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Dep't Citywide Administrative Services

General Design Review Comments

To: Glenn Pymonto
Contract Number:

Sheet 1 of 3
Consultant: Consentini Ass.

Description: Mayor's Office Of Emergency Management 100 % Submittal

Reviewer: JOSEPH MENASCE, PE Title Mechanical Engineer. Date: 4/17/98

A: Incorporate
B: Not Incorporated (see explanation)
C: Clarification Required

Comment No.	DWG. No./SPEC. Pg.	COMMENTS
		HVAC
1	A-1-1	Please verify that the 6000 gal tank can be brought inside the building, rigged in place, that there is enough room for the welder to work, that it is in compliance with NYC code section 27-829 which requires a 15" clearance all around tank and that it is in compliance with NYS code, Subchapter B, part 1002.
2	A-1-1	Note #1: Water line is shown on the plumbing drawing.
3	M1.01	1. What protection is provided against fill pump cavitation in the illustrated fuel oil diagram? 2. Specify the size of the day tank on the drawings or in section 15190. Specify the make and model of the circulating pump for the generators. 3. Shouldn't the vent line for the new emergency fuel tank be higher than the tank? 4. Shouldn't the fuel oil return from the day tank be drained to the new storage tank?
4	M1.07	Verify with the Generator manufacturer the required opening to air cool the units?
5	M-1.23	1. Are the Air Handlers in the building serving the 23rd floor on emergency generators as well? 2. Specify the make, model and size of the cooling towers. 3. Clarify in the schematic diagram the location of the backflow preventers to supply make up water to the cooling towers. 4. Verify the need to have exhaust fans for the other conference rooms, like the one facing Versey Street. 5. Clarify the need to provide fresh air intake to AC-4 & 5. Describe how to achieve free cooling.

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6	M-4.01	- Please correct the cooling loads' typographical error for AC-1 thru 3. - Complete ventilation index. - Will the motor for the exhaust fan EF-5 need to be explosion proof?
7	Section 15110	Paragraph 1.4: Identify shut off valves V1 thru 4 on the drawings. Where the butterfly and check valves are being used?
8	Section 15120	Paragraph 1.4: The abbreviation of fusible link dampers (FLD) do not correlate with drawings (ALD).
9	Section 15150	- Verify paragraph 1.1 item F. - Edit paragraph 1.2 item A.
		Fire protection
1	FP1.01	Please verify the need to provide fire protection for the 6000 Gal Fuel Oil Tank in accordance with NYS code, Subchapter B, Part 1002.7.
2	FP2.07	Verify the need to provide thermal detectors in the emergency diesel generators room to close off the Fresh Air Intake and exhaust in case of fire.
3	FP3.23	- Is there a need for a preaction sprinkler system for the A/V room? - Verify the need to provide sprinklers head in the electrical closet adjacent to elevator shaft PE-18 and stairway. This room contains a 112.5KVA transformer. - Verify the distances between sprinklers in the Mechanical Room and the watch command areas. - Verify the need of the inspector's test connection at the end of the sprinkler system. - Show the drain lines for the preaction systems.
4		What measure of fire protection is provided for the radio room on the roof?
		PLUMBING
1	P2.07 & P3.23	What provision is made to minimize disruption to tenants when the cold water riser will be installed or when the drain lines will be run below their suspended ceilings.
2	P3.23	Indicate the location of the backflow preventer for the two cooling towers.
3	Section 15445	Where do you use a submersible pump? If that is the sump pump for the tank room what size reservoir is required.
		Electrical
1	General	- Indicate the motor horsepower for each motor symbol. - Are meters required? - Complete the riser diagram: indicate the loads being served from each panel and the size of the breakers. - Indicate the transformers' type of connection and voltages as well as their primary switches and fuses. - Can the oil fill pump, the water tank fill pump and the exhaust fan EF-5 on the 1st floor, be activated from the dual electric power supply. - Show the automatic power transfer distribution to the existing pneumatics controls and to the Air Handling unit serving the 23rd floor. - Show circuit breakers panel schedule.

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		Structural	
1	S-1	Correct the location of the oil storage tank and the slab opening: it should be between columns 70, 71, 73 & 74.	
2	S-2	Correct Cad drafting error: Some elements are on a different levels and got turned off prior to printing. The supports for the 11,000 gal tank does not correlate to the section view on the plumbing drawing. I feel that additional steel might be required to support the tank.	
3	S-3	Drawing depict water storage between columns 33, 35 & 44 & 43. Coordinate with other discipline if that is needed (i.e. a floor drain to be added, the door is to be relocated...) Section I, between columns 59, 60, 63 & 54, is not cross referenced properly to drawing S-5. Verify the size of beam.	