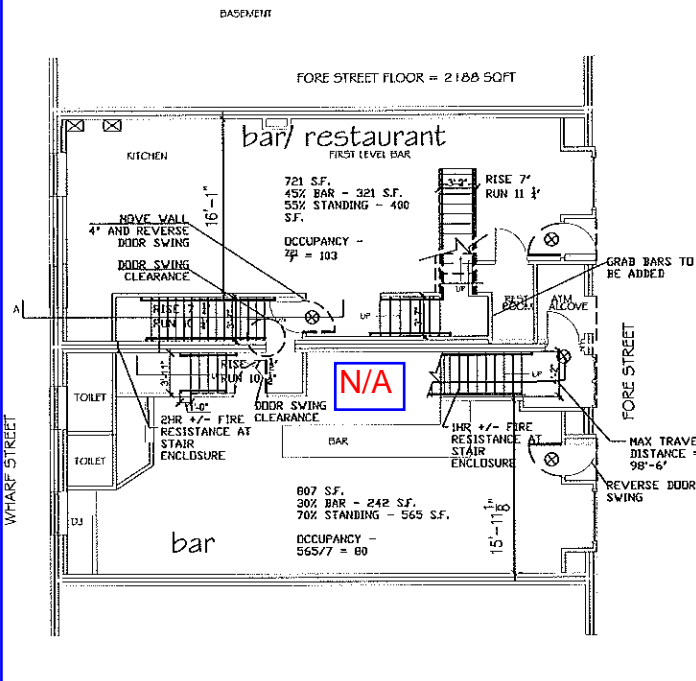
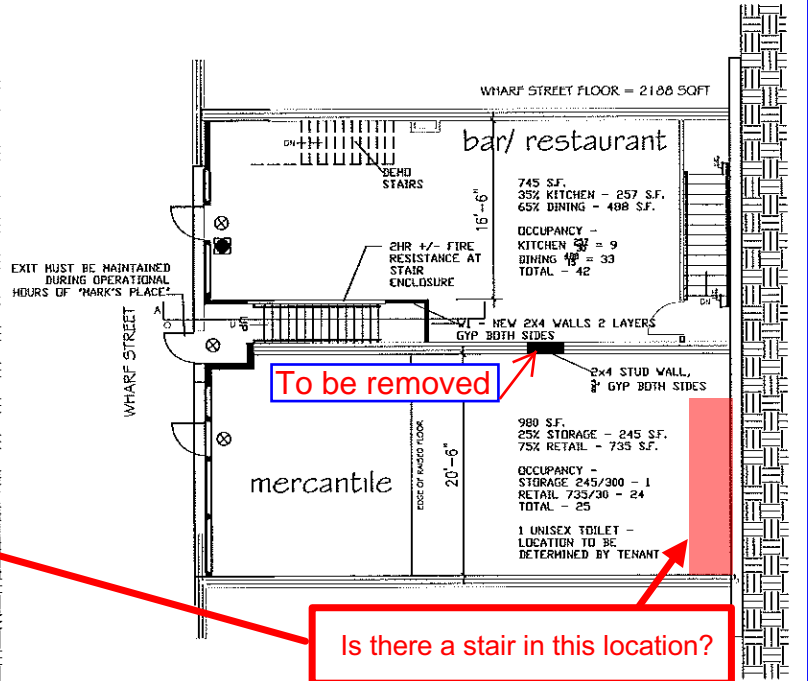
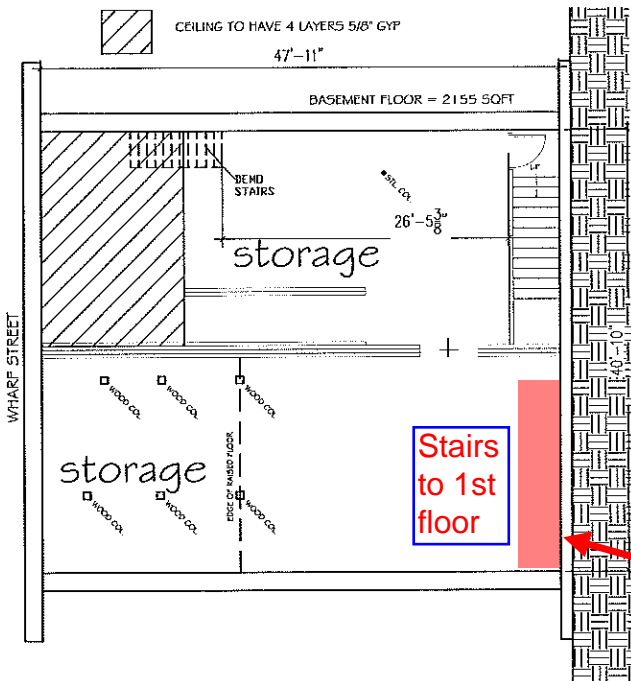
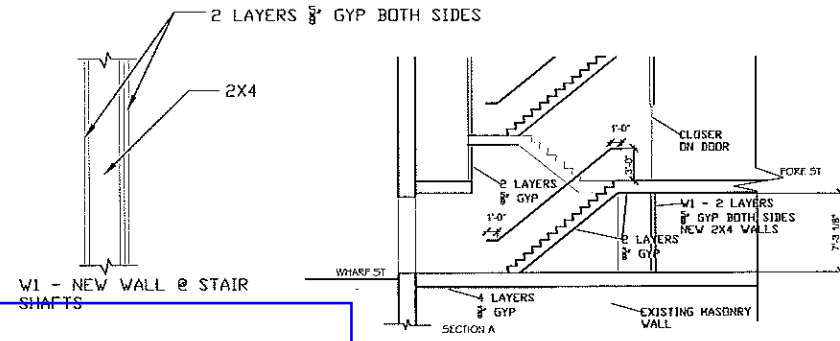


- NOTES:
 1. CLOSERS ON ALL ENTRANCE DOORS TO RESIDENTIAL UNITS
 2. HANDRAILS ON BOTH SIDES OF ALL STAIRS
 3. REPAIR GYP ON ALL COMMON STAIRWAYS
 4. ALL STAIR DOORS MUST HAVE FIRE LABEL OR BE REPLACED
 5. ALL COMMON DOORS TO BE REPLACED AND BE 1 HR RATED
 6. ALL GYP BOARD REPAIR DONE IN STAIR SHAFTS TO HAVE 2 LAYERS 5/8" UNLESS OTHERWISE NOTED.

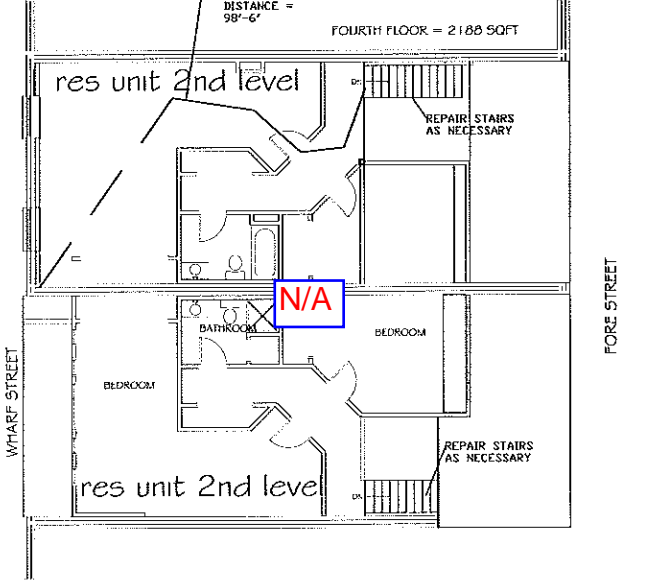
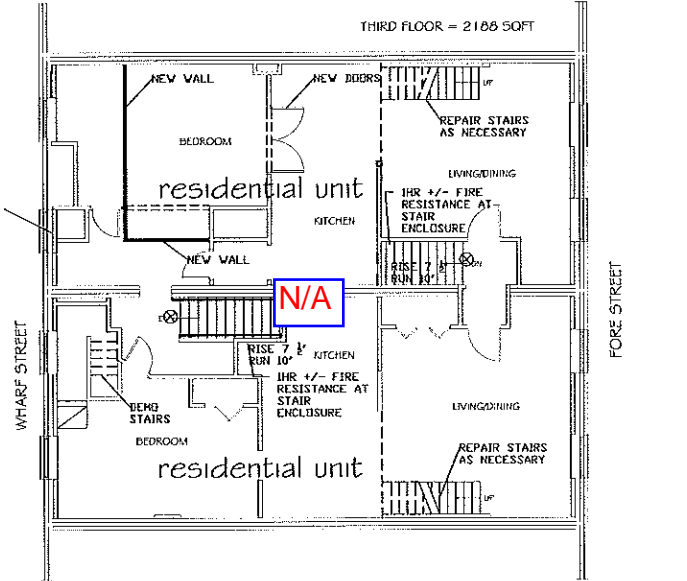
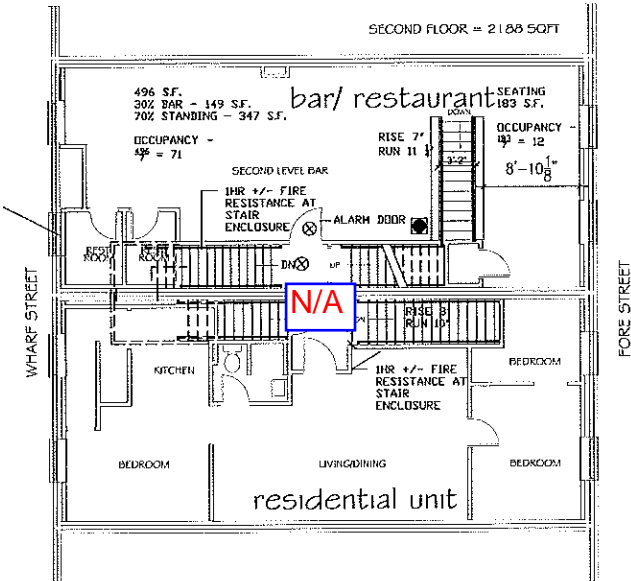


1 BASEMENT FLOOR PLAN
 A1.01 1/8" = 1'-0"

2 WHARF STREET FLOOR PLAN
 A1.01 1/8" = 1'-0"

3 FORE STREET FLOOR PLAN
 A1.01 1/8" = 1'-0"

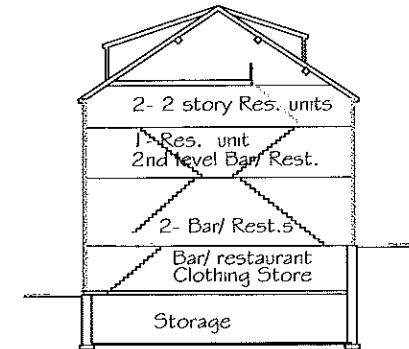
Because this plan includes all areas of the building, please indicate specifically on this plan the existing and proposed location of Mash Tun including all levels egress and storage areas.



4 SECOND FLOOR PLAN
 A1.01 1/8" = 1'-0"

5 THIRD FLOOR PLAN
 A1.01 1/8" = 1'-0"

6 FOURTH FLOOR PLAN
 A1.01 1/8" = 1'-0"



7 SECTION - 1050
 A1.01 1/16" = 1'-0"

CODE ANALYSIS
 Uses: A-2, (Assembly), M, (Mercantile), R-2 (Residential)
 Construction Type 3B
 Building to sprinklered per NFPA13
 Note: This is not a change of use

Relevant codes
 NFPA 101 2009

Analysis for Exist. M use, Class C
 Exit door may swing in, in class C
 Single exit if travel distance <75'
 Exit lighting per 7.5
 Class C finish permitted thru out
 Alarm initiation by sprinkler + 1 manual fire alarm
 Fire extinguishers required

37.2.2.10
 37.2.4.3
 37.2.8
 37.3.3.3.2.(2)
 37.3.4.3(3)
 37.3.5.3

Analysis for Exist. Apt. use Option 4
 Multiple occupancy per 6.1.14
 R use permitted above non residential
 where sprinklered
 Exit enclosures 1 hour + 1 hour door
 Stairs per 7.2.2
 Single exit from D.U. if
 1. sprinklered
 2. N/A
 3. N/A
 4 exit is 1 hour
 5. Door is 1 hour w/ closer
 6. Corridors are 1/2 hour
 7. D.U. separation is 1/2 hour

31.1.2.1
 31.1.2.3
 31.2.2.1.2
 31.2.2.3.1

Means of egress light req.
 Emergency lite req.
 Finishes- Exit & corridor class b, class c elsewhere
 Alarm by sprinkler + manual
 No smoke s if sprinklered

31.2.4.3
 31.2.8
 31.2.9
 31.3.3.2
 31.3.4.2.5
 31.3.4.5.3

Analysis for Exist. Assembly Use
 2nd fl use permitted if sprinklered & <300 occup.
 Multiple occupancies per 6.1.14
 Stairs comply w/7.2.2
 2 exits per 7.4 except at wharf street
 where < 50 occupants
 Multi occupancies may be served by
 common alarm system
 Alarm initiated by sprinkler
 Cooking equip. protected per NFPA96
 Class A finishes in stairway

113.1.6
 13.1.2.1
 13.2.2.3.1
 13.2.4
 13.3.4.1.2
 13.3.4.2.1
 13.3.2.2
 13.3.3.2

Stairs- See existing stair dimensions on plan
 max riser height = 8"
 Min tread depth = 9"

7.2.2

Relevant codes
 International Existing Building Code 2009
 Level 2 Alterations

Group A vert. enclosure = 30 min. see NFPA
 R-2 satir enclosure not req. if sprinklered.
 see NFPA 703.2.1.11
 Single exit for A & M use if <50 occup. and travel
 distance <75'
 Exit not req. from every level in R-2 if travel
 distance
 with D.U. is <75'
 Standpipe not req. where < 50' to highest floor
 No heat detection req. if sprinklered
 Panic hardware req. if >100 occup.
 Energy code compliance not req.

703.2.1.4
 703.2.1.11
 705.3.1.1
 705.3.1.1
 704.3
 704.4
 705.4.4
 711.1



Prepared For:

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 424 FORE STREET
 PORTLAND, ME

Revisions:
 2015-3-27 RE-SUBMITTED
 2015-4-6 RE-SUBMITTED

Date: 2015-3-20
 Scale: As indicated
 FLOOR PLANS

A1.01