3. General Design Philosophy & DSF Master Specifications/Design Guidelines

The purpose the Division of State Facilities' Master Specifications and Design Guidelines is to ensure that each construction project is designed to achieve the maximum effectiveness and efficiency in cost, function and energy consumption. Projects shall also be designed to achieve the maximum compatibility with the mission of each institution or facility, permit access and use by persons with disabilities and protect the natural environment.

The Department of Administration (DOA) is committed to excellence in the design and development of its sites and buildings. For DOA, this means an integrated approach that achieves the highest quality of building efficiency and aesthetics in meeting, while also meeting the needs of the building's users and accomplishing the construction goals of client agencies. For this purpose the DOA Division of State Facilities (DSF) has developed Master Specifications and Design Guidelines that are to be followed for the construction of all state office buildings. The DSF Master Specifications and Design Guidelines can be found online at:

http://www.doa.state.wi.us/section.asp?linkid=60&locid=4

3.1 Flexibility and Adaptability

State buildings undergo many changes during their lifetimes. As government missions and priorities change, state agencies are created, expanded and abolished. As a consequence, requirements for space and services change frequently and space must be reconfigured often. The flexibility to accommodate continual change needs to be built in to building design from the outset and should also respected in subsequent alterations of state buildings. Therefore, the DSF Master Specification and Design Guidelines acknowledge that flexibility of use is necessary in all DOA buildings.

3.2 Environmental Policies & Practices

DOA is committed to incorporating principles of sustainable design and energy efficiency into all of its building projects and, therefore, requires that construction projects follow DSF's Sustainable Facilities Minimum Standards. Sustainable design seeks to design, construct and operate buildings to reduce negative impact on the environment and the consumption of natural resources. The DSF Sustainable Facilities Minimum Standards can be found online at:

http://www.doa.state.wi.us/category.asp?linkcatid=783&linkid=135&locid=4

3.3 Universal Design Standards

All state buildings shall incorporate a universal design philosophy (products, technologies and the built environment). The building design should serve the broadest range of people, regardless of levels of ability or mobility, age, gender or physical stature without the need for adaptation or specialized design.

All Projects are to meet the 2008 Wisconsin Commercial Building Code, which includes the 2006 *International Building Code (IBC)*, the *International Existing Buildings Code (IEBC)*, the *American with Disabilities Act (ADA)*, the *International Energy Conservation Code (IECC)*, the *International Mechanical Code (IMC)*, and *the International Fuel Gas Code (IFGC)*.

END OF SECTION