

101 STAVBRO LANE (Building E) Building Specifications

Square Footage:	27,587 SF footprint (divisible to 2,025 SF)
Acreage:	3.44 acres
Location:	101 Stavbro Lane, Tinton Falls, NJ Block 109.04 Lot 4
Building Type:	Single story tilt-up concrete panel, rear loaded warehouse
Building Dimensions:	300'x115'
Clear Height:	20' minimum clear height with no utilities or encumbrances below joists
Bay Size:	Interior – Varies
Floor Slab:	1,000 psf load, 6" thick with synthetic macro fiber reinforced
Loading:	Twelve 12' x 14' at grade loading positions with 4 knock-out panels for additional loading, if needed. Roll up doors provided.
Car Parking:	55 Car Parking Spaces
Pavement:	Light duty/Regular asphalt at car parking areas comprised of a 1-1/2" deep top course surface, 2.5" compacted approved sub base & 6" DGA. Heavy Duty asphalt at aisles comprised of a 2" deep top course surface, 4" compacted approved sub base and 6" DGA.
Construction:	Insulated load bearing tilt-up concrete wall panels
Roof System:	60-mil TPO roofing fully adhered over rigid insulation
Fire Protection:	ESFR fire suppression system shall be provided in accordance with local codes. Fire extinguishers shall be provided as required by the local fire marshal. Fire Hose allowance shall be 250 gpm.
Mechanical:	Direct gas fired heaters

Lighting:	Emergency lighting and exit devices provided to meet code. Exterior lighting provided to meet code minimum of 0.5 foot candles.
Electrical Service:	Main service to the building shall be 800 amp (150 kVA), 480/277, 3-phase
Fire Alarm:	U/L listed and certified addressable Class B supervised non-coded multi-zone central station fire alarm system. The fire alarm system shall accommodate monitoring as required by local fire and building codes.
Storm Water:	All catch basins, roof drains and downspouts shall be connected to the underground storm drain pipe system
Code / ADA Compliance:	The building shall meet all local and national building codes and current ADA codes