

# **FACILITIES CRITERIA (FC)**

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## **FACILITY PLANNING FOR NAVY AND MARINE CORPS SHORE INSTALLATIONS**

### **APPENDIX F**

#### **AUSTERE FACILITIES (NAVY)**



**FACILITIES CRITERIA PROGRAM**  
**FACILITIES CRITERIA NAVY AND MARINE CORPS**  
**AUSTERE FACILITIES (NAVY) PLANNING CRITERIA**

**Record of Changes**

Change No.	Date	Location
1	05/01/2013	Revised <b>“FOREWORD”</b> by removing images of draft CNIC Instruction and providing hyperlink to CNIC document site; updated language in Introduction to focus on Planning functions; updated 61050-2 allowance for office GSF; updated 72127-3 and Table 72127-2 for space allowances in centralized bathrooms.
2	02/16/2017	CCN 721-27: Revised Title of CCN, revised CNIC N93 as POC to verify scope, replaced term “Lodging” with “Unaccompanied Housing” in correspond with N-code responsibilities within the CNIC organization.
3	01/10/19	Corrected Table 72235-A to correct typo error showing 151-200 capacity to 151-250 capacity.
4	06/12/2022	CNIC reference information is deleted under <b>“Description of Changes.”</b> CNIC broken link is removed under <b>“FOREWORD.”</b>
5	03/02/2023	Change UFC 2-000-05N to FC 2-000-05N document due to the fact that this planning criteria is not unified among the other DoD services.
6	03/17/2023	Change URLs to access the following: <ol style="list-style-type: none"> <li>1. Under 610-50, UFC 4-610-01</li> <li>2. Under 721-27, FC 4-722-10N</li> <li>3. Under 722-35, FC 4-722-01N</li> <li>4. Under 740-49, FC 4-740-02N</li> </ol>

**Description of Changes:**

The following significant changes were made in this UFC revision:

- Criteria updates and coordination align with references in UFC 4-610-01, FC 4-721-10N, FC 4-722-01N, and FC 4-740-02N.

## **FOREWORD**

This publication, “*Appendix F - Austere Facilities (Navy)*” is a supplement to FC 2-000-05N “*Facility Planning for Navy and Marine Corps Shore Installations*”, and provides facility planning criteria for use in computing quantitative austere facility requirements at specifically designated Navy installations.

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## **INTRODUCTION**

### **PURPOSE**

The purpose of this appendix is to provide planning guidance for developing Basic Facility Requirements (BFRs) for the following category code numbers (CCNs):

- CCN 610-50 Austere Administrative Facility
- CCN 721-27 Austere Unaccompanied Housing
- CCN 722-35 Austere Dining Facility
- CCN 740-49 Austere Indoor Fitness Center

### **DEFINITION AND SCOPE**

An austere facility is defined as a structure which has been planned, designed and constructed with minimal footprint area, infrastructure, and finishes, while incorporating the applicable building codes and facility criteria to assure adherence to all health, life safety, force protection, sustainability and accessibility standards and regulations necessary to fulfill the required mission.

Austere construction is intended for facilities in locations determined by CNIC and approved by OPNAV to be eligible for austere facilities construction. The austere standards are intended to be applied flexibly and in varying degrees to all facilities at locations designated as austere. The flexibility should be allowed to ensure the criteria are appropriate for individual austere locations.

Austere facilities should be built with the least total ownership costs (TOC) possible, including purchase, maintenance and use of consistently available alternative local goods.

### **APPLICABILITY**

This Appendix should be used for proper space planning of all facilities that are designated as austere during project programming by CNIC and OPNAV.

## 610 50 AUSTERE ADMINISTRATIVE FACILITY (SF)

For austere administrative facilities design criteria, refer to UFC 4-610-01 Appendix C, located here: <https://www.wbdg.org/ffc/dod/unified-facilities-criteria-ufc/ufc-4-610-01>

### 61050-1 DEFINITION.

Austere administrative facilities accommodate the executive and staff functions at designated austere naval installations. The functions performed in an administrative office are primarily logistical and personnel management. These facilities are intended to provide the minimum footprint area and finish supporting administrative functions while providing minimal up front and total ownership costs in comparison to non-austere facilities.

Austere administrative buildings will be no more than two stories tall and do not include elevators. These facilities will utilize open office space layouts with provisions for a single private office and conference room.

Building size, shape, and area-to-perimeter ratio have a direct impact on the cost and efficiency of the facility, and all of these aspects should be considered during the planning phase. A simple shape with efficient structural layout and a high area-to-perimeter ratio yields the most economical facility.

**61050-2 BASIC PLANNING FACTORS.** The basic factors required to size austere administrative facilities are:

- The number of occupants, which drives the open office space requirement
- The special purpose rooms or spaces required

Note that all austere administrative space requirements below are provided in terms of Gross Square Feet (GSF).

**61050-2.1 Open Office Space.** The basic planning factor for open office space within an austere administrative facility is 80 GSF per building occupant. This figure includes all circulation spaces, hallways, bathrooms, mechanical rooms, electrical rooms and stairwells. Workstations/cubicles in austere administrative facilities shall be 6 x 8 ft (1.8 x 2.4 m). Requirements for special purpose rooms (shown below) are additive to the open office space requirement.

**61050-2.2 Special Purpose Rooms.** Any rooms/spaces not included as part of the open office space above, are to be considered as special purpose rooms/spaces. Examples of authorized spaces are listed below. Other types of special purpose rooms such as a SCIF, training room, or dedicated storage room must be individually justified based on mission requirements.

- Private office – 135 GSF

- Weather Vestibule - 64 GSF per vestibule
- Telecommunications/server room – 100 GSF per floor
- Administrative support space - includes space for photocopy machine space and work area, printers, files, facsimile machine space and work area, scanners, non-secured office supply storage, shredders, and safes.
  - File Area. An allowance of 7 GSF will be made per letter file cabinet, and 8 GSF per legal file cabinet.
  - Office Equipment. This category of space includes printers, copiers, shredders, fax machines, digital senders, and other similar equipment. The size is largely dependent on the number and types of machines used. Plotters should be considered in addition to the average square foot number used.
  - Safes. The space required will be dependent on the size and number of safes required.
- Conference Areas. Conference requirements must be carefully tailored to an organization's mission and experience, and then adjusted to take into consideration the availability of building conference facilities that can be shared. Based upon the number of building occupants, the following allowances should be made:

No. of Persons	Floor Area in GSF
8	160
Up to 14	280
Up to 24	480

**61050-3 ACCESS AND PARKING.** Access and parking is not authorized for Privately Owned Vehicles (POVs). Fire truck access and fire lanes are authorized. Service vehicle access is authorized for pickups, deliveries, maintenance, etc as needed. Minimal parking for official vehicles, particularly alternative modes of transportation such as electric vehicles is authorized where applicable. Access drives for pickup and drop off areas for shuttle buses, etc. are authorized. Total parking areas for residents, visitors, staff, and service personnel should be extremely minimal and limited to mission support.



## 721 27      **AUSTERE UNACCOMPANIED HOUSING (PN)**

For austere unaccompanied housing design criteria, refer to FC 4-721-10N Appendix E, located here: <https://www.wbdg.org/ffc/dod/unified-facilities-criteria-ufc/fc-4-721-10n>.

**72127-1      GENERAL** Austere Unaccompanied Housing provides berthing facilities at enduring Naval installations that exclusively support missions in designated austere locations and are staffed with personnel on rotational deployments

Initial/preliminary requirements are determined by following the steps in section 72127-3 "Space Allowance". Preliminary site selection is also performed during the initial planning phase.

Once the initial scope is determined, the findings are forwarded to CNIC (N93), for review. A subsequent independent assessment will be performed to determine the final project scope. This assessment will validate the site selection, determine the final number of rooms and minimal support areas necessary to meet the requirements of austere quarters, and identify any companion projects necessary to provide a complete and usable facility.

The space planning methodology included in this category code will accommodate the projected enduring and surge base population based on official loading and deployment projections relative to the unique nature of staffing with rotational personnel that will yield 90% average projected occupancy for the proposed facility/complex (see details under 72127-3 Space Allowance).

**72127-2      DEFINITION.** Austere unaccompanied personnel housing facilities will only be located at designated Naval installations. The current austere facility guidance provides for standardized room modules with centralized shower/toilet facilities for active duty personnel and reservists. The guidance in Section 72127-3 provides standardized room modules, with variable occupancy determined by the rank structure of the personnel occupying each module and the surge status of the installation.

Table 72127-1 provides a listing and description of all potential functional program areas for these facilities.

Table 72127-2 tabulates space requirements based on the installation population being served by the facility.

**Table 72127-1 Austere Quarters Functional Program Areas**

Functional Program Area	Description
<b>Resident Services (required)</b>	
Entrance vestibule	Entry airlock
Resident corridors/circulation	Access to guest rooms, toilets, showers and support areas.
Resident module <sup>1</sup>	Standard multi-occupant room with sleeping area, desks and clothes storage.
Centralized toilets & showers	Space provided in central, convenient location on each floor for resident access to toilets and showers.
<b>Facility Floor Support (required)</b>	
Janitorial areas	Janitor closet on each floor or wing.
Housekeeping areas	Housekeeping support and supplies on each floor or wing.
Utility rooms	Mechanical, electrical, communications and sprinkler rooms located for efficient utility distribution.
<b>Optional Support Areas (supporting justification necessary)</b>	
Laundry, linens	Spaces equipped with industrial-grade laundry equipment. Justified only for installations which do not provide a centralized laundry service.
Laundry, resident use	Spaces equipped for self-service resident laundry requirements. Justified only for installations which do not provide a centralized laundry service.
Linen storage, clean	Storage area for distribution of clean linens.
Linen storage, soiled	Storage area for soiled linens, adjacent to receiving area or laundry spaces.
Receiving	Service entrance for equipment and service supplies.
Reception	Reception desk for check-in and check-out. Justified only for installations which do not have a centralized billeting assignment office.
Storage, cleaning fluid	Separate storage for chemicals used for cleaning, etc.
Storage, general supply	Storage and warehousing of facility supplies.

<sup>1</sup> The final number of rooms will be determined through individual assessment by CNIC/N9.

**72127-3 SPACE ALLOWANCE.** Berthing modules under CCN 72127 are intended for variable occupancy depending on the rank of the occupants. Each standard module has 288 net square feet (NSF) of living/sleeping area. The maximum steady-state (non-surge) occupancy per module is four persons, resulting in a minimum 72 NSF per person.

For planning purposes, the steady-state module occupancy standards are:

- 4 persons per module ----- (72 NSF per person)----- E1 through E6
- 2 persons per module ----- (144 NSF per person)----- E7 through E8
- 2 persons per module -----WO1 through WO4
- 2 persons per module ----- O1 through O4
- 2 persons per module -----Civilian equivalent
- 1 person per module ----- (288 NSF per person)-----E9
- 1 person per module ----- WO5
- 1 person per module ----- O5 and above
- 1 person per module -----Civilian equivalent

Refer to the space allowances shown in Table 72127-2 to obtain a comprehensive facility size. For initial planning purposes, allow for all required austere spaces shown in Table 72127-1. Omit the optional support areas shown in the table, unless justified by the lack of centralized services located elsewhere on the installation (include justification in the project documentation) .

Initial project scope is determined by actual loading capacity requirement (i.e., the number of personnel needing housing for a given steady-state period). Austere berthing facilities should be planned for a 90% occupancy rate. The modules will accommodate the use of bunks to allow for doubled maximum occupancy during periods of temporary population surge.

The facility shall incorporate space on each floor for interior, centralized toilets and showers sufficient for the planned steady-state population. The initial project scope shall provide for one water closet with lavatory per 10 persons allowing 30 NSF per wc/lavatory, and one shower per 8 persons allowing 20 NSF per shower.

No space allowances shall be provided for common gathering areas or kitchen spaces. Elevators are not authorized. Provide a concrete pad and removable railing section for each floor above the pad for use of a portable lift for the movement of furniture to upper floors.

**72127-4 ACCESS AND PARKING.** Access and parking is not authorized for Privately Owned Vehicles (POVs). Fire truck access and fire lanes are authorized. Service vehicle access is authorized for pickups, deliveries, maintenance, etc as needed. Minimal parking for official vehicles, particularly alternative modes of transportation such as electric vehicles is authorized where applicable. Access drives for pickup and drop off areas for shuttle buses, etc. are authorized. Total parking areas for residents, visitors, staff, and service personnel should be extremely minimal and limited to mission support.

**Table 72127-2. Space Allowances for Austere Quarters**

Functional Program Area	Base Area		Space Standard (planning factor)	Description	Sample (see notes)		
	ft <sup>2</sup>	m <sup>2</sup>			Req't	NSF	NSM
Entrance Vestibule	100	9.3	Per facility	Standard size	Req'd	100	9.3
Standard Resident Module	288	26.8	Standard 4-person berthing module		Req'd	51,840	4,816.1
Central Gang Toilet/ Shower	50	4.6	Water Closet and Lavatory = 30 NSF @ 1 per 10 PN Shower and drying area = 20 NSF @ 1 per 8 PN	Based on information in UFC 3-420-01 and UFC 4-740-03	Req'd	3960	367.9
Janitor Areas	25	2.3	Per Facility floor wing	Includes mop sink, janitor supplies and equipment	Req'd	75	7.0
House-keeping Areas	50	4.6	Per Facility floor wing	Accommodates housekeeping supplies and storage	Req'd	150	13.9
Utility Rooms	16	1.5	Per 25 modules	Comm. rooms only; other utility rooms are included in net-to-gross multiplier	Req'd	128	11.9
Laundry, Linen	450	41.8	Optional facility space at 450 SF for up to 25 modules + 4 SF per ea additional module	Only authorized when no centralized laundry service is available at the installation.	Opt.	0	0.0
Laundry, Resident	110	10.2	110 NSF per 10 modules	Two to four washers and two to four dryers per every 10 room modules	Opt.	0	0.0
Linen Storage, Clean	150	13.9	25 NSF per 16 modules	Shelving	Opt.	0	0.0
Linen Storage, Soiled	100	9.3	100 NSF +15 NSF per 10 modules	Includes carts and sorting space	Opt.	0	0.0
Receiving	150	13.9	150 NSF	Service entrance to receive goods and equipment	Opt.	0	0.0
Reception Desk	64	5.9	64 NSF	Desk area to assign rooms and issue linens. Allowed if central billeting not used on installation.	Opt.	0	0.0
Storage, General Supply	600	55.7	600 NSF	Includes segregated space for cleaning fluid storage	Opt.	0	0.0
<b>Sample Subtotal</b>						<b>56,253</b>	<b>5,226.1</b>
<b>Net-to-Gross Factor @ 30%</b>						16,876	1,567.8
<b>Sample Total</b>						<b>73,129</b>	<b>6,793.9</b>
Notes: 1. Sample is for a 180 module, three floor facility. 2. The "Req't" column indicates whether or not space is authorized for designated austere facilities.							

## 722 35 AUSTERE DINING FACILITY (SF)

For Austere Dining Facilities design criteria, refer to FC 4-722-01N Appendix C, located here: <https://www.wbdg.org/ffc/dod/unified-facilities-criteria-ufc/fc-4-722-01n>.

**72235-1 GENERAL.** Austere dining facilities shall provide for cafeteria style feeding of short order and regular meals much like traditional facilities, but with reduced footprint and finish requirements.

**72235-2 DEFINITION.** Austere dining facilities provide core dining, food preparation, and support areas for locations determined austere by CNIC. These facilities are intended to provide the minimum footprint area and finishes to support galley functions while providing minimal up front and total ownership costs in comparison to non-austere locations.

**72235-3 SPACE ALLOWANCE.** Projects are subject to review by Naval Supply Systems Command and subsequently by DOD Food Planning Board. Austere dining facility requirements are generated in two basic steps: (1) Determination of the installation dining loading, and (2) Determination of space allowances using Table 72235-A.

### Step 1 – Determination of Installation Dining Loading

**72235-4** The number of personnel to be served during a meal period shall be determined by multiplying the maximum military, authorized civilian, and authorized contractor installation population by the austere utilization factor of 90%. Personnel on separate rations shall not be included in the serving requirements when planning new dining facilities, or retaining and modernizing permanent facilities. Include the average on-board count of crews of ships entitled to rations-in-kind while shipboard dining facilities are out of service in the projected occupancy figure.

### Step 2 – Determination of Space Allowances

**72235-5 FUNCTIONAL COMPONENTS.** The authorized floor areas are based on the number of personnel to be served as determined by Step 1. The facility size shall conform to Table 72235-A. The following assumptions have been made in the planning methodology contained herein:

- For austere facility dining, seating is based on 12 SF (1.1 SM) per seat.
- Three meals per day are served, seven days per week as a minimum.
- Bussing method is self-buss to remote dish room.
- The service capacity of a properly equipped and manned regular meal serving line will sustain a service rate of eight personnel per minute. A properly equipped and manned short-order to-order serving line will sustain a service rate of five personnel per minute.

- Seating capacity is traditionally determined by dividing the total number of patrons to be served by the turnover rate. Turnover rates can vary according to the size of facility and seating capacities. Table 72235-A lists the turnover rates upon which each facility size has been based. For situations that require variations in the turnover rate, the space allowances must be adjusted accordingly. See UFC 4-722-01 for more information on turnover rates and minimum seating capacity.
- The local command determines the meal period.
- For planning purposes the total service time should not be less than 72 minutes or more than 142 minutes.

**72235-6 STORAGE.** Storage area requirements shall be calculated as 20% of the facility subtotal (see Table 72235-A) and shall include areas for the storage of dry foods, refrigerated and frozen foods, consumables, and other non-food goods. Storage areas may be integral to the dining facility or may be stand-alone facilities in appropriate environments, but are included in the dining facility square footage and do not warrant a separate property record card. Storage allowance may be increased based on remote locations with longer delivery cycles, but must be justified by the user and approved by CNIC/N9.

**72235-7 NET TO GROSS FACTOR.** The net-to-gross multiplier accounts for mechanical and other utility space, wall thicknesses and structural columns, and common areas throughout the building. For planning purposes, apply a net-to-gross factor of 1.25 to the facility subtotal (see Table 72235-A).

**72235-8 SPACE ALLOWANCE TABLE.** The area allowances shown in Table 72235-A on the following pages are provided for various dining facility sizes based on population to be served (see 72235-4). Total size of a facility shall be based on the number of personnel served as shown at the top of each of the following tables. NOTE: The facility total allowances shown include provisions for a flight kitchen. If this space is not applicable, deduct the appropriate allowance from the facility total.

**TABLE 72235-A  
SPACE CRITERIA FOR AUSTERE DINING FACILITIES**

Functional Components		Facility Size Classifications							
		1-80		81-150		151-250		251-400	
		Personnel Served		Personnel Served		Personnel Served		Personnel Served	
		62 Min. Seats		108 Min. Seats		116 Min. Seats		172 Min. Seats	
		1.3 Max Turnover		1.4 Max Turnover		2.2 Max Turnover		2.3 Max Turnover	
		NSF	SM	NSF	SM	NSF	SM	NSF	SM
PUBLIC AREAS	Dining and Circulation	750	69.7	1305	121.2	1500	139.4	2400	223.0
	Public Toilets	180	16.7	200	18.6	220	20.4	250	23.2
	Queue	130	12.1	250	23.2	325	30.2	500	46.5
	Sign-in Station	40	3.7	40	3.7	40	3.7	60	5.6
	<b>Subtotal</b>	<b>1100</b>	<b>102.2</b>	<b>1795</b>	<b>166.8</b>	<b>2085</b>	<b>193.7</b>	<b>3210</b>	<b>298.2</b>
SERVING AREAS	Regular Food Line	250	23.2	320	29.7	0	0.0	0	0.0
	Fast Food Line	0	0.0	0	0.0	0	0.0	0	0.0
	Combination Food Line	0	0.0	0	0.0	420	39.0	620	57.6
	Beverage Line	200	18.6	250	23.2	350	32.5	500	46.5
	Dish Washing	180	16.7	250	23.2	320	29.7	380	35.3
	<b>Subtotal</b>	<b>630</b>	<b>58.5</b>	<b>820</b>	<b>76.2</b>	<b>1090</b>	<b>101.3</b>	<b>1500</b>	<b>139.4</b>
PREP AREAS	Kitchen	520	48.3	640	59.5	655	60.9	880	81.8
	Utensil Wash	0	0	0	0	175	16.3	220	20.4
	<b>Subtotal</b>	<b>520</b>	<b>48.3</b>	<b>640</b>	<b>59.5</b>	<b>830</b>	<b>77.1</b>	<b>1100</b>	<b>102.2</b>
SUPPORT AREAS	Offices	106	9.8	106	9.8	212	19.7	212	19.7
	Staff Toilets	260	24.2	260	24.2	260	24.2	260	24.2
	Staff Lockers	0	0	0	0	120	11.1	160	14.9
	Janitor's Closet	25	2.3	25	2.3	25	2.3	50	4.6
	Can Wash	40	3.7	40	3.7	40	3.7	40	3.7
	Loading Dock	400	37.2	400	37.2	400	37.2	460	42.7
	<b>Subtotal</b>	<b>831</b>	<b>77.2</b>	<b>831</b>	<b>77.2</b>	<b>1057</b>	<b>98.2</b>	<b>1182</b>	<b>109.8</b>
<b>FACILITY SUBTOTAL</b>		<b>3,081.0</b>	<b>286.2</b>	<b>4,086.0</b>	<b>379.6</b>	<b>5,062.0</b>	<b>470.3</b>	<b>6,992.0</b>	<b>649.6</b>
Storage: 20% of facility subtotal		616	57.2	817	75.9	1,012	94.1	1,398	129.9
Net-to-Gross: 25% of facility subtotal		770	71.6	1,022	94.9	1,266	117.6	1,748	162.4
Flight Kitchen		100	9.3	100	9.3	100	9.3	100	9.3
<b>FACILITY TOTAL</b>		<b>4,567</b>	<b>424.3</b>	<b>6,025</b>	<b>559.7</b>	<b>7,440</b>	<b>691.2</b>	<b>10,238</b>	<b>951.2</b>

**TABLE 72235-A (cont)  
SPACE CRITERIA FOR AUSTERE DINING FACILITIES**

		Facility Size Classifications							
		401-650		651-1000		1001-1500		1501-2200	
		Personnel Served		Personnel Served		Personnel Served		Personnel Served	
		288 Min. Seats		345 Min. Seats		460 Min. Seats		575 Min. Seats	
		2.3 Max Turnover		2.9 Max Turnover		3.3 Max Turnover		3.9 Max Turnover	
Functional Components		NSF	SM	NSF	SM	NSF	SM	NSF	SM
PUBLIC AREAS	Dining Area and Circulation	3760	349.3	5060	470.1	6055	562.5	8800	817.5
	Public Toilets	300	27.9	320	29.7	340	31.6	370	34.4
	Queue	750	69.7	1000	92.9	1100	102.2	1650	153.3
	Sign-in Station	80	7.4	100	9.3	120	11.1	120	11.1
	<b>Subtotal</b>	<b>4890</b>	<b>454.3</b>	<b>6480</b>	<b>602.0</b>	<b>7615</b>	<b>707.5</b>	<b>10940</b>	<b>1016.4</b>
SERVING AREAS	Regular Food Line	600	55.7	650	60.4	1050	97.5	1300	120.8
	Fast Food Line	600	55.7	650	60.4	650	60.4	650	60.4
	Combination Food Line	0	0.0	0	0.0	0	0.0	0	0.0
	Beverage Line	650	60.4	700	65.0	810	75.3	1056	98.1
	Dish Washing	180	16.7	250	23.2	320	29.7	380	35.3
	<b>Subtotal</b>	<b>2030</b>	<b>188.6</b>	<b>2250</b>	<b>209.0</b>	<b>2830</b>	<b>262.9</b>	<b>3386</b>	<b>314.6</b>
PREP AREAS	Kitchen	1040	96.6	1350	125.4	1555	144.5	2160	200.7
	Utensil Wash	330	30.7	400	37.2	500	46.5	600	55.7
	<b>Subtotal</b>	<b>1370</b>	<b>127.3</b>	<b>1750</b>	<b>162.6</b>	<b>2055</b>	<b>190.9</b>	<b>2760</b>	<b>256.4</b>
SUPPORT AREAS	Office	318	29.5	318	29.5	318	29.5	318	29.5
	Staff Toilets	360	33.4	430	39.9	450	41.8	500	46.5
	Staff Lockers	260	24.2	380	35.3	380	35.3	480	44.6
	Janitor's Closet	50	4.6	75	7.0	75	7.0	100	9.3
	Can Wash	40	3.7	60	5.6	60	5.6	60	5.6
	Loading Dock	600	55.7	600	55.7	800	74.3	800	74.3
	<b>Subtotal</b>	<b>1628</b>	<b>151.2</b>	<b>1863</b>	<b>173.1</b>	<b>2083</b>	<b>193.5</b>	<b>2258</b>	<b>209.8</b>
<b>FACILITY SUBTOTAL</b>		<b>9,918.0</b>	<b>921.4</b>	<b>12,343.0</b>	<b>1,146.7</b>	<b>14,583.0</b>	<b>1,354.8</b>	<b>19,344.0</b>	<b>1,797.1</b>
Storage: 20% of facility subtotal		1,984	184.3	2,469	229.3	2,917	271.0	3,869	359.4
Net-to-Gross: 25% of facility subtotal		2,480	230.4	3,086	286.7	3,646	338.7	4,836	449.3
Flight Kitchen		125	11.6	125	11.6	150	13.9	150	13.9
<b>FACILITY TOTAL</b>		<b>14,506</b>	<b>1,347.7</b>	<b>18,022</b>	<b>1,674.3</b>	<b>21,295</b>	<b>1,978.4</b>	<b>28,199</b>	<b>2,619.8</b>

Notes:

- (1) Not all locations will require a flight kitchen. A flight kitchen is a staging area where food products are assembled and packaged for delivery to aircraft. Remove the allowable area from the total requirement where flight kitchens are not needed
- (2) Dining area seating and circulation is based on 12 NSF per person.
- (3) Office area is based on accommodating office staff at 106 SF per person. Use of individual offices in lieu of a single office will be determined during the design phase.
- (4) For planning purposes, including recordation in iNFADS, loading docks must be counted at full size, or 100%. For cost purposes, loading docks can be counted at 50% of the allowable area.
- (5) For a breakdown of the staff lockers, refer to UFC 4-722-01 Dining Facilities, Appendix C, Section B-8.2. Lockers for staff personnel up to 150 PN should be integrated into the gross area of the building.



**72235-9 OVERSIZED FACILITIES.** Dining facilities that require more space than the maximum shown in Table 72235-A shall be sized as follows: Divide the projected increased demand/loading capacity by 2,200 (maximum personnel) shown in the table. This will yield a multiplier greater than “1”. Apply this multiplier to the allowances shown for the specific areas within the various functional components (Public, Serving, Prep, and Support Areas) for 2,200 personnel. Calculate the subtotals for the functional components and use the process provided for calculating storage adjustments and computing net-to-gross area as shown in Table 72235-A.

The following is provided as an example:

A new dining facility is required to accommodate 3,500 personnel (PN). Divide the 3,500 PN capacity requirement by the Table 72235-A maximum allowance of 2,200 PN; the result is a factor of 1.59. Using the maximum allowances for the functional components of the 2,200 PN facility, calculate as follows:

Public Areas:	13,140 NSF x 1.59 =	20,892.6 NSF
Serving Areas:	4,288 NSF x 1.59 =	6,817.9 NSF
Preparation Areas:	4,335 NSF x 1.59 =	6,892.7 NSF
Support Areas:	2,440 NSF x 1.59 =	3,879.6 NSF
Facility Subtotal:		= 38,482.8 NSF
Storage Req't (20% of Facility Subtotal):	=	7,696.6 GSF
<u>Net to Gross Allowance (25% of Fac. Sub.):</u>	=	<u>9,620.7 GSF</u>
Facility Total Requirement:		= 55,800.1 GSF

(Note: If a flight kitchen is required, it is added to the final facility GSF requirement; see Table 72235-A)

**72235-10 ACCESS AND PARKING.** Access and parking is not authorized for Privately Owned Vehicles (POVs). Fire truck access and fire lanes are authorized. Service vehicle access is authorized for pickups, deliveries, maintenance, etc as needed. Minimal parking for official vehicles, particularly alternative modes of transportation such as electric vehicles is authorized where applicable. Access drives for pickup and drop off areas for shuttle buses, etc. are authorized. Total parking areas for residents, visitors, staff, and service personnel should be extremely minimal and limited to mission support.

## 740 49      **AUSTERE INDOOR PHYSICAL FITNESS CENTER (GYM) (SF)**

For Austere Fitness Centers design criteria, refer to UFC 4-740-02 Appendix F located here: <https://www.wbdg.org/ffc/dod/unified-facilities-criteria-ufc/ufc-4-740-02>

This is the link to the Whole Building Design Guide (WBDG) Federal Facilities Criteria web page that hosts both the UFC 4-740-02 and the associated Fitness Space Program Spreadsheet (for non-Austere facilities). For Austere Dining Facilities, use space planning criteria located within this document.

The Department of the Navy Fitness Standards and Metrics which influence requirements for physical fitness facilities are available at this CNIC website: <http://www.navyfitness.org/fitness/>.

**74049-1      GENERAL.** Refer to the introduction to 740-series category codes (in the “700 Series - Housing and Community Facilities” section of this UFC) for general instructions regarding planning procedures and allowances for community facilities.

**74049-2      DEFINITION.** Austere physical fitness facilities provide facilities and support services to meet the individual physical fitness, coordination, skills development, recreational and training needs of military personnel stationed in designated austere operating environments. These facilities may also serve authorized civilians. Activities that are typically accommodated in these facilities include: athletic gear issue, calisthenics, cardiovascular training, physical fitness training, and weight-training.

**74049-3      RELATED FACILITIES.** Consideration should be given to collocation of the facility with other existing or planned recreational facilities in order to (1) take advantage of potential savings in space requirements and operating costs, and (2) provide users with the increased convenience of clustered facilities. These facilities would include:

- 740 53 Indoor Swimming Pool
- 750 10 Outdoor Playing Courts
- 750 20 Playing Fields
- 750 30 Outdoor Swimming Pool.

**74049-4      INSTALLATION POPULATION.** The primary functional components of an Indoor Fitness Facility - Basketball Court, Aerobics/Exercise Area, Cardiovascular Training Area, Weight Training Area, and Indoor Playing Court - are sized based on installation population. Installation population ranges are as follows:

- XSMALL = Population 0-500
- SMALL = Population 501-3,000
- MEDIUM = Population 3,001-7,000

LARGE = Population 7,001-14,000  
XLARGE = Population 14,001-30,000

**74049-4.1** Installation population is defined as Active Duty enlisted and officers, average on board transients, reservists and authorized civilians. Population numbers should be consistent with projected base loading data.

For facility planning purposes at installations with deployable forces, the active duty demand population is included all of the non-deployable population, plus two-thirds of the deployable population, to reflect time away on deployment. However, calculation of the deployable population may be adjusted based on the actual deployment experience at individual installations.

**74049-5 SPACE ALLOWANCES.** Space allowances for Austere Indoor Physical Fitness facilities are determined using Tables 74049-1 through 74049-5 on the following pages. The space allowance required for each component to meet the demand is obtained from the calculations of the installation population served by the facility. The total allowance for a facility is the sum total of the net space allowances for each functional component, adjusted using the net-to-gross factors reflected in the tables.

Notes for Space Allowance Tables 74049-1 through 74049-5:

- (1) Indoor Basketball Courts are discouraged in austere environments, and must be justified to, and authorized by, CNIC N944 prior to project scoping.
- (2) Fitness area includes warm-up/cool-down area, free weights, circuit/weight training machines, and cardiovascular equipment (bicycle, stepper, rower). Space for one Instructor Station should be included in each separate Weight Training Area.
- (3) Staff support spaces consist of:
  - (a) Control Counter and minimal administrative area.
  - (b) Gear Issue and Laundry Room for check-out of athletic gear and recreation equipment for leisure use.
  - (c) If gymnasium is authorized, include a Gymnasium Equipment Storage Room for equipment and supplies, such as roll-away baskets goals, volleyball standards, gymnasium floor coverings, roll-away bleachers, etc.
- (4) Space allowances in the tables are minimum allowances.

**Table 74049-1  
Space Allowance for Extra-Small Facility**

<b>AUSTERE INDOOR FITNESS CENTER</b>					
<b>Size = Base Population 1-500 = EXTRA SMALL</b>					
		<b>Qty</b>	<b>Allowance Per Qty (NSF)</b>	<b>NSF</b>	<b>SM</b>
		<b>Functional Components</b>			
<b>PUBLIC SPACES</b>	Entry Lobby (qty = module)	1	100	100	9.3
	Control Counter (qty = module)	1	125	125	11.6
	Equip Issue Storage (qty = module)	2	175	350	32.5
	<b>Subtotal</b>			<b>575</b>	<b>53.4</b>
<b>FITNESS SPACES</b>	Unit PT/Group Exercise Partionable Room(s) (qty = # of persons)	0	50	0	0.0
	Unit PT/Group Exercise Storage (10% of Unit PT/Group Exercise Room(s))		0.1	0	0.0
	Stretching Space	3	50	150	13.9
	Cardiovascular Equipment	20	50	1000	92.9
	Selectorized (machine) Weights	10	50	500	46.5
	Free/Plate Weights	15	65	975	90.6
	Fitness Assessment	1	125	125	11.6
	Gymnasium	**** See Notes ****			
<b>Subtotal</b>			<b>2750</b>	<b>255.5</b>	
<b>ADMIN SPACES</b>	Support Staff Workstations (qty = workstations)	0	64	0	0.0
	Copy/file/work/break Room (qty = workroom module)	1	80	80	7.4
	<b>Subtotal</b>			<b>80</b>	<b>7.4</b>
<b>LOCKER ROOMS</b>	Men's (60% of pop.) (qty = slots; see notes)	29	12	348	32.3
	Women's (40% of pop.) (qty = slots; see notes)	19	12	228	21.2
	<b>Subtotal</b>			<b>576</b>	<b>53.5</b>
<b>SUPPORT</b>	Laundry Room (1/2 machine combo laundry room)	1	180	180	16.7
	Laundry Storage Room	1	131	131	12.2
	Loading Dock	1	90	90	8.4
	<b>Subtotal</b>			<b>401</b>	<b>37.3</b>
<b>FACILITY SUBTOTAL</b>				<b>4,382.0</b>	<b>407.1</b>
<b>Net-to-Gross: 20% of facility subtotal</b>				876	81.4
<b>FACILITY TOTAL</b>				<b>5,258</b>	<b>488.5</b>
<b>Notes:</b>					
1) Gymnasiums (basketball/volleyball courts) are optional and MUST be approved in writing by CNIC/N9. Approval letters must be attached to the Basic Facilities Requirement (BFR) document. Where approved, add: 8892 NSF (gym) + 700 NSF (storage) * 1.2 = 11,510 GSF/1069.4 SM.					
2) Locker distribution shown above is planned as a 60% male and 40% female split. This ratio can be changed based on mission needs but the final ratio needs to be represented on the appropriate BFR document(s).					
3) For locker distribution, provide two slots (spaces) for every three lockers (66%). This includes one full-sized and two half-sized lockers for every three required.					
4) Men's locker room includes space for 2 showers and 1 watercloset/lavatory modules.					
5) Women's locker room includes space for 1 showers and 1 watercloset/lavatory modules.					
6) The net to gross factor is based on a single story facility. In cases where the facility requires multiple floors, change the net to gross factor to 28%, or 1.28.					

**Table 74049-2  
Space Allowance for Small Facility**

<b>AUSTERE INDOOR FITNESS CENTER</b>					
<b>Size = Base Population 501-3000 = SMALL</b>					
		Qty	Allowance Per Qty (NSF)	NSF	SM
Functional Components					
<b>PUBLIC SPACES</b>	Entry Lobby (qty = module)	2	100	200	18.6
	Control Counter (qty = module)	1	125	125	11.6
	Equip Issue Storage (qty = module)	2	175	350	32.5
	<b>Subtotal</b>			<b>675</b>	<b>62.7</b>
<b>FITNESS SPACES</b>	Unit PT/Group Exercise Partionable Room(s) (qty = # of persons)	25	50	1250	116.1
	Unit PT/Group Exercise Storage (10% of Unit PT/Group Exercise Room(s))		0.1	125	11.6
	Stretching Space	3	50	150	13.9
	Cardiovascular Equipment	35	50	1750	162.6
	Selectorized (machine) Weights	18	50	900	83.6
	Free/Plate Weights	15	65	975	90.6
	Fitness Assessment	1	125	125	11.6
	Gymnasium	**** See Notes ****			
<b>Subtotal</b>			<b>5275</b>	<b>490.1</b>	
<b>ADMIN SPACES</b>	Support Staff Workstations (qty = workstations)	1	64	64	5.9
	Copy/file/work/break Room (qty = workroom module)	1	80	80	7.4
	<b>Subtotal</b>			<b>144</b>	<b>13.4</b>
<b>LOCKER ROOMS</b>	Men's (60% of pop.) (qty = slots; see notes)	51	13	663	61.6
	Women's (40% of pop.) (qty = slots; see notes)	34	13	442	41.1
	<b>Subtotal</b>			<b>1105</b>	<b>102.7</b>
<b>SUPPORT</b>	Laundry Room (1/2 machine combo laundry room)	1	180	180	16.7
	Laundry Storage Room	1	189	189	17.6
	Loading Dock	1	90	90	8.4
	<b>Subtotal</b>			<b>459</b>	<b>42.6</b>
<b>FACILITY SUBTOTAL</b>				<b>7,658.0</b>	<b>711.5</b>
<b>Net-to-Gross: 20% of facility subtotal</b>				1,532	142.3
<b>FACILITY TOTAL</b>				<b>9,190</b>	<b>853.7</b>
<b>Notes:</b>					
1) Gymnasiums (basketball/volleyball courts) are optional and MUST be approved in writing by CNIC/N9. Approval letters must be attached to the Basic Facilities Requirement (BFR) document. Where approved, add: 8892 NSF (gym) + 700 NSF (storage) * 1.2 = 11,510 GSF/1069.4 SM.					
2) Locker distribution shown above is planned as a 60% male and 40% female split. This ratio can be changed based on mission needs but the final ratio needs to be represented on the appropriate BFR document(s).					
3) For locker distribution, provide two slots (spaces) for every three lockers (66%). This includes one full-sized and two half-sized lockers for every three required.					
4) Men's locker room includes space for 4 showers and 3 watercloset/lavatory modules.					
5) Women's locker room includes space for 2 showers and 3 watercloset/lavatory modules.					
6) The net to gross factor is based on a single story facility. In cases where the facility requires multiple floors, change the net to gross factor to 28%, or 1.28.					

**Table 74049-3  
Space Allowance for Medium Facility**

<b>AUSTERE INDOOR FITNESS CENTER</b>					
<b>Size = Base Population 3001-7000 = MEDIUM</b>					
Functional Components		Qty	Allowance Per Qty (NSF)	NSF	SM
<b>PUBLIC SPACES</b>	Entry Lobby (qty = module)	3	100	300	27.9
	Control Counter (qty = module)	2	125	250	23.2
	Equip Issue Storage (qty = module)	2	175	350	32.5
	<b>Subtotal</b>			<b>900</b>	<b>83.6</b>
<b>FITNESS SPACES</b>	Unit PT/Group Exercise Partionable Room(s) (qty = # of persons)	25	50	1250	116.1
	Unit PT/Group Exercise Storage (10% of Unit PT/Group Exercise Room(s))		0.1	125	11.6
	Stretching Space	6	50	300	27.9
	Cardiovascular Equipment	64	50	3200	297.3
	Selectorized (machine) Weights	18	50	900	83.6
	Free/Plate Weights	30	65	1950	181.2
	Fitness Assessment	1	125	125	11.6
	Gymnasium	**** See Notes ****			
<b>Subtotal</b>			<b>7850</b>	<b>729.3</b>	
<b>ADMIN SPACES</b>	Support Staff Workstations (qty = workstations)	2	64	128	11.9
	Copy/file/work/break Room (qty = workroom module)	2	80	160	14.9
	<b>Subtotal</b>			<b>288</b>	<b>26.8</b>
<b>LOCKER ROOMS</b>	Men's (60% of pop.) (qty = slots; see notes)	75	13	975	90.6
	Women's (40% of pop.) (qty = slots; see notes)	50	13	650	60.4
	<b>Subtotal</b>			<b>1625</b>	<b>151.0</b>
<b>SUPPORT</b>	Laundry Room (2/4 machine combo laundry room)	1	230	230	21.4
	Laundry Storage Room	1	318	318	29.5
	Loading Dock	1	90	90	8.4
	<b>Subtotal</b>			<b>638</b>	<b>59.3</b>
<b>FACILITY SUBTOTAL</b>				<b>11,301.0</b>	<b>1,049.9</b>
<b>Net-to-Gross: 20% of facility subtotal</b>				2,260	210.0
<b>FACILITY TOTAL</b>				<b>13,561</b>	<b>1,259.9</b>
Notes:					
1) Gymnasiums (basketball/volleyball courts) are optional and MUST be approved in writing by CNIC/N9. Approval letters must be attached to the Basic Facilities Requirement (BFR) document. Where approved, add: 8892 NSF (gym) + 700 NSF (storage) * 1.2 = 11,510 GSF/1069.4 SM.					
2) Locker distribution shown above is planned as a 60% male and 40% female split. This ratio can be changed based on mission needs but the final ratio needs to be represented on the appropriate BFR document(s).					
3) For locker distribution, provide two slots (spaces) for every three lockers (66%). This includes one full-sized and two half-sized lockers for every three required.					
4) Men's locker room includes space for 5 showers and 4 watercloset/lavatory modules.					
5) Women's locker room includes space for 3 showers and 4 watercloset/lavatory modules.					
6) The net to gross factor is based on a single story facility. In cases where the facility requires multiple floors, change the net to gross factor to 28%, or 1.28.					

**Table 74049-4  
Space Allowance for Large Facility**

<b>AUSTERE INDOOR FITNESS CENTER</b>					
<b>Size = Base Population 7,001-14,000 = LARGE</b>					
		Qty	Allowance Per Qty (NSF)	NSF	SM
Functional Components					
<b>PUBLIC SPACES</b>	Entry Lobby (qty = module)	4	100	400	37.2
	Control Counter (qty = module)	3	125	375	34.8
	Equip Issue Storage (qty = module)	3	175	525	48.8
	<b>Subtotal</b>			<b>1300</b>	<b>120.8</b>
<b>FITNESS SPACES</b>	Unit PT/Group Exercise Partionable Room(s) (qty = # of persons)	50	50	2500	232.3
	Unit PT/Group Exercise Storage (10% of Unit PT/Group Exercise Room(s))		0.1	250	23.2
	Stretching Space	8	50	400	37.2
	Cardiovascular Equipment	80	50	4000	371.6
	Selectorized (machine) Weights	36	50	1800	167.2
	Free/Plate Weights	30	65	1950	181.2
	Fitness Assessment	1	125	125	11.6
	Gymnasium	**** See Notes ****			
<b>Subtotal</b>			<b>11025</b>	<b>1024.3</b>	
<b>ADMIN SPACES</b>	Support Staff Workstations (qty = workstations)	3	64	192	17.8
	Copy/file/work/break Room (qty = workroom module)	2	80	160	14.9
	<b>Subtotal</b>			<b>352</b>	<b>32.7</b>
<b>LOCKER ROOMS</b>	Men's (60% of pop.) (qty = slots; see notes)	106	13	1378	128.0
	Women's (40% of pop.) (qty = slots; see notes)	70	13	910	84.5
	<b>Subtotal</b>			<b>2288</b>	<b>212.6</b>
<b>SUPPORT</b>	Laundry Room (3/6 machine combo laundry room)	1	315	315	29.3
	Laundry Storage Room	1	579	579	53.8
	Loading Dock	1	90	90	8.4
	<b>Subtotal</b>			<b>984</b>	<b>91.4</b>
<b>FACILITY SUBTOTAL</b>				<b>15,949.0</b>	<b>1,481.7</b>
Net-to-Gross: 20% of facility subtotal				3,190	296.3
<b>FACILITY TOTAL</b>				<b>19,139</b>	<b>1,778.1</b>
Notes:					
1) Gymnasiums (basketball/volleyball courts) are optional and MUST be approved in writing by CNIC/N9. Approval letters must be attached to the Basic Facilities Requirement (BFR) document. Where approved, add: 8892 NSF (gym) + 700 NSF (storage) * 1.2 = 11,510 GSF/1069.4 SM.					
2) Locker distribution shown above is planned as a 60% male and 40% female split. This ratio can be changed based on mission needs but the final ratio needs to be represented on the appropriate BFR document(s).					
3) For locker distribution, provide two slots (spaces) for every three lockers (66%). This includes one full-sized and two half-sized lockers for every three required.					
4) Men's locker room includes space for 7 showers and 5 watercloset/lavatory modules.					
5) Women's locker room includes space for 5 showers and 5 watercloset/lavatory modules.					
6) The net to gross factor is based on a single story facility. In cases where the facility requires multiple floors, change the net to gross factor to 28%, or 1.28.					

**Table 74049-5**  
**Space Allowance for Extra-Large Facility**

<b>AUSTERE INDOOR FITNESS CENTER</b>					
<b>Size = Base Population 14,001-30,000 = EXTRA LARGE</b>					
		<b>Qty</b>	<b>Allowance Per Qty (NSF)</b>	<b>NSF</b>	<b>SM</b>
<b>Functional Components</b>					
<b>PUBLIC SPACES</b>	Entry Lobby (qty = module)	5	100	500	46.5
	Control Counter (qty = module)	4	125	500	46.5
	Equip Issue Storage (qty = module)	3	175	525	48.8
	<b>Subtotal</b>			<b>1525</b>	<b>141.7</b>
<b>FITNESS SPACES</b>	Unit PT/Group Exercise Partionable Room(s) (qty = # of persons)	50	50	2500	232.3
	Unit PT/Group Exercise Storage (10% of Unit PT/Group Exercise Room(s))		0.1	250	23.2
	Stretching Space	12	50	600	55.7
	Cardiovascular Equipment	125	50	6250	580.6
	Selectorized (machine) Weights	36	50	1800	167.2
	Free/Plate Weights	45	65	2925	271.7
	Fitness Assessment	1	125	125	11.6
	Gymnasium			**** See Notes ****	
<b>Subtotal</b>			<b>14450</b>	<b>1342.5</b>	
<b>ADMIN SPACES</b>	Support Staff Workstations (qty = workstations)	4	64	256	23.8
	Copy/file/work/break Room (qty = workroom module)	2	80	160	14.9
	<b>Subtotal</b>			<b>416</b>	<b>38.6</b>
<b>LOCKER ROOMS</b>	Men's (60% of pop.) (qty = slots; see notes)	136	13	1768	164.3
	Women's (40% of pop.) (qty = slots; see notes)	91	13	1183	109.9
	<b>Subtotal</b>			<b>2951</b>	<b>274.2</b>
<b>SUPPORT</b>	Laundry Room (4/8 machine combo laundry room)	1	385	385	35.8
	Laundry Storage Room	1	579	579	53.8
	Loading Dock	1	90	90	8.4
	<b>Subtotal</b>			<b>1054</b>	<b>97.9</b>
<b>FACILITY SUBTOTAL</b>				<b>20,396.0</b>	<b>1,894.9</b>
<b>Net-to-Gross: 20% of facility subtotal</b>				4,079	379.0
<b>FACILITY TOTAL</b>				<b>24,475</b>	<b>2,273.8</b>
Notes:					
1) Gymnasiums (basketball/volleyball courts) are optional and MUST be approved in writing by CNIC/N9. Approval letters must be attached to the Basic Facilities Requirement (BFR) document. Where approved, add: 8892 NSF (gym) + 700 NSF (storage) * 1.2 = <b>11,510 GSF/1069.4 SM</b> .					
2) Locker distribution shown above is planned as a 60% male and 40% female split. This ratio can be changed based on mission needs but the final ratio needs to be represented on the appropriate BFR document(s).					
3) For locker distribution, provide two slots (spaces) for every three lockers (66%). This includes one full-sized and two half-sized lockers for every three required.					
4) Men's locker room includes space for 9 showers and 7 watercloset/lavatory modules.					
5) Women's locker room includes space for 6 showers and 7 watercloset/lavatory modules.					
6) The net to gross factor is based on a single story facility. In cases where the facility requires multiple floors, change the net to gross factor to 28%, or 1.28.					



**74049-6 ACCESS AND PARKING.** Access and parking is not authorized for Privately Owned Vehicles (POVs). Fire truck access and fire lanes are authorized. Service vehicle access is authorized for pickups, deliveries, maintenance, etc as needed. Minimal parking for official vehicles, particularly alternative modes of transportation such as electric vehicles is authorized where applicable. Access drives for pickup and drop off areas for shuttle buses, etc. are authorized. Total parking areas for residents, visitors, staff, and service personnel should be extremely minimal and limited to mission support.