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INT.1 GENERAL INFORMATION

INT.1.1 DESIGN CRITERIA

In general, building entrances, lobbies and significant public areas require design input and approval by the Architect for the University, coordinated by the University Project Manager. The Architect for the University may designate other building areas to be included.

Materials, finishes and colors shall be recommended by the Architect/Engineer, with the involvement of the Requester and/or Building Committee and, when required, the Architect for the University. Exceptions to criteria found in these Facilities Design Guidelines require approval of the Chief Facilities Officer premised upon a Determinations and Findings Report coordinated by the Project Manager.

As a public university, extravagant and/or higher maintenance interior finishes are discouraged. Areas likely to remain in the same use for ten (10) or more years require durable, lower maintenance finishes.

INT.1.2 FINISH CRITERIA

Interior flooring, wall covering and ceilings shall be selected from manufacturer's standard material selection. Custom material selections are prohibited, irrespective of initial lower costs resulting from significant quantities. Future replacement or matching materials are an unnecessary premium in cost.

INT.10 INTERIOR CONSTRUCTION

INT.10.1 PARTITIONS

INT.10.1.1 General

Metal stud or masonry partitions shall be used for all non-bearing partitions. Metal stud minimum thickness for partitioning shall be 20 ga., 16" on center. Spacing 24" on center may be used only where determined partitions will be minimally loaded (no shelves or cabinets planned or likely).

Demountable partitions are prohibited.

Accordion folding partitions are prohibited.

INT.10.1.2 Fire Rated Assemblies and Fire Stopping

Fire rated assemblies, with approved independent testing agency numbers, shall be indicated on architectural drawings for preliminary design and construction documents. The fire rated assembly of fire stopping materials shall be indicated on all construction documents drawing details.

The Architect/Engineer shall notify the Project Manager of non-compliant or omitted fire stopping encountered during renovation field investigations or construction. The Architect/Engineer shall incorporate into specifications the requirement that the Contractor shall notify the Construction Manager, or Inspector, and/or the Project Manager of non-compliant or omitted fire stopping encountered during construction. The intent of this is that such materials shall be installed or replaced in compliance with current building code requirements or code requirements in effect during initial construction.

Specifications shall include requirements for closing all openings in fire rated assemblies at the close of work each day.

INT.10.1.3 Moveable Partitions

The University of Virginia utilizes established contracts for the design, purchase and installation of moveable (open office) partitions and associated components. The Architect/Engineer shall review the vendor's drawings and specifications for coordination and interface with electrical systems and incorporate the system design into the Contract Documents.

INT.10.1.4 Glazing

Glazing for interior partitions shall have a minimum thickness of 1/4". Glazing in interior partitions which are 7'-0" or less above the finished floor shall be tempered glass.

Cross rails are required in glazed partitions at handrail height.

Glass specified to have Underwriter's Laboratory (UL) Listing shall have the label left on the glass. The University will remove the labels after acceptance of the building or renovation.

INT.10.2 **INTERIOR DOORS**

INT.10.2.1 **General**

All doors shall have a minimum width of 3'-0" and minimum height of 7'-0". All wood doors shall be five plies, solid core with a minimum thickness of 1¾". Specifications shall call for lifetime warranty of wood doors.

All metal door frames shall be welded construction.

Clear glazed vision panels shall be used in all classroom and stair doors.

Due to higher maintenance and replacement costs, bifolding, folding doors or folding grilles are prohibited.

Hollow core wood doors and plastic laminated doors are prohibited.

Pocket doors are prohibited.

INT.10.2.2 **Locksets**

The University, with the exception of the Housing Division, which uses a Best 7-pin system, utilizes a Corbin Great-Great-Great Grand Master 7-pin keying system. Corbin or Best shall manufacture all cylinders and cores accordingly. The core must be 7-pin and removable.

Facilities Management or Housing Division lockshop personnel shall accomplish the procurement, keying and installation of cylinders and cores. Construction cores may be installed by the Contractor during construction, but will be removed prior to beneficial occupancy.

Locksets shall be extra heavy duty, manufactured by Corbin/ Russwin, Best or Yale. All interior locksets shall have lever handles with removable core mortised locks in the Corbin ML2200 series, LWA Design and C-7 Keyway, or similar designs in Best and Yale.

All panic devices shall be heavy-duty push bar type capable of accepting a Corbin 7-pin cylinder and core (Best 7-pin cylinder and core in housing projects), through bolted with six bolts where possible, manufactured by Corbin/ Russwin, Sargent or Von Duprin.

Hardware finish shall be Builder's Hardware Manufacturing Association (BHMA) 630.

Push button combination locksets or similar types of security hardware may be authorized where required by program. Such locks, when authorized by the Project Manager, shall have an override keyed to the University's system.

INT.2.2 (continued)

INT-INTERIORS

Use of combination door locks requires approval by the Facilities Management Locksmith (Academic facilities), Director of Health Systems Physical Plant (Health Systems facilities), and the University Department of Police. Use of combination locks otherwise is prohibited.

See GENERAL REQUIREMENTS, **GR.5.3** Card reader Requirements for major entrances.

INT.10.2.3 Closers

All door closers shall be of the heavy-duty type, of cast iron bodies, and having at least a 10-year warranty. Aluminum bodies are prohibited. Closers shall be mounted to doors with through-bolts.

Floor closers are prohibited.

The use of concealed overhead closers must be authorized on a project-by-project basis.

INT.10.2.4 Stops

Intermediate steel plates or channel reinforcement shall back knob bumpers mounted on drywall construction.

Floor stops shall not be used.

INT.10.2.5 Hinges

Doors wider than 3'-0" or which have closers shall have ball bearing hinges.

The use of floor pivot hinges is prohibited due to associated maintenance and replacement costs.

INT.10.2.6 Kick Plates

Doors subject to abuse by equipment associated with building function shall have kick plates. Consultation with Health Systems Physical Plant is warranted in patient care facilities.

INT.10.3 INTERIOR SPECIALTIES

See GENERAL REQUIREMENTS, **GR.5.6**, Custodial Rooms and Supply Storage Rooms.

See GENERAL REQUIREMENTS, **GR.5.7**, Recycling Rooms.

See GENERAL REQUIREMENTS, **GR.5.8**, Plaques.

INT.10.3.1 Fire Extinguisher Cabinets and Extinguishers

INT-INTERIORS

Fire extinguisher cabinets shall be incorporated into all projects where required by code, sized for the required extinguisher. Specifications shall state the required extinguisher type and size. Extinguishers shall be University provided and installed.

INT.10.3.2 Interior Signage

Interior signage shall be provided by contract or by Facilities Management personnel as directed by the Project Manager. The Project Manager shall provide the Architect/Engineer, or the Interior Designer/Signage Consultant, the established University of Virginia interior signage standards. Signage criteria varies depending on location, such as University academic Grounds, Health Systems (Hospital and Medical School) facilities, University of Virginia College at Wise, Mountain Lake, Blandy Farm, or other.

Application of existing standards enables Facilities Management to fabricate and install interior signage during the lifespan of buildings.

Wall mounted directories are required for new buildings, additions and renovated structures (where existing directories are not adaptable).

INT.10.3.3 Toilet and Bath Accessories

The Architect/Engineer in consultation with the Project Manager shall consider the established practices of Facilities Operations, Health System Physical Plant, or Student Housing Division in the selection of soap dispensers, paper towel dispensers, and toilet paper holders

INT.10.3.3.1 Soap Dispensers.

Provide not less than one soap dispenser per two lavatories in each restroom.

INT.10.3.3.2 Mirrors

Provide a 3 inch minimum width metal shelf above all lavatories not mounted above a countertop, finished to match adjacent accessory trim, and approximately 18 inches in length. The shelf may be integral with mirror.

Mirrors shall be specified with a minimum ten-year warranty against silver spoilage.

INT.10.3.3.3 Waste Receptacles

Provide built-in waste receptacles with a minimum capacity of 18 gallons in all toilets having more than one lavatory.

INT.10.3.3.4 Toilet Tissue Dispensers

INT-INTERIORS

Provide a two-roll tissue dispenser or single jumbo-roll dispenser at each water closet. Single jumbo-roll dispensers are prohibited for locations intended for use by the physically disabled.

INT.10.3.3.5 Sanitary Napkins

The University does not provide sanitary napkin dispensers. Sanitary napkin disposals shall be provided in all women's toilet stalls.

INT.10.3.4 Toilet Partitions

Steel, ASTM A424, Type I, commercial quality overhead braced toilet partitions are required. Alternative materials (stainless steel, plastic laminate, marble and high-density polymer resin) are to be approved through the Project Manager prior to the submission of the preliminary design for review.

Excluding accessible stalls, minimum toilet stall dimensions shall be 2' - 11" in clear width and 4' - 11" in clear length.

Exposed particleboard or wood toilet partitions are prohibited.

INT.10.3.5 Wall and Corner Guards

Wall and corner guards are required in corridors and other areas where service carts, moveable equipment, hospital patient stretchers or beds, and such similar equipment will typically be used.

INT.10.3.6 Chalkboards

Use chalkboards of either 1/4 to 3/8 inch natural slate or laminated porcelain enameled steel with butted panels.

All chalkboards will have trim and full width chalk trays, two-inch tack strip with map rails as an integral part of the chalkboard assembly head trim in all classrooms. Include accessories for map rail use.

INT.10.3.7 Wardrobes, Lockers and Coat Closets

The University Housing Division provides manufactured wood wardrobes for student housing rooms.

INT-INTERIORS

INT.10.3.7 (continued)

The Architect/Engineer shall determine with the Project Manager, when applicable, the responsibilities of the Contractor to be incorporated in the construction documents. This may include assignment of the contract or coordination of the installation by others.

Provide coat racks, hat racks or hooks in all classroom, office and clinical facility buildings, including provisions for accessibility by physically disabled persons.

INT.10.3.8 Cubicle Curtains

University of Virginia Health Sciences Center may utilize separate contract(s) for purchasing cubicle curtains. The Architect/Engineer must incorporate the products from the selected vendor(s) into the project design.

The Architect/Engineer shall determine, with the Project Manager, the responsibilities of the Contractor to be incorporated in the construction documents. This may include assignment of the contract or coordination of the installation by others.

INT.20 STAIRWAYS

See BUILDING SERVICES, **BSRV.40.2.3**, Standpipe and Hose Systems

INT.20.1 RISER AND TREAD CONSTRUCTION

All stairs that are not a means of egress shall be constructed to the same criteria as a means of egress stair.

In addition to code requirements stair riser and tread dimensions shall comply with recognized professional practice for proportioning.

INT.30 INTERIOR FINISHES

INT.30.1 WALL FINISHES

INT.30.1.1 Gypsum Board

The minimum single layer thickness shall be 5/8-inch for walls.

INT.30.1.2 Paint Selection and Color

Paint for walls shall be satin and trim shall be semigloss. Other paint finishes require documented University approval through the Project Manager. Paint selections are to be made during the design process.

To insure economical repainting in the future, all interior classroom, office, corridor or other routine working spaces shall be painted with off white colors. While Facilities Management does not stock premixed paint, the Project Manager will provide representative off white colors intended to permit renovation painting with two, or less, coats.

INT.30.1.3 Wall Coverings

Wall coverings with textures capable of harboring dirt and/or organic contamination are prohibited in Health Systems (patient care) facilities.

Additional materials are to be turned over to Facilities Management through the Construction Manager, specify five percent quantities, in whole rolls, of wall covering materials for each project in which they are used.

Where vinyl coated wall coverings are used, the following weights are minimum requirements:

- Light weight wall coverings (12 to 16 oz per square yard) in areas of light traffic or areas which are normally out of reach, where it replaces paint to eliminate maintenance.
- Medium weight (14 to 20 oz. per square yard) for areas with average traffic (offices, reception areas, hospital rooms and dining rooms).
- Heavy weight (24 to 32 oz per square yard) for areas (corridors, classrooms, gymnasiums and service areas) where there is heavy traffic and hard wear.

Where intended to match existing wall coverings, the extent of demolition and installation shall be clearly shown in the plans and specifications.

INT.30.2 FLOOR FINISHES

INT.30.2.1 Concrete Floor

All exposed concrete floors shall be sealed.

INT.30.2.2 Ceramic Tile

Ceramic tile floor and base shall be used in restrooms and showers; with non-slip floor surfacing. Detailing shall minimize moisture penetration to concrete substrate.

INT.30.2.2 (continued)

Cement backer board shall be used in all metal stud partition systems. Detailing shall minimize moisture penetration to substrate and/or metal studs.

INT.30.2.3 Quarry Tile

Quarry tile floor and base shall be used in laundries and food preparation areas and shall have integral non-ferrous non-slip surfacing.

INT.30.2.4 Hardwood Flooring

Hardwood flooring, excluding athletic flooring, requires Facilities Management approval coordinated by the Project Manager on a project-by-project basis. When used, weather protected entrances shall prevent water damages to hardwood flooring.

When approved for use over a concrete slab, a moisture barrier is required.

INT.30.2.5 Resilient Flooring

Resilient tile flooring shall be 12 inch by 12-inch vinyl composition tile, of homogeneous solid composition, with a minimum thickness of 1/8 inch.

Sheet flooring shall be vinyl, of homogeneous though composition, commercially graded flooring, with a minimum thickness of 1/8 inch.

The Facilities Management Building Services Division provides the final floor finishing. Coordinate through the Project Manager regarding requirements to be incorporated into the construction documents.

INT.30.2.6 Resilient Base

The standard resilient base in University facilities is a heavy-duty vinyl or rubber base with a minimum height of 4 inches. For areas subject to heavy-wheeled equipment traffic or frequent maintenance buffing equipment, the minimum height shall be 6 inches.

Outside corners shall be specified as premolded.

INT.30.2.7 Carpet

The use of separate padding under carpet is prohibited except when authorized by Facilities Management.

(INT.30.2.7 continued)

For compliance with building code requirements and inspection procedures of the State Fire Marshal, specify that contractor shall provide at the time of inspection a test report by an approved agency indicating the specific manufacturer's carpet meets critical radiant flux limitations, the shipping papers for the installed carpet, and a signed confirmation by the manufacturer that the carpet installed matches that tested.

INT.30.3 CEILING FINISHES

INT.30.3.1 General

Access to all utilities above the ceiling shall be provided regardless of ceiling type used. Access panels shall be shown on the Contract Documents.

The Architect/Engineer shall provide clear requirements in the plans and specifications for the proper reinforcement and support of lighting fixtures and access panels in finished ceilings.

INT.30.3.2 Suspended Acoustical Tile

The use of fire rated ceiling/floor assemblies requiring hold-down clips is prohibited unless there is no other reasonable, economical solution to achieve the required assembly rating.

The use of 2' x 2' acoustical tile systems is discouraged in areas where not essential for architectural appearance, such as in storage rooms and other rooms not subject to general public use. Use of 2' x 2' ceiling grid should not be presumed without consideration of less expensive systems including light fixture selections.