor	9x9 Brown Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	88	SF
Counselors Room-Second Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	45	LF

Room	Description	Hazard	Qty	Units
Counselors Room-Second Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Counselors Room-Second Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Counselors Room-Second Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Counselors Room-Second Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Counselors Room-Second Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	14	LF
Counselors Room-Second Floor	Windows (assumed lead weights)	Regulated Waste: Lead	1	EA
Counselors Room-Second Floor	Wood Doors	Information Only	1	EA
Counselors Room-Third Floor	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	168	SF
Counselors Room-Third Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	52	LF
Counselors Room-Third Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Counselors Room-Third Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Counselors Room-Third Floor	Refrigerator-Frigidaire	Ozone Depleting Substances	1	EA
Counselors Room-Third Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Counselors Room-Third Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Counselors Room-Third Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Counselors Room-Third Floor	Wood Doors	Information Only	1	EA
Craft Room in Basement	Fiberglass Pipe Insulation w/ Zeston End Caps	Information Only	10	LF
Craft Room in Basement	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	20	EA
Craft Room in Basement	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	40	EA
Craft Room in Basement	Red Penetration Sealant	No Asbestos Detected	0.5	SF
Craft Room in Basement	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	2	EA
Craft Room in Basement	Wood Doors	Information Only	2	EA

Room	Description	Hazard	Qty	Units
Crawl Space 1	Black Mastic on Wall	3.8% Chrysotile Asbestos	28	SF
Crawl Space 1	Canvas Pipe Wrap	No Asbestos Detected	10	LF
Crawl Space 1	Fiberglass Pipe Insulation with Hard Fittings	Known to Contain Asbestos from Previous Survey	10	LF
Crawl Space 1	Hard Elbows and Fittings	Known to Contain Asbestos from Previous Survey	30	EA
Crawl Space 1	Incandescent Lamps	Information Only	1	EA
Dorm 101	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	352	SF
Dorm 101	Carpet Squares with Yellow Glue	No Asbestos Detected	352	SF
Dorm 101	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 101	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 101	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 101	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 101	Window Air Conditioner Unit Friedrich	Ozone Depleting Substances	1	EA
Dorm 101	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 101	Wood Doors	Information Only	1	EA
Dorm 102	Carpet Tile w/ Yellow and Black Mastic	Black Mastic Contains Asbestos	320	SF
Dorm 102	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 102	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 102	Window Air Conditioner Unit Friedrich	Ozone Depleting Substances	1	EA
Dorm 102	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 102	Wood Doors	Information Only	1	EA
Dorm 103	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	320	SF
Dorm 103	Carpet Squares with Yellow Glue	No Asbestos Detected	320	SF

Room	Description	Hazard	Qty	Units
Dorm 103	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 103	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 103	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 103	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 103	Window Air Conditioner Unit RCA R410A 19.40oz	Ozone Depleting Substances	1	EA
Dorm 103	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 103	Wood Doors	Information Only	1	EA
Dorm 104	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	320	SF
Dorm 104	Carpet Squares with Yellow Glue	No Asbestos Detected	320	SF
Dorm 104	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 104	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 104	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 104	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 104	Window Air Conditioner Unit Frigidaire R410A 20.91oz	Ozone Depleting Substances	1	EA
Dorm 104	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 104	Wood Doors	Information Only	1	EA
Dorm 105	Black Vinyl Cove Base w/ Yellow Mastic	No Asbestos Detected	320	SF
Dorm 105	Carpet Squares with Yellow Glue	No Asbestos Detected	320	SF
Dorm 105	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 105	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 105	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 105	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA

Room	Description	Hazard	Qty	Units
Dorm 105	Window Air Conditioner Unit Frigidaire R410A 18.52oz	Ozone Depleting Substances	1	EA
Dorm 105	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 105	Wood Doors	Information Only	1	EA
Dorm 201	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 201	Carpet over 9x9 Floor Tile and Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 201	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 201	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 201	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 201	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 201	Window Air Conditioner Unit Frigidaire R410A 20.11oz	Ozone Depleting Substances	1	EA
Dorm 201	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 201	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 201	Wood Doors	Information Only	1	EA
Dorm 202	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 202	Carpet over Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 202	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 202	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 202	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 202	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 202	Window Air Conditioner Unit Frigidaire R410A 20.11oz	Ozone Depleting Substances	1	EA
Dorm 202	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 202	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 202	Wood Doors	Information Only	1	EA

Room	Description	Hazard	Qty	Units
Dorm 203	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 203	Carpet over 9x9 Floor Tile and Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 203	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 203	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 203	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 203	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 203	Window Air Conditioner Unit Friedrich (No Refrigerant Info)	Ozone Depleting Substances	1	EA
Dorm 203	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 203	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 203	Wood Doors	Information Only	1	EA
Dorm 204	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 204	Carpet over 9x9 Floor Tile and Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 204	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 204	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 204	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 204	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 204	Window Air Conditioner Unit Friedrich (No Refrigerant Info)	Ozone Depleting Substances	1	EA
Dorm 204	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 204	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 204	Wood Doors	Information Only	1	EA
Dorm 205	Black Cove Base and Yellow and Brown Mastic	No Asbestos Detected	70	LF
Dorm 205	Carpet over 9x9 Floor Tile and Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 205	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA

Room	Description	Hazard	Qty	Units
Dorm 205	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 205	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 205	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 205	Window Air Conditioner Unit Frigidaire R410A 20.11oz	Ozone Depleting Substances	1	EA
Dorm 205	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 205	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 205	Wood Doors	Information Only	1	EA
Dorm 207	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 207	Carpet over Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 207	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 207	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 207	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 207	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 207	Window Air Conditioner Unit Frigidaire R410A 18.52oz	Ozone Depleting Substances	1	EA
Dorm 207	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 207	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 207	Wood Doors	Information Only	1	EA
Dorm 208	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 208	Carpet over Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 208	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 208	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 208	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 208	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA

Room	Description	Hazard	Qty	Units
Dorm 208	Window Air Conditioner Unit Frigidaire R410A 20.81oz	Ozone Depleting Substances	1	EA
Dorm 208	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 208	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 208	Wood Doors	Information Only	1	EA
Dorm 209	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	320	SF
Dorm 209	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF
Dorm 209	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 209	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 209	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 209	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 209	Window Air Conditioner Unit Friedrich	Ozone Depleting Substances	1	EA
Dorm 209	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 209	Yellow Carpet Glue	No Asbestos Detected	320	SF
Dorm 210	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 210	Carpet over Yellow and Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 210	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 210	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 210	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 210	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 210	Window Air Conditioner Unit Frigidaire R410A 18.52oz	Ozone Depleting Substances	1	EA
Dorm 210	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 210	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 210	Wood Doors	Information Only	1	EA

Room	Description	Hazard	Qty	Units
Dorm 301	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	320	SF
Dorm 301	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF
Dorm 301	Carpet with Yellow Glue	No Asbestos Detected	320	SF
Dorm 301	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 301	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 301	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 301	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 301	Window Air Conditioner Unit Frigidaire R410A 20.91oz	Ozone Depleting Substances	1	EA
Dorm 301	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 301	Wood Doors	Information Only	1	EA
Dorm 302	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	320	SF
Dorm 302	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF
Dorm 302	Carpet with Yellow Glue	No Asbestos Detected	320	SF
Dorm 302	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 302	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 302	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 302	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 302	Window Air Conditioner Unit RCA R410A 19.40oz	Ozone Depleting Substances	1	EA
Dorm 302	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 302	Wood Doors	Information Only	1	EA
Dorm 303	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	620	SF
Dorm 303	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF

Room	Description	Hazard	Qty	Units
Dorm 303	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 303	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 303	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 303	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 303	Window Air Conditioner Unit Frigidaire R410A 20.91oz	Ozone Depleting Substances	1	EA
Dorm 303	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 303	Wood Doors	Information Only	1	EA
Dorm 303	Yellow Carpet Glue	No Asbestos Detected	320	SF
Dorm 304	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	360	SF
Dorm 304	Black Cove Base and Brown Mastic	No Asbestos Detected	76	LF
Dorm 304	Blue Carpet with Glue	No Asbestos Detected	360	EA
Dorm 304	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 304	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 304	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 304	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 304	Window Air Conditioner Unit Frigidaire R410A 20.91oz	Ozone Depleting Substances	1	EA
Dorm 304	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 304	Wood Doors	Information Only	1	EA
Dorm 305	Black Cove Base and Brown Mastic	No Asbestos Detected	70	LF
Dorm 305	Carpet over 9x9 Floor Tile and Black Mastic	Black Mastic Contains Asbestos	304	SF
Dorm 305	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 305	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 305	Slate Windowsills	No Asbestos Detected	3	SF

Room	Description	Hazard	Qty	Units
Dorm 305	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 305	Window Air Conditioner Unit Frigidaire R410A 20.11oz	Ozone Depleting Substances	1	EA
Dorm 305	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Dorm 305	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Dorm 305	Wood Doors	Information Only	1	EA
Dorm 307	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF
Dorm 307	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 307	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 307	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 307	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 307	White Carpet Glue	No Asbestos Detected	320	SF
Dorm 307	Window Air Conditioner Unit Friedrich	Ozone Depleting Substances	1	EA
Dorm 307	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 307	Wood Doors	Information Only	1	EA
Dorm 308	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF
Dorm 308	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 308	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 308	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 308	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 308	White Carpet Glue	No Asbestos Detected	320	SF
Dorm 308	Window Air Conditioner Unit Friedrich	Ozone Depleting Substances	1	EA
Dorm 308	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 308	Wood Doors	Information Only	1	EA

Room	Description	Hazard	Qty	Units
Dorm 309	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF
Dorm 309	Blue Carpet with White Glue	No Asbestos Detected	320	SF
Dorm 309	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 309	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 309	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 309	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 309	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 309	Wood Doors	Information Only	1	EA
Dorm 310	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	320	SF
Dorm 310	Black Cove Base and Brown Mastic	No Asbestos Detected	69	LF
Dorm 310	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Dorm 310	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Dorm 310	Slate Windowsills	No Asbestos Detected	3	SF
Dorm 310	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Dorm 310	Window Air Conditioner Unit Frigidaire R410A 20.91oz	Ozone Depleting Substances	1	EA
Dorm 310	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Dorm 310	Wood Doors	Information Only	1	EA
Dorm 310	Yellow Carpet Glue	No Asbestos Detected	320	SF
Entry 1 Vestibule	12X12 White w/ Gray Smudges FT and Black Mastic	Black Mastic contains 2.5% Chrysotile Asbestos	56	SF
Entry 1 Vestibule	Automatic Door Closers	Regulated Waste: Oil	1	EA
Entry 1 Vestibule	Black Cove Base and Brown Mastic	No Asbestos Detected	18	LF
Entry 1 Vestibule	Compact Fluorescent Lamps	Universal Waste: Mercury and Lead	2	EA

Room	Description	Hazard	Qty	Units
Entry 1 Vestibule	Metal Doors	Information Only	1	EA
Entry 1 Vestibule	Wood Doors with Transom	Regulated Waste: Lead-Based Paint	1	EA
Exterior A Side-Front Entrance	Aluminum Doors	Information Only	2	EA
Exterior A Side-Front Entrance	Compact Fluorescent Lamps	Universal Waste: Mercury and Lead	2	EA
Exterior A Side-Front Entrance	Exterior Door Caulk	No Asbestos Detected	30	LF
Exterior A Side-Front Entrance	Exterior Window Caulk	No Asbestos Detected	182	LF
Exterior A Side-Front Entrance	Exterior Window Glazing Compound	No Asbestos Detected	416	LF
Exterior A Side-Front Entrance	Window AC Units	Ozone Depleting Substances	3	EA
Exterior A Side-Front Entrance	Windows (assumed lead weights)	Regulated Waste: Lead	13	EA
Exterior A Side-Front Entrance	Wood Doors	Information Only	2	EA
Exterior A Side-Front Entrance	Wood Doors with Transom	Regulated Waste: Lead-Based Paint	1	EA
Exterior B Side	Aluminum Doors	Information Only	1	EA
Exterior B Side	Compact Fluorescent Lamps	Universal Waste: Mercury and Lead	1	EA
Exterior B Side	Exterior Door Caulk	No Asbestos Detected	15	LF
Exterior B Side	Exterior Window Caulk	No Asbestos Detected	238	LF
Exterior B Side	Exterior Window Glazing Compound	No Asbestos Detected	544	LF
Exterior B Side	Window AC Units	Ozone Depleting Substances	7	EA
Exterior B Side	Windows (assumed lead weights)	Regulated Waste: Lead	17	EA
Exterior B Side	Wood Doors	Information Only	2	EA
Exterior B Side	Wood Doors with Transom	Regulated Waste: Lead-Based Paint	1	EA
Exterior C Side	Exterior Window Caulk	No Asbestos Detected	84	LF
Exterior C Side	Exterior Window Glazing Compound	No Asbestos Detected	192	LF
Exterior C Side	Windows (assumed lead weights)	Regulated Waste: Lead	6	EA
Exterior C Side	Wood Doors	Information Only	2	EA

Room	Description	Hazard	Qty	Units
Exterior C Side	Wood Doors with Transom	Regulated Waste: Lead-Based Paint	1	EA
Exterior D Side	Exterior Window Caulk	No Asbestos Detected	420	LF
Exterior D Side	Exterior Window Glazing Compound	No Asbestos Detected	960	LF
Exterior D Side	Window AC Units	Ozone Depleting Substances	8	EA
Exterior D Side	Windows (assumed lead weights)	Regulated Waste: Lead	30	EA
Exterior E Side	Exterior Door Caulk	No Asbestos Detected	30	LF
Exterior E Side	Exterior Red Penetration Sealant	No Asbestos Detected	1	SF
Exterior E Side	Exterior Window Caulk	No Asbestos Detected	448	LF
Exterior E Side	Exterior Window Glazing Compound	No Asbestos Detected	1024	LF
Exterior E Side	Generac Generator (Service Gas)	Information Only	1	EA
Exterior E Side	Window AC Units	Ozone Depleting Substances	8	EA
Exterior E Side	Windows (assumed lead weights)	Regulated Waste: Lead	32	EA
Exterior E Side	Wood Doors	Information Only	2	EA
Exterior F Side	Exterior Window Caulk	No Asbestos Detected	112	LF
Exterior F Side	Exterior Window Glazing Compound	No Asbestos Detected	256	LF
Exterior F Side	Large Lamp (possibly halogen)	Universal Waste: Mercury and Lead	1	EA
Exterior F Side	Life Safety Strobe Light	See Fire Alarm Equipment Note	1	EA
Exterior F Side	Window AC Units	Ozone Depleting Substances	2	EA
Exterior F Side	Windows (assumed lead weights)	Regulated Waste: Lead	7	EA
Girls 1 Restroom	1" and 2" Ceramic Floor Tile	Assumed Asbestos in Mortar in Grout	45	SF
Girls 1 Restroom	4" Ceramic Wall Tile	Assumed Asbestos in Mortar in Grout	224	SF
Girls 1 Restroom	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected	27	LF
Girls 1 Restroom	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Girls 1 Restroom	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA

Room	Description	Hazard	Qty	Units
Girls 1 Restroom	Mirror Mastic (assumed mastic patties)	Assumed Asbestos	3	SF
Girls 1 Restroom	Sinks	Information Only	1	EA
Girls 1 Restroom	Toilets	Information Only	1	EA
Girls 1 Restroom	Wood Doors	Information Only	1	EA
Hall 2-Third Floor	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	591	SF
Hall 2-Third Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	140	LF
Hall 2-Third Floor	Cork Board (no mastic patties)	Information Only	1	EA
Hall 2-Third Floor	Emergency Lights	Regulated Waste: Batteries	4	EA
Hall 2-Third Floor	Exit Signs	Regulated Waste: Batteries	1	EA
Hall 2-Third Floor	Incandescent Lamps	Information Only	7	EA
Hall 2-Third Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Hall-First Floor	12x12 White Floor Tile and Mastic	Black Mastic contains 2.5% Chrysotile Asbestos	522	SF
Hall-First Floor	Automatic Door Closers	Regulated Waste: Oil	2	EA
Hall-First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	140	LF
Hall-First Floor	Cork Board (no mastic patties)	Information Only	1	EA
Hall-First Floor	Emergency Lights	Regulated Waste: Batteries	6	EA
Hall-First Floor	Exit Signs	Regulated Waste: Batteries	2	EA
Hall-First Floor	Halsey Taylor Water Fountain w/ Bottle Filler R134A 4oz	Ozone Depleting Substances	1	EA
Hall-First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	2	EA
Hall-First Floor	Two-Bulb Ceiling Light Fixtures (Probably CFLs)	Universal Waste: Mercury and Lead	7	EA
Hall-First Floor	Wood Doors	Information Only	2	EA
Hall-Second Floor	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	392	SF

Room	Description	Hazard	Qty	Units
Hall-Second Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	112	LF
Hall-Second Floor	Cork Board (no mastic patties)	Information Only	1	EA
Hall-Second Floor	Emergency Lights	Regulated Waste: Batteries	3	EA
Hall-Second Floor	Halsey Taylor Water Fountain w/ Bottle Filler R134A 4oz	Ozone Depleting Substances	1	EA
Hall-Second Floor	Incandescent Lamps	Information Only	5	EA
Hall-Second Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	2	EA
Hall-Third Floor	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	392	SF
Hall-Third Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	112	LF
Hall-Third Floor	Cork Board (no mastic patties)	Information Only	1	EA
Hall-Third Floor	Emergency Lights	Regulated Waste: Batteries	3	EA
Hall-Third Floor	Halsey Taylor Water Fountain w/ Bottle Filler R134A 4oz	Ozone Depleting Substances	1	EA
Hall-Third Floor	Incandescent Lamps	Information Only	5	EA
Hall-Third Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Hobbie Room	12x12 Replacement Floor Tile - Off White and Tan Armstrong	Black Mastic contains 2.5% Chrysotile Asbestos	20	SF
Hobbie Room	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	300	SF
Hobbie Room	Black Cove Base and Brown Mastic	No Asbestos Detected	72	LF
Hobbie Room	Canvas Wrapped Fiberglass Pipe Insulation with Zeston Fittings	No Asbestos Detected		
Hobbie Room	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	5	EA
Hobbie Room	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	10	EA
Hobbie Room	Slate Windowsills	No Asbestos Detected	3	SF
Hobbie Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Hobbie Room	Stainless Steel Sink (no insulation)	Information Only	1	EA

Room	Description	Hazard	Qty	Units
Hobbie Room	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Hobbie Room	Windows (assumed lead weights)	Regulated Waste: Lead	2	EA
Hobbie Room	Wood Doors	Information Only	1	EA
Janitors Closet-First Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Janitors Closet-First Floor	Ceramic Tiles on Floors	Assumed Asbestos in Mortar in Grout	10	SF
Janitors Closet-First Floor	Fiberglass Pipe Insulation w/ Zeston End Caps	Information Only	2	LF
Janitors Closet-First Floor	Incandescent Lamps	Information Only	1	EA
Janitors Closet-First Floor	Sinks	Information Only	1	EA
Janitors Closet-First Floor	Wood Doors	Information Only	1	EA
Janitors Closet-Second Floor	Ceramic Tiles on Floors	Assumed Asbestos in Mortar in Grout	10	SF
Janitors Closet-Second Floor	Incandescent Lamps	Information Only	1	EA
Janitors Closet-Second Floor	Utillity Sink	Information Only	1	EA
Janitors Closet-Second Floor	Wood Doors	Information Only	1	EA
Janitors Closet-Third Floor	Ceramic Tiles on Floors	Assumed Asbestos in Mortar in Grout	10	SF
Janitors Closet-Third Floor	Incandescent Lamps	Information Only	1	EA
Janitors Closet-Third Floor	Utillity Sink	Information Only	1	EA
Janitors Closet-Third Floor	Wood Doors	Information Only	1	EA
Laundry Room-First Floor	Automatic Door Closers	Regulated Waste: Oil	2	EA
Laundry Room-First Floor	Double Hung Windows (lead weights assumed)	Regulated Waste: Lead	2	EA
Laundry Room-First Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	2	EA
Laundry Room-First Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	4	EA
Laundry Room-First Floor	Slate Windowsills	No Asbestos Detected	3	SF
Laundry Room-First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Laundry Room-First Floor	Window Air Conditioner Unit Gold Star R22 8.3 oz	Ozone Depleting Substances	1	EA

Room	Description	Hazard	Qty	Units
Laundry Room-First Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Laundry Room-First Floor	Wood Doors	Information Only	2	EA
Laundry Room-Second Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Laundry Room-Second Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	4	EA
Laundry Room-Second Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	8	EA
Laundry Room-Second Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Laundry Room-Second Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Laundry Room-Second Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Laundry Room-Second Floor	Wood Doors	Information Only	1	EA
Laundry Room-Third Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Laundry Room-Third Floor	Emergency Lights	Regulated Waste: Batteries	1	EA
Laundry Room-Third Floor	Fire Door	Assumed Asbestos	1	EA
Laundry Room-Third Floor	Incandescent Lamps	Information Only	2	EA
Laundry Room-Third Floor	Laundry Sink	Information Only	1	EA
Laundry Room-Third Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Laundry Room-Third Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Laundry Room-Third Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Linen Closet-First Floor	9x9 Brown Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	20	SF
Linen Closet-First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	10	LF
Linen Closet-First Floor	Compact Fluorescent Lamps	Universal Waste: Mercury and Lead	1	EA
Linen Closet-First Floor	Wood Doors	Information Only	1	EA
Linen Closet-Second Floor	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	30	SF

Room	Description	Hazard	Qty	Units
Linen Closet-Second Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	22	LF
Linen Closet-Second Floor	Incandescent Lamps	Information Only	1	EA
Linen Closet-Second Floor	Wood Doors	Information Only	1	EA
Linen Closet-Third Floor	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	30	SF
Linen Closet-Third Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	22	LF
Linen Closet-Third Floor	Incandescent Lamps	Information Only	1	EA
Linen Closet-Third Floor	Wood Doors	Information Only	1	EA
Office-First Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	2	EA
Office-First Floor	Fluorescent Lamps - 2FT	Universal Waste: Mercury and Lead	2	EA
Office-First Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Office-First Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Office-First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Office-First Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Office-First Floor	Wood Doors	Information Only	1	EA
Rec Area in Basement	Emergency Lights	Regulated Waste: Batteries	6	EA
Rec Area in Basement	Exit Signs	Regulated Waste: Batteries	2	EA
Rec Area in Basement	Fiberglass Pipe Insulation w/ Zeston End Caps	Information Only	10	LF
Rec Area in Basement	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	24	EA
Rec Area in Basement	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	48	EA
Rec Area in Basement	Metal Doors	Information Only	1	EA
Rec Area in Basement	Slate Windowsills	No Asbestos Detected	7.5	SF
Rec Area in Basement	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	2	EA
Rec Area in Basement	Window Caulk	1.1-1.3% Chrysotile Asbestos	100	LF

Room	Description	Hazard	Qty	Units
Rec Area in Basement	Windows (assumed lead weights)	Regulated Waste: Lead	5	EA
Rec Area in Basement	Wood Exit Door	Regulated Waste: Lead-Based Paint	1	EA
Rec Room East-First Floor	12X12 White w/ Gray Smudges FT and Black Mastic	Black Mastic contains 2.5% Chrysotile Asbestos	440	SF
Rec Room East-First Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Rec Room East-First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	62	LF
Rec Room East-First Floor	Double Hung Windows (lead weights assumed)	Regulated Waste: Lead	2	EA
Rec Room East-First Floor	Exit Signs	Regulated Waste: Batteries	1	EA
Rec Room East-First Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	8	EA
Rec Room East-First Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	16	EA
Rec Room East-First Floor	Metal Doors	Information Only	1	EA
Rec Room East-First Floor	Red Penetration Sealant	No Asbestos Detected	0.2	SF
Rec Room East-First Floor	Slate Windowsills	No Asbestos Detected	3	SF
Rec Room East-First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Rec Room East-First Floor	Window Air Conditioner Unit Frigidaire R410A 20.11 oz	Ozone Depleting Substances	1	EA
Rec Room East-First Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	40	LF
Rec Room next to 307	9x9 Tan Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	432	SF
Rec Room next to 307	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Rec Room next to 307	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Rec Room next to 307	Gray Cove Base w/ Brown Mastic	No Asbestos Detected	84	SF
Rec Room next to 307	Slate Windowsills	No Asbestos Detected	6	SF
Rec Room next to 307	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Rec Room next to 307	Window Air Conditioner Unit	Ozone Depleting Substances	1	EA

Room	Description	Hazard	Qty	Units
Rec Room next to 307	Window Caulk	1.1-1.3% Chrysotile Asbestos	80	LF
Rec Room next to 307	Wood Doors	Information Only	1	EA
Rec Room next to 307	Yellow Carpet Glue	No Asbestos Detected	432	SF
Rec Room Storage-First Floor	9x9 Brown Floor Tile w/ Black Mastic	Known to Contain Asbestos from Previous Survey	84	SF
Rec Room Storage-First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	40	SF
Rec Room Storage-First Floor	Incandescent Lamps	Information Only	1	EA
Rec Room West-First Floor	12X12 White w/ Gray Smudges FT and Black Mastic	Black Mastic contains 2.5% Chrysotile Asbestos	209	SF
Rec Room West-First Floor	9x9 Brown Floor Tile under Carpet	Known to Contain Asbestos from Previous Survey	1082	SF
Rec Room West-First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	129	LF
Rec Room West-First Floor	Carpet Glue	No Asbestos Detected	1082	SF
Rec Room West-First Floor	Compact Fluorescent Lamps	Universal Waste: Mercury and Lead	4	EA
Rec Room West-First Floor	Double Hung Windows (lead weights assumed)	Regulated Waste: Lead	6	EA
Rec Room West-First Floor	Exit Signs	Regulated Waste: Batteries	2	EA
Rec Room West-First Floor	Fire Brick	No Asbestos Detected		
Rec Room West-First Floor	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	23	EA
Rec Room West-First Floor	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	46	EA
Rec Room West-First Floor	Slate Windowsills	No Asbestos Detected	8	SF
Rec Room West-First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Rec Room West-First Floor	Window Air Conditioner Unit Frigidaire R410A 20.11 oz	Ozone Depleting Substances	1	EA
Rec Room West-First Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	120	LF
Roof	Lightweight Zonolite Roofing Tiles (Zonatile)	Assumed Asbestos		
Room 206 Rec Area	Black Cove Base and Brown Mastic	No Asbestos Detected	74	LF

Room	Description	Hazard	Qty	Units
Room 206 Rec Area	Carpet over Black Mastic	Black Mastic Contains Asbestos	336	SF
Room 206 Rec Area	Fluorescent Lamp Ballasts	Regulated Waste: PCBs	1	EA
Room 206 Rec Area	Fluorescent Lamps - 4FT	Universal Waste: Mercury and Lead	2	EA
Room 206 Rec Area	Slate Windowsills	No Asbestos Detected	6	SF
Room 206 Rec Area	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Room 206 Rec Area	Window Air Conditioner Unit Frigidaire R410A 20.11oz	Ozone Depleting Substances	1	EA
Room 206 Rec Area	Window Caulk	1.1-1.3% Chrysotile Asbestos	28	LF
Room 206 Rec Area	Windows (assumed lead weights)	Regulated Waste: Lead	4	EA
Room 206 Rec Area	Wood Doors	Information Only	1	EA
Stair 1 - Basement	12x12 White w/ Beige Smudges FT and Yellow Mastic	Assumed Asbestos in Mastic	195	SF
Stair 1 - Basement	2 Lamp Ceiling Fixtures (probably CFLs)	Universal Waste: Mercury and Lead	1	EA
Stair 1 - Basement	Black Cove Base and Brown Mastic	No Asbestos Detected	56	LF
Stair 1 - Basement	Emergency Lights	Regulated Waste: Batteries	1	EA
Stair 1 - Basement	LED Lamp 18" Fixture	Universal Waste: Mercury and Lead	1	EA
Stair 1 - Basement	Red Penetration Sealant	No Asbestos Detected	1	SF
Stair 1 - Basement	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Stair 1 - Basement	Stair Tread	Information Only	35	SF
Stair 1 - First Floor	12x12 Beige Armstrong Replacement Tile	Black Mastic contains 2.5% Chrysotile Asbestos	116	SF
Stair 1 - First Floor	12x12 White w/ Beige Smudges FT and Yellow Mastic	Assumed Asbestos in Mastic	160	SF
Stair 1 - First Floor	Automatic Door Closers	Regulated Waste: Oil	2	EA
Stair 1 - First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	36	LF
Stair 1 - First Floor	Emergency Lights	Regulated Waste: Batteries	1	EA
Stair 1 - First Floor	Exit Signs	Regulated Waste: Batteries	1	EA

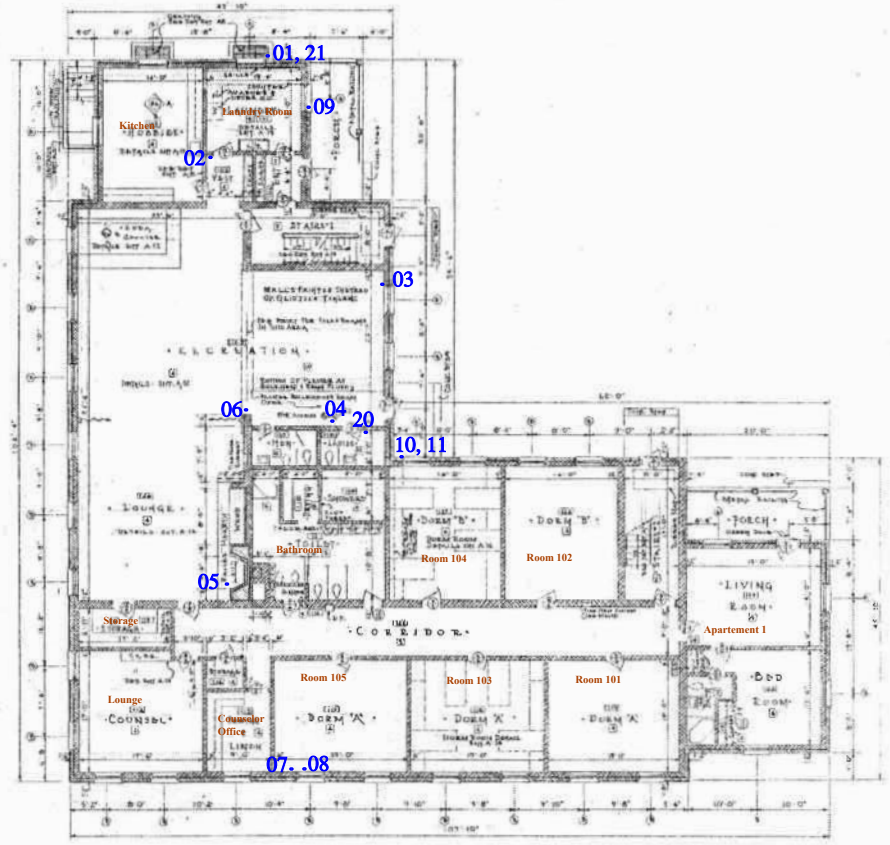
Room	Description	Hazard	Qty	Units
Stair 1 - First Floor	Incandescent Lamps	Information Only	2	EA
Stair 1 - First Floor	Metal Doors	Information Only	2	EA
Stair 1 - First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Stair 1 - First Floor	Stair Tread	Information Only	43	SF
Stair 1 - First Floor	Thermostat - JC	Universal Waste: Mercury	1	EA
Stair 1 - Second Floor	12x12 White w/ Beige Smudges FT and Yellow Mastic	Assumed Asbestos in Mastic	74	EA
Stair 1 - Second Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Stair 1 - Second Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	15	LF
Stair 1 - Second Floor	Emergency Lights	Regulated Waste: Batteries	1	EA
Stair 1 - Second Floor	Incandescent Lamps	Information Only	1	EA
Stair 1 - Second Floor	LED Lamps	Universal Waste: Mercury and Lead	1	EA
Stair 1 - Second Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Stair 1 - Second Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Stair 1 - Second Floor	Stair Tread	Information Only	52	SF
Stair 1 - Second Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Stair 1 - Second Floor	Wood Doors	Information Only	1	EA
Stair 1 - Third Floor	12x12 White w/ Beige Smudges FT and Yellow Mastic	Assumed Asbestos in Mastic	78	SF
Stair 1 - Third Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Stair 1 - Third Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	15	LF
Stair 1 - Third Floor	Emergency Lights	Regulated Waste: Batteries	1	EA
Stair 1 - Third Floor	Incandescent Lamps	Information Only	1	EA
Stair 1 - Third Floor	LED Lamps	Universal Waste: Mercury and Lead	1	EA
Stair 1 - Third Floor	Slate Windowsills	No Asbestos Detected	1.5	SF

Room	Description	Hazard	Qty	Units
Stair 1 - Third Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Stair 1 - Third Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Stair 1 - Third Floor	Wood Doors	Information Only	1	EA
Stair 2 - First Floor	12x12 White w/ Beige Smudges FT and Yellow Mastic	Assumed Asbestos in Mastic	164	SF
Stair 2 - First Floor	Automatic Door Closers	Regulated Waste: Oil	2	EA
Stair 2 - First Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	36	LF
Stair 2 - First Floor	Emergency Lights	Regulated Waste: Batteries	1	EA
Stair 2 - First Floor	Exit Signs	Regulated Waste: Batteries	1	EA
Stair 2 - First Floor	Incandescent Lamps	Information Only	2	EA
Stair 2 - First Floor	LED Lamps	Universal Waste: Mercury and Lead	1	EA
Stair 2 - First Floor	Metal Doors	Information Only	2	EA
Stair 2 - First Floor	Red Penetration Sealant	No Asbestos Detected	1	SF
Stair 2 - First Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Stair 2 - First Floor	Stair Tread	Information Only	32	SF
Stair 2 - First Floor	Thermostat	Universal Waste: Mercury	1	EA
Stair 2 - First Floor	Wood Doors	Information Only	1	EA
Stair 2 - Second Floor	12x12 White w/ Beige Smudges FT and Yellow Mastic	Assumed Asbestos in Mastic	104	SF
Stair 2 - Second Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Stair 2 - Second Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	15	LF
Stair 2 - Second Floor	LED Lamps	Universal Waste: Mercury and Lead	1	EA
Stair 2 - Second Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Stair 2 - Second Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Stair 2 - Second Floor	Stair Tread	Information Only	38	SF

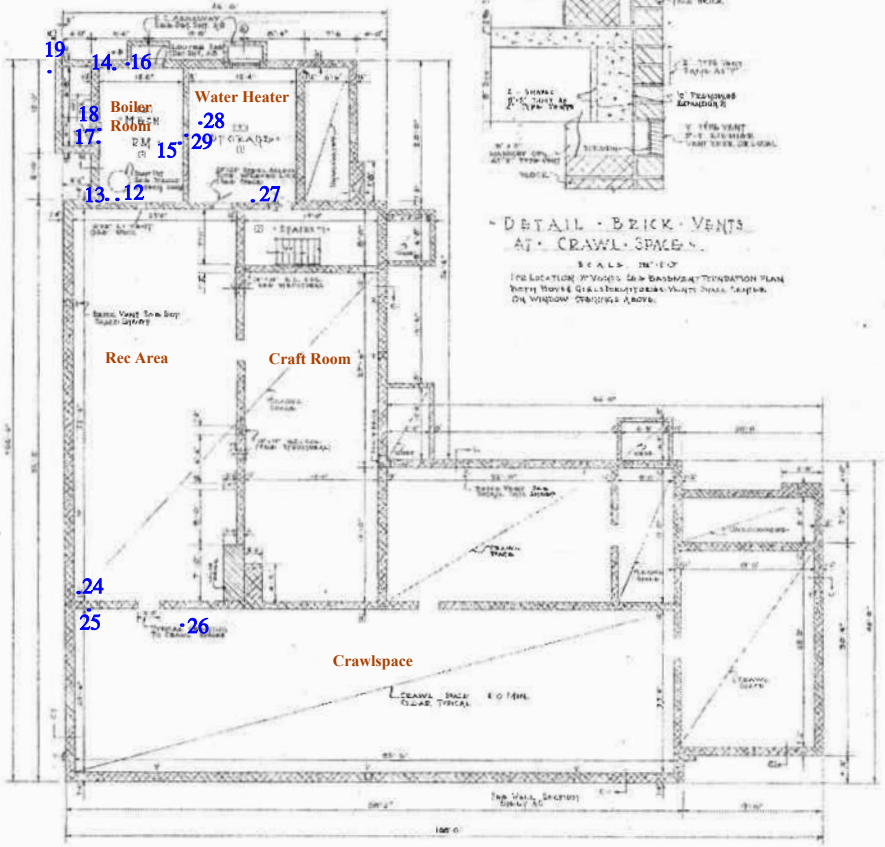
Room	Description	Hazard	Qty	Units
Stair 2 - Second Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Stair 2 - Second Floor	Wood Doors	Information Only	1	EA
Stair 2 - Third Floor	12X12 White w/ Beige Smudges FT and Yellow Mastic	Assumed Asbestos in Mastic	160	SF
Stair 2 - Third Floor	Automatic Door Closers	Regulated Waste: Oil	1	EA
Stair 2 - Third Floor	Black Cove Base and Brown Mastic	No Asbestos Detected	15	LF
Stair 2 - Third Floor	Incandescent Lamps	Information Only	2	EA
Stair 2 - Third Floor	LED Lamps	Universal Waste: Mercury and Lead	1	EA
Stair 2 - Third Floor	Slate Windowsills	No Asbestos Detected	1.5	SF
Stair 2 - Third Floor	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Stair 2 - Third Floor	Stair Tread	Information Only	6	SF
Stair 2 - Third Floor	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Stair 2 - Third Floor	Wood Doors	Information Only	1	EA
Water Heater Room	Automatic Door Closers	Regulated Waste: Oil	1	EA
Water Heater Room	Canvas Pipe Wrap	No Asbestos Detected		
Water Heater Room	Compact Fluorescent Lamps	Universal Waste: Mercury and Lead	4	EA
Water Heater Room	End Cap Sealant	No Asbestos Detected		
Water Heater Room	Fiberglass Pipe Insulation w/ Zeston End Caps	Information Only	10	LF
Water Heater Room	Metal Doors	Information Only	1	EA
Water Heater Room	Red Penetration Sealant	No Asbestos Detected	1	SF
Water Heater Room	Slate Windowsills	No Asbestos Detected	3	SF
Water Heater Room	Smoke Detectors	Possible Radioactive Waste or Electronic Waste	1	EA
Water Heater Room	Window Caulk	1.1-1.3% Chrysotile Asbestos	20	LF
Water Heater Room	Windows (assumed lead weights)	Regulated Waste: Lead	1	EA

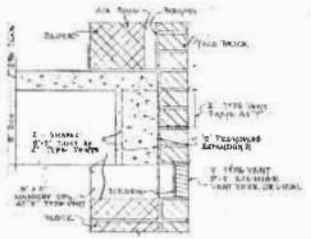
Attachment E:

Asbestos Sample Location Plan



GROUND FLOOR PLAN





DETAIL BRICK VENTS AT CRAWL SPACES

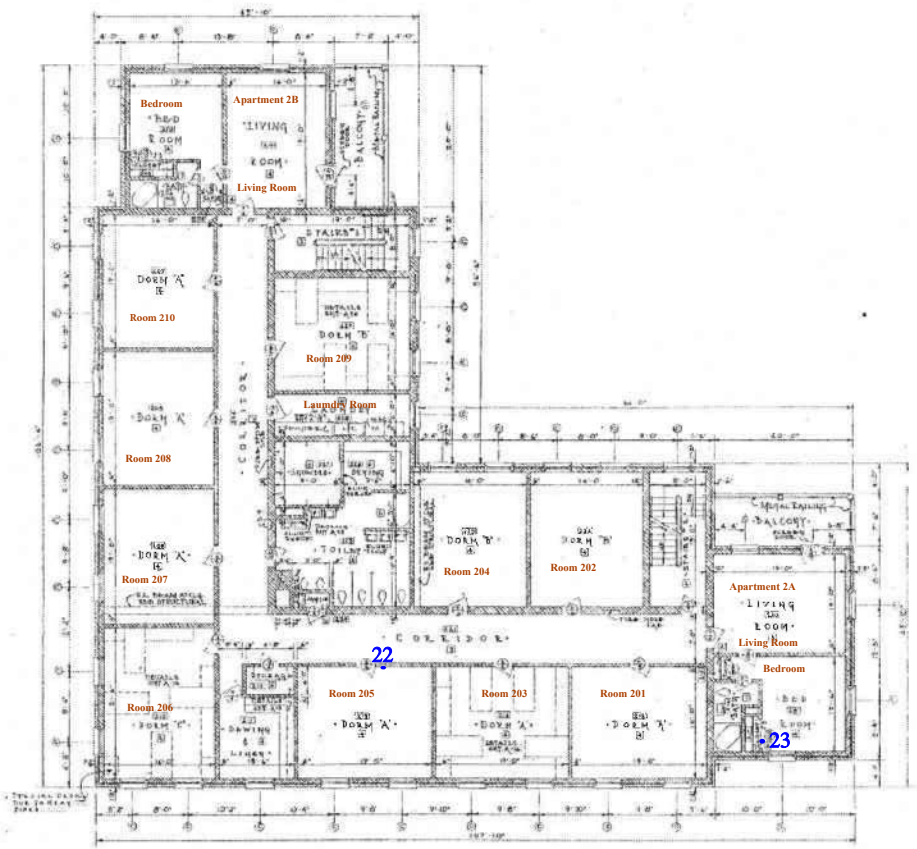
BASEMENT FOUNDATION PLAN

MOTE: SEE DRAWING A-1A FOR CHANGES TO BASEMENT & GROUND FLOOR PLANS DUE TO ADDITIONAL BASEMENT AREA ADDED.

BASEMENT FOUNDATION & GROUND FLOOR PLANS-BOYS

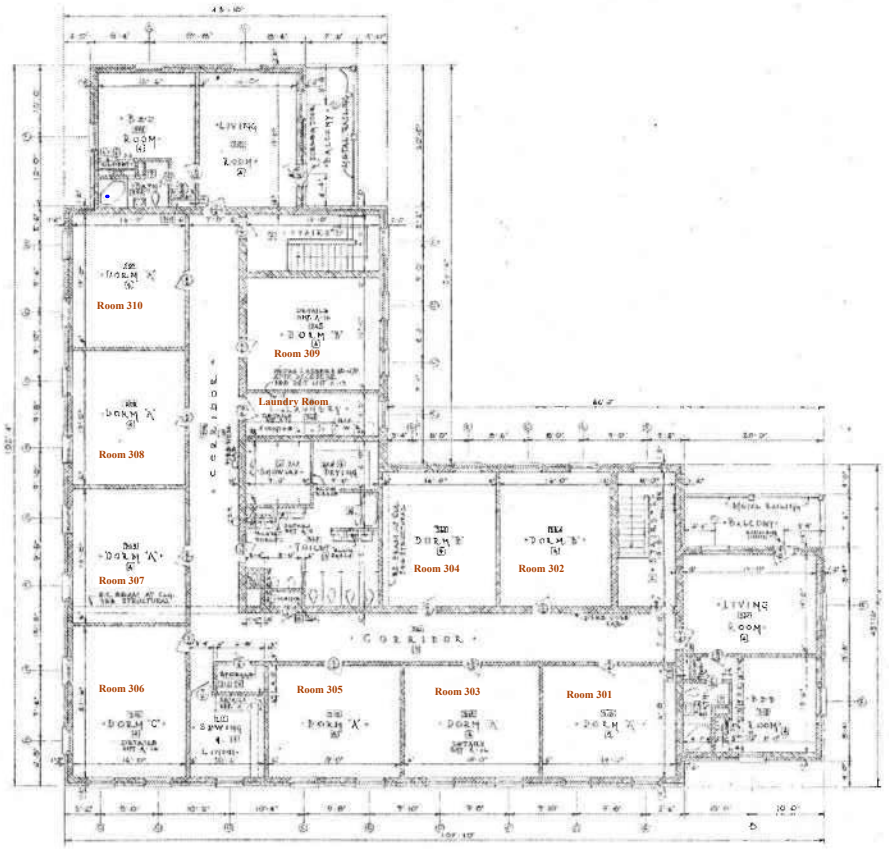
VAN RENSSELAER P. SAXE STRUCTURAL ENGINEER 1101 ST. PAUL STREET BALTIMORE 2, MARYLAND	JAMES POSEY ASSOCIATES, MECHANICAL ENGINEERS 1500 NORTH CHARLES STREET BALTIMORE 2, MARYLAND	CHARLES F. BOWERS ARCHITECT 121 NORTH COURT STREET FREDERICK, MARYLAND		DIVISIONS FOR AS BUILT DRAWINGS NOV. 1964	GIRLS DORMITORY & BOYS DORMITORY MARYLAND SCHOOL FOR THE DEAF FREDERICK, MARYLAND	DRAWING NO. A-1 OF 16 JOB NUMBER A-604 & A-604 DATE OCT. 1964

FILE No. 39 D-125



· SECOND · FLOOR · PLAN ·

SCALE - ¼" = 1'-0"



· THIRD · FLOOR · PLAN ·

SCALE - ¼" = 1'-0"

SECOND & THIRD FLOOR PLANS - BOYS

VAN RENSSELAER P. SAXE
STRUCTURAL ENGINEER
1701 ST. PAUL STREET,
BALTIMORE 2, MARYLAND

JAMES POSEY ASSOCIATES,
MECHANICAL ENGINEERS
1520 NORTH CALVERT STREET,
BALTIMORE 2, MARYLAND

CHARLES F. BOWERS
· ARCHITECT ·
121 NORTH COURT STREET,
FREDERICK, MARYLAND

· REVISIONS ·
TO AS-BUILT DRAWINGS
NOV. 1964

GIRLS DORMITORY & BOYS DORMITORY
MARYLAND SCHOOL FOR THE DEAF
FREDERICK, MARYLAND

DRAWING NO. A-2 OF 16
JOB NUMBER A-601 & A-602
DATE OCT. 1962

FILE No. 39 D-126

Maryland
DEPARTMENT OF GENERAL SERVICES
Wes Moore, Governor · Aruna Miller, Lt. Governor · Atif Chaudhry, Secretary

ADDENDUM NO. 2

February 16, 2024

STATE OF MARYLAND
DEPARTMENT OF GENERAL SERVICES

Atif Chaudhry, Secretary

PROJECT NO.: A-000-201-001

TITLE: MSD Frederick Campus Dormitories, Student Center, and Satellite Student Health Center

This Addendum will clarify, add to, delete from, correct and/or change the bid documents for the project referenced above to the extent indicated. This Addendum is hereby made a part of the bid documents on which the contract will be based. By submitting a bid for this solicitation, you acknowledge receipt of this addendum. All questions must be in writing and addressed to the Procurement Officer, Kimberly McAllister.

This Addendum includes the following:

Revisions to the RFP: Revisions to RFP; Procurement Officer's Minutes to Meeting, Pre-Proposal Sign-in sheet, Responses to Questions submitted, Addendum Acknowledgment Form regarding Project # A-000-201-001.

Reminder:

The cut off for questions will be **February 21, 2024, 4:00 P.M.**

Proposal Due (Closing) Date and Time: **March 6, 2023, 3:00**

REVISIONS TO THE RFP

Section 5.3.2 – Key Personnel being added:

Structural Engineering* - Must be registered by Maryland State
Interior Design* - Must be registered by Maryland State
IT/Data/Security Consultant

Section 5.3.2.F.4.C – "List not more than 5 projects" – change this to "List not more than 4 projects"

Please refer to Key Personnel section and take note that the Principal in Charge, Principal, Project Manager and Architect must all be members of the Prime. Anyone else on the team, can be a subconsultant.

QUESTIONS AND RESPONSES

QUESTION #1 - We note that section 5.3.2.F of the RFP (pg. 37) omits Structural Engineer. A Structural Engineer will be a critical team member and engineer of record for the project and can be helpful in achieving the required MBE and VSBE goals. We therefore request that a Structural Engineer be added to the list of Key Personnel.
RESPONSE #1 – Please see the added Key Personnel noted at the beginning of this Addendum.

QUESTION #2 - While less critical than a Structural Engineer, the project will also likely require an Interior Designer, IT/Data/Telecom Consultant, and Environmental Engineer, and these positions may also be helpful in teams achieving the MBE and VSBE requirements. We therefore request that consideration be given to adding these positions to the list of Key Personnel as well.
RESPONSE #2 – Please see the added Key Personnel noted at the beginning of this Addendum. Please note that Environmental Engineer is already a part of the Key Personnel.

QUESTION #3 - Are we permitted to include firms even if those firms don't have key personnel resumes associated with them?
RESPONSE #3 – Please only include Key Personnel resumes and firms associated with Key Personnel.

QUESTION #4 - I have one question / confirmation for the upcoming addendum related to achieving the MBE and VSBE Goals. As I understood the direction, the MBE Goals must be met through the key personnel listed in 5.3.2.F.3.a-l. Key personnel not listed in this section will not count toward the stated goals. Is that correct?
RESPONSE #4 – Correct – MBE and VSBE goals must be met through Key Personnel. Please see added Key Personnel as well.

QUESTION #5 - General: How is DGS defining a "joint venture"? Would an association or collaboration between firms, individuals or entities count as a joint venture, or is DGS seeking a formal contractual relationship between the firms/entities?
RESPONSE #5 – A Joint Venture is would be a contractual relationship between the firms.

QUESTION #6 - Key Personnel: Given the nature of this project and the intended users of the school/buildings, would DGS consider adding a DeafSpace design architects/consultant to the Key Personnel that we are allowed to submit a resume for? Given DGS's requirement that the Principal-in-Charge, Principal Architect, and Architect, all be licensed architects in Maryland, and that they all be members of the Prime or Joint Venture, is seemingly limiting our ability to include a resume for our proposed DeafSpace design architect/consultant.
RESPONSE #6 – Experience in DeafSpace design is preferred, but not required; additionally, there are no clear standards for a "DeafSpace consultant." The selected firm should showcase an understanding of the project objectives and design considerations. This can be done through relevant project experience, Key Personnel resumes, or it can also be clearly explained in Section H, "Additional Information." See Section 5.3.2 F(6) of the RFP for more detail on what can be included as "Additional Information."

QUESTION #7 - Project Experience: Can DGS please clarify if we are to submit four-(4) or five-(5) projects in response to SF-330 Section F?
RESPONSE #7 – 4 projects – please see the Revisions to the RFP at the beginning of this Addendum.

QUESTION #8 - Project Experience: Given DGS's preference for project experience that utilized DeafSpace concepts, can DeafSpace design architects/consultants submit one-(1) or two-(2) projects, of the four-(4) or five-(5) projects requested, to showcase their relevant experience?
RESPONSE #8 – Four projects are requested. Projects submitted beyond four will not be reviewed for consideration. These projects should showcase work that best illustrates current qualifications relevant to the project by the Firm or Joint Venture Members. Should the DeafSpace architect/consultant qualify in the aforementioned, they may submit projects for consideration. Participation and role of Key Personnel must be clearly identified in the projects.

QUESTION #9 - We received the RFP for the MSD Frederick Campus Dormitories, Student Center, and Satellite Student Health Center project. Unfortunately, we missed the deadline for the walk-through. In the RFP it mentions the walk-through was required. Will this disqualify us to submit a proposal?
Would it disqualify us if we partnered with another architectural firm who attended the walk-through?
RESPONSE #9 – This will not disqualify the firm to submit a proposal, but per the RFP – the firm will be deducted one point for not being present. Entering into a Joint Venture with another firm that attended the Pre-bid, you will not be deducted the point as long one of the firms was present.

Issued by:
Department of General Service
Office of State Procurement
301 West Preston Street
Baltimore, Maryland 21201
Kimberly McAllister
Procurement Officer

PROPOSAL NO.: **A-000-201-001**
TITLE: **MSD Frederick Campus Dormitories, Student Center, and Satellite Student Health Center**

TECHNICAL PROPOSAL DUE: **March 6, 2024**

ADDENDUM ACKNOWLEDGEMENT

Ms. Kimberly McAllister
Department of General Services
Procurement Officer
Office of Procurement & Logistics
301 W. Preston Street
Baltimore, MD 21201

Dear Ms. McAllister:

The undersigned, hereby submits an Addendum Acknowledgment for the referenced proposal and Addenda as follows:

Amendment _____ Date_____
(Addendum No.: 1)

Addendum No.: 2_____ Date_____

Addendum No.: 3_____ Date_____

Addendum No.: 4_____ Date_____

Addendum No.: 5_____ Date_____

_____
(Company Name)

ADDRESS: _____

_____

TELEPHONE NO. : _____

Minutes of Pre-Proposal Meeting for Project A-000-201-001

February 14, 2024

Procurement Officer presented a PowerPoint Presentation with all pertinent information

(PP attached to Addendum 1 for reference)

Highlights – MBE participation is 25%, VSBE participation 5%

Program 1 & 2 was uploaded in Addendum 1

Christina Borz-Gornia, Project Manager, presented Scope of Work

Question and answer period – asked all members present to submit the question in writing

Site visit followed the meeting

The meeting Concluded.

PRE-PROPOSAL MEETING

PROJECT NO.: A-000-201-001
DESCRIPTION: MSD Frederick Campus Dormitories
DATE: Wednesday, February 14, 2024
START TIME: 10:30 AM Local Time

Please Print Clearly

Please Print Clearly

Name	Organization	MBE (Y/N)	Bidding as GC or SC	Telephone	E-Mail Address
A Steinert	Miner Feinstein	N	SC	(202) 491-5845	aleetalynn@mfarchitects.net
B Gaffney	Antunovich Assoc	N	SC	703 626 8818	bgaffney@antunovich.com
Melissa Hawkins	Dustin Construction	N	GC	301-870-4320	mhawkins@dustinconstruction.com

PRE-PROPOSAL MEETING

PROJECT NO.: A-000-201-001
DESCRIPTION: MSD Frederick Campus Dormitories
DATE: Wednesday, February 14, 2024
START TIME: 10:30 AM Local Time

Please Print Clearly

Please Print Clearly

Name	Organization	MBE (Y/N)	Bidding as GC or SC	Telephone	E-Mail Address
ED LEVY	CROMWELL		GC	301-372-7900	ELEVY@CROMWELL.com
~~AARON HOUSE~~	~~EFM ARCH~~	N	GC	301-733-5200	AHOUSE@EFMARCHITECTS.com
S.C. SATTLER	HENRY ADAMS	N	SC	443-904-1352	SATTLER@HENRYADAMS.COM
Mike Wychulis	AMT (civil)	N	SC	301-881-2545	mwychulis@amtengineering.com
Heather Morrison	Fisher ARCHITECTURE	N	GC	410.742.0238	hmorrison@fisherarchitecture.com
Naomi Hemme	MCA Architecture	N	GC	240-529-4168	nhemme@mca.design
MARC FEINSTEIN	MFA FEINSTEIN	ARCH N	GC	301.908.4875	MARC@MFARCHITECTS.NET
ALAN MINER	MINER FEINSTEIN ARCH	N	GC	301.908.3674	ALAN@MFARCHITECTS.NET

PRE-PROPOSAL MEETING

PROJECT NO.: A-000-201-001
DESCRIPTION: MSD Frederick Campus Dormitories
DATE: Wednesday, February 14, 2024
START TIME: 10:30 AM Local Time

Please Print Clearly

Please Print Clearly

Name	Organization	MBE (Y/N)	Bidding as GC or SC	Telephone	E-Mail Address
RICHARD DOUGHERTY	GALLAUDET		GC		richard.dougherty@gallaudet.edu
Adrienne Harris-Kupfe	Harris-Kupfer architects	Y	SC	410-244-8255	adrienne@harriskupferarchitects.com
todd ray	Page	N		202.831.5388	tray@pagethink.com
ROBERT ASBURY	NOELKE+HULL	N	GC	301-662-3611	RASBURY@NOELKEHULL.COM
J. Morgan	MDG Arch	N	Arch	410.356.0122	Jmorgan@MDGArch.com
Akia Izaguirre	Loring Engineers	N	SC		aizaguirre@loringengineers.com

PRE-PROPOSAL MEETING

PROJECT NO.: A-000-201-001
DESCRIPTION: MSD Frederick Campus Dormitories
DATE: Wednesday, February 14, 2024
START TIME: 10:30 AM Local Time

Please Print Clearly

Please Print Clearly

Name	Organization	MBE (Y/N)	Bidding as GC or SC	Telephone	E-Mail Address
Kimberly McAllister	DGS-Procurement	N/A	N/A		Kimberly.McAllister@maryland.gov
Erica Wilks	DGS-Procurement	N/A	N/A		Erica.Wilks@maryland.gov
Christina Bryz-Gornia	DGS	N/A	N/A		Christina.Bryz-Gornia@maryland.gov
Ann Miller	MSD				ann.miller@msd.edu
MARK Nook	QUINN EVANS				mark.nook@quinnevans.com
Bill STARR	FVA	M/D	SC		BSTARR@FREDYARD.COM
Georgina Ushur	DGS	-	-		georgina.ushur@maryland.gov
Amy Hosse	BFM Architects	M/A	GC		amyhosse@bfmarchitects.com
LUIS BERNARDO	DESIGN COLLECTIVE	N/A	GC		luis@dci.io
SCOTT STEWART	SK&A	N	SC		scotts@skaengineers.com

PRE-PROPOSAL MEETING

PROJECT NO.: A-000-201-001
DESCRIPTION: MSD Frederick Campus Dormitories
DATE: Wednesday, February 14, 2024
START TIME: 10:30 AM Local Time

Please Print Clearly

Please Print Clearly

Name	Organization	MBE (Y/N)	Bidding as GC or SC	Telephone	E-Mail Address
BARRY MILLER	FINK	N	SC	410.615.0507	bmiller@fredward.com
KATE BRADLEY	COLIMORE + NEWMAN ARCHITECTS	Y	GC	443-610-6092	kbradley@colimore.com
KEN KLIPFER	HARRIS-KLIPFER ARCHITECTS	Y	SC	410 244 8255	KENC HARRISKLIPFERARCHITECTS.COM
LUCAS SHUMAKER	H.T. LENZ COMPANY	N	SC	814-269-9300	LSHUMAKER@HTLENZ.COM
Brian Jacobson	HONOR ENG. CO	SDVO	SC	703-822-1415	BJACOBSON@HONORENG.COM
Hanzel Bowman	HB/GVD			415 845 0409	hanzel.bowman@gmail.com
NANCY GRIBELUK	PERKINS&WILL	N		202 624 8308	nancy.gribeluk@perkinswill.com
STEVEN ORLANSKY	HORD COPLAN MACHT	N	GC	203 2331705	SORLANSKY@HCM2.COM
Tony DiGia	Setty & Assoc	Yes	SC	703-268-3761	tonyd@setty.com
ANTHONY A. OSUMA	AMODU ENGINEERING SOLUTIONS	YES	SC	314-249-8623	aosuma@amodu-engineering.com

PRE-PROPOSAL MEETING

PROJECT NO.: A-000-201-001
DESCRIPTION: MSD Frederick Campus Dormitories
DATE: Wednesday, February 14, 2024
START TIME: 10:30 AM Local Time

Please Print Clearly

Name	Organization	MBE (Y/N)	Bidding as GC or SC	Telephone	Please Print Clearly E-Mail Address
RHONDA MCLAUGHLIN	VERVE	Y		301-676-3228	RMCLAUGHLIN@THEVERVEPARTNERSHIP.COM