

Building Code Analysis (IBC 2003, NFPA 101)		
Use and Occupancy Classification	Business Group B (304.1), Business (6.1.11)	
Construction Type	Type III A (602.3) Exterior walls are of non-combustible material and interior building elements are of any material permitted by code	
Automatic Sprinkler System	The building is currently fully sprinklered per NFPA 13	
1. Existing Structure Information		
	Building Area	Renovation Area
Basement	26,500 sq ft	0
First Floor	25,000 sq ft	5,000 sq ft
Second Floor	25,000 sq ft	1,500 sq ft
Third Floor	25,000 sq ft	12,700 sq ft
Fourth Floor	25,000 sq ft	0
Fifth Floor	25,000 sq ft	0
Totals	151,500 sq ft	19,200 sq ft
Number of Stories above Grade	5 w/ basement	
Building height	approximately 80 ft	
2. Allowable Area (Table 503)		
Allowable area per floor	28,500 sq ft	
Allowable height	65 ft	
Allowable number of stories	5	
3. Height and Area Modification with Automatic Sprinkler System (504.2)		
Allowable height increase	1 story, 20 ft.	
Total allowable height with modifications	6 stories, 85 ft.	
The building height and area are within the permitted limits		

4. Occupant Load (Table 7.3.1.2)				
Rm #	Room Name	Area	Occupancy Load	Actual Occupancy
216	Cafe	1,500 sq ft	11	1

No net increase over current occupancy for second floor

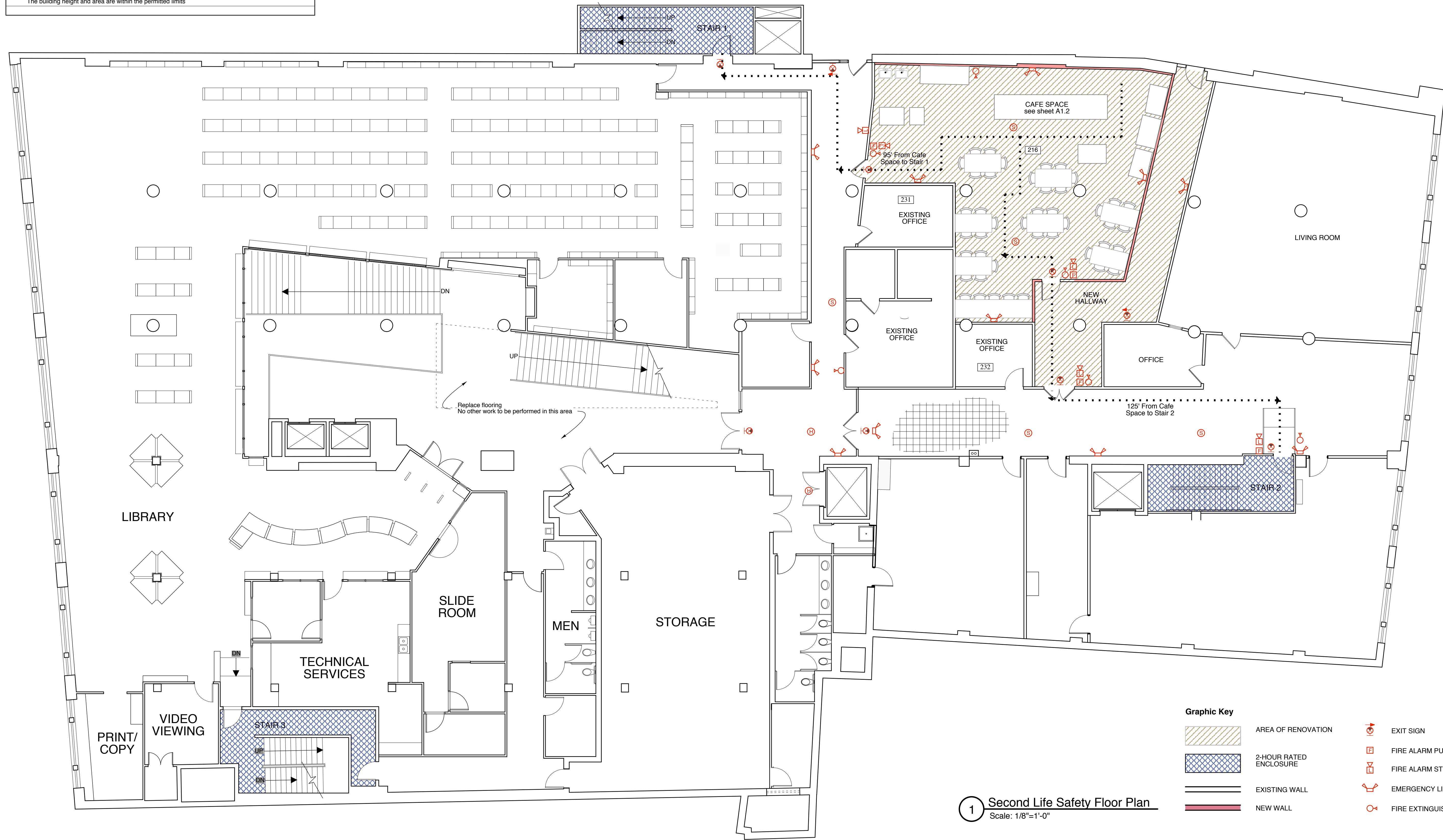
Occupant Load calculated using Occupant Load Factor of 15 sq ft per person

5. Classification of Hazard of Contents
 Contents of business occupancies shall be classified as "Ordinary Hazard" (39.1.5.1)

6. Minimum Fire Resistance Requirements of Building Elements (Table 601, Table 602, 39.3.2.2)		
Structural Frame	1 hour	
Loadbearing exterior walls	2 hours	
Loadbearing interior walls	1 hour	
Non-loadbearing exterior walls (fire separation distance less than 30 ft.)	1 hour	
Non-loadbearing exterior walls (fire separation distance greater than 30 ft.)	0 hours	
Floor construction	1 hour	
Roof construction	1 hour	
Shaft enclosures	2 hours	
Exit enclosures	2 hours	
Corridors	0 hours	Table 1016.1

7. Means of Egress Components		
Exit access travel distance with automatic sprinkler system	300 ft (Table 1015.1)	
Minimum number of exits required per floor	2 (Table 1018.1)	
Number of exits provided per floor	3	

Floor Level	Stair #	Area Served	Occupant Load	Required Stair Width	Stair Width Provided	Required Corridor Width	Corridor Width Provided
Second Floor	Exit 1	8400 sq ft	60	42"	42"	20"	90"
	Exit 2	8400 sq ft	40	42"	42"	7"	87"
	Exit 3	8400 sq ft	50	42"	42"	10"	60"



1 Second Life Safety Floor Plan
 Scale: 1/8"=1'-0"

Graphic Key

- AREA OF RENOVATION
- 2-HOUR RATED ENCLOSURE
- EXISTING WALL
- NEW WALL
- EXIT SIGN
- FIRE ALARM PULL STATION
- FIRE ALARM STROBE
- EMERGENCY LIGHTING
- FIRE EXTINGUISHER

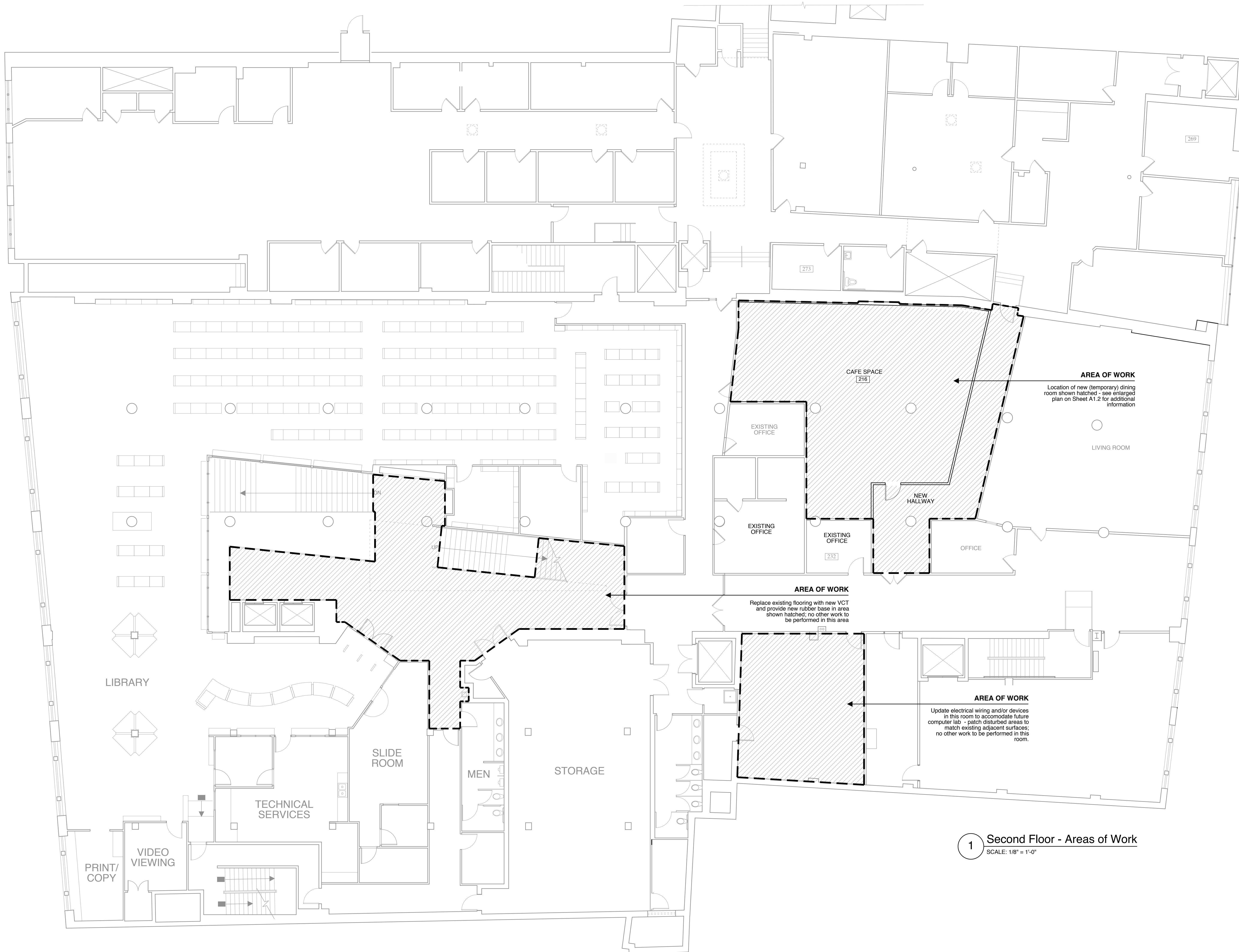
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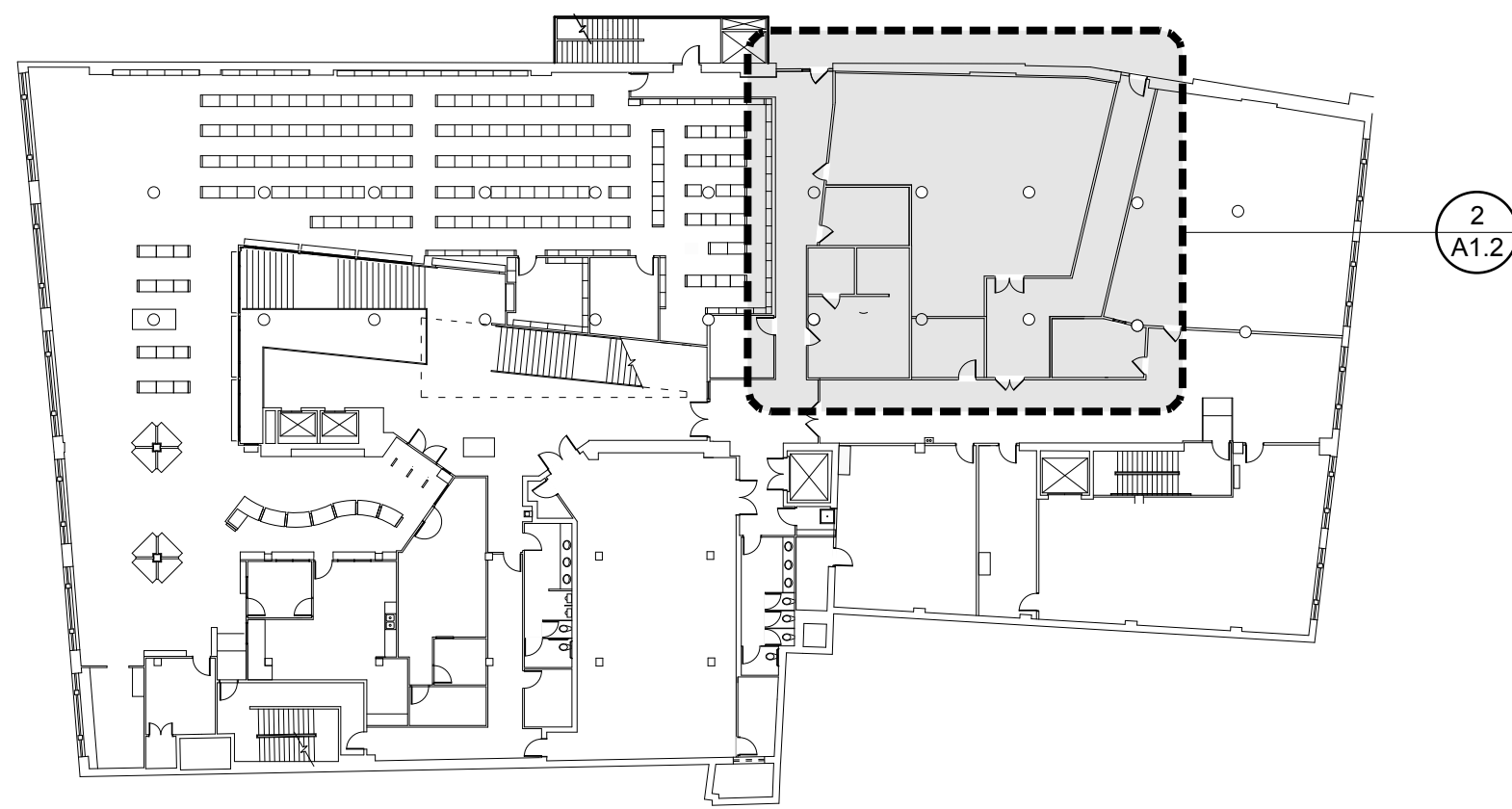
MAINE COLLEGE OF ART
2nd Floor Renovations
 522 Congress Street
 Portland, Maine

2nd Floor Life Safety Plan
 Drawn by: E/M
 File Name: 2007-14_LS1.1
 Scale: 1/8"=1'-0"
 Project No. RRA2007-14.00
 Date: 04-01-08
 Revised:

INTERIM CAFE
LS1.1



1 Second Floor - Areas of Work
SCALE: 1/8" = 1'-0"



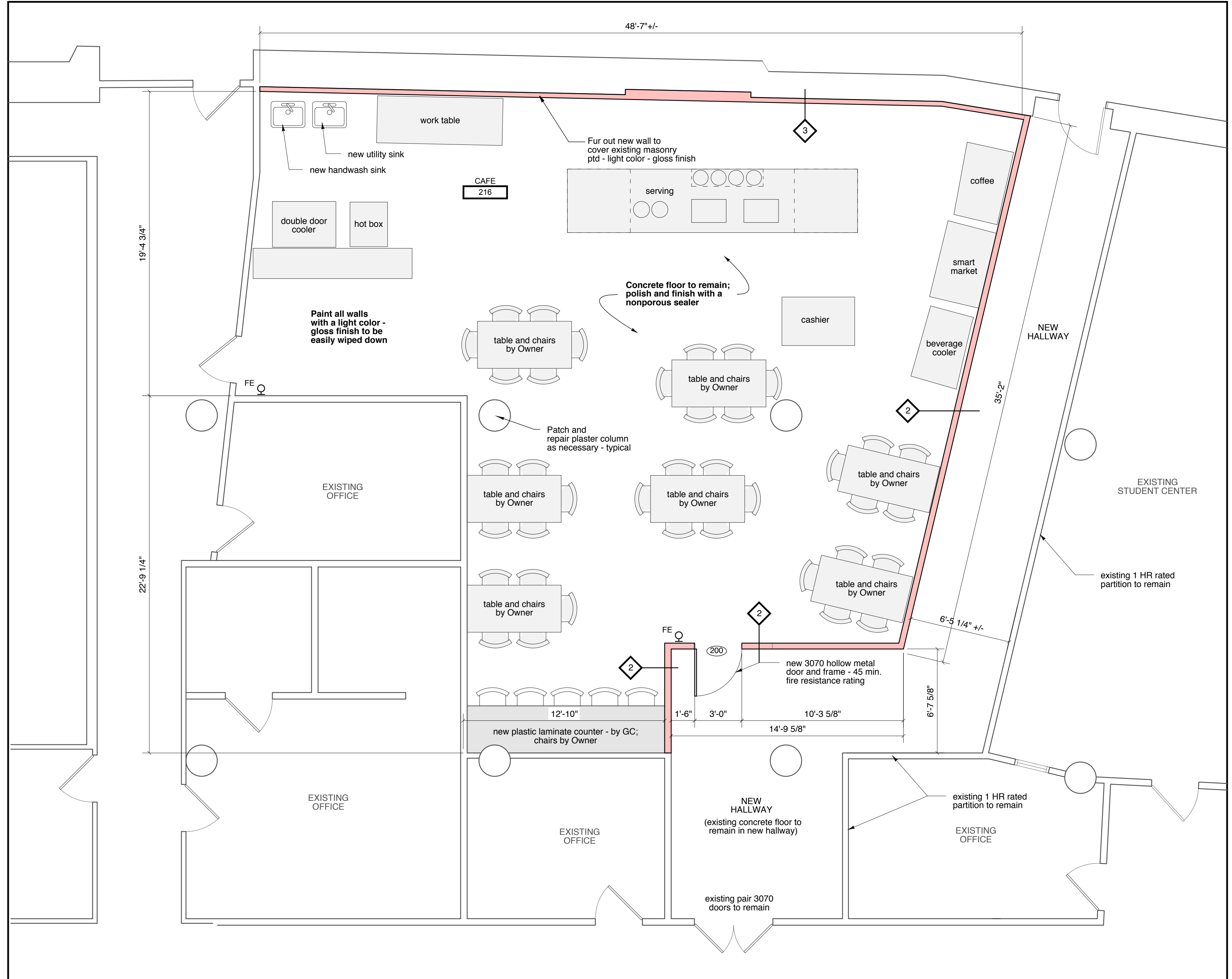
1 Second Floor - Key Plan
SCALE: 1/32" = 1'-0"

GENERAL NOTES

1. Provide new rubber base throughout; color as selected by Owner.
2. Paint all walls inside Cafe with a light colored, semi-gloss paint. The intent is that the walls can be easily wiped down for cleaning.
3. Coordinate new electrical and tel/data wiring with electrical contractor and Owner's IT personnel.
4. Coordinate mechanical and plumbing systems modification with mechanical contractor.
5. Coordinate modification of existing sprinkler system with sprinkler contractor.
6. Food service equipment to be purchased by Owner. Contractor shall coordinate the installation of equipment and provide necessary connections to electric power and/or plumbing. Refer to food service equipment cut sheets provided by the Owner for installation requirements.

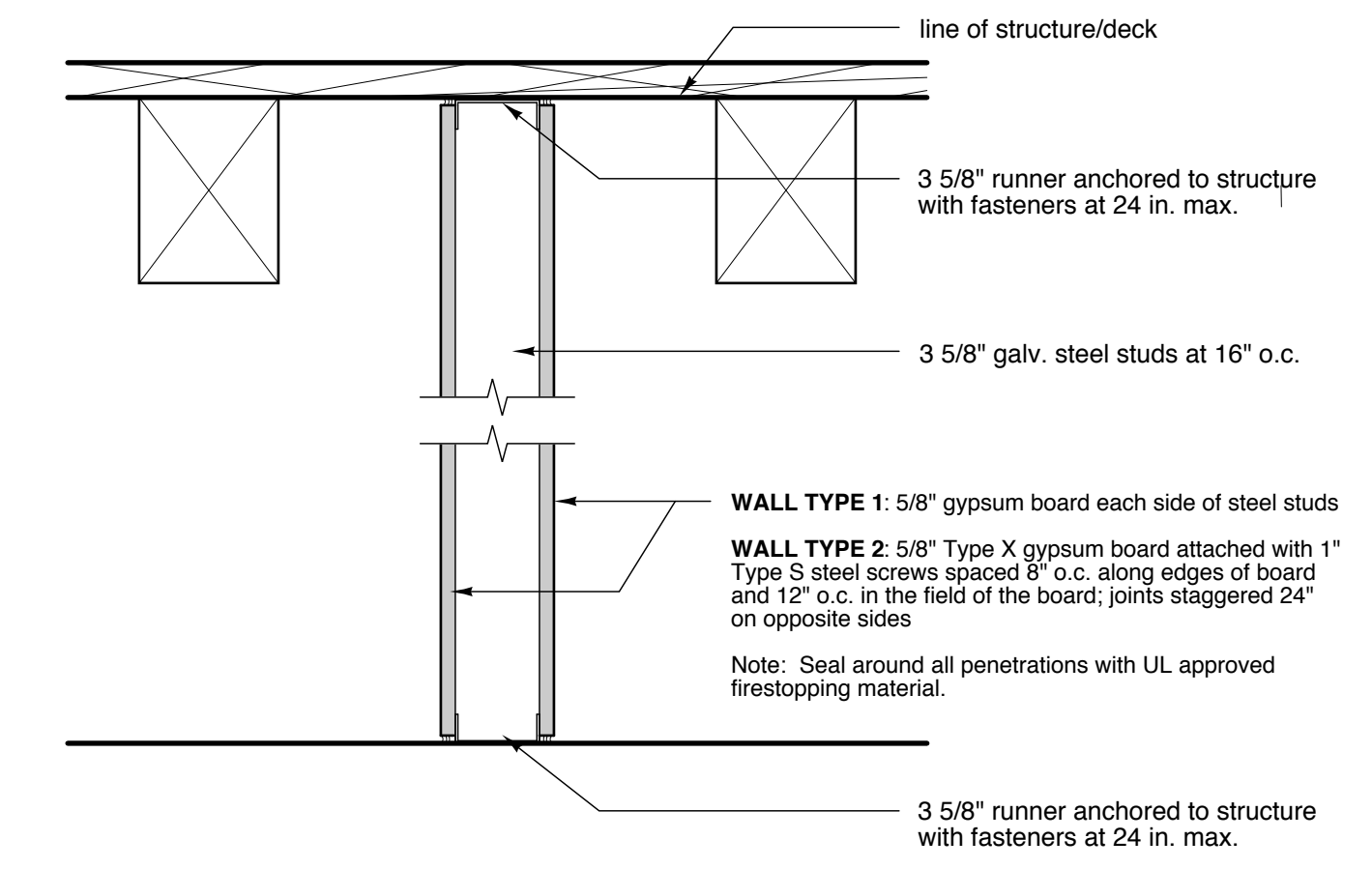
WALL TYPE KEY

- existing wall or partition to remain
- new wall or partition
- ◊ wall type



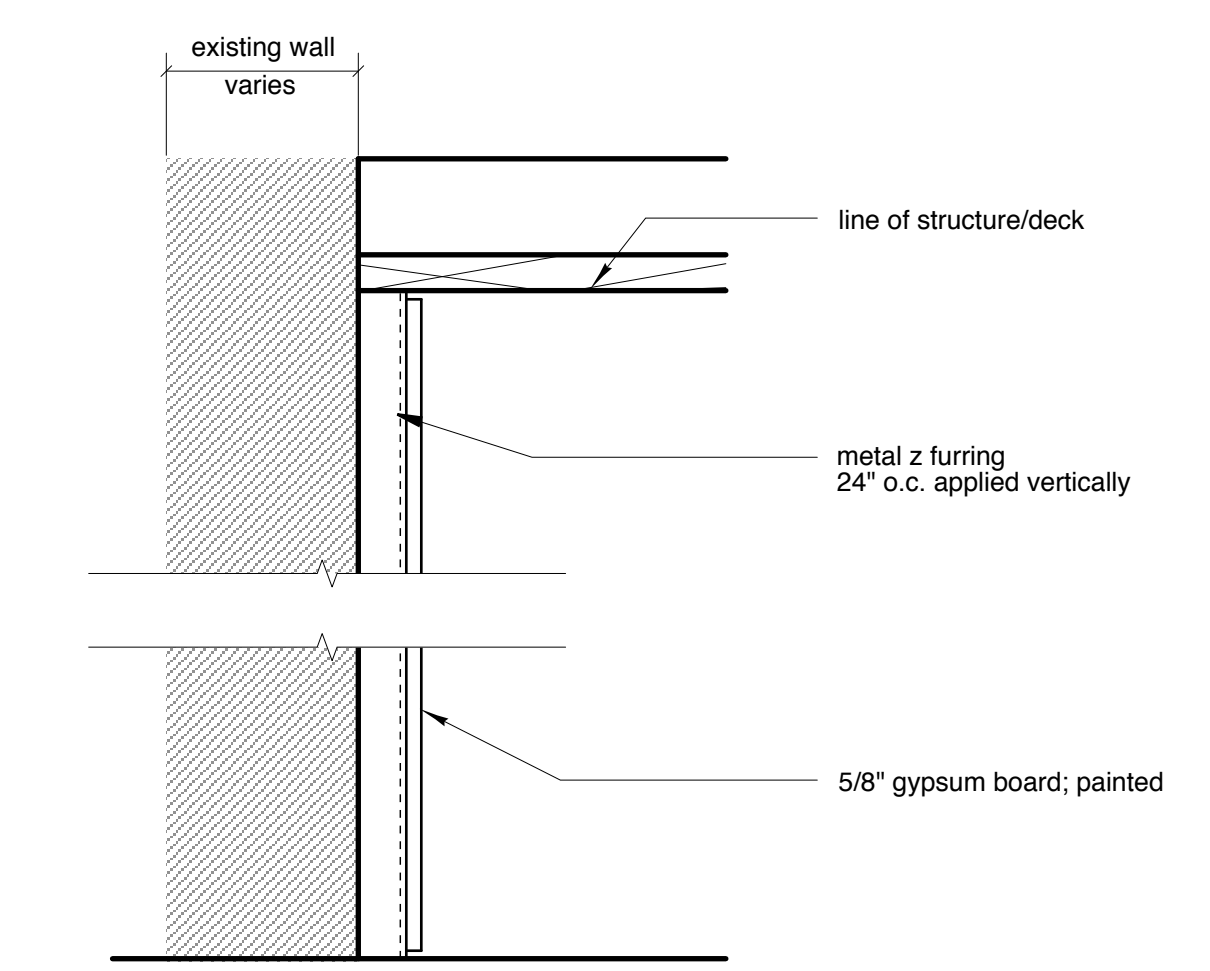
2 Enlarged Plan at Cafe
SCALE: 1/4" = 1'-0"

WALL TYPES : Note: All partitions shall be taken to the under side of decking above unless otherwise noted.



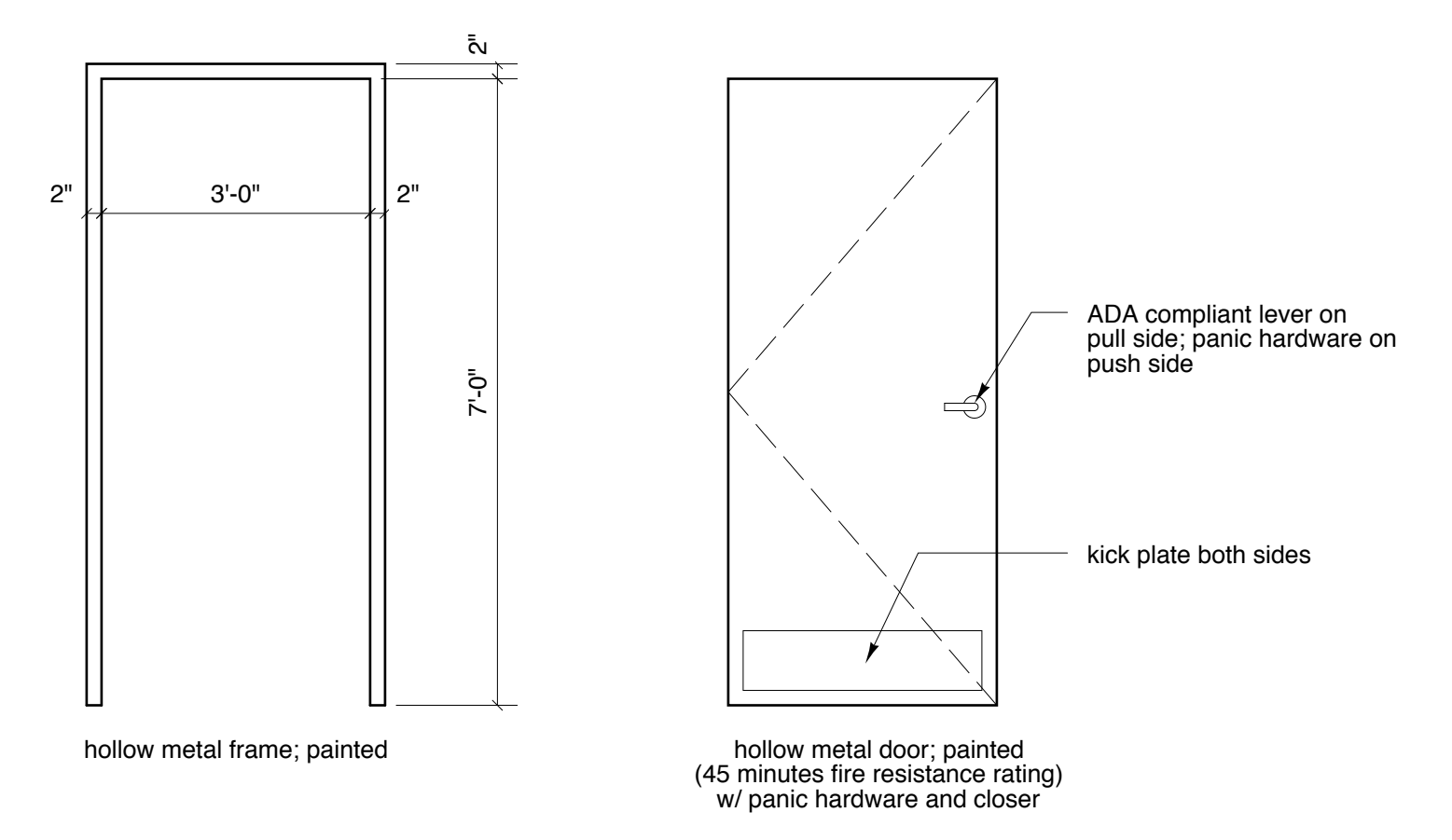
Wall Type 1: Metal Stud Partition (not used)
NON-RATED

Wall Type 2: Metal Stud Partition
1-HOUR FIRE RATING - UL W415



Wall Type 3: Metal Z Furring at Existing Masonry Wall
Non Load Bearing / Non Rated Assembly

3 Partition Types
SCALE: 1 1/2" = 1'-0"



4 Door 200
NOT TO SCALE