

# (PRE-FINAL) EGLIN AIR FORCE BASE INSTALLATION FACILITIES STANDARDS (IFS)



Installation Elements



Site Development



Facilities Exteriors



Facilities Interiors

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Signature Field

**Eglin Air Force Base IFS**

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## A. OVERVIEW

Comply with Air Force Corporate Standards for Overview:

<http://afcfs.wbdg.org/index.html>

This Installation Facilities Standards (IFS) document is part of the Air Force Corporate Facilities Standards (AFCFS) program to assist bases in implementing and maintaining facilities standards as appropriate for efficient operations within the respective climate region. IFS fully replaces, consolidates and simplifies existing facilities standards documents, such as the Architectural Compatibility Plan (ACP) or ACGs, FEPs, etc., and organizes information using the same structure, or Table of Contents, as the AFCFS website.

IFS reflects the AFCFS' concepts of "Facility Hierarchy" (categorizing facilities into group numbers) and "Facility Quality" (assigning an appropriate level of quality to each group number) and applies these principles at the base level. Applicable DoD and Air Force criteria such as UFCs, AFIs, Memoranda, and UFGSs (Guide Specs) are referenced and linked within IFS to ensure the document is always current.

Navigating within this IFS is efficient and straightforward. Please use the interactive Table of Contents to locate subject matter, and click on the title of a section to access it. From any page, click on the "Back to Table of Contents" footer to return. Content is organized into 4 major sections: Installation Elements, Site Development, Facilities Exteriors and Facilities Interiors.

This IFS document begins as a fill-in PDF form, which is fully editable, and becomes a "living document" that can be regularly updated by base-level personnel following a format that is consistent across the Air Force. While the format is standardized, IFS content is customized for base operations and the local climate to ensure mission success while emphasizing reduced maintenance and reduced initial costs, life-cycle costs, energy use, and water use.

1. Conformance to Air Force Corporate Facilities Standards (AFCFS) and Installation Facilities Standards (IFS) are required by Air Force Instruction (AFI) 32-1023 and Air Force Memorandum. Please refer to the AFCFS website for links to documentation on current policy.
2. Requests to deviate from any installation facilities standards, that are Unified Facilities Criteria (UFC) requirements, will follow the process outlined in the AFCFS for UFC waivers and exemptions.
3. The IFS is a component plan of the Installation Development Plan (IDP) per Air Force Instruction (AFI) 32-7062 (replacing the Architectural Compatibility Plan). All military construction projects and Non-Appropriated Funds (NAF) facilities are required to comply with the IDP and its IFS component plan by AFI 32-1023. The Base Civil Engineer (BCE) maintains and implements the IDP and its component plans, to include the IFS.
4. Please refer to the AFCFS website as a portal to reference materials and requirements documents for design and construction projects (via links). Specific references to current DoD memoranda and Air Force criteria are updated periodically to provide the most current guidance and requirements. Programming, design and contract documents should list "current edition" for all reference and requirements documents. The documents in force at the date of execution of the design and/or construction contract shall be the governing version.
5. *Advanced Modeling Requirements:*  
*For all Air Force projects requiring advanced modeling, to include 3D visualization, Building Information Modeling (BIM), facility data, quantity take-off, geospatial, etc., follow the Army standards. Refer to USACE Minimum Model Matrix (M3) and Project Execution Plan (PxP) which outline required model uses. Refer to [CAD BIM Technology Center \(Contract Requirements\)](#) for more information on M3 and PxP.*
6. Joint Bases shall implement IFS under their Joint-Base designation with volume numbers for individual installations following the IFS Development Tool template. For example, for Joint Base Langley-Eustis, provide: Vol. 1 Langley AFB and Vol. 2 Fort Eustis.
7. References and Supplementary Documents listed in Appendix G are included in these Installation Facilities Standards by reference and are fully part of this document. Please refer to [Appendix G](#) for a listing of documents, which are available via hyperlink for viewing and downloading.

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Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

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Facilities Integrated with Natural Terrain



Water Feature in Recreational Area



Plantings with Native Species



Climate-Based Materials and Colors

### **A01. FACILITY HIERARCHY**

Comply with AF Corporate Standards for Facility Hierarchy (and subsections):

<http://afcs.wbdg.org/facility-hierarchy/index.html>

### **A02. FACILITY QUALITY**

Comply with AF Corporate Standards for Facility Quality (and subsections):

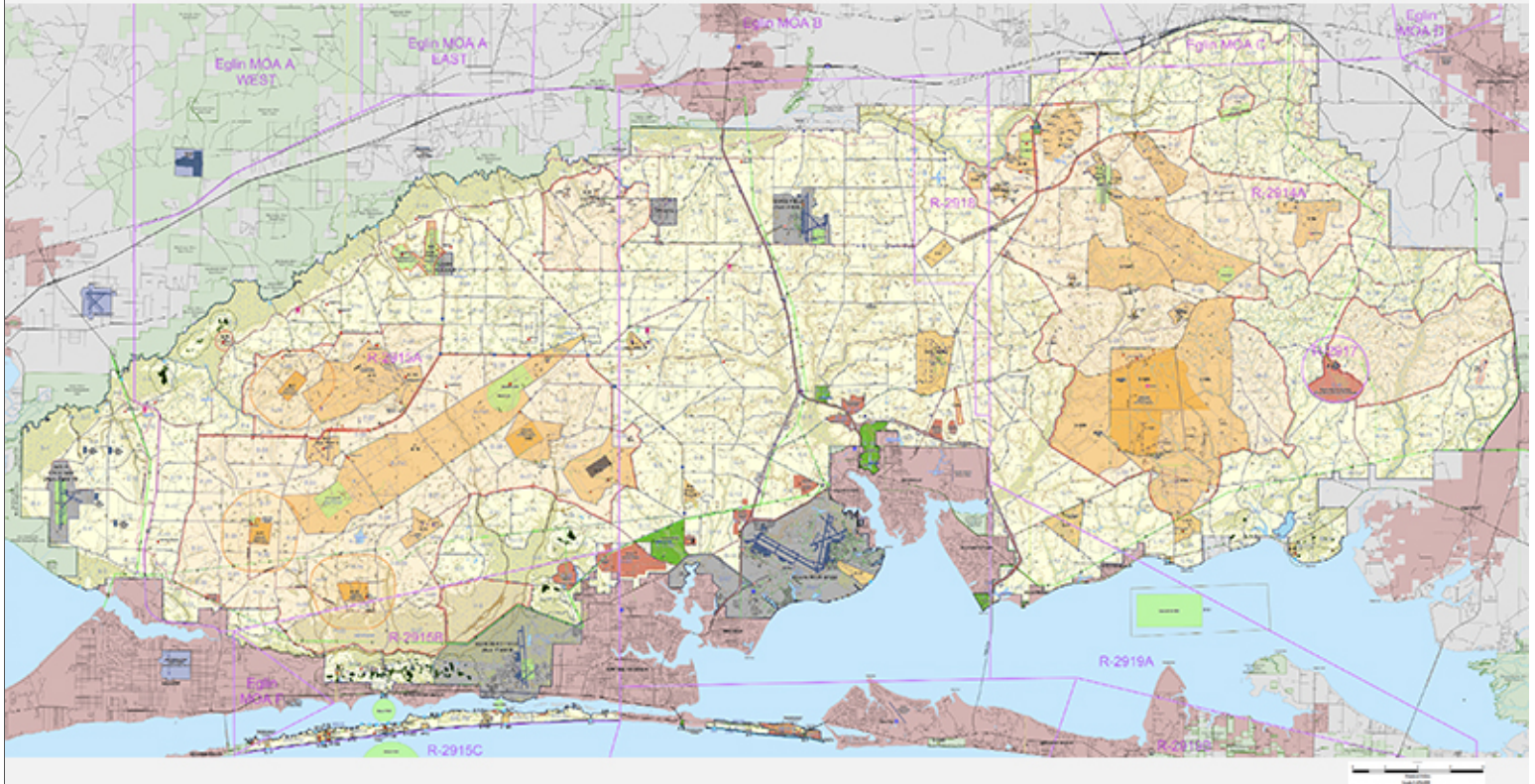
<http://afcs.wbdg.org/facility-quality/index.html>

### **A03. FACILITY DISTRICTS**

Comply with AF Corporate Standards for Facility Districts (and subsections):

<http://afcs.wbdg.org/facility-districts/index.html>

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**Eglin Test and Training Complex - Land Range Map**

★ Control Building	Administrative Road	Test/Training Area	Conservation Lands
▲ Cinetheodolite Location	Paved Road	Restricted Access Area	25' Elevation Contour
▲ Vertical Obstruction	Unpaved Road	Z-Clearance Area	Stream
■ Vertical Landing Zone	High Tension Power Line	Drop Zone	Water Body
■ ATV Training Site	Overhead Electrical Cable Line	Cantonment Area	Wetlands
■ Boat Landing Site	Electrical Substation (Range Only)	Eglin AFB Reservation	● Bald Eagle Nesting Site
■ Airfield/Runway - Active	Hospital	Special Use Airspace	○ RCW Active Trees with 200' Buffer
■ Airfield/Runway - Closed	Cemetery	Range Gate	● Flatwoods Salamander Pond
■ Building/Structure	Populated Places	● Access Control Point	● Flatwoods Salamander Ponds Buffer Zone
■ Tactical Training Area	County Boundary Line	■ Wildlife Management Gate	● Bog Frog Habitat
■ Dedicated Impact Area	Florida National Scenic Trail	■ Erosion Control Barrier	● Okaloosa Darter Stream
■ Hazard Area	Recreation Area (Heavily Used)	■ Call Box	■ Sea Turtle Nesting Area (Santa Rosa Island - Gulf Side)
		■ Abandoned Railroad ROW	

**Note:** Apply the base-wide standards in this IFS for Installation Elements, Site Development, Facilities Exteriors and Facilities Interiors (products, materials, color, etc.). Following application of the base-wide standards, refer to the Appendix and apply any additional requirements specifically related to the Facility District.

## B. INSTALLATION ELEMENTS

Comply with Air Force Corporate Standards for Installation Elements:

<http://afcs.wbdg.org/installation-elements/index.html>

### B01. COMPREHENSIVE PLANNING

Comply with Air Force Corporate Standards for Comprehensive Planning:

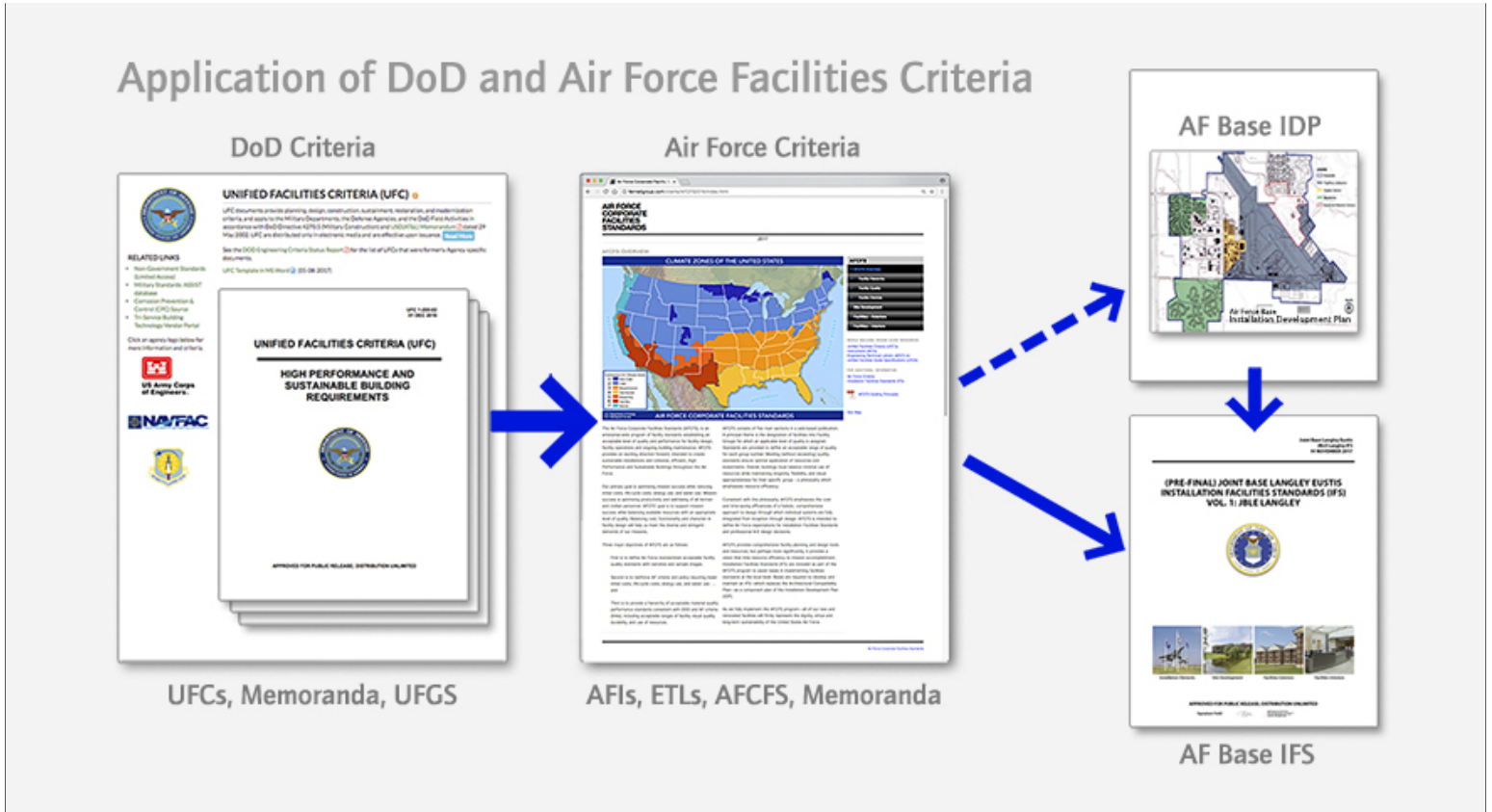
<http://afcs.wbdg.org/installation-elements/comprehensive-planning/index.html>

#### B01.1. Installation Development Plan (IDP)

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Department of Defense, Department of the Air Force and Air Force Base Criteria

1. The Base Civil Engineer is responsible for developing, maintaining and implementing the installation's Comprehensive Planning documents and to ensure that the Installation Development Plan (IDP) is prepared, maintained, and implemented following AFI 32-7062.



### B01.1.1. IFS Component Plan of IDP

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Coordinated Basewide Systems



Emerald Coast Development Graphic



Facility Site Plan Graphic



Dental Clinic Site Plan

1. Maintain this Installation Facilities Standards (IFS) as a Component Plan of the base's Installation Development Plan (IDP).

## B01.1.2. Brief History of Base

Applicable  N/A Large graphics do not apply

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Lt. Col. Frederick I. Eglin



Valparaiso Bombing and Gunnery Range, 1935



Tactical Training at Valparaiso Range, 1936

Spanning six wars, Eglin has played a prominent role in airpower history. In 1931, personnel of the Army Air Corps Tactical School (Maxwell Field, Alabama) looking for a site for a bombing and gunnery range, saw the potential of the sparsely populated forested areas surrounding Valparaiso, Florida, and the vast expanse of the adjacent Gulf of Mexico.

The Valparaiso Bombing and Gunnery Base was activated on 14 June 1935 under the command of Captain Arnold H. Rich. On 4 August 1937, the base was redesignated Eglin Field in honor of Lieutenant Colonel Frederick I. Eglin, U.S. Air Corps, killed on 1 January 1937 in an aircraft crash.

With the outbreak of war in Europe in 1939 and President Roosevelt's call for an expansion of the Army Air Corps, General Henry H. "Hap" Arnold ordered the establishment of a proving ground for aircraft armament. Eglin was selected for the testing mission, and on 27 June 1940, the U.S. Forestry Service ceded to the War Department the Choctawhatchee National Forest, consisting of some 384,000 acres. In 1941, the Air Corps Proving Ground was activated, and Eglin became the site for gunnery training for Army Air Forces fighter pilots, as well as a major testing center for aircraft, equipment, and tactics. In March 1942, the base served as one of the sites for Lieutenant Colonel Jimmy Doolittle to prepare his B-25 crews for their raid against Tokyo.

In addition to testing all new aircraft and their serial modifications, the Proving Ground Command, established at Eglin April 1942, found the isolation and immensity of the ranges especially well-suited for special tasks. For example, in 1944, personnel developed the tactics and techniques to destroy German missile installations being built to support V-1 buzz-bomb attacks on England.

By the end of the war, Eglin had made a recognizable contribution to the effectiveness of the American air operations in Europe and the Pacific and continued to maintain a role in the research, development, and testing of air armament. Eglin also became a pioneer in missile development when, in early 1946, the First Experimental Guided Missiles Group was activated to develop the techniques for missile launching and handling; establish training programs; and monitor the development of a drone or pilotless aircraft capability to support the Atomic Energy Commission tests, Operation CROSSROADS, at Eniwetok. On 13 January 1947, the Guided Missiles Group received nationwide publicity by conducting a successful drone flight from Eglin to Washington, D.C., in a simulated bombing mission.

Both as a reaction to the Soviet atomic explosion in 1949 and in recognition that research and development had lagged in the years of lower priority to operational concerns, the Air Force, in early 1950, established the Air Research and Development Command (later Air Force Systems Command). The following year, the Air Research and Development Command established the Air Force Armament Center at Eglin, which, for the first time, brought development and testing together. After the start of the Korean War in 1950, test teams moved to the combat theater for testing in actual combat. They numbered among their accomplishments improved air-to-air tactics and improved techniques for close air support. On 1 December 1957, the Air Force combined the Air Proving Ground Command and the Air Force Armament Center to form the Air Proving Ground Center.

The Center built the highly-instrumented Eglin Gulf Test Range and for the next few years, served as a major missile test center for weapons such as the BOMARC, Matador, GAM-72 "Quail," and GAM-77 "Hound Dog."

As the Southeast Asia conflict increased emphasis on conventional weapons, the responsibilities at Eglin grew. On 1 August 1968, the Air Proving Ground Center was redesignated the Armament Development and Test Center to centralize responsibility for research, development, test and evaluation, and initial acquisition of nonnuclear munitions for the Air Force. On 1 October 1979, the Center was given division status. The Armament Division, redesignated Munitions Systems Division on 15 March 1989, placed into production the precision-guided munitions for the laser, television, and infrared guided bombs; two anti-armor weapon systems; and an improved hard target weapon used in Operation DESERT STORM during the Persian Gulf War. The Division was also responsible for developing the Advanced Medium Range Air-to-Air Missile (AMRAAM), an Air Force-led joint project with the U.S. Navy.

In addition to its development and testing mission, Eglin also served as the training site for the Son Tay Raiders in 1970, the group that made the daring attempt to rescue American POWs from a North Vietnamese prison camp. In 1975, the installation served as one of four main U.S. Vietnamese Refugee Processing Centers, where base personnel housed and processed more than 10,000 Southeast Asian refugees at the Auxiliary Field Two "Tent City." Eglin again became an Air Force refugee resettlement center processing over 10,000 Cubans who fled to the U.S. between April and May of 1980.

On 11 July 1990, the Munitions Systems Division was redesignated the Air Force Development Test Center. During the 1990s, the Center supported test and evaluation for the development of nonnuclear Air Force armament including next generation precision-guided weapons; operational training for armament systems; and test and evaluation of command, control, communications, computers, and intelligence (C4I) aerospace navigation and guidance systems.

On 1 October 1998, as part of the Air Forces' strategic plan to guide the service into the 21st Century, the Air Force Development Test Center became the Air Force Materiel Command's Air Armament Center (AAC). As one of AFMC's product centers, AAC is responsible for development, acquisition, testing, and fielding all air-delivered weapons. AAC applies advanced technology, engineering, and programming efficiencies across the entire product life cycle to provide superior combat capability. The Center plans, directs, and conducts test and evaluation of U.S. and allied air armament, navigation/guidance systems, and command and control (C2) systems and supports the largest single base mobility commitment in the Air Force.

AAC accomplished its mission through three components: the Air Force Program Executive Office for Weapons with two systems wings and a systems group, the 46th Test Wing, and the 96th Air Base Wing. Recently the AAC provided our warfighters with the munitions and expeditionary combat support to dominate the enemy in Operations ALLIED FORCE, ENDURING FREEDOM, and IRAQI FREEDOM. During this time Department of Defense, the Air Force, and AFMC presented the Air Armament Center with awards in acquisition, test, and combat support.

On July 18, 2012, the Air Armament Center was deactivated as part of a consolidation effort to reduce Air Force Materiel Command's number of centers from 12 to five. On the same day, the 46th Test Wing and 96th Air Base Wing were merged to create the 96th Test Wing. Now, the Air Force's largest wing houses all of Eglin's test and support functions.

### B01.1.3. Future Development

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1. Follow AFI 32-7062 for Air Force Comprehensive Planning, the Comprehensive Planning Process, Comprehensive Planning Requirements, and Geospatial Mapping.
2. Address all future development under the Installation Development Plan (IDP).

## B02. STREET ENVELOPE STANDARDS

Comply with Air Force Corporate Standards for Installation Elements:

<http://afcfs.wbdg.org/installation-elements/index.html>

Comply with AF Corporate Standards for Street Envelope Standards:

<http://afcfs.wbdg.org/installation-elements/street-envelope-standards/index.html>

### B02.1. Hierarchy of Streets

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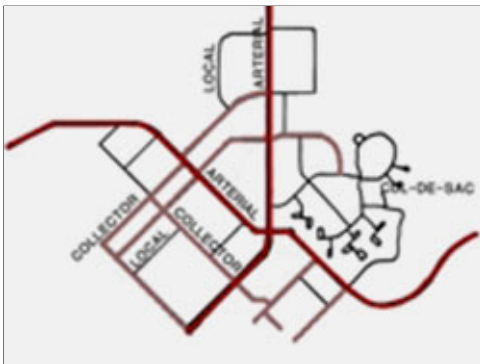
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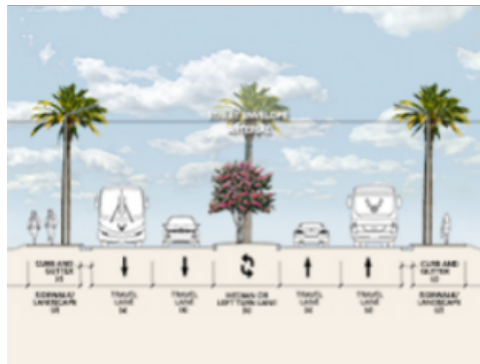
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Forest Setting along Minor Drive Facing East toward Chinquapin Drive



Hierarchy of Streets



Street Envelope Section



Boatner Road



Typical Group 4 Street



Rock Paving in Training Area



Gravel Paving in Utility Area

1. Develop and evolve a hierarchical transportation network of arterial, collector and local streets following UFC 3-201-01 and its industry references.
2. Provide consistent functionality throughout the installation and a level of visual quality relating to the adjacent Facility Group number.
3. Routes along facilities in Group 1 may have materials, finishes and features with a higher visual quality than Groups 2, 3 and 4. Reduce maintenance requirements by installing highly durable materials and finishes in routes along Group 3 industrial facilities.
4. Special routes may have a visual quality comparable to those along facilities in Group 1.
5. Create and maintain arterials with two lanes of traffic in each direction with landscaped or paved medians as applicable to the local climate and adjacent facility group designation / land use.
6. Minimize stops and turns along arterials. Eliminate on-street parking along arterials and collector streets.
7. Connect arterials to local streets with appropriately scaled collector streets.
8. Provide appropriate landscape setbacks and pedestrian buffers along all streets.
9. Minimize and consolidate curb cuts along streets.
10. Ensure access for emergency and service vehicles.
11. Define bicycle traffic routes in the Installation Development Plan or its applicable component plans.
12. Provide illustrations in the Installation Facilities Standards (IFS) to include street cross-sections and plans for every type of street specified on the installation. At a minimum provide dimensions for vehicular traffic-lanes, curb radii, medians, bike lanes, pedestrian buffers, sidewalks, crosswalks, tree planting areas, and on-street parking configurations.
13. Define appropriate force protection features, site furnishings, signs, lighting, utilities, and paving in the IFS.
14. Use consistent landscape treatment at all base entrances. Plant material massing, spacing and height are characteristics that should visually reinforce the type of street.
15. Sidewalks, plazas, and covered walkways should be an important element in any new construction project. Sidewalks should be separated from vehicular traffic whenever possible. Walkways to building entrances should be 8 feet wide. Sidewalks should typically be 6 feet wide.
16. Define bicycle traffic routes in the Installation Development Plan or its applicable component plans. Bicycle traffic may be routed to adjacent pedestrian paths if the path is of adequate width to support both functions.

17. Fire Access Lanes: All ground level portions of structures must be within 150 feet of a drivable surface. Fire access lanes shall have a clear width of 20 feet, set back from facilities by 10 feet with a minimum vertical clearance of 13.5 feet and set 15 feet from fire hydrants and standpipe connections.

18. Service Drives: Service drives are used to access service areas of facilities in the cantonment area. Service drives shall be combined with parking drives to serve multiple facilities and provide access control point meeting minimum antiterrorism setback standards and signage that clearly identifies the service drive and restricted access. Service drives shall have a clear width of 20 feet, set back from facilities by 10 feet.

19. Patrol Roads: Patrol roads are remote roads used for security patrols and monitoring of launch sites. Patrol roads shall be 16 feet wide. Shoulders should be stabilized and turnouts provided every quarter mile. Patrol roads may be paved with a stone/clay mix suitable for traffic. Patrol roads area to be used only by authorized GOV's.

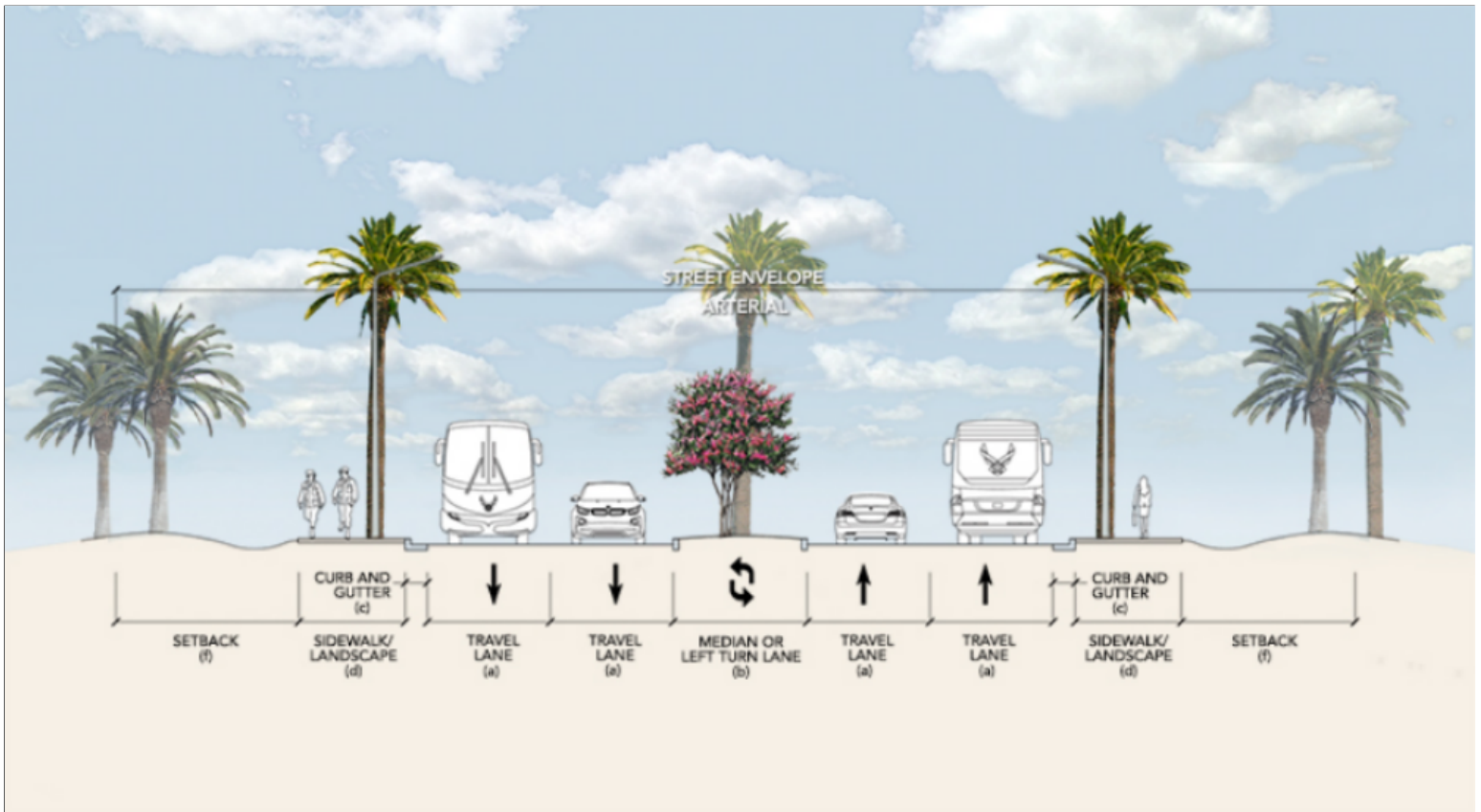
**B02.1.1. Arterial Streets**

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

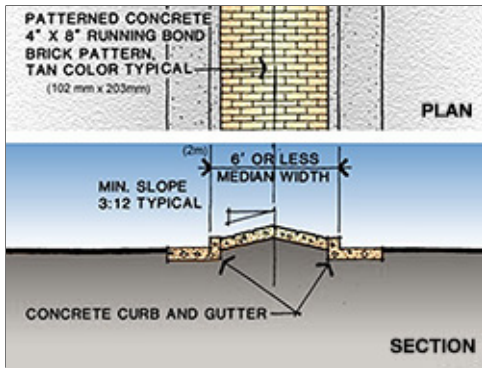
Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 6

Image Tool 250 x 188



Travel Lane (a): 12' Median (b): 12' Curb and Gutter (c): 2' Sidewalk / Landscape (d): 12' Setback (f): Min. 35' or per ATFP



Paved Median



Eglin Boulevard at East Gate



Boatner Road



Divided Arterial



Striped Arterial



One-Way Arterial

1. These specific requirements shall be incorporated into all arterial projects including roadway modifications/upgrades and associated building sites adjacent to the street. Increase landscape setbacks along evacuation routes.
2. Stops and turns should be minimized and on-street parking shall not be allowed at any point along arterial streets.
3. Provide sidewalks on at least one side of arterial streets and both sides of arterial streets in developed areas. Provide a 6 foot buffer between the road and sidewalk where space allows.
4. Limit curb cuts on arterial streets to entries into major facilities, building groups and major parking areas.
5. Reinforce the importance of arterial streets with appropriate signs, plantings and street lighting.
6. Continue to maintain the streets currently designated as arterial streets in future development.



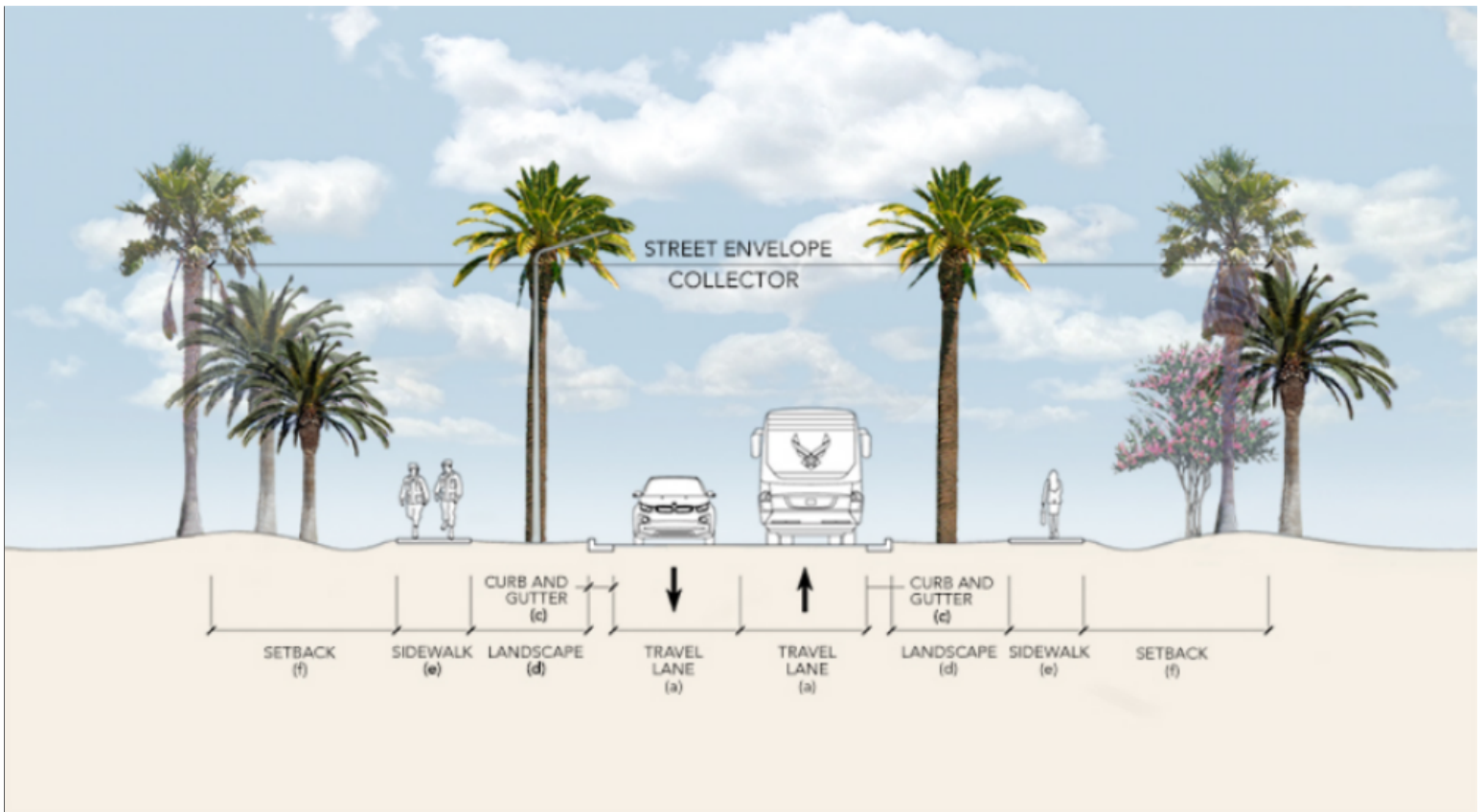
## B02.1.2. Collector Streets

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

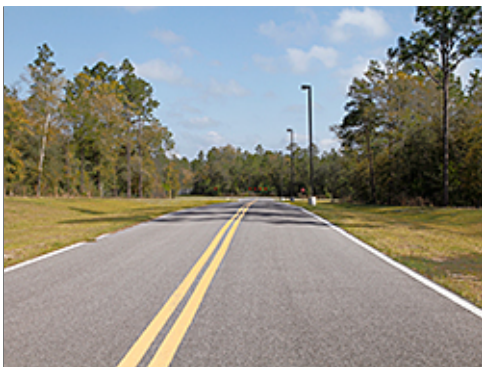
Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Travel Lane (a): 12' Median (b): N/A Curb and Gutter (c): 2' Landscape (d): 10' Sidewalk (e): 6' Setback (f): Min. 35' or per ATRP



Collector with Native Landscape



Coordinated Street Element



Florida Coastal Setting

1. Design collector streets to be less prominent than arterials.
2. Provide sidewalks on at least one side of collector streets and both sides of collector streets where functionally required. Buffers are preferred but not required on collector streets.
3. On street parking may be allowed on one side where secondary roads are over 28 feet wide but not less than 34 feet wide. Parking shall not interfere with intersections or traffic flow.

4. Signs, plantings and street lighting should reinforce the designation of “collector” street.

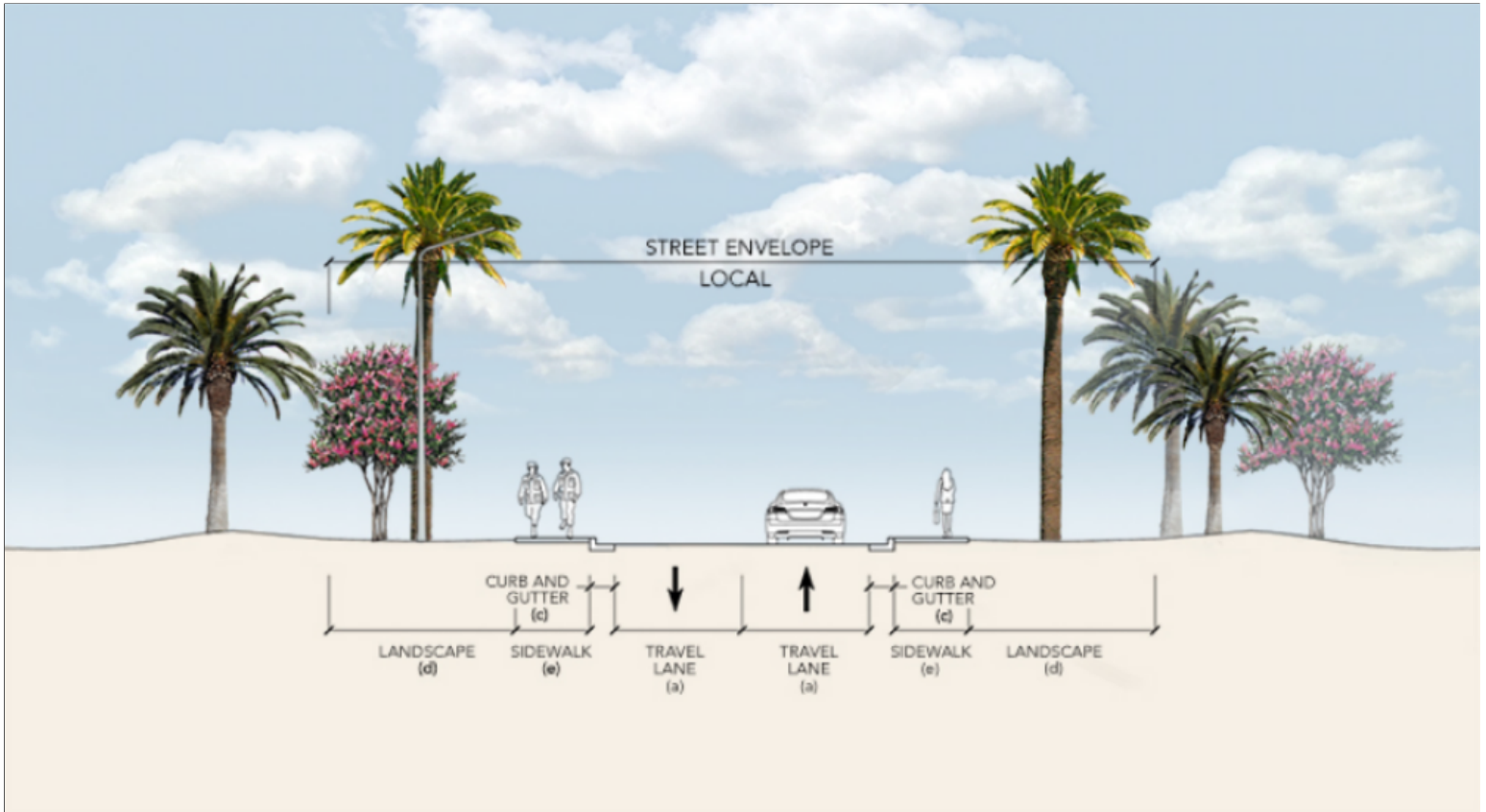
### B02.1.3. Local Streets

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



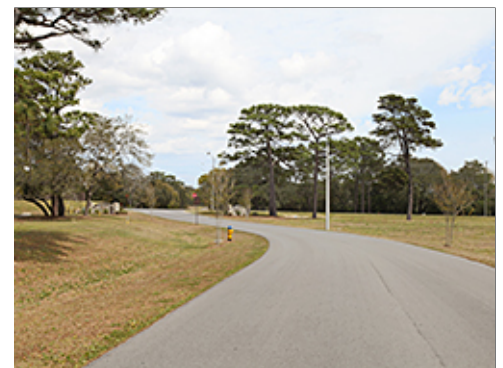
Travel Lane (a): 11' Median (b): N/A Curb and Gutter (c): 1.5' Landscape (d): 15' Sidewalk (e): 6'



Local Street in Group 3



Typical Group 4 Street



Native Grasses and Trees along Street

1. Design and maintain local streets in due proportion to the amount of traffic. Maintain consistent local streetscapes for visual and functional continuity.
2. Provide sidewalks on at least one side of collector streets and both sides of local streets where functionally required. Buffers are preferred but not required on collector streets.

- 3. On street parking may be allowed following UFC industry references; parking may be allowed on one side where local roads are over 28 feet wide but not less than 34 feet wide. Parking shall not interfere with intersections or traffic flow.
- 4. Signs, plantings and street lighting should reinforce the designation of "local" street. Generally encourage the development of street frontage of adjacent sites to positively contribute features such as landscaping.
- 5. Cul-de-sacs are only permitted in family housing areas.

**B02.1.4. Special Routes**

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Eglin Boulevard at West Gate



Eglin Boulevard at East Gate



Approach to Major Intersection



Street Adjacent to Group 1 Facility

1. Develop all special routes consistently with those adjacent to Group 1 facilities.

## B02.2. Hierarchy of Intersections

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Small graphics do not apply



Intersection of Two Arterials: Eglin Boulevard and Pinchot Road

1. Provide a hierarchy of intersections to include arterial, arterial-collector, collector, collector-local and local following UFC 3-201-01 and its industry references.
2. Passive systems such as traffic circles are preferred to active systems such as signalized intersections. Aggressively pursue passive systems to lower maintenance requirements and reduce energy use.
3. Use a level of visual quality for an intersection equal to the quality found in the related streetscape, which corresponds to the adjacent Facility Group number.
4. Streets should intersect at right angles and offset intersections should be avoided.

## B02.2.1. Arterials

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Center and Right Turn Lanes



Signalized Intersection



Acceleration Lanes at Intersection

1. Provide an informal grouping of low lying native ground cover and shrubs with trees as a backdrop at all four corners. Monuments and static displays may be integrated into arterial intersection designs.
2. Develop arterial intersections consistently with the adjacent facility group designation.
3. Maintain appropriate sight lines at all intersections.
4. Refer to UFC 2-100-01 Installation Master Planning for guidance on arterial streetscape design.

## B02.2.2. Arterial/Collector

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Small graphics do not apply



Striped Center Turn Lane at T Intersection

1. Provide an informal grouping of low lying native ground cover and shrubs with trees as a backdrop at all four corners.
2. Develop arterial/collector intersections consistently with the adjacent facility group designation.
3. Maintain appropriate sight lines at all intersections.
4. Refer to UFC 2-100-01 Installation Master Planning for guidance on streetscape design.

### B02.2.3. Collectors

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Typical Collector Intersection



Intersection at Group 3



T Intersection with Center Turn lane



Intersection at Local Street

1. Provide an informal grouping of low lying native ground cover and shrubs with trees as a backdrop at all four corners.
2. Develop collector intersections consistently with the adjacent facility group designation.
3. Maintain appropriate sight lines at all intersections.
4. Refer to UFC 2-100-01 Installation Master Planning for guidance on streetscape design.

## B02.2.4. Special Intersections

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Coordinated Features and Elements



Static Display Integrated with Design



Ornamental Planting at Intersection

1. Develop all special intersections consistently with those adjacent to Group 1 facilities.
2. Maintain appropriate sight lines at all intersections.
3. Refer to UFC 2-100-01 Installation Master Planning for guidance on streetscape design.



## B02.2.5. Street Frontage Requirements

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Coordinated Street Frontage with Organized Elements



Integrated Landscape Planting at Group 1



Landscape Buffer at Group 2



Typical Frontage at Group 4

1. Consistently maintain open space buffers following B03.2.3. Preserves.
2. Refer to C06.1.7. Streetscape Landscaping for planting and screen wall requirements along street frontage.
3. Refer to UFC 4-010-01 DoD Minimum Antiterrorism Standards for Buildings, with Change 1 and UFC 4-010-02 DoD Minimum Antiterrorism Standoff Distances for Buildings (FOUO) for street frontage requirements.

### B02.2.6. Sight Lines

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Preserved Sight Lines



Coordinated Elements



Clear Frontage at Turn Lane

1. Provide adequate sight lines for an effective and safe traffic operation per American Association of State Highway and Transportation Officials (AASHTO) standards and local municipality guidelines.
2. Sight lines will vary based on the speed and classification of the roadway or intersection. Plants and any related signage within the sight triangle should follow these rules:
  - a. Shrubs may not exceed thirty inches (30") growing height within sight triangles.
  - b. Trees may not be located in the sight line triangle unless there is a minimum clear understory of 6' in height. Evergreen trees will not be allowed in any sight triangles.
  - c. Signs may not be placed in these triangles unless regulatory in nature and approved by the base traffic engineer.

### B02.3. Street Elements

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Coordinated Elements



Native Grasses at Perimeter Fence



Storm Drainage Basin Adjacent to Street

1. Emulate the streetscape area's pre-development hydrology using passive and active design features to help sustain the adjacent regionally appropriate landscape. Coordinate with the base Stormwater Management Plan.
2. Employ systems, materials and techniques to maximize streetscape sustainability. Consider pervious paving and reflectivity of surfaces appropriate for the local climate.

3. Install at-grade curbing and/or raised-profile curb and gutter as applicable to direct stormwater to bioswales and rain gardens as source water for vegetation. Do not paint concrete curbing.
4. Provide all on-site utility service lines and equipment below grade when adjacent to Facility Group 1. In routes along Group 2, 3 and 4, when mounting elements such as utility cabinets, communications equipment and water valves above grade is unavoidable, paint these consistently and provide visual screening following Installation Facilities Standards (IFS).
5. Provide traffic control devices including access control point/entry control facility signs, speed limit signs and street name signs following the current edition of the Manual on Uniform Traffic Control Devices (MUTCD) per UFC 3-120-01.
6. Crosswalk markings shall follow the MUTCD for Streets and Highways, current edition. Provide white markings that define the edges of the crosswalk or a tone of lines defining the area of the crosswalk consistent with common practices found in the adjacent municipality.
7. Follow UFC 3-120-01 for directional and wayfinding signs and address both vehicular and pedestrian traffic.
8. Reduce energy consumption and reduce maintenance requirements by providing street lighting only when functionally required to ensure safety and to address antiterrorism following UFC 4-010-01. Ensure the quality and quantities of lighting and fixtures are appropriate for the adjacent Facility Group number.

### B02.3.1. Paving

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Typical Asphaltic Concrete Paving



Gravel Paving on Utility Road



Rock Paving on Remote Access Road

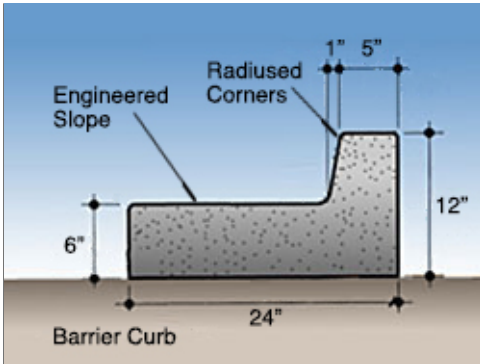
1. Pavement design shall comply with UFC 3-250-01. Ensure appropriate analysis and design of subgrade conditions to promote low maintenance, high performance pavements. Apply all applicable best practices from Appendix B of the UFC.
2. Materials shall be specified in accordance with UFC 3-250-01 and must conform to requirements set forth in the Unified Facility Guide Specifications (UFGS) for concrete and bituminous pavement.

**B02.3.2. Curb and Gutter**

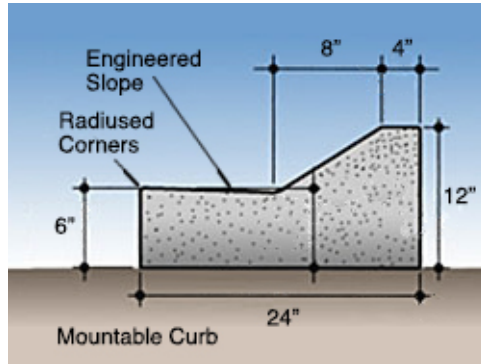
Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Base Standard Curb



Group 4 Curb



Rock Mulch Edging

1. Curb all parking, access roads and streets (except remote/isolated).
2. All streets should have integral concrete curbs and gutters. Painted curbs are prohibited because they are very difficult to maintain.
3. Use concrete for sidewalks and curbs. Do not use asphalt curbs.

**B02.3.3. Utility Service Elements**

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Cabinet with Base Standard Color



Landscape Screening of Service Elements



Standard Hydrant Color

1. Provide all utility service lines below grade when streets are adjacent to Facility Group 1; when mounting elements (such as utility cabinets, communications equipment and water valves) above grade is unavoidable, paint these consistently and provide visual screening following Site Development, Landscaping.
2. Overhead service lines along streets adjacent to Facility Groups 2, 3 and 4 are discouraged.

### B02.3.4. Traffic Signs

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Coordinated Sign Placement



Lighted Crossing Sign



Signs in Group 4

1. Refer to Exterior Signs, Colors and Types for Traffic Control Devices, which includes signs.

### B02.3.5. Street Lighting

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Street Lighting Combined with Signal Pole



Collector Lighting in Group 4



Shoebox Fixtures in Group 3

1. Refer to the Lighting section for appropriate applications along streets.

### B02.3.6. Other

Applicable  N/A Large graphics do not apply

Applicable  N/A Small graphics do not apply

### B03. OPEN SPACE / PUBLIC SPACE

Comply with Air Force Corporate Standards for Installation Elements:

<http://afcfs.wbdg.org/installation-elements/index.html>

Comply with AF Corporate Standards for Open Space / Public Space:

<http://afcfs.wbdg.org/installation-elements/open-space-public-space/index.html>

#### B03.1. Plazas, Monuments and Static Displays

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Memorial Plaza with Commemorative Plaques



Paved Memorial Plaza



Precast Concrete Marker



Static Display of Aircraft

1. Natural features and culturally or historically significant features or events may be recognized and acknowledged with physical elements such as plazas, monuments and static displays. However, limit these elements on the base to ensure judicious use of resources and to reduce ongoing maintenance requirements.
2. Design highly durable plazas, monuments and static displays with a level of quality comparable to Facility Group 1.
3. Link plazas, monuments and static displays to the pedestrian circulation system. Install landscaping, site furnishings and lighting appropriate for the application and local climate following Installation Facilities Standards (IFS).
4. Select systems, products and materials for paving, walls, and structures following IFS.

### B03.1.1. Paved Plazas

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 6

Image Tool 250 x 188



Group 2 Entrance Plaza



Group 1 Plaza



Flag Array and Static Display at Plaza



Decorative Paving at Group 2



Memorial Plaza with Integral-Color Pavers



Plaza Feature

1. Mitigate heat island by providing high-albedo, shaded plazas. Pervious pavers shall be used on all plazas and courtyards in Facility Groups 1 and 2; use pervious concrete in Groups 3 and 4. The designer shall incorporate appropriate expansion and construction joints.
2. Pavers shall match the color of pavers used on adjacent sidewalks using base standard range of beiges, tans, browns, or terra cotta. Bricks used on plazas shall typically be 4" x 8" size.

### B03.1.2. Sculptures, Markers and Statuary

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Aircraft Component as a Marker



Bronze Sculpture on Stone Base



Bronze Plaque on Precast Base

1. Relate new sculpture, markers and statuary to the base's architectural design theme. Generally limit these elements to frequently used locations adjacent to Facility Group 1 and highly traveled community pedestrian spaces.
2. Consider entry gates as possible sites for new displays.
3. All proposed memorials shall follow AFI 36-3108 and be limited to highly deserving individuals or groups as deemed appropriate by the installation leadership. Living memorials (tree plantings / etc.) are discouraged due to added maintenance requirements.
4. When sculpture requires a base, match the materials and / or color palette of adjacent buildings.
5. Use direct or indirect lighting to accentuate features or enhance an intended effect.
6. Ensure that all sculpture, markers and statuary are honorable and inspiring, provide a sense of place, positively contribute to the base's visual quality, and encourage pride for the community and the US Air Force.



### B03.1.3. Static Display of Aircraft

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Ground Mounted Static Display of SR-71 Blackbird



Coordinated Grounds and Landscape



Array with Viewing Platform



Dynamic Ground Mounting

1. Follow IFS base-wide standards for all elements of the display area with specific attention to traffic sight lines, pedestrian circulation, site furnishings, signs, and lighting. Address requirements for the Facility District as well.
2. Generally locate concrete base/foundation structures for static displays below grade.
3. At static displays where pedestrian paths are provided, a minimum of one trash receptacle and one bench shall be provided. Receptacle and bench design must conform to IFS requirements.

## B03.2. Grounds and Perimeters

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



View of Hangars across Airfield



Maintained Open Space Near Flightline



Native Grasses in Preserved Open Space



Native Species in Reclaimed Open Space

1. Provide formal spaces for parade and review functions, recreational areas and parks following the base's Installation Development Plan (IDP) and Installation Facilities Standards (IFS). Refer to the Site Furnishings topic for additional information.
2. Maintain preservation areas following the IDP and IFS.
3. Comply with UFC 4-010-01 DoD Minimum Antiterrorism Standards for Buildings and UFC 4-022-03 Security Fences and Gates for all elements associated with the base's gates and perimeter fence.

4. Identify and describe base-wide utility corridors in the IDP.
5. Base-wide utility infrastructure shall be inconspicuous. Bury utility service lines below grade when adjacent to Facility Group 1 and when economically feasible for Facility Groups 2, 3 and 4. When service lines are located above grade, create an ordered, coordinated appearance.
6. Follow the requirements of this IFS regarding all utility structures and service lines located above grade that visually impact the installation.
7. Where screening of utility equipment and structures is provided, allow adequate and proper clearance for safety and maintenance.
8. Reduce visual clutter and visual impact of the following items through a combination of careful placement, screen walls, landscaping and painting:
  - a) Electrical switch-stations.
  - b) Sewage lift stations.
  - c) Water well pumps, storage tanks and/or related structures.
  - d) Gas piping, meters and similar incidental items.
  - e) Above ground fuel storage tanks.
  - f) Any ground-mounted freestanding utility item exposed to view.
9. Larger structures such as electrical switch-stations, sewage lift stations, fuel storage tanks and mechanical/electrical equipment shall be screened from view, using materials, forms, and colors in the screen walls which match those respective design elements present at adjacent buildings.
10. Paint above-ground equipment and associated components such as electrical piping or exposed plumbing lines dark bronze.
11. Maintain currently buried utility service lines as a visual asset.
12. Bury the following exposed above-grade items in future projects when economically feasible:
  - a) Electrical power grid and service lines.
  - b) Telephone lines.
  - c) Cable TV lines.
  - d) Communications lines.
  - e) Exterior lighting service lines.
  - f) Any similar system of above-ground lines serving the base.
13. Consolidate and enclose service utility lines in underground utility corridors when feasible. Create routes along the inside edge of parking lot islands.

### B03.2.1. Parade Grounds

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Small graphics do not apply



Formal Green Space at 7th SFG

1. Follow UFC 3-201-02, Appendix B for the planning and design process and criteria for parade grounds.
2. Establish and maintain parade grounds only where there is a confirmed need and provide landscape materials appropriate for the locale following IFS.
3. Bleachers may be installed only when there is a documented requirement at parade grounds. Nonferrous metals that do not require painting or going maintenance are preferred. The Base Civil Engineer shall determine quantities, sizes, and products on a case basis.

### B03.2.2. Parks

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Native Trees and Grasses



Neighborhood Playground



Facility Playground and Green Space

1. Bleachers may be installed only when there is a documented requirement at parks and fields for recreational events. Follow guidance under Parade Grounds.
2. Picnic pavilions may be provided in parks where there is a documented need.

### B03.2.3. Preserves

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Ben's Lake Marina from 96th SFS Patrol Boat



Native Trees, Shrubs and Grasses



Reclaimed Open Space

1. Preserve areas adjacent to runways, taxiways, aprons, golf course roughs, storage areas, antenna facilities, and ammunition storage areas, as open space.
2. Provide minimal maintenance with mowing as needed for controlling bird behavior for airfield safety, or eliminating fire hazards.

### B03.2.4. Perimeter Fence

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Group 1, Main Gate Fence: Metal Railing Supported by CMU Piers and Low Walls with Architectural Precast Caps and Coping



Remote Site Near Main Gate



Remote Site Chain Link Fencing



Ground Face CMU Adjacent to Grade

1. Design, install and maintain the base's perimeter fence following UFC 4-022-03.
2. Stringently comply with ATFP requirements following UFC 04-010-01 for all spaces adjacent to the base's perimeter fence and all gates.
3. Fencing, gates and other elements that are associated with the main gates shall be a level of quality equivalent to Facility Group 1. Maintain a positive visual quality along the traffic corridor on both sides of the main gates. Specifically address pedestrian access, circulation and common areas.

## C. SITE DEVELOPMENT

Comply with Air Force Corporate Standards for Site Development:  
<http://afcs.wbdg.org/site-development/index.html>

### C01. SITE DESIGN

Comply with Air Force Corporate Standards for Site Development:  
<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Site Design / NEPA:  
<http://afcs.wbdg.org/site-development/site-design-nepa/index.html>

#### C01.1. Site Design Considerations

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 6

Image Tool 250 x 188



Coordinated Site Systems



Bioswale as Spatial Buffer



Parking with Hydrologic Controls



Integrated Utility Elements



On-Site Engineered Stormwater System



On-Site Stormwater Swale and Detention



On-Site Renewable Energy System

1. Collect documentation to validate approvals and completion of the NEPA process.
2. Ensure site design compliance with the Installation Development Plan (IDP) and its component plans and Installation Facilities Standards (IFS).
3. Promote integrated design with on-site solutions such as engineered small-scale hydrologic controls versus base-wide infrastructure; consider open space, natural features, bioswales, building roofs, streets, and paved surfaces.
4. Limit the impact of development on land and water resources. All site elements and infrastructure shall reinforce an image of sustainability, with reduced energy demand, renewable-energy usage, and water conservation.
5. Consider energy conservation during site design for the following categories: building and site lighting, auxiliary systems and equipment (refrigerators, elevators, etc.), building envelope, electric power and distribution, HVAC systems and equipment, service hot water, energy management (metering, EMCS).
6. Coordinate on-site renewable-energy systems and components to minimize area requirements and maximize efficiencies. Appropriately buffer and screen these and other mechanical systems and equipment.
7. New building projects should preserve open space and protect natural habitat.
8. Conform to existing topography to the greatest extent possible and use slopes to increase site and building efficiencies. Design sites to minimize irrigation and impacts to stormwater runoff.
9. Carefully study new project sites to identify the character of adjacent buildings, streets, landscaping, and site design elements. Reinforce the existing character in new site design.
10. Consider relationships to adjacent facilities and district / centralized heating and cooling infrastructure and cost effectively connect building systems to harvest heat, grey water or other beneficial byproducts.
11. Minimize existing and planned obstructions from landscaping, structures, topography, and adjacent developments to preserve solar access and natural ventilation.



12. Purposefully integrate service access, receiving and storage areas to eliminate the need for visual screening.
13. Appropriately connect to the base network of streets, sidewalks and trails using drive aisles, parking areas, walkways, paths, and bicycle routes addressing both vehicles and pedestrians.
14. Applicably coordinate heat island mitigation in paving and roof designs when implementing an integrated approach to stormwater management.
15. Consider the location of "Designated Tobacco Areas."

### C01.2. Building Orientation

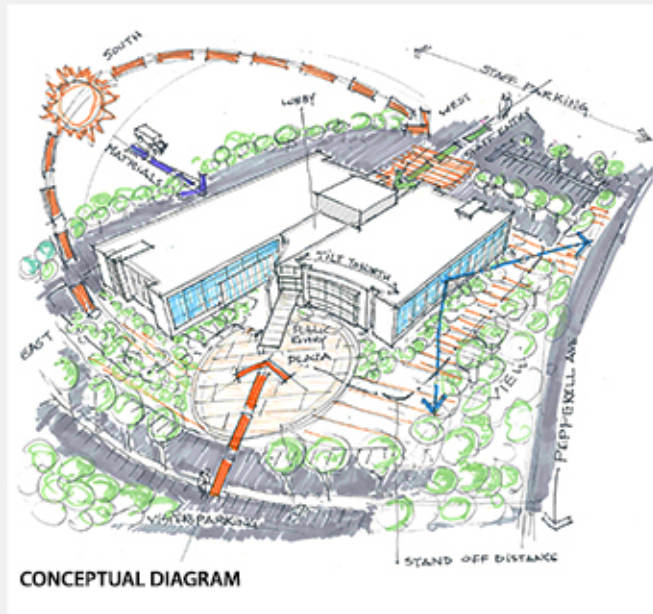
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- Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 6

Image Tool 800 x 440

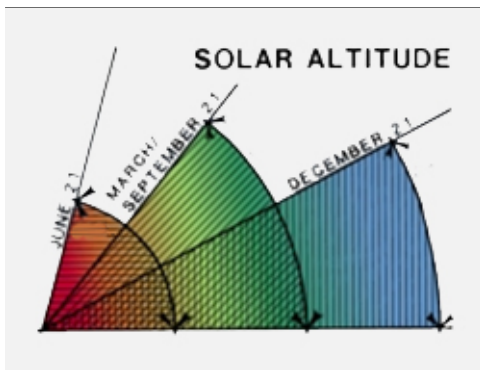
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#### DRIVING FACTORS

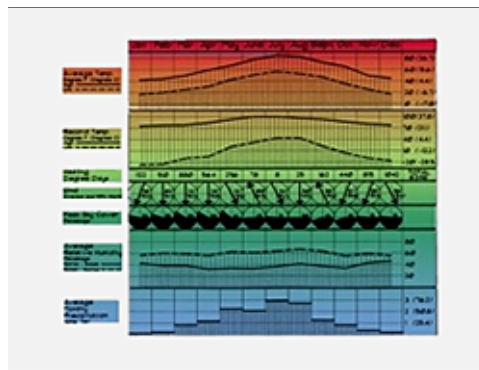
- |  |  |  |   |
|--|--|--|---|
| • Optimal solar orientation of the building.   | • Maximize the daylight & desirable views.       | • Meet the required AT/FP standoff distance          | • Create a unified campus                       |
| • Main entrance from Pepperrell street.        | • Saving existing vegetation and trees           | • Separation between staff/public/materials entrance | • Outdoor healing environment                   |
| • Addressing the orientation of the future ACC | • Visibility of the new facility from main roads | • Required parking spaces for public and staff       | • Implementation of landscape zones A, B, C & D |



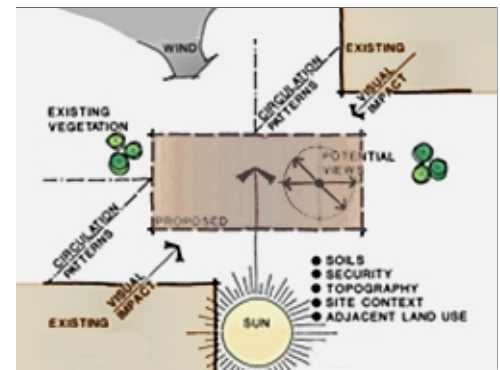
Conceptual Site Analysis and Site Design Diagram



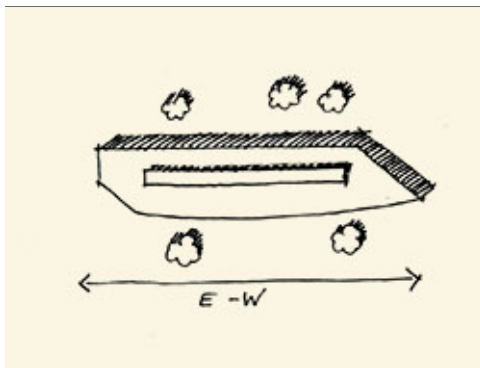
Local Solar Data



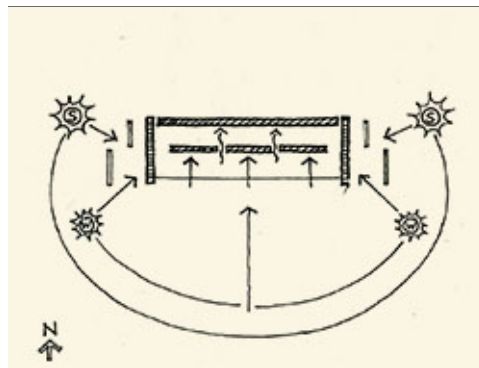
Local Climate Data



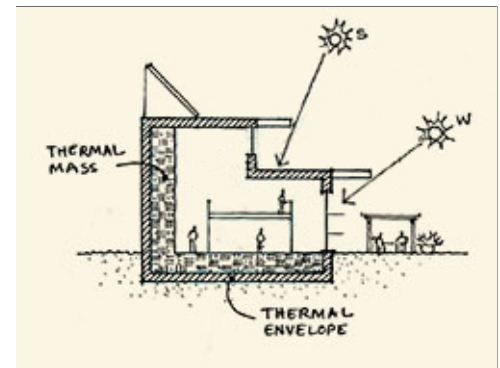
Site Data



East-West Axis



Optimum Solar Control



Maximized Shading

1. Ensure the site will accommodate optimum requirements for building orientation, which is with the long axis parallel to the east/west direction for rectilinear CONUS buildings.
2. Meet Installation Facilities Standards (IFS) requirements for the locations of the building's passive and renewable-energy systems --including geothermal and solar systems --and exterior shading systems.
3. Locate the building(s) and permitted ancillary structures to promote solar gain, solar shading, natural ventilation, rainwater harvesting, wind buffering and other beneficial passive systems. Consider natural ventilation during the design of HVAC systems.
4. Consider relationships to adjacent sites and their facilities and infrastructure, and cost effectively integrate building systems to harvest heat, grey water or other beneficial byproducts.
5. Consider the "public side" of the building, its views and the location of the main entrance.
6. Limit the use of courtyards and restrict their use to Group 1 and 2 facilities. When provided, conform to the geometry of rectilinear narrow buildings developed along an east-west axis. Define space with a building's exterior wall and with supplementary screen walls matching facility materials and detailing. Locate these near the main entrance, align with view corridors, and provide appropriate landscaping, site furnishings and lighting.
7. At a minimum, a courtyard must have one trash receptacle, one bench, and one (1) picnic table with seating. Generally use concrete or brick paving at all courtyards following standards for plazas.

## C02. UTILITIES

Comply with AF Corporate Standards for Site Development:  
<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Utilities:  
<http://afcs.wbdg.org/site-development/utilities/index.html>

## C02.1. Utility Components

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Organized Placement



Compatible Utility Structure



Base Standard Color

1. Provide all on-site utility service lines below grade for Facility Group 1; when mounting elements (such as utility cabinets, communications equipment and water valves) above grade is unavoidable, paint these consistently and provide visual screening following Installation Facilities Standards (IFS). Provide landscape setbacks along all buried utility routes.
2. Provide installation of utility infrastructure to support near term and future electric vehicle charging stations.
3. Define all service entry points into the building and route distribution below grade into an interior space within the facility; exposed conduits, cables and wires on exterior walls are not permitted for Facility Group 1.
4. Include consideration of appropriate placement of meters in support of Automated Revenue Management Services (ARMS).
5. Limit exterior mechanical distribution systems such as exterior steam, chilled water, and hot water distribution to Group 3 facilities; when required for Group 1 and 2 facilities integrate with the architecture and provide visual screens following IFS.
6. Direct roof drainage to underground collection when feasible or provide splash blocks / paved channels to intercept roof drainage at grade.

## C03. PARKING AREAS

Comply with AF Corporate Standards for Site Development:

<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Parking Areas:

<http://afcs.wbdg.org/site-development/parking-areas/index.html>

### C03.1. Configurations and Design

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

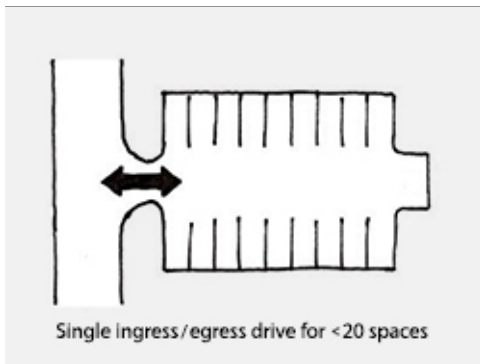
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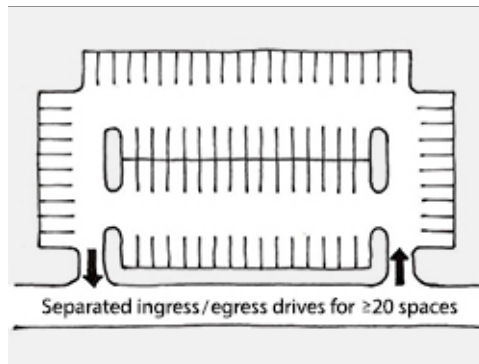
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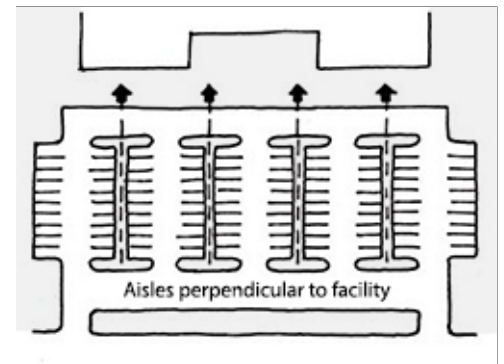
90-Degree Perpendicular Parking with integrated Bioswales



Small Lot Configuration



Large Lot Configuration



Facility Group 1 Configuration

1. Evaluate adjacent sites and cost-effectively consolidate parking areas to maximize efficient use; ensure that all areas meet accessibility guidelines.
2. Generally envision on-site parking as a series of small connected singular areas selectively placed around the facility served, rather than a single large area; buffer parking areas from the facility main entrance with a transition space and provide drop-offs to decrease close-in parking. Comply with IFS standards while meeting ATRP requirements.

3. Parking lots shall be designed to minimize the visual impact of parking areas by creating smaller, well-screened, landscape parking areas located behind the facilities they serve. Reduce the visual impact of oversized parking areas with landscaped medians and islands.
4. Parking areas shall be located within 500 feet of the facilities they serve but no closer than the minimum allowed by ATFP standard or as directed by the AT office or its representatives.
5. Parking lots must accommodate all vehicles that will serve the facility. Provide access for fire apparatus according to NFPA.
6. Integrate at-grade and raised-profile curbing, permeable paved areas, and parking islands with the stormwater system and direct stormwater to bioswales and rain gardens as source water for regionally appropriate native vegetation.
7. Define pedestrian access with approved hardscape and provide shading along the primary path from the parking area to the main entrance of the building.
8. Coordinate suitable landscape or barriers integrated with walls and fences to ensure adequate force protection.
9. Provide parking spaces for disabled use in quantities, sizes and locations as prescribed in the Architectural Barriers Act (ABA). Accessible parking spaces shall be marked according to UFC 3-120-01 and its references in ABAAS and the MUTCD.
10. Curbing shall be continuous where possible and serve as the wheel stop. The use of parking bumpers or wheel stops at vehicle parking areas is discouraged.
11. Parking lots that promote cross traffic between parallel streets should be avoided.
12. Consider locations and requirements of near term and future electric vehicle charging stations.
13. Designate preferred parking spaces for electric vehicles and carpools near the main entrance.
14. Consider cost-effectively integrating solar photovoltaic arrays into covered parking structures.
15. Reserved parking is discouraged except for Facility Group 1.
16. Locate light poles in center or side islands at least 3 feet from face of curb, and their location shall be fully coordinated with landscaping plan.
17. On-street parking is discouraged except in multi-use areas. When used, provide approved on-street parking configurations following UFC 3-201-01.
18. Access and service drives should accommodate the largest vehicle serving the facility.
19. Motorcycle parking spaces shall be provided at the end of the parking row with signage, 4'-6" x 12' long minimum. All motorcycle parking shall be located on a concrete pad.
20. Driveway aisles and other dimensions:
  - a) Two-way aisles: 24' wide
  - b) One-way 45 degree aisle: 13' wide
  - c) One-way 60 degree aisle: 18' wide
  - d) Landscaped medians: 12' wide preferred, 6' wide minimum
  - e) Landscaped islands: 9' wide
21. Parking space dimensions:
  - a) 90 degree: 10' x 20'
  - b) 45 degree: 10' x 20'-6"
  - c) 60 degree: 10' x 23'
  - d) Parallel: 11' x 21'
  - e) First/last stall of each row: add 1' to standard width

### C03.1.1. Paving and Striping

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



White with Blue Striping at Accessible Spaces



Typical white Striping



Typical Asphaltic Concrete Paving

**Facility Group 1** paving materials shall be as follows.

Primary: Asphaltic concrete

Secondary: Concrete

Accent: Permeable pavers

**Facility Group 2** paving materials shall be as follows.

Primary: Asphaltic Concrete

Secondary: N/A

Accent: N/A

**Facility Group 3** paving materials shall be as follows.

Primary: Concrete where operationally required

Secondary: Asphaltic Concrete

Accent: N/A

**Facility Group 4** paving materials shall be as follows.

Primary: Asphaltic Concrete

Secondary: N/A

Accent: N/A

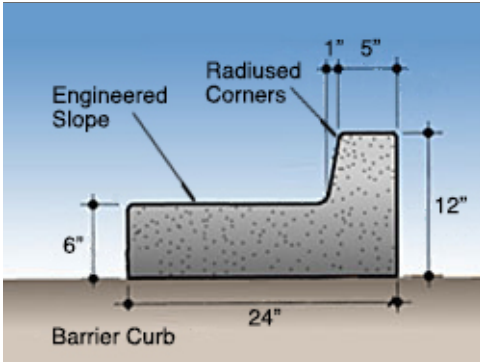
1. All new parking lots in Groups 1 and 2 shall be constructed of asphaltic concrete paving.
2. Porous paving may be considered on a case basis.
3. Cost-effectively provide light-colored concrete to reduce heat island effect; otherwise install asphaltic concrete paving. Dirt, gravel, and grass lots are not allowed.
4. Use consistent striping, angles and stall sizes in all parking areas.
5. All parking shall be marked with white stripes of paint or applied vinyl coatings. Red or yellow markings shall only be used for safety purposes and must be kept to a minimum. All lines shall be four inches (4") wide.

**C03.1.2. Curbing**

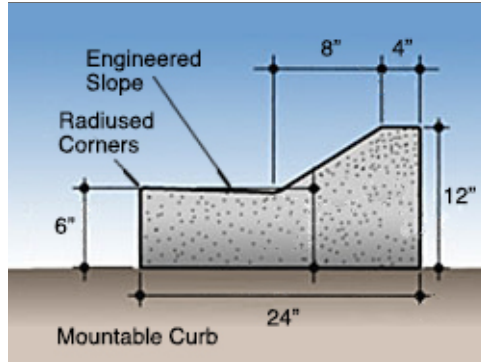
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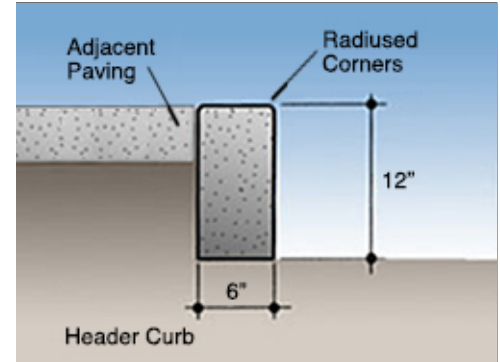
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"Barrier" Curb



"Mountable" Curb



Header Curb

**Facility Group 1** curbing / edging materials shall be as follows.

Primary: Concrete

Secondary: N/A

Accent: N/A

**Facility Group 2** curbing / edging materials shall be as follows.

Primary: Concrete

Secondary: N/A

Accent: N/A

**Facility Group 3** curbing / edging materials shall be as follows.

Primary: Concrete

Secondary: N/A

Accent: N/A

**Facility Group 4** curbing / edging materials shall be as follows.

Primary: Concrete

Secondary: N/A

Accent: N/A

1. Define all parking lots with either raised profile or at-grade curbing to promote drainage and protect paving edges. All raised curbs shall be the rolled (mountable) type with a 6-inch high street side and a 6-inch top face.
2. Group 3 parking areas and service yards are not required to have edge curbing, but dirt areas directly adjacent to parking areas and driveways shall be compacted base course or decomposed granite, extended 6' to 8' from the paved areas.
3. Integrate curbing to direct stormwater to bioswales and rain gardens as source water for regionally appropriate native vegetation.
4. Wheel stops are not permitted except at locations where car bumpers could contact adjacent items such as poles, signs or pedestrians.

### C03.1.3. Internal Islands and Medians

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Elevated Landscape Median



Rock Mulch Combined with Organic Mulch



Compacted Rock Mulch as Header Curbing

1. Install landscape islands and medians as visual breaks, to reduce heat island effects and to accommodate bioswales and rain gardens. Coordinate suitable landscape or barriers integrated with walls and fences to ensure adequate force protection.
2. When lighting is necessary, contain fixture bases within medians or internal landscape islands.

### C03.2. Parking Structures

Applicable  N/A Large graphics do not apply

Applicable  N/A Small graphics do not apply

1. Parking structures are encouraged in land-constrained locations when economically feasible.
2. Consider near term and future electric vehicle charging stations and renewable energy generation development during the analysis and design.
3. Consider opportunities for integrating parking structures into multi-use developments with pedestrian-oriented uses located on the ground floor and parking on upper levels; ensure ATFP guidelines are fully addressed.
4. Structures may be constructed below grade with roofs serving as vegetated areas or plazas.



### C03.3. Connectivity

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Small graphics do not apply



Clearly Defined Connection from Outlying Parking to Main Entrance

1. Refer to the Installation Development Plan (IDP) for locations of transit stops and pedestrian and cycling networks; provide appropriately sized sidewalks and bike paths to connect facilities and users to these networks.
2. Provide amenities such as rain and shade shelters, trees, and benches to encourage and facilitate use of public transportation.
3. Evaluate the IDP for the current and planned network of roads and optimally develop vehicular access to and from the site.
4. Define pedestrian access with approved hardscape, provide shading, and provide safe, efficient travel from vehicles along the primary path from the parking area to the main entrance of the building. Emphasize building main entrances in the alignment of landscape median/pedestrian paths.

## C04. STORMWATER MANAGEMENT

Comply with AF Corporate Standards for Site Development:

<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Stormwater Management:

<http://afcs.wbdg.org/site-development/stormwater-management/index.html>

### C04.1. Stormwater Requirements

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Stormwater Swale



Landscaped Drainage Swal



Rip Rap at Downspout Outflow Area

1. Design all stormwater systems including retention ponds, detention areas, channels, etc. as on-site amenities that are consistent with natural systems and drainage patterns, that help sustain the base landscape with beneficial functionality and that provide aesthetic appeal; coordinate with the base Stormwater Management Plan.
2. Where low-slope roofs are permitted, the roof must be drained to the exterior walls. Rain leaders should be used in lieu of exterior downspout conductors.
3. Incorporate bioswales into the design of all roadway, parking and facility roof systems to enhance water quality and support the overall stormwater system.
4. Permeable paving may be used in areas that are not subjected to severe freeze-thaw cycles.
5. Provide rainwater harvesting and storage that is attached to the building's roof drain systems to support grey water irrigation.
6. When underground drainage systems are required establish a maintenance program to include removal of sediments and debris; inspect joints seasonally for alignment to prevent leakage and the development of voids and surface failures.
7. Cost-effectively integrate stormwater systems with ATRP measures.

## C05. SIDEWALKS, BIKEWAYS AND TRAILS

Comply with AF Corporate Standards for Site Development:

<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Sidewalks, Bikeways and Trails:

<http://afcs.wbdg.org/site-development/sidewalks-bikeways-trails/index.html>

### C05.1. Circulation and Paving

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 6

Image Tool 250 x 188



Integrally Colored Concrete Sidewalk at Entrance to Group 1 Facility



Sidewalk at Group 2



Natural Concrete Color at Group 3



Sidewalk at Entrance to Group 2



Sidewalk with Adjacent Rock Mulch



Formal Geometry at Group 2



Sidewalk at Group 4

**Facility Group 1** sidewalks, plazas, and courtyards paving materials shall be as follows.

Primary: Pervious Pavers or Concrete

Secondary: Concrete Edging

Accent: N/A

**Facility Group 2** sidewalks, plazas, and courtyards paving materials shall be as follows.

Primary: Pervious Pavers or Concrete

Secondary: Concrete Edging

Accent: N/A

**Facility Group 3** sidewalks, plazas, and courtyards paving materials shall be as follows.

Primary: Permeable concrete

Secondary: N/A

Accent: N/A

**Facility Group 4** sidewalks, plazas, and courtyards paving materials shall be as follows.

Primary: Permeable concrete

Secondary: N/A

Accent: N/A

1. Maintain efficient geometry and accessibility to connect building entrances to adjacent parking areas and activity areas and to the base transportation system following ATRP. Efficiently use materials to optimize life-cycle costs and to minimize maintenance.
2. Generally conform horizontal layouts of sidewalks to the geometric configuration of adjacent buildings, streets, parking lots, and other adjacent related site amenities. Occasional meanders and/or jogs may be included to capture views, to coordinate with landscaping or accommodate site constraints.
3. Walks in parking areas shall provide a direct path using "safe islands" and "peninsulas" to encourage safety. Walks parallel to streets shall follow streetscape guidelines. Clearly mark pedestrian crossings at vehicular routes.
4. Mitigate heat island by providing high-albedo, shaded sidewalks. Pervious pavers shall be used on all sidewalks, plazas and courtyards in Facility Groups 1 and 2; use pervious concrete in Groups 3 and 4. The designer shall incorporate appropriate expansion and construction joints.
5. Only experienced contractors will install pervious pavements.
6. Consider an integrated approach that could include stormwater management (permeable surfaces) and complement the design of the storm drainage system when appropriate.
7. Pedestrian paths should be at least 5' in width to allow for comfortable side-by-side walking.
8. Sidewalks leading to a building main entrance and at the interior of parking lots shall be a minimum width of 6'. Walks greater than 10' wide may be used at high-density pedestrian areas where volumes of traffic justify added material.

9. Where cars park adjacent and head-in to the sidewalk and wheel stops are not used, such perimeter walks shall be increased to a minimum width of 8' to accommodate overhangs of the parked vehicles.
10. All sidewalks shall have positive drainage to prevent ponding of water with slopes ranging from 2.1% to 4.2%. Walks with a slope greater than 4.2% shall be designed as ramps following accessibility guidelines. All walks shall have a minimum cross slope of 2.1%.
11. Pavers shall conform to the following range of color: Earth tones corresponding with the surrounding building categories. Pavers used on walks shall typically be 4" x 8" nominal in size.
12. Connect to the bicycle circulation system and provide bicycle parking with a suitable means for securing bicycles following IFS. Consider changing/shower facilities for use by cyclists.
13. Refer to the Installation Development Plan for future trails, bicycle paths, and sidewalks.
14. Provide connecting sidewalks from all building entrance/exits. Mechanical, electrical, and communications room entrances shall be accessible via sidewalks or pavements.

### C05.1.1. Ramps and Stairs

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Site Ramp



Site Stair



Building Stair and Ramp

1. Use ramps instead of stairs for sidewalks, bikeways and trails and at all buildings where possible. Where steps are unavoidable, follow UFC 1-200-01 and its references to the International Building Code.

### C05.1.2. Lighting

Applicable  N/A Large graphics do not apply

Applicable  N/A Small graphics do not apply

1. Provide lighting for all stairs and landings where traffic warrants.
2. Refer to the Lighting section for path lighting along sidewalks, bikeways and trails.
3. Provide proper lighting at outdoor spaces that are intended for evening use to ensure visibility.

## C06. LANDSCAPE

Comply with AF Corporate Standards for Site Development:

<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Landscape:

<http://afcs.wbdg.org/site-development/landscape/index.html>

### C06.1. Climate-based Materials

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Native Grasses with Native Trees as a Focal Point



Trees and Shrubs with Natural Habit



Native Grasses



Drought Tolerant Species

1. Use only native, naturally occurring, drought tolerant indigenous plant species (including grasses) appropriate for the locale to promote energy efficiency and water conservation, preserve drainage patterns, inhibit erosion, improve air quality, lower maintenance, and add beauty.
2. Follow details and specifications of the American Standard for Nursery Stock, current edition.

### C06.1.1. Landscape Design Concept

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Native Grasses As Predominant Material



Blooming Accent Shrubs



Xeric Plant Species

1. Develop, maintain and implement a climate-based plant list with landscape features using a regionally appropriate palette of materials to promote energy efficiency, preserve drainage patterns, inhibit erosion, improve air quality, lower maintenance and add beauty. Follow UFC 3-201-02 Landscape Architecture.
2. Landscaping is required for all newly developed sites and facilities; preserve existing native landscape where possible and avoid overplanting.
3. Concentrate landscaping in Facility Group 1 and along major thoroughfares and integrate these landscaped areas into the base's stormwater management plan. Refer to the Streetscape Envelope Standards in this IFS.
4. All Facility Group 1 and 4 sites shall be landscaped at their entire perimeter; limit formal planting arrangements to formal spaces typically associated with Group 1. Landscape public spaces near the main entrances of Group 1 facilities.
5. Facility Group 2 and 3 sites may have a native, undisturbed landscape except at the main entrances of Group 2, which should be newly landscaped.
6. Facility plantings shall follow the Installation Facilities Standards (IFS) plant list, which is based on the specific microclimates created by the adjacent building: shadow areas, protected areas, zones adjacent to thermal mass, and availability of rainwater and/or grey water.
7. Provide open spaces as transitions between developed and native areas that promote quality of life and provide visual relief and allow walkable connections to the transportation system.
8. Return suitable areas to a natural state to minimize and, whenever possible, eliminate ground maintenance requirements; expand prairie areas where appropriate with native plants to eliminate mowing and maintenance requirements.
9. In tree clusters replace grass with naturalized shrub beds and leaf litter mulch to eliminate mowing requirements.
10. Use plantings in open spaces to reinforce the space as a visual asset.
11. Consider landscape windbreaks when suitable for the local climate.

12. Integrate security requirements into the landscape design. Coordinate the heights of trees and shrubs and note restrictions for plantings following UFC 4-010-01.

13. Berms may be used as an integral part of the overall landscape strategy for screening, security and/or visual interest.

14. Maximum slope of turfed areas shall be 4H:1V to facilitate mowing operations.

### C06.1.2. Xeriscape Design Principles

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Native Planting with Mulch



Native Ornamental Grasses



Shrub Bed with Native Grasses

1. Apply xeriscape principles following UFC 3-201-02, Appendix B, and Air Force Corporate Facilities Standards.

2. Facility plantings are encouraged to use native plant species and to consider specific microclimates created by the adjacent building: shadow areas, protected areas, zones adjacent to thermal mass, and availability of rainwater and/or grey water.

### C06.1.3. Minimizing Water Requirements

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Drought Tolerant Groundcover



Drought Tolerant Grasses



Drought Tolerant Shrubs

1. Reasonably reduce demand on potable water while seeking opportunities to increase alternative water sources for irrigation. Reduce or eliminate the use of potable/domestic water for purposes of landscape architecture maintenance,



consistent with existing legal or contractual obligations, and prohibit potable-water irrigation in new construction beyond establishment following current DoD and Air Force policy.

- a) Apply drought resistant, water smart, and/or xeriscaping landscape architectural design to all new and updated landscape architecture;
- b) Prohibit ornamental or potable water features in new landscape design;
- c) Phase out ornamental or potable water features in older landscape designs. Water features listed on the National Register of Historic Places are exempt;
- d) Assess irrigated turf grass areas and install non-water intensive native vegetation where reasonable;
- e) Assess existing landscape irrigation systems for leaks and system inefficiencies, and consider replacing, upgrading, or converting to an alternative water source when reasonable;
- f) Make water conservation for golf courses a priority, and use alternative water in lieu of potable water if sources are available.

#### C06.1.4. Plant Material Selection

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 6

Image Tool 250 x 188



Native Tree Planting



Native Grasses



Native Shrubs



Maintained Grasses and Shrubs at Group 1



Ornamental Planting at Group 1



Accent Planting at Group 1

1. New facilities are encouraged to reference the invasive aquatic plant list as indicated on the following plant lists published by the University of Florida:  
<https://plants.ifas.ufl.edu/manage/why-manage-plants/floridas-most-invasive-plants/>
2. Use only native, naturally occurring plant materials including grasses or turf suited for the local climatic conditions in the landscape design; potable-water irrigation systems are discouraged beyond the establishment period.
3. New facilities are encouraged to use native plant species as indicated on the plant lists available from the BCE.

4. Trees should be the focus of landscape plantings and, where possible, should be a mix of deciduous and evergreen species for variety; provide tree grates when appropriate and use tree guards on smaller trees.
5. Ground covers are only recommended when minimal maintenance is required.
6. Turf areas should be limited to those that can be sustained by natural rainfall or grey water (non-potable) irrigation systems; turf may be defined by at-grade concrete mow strips to lessen maintenance.
7. Analyze soils and provide organic amendments as needed to improve plant growth and conserve water.
8. All plant material shall have one-year warranty and is subject to approval by the Base Landscape Architect.
9. Tree Replacement. Any existing trees necessarily removed by design or damaged as a result of construction activities shall be replaced in kind unless approved otherwise by Eglin AFB. Existing trees which are too mature to be replaced in kind shall be replaced with a number and caliper of trees of equal value. The minimum caliper size is 2-inch. For example, an existing 12-inch caliper tree can be replaced with six 2-inch caliper trees of similar species or species of equal value.

**C06.1.5. Water Budgeting (Hydrozones)**

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Ornamental Planting



Xetric Planting



Drought Tolerant Species

1. Comply with DoD and Air Force policy on potable-water irrigation systems.
2. Provide irrigation systems in new construction to establish plant materials following "Water for Landscaping" in UFC 1-200-02. Note the climate zone and annual rainfall for the locale.
3. New buildings shall cost-effectively integrate a grey-water reclamation system following UFC 1-200-02, which provides source water for an automatic drip irrigation system; connect adaptive plantings adjacent to facilities to a grey-water irrigation system when available and discontinue the use of potable water for irrigation after the establishment period.
4. Provide irrigation design following UFC 3-201-02. Install drip irrigation products and components following UFGS Section 32 84 24 Irrigation Sprinkler Systems. Match the color of valve box lids to the adjacent ground treatment (i.e. green at turf & native seed areas, brown at wood mulch & rock areas).
5. Life cycle cost-effectively equip irrigation systems to sense soil moisture, rainfall and wind to minimize unnecessary watering; incorporate drip irrigation systems as the primary source.

### C06.1.6. Base Entrance Landscaping

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Trees as Focal Point



Landscape Setback at Main Gate



Native Grasses in Landscape Setback

1. At the main gate, reinforce a sense of arrival through a well-designed concentration of landscape elements consistent in visual quality with Facility Group 1.
2. Ensure landscaping has seasonal features with spring and fall color and a combination of evergreen and deciduous trees and shrubs for winter interest.
3. Integrate base signs and street and pedestrian lighting whenever feasible.

### C06.1.7. Streetscape Landscaping

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Preserved Open Space at Flightline



Native Trees Defining Street



Deciduous Street Trees

1. Provide landscape designs with plant materials appropriately representing the level of quality of the adjacent Facility Group number. Refer to the Installation Elements section.
2. Select a variety of regionally appropriate streetscape plantings and grading to create a visual interest.
3. Continue the practice of planting street trees to delineate roadways, reduce pavement temperature and provide shade on sidewalks. Maintain setbacks along evacuation routes greater than the mature height of the tree species.

4. Coordinate tree species selection with utility lines, signage, visual clearance requirements and other man-made constraints.

### C06.1.8. Pedestrian Circulation Landscaping

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Grasses Defining Sidewalk



Tree Providing Shade



Trees and Shrubs Defining Space

1. Define walkways with landscaping where appropriate.
2. Provide rest areas along the pedestrian circulation network with human-scaled deciduous shade trees. Supplement tree plantings with finely textured shrubs when appropriate for the climate.
3. Provide wind breaks where required.

### C06.1.9. Parking Lot Landscaping

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Trees for Shading



Drought Tolerant Island Planting



Naturally Forming Bioswale Planting

1. Integrate appropriate landscaping elements into parking areas to visually soften the appearance at a minimum rate of 10 percent of the total area.
2. Parking areas should be set back from streets. Setbacks a minimum of 15 feet wide will allow adequate space to incorporate planting for effective screening.

3. Avoid trees that drop sap, fruit, or seeds, and use long-lived species; keep trees trimmed, removing dead and dying trees or branches.
4. Provide planting in islands within parking lots for shade and appeal following IFS and the base stormwater management plan.
5. Rain garden islands shall be landscaped to receive rainwater runoff from adjacent impervious parking areas to be absorbed into the ground/planting bed. Native plants and groundcovers are recommended within the rain garden areas, which can survive without supplemental irrigation once established.

**C06.1.10. Screen/Accent Landscaping**

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Evergreen PLanting



Screening of Equipment



Accent Planting at Main Entrance of Group 2

1. Provide complimentary accent landscaping at monuments and static displays.
2. At Facility Group 1, provide landscaping adjacent to all freestanding signs without distracting from the written communication.
3. Provide landscape screening of utility elements adjacent to Facility Group 1.
4. Providing landscaping as visual screening is preferred to the construction of walls and fences; berming and mounding may supplement landscape screening.
5. Due to high maintenance requirements, sheared hedges and annual/perennial flowerbeds should be used sparingly and limited to Facility Group 1.

**C06.1.11. Other**

Applicable  N/A Large graphics do not apply

Applicable  N/A Small graphics do not apply

1. Specify only 100% biodegradable erosion control materials for permanent applications. Erosion control mats, blankets, or similar items containing non-biodegradable material such as nylon or plastic can become a nuisance to mowing operations. Non-biodegradable erosion control materials may only be used as a temporary measure and must be entirely removed prior to construction completion.

## C07. SITE FURNISHINGS

Comply with AF Corporate Standards for Site Development:

<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Site Furnishings:

<http://afcs.wbdg.org/site-development/site-furnishings/index.html>

### C07.1. Furnishings and Elements

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Coordinated Site Furnishings



Base Standard Bus Shelter



Standard Dumpster Enclosure



Bench Design Similar to Facility at Group 1

1. Provide a coordinated consistent inventory of site furnishings to positively contribute to the visual environment, image, and identity of the base; ensure durability, low maintenance, reduced visual clutter, and compatibility with the adjacent architecture.
2. Remove poorly located or redundant litter / ash receptacles, newspaper and bicycle racks, telephone booths, vending machines, walls and fences to reduce visual clutter and to lessen the requirements for maintenance.
3. Group 1 and 2 site furnishings shall be metal. Group 3 and 4 site furnishings shall be metal framing with recycled-content components. Generally match the site furniture of adjacent facilities and the facility district.
4. Install needed outdoor seating (benches and low walls) in public gathering spaces near main and secondary building entrances. Low walls shall match facility architecture.
5. Benches in Groups 1, 2 and 3 shall be metal frames with metal slats or perforated sheet. Provide metal frames with recycled plastic slat benches in Group 4 and parks.
6. Integrate functional bicycle racks with the design of the building's main entrance grounds in Facility Groups 1 and 2 while meeting ATFP requirements.
7. Limit the use of bollards, but when necessary for force protection use concrete in Groups 1 and 2; clad steel bollards in Group 3; and anodized aluminum bollards in Group 4 and parks and trails. Illuminated bollards may be used as approved on a case basis.
8. Locate architecturally coordinated containers for recycling, litter, ash, vending, etc., to minimize visual clutter and not visible from the building's main entrance. Minimize the use of freestanding planters.
9. Generally limit picnic tables, barbeque grills and drinking fountains to lodging, dormitories, housing areas, parks and recreation areas following IFS.
10. The Installation Flagpole location shall comply with the guidance for the display of flags in AFI 34-1201. Each Air Force installation is authorized to fly one United States Flag, normally in front of the installation headquarters. Waivers for non-authorized locations must be submitted in accordance with AFI 33-360 and approved waivers (AF Form 679) must be maintained by the installation protocol office.
11. Refer to the Overview Section "Facility Hierarchy" topic of this AFCFS for guidelines regarding ancillary structures such as pavilions and shade shelters.
12. Bus shelters shall be provided only where there is a documented need and when approved on a case basis. Generally emulate the designs of adjacent shelters using anodized aluminum framing systems.
13. Monuments and static displays shall be limited. New elements are generally discouraged unless these are fully vetted through the base's approval process and designed following IFS.
14. When visual screening is necessary, consider landscaping as the first option; screen walls are permitted only in Group 1 finished to match the wall system of the adjacent building.
15. For fencing, apply the standards for "Products, Materials and Color" in the following section. Limit those with the highest visual quality to Facility Group 1 where there is sustained maintenance. Define all levels of security and visual quality.
16. Do not use chain-link fencing at Group 1, 2 or 4 facilities; Limit the use of barbed-wire outriggers on chain-link fencing at industrial sites, unless required for additional security or protection of assets.
17. Wood fencing may be used in Facility Group 4 and in recreation areas following IFS for material and finish when there is sustained periodic maintenance.
18. Provide trash dumpster enclosures for Group 1 with masonry to match adjacent facilities and CMU for Groups 2 and 3. Install gates at Group 1 and as needed elsewhere; all gates shall be factory finished metal, galvanized or powder coated, silver or dark brown to match the adjacent building. Install concrete pads sloped to drain and 6" diameter protective bollards.

- 19. Dumpster enclosure walls shall be a minimum of 6' high and 6" higher than the tallest object being concealed. Size enclosures to accommodate two dumpsters.
- 20. Specify screen wall materials and finishes that do not require painting or maintenance beyond periodic cleaning. Maintain clearances required by equipment manufacturers.
- 21. Group 1, 2 and 3 picnic tables and seating shall be anodized aluminum. Group 4 and recreational areas shall have galvanized steel or aluminum frame picnic tables and seating with matching or recycled plastic components. Generally limit picnic tables, barbeque grills and drinking fountains to lodging, dormitories, housing areas, parks and recreation areas.
- 22. Limit the use of freestanding planters to areas with ongoing maintenance.
- 23. Provide kiosks only where there is a documented need for visual communication of posted messages. When used, match adjacent facilities in materials and detailing and consolidate kiosks with other site furnishings within 30 feet of major pedestrian paths. Limit kiosks to facility Groups 1 and 2 and parks.
- 24. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

## C07.2. Site Furnishings Products, Materials and Color

**Note:** Apply the below base-wide standards for Site Furnishings (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### C07.2.1. Barbeque Grills

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Charcoal**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Most Dependable Fountains, Inc.

Color: Natural stainless steel

Finish: Mill

Model #: SS BBQ Grill

Other: Concrete foundation, coordinate with Base Architect

UFGS: N/A





Type: **Natural Gas**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: BBQ Coach

Color: Natural stainless steel

Finish: Mill

Model #: 32" 4-burner

Other: Built-in concrete or masonry, coordinate with Base Architect

UFGS: N/A

### C07.2.2. Benches

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Commercial Steel Outdoor Flat Bench**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Belson Outdoors

Color: Black

Finish: Standard finish (Smooth)

Model #: CBPB-6NB-BK

Other: Surface mount

UFGS: N/A

### C07.2.3. Bike Racks

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Brandir International Inc.

Color: Galvanized or Black

Finish: Factory

Model #: The Ribbon Bike Rack, RB-07

Other: N/A

UFGS: N/A

### C07.2.4. Bike Lockers

Applicable  N/A

### C07.2.5. Bollards

Applicable  N/A

Number of base standards 3

Image Tool 250 x 188



Type: **Lighted Round Flat Top**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Lithonia Lighting Products

Color: Dark bronze

Finish: Anodized aluminum

Model #: KBR8 LED

Other: 3000K LED Lamp, 360° downlighting

UFGS: N/A



Type: **Lighted Round Dome Top**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Lithonia Lighting Products

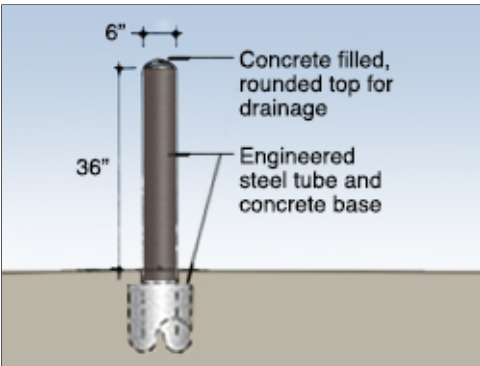
Color: Dark bronze

Finish: Anodized aluminum

Model #: KBA8 LED

Other: Flared cone, 3000K LED Lamp

UFGS: N/A



Type: **Building Protection, steel**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: (Bollard Cover) Reliance Foundry

Color: Brown cover may be field painted dark bronze

Finish: Factory

Model #: 6" Steel pipe, concrete filled, Cover: R-7173

Other: A 1" (25.4 mm) rigid conduit and box with shroud may be provided at top of bollard with a receiver/key switch application

UFGS: N/A

### C07.2.6. Bus Shelters

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Dark bronze

Finish: Powder coated

Model #: Modified curvilinear gabled roof

Other: Provide concrete slab and pre-manufactured aluminum bench

UFGS: N/A

### C07.2.7. Drinking Fountains

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Pedestal**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Most Dependable Fountains, Inc.

Color: Natural

Finish: Stainless steel

Model #: MDF 440 SMSS

Other: Accessible

UFGS: N/A

### C07.2.8. Dumpster Enclosures / Gates

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **1: CMU and Steel**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Beige CMU blend, light beige doors

Finish: Split face CMU with clear sealer, powder coated doors

Model #: Match adjacent building

Other: Steel gates and hardware, dumpsters shall be painted dark brown

UFGS: Section 04 20 00 Unit Masonry

Type: **2: Stucco and Steel**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Beige stucco, light beige doors

Finish: Sand finish stucco, powder coated metal gates

Model #: Solid walls and slatted metal gates

Other: Provide protective bollards at each corner at gate

UFGS: Section 09 24 23 Cement Stucco

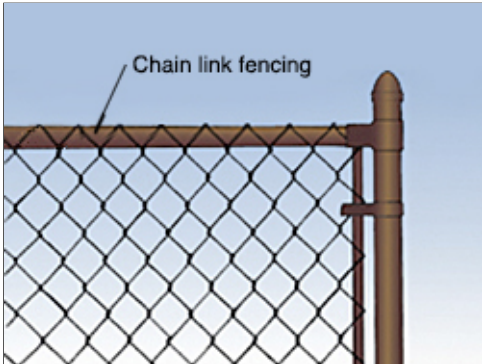


### C07.2.9. Fencing

Applicable  N/A

Number of base standards 7

Image Tool 250 x 188



Type: **Style A Barrier: High security, low visibility**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: General Wire Co.

Color: Dark brown

Finish: PVC coating over galvanized steel

Model #: Chain link, steel posts and rails, gates and accessories

Other: N/A

UFGS: Section 32 31 13 Chain Link Fences and Gates

Type: **Style B Barrier: High security, medium visibility**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

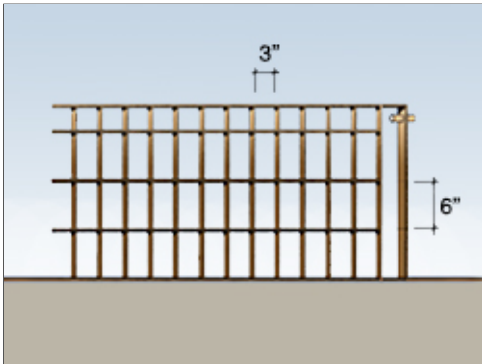
Color: Dark brown

Finish: Powder coat

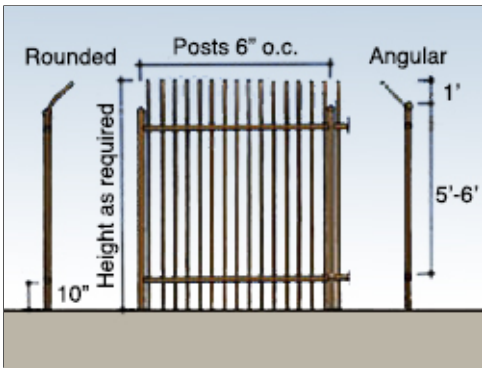
Model #: Steel grid: flat bar stock verticals, round rod horizontals

Other: Steel posts, horizontal bars, braces, and accessories, in heights, lengths, and gauges as required; Close all ends of tubing

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications



Type: **Style C Barrier: Medium security, medium visibility**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Dark brown

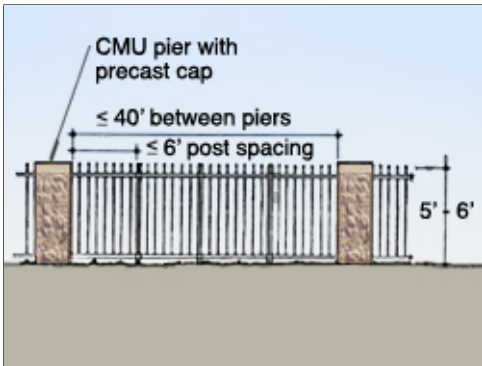
Finish: Powder coat

Model #: Steel posts, rails and pickets (vertical, bent outward at top)

Other: Posts, rails, and pickets in heights, lengths and gauges as required, (see Appendix for Facility Districts requirements)

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications

Type: **Style D Barrier: Low security, High visibility**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Beige CMU, light beige or dark bronze fencing

Finish: Split face CMU, powder coated metal

Model #: CMU Piers with steel posts, rails and pickets

Other: CMU: 2'x2' (Height as required, equally spaced 12' to 40'), Steel posts: 4"x4" (equally spaced), Rails: 2"x2", Pickets: 1"x1" (6"o.c.); close all ends of tubing

UFGS: Section 04 20 00 Unit Masonry, Section 05 50 13 Misc. Metal

Type: **Style E Barrier: Low security, High visibility**

---

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

---

Color: Beige CMU. light beige or dark bronze fencing

---

Finish: Split face CMU, powder coated metal

---

Model #: CMU piers with steel posts, rails and alternating panels

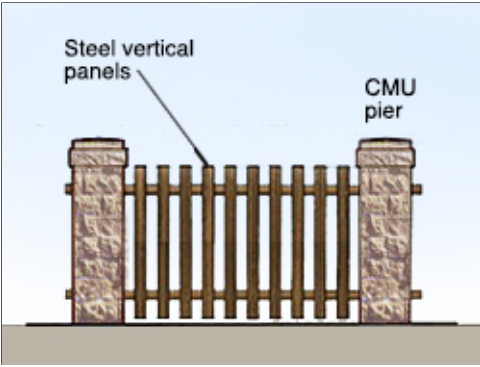
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Other: CMU: 2'x2' (Height as required, equally spaced 8' to 40'), Steel posts: 4"x4" (equally spaced), Rails: 1-1/4"x1-1/2", vertical steel panels spaced alternately on each side of the rails; matching gates; close all ends

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UFGS: Section 04 20 00 Unit Masonry, Section 05 50 13 Misc. Metal

---



Type: **Style F Barrier: Very low security, high visibility**

---

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

---

Color: Integral mixed Davis Colors: dark warm gray

---

Finish: Factory

---

Model #: Post and rail

---

Other: Concrete 3-rail, wood-grain textured (4,000 psi at 28 days); Posts: 39" height, 8' spacing, set 30" deep below grade with footing, typical

---

UFGS: SECTION 03 33 00 Cast-In-Place Architectural Concrete

---





Type: **Style G Barrier (Alternate): Very low security, high visibility**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: James Hardie Building Products, Inc.

Color: Off white and Earth tones

Finish: Factory

Model #: Post and rail with vertical boards

Other: Posts: Height as required, 8' max. spacing; apply boards to outside face.

UFGS: Not Available (SECTION 074646 Fiber Cement Siding)

### C07.2.10. Flagpoles

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Eder Flag

Color: Natural aluminum

Finish: Satin Lustre

Model #: ECL30 IH, internal halyard

Other: 5" butt dia. 33' H (30' exposed)

UFGS: N/A

### C07.2.11. Lighting – Landscape / Accent

Please refer to the Lighting section.

## C07.2.12. Litter and Ash Receptacles

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Style 1: Precast concrete**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Materials, Inc.

Color: Weatherstone Gray

Finish: Smooth

Model #: TR-3225 Sante Fe (round or square)

Other: Rigid plastic internal liner,  
[http://materialsinc.com/wp-content/uploads/2014/10/TR-3225\\_SANTA\\_FE.pdf](http://materialsinc.com/wp-content/uploads/2014/10/TR-3225_SANTA_FE.pdf)

UFGS: N/A

Type: **Style 2: Metal**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Wabash Valley

Color: Black or as approved

Finish: Perforated pattern

Model #: Urbanscape "E" with liner, 32 Gallon

Other: With dome top, without side door

UFGS: N/A



### C07.2.13. Picnic Tables

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Treated Wood Table**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Uline

Color: Natural Wood Tone

Finish: Standard Finish (Smooth)

Model #: Economy A-Frame Wooden Picnic Table - 8'

Other: N/A

UFGS: N/A

Type: **Metal, vinyl coated**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Wabash Valley

Color: Brown or as approved

Finish: Factory vinyl coated

Model #: Signature Series, 46" square pedestal tables with 4 seats

Other: Perforated pattern, In-ground mount

UFGS: N/A

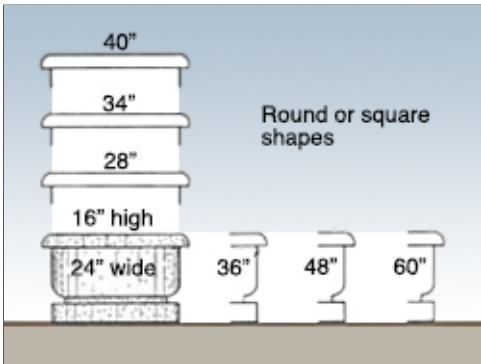


### C07.2.14. Planters

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Precast concrete**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Materials, Inc.

Color: Weatherstone Gray

Finish: Smooth

Model #: Santa Fe

Other: N/A

UFGS: N/A

### C07.2.15. Play Equipment

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Steel**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Little Tikes Commercial

Color: Varies

Finish: Powdercoated steel

Model #: N-R-G Freestyle

Other: Coordinate with Base Architect

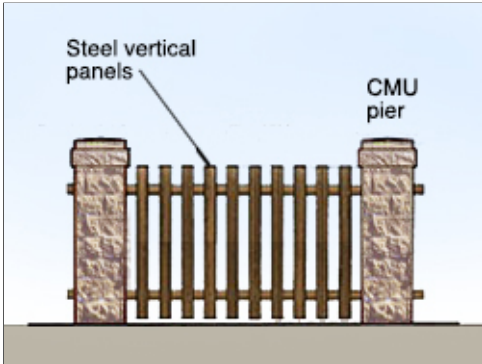
UFGS: N/A

### C07.2.16. Screen Walls

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Brick / Steel**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Beige CMU, light beige or dark bronze fencing

Finish: Split face CMU, powder coated metal

Model #: CMU piers with steel posts, rails and alternating panels

Other: CMU: 2'x2' (Height as required, equally spaced 8' to 40'), Steel posts: 4"x4" (equally spaced), Rails: 1-1/4"x1-1/2", vertical steel panels spaced alternately on each side of the rails; matching gates; close all ends

UFGS: Section 04 20 00 Unit Masonry, Section 05 50 13 Misc. Metal

### C07.2.17. Tree Grates

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Cast Iron**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Neenah Enterprises, Inc.

Color: Natural cast iron

Finish: Cast

Model #: 2-Piece, round or square

Other: N/A

UFGS: N/A

### C07.2.18. Other

Applicable  N/A

## C08. EXTERIOR SIGNS

Comply with AF Corporate Standards for Site Development:

<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Exterior Signs:

<http://afcs.wbdg.org/site-development/exterior-signs/index.html>

### C08.1. Colors and Types

Applicable  N/A Large graphics do not apply

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Group 1 Monument Sign



Standout Letters



Directional and Wayfinding Sign

1. Provide concise functional signs as a visually unifying element with consistent colors and types for all Installation and Gate Identification Signs; Building Identification Signs; Traffic Control Devices; Directional and Wayfinding Signs; and Informational and Motivational Signs.
2. Provide signs with the lowest overall life cycle costs considering initial cost, ongoing maintenance and lifespan while meeting quality standards. Follow IFS for specifications appropriate for the local climate to withstand weathering.
3. Reduce the number of signs, reduce visual clutter and provide only essential signs required for identification, directions, instructions, and customer service following UFC 3-120-01. Remove non-conforming signs during renovation projects.
4. Use clear concise terms for content consistent with UFC 3-120-01.
5. Display of emblems on building exterior walls or other permanent structures is prohibited by UFC.
6. Raised "standout" letters and numbers may be used for Group 1 with approval on a case basis.
7. Group 2 and 3 facilities shall have wall mounted facility signs with sizes and layouts following UFC 3-120-01. Signs are not permitted for Group 4 facilities.
8. Only one identification sign is permitted at each building entrance. Include a building address consistent with US Postal Service protocols following UFC 3-120-01.
9. Traffic Control Devices, which regulate vehicular traffic on the installation, shall conform to the standards in the Manual of Uniform Traffic Control Devices (MUTCD) published by the Federal Highway Administration. Coordinate street signs with this IFS.
10. Provide Directional and Wayfinding Signs and address both pedestrian and vehicular traffic following UFC 3-120-01 for size, layout and content.

11. Reserved parking signs should be kept to a minimum. When approved, provide post-mounted sign faces in base standard materials and colors. Consider "bracketing" a designated area with a single sign at each end.
12. Parking lot identification signs may be used to identify areas or rows within large lots.
13. Follow the guidelines and requirements in ABAAS and the MUTCD for accessible parking signs.
14. Follow UFC 3-120-01 for Informational and Motivational Signs for size, layout and content.
15. Symbols or pictographs (graphic expressions of actual objects) may be used to indicate service, mandatory / prohibitory, sports, and recreation when rapid communication is necessary.
16. Force Protection signage may be applied to glass doors using white vinyl lettering.
17. Refer to UFC 3-120-01 for prohibited signs, which include those with animated, blinking, chasing, flashing, or moving effects.
18. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

### **C08.1.1. Materials and Color Specifications**

Applicable  N/A Large graphics do not apply

Applicable  N/A Small graphics do not apply

1. Fabricate sign panels from flat aluminum sheet, minimum 12 gauge, for durability. Sign posts shall be powder-coated steel with capped ends in a concrete base.
2. Fence mounted sign panels may be attached with exposed fasteners.
3. Directional signs shall be aluminum post and panel design with 3-inch square posts. Finish to match building identification signage.
4. Freestanding signs shall have white letters on brown background. Finish shall be fluoropolymer (e.g., Kynar 500) coating or equal.
5. Sign posts and panel sizes must be engineered by the sign contractor according to the wind loads and other requirements at each installation.
6. All signage shall follow Federal Highway Administration (FHWA) Manual on Uniform Traffic Control Devices (MUTCD) using standard colors. Refer to MUTCD color specifications, which provide cross-referenced Pantone Matching System (PMS) numbers.
  - a) Standard Blue
  - b) Standard Dark Bronze (also Federal Standard Color 30040)
  - c) Standard Red
  - d) Standard Black (non-reflective)
  - e) Standard White
  - f) Standard Brown

## Materials and Color Specifications

Applicable  N/A

Number of base standards 3

Image Tool 250 x 188



Type: **Typical Sign Fce**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

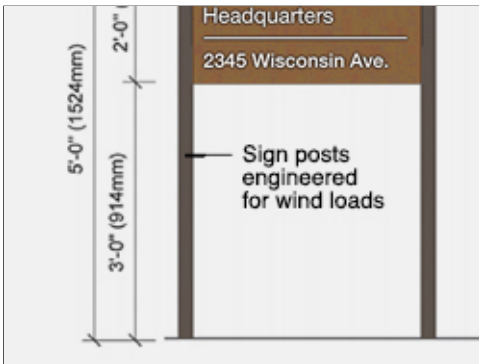
Color: Medium bronze

Finish: Matte vinyl

Model #: Aluminum flat sheet

Other: Mount to square posts. Provide sizes following UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications



Type: **Typical Sign Post**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Dark bronze, powder coat finish

Finish: Matte

Model #: Extruded aluminum with capped top ends

Other: Square posts and squared ends. Provide engineered sizes.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications



Type: **Typical Sign Base**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

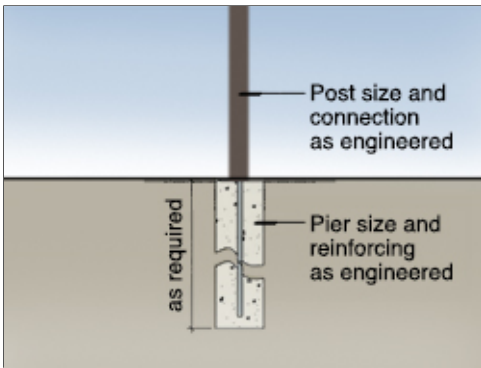
Color: Natural Gray

Finish: Sonotube-formed

Model #: 24" height x 12" diameter, as engineered.

Other: At grade with 3/4" chamfer. Provide engineered sizes.

UFGS: UFGS 03 30 00 Cast-in-place Concrete



### C08.1.2. Installation and Gate Identification Signs

Applicable  N/A Number of base standards 1

Image Tool 250 x 188

Type: **Primary, Secondary and Tertiary (Uses per UFC)**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Dark bronze, brushed aluminum, accents per UFC

Finish: Powder coat or vinyl sign face

Model #: Metal frame and panels, buff stone base

Other: White vinyl lettering. Provide dimensions per UFC. Secondary signs shall match primary sign's materials, but shall be smaller in size per UFC. Tertiary signs shall follow the UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications

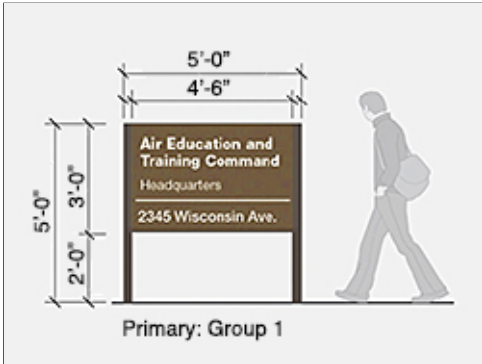


### C08.1.3. Building Identification Signs

Applicable  N/A

Number of base standards 5

Image Tool 250 x 188



Type: **Freestanding Primary Sign (Sizes and Uses per UFC)**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

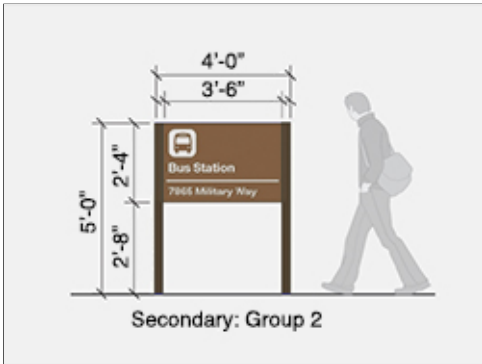
Color: Medium brown face, dark bronze posts, white vinyl lettering

Finish: Powder coat or vinyl sign face

Model #: Aluminum sheet face, extruded aluminum posts

Other: Provide layout and sizes per UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications



Type: **Freestanding Secondary Sign (Sizes and Uses per UFC)**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Medium brown face, dark bronze posts, white vinyl lettering

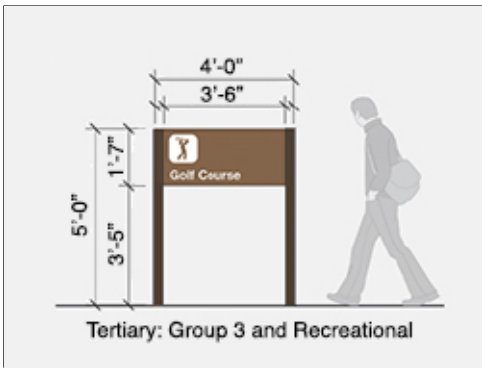
Finish: Powder coat or vinyl sign face

Model #: Aluminum sheet face, extruded aluminum posts

Other: Provide layout and sizes per UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications

Type: **Freestanding Tertiary Sign (Sizes and Uses per UFC)**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Medium brown face, dark bronze posts, white vinyl lettering

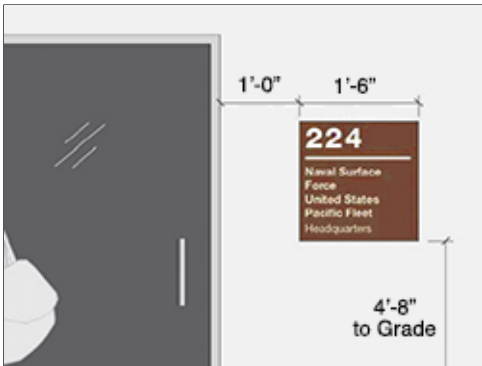
Finish: Powder coat or vinyl sign face

Model #: Aluminum sheet face, extruded aluminum posts

Other: Provide layout and sizes per UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications

Type: **Wall Mounted**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Medium brown, white lettering

Finish: Satin vinyl applied to aluminum sheet

Model #: Aluminum sheet with vinyl face and vinyl lettering

Other: Provide layout and sizes following UFC.

UFGS: N/A

Type: **Glass Mounted**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: White vinyl lettering

Finish: Matte vinyl

Model #: Machine-cut sheet vinyl

Other: Apply vinyl lettering to glass. Provide sizes following UFC.

UFGS: N/A

#### C08.1.4. Traffic Control Devices (Street Signs)

Applicable  N/A Number of base standards 1

Image Tool 250 x 188



Type: **Street Signs**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: White reflective lettering on a Standard Brown background

Finish: Powder coat or vinyl sign face

Model #: Aluminum sign face, control arm or pole mounted

Other: Mount 7' above grade minimum, pictographs and logos are prohibited on street name signs per UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications

### C08.1.5. Directional and Wayfinding Signs

Applicable  N/A Number of base standards 2

Image Tool 250 x 188



Type: **Vehicular**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Medium brown face, dark bronze posts, white reflective lettering

Finish: Powder coat or vinyl sign face

Model #: Aluminum sheet face, extruded aluminum posts

Other: Conform to the requirements of the MUTCD and its DoD Supplement. Provide types and sizes where required by UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications

Type: **Pedestrian**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

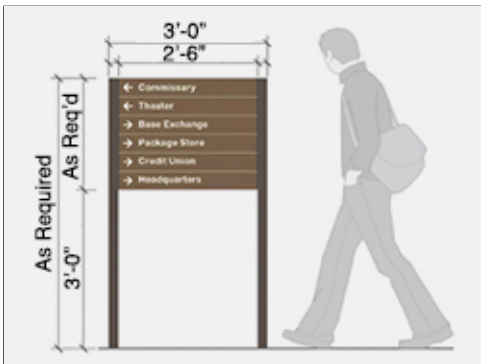
Color: Medium brown face, dark bronze posts

Finish: Powder coat or vinyl sign face

Model #: Aluminum sheet face, extruded aluminum posts

Other: White vinyl lettering. Provide types and sizes where required by UFC.

UFGS: Section 05 50 13 Miscellaneous Metal Fabrications



### C08.1.6. Informational Signs

Applicable  N/A Large graphics do not apply

Applicable  N/A Small graphics do not apply

1. Minimize informational signs such as static display signs, hours of operation, and project signs to reduce visual clutter.
2. Static display signs shall have standard brown background.
3. Hours of operation signs shall have a level of quality equivalent to the Facility Group number.

4. Temporary / Project Signage shall be judiciously placed to avoid visual clutter. Schedule and arrange for the removal of these signs prior to installation.

### C08.1.7. Motivational Signage

Applicable  N/A Large graphics do not apply

Applicable  N/A Small graphics do not apply

1. Provide professionally produced motivational signs as important elements of campaigns to boost morale, improve safety, aid in recruiting, and accomplish other motivational objectives. Consolidate this signage to reduce visual clutter.
2. Motivational signs shall be limited to an electronic "marquee" type changeable sign near each gate. Temporary signs are not permitted. Motivational information may also be posted in a small, printed format on kiosks in specified, high pedestrian use areas. Refer to kiosks under Site Furnishings.
3. Follow UFC 3-120-01 for color and layout. Note that animated, blinking, chasing, flashing, or moving effects are prohibited by the UFC.
4. Mount marquee signs on reinforced concrete bases with a natural warm gray color.

### C08.1.8. Parking Lot Signs

Applicable  N/A Number of base standards 1

Image Tool 250 x 188



Type: **Reserved Parking**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Eglin Sign Shop

Color: Green and white

Finish: Smooth

Model #: Vinyl background and lettering on aluminum sheet

Other: N/A

UFGS: N/A

### C08.1.9. Regulatory Signs

Applicable  N/A

1. Regulatory signage, which restricts, warns and advises, shall be limited to those mandated under Highway/Traffic, Government Warning, and/or Parking Regulation. Follow UFC 3-120-01 and its industry references for color and layout.
2. Provide a comprehensive, systematic approach to regulatory signage to avoid clutter and confusion from "over signage."

3. Maintain base warning signs for safety and security at the base perimeter and at specific secure areas. Use these to notify visitors of restrictions governing conduct on the base, as well as other security procedures.

**C08.1.10. Other**

Applicable  N/A

**C09. LIGHTING**

Comply with AF Corporate Standards for Site Development:  
<http://afcs.wbdg.org/site-development/index.html>

Comply with AF Corporate Standards for Lighting:  
<http://afcs.wbdg.org/site-development/lighting/index.html>

**C09.1. Fixtures and Lamping**

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



Indirect Lighting Fixture at Group 1



Parking Lot Light Fixture



Street Lighting in Group 4



Lighted Bollards

1. Provide, coordinate and efficiently install street, parking lot, sidewalk and facility lighting with appropriate luminaires, lamping, placement and spacing following UFC 3-530-01 and Installation Facilities Standards (IFS); ensure the level of quality is consistent with the adjacent facility group number. Pole-mounted, wall-mounted and bollard fixtures are permitted.
2. Integrate controls to automatically reduce lighting power during periods of non-activity; automatically turn off power when sufficient daylight is available.
3. Ensure continuity and consistency of lighting elements. In new construction generally match post types, fixture types, styles, heights, sizes, materials, colors, and lamp types of adjacent facilities and the facility district.
4. Economically provide renewable-energy power sources such as solar photovoltaic when feasible.
5. Use appropriately designed or shielded luminaires to direct light downward to minimize light pollution and intrusion onto adjacent sites and to facilitate night training.
6. Calculate illuminant levels for all lighting applications following UFC 3-530-01 and ensure compliance with pre-curfew maximum brightness level requirements.
7. Sufficiently address environmental factors to prevent corrosion and weathering of fixtures, plinths and other components.
8. Wall mounted fixtures should respond to the architectural character of the facility.
9. Efficient accent lighting of architectural and landscape features may be provided for Group 1, lodging and historical applications. Accent lights in ground-mounted locations may be provided for static displays and signs when these do not conflict or cause hazards with overhead aircraft.
10. Comply with UFC 3-530-01 for light source technology and lamp types. High efficiency lamping such as LED is preferred for most applications.
11. Provide round tapered, square non-tapered, or round non-tapered aluminum poles and aluminum fixtures with square, rectangular or circular housings in colors and shapes to match adjacent facilities and the facility district.
12. Install lighted bollards only at Group 1 and high-traffic Group 2 facilities. Generally match materials, colors and shapes of adjacent facilities and the facility district.
13. Install natural warm gray color, smooth finished concrete bases for all poles in heights appropriate for the facility group and application. Generally Groups 1, 2 and 4 shall have at-grade bases. Group 3 shall have taller bases for added durability.
14. When parking lot lighting is necessary, provide an illuminated path to the building's main entrance. Pole bases should be contained within an internal landscape median or island.



- 15. Consistently install lighting for sidewalks, bikeways and trails to match adjacent facilities.
- 16. Landscape accent lighting may be used in public gathering spaces and in Group 1 facilities. Coordinate the design, luminaire selection, and placement with the location of trees, shrubs, and site furnishings.
- 17. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

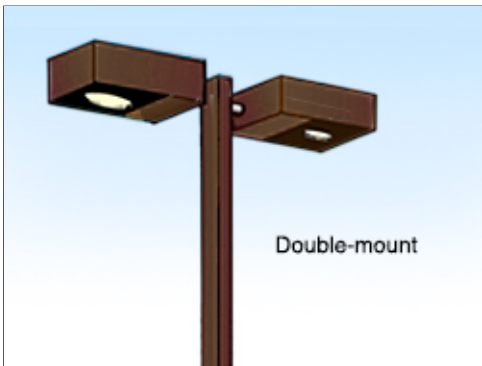
## C09.2. Light Fixture Types

**Note:** Apply the below base-wide standards for Light Fixtures (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### C09.2.1. Street Lighting

Applicable  N/A      Number of base standards 2

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Hubbell, Kim Lighting

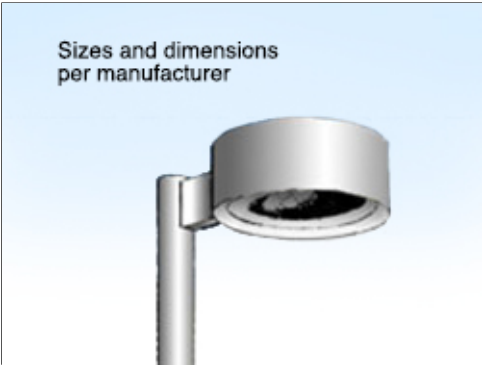
Color: Dark Bronze Anodized (or Clear Anodized as approved by BCE)

Finish: Factory

Model #: Rectilinear cutoff, single arm or dual arm mount

Other: Lamp: LED. Follow manufacturer's recommendations for fixture base.

UFGS: N/A



Type: **Style 2**

---

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Hubbell, Kim Lighting

Color: Clear Anodized as approved by BCE

Finish: Factory

Model #: Round cutoff, single arm or dual arm mount

Other: Lamp: LED. Follow manufacturer's recommendations for fixture base.

---

UFGS: N/A

**C09.2.2. Parking Lot Lighting**

Applicable  N/A      Number of base standards 2



Type: **Parking Lot Style 1**

---

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Hubbell, Kim Lighting

Color: Dark bronze anodized (or clear anodized as approved by BCE)

Finish: Factory

Model #: Rectilinear or round cutoff, single arm or dual arm mount

Other: Lamp: LED. Follow manufacturer's recommendations for fixture base.

---

UFGS: N/A

Type: **Parking Lot Fixture Base**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

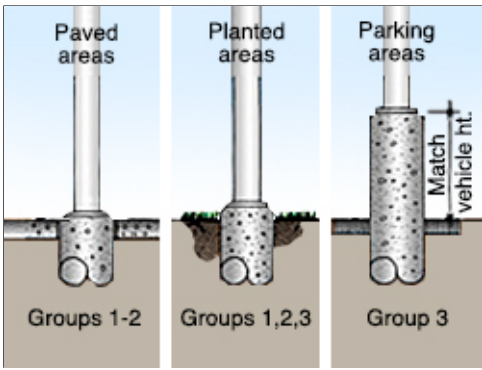
Mfr: Custom

Color: Natural gray

Finish: Trowel

Model #: Form-cast, round

Other: N/A



UFGS: Section 03 33 00 Cast-In-Place Architectural Concrete

### C09.2.3. Lighted Bollards

Applicable  N/A Number of base standards 2

Image Tool 250 x 188



Type: **Lighted Round Dome Top**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Lithonia Lighting Products

Color: Dark bronze

Finish: Anodized aluminum

Model #: KBA8 LED

Other: Flared cone, 3000K LED Lamp

UFGS: N/A

Type: **Lighted Round Flat Top**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Lithonia Lighting Products

Color: Dark bronze

Finish: Anodized aluminum

Model #: KBR8 LED

Other: 3000K LED lamp, 360° downlighting

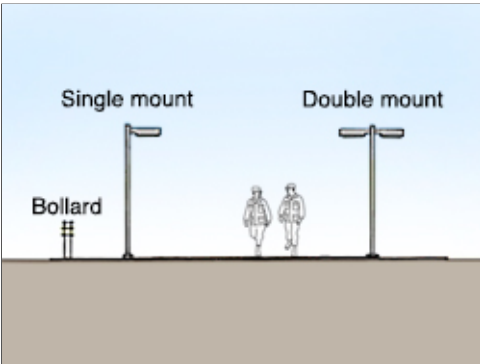
UFGS: N/A

### C09.2.4. Sidewalk Lighting

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Rectilinear Cutoff**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Hubbell, Kim Lighting

Color: Dark bronze anodized (or clear anodized as approved by BCE)

Finish: Anodized aluminum

Model #: Rectilinear cutoff, single arm or dual arm mount

Other: Lamp: LED. Follow manufacturer's recommendations for fixture base.

UFGS: N/A

### C09.2.5. Walls / Stairs Lighting

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Vista Lighting

Color: Light beige, silver or dark bronze anodized

Finish: Smooth

Model #: Aluminum Step and Brick Lights, 5230 round louvered

Other: Lamp: LED

UFGS: N/A

### C09.2.6. Other

Applicable  N/A

## D. FACILITIES EXTERIORS

Comply with Air Force Corporate Standards for Facilities Exteriors:

<http://afcs.wbdg.org/facilities-exteriors/index.html>

Applicable  N/A Select number of graphics / images (large: 800 px x 440 px) to insert 1

Image Tool 800 x 440

Applicable  N/A Select number of graphics / images (small: 250 px x 188 px) to insert 3

Image Tool 250 x 188



South Facing Exposure with Fixed Shading Devices to Reduce Solar Heat Gain



Group 1 Clerestory Lighting as a Feature



Functional Group 2 Features



Base Standard Materials for Group 3

### D01. SUPPORTING THE MISSION

Comply with AF Corporate Standards for Supporting the Mission:

<http://afcs.wbdg.org/facilities-exteriors/supporting-the-mission/index.html>

### D02. SUSTAINABILITY

Comply with Air Force Corporate Standards for Sustainability:

<http://afcs.wbdg.org/facilities-exteriors/supporting-the-mission/index.html>

### D03. ARCHITECTURAL FEATURES

Comply with AF Corporate Standards for Facilities Exteriors:

<http://afcs.wbdg.org/facilities-exteriors/index.html>

Comply with AF Corporate Standards for Architectural Features:

<http://afcs.wbdg.org/facilities-exteriors/architectural-features/index.html>

*Insert 3 photos for each facility group.*

Image Tool 250 x 188

Group 1



Group 2



Group 3



Group 4



### **D03.1. Orientation, Massing and Scale**

1. Orient new buildings to maximize energy efficiency, passive solar and daylighting potential of the building; narrow buildings oriented along an east-west axis are preferred to minimize heat gain in the summer months and maximize heat gain in the winter months resulting in less overall energy usage.
2. Promote natural ventilation and locate operable windows to optimize efficiency.
3. Provide orthogonal geometry for principal building form; angular geometry may be used sparingly for Group 1 and used only for emphasis at specific areas such as building entrances and stairwells.
4. Maintain a human scale and reduce the visual scale of large buildings with sub-massing related to interior functional operations; create consistent form and scale in adjacent buildings with compatible profiles or silhouettes.
5. Building heights shall not be limited; however, building heights over 2 stories shall be considered on a case basis.
6. Combine functions where practical to avoid a proliferation of small, independent structures.
7. Use and coordinate shading devices with orientation and for function.

### **D03.2. Architectural Character**

1. Develop architectural features, materials and detailing appropriate for the Facility Group designation. Refer to Building Entrances, Wall Systems and Roof Systems.
2. Respond to the local climate and regional influences with environmentally functional architectural features.
3. For new facilities design generally maintain consistency and visual unity in the character of the adjacent buildings through compatible architectural features: repeated use of similar forms such as roofs, and through recurring elements such as doors, windows, materials and colors.
4. Reinforce the campus or small city theme.
5. All facilities shall express sustainability through their orientation, massing, shape, form, materials, and detailing. Provide louvers, fins and other shading devices to control heat gain and glare and to and improve energy efficiency.
6. Strive for economical construction without compromising a high-quality, professional appearance.

### **D03.3. Details and Color**

1. Provide a palette of earth-tone colors related to the native landscape in brick, block, stucco and powder-coated metals. Refer to wall systems for detailed material listings.
2. Relate the level of architectural detailing to the Facility Group number.
3. Use only integrally colored materials as the predominant exterior building material; do not use materials that require field painting and ongoing maintenance.
4. Provide consistent and compatible colors for every exterior building feature, including walls, roofs, doors, windows, gutters, downspouts, utility and mechanical elements, and other visible elements.
5. Noncorrosive metals with factory applied color finishes are required.
6. Combine details and color with orientation, massing, scale and architectural character to maintain base compatibility.
7. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.



### D03.3.1. Climate-based Data and Life-Cycle Cost-Effective Passive and Natural Design Strategies:

- Climate dominated by mechanical cooling
- Climate dominated by mechanical heating
- Climate with similar mechanical cooling / heating needs
- Climate with minimal mechanical cooling / heating needs
  
- Climate with high humidity
- Climate with moderate humidity
- Climate with low humidity
  
- High Solar Insolation
- Moderate Solar Insolation
- Low Solar Insolation
  
- Soils with High Thermal Conductivity
- Soils with Average Thermal Conductivity
- Soils with Low Thermal Conductivity

Other: Consider the potential for flooding and corrosion.

Other: Heavy annual rainfall. Building designs must address high winds and storm surges associated with hurricanes.

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*Facility:* Narrow buildings along E-W axis are preferred

*Wall:* Integral shading features and devices / interior masonry thermal mass walls (for cooling)

*Doors:* Recessed are preferred

*Windows:* Maximize shading for windows on east, west and south facades

*Roof:* High to medium albedo, moderate slope for all buildings except hangars / large industrial facilities

*Structure:* Do not expose ferrous metals. Provide factory finished non-ferrous metals or concrete

*MEP:* Ground-source following LCCA

*Other:* Internal thermal mass walls may be used for cooling following LCCA.

*Other:*

**Note:** Apply the below base-wide standards for Architectural Features (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### D03.3.2. Natural Ventilation System

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1 Operable Windows**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Kawneer, Steelcraft, Marvin or equivalent

Color: See Section D06

Finish: See Section D06

Model #: See Section D06

Other: Provide thermally broken frames.

UFGS: See Section D06

### D03.3.3. Thermal Mass

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1 Interior Wall Material - Brick or CMU**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom, TBD

Color: Beige CMU

Finish: Light texture

Model #: Coursed unit masonry

Other: CMU block may only be used in Group 3 when approved by the BCE.

UFGS: Section 04 20 00 Unit Masonry

### D03.3.4. Thermal Shading

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1 Wall Devices**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Kawneer, Steelcraft or equivalent

Color: Dark bronze

Finish: Factory, to match frames

Model #: Louver

Other: Shading devices may be attached to frames or structure

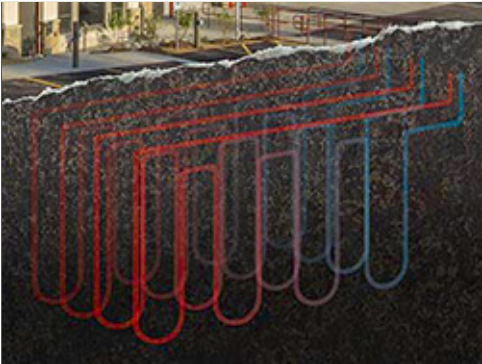
UFGS: Section 08 41 13 or Section 08 11 13

### D03.3.5. Renewable Heating/Cooling

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1 Geothermal (Ground Source)**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Climate Master

Color: N/A

Finish: N/A

Model #: Heat exchanger (cooling)

Other: Vertical ground loop well field

UFGS: Section 23 81 47 Water-Loop and Ground-Loop Heat Pump Systems

### D03.3.6. Solar Photovoltaic System

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Ground Mounted or Roof Mounted Array**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: TBD

Color: Factory

Finish: Factory

Model #: Flat plate collector

Other: Galvanized steel frame mounting

UFGS: Section 48 14 13.00 20 Solar Liquid Flat Plate and Evac. Tube Collectors

### D03.3.7. Solar Thermal System

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Wall Mounted or Roof Mounted Panels**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: TBD

Color: Factory

Finish: Factory

Model #: Flat panel

Other: N/A

UFGS: Section 48 14 13.00 20 Solar Liquid Flat Plate and Evac. Tube Collectors

## D04. BUILDING ENTRANCES

Comply with AF Corporate Standards for Facilities Exteriors:

<http://afcs.wbdg.org/facilities-exteriors/index.html>

Comply with AF Corporate Standards for Building Entrances:

<http://afcs.wbdg.org/facilities-exteriors/building-entrances/index.html>

*Insert 3 photos for each facility group.*

Image Tool 250 x 188

Group 1



Group 2



Group 3



Group 4



### **D04.1. Primary Entrances**

1. Emphasize the primary entrance in the overall building design with a projecting or recessed covering for weather protection following Installation Facilities Standards (IFS) with an appropriate level of quality for the Facility Group designation.
2. Provide vestibules at entries in Groups 1, 2 and 3 unless used infrequently or serving unconditioned space following ASHRAE 90.1.
3. Fully integrate all elements including the design of handicap ramps in the overall design of the primary entrance in an organized uncluttered appearance.
4. Install paved transitional spaces sized for the building function and occupancy.
5. Install appropriate lighting and site furniture following ATFP and IFS.
6. Protect entrances from direct sun.
7. Provide porte cocheres or covered drop-offs when justified for lodging and medical facilities; do not use for prestige or architectural accents.

### **D04.2. Secondary Entrances**

1. Provide vestibules at entries in Groups 1, 2 and 3 unless used infrequently or serving unconditioned space following ASHRAE 90.1; use of stair towers as vestibules for multi-story buildings is encouraged when building and / or energy codes are satisfied.
2. Reflect the character of the primary entrance to a lesser extent with a smaller scale.
3. Include a recess or projection for weather protection and shading.
4. Integrate service and egress doors and loading areas with the building design by matching the materials and detailing and reflect the overall quality of the facility.
5. Incorporate egress structures such as stair towers into the facility design.
6. Canopies may be used for service and loading areas; weather protection beyond weatherstripping is not required at doors used only for life safety egress.
7. Develop building massing and orientation to minimize the appearance of service and loading areas; physically and visually separate these from primary entrances.
8. Loading areas must be organized, orderly and have an uncluttered appearance.

## D05. WALL SYSTEMS

Comply with AF Corporate Standards for Facilities Exteriors:

<http://afcs.wbdg.org/facilities-exteriors/index.html>

Comply with AF Corporate Standards for Doors and Windows:

<http://afcs.wbdg.org/facilities-exteriors/wall-systems/index.html>

Comply with AFCFS Recommended Materials:

<http://afcs.wbdg.org/facilities-exteriors/wall-systems/materials/index.html>

Insert 3 photos for each facility group.

Image Tool 250 x 188

Group 1



Group 2



Group 3



Group 4



## **D05.1. Hierarchy of Materials**

1. Group 1 facilities may have more refined detailing than Group 2 and Group 2 may have more definition than Group 3.
2. Group 1 facilities shall use brick, integrally colored CMU, precast, and factory finished insulated metal panels or a combination of these. EIFS is also permitted as noted below.
3. Group 2 facilities shall use integrally colored CMU as the predominant wall material with accents of factory finished metal panels, metal sheeting, architectural precast or stucco. CMU shall be ground face adjacent to grade; ground face or split face may be used above the fourth course. Fiber-cement lapped siding may be used for group lodging and VQs due to their residential application. EIFS is permitted at Groups 1 and 2, but is discouraged near the ground plane where it is subject to wearing and impacts; provide precast bases with appropriately flashed water table as a transition from the EIFS.
4. Group 3 facilities shall be predominantly insulated metal panels; single story accent walls in brick or CMU may be used with precast lintels and sills. Integrally colored CMU may also be used, and small scale facilities may be entirely CMU. CMU shall be ground face adjacent to grade; ground face or split face may be used above the fourth course. Architectural precast concrete walls panels are acceptable. Buildings 2 stories or higher are not recommended.
5. Group 4 shall be predominantly fiber-cement lapped horizontal siding.
6. Multi-story Group 1, 2 and 3 facilities may include a transition in material, color or detailing to create a visual base.
7. Use high-performance building envelopes following UFC 1-200-02.
8. Use detailing not subject to excessive weathering. CMU may be stack bond on north exposures to promote shedding water and minimize staining. Provide wall accents consistently throughout the base. Slope the ground plane up to the building to conceal foundation walls. Ensure the adjacent grade is finished with vegetation, mulch or paving to prevent splashing and soiling on walls.
9. Use integrally colored materials and factory-finished metals. Do not paint integrally colored CMU. Older CMU buildings, which have been painted, may be repainted using base standard colors.
10. Translucent wall panels may be used in Facility Group 1 and recreational uses in Group 2 when protected from direct solar gain. Provide insulating panels and shading appropriate for the orientation and exposure.
11. Where necessary based on flight paths, design building envelope assemblies to reduce noise levels per UFC 3-450-01, Noise and Vibration Control, Chapter 5, Sound Propagation Outdoors.
12. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

## **D05.2. Layout, Organization and Durability**

1. Organize wall components including doors, windows, accents, shading devices, control joints, etc., to provide an ordered, professional appearance. Conceal expansion joints with downspouts or locate them at transitions in the wall such as at pilasters or reveals.
2. Integrate shading devices into the overall composition of the wall.
3. Integrate fixed shading devices at all exterior glazing exposed to summer UV heat gain as a passive design measure to reduce energy use. Ensure adequate shading at west entrances. Deciduous trees may be used for shading.
4. Shading systems may be included as part of a manufacturer's window system or may be custom systems integrated into the wall.
5. Provide appropriate transitions between dissimilar materials to mitigate effects of thermal expansion and galvanic action.
6. All joint sealants shall be slightly darker than adjacent surfaces.



7. Materials requiring regular maintenance are not permitted; do not use exposed structural steel or other materials that require painting.
8. Efflorescence in masonry is unacceptable. Measures must be provided to prevent it.
9. Refer to C07.2.16. Screen Walls for materials and colors of freestanding walls.
10. Refer to D07. Roofs for downspouts.

### D05.3. Equipment, Vents and Devices

1. Arrange all mechanical, electrical, fire alarm, lightning protection and other system components to create an orderly appearance that integrates with the wall system.
2. Do not expose conduits, cables, piping, lightning protection components, etc. on exterior walls; if unavoidable in renovations, finish these elements to match the adjacent wall surface.
3. Avoid visual clutter and where surface-mounted elements are required they shall match the wall color.

### D05.4 Wall Systems Materials

**Facility Group 1** wall materials shall be as follows.

- Primary: Brick, CMU, metal panels and arch. precast
- Secondary: Metal panels/sheeting and arch. precast
- Accent: Alternate coursing and color of brick//CMU, EIFS

**Facility Group 2** wall materials shall be as follows.

- Primary: CMU, fiber-cement lapped siding (lodging, VQs)
- Secondary: Architectural precast
- Accent: Metal panels or sheeting, precast, stucco, EIFS

**Facility Group 3** wall materials shall be as follows.

- Primary: Metal panels, CMU, arch. precast
- Secondary: Metal in alt. color or brick (high visibility areas)
- Accent: Optional: Brick, CMU

**Facility Group 4** wall materials shall be as follows.

- Primary: Fiber cement siding
- Secondary: Fiber cement siding, trim boards
- Accent: Concrete or brick foundation cladding

**Note:** Apply the below base-wide standards for Wall Systems (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### D05.4.1. Flat Metal Panels

Applicable  N/A

Number of base standards 3

Image Tool 250 x 188



Type: **Composite Metal Panel System**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Alucobond

Model #: Alucobond Classic, Rainscreen I

Color: Anodic Clear Mica PVDF 2

Finish: Anodized

Other: Route and Return Dry Seal

UFGS: Section 07 42 13 Metal Wall Panels:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 13.pdf>  
Section 07 42 63 Fabricated Wall Panel Assemblies:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 63.pdf>

Type: **Insulated Metal Panel System**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Metl-Span

Model #: CF Santa Fe Insulated Metal Wall System

Color: Off-white

Finish: Heavy stucco-embossed

Other: N/A

UFGS: Section 07 42 13 Metal Wall Panels:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 13.pdf>  
Section 07 42 63 Fabricated Wall Panel Assemblies:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 63.pdf>





Type: **Insulated Metal Panel System**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Metl-Span

Model #: CF Santa Fe Insulated Metal Wall System

Color: Light beige

Finish: Heavy stucco-embossed

Other: N/A

UFGS: Section 07 42 13 Metal Wall Panels:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 13.pdf>  
Section 07 42 63 Fabricated Wall Panel Assemblies:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 63.pdf>

### D05.4.2. Brick Veneer

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Modular Face Brick**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local, TBD

Model #: Face Brick

Color: Tan blend

Finish: Straight edges, smooth texture

Other: Nominal size: 4x8x2.6

UFGS: Section 04 20 00 Unit Masonry:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 04 20 00.pdf>

### D05.4.3. Architectural Precast

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Coursed precast**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local, TBD

Model #: Smooth casting

Color: Light beige

Finish: Very Light texture

Other: N/A

UFGS: Section 03 45 00 Precast Architectural Concrete:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 03 45 00.pdf>



Type: **Precast Wall Panel System**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local, TBD

Model #: Smooth casting

Color: Light gray or light beige

Finish: Very Light texture

Other: N/A

UFGS: Section 03 45 00 Precast Architectural Concrete:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 03 45 00.pdf>

#### D05.4.4. Stucco Over Sheathing

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **3-Coat Cementitious Stucco**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: La Habra

Model #: Traditional 3-coat system

Color: Off-white or light beige

Finish: Sand

Other: Accent color may be used

UFGS: Section 09 24 23 Cement Stucco:

[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_09\\_24\\_23.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_09_24_23.pdf)

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#### D05.4.5. Curtain Wall

Applicable  N/A

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#### D05.4.6. Cast-In-Place Concrete

Applicable  N/A

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#### D05.4.7. Tilt-Up Concrete

Applicable  N/A

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## D05.4.8. Ribbed Metal Sheeting

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Lap Seam**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Berridge

Model #: Lap seam panel

Color: Off-white or gray

Finish: Factory finished

Other: 24 Gauge Steel, corrugated profile

UFGS: Section 07 42 13 Metal Wall Panels:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 13.pdf>



Type: **Lap Seam**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Berridge

Model #: Lap seam panel

Color: Off-white or beige

Finish: Factory finished

Other: 24 gauge steel, embossed texture

UFGS: Section 07 42 13 Metal Wall Panels:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 42 13.pdf>

### D05.4.9. EIFS

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Continuous Insulation and Finish System**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Dryvit

Model #: Dryvit

Color: Off-white or light beige as approved by the BCE

Finish: Sand as approved by the BCE

Other: Traditional stucco is preferred; use of EIFS must be approved by the BCE

UFGS: Section 07 24 00 Exterior Insulation and Finish Systems:  
[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_07\\_24\\_00.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_07_24_00.pdf)

### D05.4.10. GFRC

Applicable  N/A

### D05.4.11. Concrete Block

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Concrete Masonry Unit (CMU) Split Face**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Model #: 8x8x16 Nominal, face and corner units

Color: Light or medium beige

Finish: Heavy texture

Other: N/A

UFGS: Section 04 20 00 Unit Masonry:  
[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_04\\_20\\_00.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_04_20_00.pdf)



Type: **Concrete Masonry Unit (CMU) Ground Face**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Model #: 8x8x16 nominal, face and corner units

Color: Light or medium beige

Finish: Light texture

Other: N/A

UFGS: Section 04 20 00 Unit Masonry:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 04 20 00.pdf>

### D05.4.12. Fiber Cement Siding

Applicable  N/A Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: James Hardie Building Products, Inc.

Model #: Horizontal lap siding, shingle siding

Color: Earth tones

Finish: Wood texture

Other: Hardie Plank, Hardie Shingle

UFGS: SECTION 074646 Fiber Cement Siding:  
(Not Available on UFGS)

### D05.4.13. Other

Applicable  N/A



## D06. DOORS AND WINDOWS

Comply with AF Corporate Standards for Facilities Exteriors:

<http://afcs.wbdg.org/facilities-exteriors/index.html>

Comply with AF Corporate Standards for Doors and Windows:

<http://afcs.wbdg.org/facilities-exteriors/doors-and-windows/index.html>

Comply with AFCFS Recommended Materials:

<http://afcs.wbdg.org/facilities-exteriors/doors-and-windows/materials/index.html>

Insert 3 photos for each facility group.

Image Tool 250 x 188

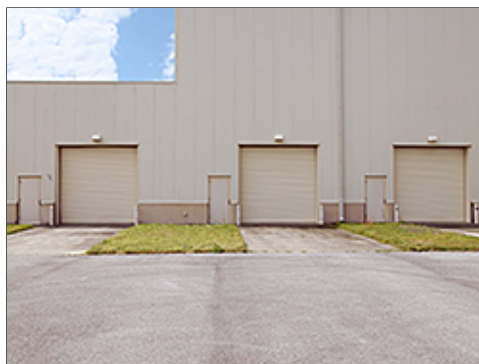
Group 1



Group 2



Group 3



Group 4



## **D06.1. Types**

1. Clear anodized aluminum doors, windows and frames with thermal breaks are preferred for Facility Groups 1-3 because they show less wear and weathering than dark anodized finishes; match the color of the door and frame. For renovation projects the color of new windows, doors and frames may match the existing ones.
2. Aluminum clad wood windows are preferred for Facility Group 4.
3. Standard-sized hinged doors are preferred. Use sliding, folding, overhead, sectional and other door configurations only to support mission operations.
4. Automatic doors are allowed only where functionally necessary.
5. Limit hollow metal doors and frames to security doors, utility rooms and mechanical rooms in Groups 1 and 2 and to any application in Group 3 facilities.
6. Utility and emergency egress doors shall match the wall color.
7. Passive thermal comfort methods of ventilation are encouraged where life cycle cost justified.
8. Windows must meet force protection requirements.
9. Adjacent joint sealants should be slightly darker than the frame color.
10. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

## **D06.2. Layout and Geometry**

1. Visually and functionally compose openings in walls for the climate-specific exposure.
2. Consistently use opening type, size, placement, mullion pattern, and color to reinforce the overall architectural design.
3. Openings shall augment interior lighting and space conditioning needs.
4. Protect against vandalism, intrusion and coordinate sound ratings.

## **D06.3. Glazing and Shading**

1. Tinted, energy-efficient, low-e, double-pane glazing is encouraged; provide triple-pane glazing in extreme environments.
2. Glazing color shall follow Installation Facilities Standards (IFS).
3. Translucent wall panels may be integrated into wall systems.
4. Do not use mirrored glazing.
5. Fully integrate applicable shading designs for overhangs, louvers, light shelves and grilles.
6. Where appropriate, install window screens to take advantage of natural ventilation.

## **D06.4. Hardware**

1. Provide hardware appropriate for the Facility Group while considering activity and frequency of use and local climate; hardware may be of higher visual quality for Facility Group 1.
2. Ensure hardware will perform throughout the facility's lifespan without showing extreme wear.
3. Select finishes that will not degrade by intensity of operation or exposure to the elements.

4. Use consistent finishes and color on window and door systems throughout a facility. For renovation projects the color of new hardware may match the existing hardware.

5. Design building systems to eliminate the need for security screens whenever possible.

### D06.5. Doors and Windows Materials

**Note:** Apply the below base-wide standards for Doors and Windows (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

#### D06.5.1. Anodized Aluminum

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Anodized Aluminum Doors, Windows and Frames**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Kawneer (or equivalent)

Color: Clear anodized (or match existing on renovations)

Finish: Matte

Model #: 2x4 frame

Other: Provide thermally broken frames

UFGS: Section 08 41 13 Aluminum-Framed Entrances and Storefronts:  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 08 41 13.pdf>

### D06.5.2. Hollow Metal

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Hollow Metal Doors, Windows and Frames**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Steelcraft

Color: Match wall

Finish: Powder coated, satin

Model #: 2x4 frame

Other: Provide thermally broken frames

UGFS: Section 08 11 13 Steel Doors and Frames:

<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 11 13.pdf>

### D06.5.3. Aluminum-clad Wood

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Aluminum-clad Residential**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Marvin

Color: White or Earth tones

Finish: Powder coated, satin

Model #: Aluminum-clad wood windows

Other: Double hung

UGFS: Section 08 14 00 Wood Doors

<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 14 00.pdf>

### D06.5.4. Other

Applicable  N/A

## D07. ROOF SYSTEMS

Comply with AF Corporate Standards for Facilities Exteriors:

<http://afcs.wbdg.org/facilities-exterior/index.html>

Comply with AF Corporate Standards for Roof Systems:

<http://afcs.wbdg.org/facilities-exterior/roof-systems/index.html>

Comply with AFCFS Recommended Materials:

<http://afcs.wbdg.org/facilities-exterior/roof-systems/materials/index.html>

Insert 3 photos for each facility group.

Image Tool 250 x 188

Group 1



Group 2



Group 3



Group 4



## **D07.1. Roof Type and Form**

1. Use proven, cost-effective roof systems with high durability, weather resistance, and low maintenance that are compatible with Installation Facilities Standards (IFS) and requirements for the designated Facility Group.
2. Generally match the roof type and form of existing adjacent facilities in new construction.
3. Group 1, 2 and 3 buildings shall have sloped gabled or hipped standing seam metal roofs. Larger facilities may be approved for minimal-slope TPO single-ply membrane roofs. Ballasted roofs are not permitted.
4. Group 4 facilities shall have gabled or hipped composite shingle roofs.
5. The standard metal roof is 16" to 24" wide panel with a 2" standing seam. Use the wider spacing on larger structures. Fasteners shall not be exposed.
6. Roof mounted appendages and equipment are discouraged on sloped roofs. When unavoidable, provide screens for these elements matching the roof materials, which are used predominantly in the building's roof systems.
7. Roof translucent panels are permitted only for Group 1 in clerestories. Skylights are not permitted.
8. Group 4 facilities shall have gabled or hipped composite shingle roofs.
9. Roof eaves shall extend beyond the exterior wall for roof drainage and shading. Provide overhangs for shading in response to local climatic conditions, sized and proportioned to the height of the facility and to the window openings being shaded.
10. South-facing eaves shall coordinate with adjacent wall-mounted shading devices.
11. The color, shape and slope of the eave and soffit shall be compatible with adjacent facilities.
12. Keep roofs uncluttered and minimize penetrations.
13. Diminish massive roofs into coordinated smaller components consistent with adjacent facilities; avoid random, arbitrary changes.
14. Increase the insulation value of existing roofing systems during renovations if supported by life cycle cost and structural analysis.
15. Roofs shall be maintained for the life of the system and replaced in accordance with UFC 3-110-04 and AFI 32-1051. A warranty is required on all new roofs.
16. Where necessary based on flight paths, design building envelope assemblies to reduce noise levels per UFC 3-450-01, Noise and Vibration Control, Chapter 5, Sound Propagation Outdoors.
17. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

## **D07.2. Roof Slope**

1. Buildings shall be primarily hipped in form and have a slope of 4:12 pitch. All other roof slopes must be approved by the BCE. At entrances, use hipped, gabled, or open gabled exposed structure roof style.
2. Approval must be obtained for low-sloped roofs for larger structures. These may also be approved to match existing conditions on renovation projects or for Group 3 facilities in high-visibility areas.
3. Ensure adequate drainage, and connect to the subsurface rain collection system where available.
4. Provide roof slopes to accommodate solar photovoltaic, solar thermal, passive systems and daylighting when applicable following UFC 1-200-02.

5. Provide underlayments as required for the roofing type as directed by the UFC.

### **D07.3. Parapets and Copings**

1. Low-slope roofs with continuous parapets are discouraged and only allowed for special use facilities. Extend wall materials vertically above the roof line and provide factory-finished metal copings to match the wall. Ensure copings are properly flashed and detailed to avoid roof leaks.
2. If precast copings are necessitated on masonry walls, use only properly flashed copings with raked joints filled with elastomeric sealant.

### **D07.4. Color and Reflectivity**

1. Standing seam metal roofs shall be Englert Sandstone, Medium Bronze, Bone White or Stone White (medical campus only) to match adjacent facilities and follow requirements of IFS.
2. All minimal-slope membrane roofs shall use only use high-albedo, high reflectivity color to help decrease the temperature around the buildings and minimize damage to human and wildlife habitat.
3. Sloped roofs in Group 4 shall be earth tones.
4. Comply with UFC 3-110-03 and ASHRAE 90.1 for Solar Reflectance Index (SRI) and thermal requirements.
5. All roof flashing shall match the color of the predominant background material.

### **D07.5. Gutters, Downspouts, Scuppers, Drains**

1. All sloped roofs shall use gutters and downspouts. Gutters shall be outside the fascia.
2. Internal roof drainage systems are not permitted in new construction. Minimal-sloped roofs shall be sloped to drain to the building perimeter through scuppers into downspouts.
3. All gutters and fascias shall match the roof color.
4. Size the roof drainage system per IBC and SMACNA for the region.
5. Use scuppers as required in parapet walls. Arrange scuppers in an orderly manner consistent with other elements of the wall system.
6. When open scuppers are connected to downspouts, provide transitions consistent with adjacent facilities.
7. Integrate downspouts with the architectural details of the wall system and arrange in an orderly, non-prominent appearance. Generally blend downspouts with the color of the wall (not contrasting it).
8. Fabricate downspouts from non-corrosive materials such as aluminum or zinc-coated steel. Provide powder-coated finishes.
9. All downspouts shall be solid.
10. Provide angled transitional pieces for downspouts to fit closely against the wall for their entire length.
11. Coordinate locations of downspouts to conceal control joints in masonry walls when possible.
12. Place downspouts away from building entries. Water discharged should not run across sidewalks.

### **D07.6. Roof Vents and Elements**

1. Minimize and consolidate roof penetrations into a single, inconspicuous point whenever possible.
2. On sloped roofs clad pipe penetrations to match the roofing material.
3. Avoid the use of rooftop mechanical equipment, however for renovations and unavoidable configurations ensure units are screened.
4. Provide access points and service routes to equipment that protect the roof.
5. Screen all large vents.
6. Ensure attic spaces are properly vented at ridges and soffits.
7. Match roof color for all exposed equipment and vents.
8. Avoid roof-mounted antenna systems.
9. Arrange Lightning Protection Systems (LPS) components in an ordered, uncluttered, inconspicuous appearance and integrated into the organization of the roof and wall systems.
10. Ensure that LPS roof mounting systems are approved by the roofing manufacturer.
11. Additions to a roof shall not interfere with LPS or other rooftop systems that may be required.
12. All new roofs shall include access located at least 6 feet from the roof edge. Permanent fall protection shall be included for new roofs and any addition to a roof with a slope above 3:12 per UFC 3-110-03. These roofs shall have tie off points for maintenance workers along with platforms and railings to meet current OSHA requirements. On dining facilities, provide platforms at locations for cleaning of exhaust fans.

#### **D07.7. Clerestories and Skylights**

1. Clerestories are permitted in Group 1 facilities. These are allowed in Group 3 facilities only when serving passive systems and are justifiable by life-cycle analysis.
2. Design clerestories using the same principles for seasonal shading that are required for walls and roof overhangs.
3. Translucent panel systems are preferred in clerestory applications due to lack of window cleaning.
4. Clerestories must comply with UFC 4-10-01.

#### **D07.8. Vegetated Roof**

1. Not applicable.

#### **D07.9. Roof Systems Materials**

**Note:** Apply the below base-wide standards for Roof Systems (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.



## D07.9.1. Standing Seam Metal

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Style 1 - Light**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Englert

Color: Sandstone, bone white or stone white

Finish: Matte

Model #: 16" to 24" wide panels with 2" standing seam

Other: Gabled or hipped roof

UFGS: Section 07 61 14 Steel Standing Seam Roofing  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 61 14.00 20.pdf>

Type: **Style 2 - Dark**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Englert

Color: Medium bronze

Finish: Matte

Model #: 16" to 24" wide panels with 2" standing seam

Other: Use medium bronze color only when matching existing or adjacent facilities and with BCE approval

UFGS: Section 07 61 14 Steel Standing Seam Roofing  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 61 14.00 20.pdf>



### D07.9.2. Membrane Single-ply

Applicable  N/A      Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Carlisle Systems

Color: Off-white

Finish: Smooth

Model #: TPO single-ply, "flat" minimal slope

Other: N/A

UGFS: Section 07 53 23 Ethylene-Propylene-Diene-Monomer Roofing  
<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 07 53 23.pdf>  
Section 07 54 50 TPO Thermoplastic Single-Ply Roofing  
(Not Available on UFGS)

### D07.9.3. Built-up Multi-ply

Applicable  N/A

### D07.9.4. Concrete Tile

Applicable  N/A

### D07.9.5. Clay Tile

Applicable  N/A

### D07.9.6. Slate Shingles

Applicable  N/A

### D07.9.7. Vegetated System

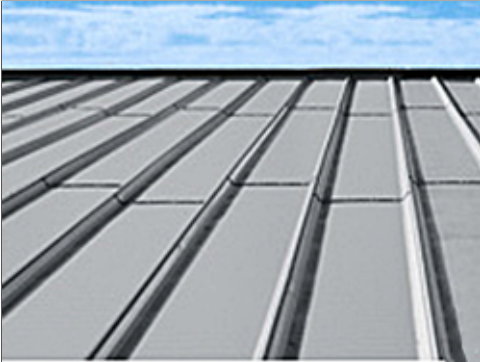
Applicable  N/A

### D07.9.8. Ribbed Metal Sheeting

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Berridge

Color: Light beige or Galvalume

Finish: Factory

Model #: High Seam Tee-Panel

Other: 24 gauge steel, Width: 16" Batten height: 1-3/4"

UFGS: Section 07 41 13.19 Batten-Seam Metal Roof Panels  
(Not Available on UFGS)

### D07.9.9. Composite Shingles

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Tamko

Color: Earth Tones

Finish: Factory

Model #: Heritage

Other: Gabled or hipped with transverse gable or hipped features

UFGS: Section 07 31 13 Glass-fiber-reinforced Asphalt Shingles  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 07 31 13.pdf>

### D07.9.10. Other

Applicable  N/A

## D08. STRUCTURAL SYSTEMS

Comply with AF Corporate Standards for Facilities Exteriors:

<http://afcs.wbdg.org/facilities-exterior/index.html>

Comply with AF Corporate Standards for Structural Systems:

<http://afcs.wbdg.org/facilities-exterior/structural-systems/index.html>

Comply with AFCFS Recommended Materials:

<http://afcs.wbdg.org/facilities-exterior/structural-systems/materials/index.html>

Insert 3 photos for each facility group.

Image Tool 250 x 188

Group 1



Group 2



Group 3



Group 4



## D08.1. Systems and Layouts

1. Design for wind load in accordance with UFC 1-200-01. Use IBC Chapter 16 as modified by UFC 3-301-01 to determine local wind speed.
2. Pre-engineered structural steel framing may be used for Groups 1, 2 and 3 facilities; Installation-appropriate thermal envelopes, materials and detailing are required.
3. Select economical structural systems that integrate roof and wall systems.
4. Narrow buildings 60' or less in width with column-free interiors are preferred for office, administrative and personnel spaces; when interior columns are required optimize the structural grid layout for open-plan arrangements.
5. Fully coordinate structural grids with exterior window systems to align columns with window frames or wall systems.
6. When structure is exposed provide an organized appearance and coordinate with mechanical, electrical, plumbing, fire protection, information technology, and communications systems.
7. Limit the use of specialty systems (such as space frames, vaults or domes) and of structure as a visual feature.
8. Cost-effectively design interior bearing walls as thermal mass.
9. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

## D08.2. Structural Systems Materials

**Note:** Apply the below base-wide standards for Structural Systems (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### D08.2.1. Concrete

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Cast-In-Place**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Custom

Color: Natural gray

Finish: Light texture

Model #: Post and beam and/or waffle slab

Other: Coordinate with mechanical for chilled beam technologies

UFGS: Section 03 30 53 Miscellaneous Cast-In-Place Concrete  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 03 30 53.pdf>  
Section 03 33 00 Cast-In-Place Architectural Concrete  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 03 33 00.pdf>  
Section 03 47 13 Tilt-Up Concrete  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 03 47 13.pdf>

### D08.2.2. Insulated Concrete Forming (ICF)

Applicable  N/A

### D08.2.3. Steel

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Rigid Framing**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: US Steel

Color: Shop primed

Finish: Matte

Model #: Structural steel shapes

Other: N/A

UFGS: Section 05 12 00 Structural Steel

<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 05 12 00.pdf>

### D08.2.4. Pre-Engineered Steel

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Moment Frame**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Behlen Building Systems

Color: Factory primed

Finish: Matte

Model #: Moment Frame

Other: Draped insulation may be used behind wall finish system;  
Behlen standing seam roof system may be used for Group 3

UFGS: Section 13 12 00 Steel Building Systems

(Not Available on UFGS)

Section 13 34 19 Metal Building Systems

<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 13 34 19.pdf>

### D08.2.5. Masonry

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Masonry Bearing Wall**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Integral

Finish: Light texture CMU or face brick

Model #: Interior thermal mass wall

Other: N/A

UFGS: Section 04 20 00 Unit Masonry

<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 04 20 00.pdf>

### D08.2.6. Heavy Timber

Applicable  N/A

### D08.2.7. Light-gauge Steel

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Steel Framing**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Factory

Finish: Hot-dipped galvanized

Model #: Structural framing shapes

Other: May be used for interior partitions in all facility groups

UFGS: Section 05 45 00 Light Gauge Steel Framing System  
(Not Available on UFGS)

**D08.2.8. Lumber Framing**

Applicable  N/A

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**D08.2.9. Other**

Applicable  N/A

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## D09. MECHANICAL, ELECTRICAL AND PLUMBING

Comply with AF Corporate Standards for Facilities Exteriors:

<http://afcf.wbdg.org/facilities-exterior/index.html>

Comply with AF Corporate Standards for Mechanical, Electrical and Plumbing:

<http://afcf.wbdg.org/facilities-exterior/mechanical-electrical-and-plumbing/index.html>

Insert 3 photos for each facility group.

Image Tool 250 x 188

Group 1



Group 2



Group 3



Group 4



### **D09.1. Passive and Active Systems**

1. Fully integrate passive heating and cooling systems into facility designs whenever practical for the local climate prior to the design of active mechanical systems.
  2. Provide optimized passive and active systems; design active mechanical systems to supplement thermal mass walls and floors.
  3. Develop renewable energy systems including geo-exchange (ground source heat pumps) when life cycle cost effective.
  4. Performance display screens, which report energy performance and utility savings, are encouraged; when provided locate these in building lobbies or common areas.
  5. Solar domestic hot water systems are required when life cycle cost effective for the climate.
  6. Integrate shading into building exteriors to reduce solar heat gain during hot seasons.
1. Fully integrate passive heating and cooling systems into facility designs whenever practical for the local climate prior to the design of active mechanical systems.
  2. Provide optimized passive and active systems; design active mechanical systems to supplement thermal mass walls and floors.
  3. Develop renewable energy systems including geo-exchange (ground source heat pumps) when life cycle cost effective.
  4. Performance display screens, which report energy performance and utility savings, are encouraged; when provided locate these in building lobbies or common areas.
  5. Solar domestic hot water systems are required when life cycle cost effective for the climate.
  6. Integrate shading into building exteriors to reduce solar heat gain during hot seasons.

### **D09.2. Functionality and Efficiency**

1. Fully coordinate mechanical, electrical, plumbing (MEP) and fire protection systems with each other and with the building structure, enclosure, thermal envelope and interior design.
2. Ensure direct exterior access is provided (for CE) to main mechanical and electrical rooms.
3. Screen exterior equipment from primary views (landscape, building masses, screen walls) and comply with AT/FP requirements.
4. Keep equipment away from main building entrances; locate service area/yard on least visible side of a building.
5. Coordinate the location of all exterior meters, equipment and devices to provide convenient access and an overall coordinated and orderly appearance.
6. Design emergency generator systems integrally with all other building systems and avoid incompatible building additions; locate generators near service areas and ensure they are not visible from primary entrances.
7. When structure is exposed as a finished ceiling, fully integrate MEP and fire protection systems to provide an organized uncluttered appearance.
8. Conceal ducts, piping, conduits, devices, etc., when permanent walls, suspended ceilings or raised floors are provided; locate sprinkler heads in orderly configuration.
9. Limit interior wall-mounted equipment in occupied personnel spaces; avoid surface-mounted conduit and pipes.
10. Provide efficient utility rooms with layouts to facilitate system performance and maintenance; provide convenient access to controls, clearly label systems and include operating and maintenance instructions.

11. Separate mechanical and electrical and communications rooms.

12. Integrate recessed and wall-mounted fixtures such as fire standpipe cabinets and drinking fountains within permanent walls.

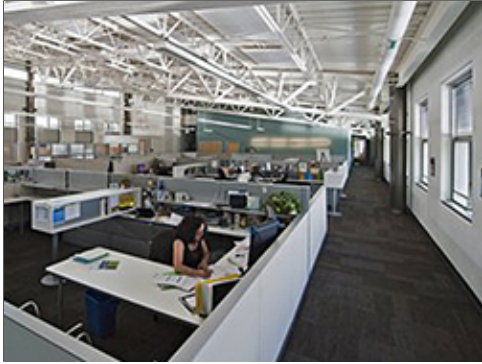
## E. FACILITIES INTERIORS

Comply with Air Force Corporate Standards for Facilities Interiors:  
<http://afcfb.wbdg.org/facilities-interiors/index.html>

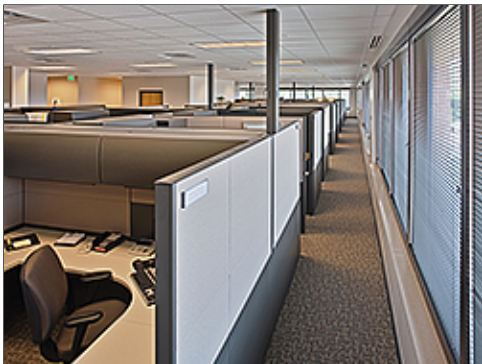
*Insert 3 photos for each facility group.*

Image Tool 250 x 188

Group 1



Group 2



Group 3



Group 4



## **E01. Building Configurations**

Comply with Air Force Corporate Standards for Building Configurations:

<http://afcfs.wbdg.org/facilities-interiors/buildings-configurations/index.html>

1. Provide open-plan configurations for office, administrative, operational and related activities and spaces for maximum flexibility. Use a “core and shell” approach in which all building systems, infrastructure and permanent interior partitions anticipate two or more uses (operations) during a facility’s life span.
2. Create flexible interior configurations using Furniture, Fixtures & Equipment (FF&E) and limit private offices and private rooms. Refer to AFMAN 32-1084 for space requirements. To the greatest extent, limit permanent partitions to core areas such as toilet rooms, stairs, mechanical and utility rooms.
3. Use more durable long-lasting finishes in core areas for walls, ceilings, floor coverings and built-in casework. Coordinate interior FF&E layouts with structural grids during space planning.
4. Provide high-performance building configurations following UFC 1-200-02. Ensure passive design strategies are cost effectively incorporated before active mechanical systems are designed. Coordinate passive systems to optimize active heat-recovery systems.
5. Comply with UFC 1-200-01, general building requirements. UFC 1-200-01 provides applicability of model building codes and government unique criteria for typical design disciplines and building systems, as well as for accessibility, antiterrorism, security, high performance and sustainability requirements, and safety.
6. Meet security and force protection requirements in UFC 4-010-01: DoD Minimum Antiterrorism Standards for Buildings.
7. Comply with AFCFS for supporting mission requirements, addressing human comfort and well being, and creating highly flexible interiors while satisfying metrics for high performance and sustainable buildings.
8. Provide a level of quality for interior features, materials and finishes that is appropriate for the Facility Group number. Group 1 may receive higher quality than Groups 2 thru 4. Refer to Facility Hierarchy.
9. Through open-plan configurations, preserve all passive and natural design strategies and fully integrate facility interiors with overall building systems. Identify all heat-recovery systems and ensure their efficient operation.
10. Professional interior designers, or architects with significant interior design experience, must accomplish the design and review of applicable new construction, renovations and maintenance projects.
11. Consult with the State Historic Preservation Officer (SHPO) and base-level Historic Preservation offices regarding proposed changes to properties listed on or eligible for listing on the National Register of Historic Places. Follow requirements of The National Historic Preservation Act and Secretary of the Interior Standards for the Treatment of Historic Properties.
12. Maintain architectural compatibility following AFCFS and this Installation Facilities Standards (IFS) document to create continuity while avoiding monotony.

### **E01.1. Layout and Common Areas**

Comply with Air Force Corporate Standards for Layout and Common Areas:

<http://afcfs.wbdg.org/facilities-interiors/buildings-configurations/layout-and-common-areas/index.html>

1. Create open-plan interior environments to accommodate changes.
2. Limit interior partitions, private offices and rooms; use furniture or modular systems to provide privacy and acoustic control.
3. When partitions are functionally justified such as for conference rooms, use systems furniture and moveable (demountable) floor-to-ceiling wall systems for acoustical or visual privacy.
4. Proportion lobbies and common spaces based on type of function, activity and facility group.
5. Allow no direct sight lines into restrooms.

6. Situate utility and core areas to minimize impact on daylighting and to maximize use as thermal buffers.
7. Ensure electrical, lighting and communications system can be adaptable to configuration changes.
8. Avoid power poles to the maximum extent; when poles are necessary minimize the number and coordinate locations with furniture placement and other elements.
9. Avoid sloping floors to maintain flexibility and eliminate future structural changes.
10. Special consideration may apply to Sensitive Compartmented Information Facilities (SCIFs).

### **E01.1.1. Interior Design Process**

1. Comply with UFC 3-120-10 for the Comprehensive Interior Design (CID,) which includes both Structural Interior Design (SID) and Furniture, Fixtures & Equipment (FF&E) design services.
2. Use a collaborative, integrated planning and design team, composed of user, government support staff, and appropriate professionals. Integrate architectural features using simple detailing to create a professional appearance; avoid extravagant or excessive detailing.
3. Ensure interior designs satisfy the functional requirements within the context of flexibility, sustainability and the building's energy performance.
4. Base space planning on square foot allocations from AFM 32-1084. Identify special requirements if any, such as privacy separation, VIP areas, gathering spaces and storage. Note: The occupant's rank and position will influence the square footage and selection of materials.
5. Provide clear circulation and pathway finding for both horizontal and vertical directions that accommodate the number of personnel in the facility.
6. Maximize efficiencies in the space plan for functional relationships and adjacencies for all facility users. Efficiently create and situate rooms and support rooms such as conference / meeting rooms and break rooms.
7. Provide interior design building-related illustrations, drawings, schedules, materials selections, specifications and cost estimates as listed in UFC 3-120-10. Refer to Furnishings in this IFS also.
8. SID Format shall follow UFC 3-120-10.
9. Base the FF&E package on the furniture footprint developed in the SID. Identify all new or existing equipment needed and its users within each facility or each area of the facility. Provide specific information on: equipment sizes, electrical requirements, ventilation requirements, weight (if heavy), quantity, and security level if required. Presume all administrative spaces have computers and supporting equipment.

### **E01.1.2. Codes and Regulations**

1. Refer to UFC 1-200-01 for modifications to the International Building Code (IBC) to determine applicable sections of the IBC. Both the IBC Chapter 3 and UFC 3-600-01 govern "Use and Occupancy Classification" for example.
2. Fire code requirements shall be as defined in the International Building Code (IBC) and must be used where dictated by UFC 1-200-01 DoD Building Code (General Building Requirements) except where noted in UFC 3-600-01 (Fire Protection Engineering For Facilities).
3. National Fire Protection Association (NFPA) 101 must be utilized to determine the occupancy classification as it relates to fire/ smoke resistance rating of interior non-load bearing partitions (other than occupancy separation), means of egress, interior finish, features of fire protection (including vertical openings) and associated requirements.

### **E01.2. Quality and Comfort**

Comply with Air Force Corporate Standards for Quality and Comfort:

<http://afcs.wbdg.org/facilities-interiors/buildings-configurations/quality-and-comfort/index.html>

1. Include durability in the life-cycle cost analysis for best-value material selections with long life expectancies that do not show excessive wearing.
2. Select long-lasting materials and finishes for permanent core areas such as lobbies, restrooms and stairs.
3. Select low-maintenance materials and products that reduce ongoing servicing and repair and that are easy to clean.
4. Relate the visual quality of finishes to the Facility Group number.
5. Building and interior configurations should address both operations and climatic responses.
6. Convey a professional image; avoid trendy patterns and textures.
7. Use materials and finishes that provide a healthy indoor environment.
8. Orient interior spaces toward views while maintaining cost-effective building performance and efficiency.
9. Promote air movement and daylighting for human health and wellbeing.

**E02. Floors**

Comply with Air Force Corporate Standards for Floors:  
<http://afcfb.wbdg.org/facilities-interiors/floors/index.html>

**E02.1. Floor Materials**

**Facility Group 1** floor materials shall be as follows.

- Primary: Prepared Slabs (Ground, Polished)
- Secondary: Porcelain tile
- Tertiary: Carpet, Rubber Stair Treads

**Facility Group 2** floor materials shall be as follows.

- Primary: Prepared Slabs (Ground, Polished)
- Secondary: Ceramic tile
- Tertiary: Carpet, Rubber Stair Treads

**Facility Group 3** floor materials shall be as follows.

- Primary: Prepared Slabs (Ground)
- Secondary: Prepared Slabs (Sealer)
- Tertiary: N/A

**Facility Group 4** floor materials shall be as follows.

- Primary: Carpet
- Secondary: Ceramic tile
- Tertiary: N/A

1. Natural stone and terrazzo flooring may be used in high traffic areas of Group 1 as approved on a case basis.
2. Resilient and rapidly renewable flooring may be used in low traffic areas in Group 1, 2 and 4.
3. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

**Note:** Apply the below base-wide standards for Floors (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### E02.1.1. Prepared Slabs

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Style 1, Ground and Polished**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Natural gray cement, light to dark beige aggregates

Finish: Fine polished texture

Model #: Medium to small aggregate

Other: N/A

UFGS: Section 03 35 45 Polished Concrete Finishing  
(Not Available on UFGS)

Type:

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Natural gray cement, light to dark beige aggregates

Finish: Medium polished texture, slip resistant

Model #: Medium to small aggregate

Other: N/A

UFGS: Section 03 35 45 Polished Concrete Finishing  
(Not Available on UFGS)



### E02.1.2. Natural Stone and Terrazzo

Applicable  N/A



### E02.1.3. Quarry Tile

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Daltille

Color: Earth tones

Finish: Matte, slip resistant

Model #: N/A

Other: Use in commercial kitchen flooring.

UFGS: Section 09 30 10 Ceramic, Quarry, and Glass Tiling  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 30 10.pdf>

### E02.1.4. Ceramic Tile

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Style 1 Porcelain**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Daltille

Color: Earth tones

Finish: Matte, slip resistant

Model #: Porcelain tile

Other: Use in high traffic areas. Epoxy grout is recommended.

UFGS: Section 09 30 10 Ceramic, Quarry, and Glass Tiling  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 30 10.pdf>

Type: **Style 2 Ceramic**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Daltile

Color: Earth tones

Finish: Matte, slip resistant

Model #: Ceramic tile

Other: Use in low traffic area toilet rooms.

UFGS: Section 09 30 10 Ceramic, Quarry, and Glass Tiling  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 30 10.pdf>

### E02.1.5. Resilient Floor

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1 Stair Treads**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Roppe

Color: Neutral tones

Finish: Factory

Model #: Raised design rubber tread

Other: Stair treads material

UFGS: Section 09 65 00 Resilient Flooring  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 65 00.pdf>

### E02.1.6. Carpet

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Mohawk Group

Color: Neutral multi-colored tones/patterned/solid

Finish: Yarn: Nylon 6 or 6.6/cut pile or loop pile

Model #: Broadloom, 6' wide rolled, carpet tiles, entry walk-off carpet

Other: N/A

UFGS: UFGS 09 68 00 Carpeting

<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 68 00.pdf>

Type: **Style 2**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Mohawk Group

Color: Earth tones

Finish: Factory

Model #: Broadloom, residential loop, "Smartstrand"

Other: N/A

UFGS: UFGS 09 68 00 Carpeting

<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 68 00.pdf>

### E02.1.7. Rapidly-Renewable Products

Applicable  N/A

### E02.1.8. Other

Applicable  N/A

### E03. Walls

Comply with Air Force Corporate Standards for Walls:  
<http://afcs.wbdg.org/facilities-interiors/walls/index.html>

#### E03.1. Wall Materials

**Facility Group 1** wall materials shall be as follows.

Primary: Brick (or other as approved by the BCE)  
Secondary: Gypsum board (painted)  
Tertiary: Ceramic tile (restrooms)

**Facility Group 2** wall materials shall be as follows.

Primary: Brick  
Secondary: Gypsum board (painted)  
Tertiary: Ceramic tile (restrooms)

**Facility Group 3** wall materials shall be as follows.

Primary: Ground face block, sealed (do not paint)  
Secondary: N/A  
Tertiary: Ceramic tile (restrooms)

**Facility Group 4** wall materials shall be as follows.

Primary: Gypsum board (painted)  
Secondary: N/A  
Tertiary: Ceramic tile (restrooms)

1. Follow UFC 3-450-01 (Vibration and Noise Control) for acoustic design issues including speech privacy, sound isolation or sound masking.
2. Select and apply paint with sheens (gloss levels) appropriate for the application following UFGS Section 09 90 00 Paints and Coatings.
3. Provide ceramic tile on wet walls of kitchens, toilet rooms, locker rooms, etc., in all facility groups.
4. Neutral split-face or ground-face integrally colored block with a clear sealer may be used in Group 3. Do not paint block.
5. Provide rubber base on drywall partitions in Groups 1 and 2.
6. Hardwood base may only be used in Group 1 as approved on a case basis.
7. Hardwood chair rails / bumper rails may be used in high-use areas of Groups 1 and 2; aqueous clear finishes are preferred to reduce maintenance; plastic chair rails are permitted only in medical applications.
8. Decorative moldings may be used only in Group 1 when approved on a case basis.
9. Corner guards are permitted only in high traffic spaces with wheeled or cart use such as private service areas in Groups 1 and 2; stainless steel corners guards with a brushed finish may be judiciously used in Group 3.
10. Group 4 may use painted composite wood base.
11. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

**Note:** Apply the below base-wide standards for Walls (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### E03.1.1. Concrete

Applicable  N/A

### E03.1.2. Masonry

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Modular Face Brick**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Red blend

Finish: Light texture

Model #: Coursed unit masonry

Other: Brick is preferred. Concrete block may only be used in Group 3 when approved by the BCE.

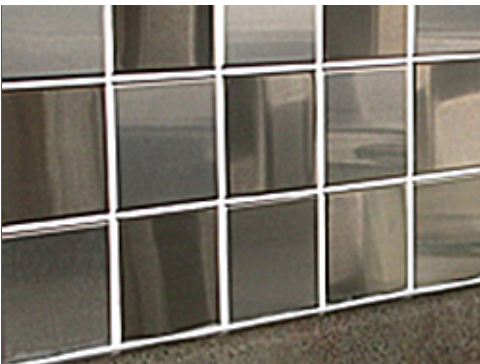
UFGS: Section 03 33 00 Cast-In-Place Architectural Concrete  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 03 33 00.pdf>

### E03.1.3. Ceramic Tile

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Daltile

Color: Earth tones

Finish: Gloss, Semi-gloss

Model #: Ceramic wall tile

Other: Located on wet walls in restrooms

UFGS: Section 09 30 10 Ceramic, Quarry, and Glass Tiling  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 30 10.pdf>

### E03.1.4. Gypsum Board

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: US Gypsum

Color: Solid Earth tone colors

Finish: Paint (Sheen per UFGS)

Model #: Tapered edge

Other: N/A

UFGS: Section 09 29 00 Gypsum Board  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 29 00.pdf>  
Section 09 90 00 Paints and Coatings  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 90 00.pdf>

### E03.1.5. Metal Panels

Applicable  N/A

### E03.1.6. Wood Paneling

Applicable  N/A

### E03.1.7. Rapidly-Renewable Products

Applicable  N/A

### E03.1.8. Other

Applicable  N/A

## E04. Ceilings

Comply with Air Force Corporate Standards for Ceilings:  
<http://afcs.wbdg.org/facilities-interiors/ceilings/index.html>

### E04.1. Ceiling Materials

**Facility Group 1** ceiling materials shall be as follows.

Primary: Exposed Framing (Roof / Floor Structure Above)

Secondary: Grid and Acoustical Tile

Tertiary:

**Facility Group 2** ceiling materials shall be as follows.

Primary: Exposed Framing (Roof / Floor Structure Above)

Secondary: Grid and Acoustical Tile

Tertiary: Gypsum board (painted)

**Facility Group 3** ceiling materials shall be as follows.

Primary: Exposed Framing (Roof / Floor Structure Above)

Secondary: Exposed Framing (Roof / Floor Structure Above)

Tertiary: Gypsum board (painted)

**Facility Group 4** ceiling materials shall be as follows.

Primary: Gypsum board (painted)

Secondary: N/A

Tertiary: N/A

1. Accent ceiling materials such as metal, wood, and rapidly renewable may be used in Group 1 as approved on a case basis.
2. Follow UFC 3-450-01 (Vibration and Noise Control) for acoustic design issues including speech privacy, sound isolation or sound masking.
3. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

**Note:** Apply the below *base-wide standards* for Ceilings (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

#### E04.1.1. Exposed Framing (Roof / Floor Structure Above)

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Vulcraft

Color: Neutral colors reviewed on a case basis

Finish: Field painted (Sheen per UFGS)

Model #: Formlok floor and roof decking

Other: N/A

UFGS: Section 05 30 00 Steel Decks

[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_05\\_30\\_00.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_05_30_00.pdf)

### E04.1.2. Exposed Concrete

Applicable  N/A

### E04.1.3. Grid and Acoustical Tile

Applicable  N/A Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Armstrong

Color: White

Finish: Factory

Model #: 2'x2' Tegular with reveal edge and fine texture, grid 15/16"

Other: Performance characteristics are Class A; NRC-0.70; CAC-40; LR-0.86; minimum recycled content 82%.

UFGS: Section 09 51 00 Acoustical Ceilings  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 51 00.pdf>

### E04.1.4. Gypsum Board

Applicable  N/A Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: US Gypsum

Color: Solid neutral colors

Finish: Paint (sheen per UFGS)

Model #: Tapered edge

Other: N/A

UFGS: Section 09 29 00 Gypsum Board  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 29 00.pdf>  
Section 09 90 00 Paints and Coatings  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 09 90 00.pdf>



#### **E04.1.5. Metal Panels**

Applicable  N/A

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#### **E04.1.6. Wood**

Applicable  N/A

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#### **E04.1.7. Rapidly-Renewable Products**

Applicable  N/A

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#### **E04.1.8. Other**

Applicable  N/A

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### **E05. Doors and Windows**

Comply with Air Force Corporate Standards for Doors and Windows:

<http://afcs.wbdg.org/facilities-interiors/doors-and-windows/index.html>

#### **E05.1. Doors and Windows and Frames Materials**

**Facility Group 1**

door (frame) and window frame materials shall be as follows.

Primary: Aluminum, clear anodized

Secondary: Hollow metal (painted)

Tertiary: N/A

**Facility Group 1**

door (leaf) materials shall be as follows.

Primary: Hardwood veneer

Secondary: Hollow metal (painted)

Tertiary: N/A

**Facility Group 2**

door (frame) and window frame materials shall be as follows.

Primary: Aluminum, clear anodized

Secondary: Hollow metal (painted)

Tertiary: N/A

**Facility Group 2**

door (leaf) materials shall be as follows.

Primary: Hardwood veneer

Secondary: Hollow metal (painted)

Tertiary: N/A

**Facility Group 3**

door (frame) and window frame materials shall be as follows.

Primary: Hollow metal (galvanized, painted)

Secondary: Hollow metal (galvanized, painted)

Tertiary: N/A

**Facility Group 3**

door (leaf) materials shall be as follows.

Primary: Hollow metal (galvanized, painted)

Secondary: Hollow metal (galvanized, painted)

Tertiary: N/A

**Facility Group 4**

door (frame) and window frame materials shall be as follows.

Primary: Wood

Secondary: N/A

Tertiary: N/A

**Facility Group 4**

door (leaf) materials shall be as follows.

Primary: Wood solid core

Secondary: Composite solid core

Tertiary: N/A

1. Hardwood casings may be provided over metal frames in Group 1 as approved on a case basis.
2. Paneled textured doors are preferred in Group 4.
3. Do not use hollow-core wood doors.
4. Generally match original hardware in renovations.
5. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

**Note:** Apply the below *base-wide standards* for Doors and Windows (products, materials and color). Then refer to the Appendix and apply any additional requirements specifically related to the Facility District in which the project is located.

### E05.1.1. Aluminum

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Kawneer

Color: Clear anodized

Finish: Factory

Model #: InFrame Interior Framing, (2x4 nominal framing)

Other: Satin stainless steel hardware

UGFS: Section 08 41 13 Aluminum-Framed Entrances and Storefronts  
<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 41 13.pdf>  
Section 08 71 00 Door Hardware  
<https://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 71 00.pdf>

### E05.1.2. Hollow Metal

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188



Type: **Steel Doors**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Steelcraft

Color: Neutral colors

Finish: Paint (Sheen per UFGS)

Model #: Hollow metal, 2" w. frames, 16 gauge (welded corners) grouted solid

Other: Provide in Group 3 and in utility areas of Group 1 and 2. Provide A25 "galvannealed" coating. All interior steel doors shall have a factory applied primer finish. Provide satin stainless steel hardware.

UGFS: Section 08 11 13 Steel Doors and Frames  
<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 11 13.pdf>  
Section 08 71 00 Door Hardware  
<https://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 71 00.pdf>

Type: **Steel Frames**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

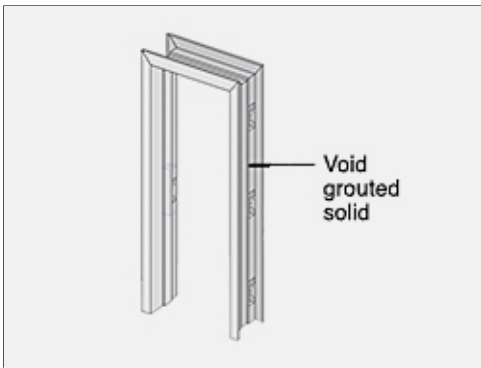
Mfr: Steelcraft

Color: Neutral colors

Finish: Paint (Sheen per UFGS)

Model #: Hollow metal, frame grouted solid

Other: Satin stainless steel hardware



UFGS: Section 08 11 13 Steel Doors and Frames

<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 08 11 13.pdf>

Section 08 71 00 Door Hardware

<https://www.wbdg.org/FFC/DOD/UFGS/UFGS 08 71 00.pdf>

### E05.1.3. Wood

Applicable  N/A

Number of base standards 2

Image Tool 250 x 188

Type: **Style 1, Administrative**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Simpson

Color: Natural hardwood veneer

Finish: Clear Sealer, satin (aqueous)

Model #: 3'x7'x 1 3/4", solid core

Other: Satin stainless steel hardware, Glass lites may be used. Stained birch veneer face, 5 ply construction, rotary cut finish.



UFGS: Section 08 14 00 Wood Doors

<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 08 14 00.pdf>

Section 08 71 00 Door Hardware

<https://www.wbdg.org/FFC/DOD/UFGS/UFGS 08 71 00.pdf>

Type: **Style 2, Residential**



Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Simpson

Color: Natural hardwood veneer or paint grade

Finish: Clear Sealer or paint, satin (aqueous)

Model #: Full slab or panels

Other: Satin nickel hardware

UGFS: Section 08 14 00 Wood Doors

<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 14 00.pdf>

Section 08 71 00 Door Hardware

<https://www.wbdg.org/FFC/DOD/UGFS/UGFS 08 71 00.pdf>

#### E05.1.4. Other

Applicable  N/A

### E06. Casework Systems

Comply with Air Force Corporate Standards for Casework Systems:

<http://afcfs.wbdg.org/facilities-interiors/casework-systems/index.html>

#### E06.1. Casework Materials

1. Select casework systems and materials considering durability, maintenance requirements and LCCA.
2. Natural stone and cast stone countertops may only be used in Group 1 with approval on a case basis.
3. Metal cabinets and countertops shall be provided in heavy-use operations and in Group 3.
4. Refer to AFCFS for approved materials.
5. Manufacturers listed below are only provided to establish a baseline of equivalency among all applicable manufacturers.

### E06.1.1. Plastic Laminate

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1, Low Use Areas**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Formica

Color: Medium Earth tones and neutral tones

Finish: Light textured

Model #: High pressure laminate

Other: Combine with matching solid-surface banding on casework edges.

UFGS: Section 06 41 16.00 10 Plastic-Laminate-Clad Architectural Cabinets  
[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_06\\_41\\_16.00\\_10.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_06_41_16.00_10.pdf)

### E06.1.2. Solid Polymer Surface

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1, High Use Areas**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Corian

Color: Medium Earth tones and neutral tones

Finish: Light textured

Model #: Solid Surface

Other: Faces and edge banding

UFGS: Section 12 36 00 Countertops  
[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_12\\_36\\_00.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_12_36_00.pdf)

### E06.1.3. Rapidly-Renewable Products

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1 Moderate Use Areas**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Plyboo

Color: Natural or amber

Finish: Satin

Model #: Flat grain bamboo plywood

Other: FSC® Certified 100%.

UFGS: Section 12 32 00 Manufactured Wood Casework  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 12 32 00.pdf>

### E06.1.4. Metal

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Steel Sentry

Color: Natural stainless steel or neural colors (steel)

Finish: Mill (stainless) or Powder coated (steel)

Model #: Lab, workbench, computer workstation

Other: Provide highly durable fabrications and finishes in Group 3 which are subjected to heavy use.

UFGS: Section 12 31 00 Manufactured Metal Casework  
<http://www.wbdg.org/FFC/DOD/UFGS/UFGS 12 31 00.pdf>

### E06.1.5. Other

Applicable  N/A

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## E06.2. Countertop Materials

### E06.2.1. Plastic Laminate

Applicable  N/A      Number of base standards 1

Image Tool 250 x 188



Type: **Style 1, Low Use Areas**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Formica

Color: Medium Earth tones and neutral tones

Finish: Light textured

Model #: High pressure laminate

Other: Only use rounded half or full bullnose and integral backsplash. Do not use plastic laminate edge banding on front edges.

UFGS: Section 06 41 16.00 10 Plastic-Laminate-Clad Architectural Cabinets  
[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_06\\_41\\_16.00\\_10.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_06_41_16.00_10.pdf)

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### E06.2.2. Solid Polymer Surface

Applicable  N/A      Number of base standards 1

Image Tool 250 x 188



Type: **Style 1, High Use Areas**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Corian

Color: Medium Earth tones and neutral tones

Finish: Light textured

Model #: Solid Surface

Other: Faces and edges

UFGS: Section 12 36 00 Countertops  
[http://www.wbdg.org/FFC/DOD/UFGS/UFGS\\_12\\_36\\_00.pdf](http://www.wbdg.org/FFC/DOD/UFGS/UFGS_12_36_00.pdf)



### E06.2.3. Natural Stone

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1, Group 1 High Visibility, Heavy Use**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Neutral tones

Finish: High polish, sealer

Model #: Custom cut slabs

Other: N/A

UGFS: Section 12 36 00 Countertops

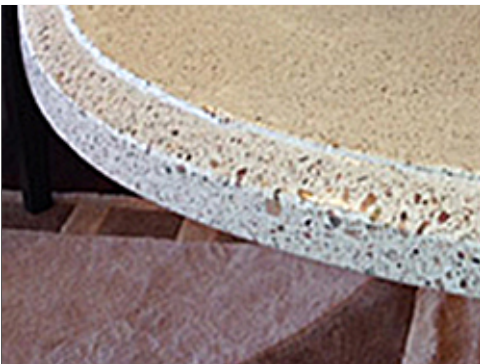
<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 12 36 00.pdf>

### E06.2.4. Cast Stone

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: **Style 1, Group 1 High Visibility, Heavy Use**

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Neutral tones

Finish: High polish, sealer

Model #: Custom cast or cut slabs

Other: N/A

UGFS: Section 12 36 00 Countertops

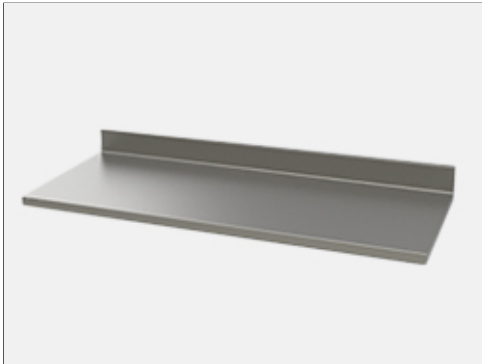
<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 12 36 00.pdf>

### E06.2.5. Metal

Applicable  N/A

Number of base standards 1

Image Tool 250 x 188



Type: \_\_\_\_\_

Applies to:  Group 1  Group 2  Group 3  Group 4  Other

Mfr: Local (TBD)

Color: Natural stainless steel

Finish: Mill

Model #: Custom fabricated countertops

Other: Provide integral fronts, sides and backsplash

UGFS: Section 12 31 00 Manufactured Metal Casework  
<http://www.wbdg.org/FFC/DOD/UGFS/UGFS 12 31 00.pdf>

### E06.2.6. Other

Applicable  N/A

## E07. Furnishings

Comply with Air Force Corporate Standards for Furnishings:  
<http://afcfs.wbdg.org/facilities-interiors/furnishings/index.html>

### E07.1. Durability and Serviceability

Comply with AF Corporate Standards for Durability and Serviceability:  
<http://afcfs.wbdg.org/facilities-interiors/furnishings/durability-and-serviceability/index.html>

### E07.2. Accessories

Comply with AF Corporate Standards for Accessories:  
<http://afcfs.wbdg.org/facilities-interiors/furnishings/accessories/index.html>

## E08. Interior Signs

Comply with Air Force Corporate Standards for Interior Signs:  
<http://afcfs.wbdg.org/facilities-interiors/interior-signs/index.html>

### E08.1 Types and Color

Comply with Air Force Corporate Standards for Types and Color:  
<http://afcs.wbdg.org/facilities-interiors/interior-signs/types-and-color/index.html>

## **E08.2. Interior Signs Materials**

1. Natural stone, masonry and cast stone signs may only be used in Group 1 with approval on a case basis.

## **E09. Lighting, Power and Communication**

<http://afcs.wbdg.org/facilities-interiors/lighting-power-and-communication/index.html>

### **E09.1. Functionality and Efficiency**

Comply with Air Force Corporate Standards for Functionality and Efficiency:  
<http://afcs.wbdg.org/facilities-interiors/lighting-power-and-communication/functionality-and-efficiency/index.html>

### **E09.2. Types and Color**

## F. APPENDIX - Facility Districts

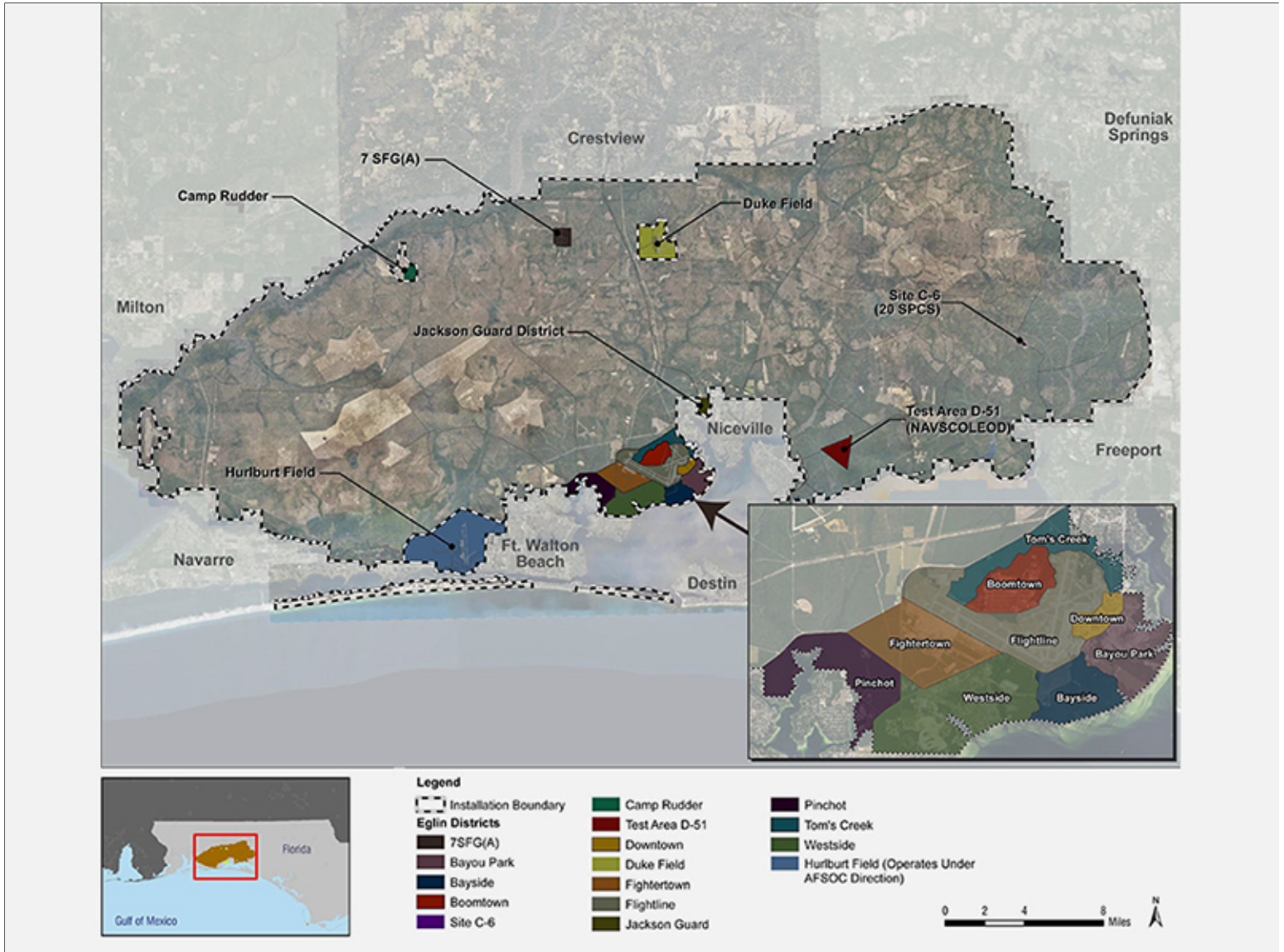
- Applicable
- N/A

Comply with Air Force Corporate Standards for Facility Districts:

<http://afcs.wbdg.org/facility-districts/index.html>

Facilities Districts Overview Map:

Image Tool 800 x 600



**Note:** Apply the base-wide standards in this IFS for Installation Elements, Site Development, Facilities Exteriors and Facilities Interiors (products, materials, color, etc.). Following application of the base-wide standards, refer to the Appendix and apply any additional requirements specifically related to the Facility District.

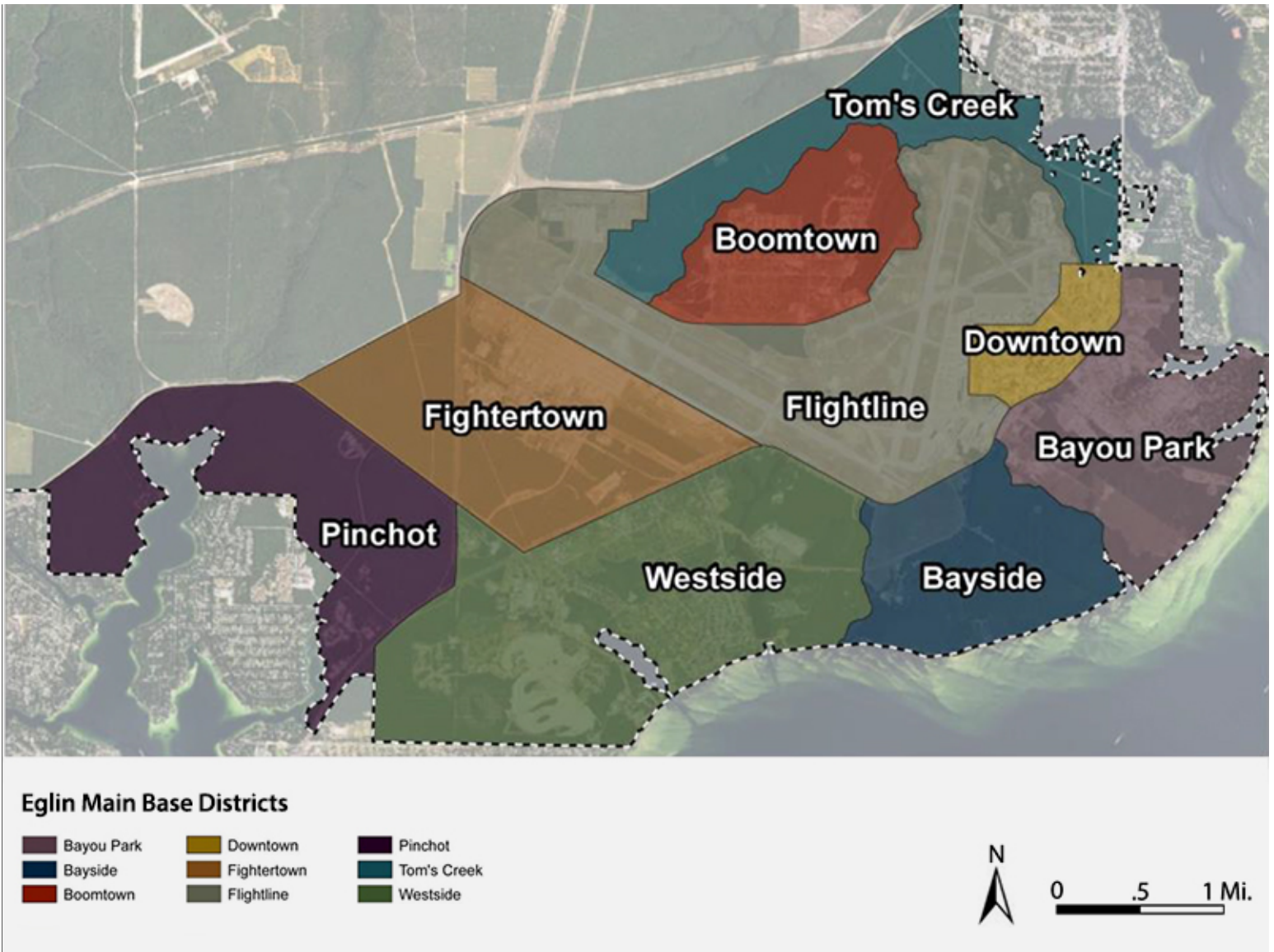
Enter No. of Facility Districts 1

The following Facility Districts list exceptions to the base standards that are unique to each district. Please refer to the Site Development, Facilities Exteriors, and Facilities Interiors sections of this IFS for base standards.

Name of District: **Basewide Standards - Eglin Main Base**

Image Tool 800 x 600

Map of District



Photos for each facility group within the Facility District as applicable.

Image Tool 250 x 188

Group 1     Applicable     N/A

Group 2     Applicable     N/A

Group 3     Applicable     N/A

Group 4     Applicable     N/A

Other       Applicable     N/A

## **FACILITY DISTRICTS**

Eglin Air Force Base is divided into districts that align with the Installation Development Plan. Each district has designated uses that support the base's operations. All districts, land use areas and tenant areas are required to follow the basewide standards in this IFS for the applicable Facility Group number.

Generally, match adjacent facilities in new construction, and match existing facilities in renovations, to promote architectural compatibility throughout the installation. Please refer to Section D03.2. and contact the Base Civil Engineer for additional information.

Following is a brief description of the districts within Eglin Main Base, assorted land use areas, and outlying districts within the Eglin Test and Training Complex.

### **1. Bayou Park**

The Bayou Park District is located at the east end of the Base. It includes facilities in Groups 2 and 3. Application of the prevailing architectural style, Florida Coastal, should be implemented during major renovations or new construction of Group 2 facilities. The Group 2 facilities are pedestrian in scale. Facilities that are industrial in nature, should generally match adjacent buildings to ensure architectural compatibility and shall follow standards for Facility Group 3 as defined in this IFS.

### **2. Bayside**

The Bayside District is located at the southeast corner of the Base. It includes Facility Groups 2 and 3. Application of the prevailing architectural style, Florida Coastal, should be implemented during major renovations or new construction of Group 2 facilities. Group 2 facilities are pedestrian in scale. Industrial facilities should generally match adjacent buildings to ensure architectural compatibility and shall follow standards for Facility Group 3 as defined in this IFS.

### **3. Boomtown**

The Boomtown District is located at the north side of the Base. It includes primarily industrial facilities and shall follow standards for Facility Group 3 as defined in this IFS.

### **4. Downtown**

The Downtown Districts located towards the east end of the Base, and it primarily contains Group 2 facilities. Application of the prevailing architectural style, Florida Coastal, should be implemented during major renovations or new construction of Group 2 facilities. These facilities are pedestrian in scale and shall follow standards for Facility Group 2 as defined in this IFS.

### **5. Fightertown**

The Fightertown District is located toward the west end of the Base. This district contains industrial facilities and shall follow standards for Facility Group 3 as defined in this IFS.

### **6. Flightline**

The Flightline District is located in the north-central portion of the Base. This district contains industrial facilities and shall follow standards for Facility Group 3 as defined in this IFS.

### **7. Pinchot**

The Pinchot District is located at the west end of the Base. This district contains industrial facilities and shall follow standards for Facility Group 3 as defined in this IFS.

### **8. Tom's Creek**

The Tom's Creek District is at the northeast corner of the Base and contains Group 2 and 3 facilities. Application of the prevailing architectural style, Florida Coastal, should be implemented during major renovations or new construction of Group 2 facilities. The Group 2 facilities are pedestrian in scale. Industrial facilities and shall follow standards for Facility Group 3 as defined in this IFS.

### **9. Westside**

The Westside District is located at the south end of the Base. It contains Facility Groups 1, 2, 3, and 4. Application of the prevailing architectural style, Florida Coastal, should be implemented during major renovations or new construction of Groups 1 and 2 facilities. Facilities in Groups 1 and 2 are pedestrian in scale. Industrial facilities and shall follow standards for Facility Group 3 and family housing shall follow standards for Facility Group 4 as defined in this IFS.

### **10. Historical Areas, Recreation Areas, Open Space, and Preserves**

Facilities in the historical areas should continue to be pedestrian in scale. Facilities, which have been designated as historical, should be treated as recommended by the Florida Division of Historical Resources and the Cultural Resources office. Most of the

historical buildings are slab-on-grade with clay tile walls covered with stucco. Wood trusses form roof structures, and roofs are covered with fiberglass shingles. Two prominent historical buildings, King Hangar and McKinley Climatic Laboratory, are located away from other historical buildings.

Recreation areas include outdoor areas that are very important to the quality of life at Eglin AFB. Uses included are parks, picnic areas, jogging paths, golf courses, marinas, swimming pools, athletic fields and baseball, basketball, and tennis courts. Facilities in this district are pedestrian in scale and, in many areas, are directly adjacent to open spaces further enhancing the aesthetic qualities of the base.

Open space includes undeveloped land both inside and outside of the immediate cantonment area. It both separates and defines the various sections of the base and creates a natural setting for the cantonment area. Areas classified as open space may be undeveloped to act as a buffer space between incompatible uses or for safety or security clearances or there may be other constraints that are not readily visible. All development in open space requires prior coordination and approval from the Base Civil Engineer.

#### **11. Enhanced Use Lease**

The proposed Enhanced Use Lease area should be pedestrian in scale. Application of the installation prevailing architectural theme, Florida Coastal, should be implemented for new construction and in subsequent renovations as appropriate. The developed property should incorporate cutting-edge technology and building materials to evoke a professional image reflecting the US Air Force.

#### **12. Outlying Districts within the Eglin Test and Training Complex**

Outlying districts within the Eglin Test and Training Complex include 7SFG, Site C-6, Camp Rudder, Test Area D-51, Duke Field, and Jackson Guard. All military construction projects and Non-Appropriated Funds (NAF) facilities in these outlying districts are required to comply with this IFS by AFI 32-1023. Please refer to the Overview section of this IFS and contact the Base Civil Engineer (BCE) for any additional information.

### **G. APPENDIX - References**

Comply with Air Force Corporate Standards:

<http://afcs.wbdg.org/index.html>

96TH CIVIL ENGINEER GROUP

Eglin AFB IFS Architectural Compatibility Project Checklist

[http://www.wbdg.org/FFC/AF/AFIFS/Eglin\\_AFB\\_Architectural\\_Compatibility\\_Project\\_Checklist.pdf](http://www.wbdg.org/FFC/AF/AFIFS/Eglin_AFB_Architectural_Compatibility_Project_Checklist.pdf)

Eglin AFB IFS Painting Guidelines

[http://www.wbdg.org/FFC/AF/AFIFS/Eglin\\_AFB\\_Painting\\_Guidelines.pdf](http://www.wbdg.org/FFC/AF/AFIFS/Eglin_AFB_Painting_Guidelines.pdf)

Eglin AFB IFS Plant List

[http://www.wbdg.org/FFC/AF/AFIFS/Eglin\\_AFB\\_Plant\\_List.pdf](http://www.wbdg.org/FFC/AF/AFIFS/Eglin_AFB_Plant_List.pdf)

FLORIDA EXOTIC PEST PLANT COUNCIL

List of Invasive Plant Species

<https://www.fleppc.org/list/list.htm>