

Landside Design Update

Community Engagement

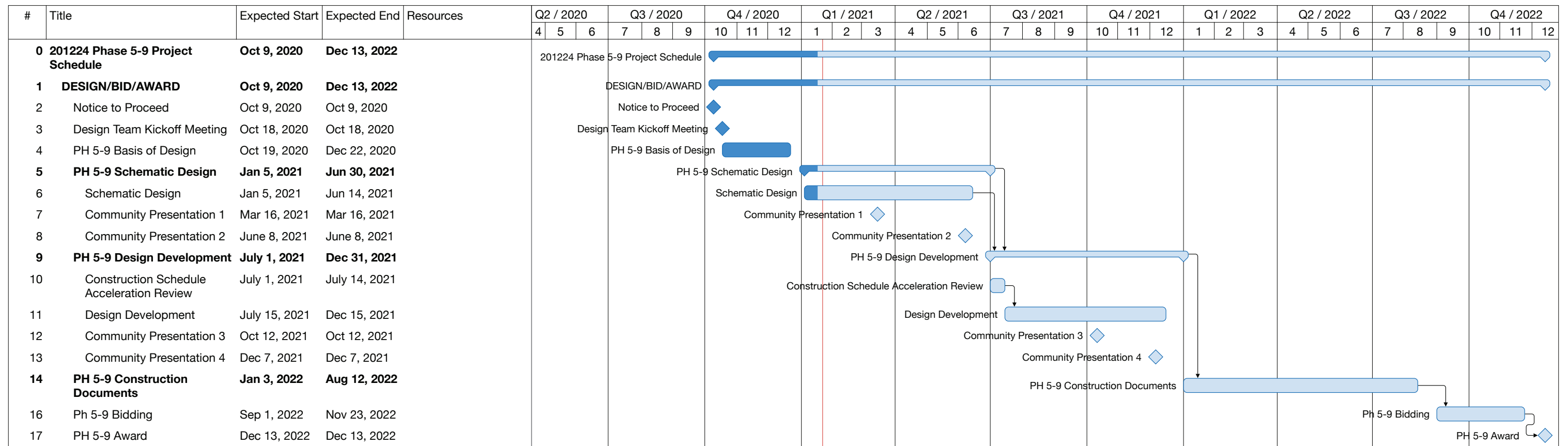
Input sessions will be held via Zoom with the following objectives:

- Foster an open dialogue with community stakeholders
- Answer questions related to the project design
- Discuss design criteria and objectives
- Listen to public comments and input

These sessions will be scheduled at the following milestones:

- 40% Schematic Design
- 90% Schematic Design
- 40% Design Development
- 90% Design Development

Project Design Schedule



Basis of Design Tasks

1. Defined expected project service life of major components
2. Updated building and site program
3. Updated design criteria for all disciplines
4. Incorporated directives from SSA staff
5. Established design recommendations for Coronavirus responsiveness following industry best practices
6. Updated resiliency criteria
7. Developed sustainable design objectives

Project Service Life

Building overall design life: 50 years +

Component parts:

Structure:	Indefinite
Exterior Walls:	Indefinite
Sloped Roofing:	20-50 years
Flat Roofing:	20-30 years
Windows & Doors:	20 years

Landscaping Elements

Granite Curbing:	50 years+
Granite Walls:	50 years+
Metal Railings:	40 years
Site Furniture:	20 years
Shrub Planting:	20 years
Tree Planting:	50 years+
Irrigation System:	20 years

Electrical

Equipment:	40 years
Conduit/Wiring:	50 years+
Lighting Fixtures:	20 years
Photovoltaic System:	20 years

Plumbing

Equipment:	30 years
Piping Systems:	50 years+
Fire Protection:	50 years+

HVAC

Equipment :	30 years
Hydronic Piping:	50 years+
Refrigerant Piping:	30 years

Pavements

Rigid portland cement conc:	20 years
Flexible bituminous conc:	20 years
Unit paving systems:	30 years

Steamship Authority Directives

- No program changes are required for terminal and utility buildings
- Eliminate 1 row of vehicle staging (8 spaces) and utilize area for bike parking at rear of site
- Verify that trucks can turn from the Cowdry Rd. entrance into the rear staging area.
- Verify that truck staging near slip 1 allows clear access to the transfer bridge
- Minimize parking spaces lost at employee parking lot. Currently 10 employee vehicles are parked in two short lanes of the current staging area
- Incorporate in-road lighting fixtures where possible
- WiFi antenna is to be located near sewer pump out station in employee parking lot
- Standard fire protection system is to be used for terminal and utility building telecommunications rooms

Coronavirus Criteria

Air Normal Operation / Passive

- Base Design Ventilation to exceed ASHRAE requirements
- MERV-13 filtration in accordance with CDC/ASHRAE recommendation

Fomites Normal Operation / Passive

- Touch free fixtures and doors will be used in public spaces
- Copper alloys (copper, bronze, brass) will be used where appropriate
- Antimicrobial coatings will be used where appropriate
- Minimize use of plastics
- Finishes and built-in furnishings to be detailed to enable easy cleaning

Air Enhanced / Active

- Building Management System will allow for increased ventilation airflow when activated
- Design team investigating UV-C system operating and maintenance costs

Social Distancing Enhanced / Active

- Occupancy reductions due to social distancing will be identified for reference
- Ticket counter will close every other window to achieve separation distances
- Restroom corridor and waiting room circulation of sufficient dimension to allow one way travel when required
- Ticketing counter will have glass partition

Coronavirus Criteria - Continued

Public Restrooms *Normal Operation / Passive*

- Water closet stalls separated with full height enclosures and dedicated supply / return air
- Antimicrobial finishes as defined in fomites
- Wet surfaces (sinks, countertops, floors) with minimized joints to reduce moisture retention
- Touchless fixtures and doors
- Hand dryers located at each sink to minimize water spread

Adaptability *Normal Operation / Passive*

- Non load-bearing interior partitions to allow for future flexibility
- Organized building systems to enable independent future modifications

Public Restrooms *Enhanced / Active*

- Urinals and lavatories spaced 36" on center to allow for 6 foot social distanced spacing

Sustainable Design Initiatives

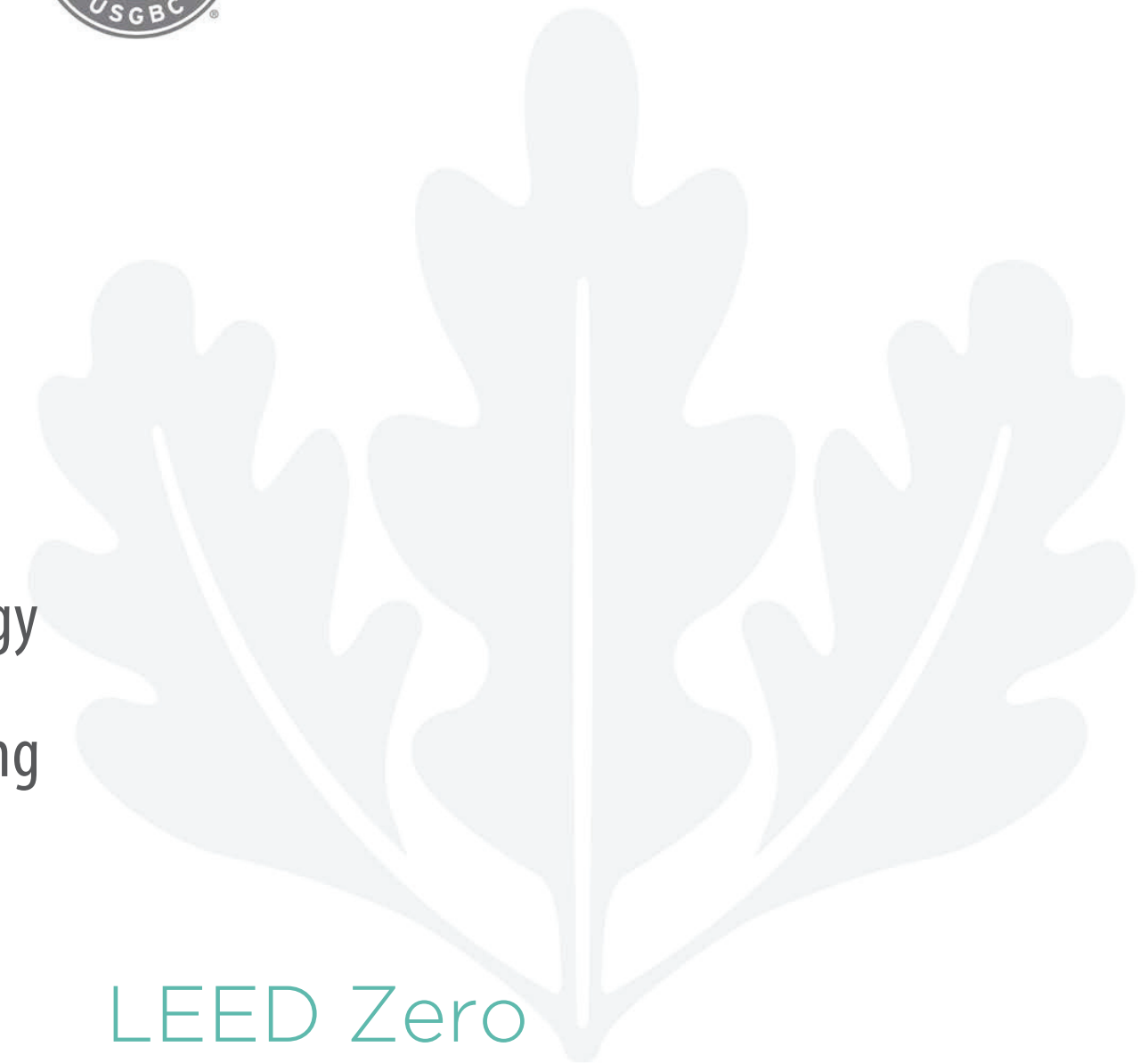
LEED Certification

- Project will pursue LEED Certification
- Target certification level (Certified, Silver, or Gold)
to be determined during design



LEED Zero Energy Certification

- Proposed solar arrays are sufficient to pursue Net Zero Source Energy
- Additional elements required to develop higher performing building envelope (i.e. Insulation and Air Sealing)



Estimated LEED Points

Certified (40-49) Silver (50-59) Gold (60-79) Platinum (80-110)

Category	Base Design Points	Potential Additional Points
• Integrative process	1	-
• Location and transportation	9	2
• Sustainable sites	2	-
• Water efficiency	3	-
• Energy and atmosphere	15	5
• Materials and resources	3	5
• Indoor environmental quality	8	7
• Innovation	2	1
• Regional priority	2	1
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