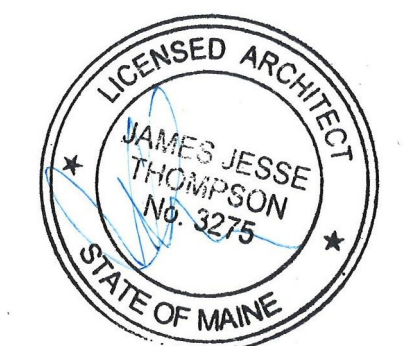


Code Summary	Ready Brothers Production Facility
<b>Project address:</b>	470 Riverside Street, Suite 3
<b>Project type:</b>	Industrial Production Facility
<b>Square Foot</b>	~9,650 Gross SF
<b>Building code:</b>	MUBEC
	NFPA 101 2009
	IBC 2009

**INDUSTRIAL**

NFPA 101, 2009 ed.	ALLOWED BY CODE	CODE REF.	PAGE	AS DRAWN
<b>Occupancy</b>	Industrial Occupancy	3.3.178.8 & 6.1.12.1	101-32	
<b>Separation</b>	NA	Table 6.1.14.4.1(b)	101-45	<b>Entire building is Industrial</b>
<b>Fire Resistance</b>	Separated Occupancy	6.1.14.4.3	101-43	<b>Single Occupancy</b>
<b>Exit Access Corridor</b>	If Occupant load > 30 = 1 Hour exit access corridors	7.1.3.1	101-44	<b>NA</b>
<b>Headroom</b>	Headroom in means of egress = 7'-6" min	7.1.5.1	101-46	<b>7'-6" min.</b>
	Headroom in spaces = 7'-6" min (1/3 max may be 6'-8")	7.1.5.2		<b>7'-6" min.</b>
	Headroom in stairs = 6'-8" min	7.1.5.3		<b>6'-8" min.</b>
<b>Door Openings</b>	Door leaf in means of egress min width = 32" minimum	7.2.1.2.3.2	101-48	<b>32" min.</b>
	<b>Stairs</b>	Min Width = 36" (< 2,000 occupants)	7.2.2.2.1.2(B)	101-55
	Max height of risers = 7"			
	Min tread depth = 11"			
	Min headroom = 6'-8"			
	Max Height Between Landings = 12'-0"			
<b>Landings</b>	Landing dimension = not less than width of stair	7.2.2.3.2.3	101-56	<b>NA</b>
<b>Guards &amp; Handrails</b>	Stairs & ramps handrails both sides	7.2.2.4.1.1	101-56	<b>Handrails on both sides</b>
	Handrail within 30" of all portions of egress width	7.2.2.4.1.2 (1)		
	Handrails continue full length of stairs, continuous on inside face	7.2.2.4.2	101-57	<b>Continuous on both sides</b>
	Handrail continue 12" horz beyond top riser & slope 1 tread beyond bottom riser	7.2.2.4.4.10		<b>Extensions included</b>
	Guards = 42" min	7.2.2.4.5.2		<b>42"</b>
<b>Ramps</b>	Ramps in means of egress = 44" W, 1:12 slope, 30" max rise	Table 7.2.5.2 (a)	101-63	<b>Existing ramp only, no change</b>
<b>Occupant Load</b>	Industrial Use (100 SF / person)	Table 7.3.1.2	101-70	<b>9,650 / 100 = 96 Occupants/Building</b>
<b>Egress Capacity</b>	Width of any means of Egress = 36" min.	7.3.4.1 (2)	101-72	<b>36" Min</b>
<b># Means of Egress</b>	2 means of egress except as under Chapter 11 -> 43	7.4.1	101-72	<b>2 Means of Egress Provided</b>
	Not less than two means of egress for every story	40.2.4.1.1	101-301	<b>Complies</b>
<b>Arrangement of Means of Egress</b>	With sprinkler system, separation distance between 2 exits = 1/3 diagonal distance	7.5.1.3.3, 40.2.5	101-73	<b>143' distance / 3 = 47'8"; Exits are 123' apart, See A-1.0</b>
	Dead end corridors < 50' w/Sprinkler	40.2.5	101-301	
	Common Path of Travel = 100' w/Sprinkler	40.2.5	101-301	<b>NA</b>
<b>Exit Travel Distance</b>	250' w/ Sprinkler	40.2.6	101-302	<b>Complies, See A-1.0</b>
<b>Detection &amp; Alarm</b>	Not required if occupancy <100	40.3.4.1	101-303	<b>Existing equipment to remain</b>
<b>Extinguishment Requirements</b>	No Requirements	40.3.5	101-303	<b>Not required</b>

IBC, 2009	ALLOWED BY CODE	CODE REF.	PAGE	AS DRAWN	
<b>Occupancy Type</b>	Factory Industrial: <b>F-1</b> Moderate-hazard Occupancy (Tobacco/Hemp)	306.3	25	<b>F-1</b>	
<b>Construction Type</b>	Type IIIB				
	Allowable Building Height	Type IIB = 55'	Table 503	<b>80</b>	
	Allowable Stories	Type IIB = 2 Stories	Table 503	<b>80</b>	
	Allowable Area	Type IIB = 12,000 SF	Table 503	<b>80</b>	
Allowable Height Increase	Maximum stories = +1, Max height = +20' if sprinklered	Section 504.2	80	<b>Sprinkler Provided</b>	
<b>Construction Type</b>	Type III B	Table 601	89		
	Primary Structural Frame: 0 Hour				
	Bearing Walls, Exterior: 2 Hour			<b>Existing Structure</b>	
	Bearing Walls, Interior: 0 Hour				
	Non-bearing walls & partitions: 0 Hour				
	Floor Construction & Secondary Members: 0 Hour				
	Roof Construction & Secondary Members: 0 Hour				
	Exception d: Sprinklers may be substituted for 1 hour rating if no floor area or height increase taken. 1 Hour exterior wall rating must be maintained.				<b>Not taken</b>
	<b>Fire Separation Distance</b>	Occupancy F-1	Table 602	90	<b>NA</b>
		X < 5 = 2 Hour			<b>NA</b>
	5 < X < 10 = 1 Hour			<b>NA</b>	
	10 < X < 30 = 0 Hour			<b>NA</b>	
	X >= 30 = 0 Hour			<b>Greater than 30'-0"</b>	
<b>Fire Protection: Exterior Walls</b>	Cornices, eave overhangs: 1/2 distance to lot line where all openings are permitted to be to be unprotected or automatic sprinkler system per Section 705.8.2	705.2.2	97		
<b>Maximum Area of Exterior Openings</b>	5-0 to 10-0: Unprotected & sprinklered = 25%	Table 705.8	99	<b>NA</b>	
	10-0 to 15-0: Unprotected & sprinklered = 45%			<b>NA</b>	
	15-0 to 20-0: Unprotected & sprinklered = 75%			<b>NA</b>	
	20-0 & greater: Unprotected & sprinklered = No Limit			<b>Complies</b>	
	Parapets: Not Required if wall is permitted to have 25% unprotected openings.	705.11.6	101	<b>NA</b>	
<b>Fire Door Ratings</b>	Shaft, Exit fire barriers: 1 hr Wall = 1 hr Door Assembly	Table 715.4	114	<b>NA</b>	
	Other fire barriers: 1 hr Wall = 3/4 hr Door Assembly			<b>NA</b>	
<b>Interior Finishes</b>	F: Exit Enclosures/Passageway & Corridors Finishes: Class B	Table 803.9	177	<b>Complies</b>	
<b>Sprinklers</b>	Fire > 12,000 SF or Area > 3 stories or above Exit Discharge	903.2.4	185	<b>NA, Existing Building Sprinklered, NFPA 13</b>	
<b>Fire Alarms &amp; Detection Systems</b>	Group F: Required if 2 or more stories, occ. >500	907.2.4	196	<b>NA</b>	
	Manual fire alarm not required if Sprinklered	907.2.4 (Ex 1)	196	<b>NA</b>	
<b>Occupant Load</b>					
<b>Group F-1</b>	100 Gross	Table 1004.1.1	220	<b>9,650 sf / 100 = 96 Occupants</b>	
<b>Egress Width</b>	Stairways: 96 * 0.3" = 28.8": 44" MIN.	1009.1 (Ex 1)	221	<b>NA (Stair to mechanical room only)</b>	
	Other egress: 96 * 0.2" = 19.2 44" MIN.	1018.2 (Ex 2)	242	<b>44" Min. provided</b>	
	Illuminated at all times	1006.1	221	<b>Complies</b>	
<b>Means of Egress Illumination</b>					
<b>Accessible Means of Egress</b>	Accessible Means of Egress not required in alterations to existing buildings	1007.1	221	<b>NA</b>	
<b>Door Width</b>	Minimum 32" Clear	1008.1.1	224	<b>36" Egress Doors (32" clear)</b>	
<b>Stairways</b>	Stairway Width: Minimum 44" (36" < 50 occupant load)	1009.1 (Ex 1)	230	<b>NA (Stair to mechanical room only)</b>	
	Headroom stair & landing: 80" clear	1009.2	230	<b>NA</b>	
	Max. stair riser = 7", min. stair tread = 11"	1009.4.2	231	<b>NA</b>	
	Landings top & bottom, min depth = stair width	1009.5	231	<b>NA</b>	
	Max Stair Flight Vertical Rise = 12'-0"	1009.7	232	<b>NA</b>	
<b>Exit &amp; Exit Access Doorways</b>	1 Exits: Occupancy <49. 2 Exits: Occupancy > 49	Table 1015.1	239	<b>2 Exits</b>	
	Exit Separation > 1/2 maximum diagonal distance Non-Sprinklered	1015.2.1 (Ex 2)	239	<b>143' distance / 3 = 47'8"; Exits are 123' apart, See A-1.0</b>	
	Exit Separation > 1/3 maximum diagonal distance Sprinklered		241		
	Exit Access Travel Distance: 250' with Sprinkler	Table 1016.1		<b>NA (one floor)</b>	
	Corridor Width 44" min, width 36" if occupancy < 50	1018.2	242	<b>44" Min</b>	
	Dead end Corridor Width: 44" Minimum	1018.4	242	<b>44" Min</b>	
<b>Number of Exits &amp; Continuity</b>	Group F-1: Occupant Load 1 - 500 = 2 Exits Minimum	Table 1021.1	243	<b>More than 2 exits provided</b>	



NOT FOR CONSTRUCTION  
PROJECT NO: RDB  
DATE: 01/29/2018  
REVISED 1:  
REVISED 2:  
DRAWN BY:  
PHASE: PERMIT