DESIGN GUIDELINE SBA 5.5
CUSTODIAL SUPPORT SPACE AND INFRASTRUCTURE

Scope

Provide Custodial Support Spaces as described below and in accordance with the program documents. Scope also includes infrastructure requirements for outlet locations within facility to accommodate custodial staff.

Related Sections

U-M Standard Details:
Proposed layout Custodial Room
Proposed layout Custodial Suite

Design Requirements

Miscellaneous Outlet locations:

Labs: Provide 1 outlet on a separate circuit located at room entry, preferred below fire extinguisher, for use by custodial staff. Outlets from multiple labs can be circuited together. Intent is to provide outlet for custodial staff on a separate circuit from lab equipment. Provide label indicating "general maintenance use only".

Stairwells: Provide 1 convenience outlet on every other floor level for use of custodial staff.

Minimum Building Requirements for custodial support space:

Custodial Room - (approx. 100 s.f.) – 1 for buildings less than 90,000 s.f. optional plan layout.

- Provide lockers for employees, half size, able to hold a back pack and hang up coat.
- Equipment Storage cabinet 18" x 48"
- Restroom cart parking spot 24" x 48"
- Gondola storage
- Control cabinet 48" x 18" deep
- 24" x 48" wire shelving rack
- Trash Barrel w/ cleaning supplies 24"x24"
- Vacuum space 24"x24"
- Floor Sink 24"x24"
    - Provide eyewash over floor sink. Option: Wall mounted eye/face wash, ANSI Z358.1 compliant.
- Provide 42" out swinging door with store room lock function

Custodial Suite – 1 for buildings over 90,000 s.f. optional layout plan

- Custodial Office 120 s.f.
    - 1 data line for computer
    - 1 voice line
- Custodial Staging Room 200 s.f.
    - Supply cabinet 48" W x 18" D X 60" H metal, lockable, heavy duty
    - 2 data lines for shared computer workstation and timeclock.
    - Employee lockers, half height size, able to hold backpack and hang a coat.
    - Provide table and chairs based on crew size or designated conference room that can be utilized by custodial staff. Design Manager to coordinate.
    - Dry erase marker board
    - Bulletin board
    - Provide 42" door with kick plate on push side and storeroom function lock.

- Custodial Equipment Area 150 s.f.
    - 2 electrical convenience outlets on separate circuits for charging battery powered auto scrubbers and burnishers, outlets shall be 3 feet off floor
    - Provide wall mounted hooks, with support blocking, at 48" o.c. for vacuum back packs. Provide adjacent outlet (3 feet above floor) for battery charging.
    - Provide (4) GFCI duplex outlets, locate on walls 40" above floor.
    - Provide dedicated outlet for floor polisher equipment. DM to provide current equipment specifications.
- Custodial Bulk Storage 120 s.f.
    - 2 electrical convenience outlet, 40" o.c. a.f.f., 1 located near entry the other on opposing wall.
    - Chrome wire shelving unit, 4 shelves, 86"H x 60" W x 30" D
    - Laundry stacked unit – verify necessity with Design Manager

<u>Pantry</u> – 1 per every grouped mens and womens toilet rooms.

- Pantries shall provide storage for 1 month supply of paper products.
- Standard wire shelving rack 18" x 48".
- May be combined with Custodial Closet.

<u>Custodial Closet</u> – size 64 s.f., provide 1 per every 6,000 SF; 1 per floor recommended.

- Floor sink w/ backsplash (provide 1 per floor)
    - Service sink are to be floor type, precast, chemical and stain resistant receptors, 20" by 32" or larger, with an external sidewall depth of 6". Sinks shall include a 6' hose, a hose bracket, and a double supply spout no lower than 5' above the floor.
    - Provide eyewash over floor sink. Option: Wall mounted eye/face wash, ANSI Z358.1 compliant.
- Provide floor drain, in center of room, with the floor sloped a minimum of ¼ inch per foot toward the drain.
- 1 electrical, GFI type, outlet 36" above the floor by door
- Shelving Chrome wire unit 4 shelves, 63" H x 48" W x 18" D

- Provide out swinging door, 42” wide with kick plate on push side.

General Design Requirements for Custodial Spaces:

- Locate Custodial Room/ Suite with adjacency to loading dock.
- Doors to custodial spaces shall have store room lock function.
- Flooring shall be slip resistant, non-porous flooring.
- Walls- provide robust walls to withstand cart traffic. Surfaces shall be impermeable and washable from floor to 6’-0” above finished floor. Ceiling heights shall be minimum 8’-0”
- Provide out swinging door, 42” wide w/ kick plate on push side.

Custodial support spaces should not share spaces that contain mechanical equipment, exits to the roof, or equipment to which other personnel or building occupants must have access. The closets shall not contain electrical panels or any other electrical devices except for the lights and receptacles required for custodial tasks. Custodial support spaces can be combined where practical.