

GENERAL NOTES:

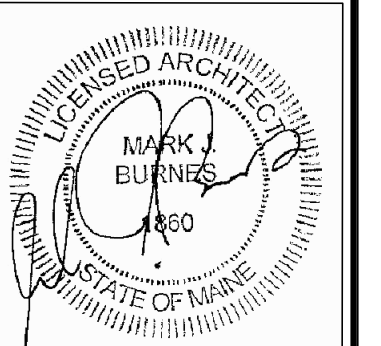
1. REPORT AN DISCREPANCIES TO THE DESIGNER OF RECORD. CONTRACTOR SHALL PROCEED WITH WORK ONLY AFTER DISCREPANCIES HAVE BEEN RESOLVED BY THE DESIGNER OF RECORD.
2. EXISTING BUILDING COMPONENTS AND WORK CURRENTLY COMPLETED AND IN PLACE DURING CONSTRUCTION WHICH IS AFFECTED BY NEW WORK AND DEMOLITION, OR WHICH MAY BE DAMAGED BY THE CONTRACTOR OR ANY SUBCONTRACTOR, SHALL BE REPLACED OR RESTORED TO THE ORIGINAL CONDITION AND COLOR AS APPROVED BY THE DESIGNER OF RECORD.
3. THE BUILDING SHALL BE CONSTRUCTED TO CONFORM WITH ALL GOVERNING CODES INCLUDING 2009 IBC, NFPA 101 2009 AND NFPA 150 PERFORMANCE BASED CRITERIA SHOWN HEREIN, ICC PLUMBING CODE, NEC 2009, AND ANSI.
4. ALL EXISTING CONDITIONS ARE TO BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO FABRICATION. THIS INCLUDES DELIVERY PROCEDURES, DIMENSIONS AND MATERIALS.
5. DRAWINGS ARE NOT TO BE SCALED. CONTRACTOR SHALL VERIFY DIMENSIONS AND CONDITIONS. APPARENT DISCREPANCIES REQUIRING CLARIFICATION SHALL BE DIRECTED TO THE DESIGNER OF RECORD PRIOR TO COMMENCEMENT OF THE WORK IN QUESTION.
6. DEMOLITION MAY REQUIRE SELECTIVE REMOVAL OF EXISTING MATERIALS, TEMPORARY BRACING AND STRUCTURAL SHORING. REMOVAL OF ALL MATERIALS DISMANTLED NOT INTENDED FOR REUSE SHALL BE DISPOSED OF IN COMPLIANCE WITH LOCAL REGULATIONS.
7. THIS PROJECT SHALL NOT CONTAIN HAZARDOUS MATERIALS OF ANY TYPE, INCLUDING BUT NOT LIMITED TO ASBESTOS.
8. THE CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS FROM THE APPROPRIATE OFFICIALS PRIOR TO COMMENCING THE WORK AND INSPECTIONS AND APPROVAL UPON COMPLETION OF THE WORK.
9. WHERE ONLY A SINGLE PRODUCT OR MANUFACTURER IS NAMED, PROVIDE THE PRODUCT INDICATED. SUBSTITUTIONS SHALL BE PERMITTED ONLY WHEN APPROVED BY THE OWNER OR THE OWNER'S AUTHORIZED REPRESENTATIVE THROUGH WRITTEN DIRECTIVE.
10. THE LOCATION OF ALL DOOR FRAMES NOT DIMENSIONED SHALL BE 4" FROM ADJACENT WALLS UNLESS OTHERWISE INDICATED.
11. ALL PARTITIONS SHALL EXTEND FROM FLOOR TO UNDERSIDE OF SUPPORTING STRUCTURE ABOVE UNLESS OTHERWISE NOTED.
12. INSTALL BLOCKING BEHIND ALL SURFACE APPLIED FIXTURES, TRIM, GRAB BARS, SHELVES, CHAIR RAILS, PICTURE RAILS AND BASE MOLDINGS.
13. AT PROJECT CLOSEOUT, SUBMIT SPECIFIC WARRANTIES, WORKMANSHIP BONDS, MAINTENANCE AGREEMENTS, FINAL CERTIFICATIONS AND SIMILAR DOCUMENTS.
14. COMPLETE FINAL CLEANUP AT PROJECT CLOSEOUT. TOUCH-UP, REPAIR AND RESTORE ALL MARRED EXPOSED FINISHES.
15. IF TWO CONFLICTING CONDITIONS OR DETAILS EXIST IN THIS DRAWING SET OR ASSOCIATED SPECIFICATIONS THE SUBCONTRACTOR SHALL MAKE THEM KNOWN TO THE GENERAL CONTRACTOR AND DESIGNER OF RECORD. IT SHALL BE THE DESIGNER OF RECORDS CHOICE TO DECIDE WHICH CONDITION OR DETAIL APPLIES, AT NO ADDITIONAL COST.

REVISIONS:



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Project Status:
PERMIT AND REVIEW DRAWINGS
 Project Number:
 SW120714



SAGE WELLNESS, LLC
 978 - 980 FOREST AVENUE
 PORTLAND, ME 04103

Drawing Name:
CODE PLAN

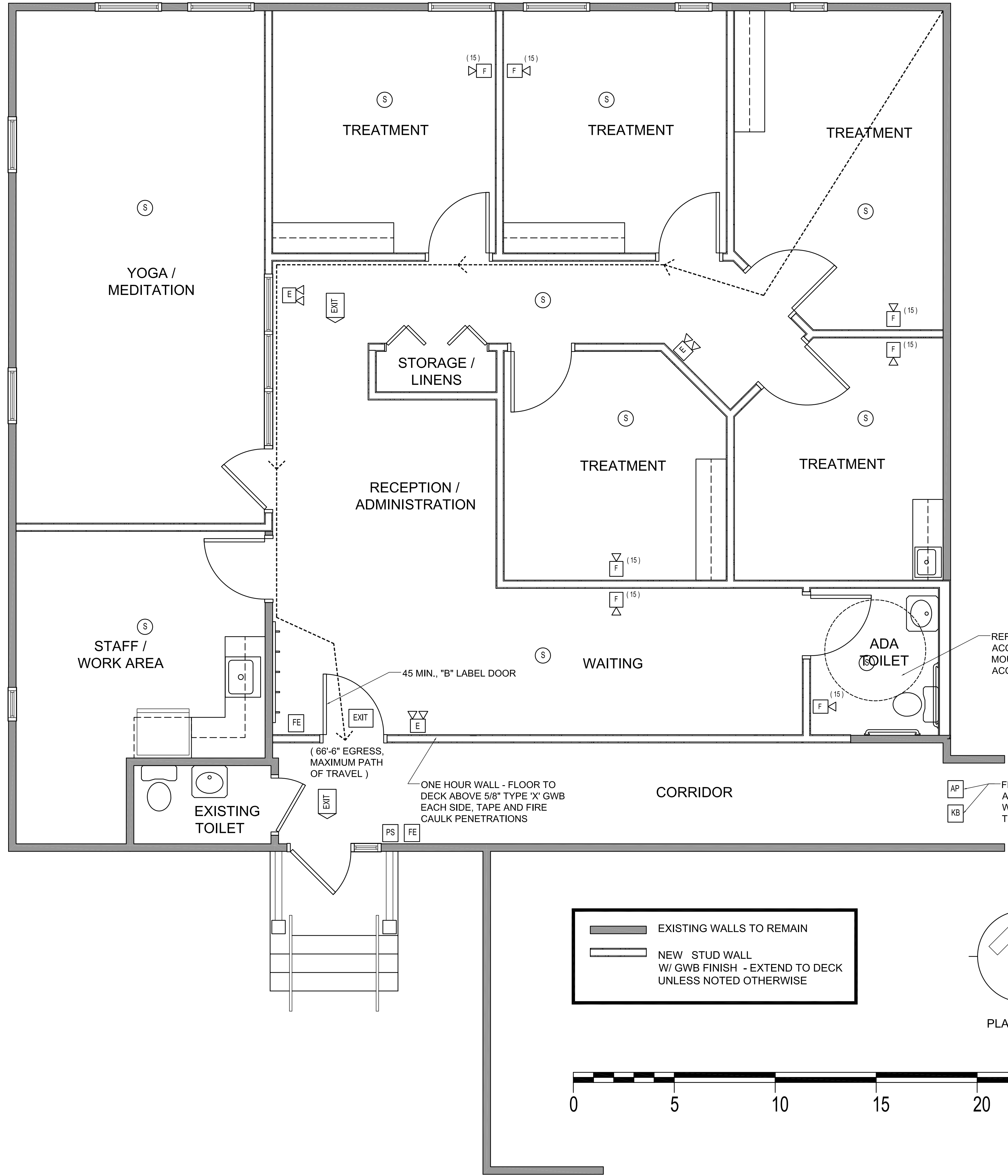
Scale:
 AS NOTED SHEET

Date:
 AUGUST 18, 2014 **A001**

IBC 2009: CODE DATA	
USE GROUP CLASSIFICATION	B - BUSINESS
TYPE OF CONSTRUCTION	TYPE V (COMBUSTIBLE)
FLOOR AREA	18,792 SQ FT TOTAL
TABLE 503 BUILDING AREA LIMITATION-SF	EXISTING CONDITION
506.2 STREET FRONTAGE INCREASE	EXISTING CONDITION
506.3 AUTOMATIC SPRINKLER SYSTEM (INCREASE)	EXISTING CONDITION
ALLOWABLE BUILDING AREA - SF	EXISTING CONDITION
BUILDING HEIGHT	3 STORIES
FIRE SUPPRESSION	NOT PROVIDED - EXISTING CONDITION
EXIST ACCESS CORRIDORS	EXISTING CONDITION
INTERIOR LOAD BEARING WALLS	EXISTING CONDITION
STRUCTURAL MEMBER SUPPORTING WALLS	EXISTING CONDITION
FLOOR CONSTRUCTION	EXISTING CONDITION
ROOF CONSTRUCTION	EXISTING CONDITION
FIRE EXTINGUISHERS	LOCATIONS TO BE VERIFIED IN FIELD BY FIRE CHIEF PRIOR TO INSTALLATION
REQUIRED VERTICAL EXITS	CLASS A OR CLASS B
CORRIDORS PROVIDING EXIT ACCESS	CLASS A OR CLASS B
ROOMS OR ENCLOSED SPACES	CLASS A OR CLASS B
INTERIOR FLOOR FINISH REQUIREMENTS	CLASS A OR CLASS B
CORRIDORS PROVIDING EXIT ACCESS	CLASS 1 OR CLASS 11
ROOMS OR ENCLOSED SPACES	CLASS 1 OR CLASS 11
GENERAL NOTES:	1. ALL PENETRATIONS OF FIRE RATED WALLS AND FLOORS SHALL BE SEALED WITH PROPER APPROVED MATERIALS AND FIRE DAMPERS AS REQUIRED. 2. ALL WORK SHALL CONFORM TO LOCAL AND STATE CODES, ORDINANCES AND REQUIREMENTS, ACCESSIBILITY PER A.D.A.A.G.

2009 NFPA: CODE DATA	
BUILDING SQUARE FOOTAGE	18,792 SQ FT TOTAL
OCCUPANT LOAD - BUSINESS	18,792 SF @ 100 SF / OCCUPANT = 188 OCCUPANTS
USE GROUP CLASSIFICATION	BUSINESS
TYPE OF CONSTRUCTION	UNPROTECTED-TYPE V (000)
BUILDING HEIGHT	THREE STOREY
FIRE SUPPRESSION	NOT PROVIDED - EXISTING CONDITION
EXIT ACCESS CORRIDORS	EXISTING CONDITION
INTERIOR LOAD BEARING WALLS	EXISTING CONDITION
STRUCTURAL MEMBER SUPPORTING FLOORS AND ROOF	EXISTING CONDITION
FLOOR CONSTRUCTION	EXISTING CONDITION
ROOF CONSTRUCTION	EXISTING CONDITION
FIRE EXTINGUISHERS	LOCATIONS TO BE VERIFIED IN FIELD BY FIRE CHIEF PRIOR TO INSTALLATION
ARRANGEMENT OF MEANS OF EGRESS:	
DEAD END CORRIDORS	NOT TO EXCEED 50 FT
COMMON PATH OF TRAVEL	NOT TO EXCEED 100 FT
CORRIDOR WIDTH	36 INCHES MIN -50 PEOPLE
FLAME SPREAD RATINGS:	
INTERIOR FINISH REQUIREMENTS	
REQUIRED VERTICAL EXITS	CLASS A OR CLASS B
CORRIDORS PROVIDING EXIT ACCESS	CLASS A OR CLASS B
ROOMS OR ENCLOSED SPACES	CLASS A OR CLASS B
INTERIOR FLOOR FINISH REQUIREMENTS	
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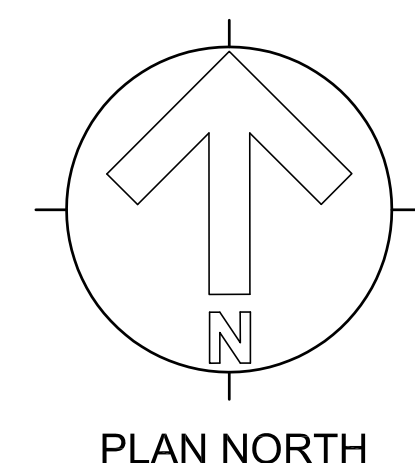
LEGEND - LIFESAFETY	
AP	FIRE ALARM CONTROL PANEL LOCATION (NOT USED)
PS	PULL STATION (NOT USED)
KB	KEY BOX WITH TAMPER SWITCH (NOT USED)
FE	FIRE EXTINGUISHER (ABC TYPE)
E	EMERGENCY LIGHTING
F (*)	AUDIBLE VISUAL DEVICE (CANDELLA RATING)
V (*)	VISUAL ONLY DEVICE (CANDELLA RATING)
S	SMOKE DETECTOR
H	HEAT DETECTOR
←	PATH OF EGRESS
EXIT	EXIT SIGN (DIRECTION)



REFER TO SHEET G3 FOR ACCESSIBLE TOILET ROOM MOUNTING HEIGHTS AND ACCESSORIES

AP FIRE ALARM PANEL AND KNOX BOX LOCATED WITHIN BUILDING BEYOND THE EXTENTS OF THIS PLAN

EXISTING WALLS TO REMAIN
 NEW STUD WALL W/ GWB FINISH - EXTEND TO DECK UNLESS NOTED OTHERWISE



1 CODE PLAN
 SCALE: NTS