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**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

HENRY H. FRY  
DEPUTY ASSISTANT SECRETARY

**NEW CONSTRUCTION**

EMMETT DAMMON, P.E., E.E  
DAMMON ENGINEERING  
1095 FLORIDA AVE  
SLIDELL, LA 70458-0000

RE: P0331352  
ROUNDHOUSE CONDOMINIUMS LLC  
278 LAKEVIEW DR  
SLIDELL, LA 70458

NFPA 101, 2003

APARTMENT

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. **Contact the local building official of the applicable local political subdivision to coordinate compliance with State Uniform Construction Code requirements. LRS 40:1730.23 mandates the enforcement of building codes by municipalities and parishes in Louisiana, as described by LRS 40:1730.28.**

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

2. **LAC 55:V:303.D Provide listed portable fire extinguishers in accordance with NFPA 10. (Refer to Appendix E for distribution information.)**

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

3. **Insulation and insulation assemblies shall meet the requirements of Section 719, International Building Code, 2006 Edition.**
  - a) **Concealed and exposed insulation shall have a flame spread of 0-25 and a smoke developed of 0-450 in accordance with IBC 719.**

4. 101:7.2.1.3.1 and 7.1.6.3 The floor elevation shall not change by more than 1/2" from one side of a door to the other.
5. 101:7.2.2.2.1 Stairs shall comply with the appropriate Stair table.
  - a) 7" maximum and 4" minimum rise.
  - b) 11" minimum tread depth.
  - c) 6'-8" minimum headroom.
  - d) 12 feet maximum height between landings.
  - e) Landings (See 7.2.1.3, 7.2.1.4.4 and 7.2.2.3.2).
  - f) Stair treads shall be uniformly slip resistant.
6. 101:7.2.2.4.1 Stairs and ramps shall have handrails on both sides and shall be provided within 30 inches of all portions of the required egress width of stair.
7. 101:7.2.2.4.4.1 Handrails shall be no lower than 34" nor higher than 38" above the leading edge of the tread surface.
8. 101:7.2.2.4.4.10 Where a stair handrail is not continuous between landings, it shall continue to slope for a depth of one tread beyond the bottom riser and shall extend 12" level with the landing at the top riser. In addition, if a handrail is to provide for handicapped accessibility, an additional 12" extension is required at the bottom level with the landing in accordance with ADAAG 4.9.4(2).
9. 101:7.2.2.4.4.7 and 7.2.2.4.4.6(1) Handrails shall be continuously graspable along the entire length. Handrails shall be from 1-1/4" to 2" in diameter.
10. 101:7.2.2.4.4.5 Provide a minimum clearance of 2-1/4" between the handrails and the walls or guards to which they are attached.
11. 101:7.2.2.4.5.2 and 101:7.1.8 Guard rails shall be at least 42" high and are required when a change in elevation exceeds 30". Provide at the open side(s) of STAIRS and LANDINGS.
12. 101:7.2.2.4.5.3 Guard rail openings shall be such that a 4" diameter sphere shall not pass through, up to a height of 34".
13. 101:8.2.2.3 Fire compartments shall be formed by fire barriers that are continuous from foundation through all intervening construction to the roof deck, from outside wall to outside wall or from fire barrier to fire barrier, including continuity through all concealed spaces, such as those found above a ceiling, including interstitial spaces.
14. 101:8.3.5 Penetrations through rated construction shall be sealed by approved firestop systems or devices tested in accordance with ASTM E-814 or ANSI/UL 1479 or by assemblies of firestopping materials capable of preventing the passage of flames and hot gases when tested and rated in accordance with NFPA 251. (This requirement applies for elevator controls on shaft walls, electrical outlets, light switches, etc.).
  - a) Notify the District Office identified at the end of this letter for inspection of all completed fire and/or smoke barrier walls before any construction is installed that would conceal such construction

and prevent a proper inspection. Access to randomly selected areas may be required by the inspector at time of final inspection if this notification is not given.

- b) Provide detailed instructive cut sheets of the fire penetration sealing system used to the inspector at time of inspection. Random selective sampling by the contractor will be observed by the inspector.
15. 101:30.3.4.5.1 Approved single-station smoke alarms powered by the house electrical service shall be installed in accordance with 9.6.2.10 outside every sleeping area in the immediate vicinity of the bedrooms at every living unit and on all levels of the dwelling unit, including basements. (101:9.6.3.6 requires audible and visual alarms in accessible units).
  16. Compliance with the 2005 NFPA 70, National Electrical Code (NEC), is mandated by RS 40:1730.28.A(7). Contact the local Building Official of the applicable local political subdivision or a Louisiana State Uniform Construction Code Council registered third-party provider to verify plan review and inspection requirements of the proposed electrical work.
  17. HVAC system shall be constructed in accordance with 101:9.2.
  18. LRS 40:1730.45 and LAC 55:V:2601 The documentation provided for the subject facility appears to comply with The Commercial Building Energy Conservation Code based on ANSI/ASHRAE/IESNA 90.1- 2004, or the International Energy Conservation Code, 2006 edition, as applicable.
  19. **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 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:  
OTIS RAMKE  
ARCHITECT

CC:  
Roundhouse Condominium Llc  
St Tammany Fire Protection District No 1\*  
City Of Slidell\*  
New Orleans District\* 5042194600



STATE OF LOUISIANA  
DEPARTMENT OF PUBLIC SAFETY AND CORRECTIONS

OFFICE OF STATE FIRE MARSHAL  
CERTIFICATE OF COMPLETION

DATE
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STATE FIRE MARSHAL PROJECT P0 \_\_\_\_\_ SYSTEM TYPE \_\_\_\_\_  
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STATE FIRE MARSHAL PROJECT P0 \_\_\_\_\_ SYSTEM TYPE \_\_\_\_\_

Please list all projects pertaining to this building, scheduled for review at this time. System type refers to Architectural, Fire Alarm, Kitchen Hood/Wet Chemical Suppression, Fire Suppression, or Storage Tank.

To arrange for inspection of the project, please contact the district office two (2) to three (3) weeks in advance. To verify inspection district and phone number please refer to the cc list on the last page of the State Fire Marshal review letter. The plans stamped reviewed by this office must be available on job site at time of inspection. This Certificate Of Completion must be provided to the inspecting deputy at final inspection.

This is to certify that,

PROJECT TITLE FROM APPLICATION		
PROJECT ADDRESS		
CITY	STATE	ZIP CODE

was periodically observed by me, by my consultants, and/or by others in my employ during construction and, to the best of my knowledge, information and belief, has been completed in accordance with the safety provisions which were shown in the plans and specifications previously reviewed by the Fire Marshal.

UNDER PENALTY OF LAW FOR FALSE STATEMENTS, I,

NAME OF ARCHITECT OR ENGINEER IF  
REQUIRED, OTHERWISE OWNER

PRINTED NAME

SIGNATURE

ARCHITECT/CIVIL ENGINEER LICENSE  
NUMBER

CERTIFY ALL STATEMENTS CONTAINED HEREIN ARE, TO THE BEST OF MY  
KNOWLEDGE, INFORMATION AND BELIEF, TRUE AND CORRECT

LAC 55:V:307 OBSERVATION OF CONSTRUCTION

A. For a structure which by law may only be constructed with plans prepared and certified by a licensed architect or civil engineer, it shall be the duty of the owner of such a structure to provide for periodic observation of the construction of the structure to determine if the work is proceeding in accordance with the plans and specifications as approved by the fire marshal. The observations shall be performed by a registered architect or a registered civil engineer.

B. Upon completion of such work, where the law requires the owner to engage an architect or registered civil engineer, the owner shall furnish to the fire marshal a certificate signed by a registered architect or registered civil engineer stating that the periodic observations have been made and that to the best of the architect's or engineer's knowledge, information and belief, the work was completed in accordance with those fire safety standards and regulations stipulated in the plans and specifications previously approved by the fire marshal. When the owner has not engaged an architect or registered civil engineer, and the same is not required by law, the owner must submit the certificate of completion when appropriate, but always under his signature.

C. Occupancy of a structure, watercraft or movable prior to furnishing a certificate to the fire marshal as required under this regulation is expressly forbidden by the fire marshal, unless and until a satisfactory inspection has been made by the fire marshal or his certified representative.

D. In order to comply with the requirements of §307.B, the owner must submit to the fire marshal the following certificate completed by the architect, civil engineer, or, if neither is required by law, the owner.