

**Bean 2 Roof
Addition**

22 Bramhall Street, Portland,
Maine 04102

MEP ENGINEER

AKF ENGINEERS

41 Farnsworth Street, 3rd Floor
Boston, MA 02210
1 617 537 1111
1 617 537 4311

STRUCTURAL ENGINEER

SIMPSON GUMPERTZ &
HEGER

41 Seyon Street, Building 1, Suite 500
Waltham, MA 02453
1 781 907 9000
1 781 907 9009

MEDICAL EQUIPMENT PLANNERS

RTL ASSOCIATES INC.

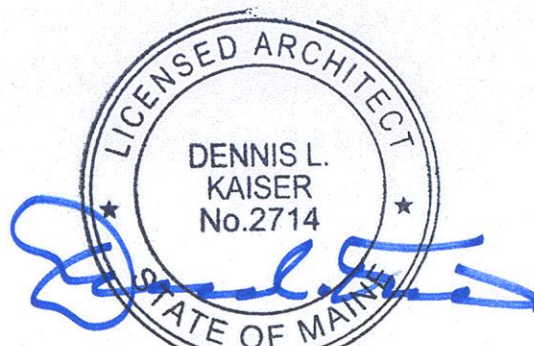
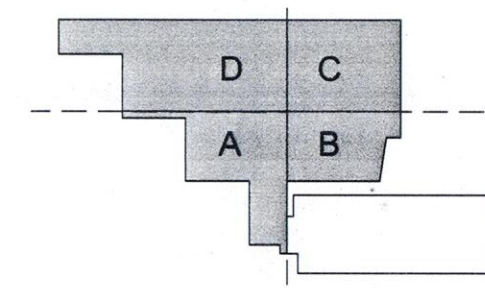
1717 PACIFIC AVENUE
DALLAS, TX 75201
1 214 468 7600
1 214 468 7601

COST ESTIMATOR

DG JONES & PARTNERS

3 Baldwin Green Common, Suite 202
Woburn, MA 01801
1 781 932 3131
1 781 932 3199

**CONSTRUCTION
DOCUMENTS**



Revisions

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1 Addendum #3	01/17/2014
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**LIFE SAFETY
LEVEL 2**

**Sheet
A00-10**



Use	Floor Area	Floor Area Per Occupant (SF / OCC)	Occupant Load
Additional			
Locker Rooms	241 SF	50	4.8
Offices / Circulation	4522 SF	100	45.2
Operator Rooms	4437 SF	240	18.5
Patient Rooms	5161 SF	120	43.0
Staff Lounge	888 SF	15	59.3
Storage / Mechanical	2652 SF	300	8.5
North Easting			
Conference Room	113 SF	15	7.5
Locker / Rooms	839 SF	50	16.8
Offices / Circulation	6336 SF	100	63.4
On Call Rooms	1093 SF	100	10.9
Operator Rooms	2256 SF	240	9.4
Patient Rooms	3462 SF	120	28.9
Storage / Mechanical	1891 SF	300	6.3
South Easting			
Conference Room	342 SF	15	22.8
Offices / Circulation	4797 SF	100	47.1
Patient Rooms	1884 SF	120	15.7
Storage / Mechanical	287 SF	300	0.7
Waiting	758 SF	15	51.2

Occupant Load Density (IBC TABLE 1004.1.1 & NFPA 913.1.2)
15 Net S.F. / Occ. Assembly without Fixed Seats - Unconstrained (Tables and Chairs)
50 Gross S.F. / Occ. Locker Rooms / Physical Therapy
100 Gross S.F. / Occ. Office Areas
120 Gross S.F. / Occ. Sleeping Areas
240 Gross S.F. / Occ. Inpatient Treatment Areas
300 Gross S.F. / Occ. Storage / Mechanical

Exit	Stair Width	Stair Exit Allowance (ft/person)	Occupant Load Level 2		Door Width (ft/person)	Door Exit Allowance (ft/person)	Door Capacity (persons)	Exit Capacity (persons)
			Stair Capacity (persons)	Door Capacity (persons)				
Horizontal Exit to Richards	42"	0.3	140	40"	0.2	230	230	140
Stair 1	42"	0.3	140	46"	0.2	230	140	140
Stair 2	42"	0.3	140	34"	0.2	170	150	150

Maximum exit access travel distance must be less than 200 ft (IBC Table 1016.1, NFPA 101 Table 13.6.1).
The travel distance from any point in a smoke compartment to a smoke barrier door must not exceed 200 ft (IBC 407.6).

Code Type	Applicable Code (Model Code Basis)
Building	2009 International Building Code
Fire Prevention	NFPA 101: Life Safety Code, 2009 Edition Chapter 18: New Health Care Occupancies Chapter 19: Existing Health Care Occupancies Portland Fire Prevention Fire Code 2006 NFPA 1
Accessibility	Maine Human Rights Commission
Electrical	2011 National Electrical Code
Mechanical	ASHRAE 62.1 - 2007 ASHRAE 62.2 - 2007
Plumbing	2009 Uniform Plumbing Code (with State Amendments)
Energy Conservation	2009 International Energy Conservation Code
Joint Commission	NFPA 101 Applicable Code Year: 2000 Edition

New Building Elements	Fire Resistance Rating (Hrs)	Opening Protectives (Hrs)
Structural Frame	2	-
Exterior Bearing Walls	2	-
Interior Bearing Walls	2	-
Exterior Non-Bearing Walls	Based on FSD	-
Interior Non-Bearing Walls	0	-
Floor Construction	2A	-
Roof Construction	1	-
Exit Access Corridors (IBC 407.2 & 407.3) (NFPA 101)	Smoke Resistant	Positive-latching
Stair Shafts (IBC 1022.1) (NFPA 101)	2	1 1/2
Other Shafts (IBC 708.4) (NFPA 101)	2	1 1/2
Trash Room/Storage > than 100 SF in Area	1	Self Closing
Trash Room/Storage > than 50 SF in Area	Smoke Resistant	Self Closing
Trash Room/Storage that contain > 64 Gal. storage	1	Self Closing
Rooms With Equipment Greater than 400,000 Btu Input Capacity (IBC Table 508.2.5) (NFPA 101)	1	Self Closing

IBC Construction Type 1B - NFPA Type II (222)		
Building Component	Wall & Ceilings (IBC 803.9)	Floors (IBC 804.4.1)
Exit Enclosures and Passageways	Class B	Class II
Corridors	Class B	Class II
Rooms & Enclosed Spaces	Class B	DOC FF-1

Floor	Occupant Load	Number of Exits		Exit Capacity (persons)
		Required	Provided	
2	459	2	4	660

Required Fire Protection Systems:
NFPA 13 sprinkler system (2009 IBC 407.5)
Fire alarm system (2009 IBC 407.6)
Standpipe system (2009 IBC 905.3.1)
Fire extinguishers (2009 IBC 906.1)

LEGEND	
	2 HOUR FIRE BARRIER
	1 HOUR FIRE BARRIER
	1 HOUR SMOKE BARRIER
	SMOKE PARTITION
	TRAVEL DISTANCE
	EXIT
	EXIT STAIR
	FIRE EXTINGUISHER
	STAND PIPE

CODE INFORMATION
12" = 1'-0"

