

SHEET NOTES

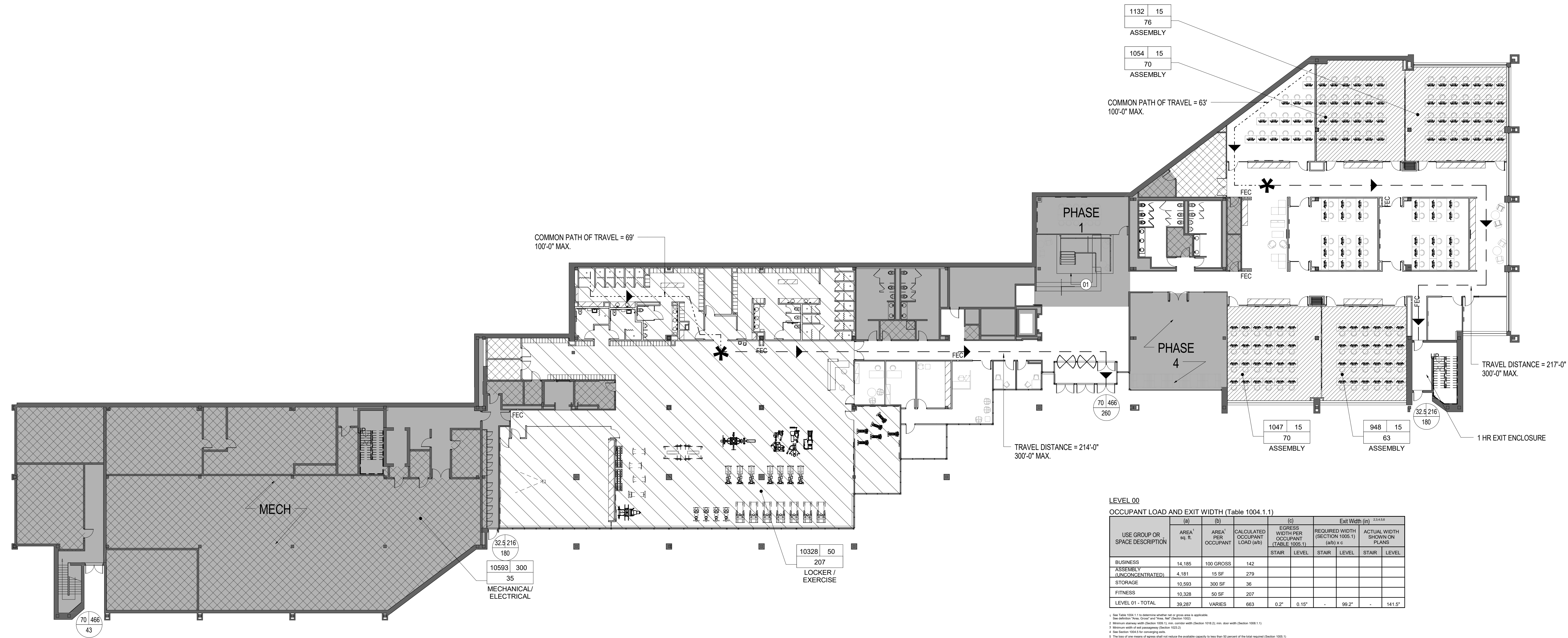


2211 Congress Street
Portland, ME 04122

Gensler

214 North Tryon Street
Suite 2320
Charlotte, NC 28202
United States

Tel 704.377.2725
Fax 704.377.2807



LEVEL 00
OCCUPANT LOAD AND EXIT WIDTH (Table 1004.1.1)

USE GROUP OR SPACE DESCRIPTION	AREA (sq. ft.)	AREA PER OCCUPANT	CALCULATED OCCUPANT LOAD (A/B)	EGRESS WIDTH PER OCCUPANT (TABLE 1005.1)		Exit Width (ft.) (TABLE 1004.1.1)	
				STAIR	LEVEL	STAIR	LEVEL
BUSINESS	14,185	100 GROSS	142				
ASSEMBLY (UNCONCENTRATED)	4,181	15 SF	279				
STORAGE	10,553	300 SF	36				
FITNESS	15,528	50 SF	297				
LEVEL 01 - TOTAL	39,257	VARIABLE	663	0.2"	0.15"	99.2"	141.3"

GENERAL NOTES

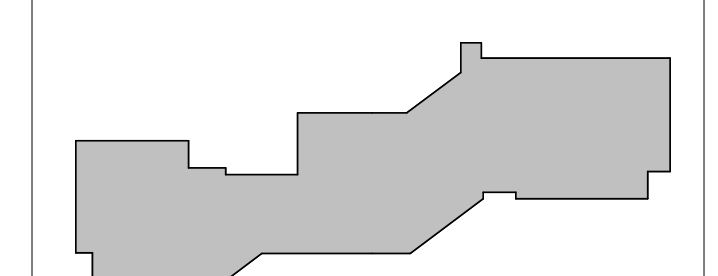
- ➔ TRAVEL DISTANCE
- ➔ COMMON PATH OF TRAVEL
- * POINT OF DECISION
- ▭ AREA NOT IN CONTRACT
- ▭ AREA CALCULATION
- ▭ AREA PER OCCUPANT [1004.1.1]
- ▭ OCCUPANCY (PEOPLE)
- CLEAR EXIT WIDTH AT DOOR
- MAXIMUM EGRESS CAPACITY AT DOOR [1005.1]
- ACTUAL EGRESS COUNT AT THIS DOOR
- CR CARD READER
- EM ELECTROMAGNETIC EGRESS LOCK PROVIDED WITH PUSH TO EGRESS BUTTON AND MOTION SENSOR
- DE 15 SECOND DELAYED EGRESS

Date: 12/15/17
Description: ISSUE FOR PERMIT & CONSTRUCTION

OCCUPANCY CLASSIFICATION LEGEND

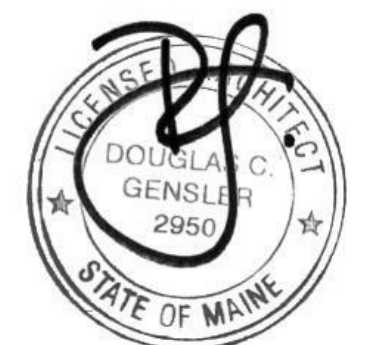
- ▨ ASSEMBLY (UNCONCENTRATED) 1 PERSON / 15 SF
- ▭ BUSINESS (GENERAL) 1 PERSON / 100 SF
- ▨ ACCESSORY STORAGE 1 PERSON / 300 SF

KEY PLAN



Scale: As indicated

Seal / Signature



Project Name: Unum Workplace Transformation - Phase 2 & 3 (HO2 & HO3)

Project Number: 59.6481.003

Description: LIFE SAFETY PLAN - LEVEL 00 - HO2

LS02.100

© 2015 Gensler

01 LIFE SAFETY PLAN - LEVEL 00
SCALE: 1/8" = 1'-0"

BUILDING CODE SUMMARY

a. PROJECT INFORMATION

Name of Project: UNUM TRANSFORMATION - PORTLAND PHASE 1 (HO2)
Address: 2211 CONGRESS STREET, PORTLAND, MAINE Zip Code: 04102
Proposed Use: BUSINESS - (B AND CHANGE TO EXISTING OCCUPANCY OR USE)
Owner / Authorized Agent: Phone #:
Email:
Owned By: City/Country Private State
Code Enforcement Jurisdiction: City PORTLAND County State

b. PROJECT SUMMARY / ALTERNATIVE MEANS OF COMPLIANCE

Building Description: EXISTING 3-STORY OFFICE BUILDING

Scope of Work Details: INTERIOR RENOVATION OF EXISTING LEVEL 00 PROJECT WILL CONSIST OF THE CONSTRUCTION OF SELECT PARTITIONS, CEILING, FINISHES, AND ASSOCIATED ELECTRICAL, PLUMBING, MECHANICAL, AND FIRE PROTECTION AS WELL AS MILLWORK AND FURNITURE.

c. DESIGN PROFESSIONAL INFORMATION

LEAD DESIGN PROFESSIONAL:

DESIGNER	FIRM	NAME	LICENSE #	PHONE #	E-MAIL
Architectural:	GENSLER	DOUGLAS GENSLER	ARC2900	617.619.5700	DOUGLAS@GENSLER.COM
Electrical:		JEFFREY SCOTT LOWERY, P.E.	J.S. LOWERY	704.367.9333	LOWERY@GENSLER.COM
Fire Alarm:		JEFFREY SCOTT LOWERY, P.E.	J.S. LOWERY	704.367.9333	LOWERY@GENSLER.COM
Plumbing:		BRAD J. RABINOWITZ, P.E.	B. RABINOWITZ	704.367.9333	RABINOWITZ@GENSLER.COM
Mechanical:		BRAD J. RABINOWITZ, P.E.	B. RABINOWITZ	704.367.9333	RABINOWITZ@GENSLER.COM
Sprinkler Standpipe:		BRAD J. RABINOWITZ, P.E.	B. RABINOWITZ	704.367.9333	RABINOWITZ@GENSLER.COM
Structural:					
Relating Walls 5' High:					
Other:					

d. APPLICABLE CODES

Building Code: 2009 International Existing Building Code (IEBC)

Existing Building: Change of use/occupancy Building tenant space interior completion (Alteration / Renovation)
Year of construction: 1979/1983 Pulp mill use (B) OFFICE

a. BASIC BUILDING DATA

Construction Type: (Table 601) I-A I-B II-A II-B III-A III-B IV-HT V-A

Sprinklers: (Section 903) No Partial Yes NFPA 13-07 NFPA 13R-07 NFPA 13D-07

Standpipes: (Section 905) No Yes Class: I II III WET DRY NFPA 14-07

Fire District: No Yes Flood Hazard Area: (Appendix G) No Yes

Building Height: (Feet) _____ (Table 503) _____ Stories: B - BUSINESS A3 - ASSEMBLY

Occupancy: B - BUSINESS A3 - ASSEMBLY

Gross Building Area:

FLOOR	EXISTING (SQ FT)	NEW (SQ FT)	ALT. (RE (SQ)
LEVEL 02	57,209	0	0
LEVEL 01	56,891	0	0
LEVEL 00	39,998	0	26,877
TOTAL	153,937		26,877

Story No.	Description and Use	(A) Bldy Area per Story (Actual)	(B) Table 503 Area	(C) Area for Sprinkler Increase 1	(D) Area for Sprinkler Increase 2	(E) Allowable Area or Unlimited 3	(F) Maximum Building Area
LEVEL 02	B	57,209	23,000	(1/200) 46,000	49,000		207,000
LEVEL 01	B	56,891	23,000	(1/200) 46,000	49,000		
LEVEL 00	B	39,998	23,000	(1/200) 46,000	49,000		
TOTAL		153,937					

1. ALLOWABLE HEIGHT (Chapter 5)

Type of Construction	ALLOWABLE (TABLE 503)	INCREASE FOR SPRINKLERS	SHOWN ON PLANS	CODE REFERENCE
Building Height in Feet	Type: III	Feet: 55	Type: III	
Building Height in Stories	Stories: 3	Stories: 3	Stories: 3	

c. EXIT REQUIREMENTS

NUMBER AND ARRANGEMENT OF EXITS (Table 1021.1)

FLOOR, ROOM, OR SPACE DESIGNATION	REQUIRED T1021.2 (Single Exit 1021.2)	SHOWN ON PLANS	TRAVEL DISTANCE		ARRANGEMENT MEANS OF EGRESS 1, 2 (SECTION 1015.2)	
			ALLOWABLE TRAVEL DISTANCE (TABLE 1016.1)	ACTUAL TRAVEL DISTANCE SHOWN ON PLANS	REQUIRED DISTANCE BETWEEN EXIT DOORS	ACTUAL DISTANCE SHOWN ON PLANS
LEVEL 02	3	4	300'-0" MAX	280'-2"	181'-2"	331'-0"
LEVEL 01	3	4	300'-0" MAX	288'-0"	181'-2"	331'-0"
LEVEL 00	2	4	300'-0" MAX	181'-2"	181'-2"	331'-0"

d. PLUMBING FIXTURES REQUIREMENTS

OCCUPANCY USE GROUP AND/OR DESIGNATION SPACE	WATERCLOSETS		URINALS		LAVATORIES		SHOWERS/TUBS	DRINKING FOUNTAINS
	MALE	FEMALE	MALE	FEMALE	MALE	FEMALE		
LEVEL 02 - BUSINESS, EXIST	5	14	5	6	8	0	2	
LEVEL 02 - BUSINESS, NEW	0	1	0	0	1	0	2	
LEVEL 01 - BUSINESS, EXIST	5	14	5	6	8	0	2	
LEVEL 01 - BUSINESS, NEW	1	1	0	1	1	0	2	
LEVEL 00 - BUSINESS, EXIST	4	8	3	4	5	0	1	
LEVEL 00 - BUSINESS, NEW	0	0	0	0	0	0	0	
LEVEL 00 - FITNESS, NEW	2	4	2	5	5	16	1	
TOTAL REQUIRED	21	22	2	16	16	0	9	
TOTAL PROVIDED	17	42	17	22	26	16	10	

f. FIRE RESISTANCE RATINGS IIB

Horizontal Exit	2 HOUR	LOAD BEARING WALLS	0 HOUR
EXIT PASSAGEWAY	1 HOUR	FLOOR CONSTRUCTION	0 HOUR
STAIR ENCLOSURES	1 HOUR	ROOF CONSTRUCTION	0 HOUR
CORRIDORS	0 HOUR	SHAFTS	1 HOUR
COLUMNS	0 HOUR	ELEVATOR ENCLOSURES	1 HOUR
LOAD BEARING WALLS	0 HOUR		

l. WALL LEGENDS

CHECK IF THE FOLLOWING ARE PRESENT AND INDICATED BY A WALL LEGEND ON ALL PLANS

Fire Walls 706 Fire Barriers 707 Shaft Enclosure 708 Fire Partitions 709

Smoke Barriers 710 Smoke Partitions 711 No rated walls are present

m. LIFE SAFETY SYSTEMS (Existing or new systems)

Emergency Lighting: (1006) No Yes

Exit Signs: (1011) No Yes

Fire Alarm: (907, NFPA 72-07) No Yes

Smoke Detection Systems: (907) No Yes Partial

Planic Hardware: (1008.1.10) No Yes

Life safety systems generator: (2072.2) No Yes

I:\gensler\ad\projects\Revit\Level\Access\2016\59.6481.003 - UNUM - PORTLAND - HO2_2016_22462.rvt 12/15/2017 5:41:54 AM