CODE ANALYSIS

AREAS

FLOOR NET AREA = 5,775 SF

FLOOR GROSS AREA = 6,223 SF

BUILDING FOOTPRINT = 6,268 SF

TOTAL BUILDING AREA ABOVE GRADE = 43,561 SF

TOTAL BUILDING AREA INCLUDING BASEMENT = 49,784 SF

CONSTRUCTION TYPE [NFPA / IBC]: II(000) / IIB

OCCUPANCY: USINESS / MULTIFAMILY RESIDENTIAL
OCCUPANT LOADS: FLOORS 1-3 EXISTING BUSINESS 100 SF/PERSON - NO CHANGE PROPOSED
FLOORS 4-7 PROPOSED CHANGE TO RESIDENTIAL 200 SF / PERSON = 28/FLOOR

FIRE PROTECTION: FULLY SPRINKLERED SUPERVISED SYSTEM PER NFPA13

EXITING: TWO EXISTING STAIRS SERVING ALL FLOORS BASEMENT THRU 7 FLOORS. STAIR 1 ACCESS THE ROOF

Approved for Historic Preservation Certificate of Appropriateness
Date: 03/03/16

Winton Scott Architects
5 Milk Street
Portland, Maine 04101
207 774 4811
www.wintonscott.com

Architecture / Planning
Preservation Architecture
Interior Architecture

north

PLANNING BOARD SUBMISSION 01/08/16

Structural Engineer
Strucutral Integrity
Consulting Engineers, Inc.

Mechanical / Electrical Engineer
Bennett Engineering

Owner
JJR 443 Congress, LLC

443 Congress

Portland, Maine

Fourth Floor
Proposed Plan

1/4" = 1'-0"

A 1.4

January 08, 2016