
16. SUMMARY OF FIRE CODES

The items in the Portland Fire Department Site Review Checklist are addressed in the following sub-sections.

16.1 Contact Information

The contact information for the applicant and architect is provided below.

Applicant

Alexander Green
Maine Medical Center
22 Bramhall Street
Portland, ME 04102
(207) 662-3689

Architect

Winton Scott Architects
5 Milk Street
Portland, ME 04101
(207) 774-4811

16.2 Structure Information

- Proposed uses of any structures
 - The proposed structure is a ground level plus eight tiers free-standing parking garage that will accommodate 2,400 new parking spaces and 52 surface parking spaces to the north of the garage.
- Square footage of all structures (total and per story)
 - This information is provided on the attached plan set.
- Elevations of all structures
 - This information is provided on the attached plan set.
- Proposed fire protection of all structures
 - Standpipes that allow at-grade fire department connections to the water supply, with hoses connected to fight fires at each level are provided in the parking garage structure.
- Hydrant locations
 - This information is provided on the attached plan set.
- Water main size and location
 - This information is provided on the attached plan set.
- Fire Department ladder truck access to all structures (minimum 2 sides)
 - This information is provided on the attached plan set.
- A code summary shall be included referencing NFPA 1 and all fire department technical standards
 - This information is provided on the attached plan set.



MMC Staff Parking Garage - Code Review

Building Overview

Tiers:	8 tiers + grade level parking
Area Per Tier / Total Area:	Approximately 90,800 GSF / 817,200 GSF
Building Height	96' - 3"
Fire Protection	Not Sprinklered Dry-pipe standpipe system to be provided
IBC Use Group	S-2
Site Access	PFD ladder truck clearance on north and east sides

Applicable Codes and Standards

Maine Uniform Building and Energy Code (MUBEC)
International Building Code (IBC), 2015 Edition with ME Amendments
• Special Provisions : Section 406 Motor Vehicle Related Occupancies
International Existing Building Code (IEBC), 2015 Edition with ME Amendments
International Energy Conservation Code (IECC), 2009 Edition with ME Amendments
American Society of Heating, Refrigerating and Air Conditioning Engineers (ASHRAE)
NFPA 1, Uniform Fire Code, 2006 Edition with ME Amendments
NFPA 13, Standard for Installation of Sprinkler Systems, 2016 Edition
NFPA 101, Life Safety Code, 2009 Edition with ME Amendments
• Special Provisions for Parking Structures : Chapter 42.8
Americans with Disabilities Act (ADA), 2010 Standards for Accessible Design

Construction Type: IBC: 1B (Non-Combustible 2 Hour Rated) / NFPA II(222)

Building Type: Open Parking Garage
(meets IBC 406.5 and NFPA 101 3.3.254.6)

High Rise Building Features: Not required by NFPA nor IBC for open parking garages

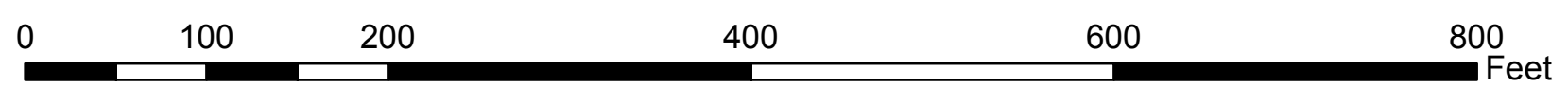
Occupant Load NFPA : None (42.8.1.7) / IBC : 450 per tier - 150 per stair

Fire Protection Features:

Exterior Wall Openings	All walls meet IBC min. distance of 10' for unlimited openings (Table 705 Note g.)	
Fire Resistance Ratings	Stairs	Not Required for Parking Garages
	Elevator Shafts	Two (2) hours
	Mechanical Room	One (1) hour
Fire Alarm System	To be provided per PFD requirements	
Means of Egress	Distances as shown on Code Plans meet NFPA and IBC	

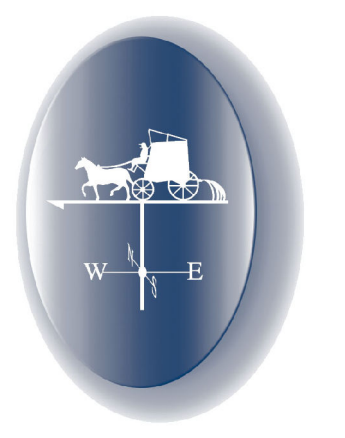


SR #: 396365



1 inch = 100 feet

Pressure Zone: 267



PORTLAND WATER DISTRICT
225 Douglass Street
Portland, ME 04104
Asset Management and Planning Dept.

Legend			
● Air Valve	● Connection	⊕ Combined Service	● Manhole
⊖ Blow Off	● Attribute Change	⊕ Domestic Service	● CSO
⊕ By Pass	▲ Reducer	⊕ Fire Service	→ Gravity
⊕ Distribution	● Hydrant	● Private Hydrants	→ Force
⊕ Transmission	● Hydrant Control	⊕ Meter Pits	→ Contours

Hydrant Flow Testing Data	
Address	Municipality

Drawn By: RBB

 Scale: As Noted

This map depicts flow testing and static pressure data for the selected hydrants for PWD's asset management system. If the data is out of date or insufficient for your needs, please contact the MEANS group to request a hydrant flow test and we will work with you to get more complete data.

 Prepared For: Craig Sweet

 Woodward and Curran

 Date: June 26, 2017

DATE: 7/20/17
 TIME: 6:30
 TESTED BY: 2360
 SERV REQ #: 396365
 A-SPAS WO #: 957804
 HY-TEST WO#: 958263

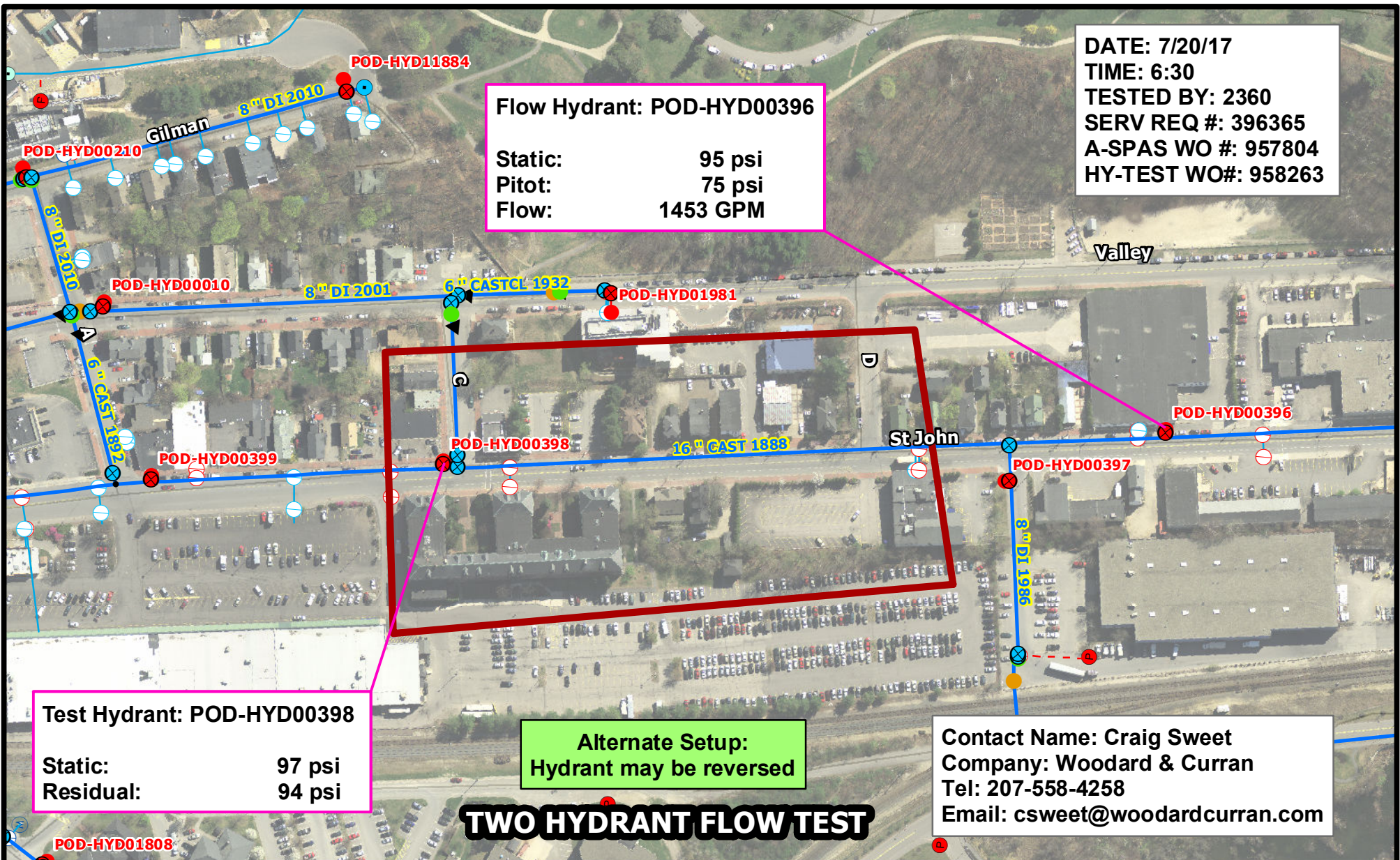
Flow Hydrant: POD-HYD00396
 Static: 95 psi
 Pitot: 75 psi
 Flow: 1453 GPM

Test Hydrant: POD-HYD00398
 Static: 97 psi
 Residual: 94 psi

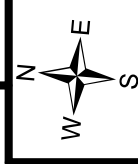
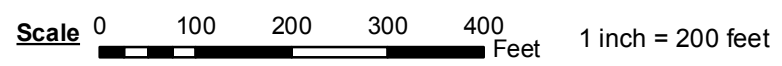
Alternate Setup:
 Hydrant may be reversed

Contact Name: Craig Sweet
 Company: Woodard & Curran
 Tel: 207-558-4258
 Email: csweet@woodardcurran.com

TWO HYDRANT FLOW TEST



St. John Street
 Portland



Disclaimer: This map is suitable for preliminary study and analysis and is based on PWD record information. PWD is not liable for any damages whatsoever resulting from inaccurate data or from errors made in the location and marking of its infrastructure.



PORTLAND WATER DISTRICT
 225 Douglass Street
 PO Box 3553
 Portland, ME 04104
 Telephone: (207) 774-5961
 Fax: (207) 761-8307

Legend			
● Air Valve	● Connection	⊕ Combined Service	● Manhole
⊕ Blow Off	● Attribute Change	⊕ Domestic Service	● CSO
⊕ By Pass	▲ Reducer	⊕ Fire Service	→ Gravity
⊕ Distribution	● Hydrant	⊕ Private Hydrants	→ Force
⊕ Transmission	● Hydrant Control	⊕ Meter Pits	

Drawn By: RBB
 Prepared for: Craig Sweet
 Woodard & Curran
 Test Fee: \$200.00
 Date: July 27, 2017