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FIRE MARSHAL

Deficient Codes

Project Number:	AR-22-019607
Project Name:	BRIGHTHOUSE LEARNING ACADEMY

1

RS 40:1574 and/or RS 40:1730.39.A Additional drawings and/or specifications are required:

NOTE: Review can continue after payment of balance due and provision of requested additional information and corrections.

2

101:14.3.2 Separate JANITOR CLOSET from other parts of the building by 1 hour fire resistive construction with self-closing 45 minute labeled door/frame assembly in accordance with Section 8.7.1 WITHOUT WINDOWS, -OR- provide automatic sprinkler protection in accordance with Section 9.7 and smoke partitions with self-closing doors in accordance with Section 8.4. (Sprinkler piping for isolated hazardous areas connected to domestic water supply shall comply with 101:9.7.1.2).

3

101:8.2.3 Fire resistive-rated building assemblies shall be of a design that has been tested and listed by an approved testing laboratory for the intended application.

- IDENTIFY the listed assemblies that are properly tested by Underwriters Laboratories (UL), Factory Mutual (FM), or other approved testing laboratory, in writing to this reviewer PRIOR TO CONSTRUCTION. Please be advised that a failure to provide this information in a timely manner may cause substantial delays at final inspection and may adversely impact subsequent occupancy.

- The UL listing (or listing by other approved testing agency) is required for each specific rated assembly.

4

101:7.2.2.4.1 and IBC 1011.11 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.
- 101:7.2.2.4.5.1 and IBC 1014.2 Handrails shall be no lower than 34" nor higher than 38" above the leading edge of the tread surface.
- 101:7.2.2.4.5.10 and IBC 1014.6 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.
- 101:7.2.2.4.5.7, 101:7.2.2.4.5.6(1) and IBC 1014.3 and shall be from 1-1/4" to 2" in diameter.
- 101:7.2.2.4.5.5 Provide a minimum clearance of 2-1/4" between the handrails and the walls or guards to which they are attached.

NOTE: Stair details on drawing sheet A2 do not comply.

5

101:7.2.2.4.6.2, 101:7.1.8, and IBC 1015 Guard rails shall are required when a change in elevation exceeds 30". Provide at the open side(s) of outside stair and landings.

- Guard rails shall be at least 42" high.
- Openings in required guards shall not allow the passage of a 4" diameter sphere from the walking surface to the required guard height.

NOTE: Stair details on drawing sheet A2 do not comply.

6 101:7.2.2.6.4 and IBC 1023.7 Protect all openings below outside stair(s) with 3/4 hour fire rated assemblies.

7

101:7.2.12 and IBC 1009.6 Area of Refuge:

- An area of refuge shall have access to a public way via an exit or an elevator without requiring return to the building spaces through which travel to the area of refuge occurred.
- A stair serving an area of refuge in non-sprinklered buildings shall be a minimum of 48" clear between handrails.
- Provide two-way communication between an area of refuge and a central control point that is constantly attended or equipped to provide automatic telephone dial-out capability to an approved location.
- The two-way communication system shall;
 - include posted instructions explaining how to use the system,
 - written identification of the location of the area of refuge,
 - be in accordance with NFPA 101:7.2.12.2.6 and ADA-ABA 216,
 - be in accordance with ADA-ABA 217 for telephones.

NOTE: COMMENT APPLIES TO OUTSIDE AREA OF REFUGE LOCATED AT THE SECOND FLOOR LANDING OF THE OUTSIDE STAIR.

8 101:7.2.12.3 and IBC 1009.6 Area of refuge details:

- Wheelchairs shall be accommodated at 1 for each 200 occupants.
- Provide 1-hr separation with 20 minute self-closing or automatic-closing doors for the area of refuge. Separate the exterior area of refuge from the interior of the building with 1-hour fire rated wall construction in accordance with IBC 1009.7 for a horizontal distance of ten (10') feet and vertically from the ground to ten (10') feet above the floor level or to the roofline, whichever is lower. Openings within ten (10') feet of the area of refuge shall have a minimum 45 minute fire protection rating.
- Provide an identification sign at each area of refuge.
- Door to an area of refuge shall be identified with required tactile signage.
- An exit which is not handicap accessible shall be so identified with signage. Include directional signage to the nearest area of refuge.
- All required signage shall be illuminated in accordance with NFPA 101:7.10.
- Required signage shall be in accordance with ADA-ABA 216.

9 R.S. 17:100.13 (effective 8/31/2021) Provide "water bottle filling stations" in accordance with the following; Any new school building and any existing school building that undergoes a major plumbing renovation shall include the following:

- At least one water bottle filling station per two hundred people projected to occupy the school building.
 - At least one water bottle filling station on each floor of the school building.
 - At least one water bottle filling station located near all cafeterias, gymnasiums, outdoor recreation spaces, and other high-traffic areas.
- "Water bottle filling station" means a water dispenser, accessible to all people in compliance with the federal Americans with Disabilities Act of 1990, that dispenses clean drinking water directly into a bottle or other drinking container. A water bottle filling station shall be considered a drinking fountain for purposes of the International Plumbing Code, as incorporated within the State Uniform Construction Code.
- A "major plumbing renovation" to an existing school building means the replacement, repair, alteration, or upgrade of water systems or fixtures within an existing facility, which involves more than fifty percent of the fixtures in the facility, even if such renovation does not include any structural change to the facility. Such renovation shall not include repairs done as a result of damages from a natural disaster.

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Review for compliance with the requirements of the Louisiana State Uniform Construction Code (LSUCC) in accordance with Act 12 of the 2005 First Extraordinary Session of the Louisiana Legislature has been performed on behalf of the jurisdiction in which this project is located. This project as submitted has been found in part to be **INSUFFICIENTLY DOCUMENTED TO DETERMINE COMPLIANCE AT THIS TIME** due to the conditions cited below in this report.

Additional documentation is required in order to indicate compliance with the noted item(s) PRIOR TO PERMITTING for construction of this project UNLESS the Building Official for the jurisdiction finds that the nature of the work applied for is such that compliance can be determined during inspection.

NOTE: PROVIDE A SIGNED LETTER FROM THE CHIEF BUILDING OFFICIAL ON OFFICIAL LETTERHEAD WITH A LISTING OF THOSE ITEMS THE CHIEF BUILDING OFFICIAL HAS CONFIRMED THAT COMPLIANCE WILL BE DETERMINED IN THE FIELD DURING INSPECTION.

- 10.1 Provide mechanical drawings to indicate as a minimum:
1. Equipment types and locations;
 2. Ductwork and piping sizes, CFM, and locations;
 3. Mechanical ventilation air balance design calculations;
 4. Return, supply, exhaust and outdoor air supply in accordance with IMC 403.1, 403.2, 403.2.1, 403.3 and Table 403.3.1.1 requirements;
 5. Electrical and/or fuel gas requirements of proposed equipment;
 6. Identify the devices used to protect duct penetrations and air transfer openings in assemblies required to be protected [IBC Section 716];
 7. Smoke control system details (where required) [IBC Section 909 and IMC Chapter 5];
 8. Commercial hood and duct system details (where applicable) [IBC Section 904 and IMC Chapter 5]. (See also checklist available on our website at www.dps.state.la.us/sfm)
- 10.2 Provide plumbing systems drawings to indicate as a minimum:
- Fixture types and locations
 - Water supply and distribution
 - Identify piping materials, fittings, and valves
 - Backflow protection of potable water
 - Sanitary drainage and cleanouts
 - Grease trap/interceptor type, size and location (where applicable)
 - Vent sizes and locations
 - Plumbing riser diagram(s)
 - Water heating equipment size and type
- 10.3 Complete electrical drawings were not provided. Provide the following additional electrical information:
- Equipment and Fixture schedules;
 - Service Entrance Feeder riser diagrams with Meter type and location;
 - Panelboard location and ratings with balanced panel load schedules in amps and KVA, size and ratings of all overcurrent protection devices and conductor sizes in accordance with NEC.
- 10.4 The design loads and other information pertinent to the structural design required by IBC Sections 1603.1.1 through 1603.1.9 shall be indicated on the construction documents, per IBC Section 1603.1.
- Construction documents shall indicate as a minimum:
- Floor and roof live loads;
 - Ground snow load;
 - Basic design wind speed, V and wind exposure;
 - Allowable Stress Design Wind Speed, V_{asd} is indicated as _ MPH; [IBC 1609.3.1 and/or ASCE 7-16 Figure 6-1]
 - Risk category; [IBC Table 1604.5 and/or ASCE 7, Table 1.5-1]
 - Wind exposure (IBC 1609.4.3) and applicable wind direction;
 - Applicable internal pressure coefficient (ASCE 7-10 Figure 6-5);
 - Design wind pressures used for the design of component and cladding where applicable;
 - Flood design data, if located in an established flood hazard area.
- This information shall be identified within the construction documents in a manner such that the design loads are clear for all parts of the structure.
- 10.5 Attics containing appliances requiring access shall be provided with an opening and unobstructed passageway large enough to allow removal of the largest appliance in accordance with this section. The clear access opening dimensions shall be a minimum of 20 inches wide by 30 inches high and not more than 20 feet (6096 mm) in length measured along the centerline of the passageway from the opening to the appliance, where such dimensions are large enough to allow removal of the largest appliance, per IMC Section 306.3.
- 10.6 The minimum ventilation rate of outdoor air shall be determined in accordance with IMC Section 403.3.
- 10.7 Air distribution, ventilation and exhaust systems shall be provided with means to adjust the system to achieve the design airflow rates and shall be balanced by an approved method. Ventilation air distribution shall be balanced by an approved method and such balancing shall verify that the air distribution system is capable of supplying and exhausting the airflow rates required by Chapter 4.
- 10.8 Local exhaust systems shall be provided in kitchens, bathrooms and toilet rooms and shall have the capacity to exhaust the minimum airflow rate determined in accordance with Table 403.3.2.3.
- 10.9 Provide at least 50 cfm continuous exhaust airflow, or 70 cfm intermittent exhaust airflow, per water closet or urinal at toilet rooms per IMC Table 403.3.1.1.

10.10 Provide at least the minimum type(s) of plumbing fixtures provided for in IPC Section 403. Required facilities shall be directly accessible to the public through direct openings or corridors from the area(s) they serve.

THE FOLLOWING NUMBER OF ADDITIONAL FIXTURES ARE REQUIRED:
1 DRINKING FOUNTAINS

10.11 IPC 410.3.1 Where drinking fountains are required, not fewer than two drinking fountains shall be provided. One drinking fountain shall comply with the requirements for people who use a wheelchair and one drinking fountain shall comply with the requirements for standing persons.

Exception: A single drinking fountain that complies with the requirements for people who use a wheelchair and standing persons shall be permitted to be substituted for two separate drinking fountains.

10.12 IPC 406.2 The waste from an automatic clothes washer shall discharge through an air break into a standpipe in accordance with Section 802.4 or into a laundry sink. The trap and fixture drain for an automatic clothes washer standpipe shall be not less than 2 inches (51 mm) in diameter. The fixture drain for the standpipe serving an automatic clothes washer shall connect to a 3-inch (76 mm) or larger diameter fixture branch or stack. Automatic clothes washers that discharge by gravity shall be permitted to drain to a waste receptor or an approved trench drain.

10.13 IPC 412.5 A floor drain shall be required in public toilet rooms, excluding hotel/motel guest rooms or patient rooms of a hospital or nursing home.

- Provide floor drains in new toilet rooms

10.14 Floor drains and traps shall be equipped with an approved trap primer to maintain the water seal in accordance with RS 40:1730.28.2.A(3).

10.15 IPC 422.4 Sinks used for food preparation or for washing and sanitizing of equipment and utensils shall not be used for hand washing.

Note: Provide a separate handwash sink in FOOD PREP.

11 NOTICE: Review for compliance with the requirements of the Louisiana State Uniform Construction Code has been requested to be performed on behalf of the jurisdiction in which this proposed project is to be located.

In accordance with the fee schedule for Plan Review, a balance is due for submittal of this project based on the criteria established under LRS 40:1574 and LRS 40:1730.39.A. Therefore, if the amount identified above is not received within 21 days of the date of this letter, then this project will be returned without the benefit of a review. Forfeiture of any payment made thus far may apply due to the time and costs incurred in processing the submittal of this project.