

STATE OF LOUISIANA
Department of Public Safety and Corrections
Office of State Fire Marshal Code Enforcement and Building Safety
8181 Independence Boulevard
Baton Rouge, Louisiana 70806
225-925-4920

H "BUTCH" BROWNING
FIRE MARSHAL

RENOVATION

ROBERT WILTSE
DAMMON ENGINEERING INC
1095 FLORIDA AVE
SLIDELL, LA 70458-0000

RE: P0390614
CHAMPAGNE BUILDING LLC
2242 CAREY ST
SLIDELL, LA 70469

NFPA 101, 2009

BUSINESS

Dear Applicant:

This is to advise that we have reviewed the drawings and specifications for the subject proposed construction and have determined that they appear to satisfactorily comply with the adopted laws, codes, rules and regulations of The State Fire Marshal subject to the following requirements:

1. **This work entails the renovation of an existing single story building. No "Change of Occupancy" is indicated.**
 - a) **Construction Type: NFPA Type V (000); IBC Type V (B)**
 - b) **Occupancy Classification: BUSINESS**
 - c) **Building Area: 2540 sq ft (gross)**
 - d) **The building is indicated as Non-sprinklered and no fire alarm / detection system is noted.**
2. **This review applies to new work indicated in the drawings and does not apply to existing non-conforming conditions.**

NOTE: THE COMMENTS LISTED BELOW IDENTIFY APPARENT DEFICIENCIES DETECTED IN OUR REVIEW OF THE DOCUMENTS SUBMITTED.

3. **101:7.2.1.4.1 (4) (c) Unless prohibited by Chapters 11 through 43, horizontal-sliding door assemblies serving a room or area with an occupant load of fewer than 10 shall be permitted, provided that all of the criteria of this section are met. THE POCKET DOORS PROPOSED AT THE CONFERENCE ROOM, SHALL COMPLY WITH THE FOLLOWING:**
 - a) **The area served by the door assembly has no high hazard contents.**
 - b) **The door assembly is readily operable from either side without special knowledge or effort.**

c) The force required to operate the door assembly in the direction of door leaf travel is not more than 30 lbf to set the door leaf in motion and is not more than 15 lbf to close the door assembly or open it to the minimum required width.

NOTE: THE FOLLOWING COMMENTS IDENTIFY ISSUES FOR INFORMATIONAL AND CAUTIONARY PURPOSES OR ISSUES THAT COULD NOT BE VERIFIED IN THE SUBMITTED DOCUMENTS.

4. **LRS 40:1731-(Effective 8/15/95) Provide access for persons with disabilities in accordance with ADA-AG (Accessibility Guidelines - September 1994). This does not include a review for compliance with the Federal Americans with Disabilities (Civil Rights) Act of 1990. Compliance with state regulations and requirements does not guarantee compliance with federal law.**

"CAUTIONARY/INFORMATIONAL" items and paragraph references are noted as follows:

a) 4.1.3(9) and 4.3.10 Each required exit at the Level of Exit Discharge (L.E.D.) shall be an accessible means of egress to grade. **ASSURE THE NEW LANDING AT BUILDING REAR PROVIDES ACCESS TO GRADE.**

b) 4.1.3(16)(a) Provide low level mounted exit signage in accordance with 4.30.1, 4.30.4, 4.30.5 and 4.30.6 (raised character, letter size, mounting) at all required exit doors to the exterior, exit stair doors and horizontal exit doors.

5. **101:9.2.1 Install smoke detectors to automatically stop the fan in HVAC duct systems over 2000 cfm in accordance with NFPA 90A:6.4.2(1). Where fire alarm system is required, duct detectors shall be connected to building alarm system.**
6. **LAC 55:V:303.D Provide listed portable fire extinguishers in accordance with NFPA 10. (Refer to Appendix E for distribution information.)**

a) **NFPA 10:5.2 Classifications for fires:**

Class A fires-fires in ordinary combustible materials, such as wood, cloth, paper, rubber and many plastics.

Class B fires-fires in flammable liquids, combustible liquids, petroleum greases, tars, oils, oil-based paints, solvents, lacquers, alcohols and flammable gases.

Class C fires-fires that involve energized electrical equipment.

Class D fires-fires in combustible metals, such as magnesium, titanium, zirconium, sodium, lithium, and potassium.

Class K fires-fires in cooking appliances that involve combustible cooking media (vegetable or animal oils and fats.) (FOR USE ONLY AFTER ASSOCIATED FIRE SUPPRESSION SYSTEM HAS ACTIVATED AND ELECTRICAL POWER TO THE COOKING APPLIANCES HAS SHUNTED)

7. **LRS 40:1664.4 All work and inspections of portable fire extinguishers shall be performed by a life safety and property protection contractor licensed with the appropriate endorsement by the Office of the State Fire Marshal. Portable fire extinguishers shall be certified annually.**
- a) **For Inspection, see NFPA 10:6.2**
b) **For Maintenance, see NFPA 10:6.3**
c) **For Recharging, see NFPA 10:6.4**

8. **LAC 55:V:307 Periodic observation of construction shall be made by a licensed architect or civil engineer. The enclosed Certificate of Completion containing the signature(s) of the responsible design professional(s) shall be presented to the Inspector at time of final inspection for occupancy.**

NOTE: THE FOLLOWING IS A REVIEW FOR COMPLIANCE WITH THE REQUIREMENTS OF THE LOUISIANA STATE UNIFORM CONSTRUCTION CODE IN ACCORDANCE WITH ACT 12 OF THE 2005 FIRST EXTRAORDINARY SESSION OF THE LOUISIANA LEGISLATURE. THIS REVIEW IS PERFORMED AT THE REQUEST OF, AND ON BEHALF OF THE JURISDICTION IN WHICH THIS PROPOSED PROJECT IS LOCATED.

This office will not be responsible for inspections to certify compliance with applicable requirements. Contact the local Building Official or a Louisiana State Uniform Construction Code Council certified third-party provider to arrange for inspections.

Codes Referenced:

- 2009 International Building Code (IBC) not including Chapters 1, 11, 27, and 29;
- 2009 International Existing Building Code (IEBC) not including Chapter 1;
- 2009 International Mechanical Code (IMC);
- 2000 Louisiana State Plumbing Code (LSPC);
- 2009 International Fuel Gas Code (IFGC);
- 2008 National Electric Code (NEC)

9. **Building Planning:**

a) **Proposed Occupancy/Use Group Classification:**

The occupancy is **BUSINESS; Group B** per IBC Section(s) 304.

b) **Special Occupancy Areas:**

There are **NO** special detailed requirements in Chapter 4.

c) **Incidental/Accessory Use Areas:**

There is no incidental or accessory occupancy per IBC Section 508.

d) **Construction Type/Building Limitations:**

The construction type is indicated to be **Type V (B)** per IBC Section 602.

The proposed construction meets the allowable height and area limitations of Table 503.

e) **Classification of Work:**

The scope of work is classified as **Alteration-Level 3** per IEBC Section 405.

1 405.2 Level 3 alterations shall comply with the provisions of Chapters 6 and 7 for Level 1 and 2 alterations, respectively, as well as the provisions of Chapter 8.

701.3 All new construction elements, components, systems, and spaces shall comply with the requirements of the International Building Code.

10. **Fire-Resistance-Rated Construction:**

a) **SECTION 705 - Exterior Walls**

1 705.5 Exterior walls shall be fire-resistance rated in accordance with Tables 601 and 602 and this section. The required fire-resistance rating of exterior walls with a fire separation

distance of greater than 10 feet shall be rated for exposure to fire from the inside. The required fire-resistance rating of exterior walls with a fire separation distance of less than or equal to 10 feet shall be rated for exposure to fire from both sides.

NEW WALLS EXTENDING BUILDING SIDES SHALL COMPLY. DOCUMENT THE APPROPRIATE FIRE RESISTANCE RATED CONSTRUCTION ASSOCIATED WITH THESE LOCATIONS, AND THE PROPOSED JOINTS BETWEEN CMU AND STUD WALL CONSTRUCTION.

11. Interior Finishes:

a) Interior walls and ceiling finishes shall be Class C: Flame spread 0-200; smoke-developed 0-450.

12. Fire Protection Systems:

Fire sprinkler and fire alarm / detection systems are not required by Chapter 9 for this project. See NFPA comments regarding portable fire extinguishers.

13. Means of Egress:

a) Refer to Life Safety Code review above for means of egress requirements.

14. Interior Environment:

a) Toilet and bathing room floors shall have a smooth, hard, nonabsorbent surface that extends upward onto the walls at least 4 inches per IBC Section 1210.1.

b) Walls within 2 feet of urinals and water closets shall have a smooth, hard, nonabsorbent surface, to a height of 4 feet above the floor, and except for structural elements, the materials used in such walls shall be of a type that is not adversely affected by moisture per IBC Section 1210.2.

15. Structural:

The following design loads and other information pertinent to the structural design required by IBC Sections 1603.1.1 through 1603.1.8 shall be indicated on the construction documents, per IBC 1603.1:

a) Gravity Load Data:

Minimum live loads shall be in accordance with IBC Table 1607.1 or ASCE 7-05 Table 4-1

Minimum Snow loads shall be in accordance with IBC Fig. 1608.2 or ASCE 7-05 Fig. 7.1.

- First Floor lobby and corridor live loads are indicated as 100 psf.

- Roof live loads are indicated as 20 psf.

- Ground Snow loads are indicated as 5 psf.

b) Wind Design Data:

Wind loads on every building or structure shall be determined in accordance with Chapter 6 of ASCE 7-05, per IBC 1609.1.1.

- Basic Wind Speed (3-second gust) is indicated as 130 MPH; [IBC 1609.3 and/or ASCE 7-05 Figure 6-1]

- Wind importance factor, I, is indicated as 1.00; [ASCE Table 6-1]

- Occupancy category is indicated as II; [IBC Table 1604.5 and/or ASCE 7-05 Table 1-1]

- Wind exposure category is indicated as B; [IBC Section 1609.4.3]

- The internal pressure coefficient is indicated as +/-0.18; [ASCE 7-05 Figure 6-5]

- Design wind pressures used for the design of exterior components and cladding are NOT INDICATED.

Protection of openings for wind-borne debris is required.

c) Flood Design Data:

The flood hazard area established for the site is NOT IDENTIFIED; [IBC 1603.1.6]

- The elevation of the proposed lowest floor is existing.

16. **Mechanical Systems:**

a) 403.2 The minimum ventilation rate of outdoor air shall be determined in accordance with Section 403.3.

1 Table 403.3 Provide at least 50cfm outside air per water closet or urinal at toilet rooms. NO SUPPLY IS INDICATED AT THE TOILET ROOMS, MAKEUP THROUGH AN INTERVENING SPACE IS NOT ALLOWED. PROVIDE THE REQUIRED AIR AT THE RESTROOMS

b) 403.3.4 Ventilation systems shall be balanced by an approved method. Such balancing shall verify that the ventilation system is capable of supplying the airflow rates required by Section 403. PROVIDE AN AIR BALANCE REPORT TO THE AUTHORITY HAVING JURISDICTION.

c) Provide a lighting fixture in the Mechanical room, controlled by a switch located at the access opening. A receptacle outlet shall be provided at or near the appliance/equipment location, per IMC Section 306.3.1.

17. **Plumbing Systems:**

Review for compliance with the requirements of the Louisiana State Plumbing Code [Part XIV (Plumbing) of the State Sanitary Code] is performed at the request of the jurisdiction in which this proposed project is located AND on behalf of the State Health Officer. In accordance with R.S. 40:4.A(7), R.S. 40:5, and R.S. 40:1730.28.A(5), the State Health Officer and the Office of Public Health of the Department of Health and Hospitals holds the exclusive jurisdiction, control, and authority over Part XIV (Plumbing) of the State Sanitary Code. Interpretations and/or adjustments to the requirements contained in this code should be directed to that department for ruling.

a) 409.4 Provide a floor drain in every public toilet room. Drains shall be provided with a minimum 2" trap, deep-seal type of not less than 4" water seal, or fed from an approved plumbing fixture or provided with an approved trap primer, and installed in accordance with this section. THE REQUIRED DRAINS ARE NOT LOCATED IN PLAN OR RISER DIAGRAMS

18. **Fuel Gas:**

No work indicated in the submittal

19. **Electrical Systems:**

a) Provide a lighting fixture in the Mechanical room, controlled by a switch located at the access opening. A receptacle outlet shall be provided at or near the appliance/equipment location, per IMC Section 306.3.1. THE REQUIRED DEVICES ARE NOT INDICATED

b) The disconnecting means for each supply permitted by 225.30 shall consist of not more than six switches or six circuit breakers mounted in a single enclosure, in a group of separate enclosures, or in or on a switchboard. There shall be no more than six disconnects per supply grouped in any one location. NO MAIN DISCONNECT IS INDICATED AT THE PANEL, PLEASE CLARIFY

20. **NOTE:** Please ENCLOSE A COPY OF THIS LETTER WITH FUTURE SUBMITTALS OR OTHER CORRESPONDENCE pertaining to this project.

Changes to construction in the field which are not consistent with the reviewed documents are not authorized unless reviewed by this office for compliance with Code. Modifications to reviewed plans must be submitted to this office

by the Architect/Civil Engineer for review prior to final inspection. If an Architect or Civil Engineer is not required by RS 37:155, revisions shall be submitted by the Owner. Submittals shall include plans, completed application, a minimum \$55.00 review fee, and a copy of the most current plan review letter.

Compliance with code requirements for fire protection systems, such as Fire Alarm, Sprinkler and Suppression Systems, is determined by separate shop drawing submittal and is not included in this review.

This review applies to work indicated in the drawings or specifications. Existing portions of the facility of building unaffected by the new work shall comply with LAC 55:103B thru 55:103F.

This review shall in no way permit and/or authorize any omissions or deviations from the specific requirements of the adopted codes, rules and regulations in accordance with R.S. 40:1574.1(B).

This review is valid for 180 days from the date of this letter. Construction permits must be issued and/or construction must commence within this time period.

This office requires certification of the completed project in accordance with the approved documents (certificate enclosed).

Occupancy of the project will not be permitted until we receive the completed certificate and a satisfactory inspection of the completed construction has been made by this office.

To arrange for inspection of the project, please contact the District Office at the phone number below two (2) to three (3) weeks in advance. The plans stamped reviewed by this office must be available on job site at time of inspection. Certificate of completion must be provided to the inspecting Deputy for final inspection.

REVIEWED BY:
JAMES WAITE
ARCHITECT

CC:
Ponchatrtrain Investment Management
St Tammany Fire Protection District No 1*
Baton Rouge District* 2259253650