

1844 Forest Ave

Proposed residential unit in attic

Goal:

This project's goal is construction of a residential owners unit in the attic of the venue building.

Change to Footprint:

The only change to the outside of the building is a new exit with associated landing and stairs.

Parking:

When the lot was striped I ended up with one more space than the plan called for. So one space is available.

Code Exception:

Existing stairs are 9 1/4" tread x 7 7/8" rise. Bringing them up to code will require rebuilding the stairs on 3 floors, a major project I hope to avoid. Stairs will not be altered but a landing will be added OVER existing stairs.

Fire Separation:

- Existing door to attic will be walled over with a stud wall and 5/8" type X sheetrock on each side.
- Cavities between joists will be filled with noncombustible material
- Monitored alarms will be extended to the attic per code
- Egress will be directly to the building exterior