Reviewed for Code Compliance
Inspections Division
Approved with Conditions

Date: 08/26/14

Jun 26, 2014

Street, Portland, Maine

	IBC 2009	total SF = 31,324	NFPA 101 2009	
Sprinklers		NFPA 13		NFPA 13
Occupant Load	T 1004.1.1	Unit 1 - Factory (100 gsf/occ) = 6,562 = 66 occ.	7.3.1.2	Unit 1 - Indust. (100 gsf/occ) = 6,562 = 66 occ.
		Unit 2 - Factory(100 gsf/occ) = 7660 = 77 occ.		Unit 2 - Indust. (100 gsf/occ) = 7660 = 77 occ.
		Unit 4 - Factory (100 gsf/occ) = 11,144 = 112 occ.		Unit 4 - Indust. (100 gsf/occ) = 16,322 = 161 occ.
		Unit 4 - S-1 (non-separated) (500 gsf/occ) = 5,178sf = 11 occ.		
Use Group(s)	306.1	F1 - Factory Moderate Hazard	40.1	Industrial - General - Ordinary Hazard
Construction Type	T 503	3B - combustible unprotected		III - N unprotected
Building Height	T 503	3 stories and 55 ft		
	504.2	Sprinkler increase = 3 stories and 75’ max.		
Building Area	T 503	F-1 12,000 sf		
	506.3	300% sprinkler increase (12,000) = 36,000 sf		
Building Elements	T 601	0 hr Structural Frame	40.1.6	No Minimum Construction requirements
	T 602	2 hr Bearing Walls Exterior (sep. dist >= 10’)		
	T 602	2 hr Bearing Walls Exterior (sep. dist 5’ <10’)		
	T 601	0 hr Bearing Walls Interior		
	T 601	0 hr Non-Bearing Walls Interior		
	T 602	0 hr Non-Bearing Walls Exterior (sep. dist >= 10’)		
	T 602	2 hr Non-Bearing Walls Exterior (sep. dist 5’ <10’)		

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	601	0 hr Floor Construction		
	601	0 hr Roof Construction		
	021	2 exits required per tenant space separated by 1/3 max diag.	40.2.4.1.1	2 means of egress from each section
	016.1	250' Travel Distance to exits with Sprinklers	40.2.6	250' Travel Distance to exits with Sprinklers
	1014.3	100' common path of travel	40.2.5	100' common path of travel
	1018.4	50' Dead End	40.2.5	50' Dead End
Unprotected Openings	T 705.8	15% when exterior wall sep. dist. is 3'>5'		
	T 705.8	45% when exterior wall sep. dist. is 10'>15'		
	T 705.8	75% when exterior wall sep. dist. is 15'>20'		
	T 705.8	Unlimited when exterior wall sep. dist. is 25'>30'		
	T 705.8	Unlimited when exterior wall sep. dist. is >30'		
Egress Stairs	1009.1	Occ. Load >50 = 44" min width		
	1009.1	Occ. Load <=50 = 36" min width	7.2.2.2.1.2(B)	44" min. over 50 occ.
	1003.3	Handrails can protrude into stair 4.5" max	7.2.2.2.1.2	Handrails can protrude into stair 4.5" max
	1005.2	Door Swings may not reduce egress width by > 1/2		
	1009.2	80" min headroom	7.2.2.2.1.1(a)	6'-8" min. headroom
	1009.3	7" max. riser	7.2.2.2.1.1(a)	7" max. riser
	1009.3	11" min Tread depth	7.2.2.2.1.1(a)	11" min. tread
	1009.6	12' max. total rise between floors or landings	7.2.2.2.1.1(a)	12' max. height between landings
Ramps	1010.2	1:12 (8%) Max slope	7.2.5.2(a)	1:12 max. slope
	1010.6	60" long landings at top and bottom		
	1010.6	2% max slope of landings	7.2.5.2(a)	1:48 max. cross slope
	1010.8	>6" rise must have handrails on both sides of ramp		
Egress Corridors	1018.2	44" min. when Occ. > 50		
	1018.2	36" min. when Occ. <= 50		
	1018.2	24" min. at service corridors to mechanical equipment		
Accessibility	ADAAG - ADA Accessibility Guidelines			