

NOTES

1. All work shall be in accordance with IBC 2009 by ICC, 2009 NFPA 101 Life Safety Code, NFPA 1, NFPA 10, 2010 ADA Standards for Accessible Design, Maine Uniform Building Code, NFPA-70 National Electric Code, NFPA 54 National Fuel & Gas Code, NFPA 96, and any other NFPA codes applicable to Mechanical, Electrical or HVAC installation. Maine State Plumbing Code, ASHRAE, ASTM, UL (Underwriters Laboratories) and all local, State and Federal requirements.

2. All applicable Federal, State and Municipal regulations shall be followed, including the Federal Department of Labor Occupational Safety and Health Act (OSHA)

3. All required City and State permits must be obtained before any construction begins.

4. It is the contractor's sole responsibility to determine erection procedures and sequence to ensure the safety of the building and its components during erection. This includes the addition of necessary shoring, sheeting, temporary bracing, guys or tie-downs. Such material shall remain the property of the contractor after completion of the project.

5. All fire ratings indicated shall be continuous to underside of roof deck/floor as indicated. Seal all openings & mechanical penetrations with approved fire safing material and/or rated fire dampers as applicable.

6. All egress doors shall have positive self-closer and latch mechanisms. Door width in the required existing means of egress shall provide a clear width of 28 inches minimum. Clear openings of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees. (Refer to Life Safety Plans & Door Schedule)

7. Structural, Mechanical, Electrical, Plumbing, Heating, Ventilating and Air Conditioning Engineering Design by others. Coordination with Architectural plans by General Contractor. Obtain necessary Permits and Conform to applicable codes.

8. Dimensions shown are approximate and are measured to the face of existing plaster/gyp. bd. walls U.N.O. The prefix letter (E) represents "existing". Contractor shall verify actual field dimensions and locations of existing structural elements, masonry bearing walls, window, doors and stairs. Any discrepancies shall be brought to the attention of Code Enforcement Officer before proceeding with the affected part of the work.

9. Illumination of Means of Egress:

- a) shall be continuous during the time that the conditions of occupancy require the means of egress be available for use.
- b) the minimum illumination for floors and walking surfaces, other than new stairs, shall be to values of at least 1 ft-candle (11 lux) measured at the floor surface.

The minimum illumination for floors and walking surfaces of egress stairs and exit access corridors in residential occupancies shall be at least 1 ft-candle (11 lux) measured at the floor or at the stair tread surface. Owner shall retain Electrical Engineer to select specific equipment and locations and to confirm that minimum light levels are achieved or provide additional equipment to meet code.

10. 30.3.4.5 - Smoke Alarms are required and shall be interconnected. Locations shall be:

- every sleeping area
- outside of every sleeping areas in vicinity of bedrooms
- on all levels of units (including Basement)
- Basement Storage and Mechanical Areas

11. Carbon Monoxide Detectors required and shall be interconnected.

Locations shall be:

- inside every apartment unit
 - immediately outside of every sleeping area
 - on all levels of units (including Basement)
- Basement Storage and Mechanical Areas where fossil fuels are used

12. Doors:

Doors from residential apartments that open onto exit access corridors shall have not less than 20 minute fire protection rating and be tested in accordance with NFPA 252 or UL 10C without the hose stream test, be self closing, smoke sealed and be equipped with positive latching mechanism. Existing Doors shall meet requirements or be replaced with choice of a 1 3/4" thick solid bonded wood core, a steel clad wood, or a metal door. Existing wood door frames may remain (subject to approval from AHJ-City Fire Dept).

- a) Doors that open from egress stairs shall be not less than 1 hour fire protection rating, labeled door & frame, smoke sealed, self closing and equipped with positive latching mechanism.
- b) Door width in the required existing means of egress shall provide a clear width of 28 inches minimum. Clear openings of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees.

Vision lights, if provided, shall be limited in size to Mfg'r's fire labeling authority.

All required fire resistant rated doors/frames shall be approved, U.L listed, and labeled including accompanying hardware.

13. Stairs:

Existing non-conforming Egress Stair components indicated on floor plans (exterior & interior) shall be approved by AHJ-City Fire Dept.

IBC Section 1009 -
Minimum Tread width - 36 inches
Minimum 11" Tread Depth; Maximum 7" Riser Height
Minimum 80" Clear Headroom Height
Handrails both sides

- a) Exit Stairs shall be enclosed with 1 Hour fire resistance ratings. (Section 1022)
- b) Stairways serving and contained within a single individual dwelling unit in Group R-2 are not required to be enclosed. [1022.1(3)]

14. Guards:

Existing non-conforming Egress Stair components indicated on floor plans (exterior & interior) shall be approved by AHJ-City Fire Dept.

Guard rails shall be minimum 42" high above walking surface (all open sides exceeding 30" above the floor require Guards)

Where the top of the guard also serves as the handrail on the open sides of the stair, the top of the guard shall not be less than 34 inches and not more than 38

inches measured vertically from a line connecting the leading edges of the treads.

Guards shall be 42 inches in height measured vertically above adjacent walking surfaces and shall not have openings which allow passage of a sphere 4 inches in diameter from the walking surface to the required guard height.

15. Balusters

Balusters, if selected, shall be arranged such that a 4"Ø sphere cannot pass thru any openings. Openings forming the triangular areas at the tread / risers shall not pass a 6"Ø sphere.

16. Handrails:

Handrails shall be not less than 34" nor more than 38" above the walking surface

Handrails shall return to a wall, guard or the walking surface or shall be continuous to the handrail of an adjacent stair flight or ramp run. Handrail shall extend at the required height to at least those points above the top and bottom risers. Handrail ends shall be returned to wall, floor or terminate at newel posts. Handrails with a circular cross section shall have an outside diameter of at least 1 1/4" and not greater than 2". If the handrail is not circular, it shall have a perimeter dimension of at least 4" and not greater than 6 1/4" with a minimum cross-section dimension of 2 1/4" provided that graspable edges are rounded so as to provide a radius of not less than 1/8". Edges shall have a minimum radius of 0.01 inch. Clearance space between the handrail and the wall or other surface shall be minimum of 2 1/4" and shall be free of any sharp or abrasive elements.

17. Handrail & Guard rail Structural Strength:

Handrails and guardrails shall be adequate in strength and attachments to resist a load of 50 pounds per lineal foot applied in any direction at the top and to transfer this load through the supports to the structure. They shall also be able to resist a single concentrated load of 200 pounds, applied in any direction at any point along the top, and to transfer this load through the supports to the structure. Intermediate rails (all those except the handrail) balusters and panel fillers shall be designed to withstand a horizontal applied normal load of 50 pounds on an area equal to 1 square foot, including openings and space between rails.

18. Attic Access (Section 1209)

Any Attic Area having clear height of over 30" shall have an opening not less than 20" x 30" and clear headroom height of 30" above access area.

Owner/Contractor indicate location, size of existing or provide new access panel location at Wilson St attic.

19. Spiral stair clear width not less than 26". Height of riser not to exceed 9 1/2". Headroom not less than 6'-6". Treads shall have depth not less than 7 1/2" from point 12" from the narrower edge. All treads shall be identical. Handrails shall be provided on both sides of the stairway. (7.2.2.3.3)

Spiral stair shall have a minimum headroom clearance of 78 inches measured vertically from a line connecting the edge of the nosings. Such headroom shall be continuous above the stairway to the point where the line intersects the landing below, one tread depth beyond the bottom riser. The minimum clearance shall be maintained the full width of the stairway and landing.



FIRE RATED WINDOWS

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- Non-Rated-Windows
- General
- Installation
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FYRE-TEC™ SERIES 925 SINGLE HUNG

Operable 3/4 And 1 Hr. Fire Rated Steel Windows



SLIDER

SINGLE HUNG

SERIES 925

FEATURES & OPTIONS

SPECIFICATIONS

DRAWINGS

SERIES H925

FEATURES & OPTIONS

SPECIFICATIONS

DRAWINGS

FIXED LITE

AWNING/PROJECTED

CASEMENT

Features & Options

Features

U.L. Classified Fire Protection
Field Proven Dependability

- Narrow site-line allows larger glass and daylight openings
- Manufactured from galvanized cold rolled steel
- Frames and Inserts fabricated with corners mitered and secured by welding
- Full length mechanical interlock at meeting rail
- Standard glazing material 3/4 hour rated (Optional 1-hour rating with ceramic glazing)
- Heavy duty balances with automatic heat activated closures
- True muntins, when required, integral (welded) to inserts
- Pile-type weather-stripping with integral sealing fin around entire perimeter of inserts (Optional Q-Lon weatherseals on high performance windows)
- Snap-lock glazing retainers secured with machine screws
- Weeps incorporated into sill members
- Conform to current AAMA H-C30 Specifications (Optional conformance to H-R55)



CODES

FIRE RATED
GLAZING

STANDARD COLORS

STATE APPROVALS

ENERGY
PERFORMANCE

- Finished with weather resistant powder coating in nine standard colors
- Frames and glazing labeled in accordance with IBC requirements
- Maximum UL approved size for 925 Series: 4070
- Sub-frame or fin mounting systems supplied with all windows
- Underwriters Laboratories tested and classified

Options

- Steel screen frames with fiberglass or aluminum mesh
- Premium clear non-wire glazing
- New High Performance H-R55 available
- Insulated glass units with internal muntins, Low-E, and tints
- Impact safety ratings
- Custom colors
- Florida state product approval
- Texas Department of Insurance product evaluation
- New York MEA



[925 Series PDF](#)

Downloadable 3-Part Specifications

[Download 925 Word Doc](#)

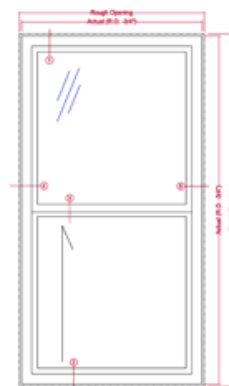
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Also available to meet Florida State product approval and Texas Department of Insurance Evaluation.

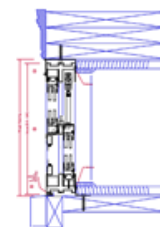
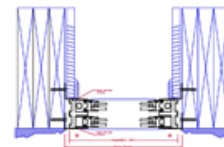
[Download 925P Word Doc](#)

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Cad Drawings



Typical Exterior Elevation
Fire-Tec Series 925 Single Hung Window
45- or 60-Minute UL Rated



Open Drawings or PDF's below for additional details and sample configurations.



Reviewed for Code Compliance
Permitting and Inspections Department
Approved with Conditions

12/20/2018



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[Warranty](#)

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