

## SPECIFICATIONS FOR GENERAL CONSTRUCTION

1. Partitions between Occupants on multiple tenancy floors and between Occupants and public corridors shall be constructed of 2 ½" metal studs 16" on center with two (2) layer fire rated sheet rock, both sides from slab to underside of slab above with full thickness fiberglass aluminum backed insulation in accordance with applicable building codes. Gypsum wall board to be taped and spackled a minimum of three (3) coats.
2. Building standard partitions within Occupant's Demised Premises shall consist of at a minimum of 2 ½" steel studs 24" on center to arch with one (1) layer of 5/8" fire rated sheet rock on each side. All wall butting mullions shall have a proper channel to receive the Gypsum wallboard.
3. If Occupant's partition layout interfaces with existing fan coil units, the relocation of these units will be at Occupant's sole cost and expense including the material and labor overtime for the necessary drain down and refilling of system.
4. Entrance doors to be a 1½ hour fireproof self-closing type with welded frame. All wood doors shall have a fire label. All hollow metal doors shall be properly fire rated if they are located in rated partitions with visible label.
5. All woodwork shall be fireproofed and a New York City affidavit of certification must be furnished.
6. All locks shall be keyed and mastered to building setup. Keys must be supplied to the real estate manager. All hardware shall be ADA compliant. (Lever type)
7. Any contractor's engaged by Occupant to perform the work shall make available fire extinguishers based on the following:  
  
Alterations up to 3,000 sq. ft. - one fire extinguisher  
Alterations over 3,000 sq. ft. – one fire extinguisher for every additional 3,000 sq. ft.  
  
Said fire extinguishers shall be 25 lb. type approved for type A, B, C fires and shall be kept and maintained on the premises by Occupants contractor for the duration of the work and be placed and identified in a conspicuous manner so as to be readily available if required.
8. All common areas shall meet Departments of Buildings' requirements or requirements of other agencies having jurisdiction.

## NOTICE TO TENANT OF ASBESTOS CONTAINING MATERIALS

The 501 7th Avenue Building Management has commissioned a professional survey to identify materials in this building that contain asbestos (referred to as “asbestos-containing materials” or “ACM”). The results of the survey are contained in the ACM Operations and Maintenance Plan (the “ACM O&M Plan”) which is available for your review in the 501 7th Avenue Building Management Office on the

5th floor. As a result of the survey, some flooring material in the building, and some thermal insulation on mechanical systems located in mechanical rooms, within wall cavities and above ceilings have been identified as ACM.

Asbestos is a naturally occurring fibrous material, which was used in building materials through the 1970’s. According to the New York City Department of Environmental Protection, seventy percent (70%) of all buildings in New York City have ACM. Exposure to airborne asbestos fibers can have significant adverse health effects on some people. However according to EPA guidelines, the ACM is not hazardous as long as it is not disturbed in a manner which will release airborne fibers.

The 501 7th Avenue Building Management has developed the ACM O&M Plan to protect the occupant and visitors of the building. The O&M Plan is an active program of ACM control and management designed to prevent exposure to airborne asbestos fibers and to comply with applicable codes. The ACM O&M Plan seeks to prevent disturbances of ACM, which could result in releasing airborne asbestos fibers. Under the ACM O&M Plan, undamaged ACM is actively monitored and maintained; damaged ACM is removed or repaired.

This document serves as a tenant and occupant notice of the presence of ACM in this building in order to prevent exposure to airborne asbestos fibers.

**NO WORK WHICH COULD DISTURB BUILDING MATERIALS SHOULD BE CONDUCTED WITHOUT PRIOR APPROVAL.**

#### **NOTICE TO BUILDING CONTRACTORS OF ASBESTOS CONTAINING MATERIALS**

Parts of this building were constructed with asbestos-containing materials (“ACM”). Accordingly, all suspect materials within the building shall be assumed to be asbestos containing unless verified as non-asbestos by the 501 7th Avenue authorized NYC Certified Asbestos Investigator. All suspect materials shall include thermal system insulation (e.g. pipe and duct insulation), surfacing materials (e.g. wall and ceiling plasters), and various, misc. materials (e.g. floor tiles, wiring, etc). Asbestos is a naturally occurring fibrous mineral, which is strictly regulated because airborne asbestos fibers may pose a serious health hazard. As a result any construction renovation activities which disturb ACM and /or release asbestos fibers into the air are strictly prohibited.

Many building projects are covered by New York City regulations requiring an investigation by a certified asbestos investigator prior to commencement of work.

You should insure that all such applicable requirements are met, and that all determinations made by a Certified Asbestos Investigator are strictly followed.

Furthermore, before you perform any work you must follow the additional procedures listed below:

1. Provide a copy of this notice to each of your workers. It is your responsibility to notify them about ACM in the building.
2. In conjunction with the 501 7th Avenue Building Management review, the ACM Operations and Maintenance Plan (the "ACM O&M Plan")
3. Prior to commencement of work, obtain a work permit authorization as specified in the ACM O&M Plan and follow any/all directives indicated on the permit. This permit process is used to determine the absence or presence of asbestos-containing material which could be disturbed during the course of the proposed work activity. A permit authorization will then be issued only if it is determined that asbestos will not likely be disturbed as a result of the proposed work.

**NEVER PERMIT ANY ACTIVITY THAT MAY DISTURB OR IMPAIR ACM**