



131 South Dearborn

CONTRACTOR REGULATIONS & GUIDELINES

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I. GENERAL POLICIES & PROCEDURES

A. Hines Participation

1. *Hines Interest Limited Partnership (Hines)* will be involved in the Tenant Improvement (T.I.) process from "kickoff" to "move in", including plan review, pre-testing, testing, and pre-qualification of Contractors and the coordination of building systems tie-in. Hines will coordinate the use of the loading dock and freight elevators.
2. Hines reserves the right to inspect work, stop work and/or have workers removed from the job at any time during the project.

B. Hines/Contractor Cooperation

1. The Contractor's superintendent is encouraged to make use of Hines' experience with the building systems. Hines staff will make themselves available for consultation during the entire process. They will attend all meetings with the Contractors, Subcontractors or space planners that involve building systems or major changes of scope, and as such, expect to be informed of all meetings.

C. Hines Approval of Construction Plans/General Information

1. Approval: Plans and specifications *must* be approved prior to commencement of any work. Contractor/Architect is responsible for confirming with Hines on the approval of the plans and specifications. Hines should be provided with two (2) full sets of drawings for review prior to work commencing.
2. Coring / Floor Loading: Floor coring is permitted on a limited basis only after review and approval by the Building Landlord and a Structural Engineer. Tenant Contractor is to provide a complete drawing showing all proposed core locations as well as any existing core locations within a 20' radius of the coring area. Any costs related to the structural review and approval will be the Tenant's responsibility. All coring will need to be completed after-hours or on weekends and must be coordinated with the Landlord prior to proceeding and all coring is subject to Landlord's review of floor scanning which is to be done prior to coring. Structural review and approval will also be required for any atypical loading scenarios (i.e. high-density files, safes etc.).

3. Meeting: A "kick-off" meeting will be scheduled with Hines prior to the start of construction with Tenant representative(s), Architectural and Engineering representative(s), Contractor(s) and Hines, to discuss guidelines, procedures, schedules, quality control and other items that will make the job run smoother for all parties.
4. Coordination: All coordination of Hines services (i.e. use of loading dock, freight elevator, deliveries, after-hours access, etc.) will be done by the General Contractor (Project Managers) only, not individual Subcontractors.
5. All work must be approved in advance by Building Manager. The Tenant or Tenant's Architect/Engineer shall submit two (2) up to date copies to the Office of the Building for review. A minimum of five (5) working days should be allowed for this review.
6. All proposed work that includes partition and/or electrical revisions is required to have MEP drawings prepared by a professional engineer licensed in the State of Illinois. Air balancing for the HVAC systems shall be coordinated with Building Manager and performed by contractors approved by Building Manager. An air balance report shall be approved by the Tenant's MEP engineer and provided to Building Manager upon completion of the work.
7. Building Permits are required per City of Chicago Code. Copies of Building Permits must be posted at the construction site and supplied to Building Manager prior to commencement of the work.
8. All contractors and/or subcontractors must be approved in advance by Building Manager. The names and telephone numbers of key personnel who are empowered to represent the contractor on all matters (including emergency telephone numbers) shall be submitted to Building Manager prior to the start of work.
9. Prior to starting work, Certificates of Insurance for the contractor and his subcontractors must be submitted to Building Manager. The Certificates of Insurance must be in accordance with the requirements listed at the end of this document.
10. Contractors are required to submit a construction schedule to Building Manager prior to commencement of the work.
11. Upon completion of the work, two (2) as-built drawings and (1) as-built CD approved by the Tenant's architect and engineer must be

submitted to Building Management in the form of digital PDF and hard copy, along with two (2) copies of all equipment operating and maintenance manuals including all mechanical test and balancing reports.

12. Tenant contractor shall deliver to Building Management one (1) copy of any and all guarantees and warranties with terms and conditions in accordance with the Tenant's Lease Agreement and the construction documents.
13. Tenant Contractor shall submit a written statement verifying that no materials containing PCBs, asbestos or any other substances or materials categorized as a known carcinogen or hazardous to human health has been used in the construction of the project.
14. All waivers of lien, affidavits, and invoices must name 131 South Dearborn LLC as the Owner.
15. All work must comply with City of Chicago Codes and 131 South Dearborn Tenant Design Standards Manual. Contractor is responsible for insuring that all work performed complies with the above requirements. Any questions or concerns regarding the Building Rules and Regulations should be directed to Building Manager.
16. All applicable Local, State and Federal codes must be followed and met. Landlord review does not imply compliance for applicable codes.
17. The Contractor's work shall be scheduled so that in no way conflicts, interferes with or impedes the quiet and peaceful environment of other Tenants and their activities. Any work that is in conflict with the other Tenants will be rescheduled by the Contractor to such dates or times approved by Building Management. Building Management reserves the right to cease the Contractor's work at any time if such work conflicts with other Tenants' activities. Tenant business hours are 7:30 AM to 6:00 PM, Monday through Friday.
18. There will be no work in another Tenant's space without obtaining Building Management and the other Tenant's written permission. Work in another Tenant's space shall be performed after hours or at the other Tenant's convenience and must be scheduled with Building Manager 48 hours prior to commencing such work.

19. Tenants reserve the right to request security monitoring during such work that may occur in their space due to construction for a separate tenant. Any costs associated with security requests will be the responsibility of the Tenant performing the work.
20. The Contractor will not install any identifying signage or advertising within, or on the grounds of, 131 South Dearborn.
21. Entry doors to base building air handling rooms, freight elevator lobbies, electric closets, and phone closets must be kept closed and locked at all times except when work is being performed within.
22. The Landlord has provided and installed mini blinds; protection of the blinds during construction and any damage to the blinds will be the sole responsibility of the Tenant Contractor.
23. Before commencement of any work, there shall be an inspection of the freight lobby, public corridors, restrooms and base building mechanical and electrical rooms to assess and note any existing damage of walls, doors, ceiling, etc. Contractor and Building Management shall be present. Failure to comply with the above will place full responsibility on the Contractor to repair any damage after the project is complete.
24. The walls and floor coverings of multi-tenant corridors must be protected from damage and excessive dirt during construction without compromising the aesthetics. Tenant Contractor shall be responsible for appropriate barricades and protective materials to ensure the safety of any person.
25. The Contractor must coordinate with Building Management concerning salvaged building materials such as doors, locks, light fixtures, etc. It will be the Contractor's responsibility to dispose of these materials from the building.
26. Building Management expects the Contractor to maintain a reasonably clean and presentable space during construction. The Contractor shall at all times, on a day-to-day basis, keep the project site and common areas near the site free from accumulations of waste material, debris or rubbish caused by or incidental to the Work. Upon completion of the Work, the Contractor shall promptly remove all tools, scaffolding, machinery, surplus materials, trash and debris from the project site leaving the site and related areas in a "broom cleaned" fashion. This final clean up includes, but is not limited to:

- a. Light fixtures and lenses
 - b. Windows and window mullions
 - c. Doors and frames
 - d. Base board
 - e. Carpet
 - f. Blinds
 - g. Under floor plenum
27. Any debris, trash, unused materials or equipment left abandoned and not removed promptly upon completion of the project will be removed by Building Management and the Contractor will be responsible for any costs associated with such removal.
28. Clean up and trash removal must be performed by the Contractor at its own expense. The Contractor must schedule dumpster deliveries with Building Management. Building Management retains the right to have the dumpster removed at its discretion without the consent of the Contractor. All dumpsters should be removed before business hours, the following day. Dumpsters can be delivered after 6:00 PM and will be required to be removed prior to 6:00 AM.
29. All GC's should provide a leak diverter on the job site in the event of sprinkler head damage or any other water related incidents.
30. Building gondolas and trash compactors shall not be used by the Contractor unless approved in advance by Building Management.
31. The Contractor shall maintain supervisory personnel on-site at all times whenever the Contractor or its subcontractors are working on the site. Such supervisory personnel shall be fully empowered to direct the Contractor's subcontractors as necessary to perform the work.
32. The Contractor shall be responsible for all its actions on-site as well as those of its agents and/or subcontractors. Any damage to the Building or the property of another Tenant caused by the Contractor will be promptly repaired or replaced at no cost to Building Management or the affected Tenant.
33. MSDS sheets for all materials used at the project site must be displayed at the site and submitted to Building Management.
34. Tenant's Contractor will provide an adequate number of fire extinguishers in the work area throughout the construction period.

35. Removal of combustible objects such as cardboard, empty paint cans, paint rags and other combustible materials should occur daily. Such objects should be disposed of in an approved receptacle and in accordance with all related codes and laws.
36. All fluorescent light bulbs must be removed through the contractor's recycling program

D. Construction

1. It is the responsibility of the Tenant to restore all structural fireproofing as required by Code.
2. Not for any reason, shall the Tenant be permitted to attach, adhere or fasten anything to the base building curtain wall. Any damages to any base building curtain wall component shall be repaired at Tenant's cost.
3. Fill any abandoned floor penetrations with concrete and code required fire stopping material and contractor shall take additional steps to ensure that the plug is permanently secured.
4. Tenant is responsible for providing access panels to provide access to any base building valves, equipment or dampers.
5. Any large cores 4" or greater, or any trenching in the structural slab, is subject to review by the Building's structural engineers at the Landlord's discretion and at Tenant's cost.
6. Structural scanning is required for coring at all locations.
7. 24-hour notice is required for work involving any type of fire system shutdown and should be provided through the Office of the Building.
8. The building is equipped with an Enhanced Cellular in-Building Distributed Antenna System (DAS) and Tenant is responsible for maintaining the integrity of the system in their leased space. The system includes antennas installed below, through, and/or above the ceiling, connected by coaxial cable, splitters, and other components which are housed in conduit and junction boxes. Prior to any demolition or construction project, notify the Management Office. Tenant is responsible for any changes, additions, or repairs needed to maintain the integrity of the system as a result of the demolition or construction project.

E. Plumbing

1. Make sure all water connections (refrigerator, coffee maker, dishwasher, etc.) use brass fittings, no plastic.
2. All open sight drains should be self-priming.
3. All water heater relief valves, condensate relief valves and drain lines shall be terminated directly into a floor drain.
4. No garbage disposals are allowed.
5. Any Tenant specific water supplies (such as in kitchen areas) will require local leak detection and automated shut-off valves. If the required leak detection is above any areas that are identified as "Citadel Critical 1" areas (building engineers to determine), leak detection must be tied into the Base Building BAS System.
6. Grease traps are required to be installed in all kitchens and must be stainless steel.
7. A stainless steel drip pan shall be installed under all grease traps. Drip pans shall be the proper size to capture any over flow or leaks coming from the grease traps.
8. All water lines must be copper; no plastic or PVC will be authorized. Should the Management Office discover non-copper piping, it will be addressed immediately.
9. Copper Pipe (4" pipe size and smaller): Pipe above ground, inside the Building for class 150 psig working pressure pipe, ASTM B88-72, H23.1-59. Type "L" and Type "K" for class 300 psig and 400 psig working pressure hard drawn seamless copper water tube shall be used for sizes 4" and smaller. Copper tube shall be manufactured in the United States by Cerro, Halstead, Mueller, Wolverine or approved equal. Connections between steel pipe and copper tubing shall be made with dielectric insulating fittings.
10. Stainless Steel Pipe (6" pipe size and smaller): Pipe above ground inside the Building may be Schedule 10A312/316L for class 150, 250, 300 and 400 psig working pressure systems.
11. Potable only valves/piping/automatic shut off valves shall be used on all domestic water lines. Non-potable material will not be

allowed.

II. BUILDING SERVICES

A. After-Hours Access

1. After-hours access will be provided based upon the Subcontractor list provided to the Building Management. Any deviation will require written explanation.
2. After-Hours Dock Access: Must be submitted to the Office of the Building. After-hours dock requests can be accommodated from 6:30 PM to 6:00 AM. Dock spaces and freight are on a first come first serve basis.

B. Freight Elevator

1. The Building is equipped with two (2) freight elevators to serve all floors. All Tenant Improvement contractors and contractor personnel must use only the freight elevator for transportation of workers, materials, and equipment. No Contractor/Subcontractor personnel or equipment are permitted within the finished passenger cabs. These are reserved for occupants of the Building and their guests only. If any Contractor or Subcontractor personnel are found in the passenger cabs, the elevators will be immediately inspected for damage, and all damages, whether a result of said use or not, shall be corrected by Hines at Contractor's expense.
2. Freight Elevator Request-Requests must be submitted during normal business hours, email, or in person, to Hines Building Management Office 48 hours prior to the date of requested access. When possible, the Building Management Office shall do its best to accommodate requests for less than four hours. Independent elevator requests that are over 30 minutes will require an elevator operator, which will be a cost to the Tenant. This will be scheduled at the time of the freight requests.

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Car	Door Frame Opening	Cab Dimensions	Weight Capacity	Services / Floors	Location on Dock
S1	4'6"wide, 9' high	5'5"wide, 10'deep, 10'7" high	6,000 lbs	ALL LL3-37	West end
S2	4'6"wide, 9' high	5'5"wide, 10' deep, 10'7"high	6,000 lbs	Lobby, 2-37	West end
S3	6' wide, 9' high	7' 11"wide, 10'deep, 11 '5"high	5,000 lbs	LL2, Dock-11	East end
S4	6'wide, 9'high	7' 11"wide, 10'deep, 11 '5"high	5,000 lbs	LL2, Dock-11	East end

C. Loading Dock

- Hours: Monday through Friday, 6:00 AM – 6:00 PM, unless otherwise specified by lease.

Bay 1 and 2:	Not available (trash/recycle compactors)
Bay 3:	Stall 1 13'8" height, 16'11" width, 31 '0" depth
Bay 4:	Stall 2 13'8" height, 22'11" width, 31 '0" depth
Bay 5:	Stall 3 13'8" height, 22'11" width, 31 '0" depth
Bay 6:	Not available (compost trash)
Bay 7:	Stall 4 13'8"height, 30'11" width, 56'0" depth
Bay 8:	Stall 5 13'8" height, 30'11" width, 34'9" depth
Bay9:	Stall 6 13'8"height, 17'0" width,39'0"depth

Dock parking is limited to 30 minutes between 6:00 AM and 6:00 PM. Any projects requiring longer than 30 minutes need to be approved by Management or should be scheduled for off hours.

D. Personnel Access to Building

- All Contractor personnel shall enter and exit through the loading dock at all times. Building Security Personnel have the right to inspect tool boxes of all workers upon entry and departure from the Building.

E. Personnel Use of Restrooms

1. Specific restrooms will be designated for Contractor use. Workers found using restrooms other than those specified will be subject to dismissal.
2. Contractor is responsible for maintenance while using designated restrooms. At the end of each work day, the Contractor will be responsible for restoring the facility to its original state.

F. Deliveries

1. When working on a tenant-occupied floor, all deliveries are to be accepted, moved and delivered to the contracted suite by 8:00 AM. When accepting deliveries, Masonite must be installed to protect wall and floor finishes. It is the Contractor's responsibility to keep public areas clean at all times.
2. All material deliveries shall be made at the loading/service dock. All deliveries consisting of bulk material must be made between the hours of 6:00 PM and 6:00 AM, and must be scheduled with Hines Building Management Office. If deliveries are to be made at other times, approval must be obtained from Hines Building Management Office. At no time will material be transported through the lobby or public areas unless specifically authorized in writing.
3. Should the use of the freight elevator by the Contractor/Subcontractor delay the removal of rubbish from tenant occupied spaces at night, the Contractor/Tenant will bear the extra cost for overtime. For large deliveries, a security guard and elevator starter will be required. The Management Office can arrange these services at a charge to the tenant at the then current rate per hour.

G. Electrical Service

1. The Building Management shall provide electrical service as per the Lease Agreement. Any power requirements in excess of that listed per the Lease Agreement shall be the responsibility of the Contractor/Subcontractor.
2. Per the Lease Agreement, prior to completion of construction, the tenant is required to establish electrical service directly with the utility provider. Electricity to the premises will be separately metered and tenant will make payment directly to the utility provider. Tenant may be responsible for installation of an electric meter if one is not

available. For more information on how to obtain service visit
CornEd's website at <https://www.comed.com/Pages/default.aspx>.

3. Contractor shall use reasonable measures to minimize energy consumption in the construction area when possible. The Building shall pay for normal electrical consumption during the construction process. All lights and equipment must be extinguished at the end of the Contractor's work day. In the event that the Contractor continues to leave lights and equipment on during off hours, Hines reserves the right to receive just compensation for excessive electrical consumption.

H. Electrical

1. All electrical closets on construction floors are to be kept clean and orderly at all times and must be locked at the end of each workday. These rooms cannot be used as storage for tools or supplies. At the end of each day all garbage and wire remnants are to be removed and a clear pathway maintained to all panels.
2. Initial access to electrical and telephone equipment rooms can be arranged through Hines with advanced notice. Contractor will be accompanied by an engineer. Tenant equipment may not be installed in electrical or telephone rooms. All panel covers are to be replaced and properly labeled upon completion. All penetrations through any floors, walls or ceilings should be properly fire safe upon completion.
3. All wiring (low/high voltage) shall be run in conduit.
4. All ballasts or light fixtures installed after 2005 are required by code to have "quick" connections installed on incoming power to the ballast. The building standard is an IDEAL POWERPLUG LUMINAIRE DISCONNECT.
5. Any shut-downs of electrical power or water risers must be properly coordinated, approved and scheduled in advance with Building Management.
6. Make sure all panel closets locked after construction.
7. All circuits in new Tenant electrical closets shall be labeled correctly. Typed only, no handwritten identification.
8. New tenant build outs require an ARC flash study provided by the GC. This is code required.

9. Canino Electric is the Preferred Electrical Contractor for 131 S Dearborn. Please contact Carl Canino at 708-870-3148 or ccanino@caninoelectric.com for any electrical needs.

I. HVAC System and Controls

1. All space and FCU's must be labeled correctly in Building Automated System (BAS).
2. If applicable, old space must be removed from BAS.
3. All FCU'S panels must be accessible (no pipes should be running across or under the access panels, etc.).
4. All FCU's must be functioning properly and go unoccupied when the space is in unoccupied mode.
5. All fire mode sequences must be operating properly.
6. Set points must be checked for accuracy in BAS (temperature biases, min, max, etc.)
7. Contractor is required to coordinate with Building Engineers to obtain appropriate BTU meter specs. Once installed, the BTU meter(s) must be programmed into the building automation system. Contractor must confirm the accuracy of the BTU meter by providing a copy of the Calibration Data Sheet to the Building. Building must also receive a copy of the chilled water balance report. Please note: Tenant is responsible for having the BTU meter calibrated every 2 years.
8. The base building has eight (8) Fan Coil Unit zones and four (4) Air Column Units on the high/mid-rise floors (Floors 12-37), and twelve (12) Fan Coil Unit zones and eight (8) Air Column Units on the low rise floors (Floors 3-10) which are continuously monitored and controlled via the Building Automation System (BAS). The building uses Automated Logic Chicago (ALC) as its BAS provider therefore no other BAS providers will be allowed to work on building equipment and/or controls. Any additions to the base building FCU zones by the tenant must be converted to ALC WebCTRL and tied into the BAS, at the Tenants expense, in order to match existing building controls. This includes, but is not limited to, network controllers, thermostats, valves, supply/return sensors, programming and graphical work. Upon installation of the additional zones the base building

engineers will perform a system test to ensure proper operation of all units.

9. A proper Sequence of Operation shall be provided and reviewed by base building engineers for any FCU zone break outs or other base building HVAC reconfigurations. This also includes any additional smoke mode sequence for base building HVAC equipment.
10. No walls are to be located on top of FCUs or chilled water valves.
11. If furniture is obstructing an FCU and a Building Engineer is unable to move the furniture independently, it will be the responsibility of the Tenant to move the furniture in order to allow access.
12. Bottom plates cannot be secured to tiles near FCUs or chilled water valves within 4 feet from any building column.
13. Stanchions must be flat, not dimpled, around any FCU.
14. No chilled water connection shall be allowed until a Hines building engineer has verified that all appropriate valves are closed and it is deemed safe to proceed.
15. The under-floor plenum shall be cleaned and construction filters removed prior to carpet installation.
16. No swirl diffusers should be installed on the perimeter side of the under-floor demising wall.
17. All floor penetrations shall be properly leak sealed.
18. No demising wall shall obstruct any ACU supply and return area.
19. Contractors must ensure two (2) perimeter return diffusers are installed for every FCU.
20. All CHW lines must be insulated.
21. Anytime there is a tie in to a condenser or chilled water system, the pipes need to be chemically cleaned at tenants cost.
22. The tenant or tenant contractor shall be responsible for notifying a Building Manager when the improvements are sufficiently complete to begin calibrating and balancing the HVAC systems serving the premises. Such testing and balancing shall be performed by a Hines approved contractor at tenant's cost.

23. There is to be no installation of additional circuit setters/balancing valves on any base building chilled water loops.
24. All pre-construction filters (ACUs, main returns) should be removed after construction.
25. All swirl diffusers must be in working condition. Typical diffuser opening is 8 5/8". Titus swirl diffusers model # TAF-R with a 1" flange must be used.
26. Raised floor should extend to the wall in tenant electrical closets.
27. New pipes to be connected to the standpipe riser, condenser and chilled water shall be pressure-tested at 1 1/2 times working pressure for a minimum of two (2) hours prior to the drain down. Pressure testing must be witnessed by the Building Engineer. The work being performed on the main riser system must be completed within two hours.
28. Original supplier and installer of the Interface raised floor system is Bravo Interiors, LLC.

Bravo Interiors, LLC
Shaun Quinn
(M) 773-202-8866
(C) 312-799-1157
29. Proper amount of swirl diffusers per square foot shall be installed in tenant space. Base building engineers to review and add comments if needed.

J. Building Fire Life and Safety Systems

1. No major hot work shall be done when the sprinkler system is drained.
2. Before any demolition and/or construction work may begin, Tenant's Contractor must determine whether such work will affect the Building fire alarm system. If it is determined that such demolition and/or construction work may trigger the fire alarm system, Contractor must notify the Building engineer to remove the system from service before starting any such work and restore it to service immediately upon completion. If such work is anticipated to last longer than one day, Contractor must notify the Building engineers of work start and completion each day that the work is being performed. In no event shall the fire alarm system be out of service after business hours.

3. Sprinkler/standpipe drain downs must be coordinated through Building Management. Drain downs of any sprinkler/standpipe systems will start at 6am and filled at 2pm during multiple floor construction.
4. Contractor should have a water containment device present during all drain-downs.
5. During any sprinkler system drain down, a sprinkler fitter is required to remain on the floor until the system is verified leak-free and back in operation.
6. The storage of flammable liquids (paint, lacquer thinners, paint thinners, etc.) shall be in a UL approved fire rated (for flammable liquids) storage cabinets or the liquids are to be removed from the property daily. If such materials will be stored in the proper storage cabinets, Hines must be notified of their existence, location and quantities. Any such materials stored without Hines' consent will be removed and disposed at the contractor's expense. At the end of the project, all remaining paint is to be removed from the property in accordance with all related codes and laws.
7. NO, gasoline operated devices (concrete saws, coring machines, welding machines etc.) shall be permitted within the building premises. All work requiring such devices shall be performed by means of electrically operated substitutes.
8. All approved gas and oxygen canisters shall be properly chained and supported to eliminate all potential hazard.
9. All tenant improvements which require revision and/or additions to the base building life safety support system must be coordinated with Siemens and installed in accordance with that firm's direction. Tenant's electrical sub-contractor may contact Siemens to arrange for coordination services.

Siemens
Ryan Casper
(847) 803-2700
10. 24-hour notice for work involving any type of fire system shutdown and will have to go through the office of the building.
11. All contractors are to take adequate precaution to prevent the accidental tripping of the Fire Alarm System. All management cost connected with resetting or arrival of the Chicago Fire Department will be charged to the contractor.

12. At the completion of each workday, the Fire Life Safety system shall be left "Trouble Free and Alarm Free". No contractor shall leave the building until engineering clears and resets the fire panel.

K. Keys and Locks

1. Building Standard door hardware is a Best 45H Mortis lockset, Stanley/Best IE74C4RP3626 Housing, Lever 14, Rose H. The building utilizes a 7 pin Best Coremax key system with a J1 keyway. If tenant elects to use non-Building Standard locks, Landlord will not stock parts for these locks. Parts will have to be ordered leading to repair delays. The building-approved vendor is Anderson Lock.
2. Any locking egress door with the use of magnetic lock or electric strike, must fail-safe in the event of a fire alarm or power loss and comply with all Local fire and building codes. Coordinate with the buildings fire alarm vendor for any final terminations and testing.

Anderson Lock
Jim Walsh
(847) 375-9439

3. Tenant's Contractor is responsible for coordinating lock installation with the Building Engineer
4. After Landlord has completed and approved the print review process, a complete door schedule shall be submitted to the Building Engineers so the core pinning process can begin and be ready for installation once doors have been installed.

III. CONTRACTOR RESPONSIBILITIES PRIOR TO CONSTRUCTION

A. List of Subcontractors

1. The Contractor will be required to furnish Hines with a list of all subcontractors prior to commencement of the work. This list will include phone numbers and contacts for each subcontractor, including home/cellular and emergency telephone numbers. Please see Attachment 6 for a list of previously approved subcontractors. Other subcontractors may be used subject to approval by Hines.

B. Certificate of Insurance

1. No Contractor shall be allowed to start or continue any work in the building without a current Certificate of Insurance on file with Hines.
2. Contractor must keep current insurance certificates on all subcontractors. Any Contractor/Subcontractor performing work found to be without current insurance will be immediately ordered off the premises. Contractor shall list in subcontractors' Certificates of Insurance, the Certificate holder and all additional insured as stated in this document.
3. For specific information on Certificates of Insurance, refer to *Insurance Requirements* - (Exhibit A).

C. Permits and Licenses

1. The Contractor/Subcontractor shall obtain at its own expense, all permits and licenses necessary to perform the work and shall comply with all laws, ordinances, state and federal government regulations, and with any Board or Commission or other duly qualified body regulations. Copies of such shall be provided to Hines for their records.

D. Accident Prevention Program/Employee Safety Training Program

1. Contractor/Subcontractor shall inaugurate and maintain an Accident Prevention Program and an Employee Safety Training Program. All employees on the job, regardless of whose direct payroll they are on, are required to respond to safety instructions from the Contractors' supervisor. Persons who do not respond shall be removed from the job.

IV. CONTRACTOR RESPONSIBILITIES DURING CONSTRUCTION

A. Removal of Construction Waste and Debris

1. All construction waste and debris shall be removed via the freight elevator to the loading dock. No construction waste or debris may be placed in the building dumpster/compactor. The Contractor will provide for removal and recycling of waste and debris from the building at its own expense. If a dumpster is required (space allowing), the location shall be authorized by Hines.

2. All corrective work or work performed in occupied spaces at any time must be cleaned up by the Contractor prior to leaving the premises at the end of each work day. The Contractor shall be responsible for all costs incurred by Hines if this clean-up work is not performed satisfactorily.
3. *Dumpster Request Form* (Attachment 3) – should list the company that will be handling the Contractor's dumpster/hauling/recycling. This form may be copied from the back of this booklet and must be submitted to, and approved for dock space allocation, by the Building Management Office 48 hours prior to requested date of placement of a dumpster.
4. All Contractors are required to erect and maintain dust barriers and proper dust covers on the floors at exit areas of construction.
5. The Contractor must:
 - a. Cover air transfers when working next to an occupied space to control the transmission of dust, dirt and noise. Covering must be removed at the completion of daily construction.
 - b. Keep all tenant entrance and exit doors closed to restrict the movement of dust, dirt or noise.
 - c. Cover wheel-dumpsters when hauling construction debris from the work areas to the main dumpsters and close the sliding doors at the dock-level before dumping to minimize dust inside the Building.
 - d. Close off temporary openings with polyurethane.
 - e. Due to local fire codes, no openings may be made on a tenant occupied floor to the corridor unless the door remains closed except when materials are being delivered. Pre-filters should be installed over all return air openings until finished floors are installed. Contractor must verify with Building Engineer prior to installation of pre-filters.

A. Prevention of Damage

1. Contractor is responsible for taking extra precautions to safeguard the floors, walls and/or elevators from damage which may be caused by the movement of materials or debris.

B. Access to Another Tenant's Occupied Space

1. Should the Contractor require access to another tenant's occupied space within the building, the Contractor must notify Hines Building Management Office by filling out the Special Instructions portion of the *Daily Work Information Form*. The request should include the list of Subcontractors who will be accessing the space, whether or not they will require ceiling access, the areas that will be worked on and the length of time needed to complete or perform work in the space. Building Management also requires the presence of a Building Security Guard during the work at the General Contractor's expense. Additionally, please contact Building Management directly via phone as far in advance as possible to properly coordinate with the affected tenant.

C. Control of Noise/Odor

1. No drilling, hammering, welding, loud noises or use of paints or materials causing offensive odors will be allowed during the business day, from 8:00 AM to 6:00 PM.

D. Draining/Filling Fire Sprinkler Systems

1. All draining is to be complete by 7:00 AM and filled no later than 9:30 PM.
2. At no time shall a floor be permitted to be dry after working hours. All work performed on fire sprinklers and/or fire standpipes should be scheduled with the Building Chief Engineer at least 24 hours in advance. Contractor must comply with the conditions of the Building Engineer's approval of shutting down, filling and/or opening up of a fire sprinkler and/or fire standpipe system.
3. Prior to start of any work Subcontractor personnel should contact the Building Engineer through Building Management Office.
4. Building Engineers will drain the system for the Subcontractor to complete the necessary work. It should be noted that no more than two (2) floors stacked are to be drained at one time. Riser drain downs will only be permitted between the hours of 6:00 PM and 7:00 AM.

5. Upon completion of work, Subcontractor shall check system for leaks and verify with Building Engineering that no leaks are visible. System will not be refilled unless fitter is present in the work area
6. Building Engineers will then open the standpipe and reset tamper switches in proper sequence.
7. Subcontractor personnel will notify Engineering of job completion. At this time, Engineering will acknowledge, restore and reset the fire alarm system.

E. Maintenance of Clean Space

1. Contractor shall keep the space clean at all times. All construction debris shall be removed through the service elevator or stairs on a daily basis and shall not be allowed to accumulate. In the event that the Contractor fails or refuses to keep the demised premises free of accumulated waste, Hines will remove the debris removed at the Contractor's expense. Additionally, all public areas, i.e., corridors, restrooms, janitor's closets, etc. shall be maintained and kept free of construction debris, dust, etc.

F. Removal of Combustible Objects

1. Removal of combustible objects such as cardboard, empty paint cans, paint rags and other combustible materials should occur daily. Such objects should be disposed of in an approved receptacle and in accordance with all related codes and laws.

G. Removal of Fluorescent Light Bulbs

1. All fluorescent light bulbs must be removed through the Building's recycling program. Building Management will provide recycling bins upon Contractor's request. The Contractor is responsible for placing the light bulbs in the bins and hauling them to the dock level.

H. Storage of Flammable Liquids

1. The storage of flammable liquids (paint, lacquer thinners, paint thinners, etc.) shall be in UL approved fire rated (for flammable liquids) storage cabinets or the liquids are to be removed from the property daily. If such materials will be stored in the proper storage cabinets, Hines must be notified of their existence, location and quantities. Any such materials stored without Hines' consent will be removed and disposed at the Contractor's expense. At the end of the project, all remaining paint is to

be removed from the property in accordance with all related codes and laws.

I. Prohibition of Gasoline-Operated Devices

1. No gasoline-operated devices, i.e., concrete saws, coring machines, welding machines, etc., shall be permitted within the building premises. All work requiring such devices shall be performed by means of electrically operated substitutes.
2. All approved gas and oxygen canisters shall be properly chained and supported to eliminate all potential hazards. At the completion of use, said containers shall be promptly removed from the building.

J. Provision of Temporary Electrical Devices

1. Contractor shall provide temporary electrical devices within the demised premises for its subcontractors' use. Contractor will not be permitted to run extension cords through public space on occupied floors or through occupied tenant spaces.

K. Use of Telephone Room Chase Way

1. Any use of telephone room chase way must have prior approval from the Property Manager. Gibson Electric has been contracted to maintain all telephone risers and satellite closets along with the base building NetPop. This means that this is a "closed building" and Gibson Electric is the only vendor that can extend circuits thru the riser closet and will be the primary contact in providing your communication/network needs. Gibson Electric will identify and maintain all existing cabling in the closets, catalog all connections from the closets to the tenant suite, remove any cabling not in use, and provide a single point of contact. Please contact Gibson Electric for more information or Building Management if you require access to the riser closet.

Gibson Electric
Kara Sartwell
(630) 926-2571
ksartwell@gibsonelec.com

L. Clearance of Stairwell/Fire Doors

1. During the construction, stairwell or fire doors leading to stairwells may not be blocked with construction debris. Fire doors may not be propped or blocked open in any fashion or in any way. Stairwells may not be used for the storage of any materials and they are to be kept clear at all times. During construction, air conditioning smoke dampers shall not be propped open.

M. Protection of Smoke Detectors

1. All smoke detectors on the base building system are to be protected during construction, demolition, soldering, welding, sweeping or other operations that may cause considerable dust or smoke. At the end of each workday, after the dust has settled, each smoke detector that had been protected during the day is to be uncovered to ensure proper operation.

N. Prevention of Accidental Tripping of Fire Alarm System

1. All contractors are to take adequate precautions to prevent the accidental tripping of the Fire Alarm System. All management costs connected with resetting false alarms initiated by the Contractor or its subcontractors will be charged to the Contractor.
2. At the completion of each workday, the Fire/Life Safety System shall be left "trouble and alarm free". Contractor must notify Building Engineering of said status before leaving job site.

O. Approval of "Wet Paint" Signs

1. Approved "Wet Paint" signs must be posted in all public areas when appropriate.

V. CONTRACTOR/SUBCONTRACTOR RESPONSIBILITIES AT CONSTRUCTION COMPLETION

A. Closeout Procedures

- 1. Operation and Maintenance Manuals:** Prepare Operations and Maintenance Manuals in the form of an instructional manual for use by Owner's Operating Personnel. For each manual, provide heavy duty commercial 3-ring vinyl covered loose-leaf binders sized to receive 8.5 x 11-inch paper. Provide pockets in the covers to receive folded sheets or drawings, when applicable. Binders should have a table of contents and should be organized with each section tabbed. Each binder should be identified on the front cover and the spine.

describing its contents. Each manual should include information for each major component of building equipment and its controls where applicable:

- General systems or equipment description
- Copies of applicable shop drawings, material product data and balance reports
- Operating instructions
- Cleaning instructions for all finish materials (i.e. wood, carpet, wall covering, stone, tile etc.)
- Emergency instructions
- Wiring Diagrams
- Inspections and test procedures
- Maintenance procedures and schedules
- Copies of warranties and service contracts
- Repair instructions including spare parts listing
- Sources of required maintenance materials and related services
- Manual index

2. Demonstrating and Training: General Contractor shall schedule a meeting with the Owner / Owner's Rep and require each involved trade to have a technical representative present. Each trade shall review and administer hands on startup, shutdown, emergency procedures and maintenance procedures for any new or refurbished equipment.

3. Project Record Documents: Each contractor shall keep accurate records of work that differs from the construction drawings and shall provide Owner / Owners Rep with two (2) **c o m p l e t e** full-size set of As-Built drawings and (1) copy in CD format.

4. Warranty: Contractor shall guarantee all the work performed and all the materials to be furnished under the contract against defects in material and workmanship for a period of one (1) year from the date of final acceptance or substantial completion.

VI. CONTRACTOR/SUBCONTRACTOR EMPLOYEE PROHIBITIONS

A. Graffiti or Vandalism

1. No graffiti or vandalism will be tolerated. Any individual caught in the act shall be immediately removed from the premises and will not be allowed to return. In addition, all repairs will be at the Contractor's expense.

B. Smoking

1. No tobacco smoking or chewing tobacco will be permitted in the Building.

C. Radios/Sound Producing Equipment

1. No radios or other non-functional sound producing equipment will be permitted on any floor (unless required by Code or Hines).

D. Personal Behavior

1. Courtesy must be shown to the building tenants at all times. Rude and obscene behavior, including but not limited to foul, suggestive or abusive language, will not be tolerated. Offenders will be asked to leave the premises and shall not be permitted to return.

EXHIBIT A
131 SOUTH DEARBORN
INSURANCE REQUIREMENTS

Insurance required from vendors, contractors and subcontractors.

Group I

Elevator/Escalator, Metal and Stone Refinishing, Parking, Window Washing, Architects, Engineers, Welders, Plumbing, Electrical, Construction, Fire Safety, Motors, Equipment Repairs, Riser Management, Pumps, HVAC, Security.

	Coverage	Amount
a.)	Workers Compensation	Statutory Amount
b.)	Employers Liability	\$1,000,000
c.)	Commercial General Liability	\$3,000,000 each occurrence
d.)	Commercial Automobile Liability damage	\$1,000,000 combined single limit for bodily injury and property
e.)	Excess Liability	\$5,000,000 each occurrence
f.)	Property Insurance Coverage of all contractors and	Amount equal to replacement cost tools and equipment for subcontractors.
g.)	Professional Liability aggregate	\$1,000,000 per occurrence and (for architects and engineers).

Group II

Plant Maintenance, Door Repairs, Pest Control, Painting, Infrared Testing, Uniform Cleaning, Trash Removal, Holiday Decorations.

	Coverage	Amount
a.)	Workers Compensation	Statutory Amount
b.)	Employers Liability	\$1,000,000
c.)	Commercial General Liability	\$3,000,000 each occurrence
d.)	Commercial Automobile Liability damage	\$1,000,000 combined single limit for bodily injury and property

Certificate Holder:

131 South Dearborn
CONTRACTOR REGULATIONS AND GUIDELINES

131 South Dearborn, LLC
131 South Dearborn
Chicago, Illinois 60603

Additional Insureds (to be identified exactly as indicated below):

- 131 South Dearborn, LLC
- Hines Interests Limited Partnership
- J.P. Morgan Chase Commercial Mortgage Securities Trust 2006-LDP9
- J.P. Morgan Chase Commercial Mortgage Securities Trust 2007-CIBC18

131 South Dearborn
CONTRACTOR REGULATIONS AND GUIDELINES

EXHIBIT 8

CONTRACTOR ACKNOWLEDGEMENT OF RECEIPT
AND UNDERSTANDING OF ONE NORTH WACKER
CONTRACTOR REGULATIONS & GUIDELINES

CONTRACTOR ACKNOWLEDGES THAT HE/SHE HAS READ THE 131 SOUTH DEARBORN "CONTRACTOR REGULATIONS AND GUIDELINES". FURTHERMORE, CONTRACTOR ACKNOWLEDGES HIS/HER ACCEPTANCE OF AFOREMENTIONED REGULATIONS AND GUIDELINES AND AGREES TO ADHERE TO SAID REGULATIONS AND GUIDELINES. CONTRACTOR ALSO AGREES TO ENSURE THAT ALL HIS/HER EMPLOYEES AND CONTRACTORS WORKING IN 131 SOUTH DEARBORN ALSO ADHERE TO SAID REGULATIONS AND GUIDELINES.

(Contractor Company Name-Print)

(Authorized Company Representative, Title- Print)

(Authorized Company Representalive- Signature)

(Dot•)

Please complete and return this form to the Office of the Building
48 hours prior to date of requested access
Phone: 312-357-2955

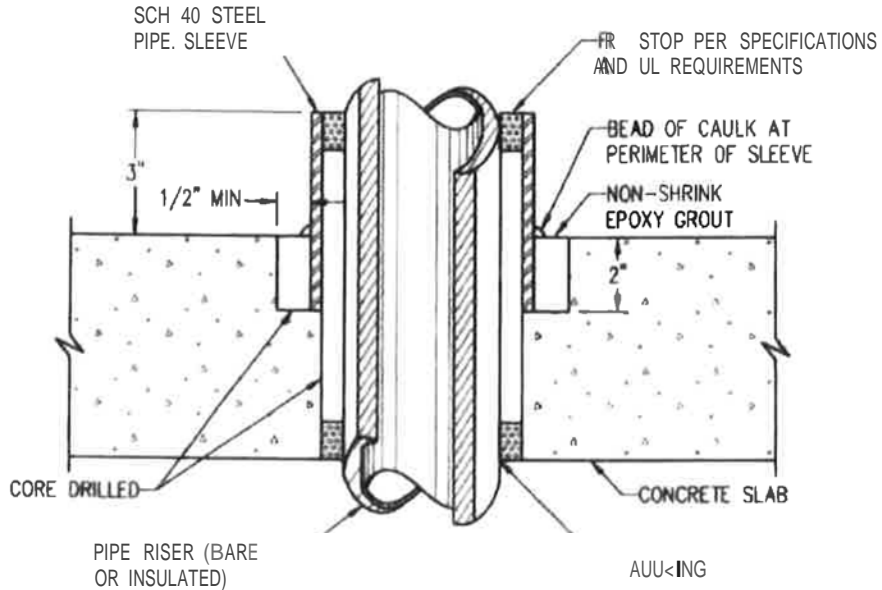
EXHIBIT C

PRE-APPROVED SUBCONTRACTOR LIST/CONTACT INFORMATION

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EXHIBIT D
Coring Specifics

To be used at all locations in Electrical Rooms,
Mechanical Rooms, Pantries, Kitchens, Telecom
Rooms, Data Rooms, etc...



CORE DRILL AND SLEEVE DIAMETERS AS REQUIRED
TO ACCOMMODATE PIPE, PIPE INSULATION AND
FIRE STOP SYSTEMS - ALL THAT APPLY.

PRIOR TO ANY CORING, ALL PENETRATION
LOCATIONS SHALL BE SUBMITTED TO THE
STRUCTURAL ENGINEER FOR APPROVAL.

PIPE PENETRATION THROUGH EXISTING/INSTALLED FLOOR DETAIL

NTS

RIVER POINT TOWER
444 WEST LEXINGTON STREET CHICAGO, IL

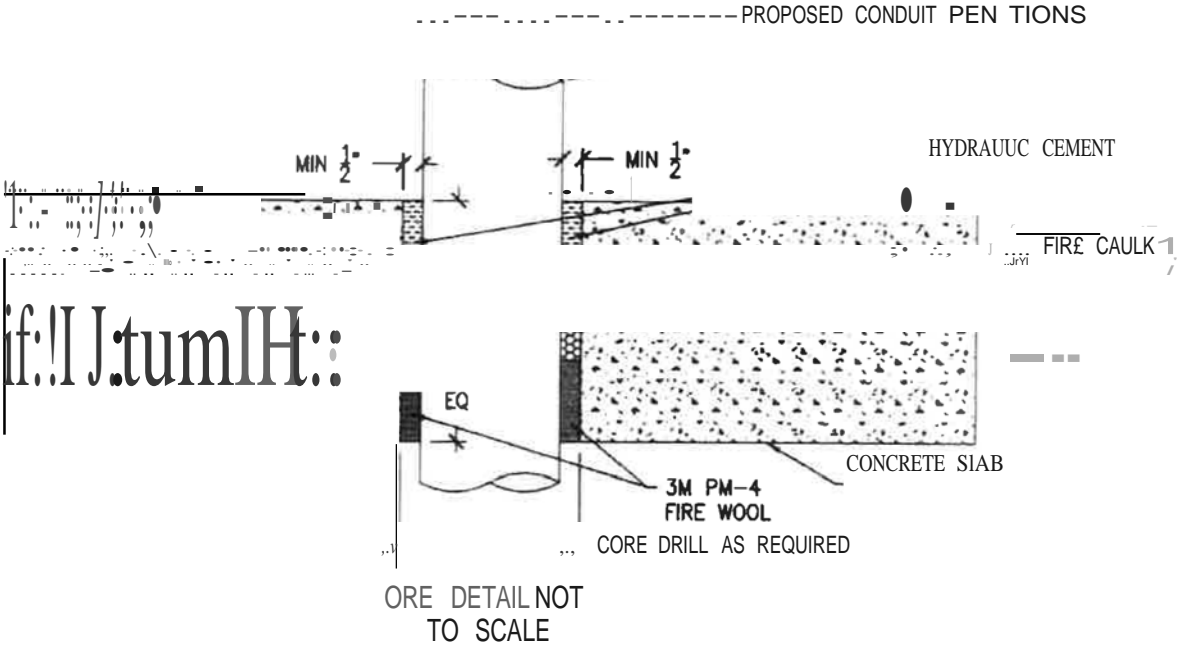
KENDAIL / HEATON ASSOCIATES, INC.
3060 POST OAK BULVARD SUITE 1000 HOUSTON, TX 77001
PHOENIX (713) 817-1112 FAX (713) 1177-13110

1M. III

13 of 14

BIUIT-9

To be used for Electrical Core locations out in
 Tenant Furniture Areas only- with Landlord
 approval.



RIVER POINT TOWER
 444 WEST LAKE ST. CHICAGO, IL

X PIPE PENETRATION THROUGH
 X EXISTING/INSTALLED FLOOR DETAIL
 X
 X

TENANT-10

DATE: 07/29/2016

SCALE: NTS

D W N BY: X

DESIGN: X

PROJECT NUMBER: X DRAWING NUMBER:



3M™ Fire Barrier Sealant CP 25WB+

Product Data Sheet

1. Product Description

3M™ Fire Barrier Sealant CP 25WB+ is a high-performance, fire-resistant, intumescent fire barrier sealant. It is used to seal joints in fire-rated walls, floors, and ceilings. The sealant expands when exposed to fire, creating a protective char layer that insulates the structure and prevents the spread of fire and smoke.

3M™ Fire Barrier Sealant CP 25WB+ is a high-performance, fire-resistant, intumescent fire barrier sealant. It is used to seal joints in fire-rated walls, floors, and ceilings. The sealant expands when exposed to fire, creating a protective char layer that insulates the structure and prevents the spread of fire and smoke.

Product Features

- Fire-rated up to 4 hours (UL 1479) / 1 hour (UL 2079)
- Fire Resistant (UL 1479)
- Re-usable / repairable
- Meets UL 1479 and UL 2079
- Helps minimize sound transfer
- Applied with conventional caulking tools
- Adhesive (UL 1479)
- Self-healing
- Peelable
- Wiper clean up



Product Color: **Black**

2. Applications

High-performance 3M™ Fire Barrier Sealant CP 25WB+ is ideal for sealing joints in fire-rated walls, floors, and ceilings. It is used in a variety of applications, including fire-rated walls, floors, and ceilings, fire-rated doors, and fire-rated windows. The sealant is used to seal joints in fire-rated walls, floors, and ceilings, fire-rated doors, and fire-rated windows.

3. Specifications

3M™ Fire Barrier Sealant CP 25WB+ shall be a one-component, ready-to-use, paste-like, fire-resistant, intumescent fire barrier sealant. It shall be applied to fire-rated walls, floors, and ceilings. The sealant shall be fire-rated to 4 hours (UL 1479) or 1 hour (UL 2079). The sealant shall be tested in accordance with the CAN/ULC S118 Standard Method of Fire Test of Penetration System. 3M™ Fire Barrier Sealant CP 25WB+ shall be tested in accordance with the CAN/ULC S118 Standard Method of Fire Test of Penetration System.

For technical support relating to 3M™ Fire Protection Products and Services, call 1-800-311-1687. For more information on 3M™ Fire Protection Products, visit: www.3m.com/liraslo



FILL, VOID OR CAVITY MATERIAL FOR USE IN THROUGH-PENETRATION FIRESTOP SYSTEMS. SEE UL FIRE RESISTANCE DIRECTORY 2008.



FILL, VOID OR CAVITY MATERIALS 2008.



APPROVED FOR USE IN THROUGH-PENETRATION FIRESTOP SYSTEMS. SEE UL FIRE RESISTANCE DIRECTORY 2008.



Intertek FIRESTOP SYSTEMS SEE INTERTEK DIRECTORY



Intertek FIRESTOP SYSTEMS SEE INTERTEK DIRECTORY

Clune Construction Company

Project Number	389PQ03
Division	16000.071A
Shop Drawing	
Issued Date	8/24/2016
Shop Drawing	
Date Submitted	



4. Physical Properties

Color:	R0<	Hordneu (ASTM D 2240 Shore A):	45
4ppUuHnn Temperature !Uage (ASTM C 1299):	40" to 122°F (4> to 50°C)	Tensile Sln!nglh:	R5 psi (0 59 MP•)
Se"i« TempentuR•• :	-20" to 180°F (-ZK' to 2°C)	Volume Sbrllkage (ASTM C 1241):	28'7,
STC (ASTM E '10 III dASTM E 41):	54 when testld in S IC 54-r. ted w ll asstrnbly	VOC Lesi H.O •nd Enmpl SoiYents:	<1 giL
Surface Bura.lIq (ASTM E 114):	Flame Spn::aJ 0, SmokDe•elopment 0	Dry: Und<Typical condilioos of7SF (2PC) and W: o nel•ive humidity, •.ai• m . . tack-free in •>oul tw miiUcs ind dly-o-100<11 in JO 60 minuc.l FuU dJy depcnw upon :unbil coowuons , O.olwne of soal"t Typical dry roteapp<0>im.lly 1/A-inch (1mm) per doy	


Unit Volwne: 10 l fl oz tube (291i.7mL, l# 2 in . 20 fl oz. sauugei591 5mL, J6 in.). rJ 0 oz tube (791i.5mL, 48 7 in '), 2 galloo patl (7 S/1 . 462 in'), 5 galion patl (IS 9L, 1155 iiii')

5. Packaging, Storage, Shelf Life

Packaging:	Product packaged in cartridge or pail is enclosed in HOPE plastic container, sausage is packaged in aluminum foil wrap.
Storage:	JM" Fire Banier Sealant CP 25WB+ should be stored in 00or! in dry coodioru between 40°F and 90°F (4°C and J2°C) in the original Wlopedn pacbgc. Avoid repeald frezc /Chaw exposures ofthe 3M" Fuc Barner Sealant CP 25WB+ prior to installation.
ShetrLH'e:	JM" Fire Banier Sealant CP 25W8t shc:lf life is 12 months in Jll'ginal LIIOPaJed conlainr from dale of packaging when stored above 68" P (20°C). <>f numbemg(e.g. 818JAS): Finl digit= Lm chgil ofyfarmanur.crumd.s.a...lto fowth dIgit = MW. Doll. l.d1<n = IUndom to flimn i•n bmwclloI

6. Installation Techniques

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Prtpan<') Wort:	The !lItfaa: oflhc cniog and any pmctniDg itans slould be cJcanced to allow for the propa adhesion of the JM" Fire Barrier Scalaol CP 25WB+. Ensure char the surracc of the JUbtraiH are nor wet and ;ue frost f=. Sealant c.vt be inslllwith ■ stand.ud caulking gun, pneumatic pwnping  it can be wtly iipplied with a pully knife or lrowel.
InsUJbd. .Detai.U:	lruLl the applicable depth of backing material, if requiml, u dclaided within the applicable UL, Inc!lcl.: "M <0 other third-party lisk<l >system Cutll>e end of l.the JM" Fire Barrier Sealant CP 25WB+ tube <poulo achieve lhc desired bead width wben applying. lruallhc applicable dep4n of JM" rirre Banier Sealant CP 25Wit+ in<0 lhc OfNming nush with the ;ur!acc nfthe sub lrmu., (tr t< Jeta.iled within the applicable li led <system, allhc depth for the a.>cmbly and r.ting that rtr<uired.Tool within fi•c trunules Clean all tools immeditely a cr uswith waler.
Umlt tlouc:	Do oo apply JM" fir!r: Barner Sealant CP 25WB+ wheo •wmWldiog tempmiUre is less llw140°F (4°C) and in cooditions where se•h may be exposed lorain or water Phy within 181-toun of apjlication. Do not apply JM" rirre BiUrier Sealant CP 25WB+ to building malcnals that bleed oil, pluticzcn or wlvcnt (e.g. impregnated wood, oil-based sc•lillili, oc greco or partially vulcanized rubber). Do not apj IY J"r' Fire Barrier Sealant CP 25WBt IDwel or fioJH: oated surfaus or to areas that arc coolin11011sly damp <0 immed in waler. NOTIC: Thb prod•ct it not •ccept.ble lor ue with ria l l c d polyYinylcllloride (CPVC) pipel.

7. Maintenance

No nWn:coance should be required when in.rtalcd in acconJance with the applicable UL, Intertek, FM or other lhtrd-patty listed system. Once instal. if lilY section ofthe JM" fire BiUrier Se lant CP 25WBt is damaged, lhc foUowing procedure will apply: remove and rcinstall the damaged SJCC(ion in accordance with lhc applicable listed 'y)Stem, with a minimum 112 tn. (12.7mm) overlap onto dlc adjacent material

8. Availability

JM" Fire Barrier Sealant CP 25WBt is available from JM Authorized Fire Protection Prodwr Distributors and Im. 3M" Fire Barrier Sealant CP 25WB+ is milable in 10.1 fl oz (12/case), 20.0 fl. oz. sataag (10r'case), 27.0 ll. oz. cartridges (6/case), 2 gallon pail (1/case) ;md 5 gaUon pails (1/cue). For alilional technical and purching infonnalion regarding this and other 3M" Fire Protection ProductJ, please call: 1-800-328-1687 or visit www.JM.comfireslop.

9. Safe Handling Information

Con u/l product Maltal &lfety DowSteel (MSDS) prior /o handling und disposal.

Notice lo Ulr

Tldal :The tedv*:al foionralioo. recor11110"dooclllS and other stllemens corMilted hi document are -LPOO 14SIS or epe'oonCO lhol belimS are r!la!M, lM Uje Kani. Y"ol uh furmalPils ra [J18'3lllood.
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3Mindwbtl
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3MCHiller, 8Uldlng 225-38-06
St Paul, MN 55144-1000 USA
1-800-362-3550
www.3M.C()m/IATO

Please RBCycle Priohtd in U.S.A ©3M 2018. All rightB reserved.
Lilernrre Order llllo: 98-04(1)-5012-6

3M is a trademarlt Of 3M Company. All other tradomlllks are the propertj Of lhr respectNe owners

EXHIBIT E

Swirl Diffusers



**FLOOR "SWIRL", DIFFUSER
FIXED DISCHARGE PATTERN • ROUND
UNDERFLOOR AIR DISTRIBUTION SYSTEMS
MODEL: NFD**

DESCRIPTION:

The Nailor NFD floor diffuser is designed for use in raised access floor air distribution systems, where the floor cavity is used as a pressurized supply air plenum. The NFD core design produces a low velocity helical "swirl" discharge air pattern. This design achieves high induction rates of room air which optimizes mixing for maximum comfort conditions.

FEATURES:

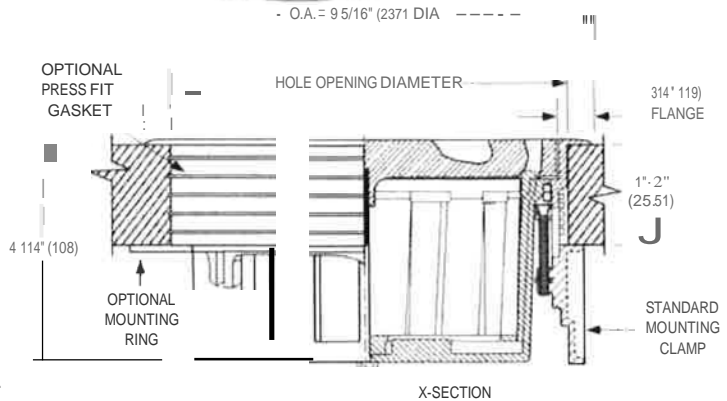
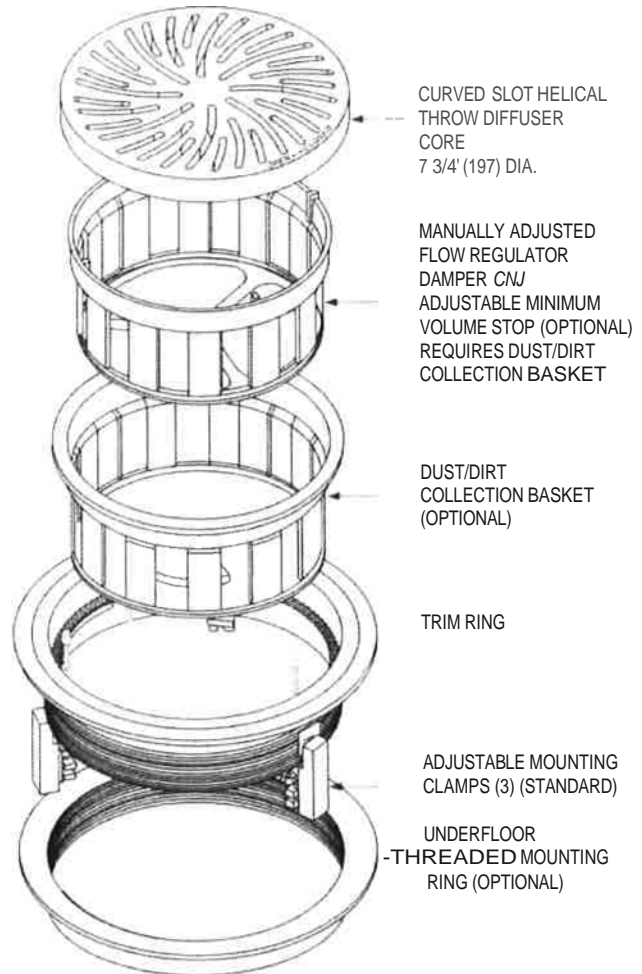
- Constructed of high impact polycarbonate plastic complying with UL Standard 94-SV for flammability.
- Nominal size B" (203) dia. Low profile design.
- Dust/dirt collection basket catches anything that might fall through diffuser face. Removable for cleaning.
- Optional flow regulator damper adjustable without removing the diffuser core, features visual open/ closed indication and includes an adjustable minimum volume stop.
- Low pressure drop core/damper assembly design.
- Core lies flush with trim ring flange, with or without damper.
- Rugged trim ring design secures carpet and prevents edges from fraying.
- Unique adjustable mounting clamp design adapts to any floor panel thickness and provides simple and secure installation. Permits installation from above the floor without removal of the floor panel or carpet.
- A PVC ribbed Press Fit Gasket is also available as a "labor saving" mounting option.
- Optional underfloor mounting ring available.
- Standard finish is GR Gray or BK Black core and trim ring. Damper/basket are black.

SELECTION:

1. TR Trim Ring (standard)
 None
2. Dirt Basket/Damper
 BOA Attached to Core (standard)
 BDL Loose
 BOO Basket Only
 None
3. Mounting (requires trim ring):
 MC Mounting Clamps (standard)
 PFG Press Fit Gasket (optional)
 MR Mounting Ring (optional)
4. Finish:
 GR Gray
 BK Black
 SP Special (custom color by architect)
Specify _____
5. Accessories:
 CLC Core Locking Clips
 BDEX Basket/Damper Extension
(see submittal NFD-BDEX)

HOLE OPENING DIAMETER

MC Mounting Clamps= B 1/4" (210).
PFG Press Fit Gasket= 8 3/8" (213) +/- 1/32" (0.8).



SCHEDULE TYPE:	
PROJECT:	
ENGINEER:	DATE
CONTRACTOR:	2-28-11

Dimensions are in inches (mm).

B SERIES	SUPERSEDES
NFD	6 - 26 - 09

DRAWING NO. NFO-1