

Code Summary	Monte's Fine Foods
Project address:	788 Washington Ave.
Project type:	Interior Renovation, Restaurant
Square Foot	
Building code:	NFPA 101 2015
	IBC 2015
	Maine Human Rights Commission

NFPA 101, 2015 ED.	ALLOWED BY CODE	CODE REF.	PAGE	AS DRAWN
Occupancy	Mixed Occupancy: A multiple occupancy where the occupancies are intermingled	6.1.14.2.2	3-9, 3-34, 3-44	
	Mixed Occupancy: Each portion of the building shall be classified as to its own use in accordance with section 6.1	6.1.14.3.1		
	Business Occupancy: An occupancy used for the transaction of business other than mercantile	3.3.39, 3.3.190.3	101-29,	
	Mercantile Occupancy: An occupancy used for the display and sale of merchandise	3.3.176, 3.3.190.9	101-33,	
	Mixed Occupancy: The building shall comply with the most restrictive requirements of the occupancies involved, unless separate safeguards are approved	6.1.14.3.2	101-33,	
Separation				No separation, mixed occupancy
Exit Access Corridor	Area w Occupant load > 30 = 1 Hour exit access corridors	7.1.3.1	101-48	NA
Exits	1 Hour Fire Resistance for 3 Stories or less when exit separation required	7.1.3.2.1 (1)	101-44	NA
	Structural elements that support exit components & penetrate or are installed within a rated wall assembly protected per 7.1.3.2.1 (1) & (2)	7.1.3.2.1 (5)		
Headroom	Headroom in existing means of egress = 7'-0" min (proj. 6'-8") Headroom in existing spaces = 7'-0" min (1/3 max may be 6'-8") Headroom in stairs = 6'-8" min	7.1.5.1 7.1.5.2 7.1.5.3	101-46	> 7'-0" at all points
Door Openings	Door leaf in means of egress min width = 32" minimum	7.2.1.2.3.2	101-48	32" min all doors
New Stairs	Min Width = 36" (< 2,000 occupants)	Table 7.2.2.2.1.1 (a)	101-59	44" width
	Max height of risers = 7" Min tread depth = 11" Min headroom = 6'-8"	Table 7.2.2.2.1.1 (a)	101-59	7" risers 11" treads ≥ 6'-8" headroom
Guards & Handrails	Stairs & ramps handrails both sides	7.2.2.4.1.1	101-61	
	Handrail within 30" of all portions of egress width	7.2.2.4.1.2 (1)	101-61	
	Handrails continue full length of stairs, continuous on inside face	7.2.2.4.2	101-61	
	Handrails ends to be returned to the wall or floor or terminate at newel post	7.2.4.5.9	101-61	
	Handrail height: >34" and <38"			
	Handrails that are not continuous between flights to extend 12" horz beyond top riser & slope 1 tread beyond bottom riser	7.2.2.4.5.10	101-61	
	Guards = 42" min	7.2.2.4.6.2	101-62	
Ramps	Ramps in means of egress = 44" W, 1:12 slope, 30" max rise	Table 7.2.5.2 (a)	101-63	NA
Occupant Load	Business (Commercial Kitchen); 100SF/person	Table 7.3.1.2	101-75	1269 GSF / 100 = 13 Staff Occupants
	Mercantile Storage: 300 SF/person	Table 7.3.1.2	101-75	507 GSF / 300 = 2 Staff Occupants
	Mercantile Office: 100 SF/person	Table 7.3.1.2	101-75	100 GSF / 100 = 1 Staff Occupant
	Mercantile Retail area: 30 gross sf/person (sales on street floor)	Table 7.3.1.2	101-75	893 GSF / 30 = 30 Patrons
	Window Seating: 13 seat count	Table 7.3.1.2	101-75	12 Patrons
	Seasonal Outdoor Seating: 9 seat count	Table 7.3.1.2	101-75	12 Patrons
				Total Staff Occupants (per NFPA) = 16 Total Public Occupants (per NFPA) = 54 Total Occupants (per NFPA) = 74
# Means of Egress	2 means of egress except as under Chapter 11 -> 43	7.4.1	101-72	2 Means of Egress Provided
Number of Exits	New Business: A single exit permitted for total occupant load of <100 provided that 1-3 are met	38.2.4.3	101-333	2 Exits provided
Arrangement of Means of Egress	Common Path of Travel < 75'	38.2.5.3.3	101-288	In Compliance
	Dead end corridors < 20'	38.2.5.2.2	101-334	None >20'
Exit Access Travel Distance	New Business: travel distance to an exit <200' from any point in bldg.	38.2.6.2	101-334	In Compliance
Commercial Cooking Equipment	Protected per NFPA 96, Standard for Commercial Cooking Operations	38.3.2.3	101-334	