

10/8/2024 Getting to Know P100 Public Training Q&A

| # | Question | Answer |
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| 1 | There were important items taken out of the previous editions of the P-100. For example, the requirement for prohibiting abandonment-in-place of piping, ductwork, & equipment was removed. Whom should we, the design reviewers, contact for clarification as to how to enforce a previous requirement? | The project manager for the job is your best first option. You can also reach out to p100@gsa.gov with your question. As it relates to abandonment in place, we clarified the requirement in section 1.2.1. |
| 2 | Will this presentation be sent to us for download and future reference? | Yes, the slides will be posted in a few days. The recording will be available in two weeks. |
| 3 | Thank you - will the slides weblink be sent to all those who registered via email? | Yes. The web link will be provided to all attendees. |
| 4 | If the information in the P-100 conflicts with individual tenant agency design guidelines, which publication shall dictate? | Section 1.6 addresses this issue and states that if a conflict exists, the more stringent requirement rules. If there are still questions, you can reach out to the Office of Architecture and Engineering through the Project Manager on the job. |
| 5 | Are all design contract holders and GSA review personnel required to follow P100 design standards? For instance if a designer is rejecting a submittal for something that is accepted by the P100, can GSA override the designer of record's rejection? Can you provide a point of contact to alert when it is not being accepted or followed on a contract? | The GSA Project Manager on your job is your first option here. They are required, along with the contracting officer to insure the project is following P100. There are times though, through waivers or other means, when a certain aspect of P100 is not required. If you still have question reach out to p100@gsa.gov |
| 6 | What is EUI? | Energy Use Intensity. Amount of energy used divided by the building area. |
| 7 | Is there language in the standard that allows/encourages PV over parking lots? | There is no specific language regarding PV over parking lots; however, Chapter 6 does discuss PV arrays regardless of where they may be mounted. |
| 8 | Is there language in the standard that allows/encourages PV over parking lots? | P100 section 2.5.9.1 PARKING LOTS allows for shade structures with or without PV |
| 9 | Does the sustainability and conservation requirements apply to all existing and historic preservation buildings as well? | Yes. Age of building does not factor into which P100 requirements apply. Some of our most-efficient buildings also happen to be historic; they may benefit from thermal massing, daylighting, or natural ventilation. Certain P100 provisions only apply to new construction or major modernization projects, regardless of building age. (e.g. LEED Gold certification, and net zero energy ready.) |
| 10 | Does anyone know what the percentage of buildings that have been updated on energy efficient fixtures? | Hi Ronald, GSA keeps tabs on all our buildings' energy efficiency, and, when budgets are limited, prioritizes energy efficiency upgrades that yield substantial energy savings -- such as at EISA 2007 "covered facilities" that comprise 80% of our agency's energy usage. If his does not answer your question, please feel free to rephrase and restate. |

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| 11 | If a GPG technology is in a category that is not otherwise approved in P100, does being a GPG override not being approved? | Great question. In the event that Green Proving Ground technology violates another section of P100, a P100 waiver request would be needed. GPG adoption would be a relevant circumstance to mention in the waiver. If you have a specific technology in mind, feel free to email the question to walter.tersch@gsa.gov and I can look into it. gpg@gsa.gov is another option. |
| 12 | Why doesn't region 10 (AK) qualify for backup fossil fuel use? (Just regions 6, 7, & 8 cited on slide)? | Clarification, the slide is referencing ASHRAE climate zones, NOT GSA regions. |
| 13 | Why doesn't region 10 (AK) qualify for backup fossil fuel use? (Just regions 6, 7, & 8 cited on slide)? | Yes. P100 section 1.9.3.5.2 says "GSA also recognizes that some projects in existing buildings located in ASHRAE climate zones 6, 7, and 8 may require supplemental fossil fuel for peak heating in extreme weather conditions." Alaska is in ASHRAE climate zones 7 and 8, per this map: https://www.ashrae.org/file%20library/technical%20resources/standards%20and%20guidelines/standards%20addenda/169_2020_a_20211029.pdf#page=8 |
| 14 | For building electrification compliance, do demand response generators include emergency backup response generators? | No, demand response generators are used for demand response management. Emergency backup generators are excluded from the fossil fuel requirements. |
| 15 | The Public Buildings Amendments Act of 1988 states that buildings constructed or altered by a Federal agency must comply with nationally recognized model building codes and with local zoning laws and other local requirements. What happen when there is a discrepancy between P100 and a more stringent building code such IBC. For GSA buildings, does P-100 take precedence or the building code as required by the Public Buildings Act.? | If P100 addresses a specific building code issue, than P100 would take precedence. If a local building requirement is more stringent than P100, we try to comply with it. section 1.3, 1.4 and 1.5 cover this in P100. |
| 16 | How much can the public / local elected officials influence land port of entry projects? Public impact could be considered snowmobile trails, pedestrian & cycling crossing, etc. | For that facility type, you're absolutel right that how the public moves through the land port is a core part of the program. Public outreach and influence would certainly pertain to that but outreach may identfiy design opportunities for elements that meet requirements but could be enhanced (e.g., design may meet the basic throughput requirements for pedestrians but we may want to address the quality of the pedestrian experience and/or how people are introduced into surrounding fabric). |

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| 17 | I have a general question regarding the P100. We are seeing, on the construction site, construction documents that lack the quality and completeness required in the P100. As contractors we are asked to fill in the gaps on the projects. Is there a requirement in the GSA's AE contract for the construction documents to comply with the P100? What happens when they don't? This is resulting in change orders and costs increases. | Eduardo, this is great to know what you are seeing. One of the tools I will talk about in the appendix is the submittal matrix. This should help to make sure we get complete documents. Additionally, the GSA PM and the Construction Manager should be alerted to quality of the drawings. |
| 18 | GSA has three new sustainability requirements in the 2024 P100. One of the new requirements is to value ecosystem services. This requirement is not limited to landscaping, it is a holistic requirement – do I understand correctly? Also, does this requirement have a baseline and tiers – where can construction companies find the performance table and/or prescriptive requirements? | Valuing ecosystem services is a holistic requirement. Currently there are no performance baselines associated with this. It is a design philosophy about how the project is approached and the use of integrated design. We have many projects that do this successfully by recognizing as an example that certain plants can provide biodiversity, rain management, beauty for the landscape, security, and lowering ambient air temperatures all of which benefit the project and can lower the overall cost. |
| 19 | In design-bid-build, is the general contractor required to ensure compliance with P-100 if the design documents are not in compliance? Who is responsible for the design and contract documents being in compliance with P-100, and what is the protocol if a non-compliance item comes up during the course of construction? | In a design bid build scenario, the GC is bidding on the documents provided by the A/E team. It is their responsibility to provide a complete set that meets the requirements of P100. P100 is generally referenced in a construction contract as there are some aspects, especially related to submittals and handoff that are the GC's responsibility. |
| 20 | Table 3.1.5 - Does air tightness apply to historic restoration? | The short answer is yes, but a baseline blower door test before construction can help determine whether the .17 cfm/sf is likely going to be attainable. IR and smoke in conjunction with the blower door test will help pinpoint where required improvements will provide the most benefit. Typically the fenestration and wall to roof connections are the most significant contributors to air leakage. |
| 21 | What is ELD? | Typically used on roofs. ELD - electronic leak detection. |
| 22 | Are cornerstones required for additions to an new addition for a building | Please check with your Project Manager on that. In general no they are not, but if the addition is major, and/or has a new major entrance, then it may be. |
| 23 | Might the Dec 2022 Pump Act be referenced in the standard? | Hey Joyce, we reference the US Code that is from the Pump act. 29 USC 218d in P100 section 3.4.6 |
| 24 | The P-100 dated May 2024 at this GSA link is the most current version now, correct? https://www.gsa.gov/system/files/P100%202024%20Final%20%281%29.pdf | The best link to use is www.gsa.gov/p100 |
| 25 | The P-100 dated May 2024 at this GSA link is the most current version now, correct? https://www.gsa.gov/system/files/P100%202024%20Final%20%281%29.pdf | we have made some grammatical clarifications so this will get you the latest version which is currently marked with a v2 in the footer. |

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| 26 | Has the new version of P-100 been cross-referenced with other agency design guidelines?.. such as US Marshall's security requirements. If conflicts are discovered, which standard is required to be followed... the P-100 or agency specific requirements? | Section 1.6 addresses this issue and states that if a conflict exists, the more stringent requirement rules. If there are still questions, you can reach out to the Office of Architecture and Engineering through the Project Manager on the job. |
| 27 | Did you say the 100 year is 1%; and the 500 year is 2%? | Interchangeable terms: Base Flood Elevation (BFE) = 100-year Flood Elevation = 1.0 Percent-Annual- Chance Flood Elevation.... 500-year Flood = 0.2 Percent-Annual- Chance Flood |
| 28 | Does the P-100 outline where specific information is to be located in the final design document deliverables? Such as calculations and sequence of operations to be in DWG's vs. specs'? | Please see the P100 submittal matrix for information regarding calculation requirements that may not be included within P100. Note: the P100 submittal matrix will be updated and published in the next few weeks. |
| 29 | RE: Mechanical Section - Replace in kind. Is that new section only for Major HVaC Equipment, or also for accessories, such as duct insulation? | This is mainly applicable to major HVAC equipment such as (but not limited to) air handling units, packaged air conditioning units, chillers, cooling towers and boilers. Components of a mechanical system such as duct insulation that needs to be replaced shall be specified to current energy codes to ensure the appropriate insulation material and minimum thickness is being used. |
| 30 | For P100 2024, for those recirculation lines for domestic cold water lines and mains for flushing purposes, will any future renovations mandate bringing older buildings without cold water recirculation up to this standard or are they able to be waived? | This depends on the extent of existing plumbing infrastructure being altered. If practical and cost effective, measures shall be taken to incorporate these recirculation lines on domestic water risers and main branch runouts. Suggest consulting with the GSA Project Manager so that this matter is brought to the attention of GSA regional mechanical engineers. |
| 31 | Has the P-120 been updated as well to keep up with the new P-100? if not, is it planned? if so, what is ETA? | GSA is working on a P120 update that should be issued in the next few months. |
| 32 | If designs have been compelled under older versions of P-100 prior to the new 20204 P-100, but they have not gone into construction yet, will the previous designs have to be updated to meet the requirements of the new 2024 P-100? | No, P100 is not retroactive to projects that have been solicited for design. The design team does have the option to use any new requirements, but this is not required. Sec 1.2 covers this. |
| 33 | Is there something in the P100 that talks about building code and when to use the more stringent code. For example, Plumbing Fixture codes in CA, CBC/CPC is more stringent than IBC. Same for accessibility. Where does it state that we are to use the more stringent code for our state? | See P100 section 1.5. |
| 34 | Do special spaces include federal data centers or is it a Tier? | Special spaces do not include federal data centers. |

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| 35 | Will there be more information on renovation/tenant improvements with regard to what building system upgrades need to be met to incorporate the current P100 requirements with buildings that need updating? | See P100 section 1.2.1 |
| 36 | Is a Professional Engineer considered a licenced engineer in regards to 7.1.3.1 Fire Protection? | the professional engineer must be a licensed engineer who has passed the princials and practice of engineerig examination in fire prttection administered by the National Concil of Examniners for Engineering and Surveying (NCEES). |