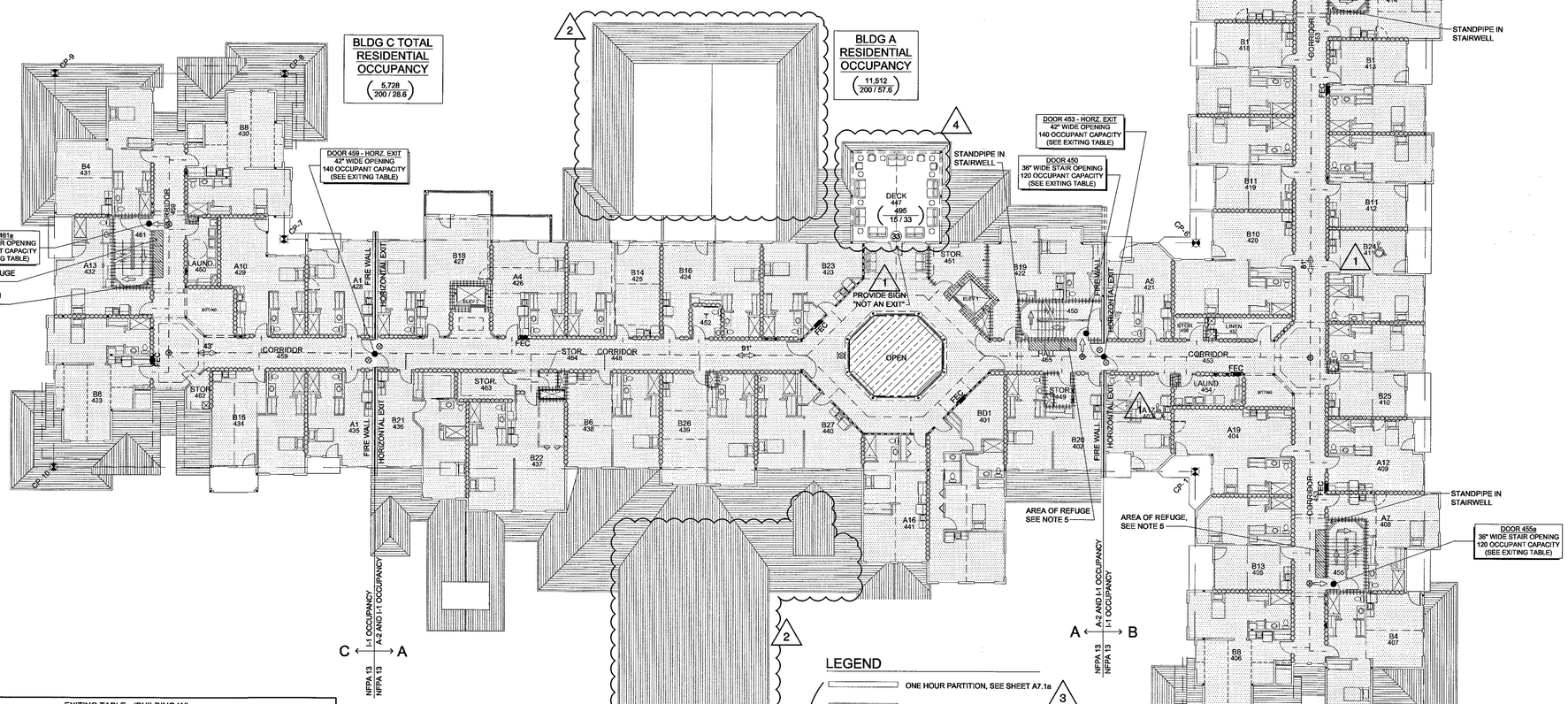
NOTE:
THIS IS ANI-1OCCUPANCY FACILITY AND IS NOT REQUIRED TO BE LICENSED. STAFF DOES NOT PROVIDE RESIDENTS WITH ASSISTANCE WITH BATHING, OR MEDICATION DISPENSING.



LEGEND

- ONE HOUR PARTITION, SEE SHEET A7.1a
- AREA SEPARATION WALL RATED FIRE WALL - HORIZONTAL EXIT, SEE SHEET A7.1a
- FIRE PARTITION WALL, 1 HOUR FIRE RATED, SEE DEFINITION ON EGRESS SHEETS
- FIRE BARRIER WALL, 1 HOUR MIN. FIRE RATED, SEE DEFINITION ON EGRESS SHEETS
- SMOKE BARRIER WALL, 1 HOUR FIRE RATED, SEE DEFINITION ON EGRESS SHEETS
- PATH OF EGRESS
- EXIT TO PUBLIC WAY (SHOWING OCCUPANT LOAD AT EXIT AND EXITING DIM. REQ'D)
- (4) OCCUPANT LOAD EXITING FROM SPACE OR BUILDING
- ACCESSIBLE SUITE
- FIRE EXTINGUISHER CABINET. FIRE EXTINGUISHERS PLACED NOT TO EXCEED A MAXIMUM OF 75 FEET OF TRAVEL DISTANCE.
- EXIT ROUTE w/ ARROWS POINTING TOWARD EXITS (TRAVEL DISTANCE TO EXIT IS LABELED ABOVE ARROW)
- EXIT LIGHT, DIRECTIONAL ARROWS AS INDICATED. EXIT SIGN PLACEMENT SHALL BE NO MORE THAN 100 FEET.

399 SF (SQUARE FOOTAGE OF ROOM) / 120 / 3.3 (FLOOR AREA IN SQ. FT. PER OCCUPANT (SEE TABLE 1004.1.1) / OCCUPANT LOAD OF ROOM)

- EXTENT OF AREA FOR RESIDENTIAL OCCUPANCY THAT REQUIRED CIRCULATION BE INCLUDED IN ALLOWANCE CALCULATION.
- ATRIUM AREA SPECIAL INSPECTIONS REQ. SMOKE CONTROL SYSTEMS

EXITING TABLE - (BUILDING 'A')

- EGRESS OCCUPANT LOADS PER TABLE 1004.1.1 -

4TH FLOOR LOAD -

TOTAL BUILDING 'A' 4TH FLOOR OCCUPANT LOAD	EGRESS WIDTH REQ. PER TABLE 1005.1	# OF EXITS REQ. PER TABLE 1019.1
91	91 x .3 = 27.3"	2

EXIT	EGRESS WIDTH	MAX. OCC. LOAD CAPACITY
STAIR EXIT DOOR 450	36"	120
HORIZONTAL EXIT DOOR 459	42"	140
TOTALS PROVIDED:	78"	260

EXITING TABLE - (BUILDING 'B')

- EGRESS OCCUPANT LOADS PER TABLE 1004.1.1 -

4TH FLOOR LOAD -

TOTAL BUILDING 'B' 4TH FLOOR OCCUPANT LOAD	EGRESS WIDTH REQ. PER TABLE 1005.1	# OF EXITS REQ. PER TABLE 1019.1
66	66 x .3 = 19.8"	2

EXIT	EGRESS WIDTH	MAX. OCC. LOAD CAPACITY
HORIZONTAL EXIT DOOR 453	42"	140
STAIR EXIT DOOR 455a	36"	120
STAIR EXIT DOOR 456a	36"	120
TOTALS PROVIDED:	114"	380

EXITING TABLE - (BUILDING 'C')

- EGRESS OCCUPANT LOADS PER TABLE 1004.1.1 -

4TH FLOOR LOAD -

TOTAL BUILDING 'C' 4TH FLOOR OCCUPANT LOAD	EGRESS WIDTH REQ. PER TABLE 1005.1	# OF EXITS REQ. PER TABLE 1019.1
29	29 x .3 = 8.7"	2

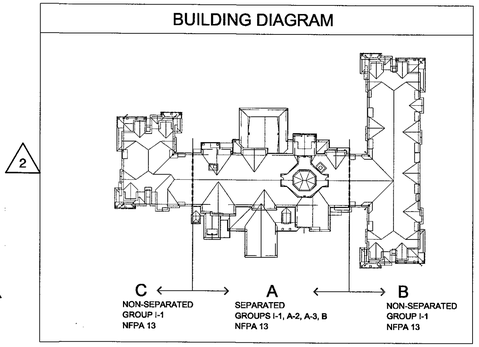
	EGRESS WIDTH	MAX. OCC. LOAD CAPACITY
HORIZONTAL EXIT DOOR 459	42"	140
STAIR EXIT DOOR 461a	36"	120
TOTALS PROVIDED:	78"	260

OCCUPANT LOAD CALCULATIONS PER TABLE 1004.1.1

FOURTH FLOOR

Room Number	Room	SqFt	Floor Area Per Occupant	Occupant Load	Occupant Load
BLDG "A"	Residential Area	11,512	200	57.56	58
447	Deck	495	15	33.00	33
BLDG "B"	All Spaces	13,003	200	65.02	66
BLDG "C"	All Spaces	5,728	200	28.64	29
			Building 'A' Total =		91
			Building 'B' Total =		66
			Building 'C' Total =		29
			Grand Total =		186

BUILDING DIAGRAM



SEE SHEET A0.5 FOR FULL CODE SUMMARY

NOTES:

1. AREA OCCUPANCY LAYOUT PER LOCAL CODE.
2. PROVIDE AN OCCUPANT LOAD SIGN AT ALL ASSEMBLY AREAS AS PER LOCAL CODE.
3. SIGNS WHICH DESIGNATE PERMANENT ROOMS AND SPACES SHALL COMPLY WITH ADAAG SECTIONS 4.1.3(16)(a) AND 4.30. SIGNS SHALL HAVE RAISED AND BRAILLED CHARACTERS AND PICTORIAL SYMBOL SIGNS, FINISH AND CONTRAST, AND MOUNTED AT 60 INCHES ABOVE THE FINISH FLOOR TO THE SIGN.
4. NOT USED
5. EACH AREA OF REFUGE SHALL BE SIZED TO ACCOMMODATE ONE WHEELCHAIR SPACE OF 30 INCHES BY 48 INCHES. IN AREAS OF REFUGE SHALL HAVE A TWO-WAY EMERGENCY COMMUNICATIONS SYSTEM. INSTRUCTIONS ON THE USE OF THE AREA UNDER EMERGENCY CONDITIONS AND SHALL BE POSTED ADJOINING THE COMMUNICATIONS SYSTEM. THE INSTRUCTIONS SHALL INCLUDE ALL OF THE FOLLOWING:
   1. DIRECTIONS TO FIND OTHER MEANS OF EGRESS.
   2. PERSONS ABLE TO USE THE EXIT STAIRWAY DO SO AS SOON AS POSSIBLE, UNLESS THEY ARE ASSISTING OTHERS.
   3. INFORMATION ON PLANNED AVAILABILITY OF ASSISTANCE IN THE USE OF STAIRS AND HOW TO SUMMON SUCH ASSISTANCE.
   4. DIRECTIONS FOR USE OF THE EMERGENCY COMMUNICATIONS SYSTEM.
   5. AREAS OF REFUGE SHALL BE PROVIDED WITH A TWO-WAY COMMUNICATION SYSTEM BETWEEN THE AREA OF REFUGE AND A CENTRAL CONTROL POINT. IF THE CENTRAL CONTROL POINT IS NOT CONSTANTLY ATTENDED, THE AREA OF REFUGE SHALL ALSO HAVE CONTROLLED ACCESS TO A PUBLIC TELE-PHONE SYSTEM. LOCATION OF THE CENTRAL CONTROL POINT SHALL BE APPROVED BY THE FIRE DEPARTMENT. THE TWO-WAy COMMUNICATION SYSTEM SHAL INCLUDE BOTH AUDIBLE AND VISIBLE SIGNALS.
6. IDENTIFICATION AT EACH DOOR PROVIDING ACCESS TO AN AREA OF REFUGE FROM AN ADJACENT FLOOR AREA SHALL BE IDENTIFIED BY A SIGN COMPLYING WITH ICC A117.1, STATING: AREA OF REFUGE, AND INCLUDING THE INTERNATIONAL SYMBOL OF ACCESSIBILITY. WHERE EXIT SIGN ILLUMINATION IS REQUIRED BY SECTION 1011.2, THE AREA OF REFUGE SIGN SHALL BE ILLUMINATED. ADDITIONALLY, TACTILE SIGNAGE COMPLYING WITH ICC A117.1 SHALL BE LOCATED AT EACH DOOR TO AN AREA OF REFUGE.
7. 709.4 CONTINUITY. FIRE PARTITIONS SHALL EXTEND FROM THE TOP OF THE FOUNDATION OR FLOOR/CEILING ASSEMBLY BELOW TO THE UNDERSIDE OF THE FLOOR OR ROOF SHEATHING, SLAB OR DECK ABOVE OR TO THE FIRE-RESISTANCE-RATED FLOOR/CEILING OR ROOF/CEILING ASSEMBLY ABOVE, AND SHALL BE SECURELY ATTACHED THERETO. IF THE PARTITIONS ARE NOT CONTINUOUS TO THE SHEATHING, DECK OR SLAB, AND WHERE CONSTRUCTED OF COMBUSTIBLE CONSTRUCTION, THE SPACE BETWEEN THE CEILING AND THE SHEATHING, DECK OR SLAB ABOVE SHALL BE FIRE BLOCKED OR DRAFTS TOPPED IN ACCORDANCE WITH SECTIONS 717.2 AND 717.3 AT THE PARTITION LINE. THE SUPPORTING CONSTRUCTION SHALL BE PROTECTED TO AFFORD THE REQUIRED FIRE RESISTANCE RATING OF THE WALL SUPPORTED, EXCEPT FOR WALLS SEPARATING TENANT SPACES IN COVERED MALL BUILDINGS, WALLS SEPARATING DWELLING UNITS, WALLS SEPARATING SLEEPING UNITS AND CORRIDOR WALLS, IN BUILDINGS OF TYPE IIB, IIIB AND VB CONSTRUCTION.
   EXCEPTIONS:
   3. WHERE THE CORRIDOR CEILING IS CONSTRUCTED AS REQUIRED FOR THE CORRIDOR WALLS, THE WALLS SHALL BE PERMITTED TO TERMINATE AT THE UPPER MEMBRANE OF SUCH CEILING ASSEMBLY.
8. 707.5 CONTINUITY. FIRE BARRIERS SHALL EXTEND FROM THE TOP OF THE FOUNDATION OR FLOOR/CEILING ASSEMBLY BELOW TO THE UNDERSIDE OF THE FLOOR OR ROOF SHEATHING, SLAB OR DECK ABOVE AND SHALL BE SECURELY ATTACHED THERETO. SUCH FIRE BARRIERS SHALL BE CONTINUOUS THROUGH CONCEALED SPACES, SUCH AS THE SPACE ABOVE A SUSPENDED CEILING.
9. 710.4 CONTINUITY. SMOKE BARRIERS SHALL FORM AN EFFECTIVE MEMBRANE CONTINUOUS FROM OUTSIDE WALL TO OUTSIDE WALL AND FROM THE TOP OF THE FOUNDATION OR FLOOR/CEILING ASSEMBLY BELOW TO THE UNDERSIDE OF THE FLOOR OR ROOF SHEATHING, DECK OR SLAB ABOVE, INCLUDING CONTINUITY THROUGH CONCEALED SPACES, SUCH AS THOSE FOUND ABOVE SUSPENDED CEILINGS, AND INTERSTITIAL STRUCTURAL AND MECHANICAL SPACES. THE SUPPORTING CONSTRUCTION SHALL BE PROTECTED TO AFFORD THE REQUIRED FIRE-RESISTANCE RATING OF THE WALL OR FLOOR SUPPORTED IN BUILDINGS OTHER THAN TYPE IIB, IIIB OR VB CONSTRUCTION.
   EXCEPTION:
   SMOKE-BARRIER WALLS ARE NOT REQUIRED IN INTERSTITIAL SPACES WHERE SUCH SPACES ARE DESIGNED AND CONSTRUCTED WITH CEILINGS THAT PROVIDE RESISTANCE TO THE PASSAGE OF FIRE AND SMOKE EQUIVALENT TO THAT PROVIDED BY THE SMOKE-BARRIER WALLS.
10. 706.1 FIREWALL. EACH PORTION OF A BUILDING SEPARATED BY ONE OR MORE FIRE WALLS THAT COMPLY WITH THE PROVISIONS OF THIS SECTION SHALL BE CONSIDERED A SEPARATE BUILDING. THE EXTENT AND LOCATION OF SUCH FIRE WALLS SHALL PROVIDE A COMPLETE SEPARATION.

706.2 STRUCTURAL STABILITY. FIRE WALLS SHALL HAVE SUFFICIENT STRUCTURAL STABILITY UNDER FIRE CONDITIONS TO ALLOW COLLAPSE OF CONSTRUCTION ON EITHER SIDE WITHOUT COLLAPSE OF THE WALL FOR THE DURATION OF TIME INDICATED BY THE REQUIRED FIRE-RESISTANCE RATING

706.3 MATERIALS. FIRE WALLS SHALL BE OF ANY APPROVED NONCOMBUSTIBLE MATERIALS.
EXCEPTION:
BUILDINGS OF TYPE V CONSTRUCTION.

706.4 FIRE-RESISTANCE RATING. FIRE WALLS SHALL HAVE A FIRE-RESISTANCE RATING OF NOT LESS THAN THAT REQUIRED BY TABLE 706.4. TABLE.

PER TABLE 706.4 FIRE WALL FIRE-RESISTANCE RATINGS GROUP "I" AND "A" - " b. IN TYPE V CONSTRUCTION, WALLS SHALL BE PERMITTED TO HAVE A 2-HOUR FIRE-RESISTANCE RATING." 706.5 HORIZONTAL CONTINUITY. FIRE WALLS SHALL BE CONTINUOUS FROM EXTERIOR WALL TO EXTERIOR WALL AND SHALL EXTEND AT LEAST 18 INCHES (457 MM) BEYOND THE EXTERIOR SURFACE OF EXTERIOR WALLS.
EXCEPTIONS:
3. FIRE WALLS SHALL BE PERMITTED TO TERMINATE AT THE INTERIOR SURFACE OF NONCOMBUSTIBLE EXTERIOR SHEATHING WHERE THE BUILDING ON EACH SIDE OF THE FIRE WALL IS PROTECTED BY AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3.1.1

706.6 VERTICAL CONTINUITY. FIRE WALLS SHALL EXTEND FROM THE FOUNDATION TO A TERMINATION POINT AT LEAST 30" (762 MM) ABOVE BOTH ADJACENT ROOFS.
EXCEPTIONS:
4. IN BUILDINGS OF TYPE V CONSTRUCTION, WALLS SHALL BE PERMITTED TO TERMINATE AT THE UNDERSIDE OF COMBUSTIBLE ROOF SHEATHING OR DECKS, PROVIDED:
   4.1 THERE ARE NO OPENINGS IN THE ROOF WITHIN 4 FEET (1220 MM) OF THE FIRE WALL.
   4.2 THE ROOF IS COVERED WITH A MIN. CLASS B ROOF COVERING, AND
   4.3 THE ROOF SHEATHING OR DECK IS CONSTRUCTED OF FIRE-RETARDANT- TREATED WOOD FOR A DISTANCE OF 4' (1220 MM) ON BOTH SIDES OF THE WALL OR THE ROOF IS PROTECTED WITH ⅝"(15.9 MM) TYPE X GYPSUM BOARD DIRECTLY BENEATH THE UNDERSIDE OF THE ROOF SHEATHING OR DECK, SUPPORTED BY A MIN. OF 2" (51 MM) NOMINAL LEDGERS ATTACHED TO THE SIDES OF THE ROOF FRAMING MEMBERS FOR A MIN. DISTANCE OF 4' (1220 MM) ON BOTH SIDES OF THE FIRE WALL.

©2015 lenity architecture

REGISTERED ARCHITECT
DAVID ROACH
No. 3526
STATE OF MAINE

lenity architecture
7350 Kettle Court S.E. Salem, Oregon 97301
p 503 399 1090 f 503 399 0093 www.lenityarchitecture.com

COLSON AND COLSON GENERAL CONTRACTOR, INC.
2280 McGILCHRIST STREET SE, SUITE 200
SALEM, OREGON, 97302
PHONE (503) 586-7401

PORTLAND RETIREMENT RESIDENCE
802 OCEAN AVE. PORTLAND, MAINE 04103

FOURTH FLOOR EGRESS PLAN

DATE
8/28/2015

REVISED DATE
1 9/22/2015
2 2/2/2016
3 4/15/2016
4 5/25/2016

SHEET
A0.4

FOURTH FLOOR EGRESS PLAN

SCALE: 1/16" = 1'-0"

steve 5/25/2016 11:23 AM jaicod jaicd25/2016 2:25 PM jaicod file:p:\revit\rcr\rcw-portlandcart\a0.1 - a0.4 egress plans.dwg A0.4