CODE SUMMARY

APPLICABLE CODES & GUIDELINES

Building Code: IBC 2009 (per MUBEC)
Life Safety Code: NFPA 101 - 2009

FIRE PROTECTION

Supervised - Automatic Sprinkler System
Monitored - Fire Alarm System

PROJECT DESCRIPTION

The project involves a fit-up to the second floor (approx. 6,360 net sf). The building has three floors that underwent a "shell and core" renovation in 2011. Since that time the shelled out floors have been unoccupied. The first and third floors will be fit-up in the future. Until that time the second floor will be the designated level of exit discharge with an on grade exit on the West side and an exit stair (#2) on the North side.

REMOTENESS OF EXITS: Minimum distance allowable is 45.33'; Actual is 130' and 157'
EGRESS CAPACITY: Two 36" wide doors = 72"/ 0.2 = 360 people
OCCUPANCY LOAD: 7,103 sq. ft. / 100 = 71 occupants
TRAVEL DISTANCES: 300' max. travel allowable; 111' & 114' travel shown on plan diagram
DEAD END CORRIDORS: 50' max. allowed; No dead ends
OCCUPANCY LOAD: 7,103 sq. ft. / 100 = 71 occupants
COMMON PATH OF TRAVEL: 100' max. allowed; 26' and 33' shown on plan diagram

	BUSINESS (Group B) Existing			
	IBC		NFPA	Chapter 39
OCCUPANCY LOAD	Table 1004.1.1	100 sf/person	Table 7.3.1.2	100 sf/person
CONSTRUCTION CLASSIFICATION	602.2	Type IIB		Type II (000)
NUMBER OF EXITS	Table 1021.1	2 Exits for occupant load of 500 or less	39.2.4.1	Not less than two separate exits shall be accessible from every part of every story
TRAVEL DISTANCE TO EXITS	1016.1	Max. 300' w/ sprinkler	39.2.6.3	Max. 300' w/ supervised sprinkler system
REMOTENESS OF EXITS			7.5.1.3.3	Distance between exits not less than 1/3 length of max. overall diagonal dimension in a building protected by a sprinkler system.
COMMON PATH OF TRAVEL	1014.3	Max. 100'	39.2.5.3.1	Max. 300' w/ sprinkler
DEAD END LIMIT	1018.4	50 ft.	39.2.5.2	50 ft.
CORRIDORS	Table 1018.1	No fire rating required w/ sprinkler system	39.3.6	No requirement
AREA OF REFUGE			39.2.2.12.2	Not required in buildings protected throughout by an approved, supervised auto sprinkler system

GRAPHIC LEGEND

- HATCHING INDICATES FIXTURE CONNECTED TO LIFE SAFETY EMERGENCY GENERATOR BRANCH U.N.O. FIXTURES SHALL BE UNSWITCHED AND REMAIN ON U.N.O. - "EM" INDICATES EMERGENCY WHERE SYMBOL HATCHING IS UNCLEAR
- EXIT SIGN, WALL MOUNTED, SHADING INDICATES FACE(S) MOUNT AT 7'-6"AFF OR OVER DOOR, CONNECT TO UNSWITCHED PORTION OF AREA LIGHTING BRANCH CIRCUIT, U.N.O.
- FIRE ALARM ANNUNCIATOR, MOUNT WITH TOP OF PANEL NOT MORE THAN 72"AFF, WIRED TO FACP
- SMOKE DETECTOR, WIRED TO FACP
- SMOKE DETECTOR, "E" INDICATES CONNECTION FOR ELEVATOR RECALL, WIRED TO FACP
- MANUAL PULL STATION, MOUNT 48" AFF
- HORN/STROBE, WALL MOUNTED CANDELA AS NOTED ON PLANS, WIRED TO FACP
- HORN/STROBE, CEILING MOUNTED, CANDELA AS NOTED ON PLANS, WIRED TO FACP
- STROBE ONLY INDICATING APPLIANCE, WALL MOUNTED, CANDELA AS NOTED ON PLANS, WIRED TO FACP
- STROBE ONLY INDICATING APPLIANCE, CEILING MOUNTED, CANDELA AS NOTED ON PLANS, WIRED TO FACP
- HORN/STROBE WITH PULL STATION DIRECTLY BELOW

2 SECOND FLOOR – REQUIRED DISTANCES
1/8" = 1'-0"

1 SECOND FLOOR – LIFE SAFETY PLAN MODIFICATIONS
1/8" = 1'-0"

NOTE: IN THE ORIGINAL SHELL & CORE PROJECT, THE FLOOR DESIGNATIONS WERE GROUND, FIRST & SECOND. THEY HAVE BEEN CHANGE TO FIRST, SECOND AND THIRD AS REQUESTED BY THE CITY.

PLAN N

NOTE: NEW LIFE SAFETY ELEMENTS ARE CLOUDED

Reviewed for Code Compliance Inspection Division Portland, Maine
Date: 03/20/18

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MPHC - Building 4 - Contact Center
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REGISTERED ARCHITECT ANN M. FONTAINE-FISHER NO. 1439 STATE OF MAINE

JOB NO. 17114
DRWN. CHK
SCALE: As Noted
ISSUE: Permit Set January 31, 2018
TITLE: Second Floor Life Safety Plan Modifications & Code Summary
SHEET: LS100

K:\MP - 17114 - VERANDAST - BUILDING 4 - CALL CENTER\17114 - WORKING FILES\CAD CDS\1-31-18 - MPHC-BLDG 4 - CALL CENTER BASE.DWG