



Jeff Landry
GOVERNOR

Office of State Fire Marshal

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Chief Bryan J. Adams
FIRE MARSHAL

PLAN REVIEW REPORT

JARED M. SIMONEAUX JARED SIMONEAUX
71588 JEFFERSON AVENUE
COVINGTON LA 70433

Project Number: **AR-25-008173**
Review Type: **Architectural Review**
Status: **RELEASED**
Date Completed: **5/20/2025**
Code Edition: **2021**

In accordance with L.R.S. 40:1574 et seq., satisfactory compliance with the requirements of the laws, rules, regulations and codes of the state that are entrusted to the State Fire Marshal to uphold must be achieved before any work is performed. As such, a permit shall not be issued or construction or installation of the scope of work identified herein shall not commence until the Status of this review is "Released" and the requirements of other state and local entities have been satisfied.

Project Description: THIS END UNIT BURNED AND NOW IS BEING BUILT BACK.			
Project Name: NORTON EARHEART		Address: 3102 FERN ST, NEW ORLEANS, LA 70125	
Funding Type: Private Project	Within City Limits? YES	Number of Stories:	High Rise Building:
Occupancy Separation Type:	Total Occupancy Square Feet: 2160	Project on which Floor(s): 1	Construction Type: V-B / V (000)
Additional Features (if applicable):			

Occupancy Type(s) and Square Feet		
Occupancy Type: Business	Square Feet: 2160	Details:

Renovation		
Renovation or Addition:	Alteration Level 2 (less than or equal to 50% of the building's physical value)	
Date of Original Building Construction:	3/20/1980	
Date of Latest Major Renovation to this Building:	5/15/1991	
Existing Square Feet: 2160	Additional Square Feet:	Renovated Square Feet: 2160
Previous Occupancies:		
Generator Installation:		

Facility Licensed By DHH Health Standards Section: No
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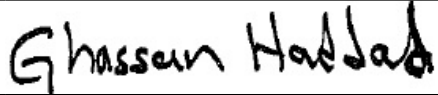
Louisiana State Uniform Construction Code Review	
Review for the LSUCCC performed by: Parish or Municipal Permitting Office	3rd Party Provider's Registration Number:

Individuals Involved in this Project		
Name: JARED M. SIMONEAUX	Role: Professional of Record (A-7731)	Address: 71588 JEFFERSON AVENUE, COVINGTON, LA 70433
NORTON H TIMOTHY	Owner	5 BEVERLY GARDEN DR, METAIRIE, LA 70001

Changes that are inconsistent with the reviewed documents are not authorized unless reviewed by this office for compliance with adopted codes, rules and laws. The changes must be submitted to this office by the Professional of Record where required by law, otherwise by the Owner, for review prior to construction and inspection. Minor changes may be submitted as supplemental information amended to this assigned project number. Changes that alter the scope of work, or that otherwise will require another full review of the project, will require a complete resubmittal of the entire scope of work with application, revised plans, and applicable review fee.

This review shall in no way permit or authorize any omissions or deviations from the specific requirements of the adopted codes, rules and regulations of the state. Construction permits must be issued or installation must commence within 180 days from the date of the "Released" Status for this submittal.

Occupancy of the project will not be permitted until a satisfactory inspection of the completed construction has been made by this office. Please allow at least two (2) weeks advanced notice to schedule inspections.

Review Completed By	
Signature: 	
Name: Ghassan Haddad	Badge No.: 532

Distribution List		
Name	Firm Name	Role
NEW ORLEANS CITY PERMITS		Permit Office

Cautionary Codes

The items listed below are comments for informational purposes or identified requirements that will be verified upon final inspection by this office. These requirements need not be addressed back to the reviewer, however should be addressed prior to construction and inspection scheduling. Failure to comply with or otherwise address these items may affect final occupancy and use of the structure.

- 1 Scope of work: THIS IS A SHELL ONLY REVIEW FOR THE RENOVATION AND FIRE DAMAGE REPAIRS TO AN EXISTING TENANT WITHIN EXISTING NON-SPRINKLERED SINGLE STORY SHOPPING BUILDING AND REVIEWED AS BUSINESS OCCUPANCY/ GROUP B PER THE APPLICANT REQUEST.
- 1.1 NOTE: This review is for SHELL construction only (NOT FOR OCCUPANCY) as requested until completion of drawings for final submittal, as there is NOT SUFFICIENT INFORMATION FOR OCCUPANCY REVIEW. Construction may commence at your own risk and any revisions required for compliance with code (including any work in place) shall be the responsibility of the Owner and/or Professional of Record, if applicable. ALL FUTURE AND SUBSEQUENT TENANT REVIEWS WILL BE PERFORMED BASED ON COMPLIANCE WITH THE LATEST ADOPTED CODES and shall include either an overall floor plan, key plan, or tabular information indicating all currently occupied / unoccupied tenant spaces in the overall building.
- 2 This review applies to new work indicated in the drawings and does not apply to existing non-conforming conditions.
- 3 BUILDING CONSTRUCTION and COMPARTMENTATION:
- 3.1 101:8.2.2.2 and IBC 707.5 Fire compartments shall be formed with fire barriers that comply with Section 8.3 and are continuous in accordance with Section 8.3.1.2 from outside wall to outside wall or from one fire barrier to another, or a combination thereof, including continuity from the floor through all concealed spaces, such as those found above a ceiling, including interstitial spaces. Continuity is permitted to terminate at a ceiling, if the construction assembly of the ceiling has a fire resistance rating not less than that of the fire barrier. In combustible construction, hollow vertical spaces within the fire barrier wall shall be fireblocked at every floor level, per IBC Section 718.2. Joints and voids at intersections shall comply with IBC Sections 707.8 and 707.9.
- 3.2 101:8.2.3 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.
- 3.3 101:8.3.5 Penetrations through rated construction shall be sealed by approved firestop systems or devices tested in accordance with ASTM E814 or UL 1479.
- Notify the District Office identified at the end of the attached PROJECT DATA REPORT 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.
 - 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.
- 4 INTERIOR INSULATION and FINISHES:
- 4.1 LAC 55:305 Insulation and insulation assemblies shall meet the requirements of Section 720, International Building Code, 2021 Edition.
- Concealed and exposed insulation shall have a flame spread of 0-25 and a smoke developed of 0-450 in accordance with IBC 720.
 - Cellulose fiber thermal insulation shall meet the requirements of paragraph IBC 720.
- Foam Plastic Insulation** shall meet the requirements of IBC 2603, and NFPA 101:10.2.4.3.
- Foam plastic shall have a flame spread of 0-25 and a smoke developed of 0-450 where tested in accordance with the provisions of IBC 2603.3 and NFPA 101:10.2.4.3.
- Thermal barriers** shall protect foam plastic insulation in accordance with IBC 2603.4.
- Intumescent coatings used as an alternative to the thermal barrier required over foam plastic insulation shall be approved by this office prior to installation. Provide evaluation report(s) for review that document test results in accordance with the provisions of IBC 2603.9 and NFPA 101:10.2.4.3 as a complete assembly.
 - Approved alternative thermal barrier coatings shall be tested on the foam plastic insulation product proposed and listed as a complete assembly related to actual end-use configuration. Such coatings shall be applied to the thickness indicated by the evaluation report.
- Ignition barrier assemblies or other intumescent coatings tested in accordance with provisions other than those referenced by IBC 2603.9 are NOT an acceptable alternative to the thermal barrier.
- Alternative Ignition barriers complying with IBC 2603.4.1.6 may protect foam plastic insulation used in attics or crawl spaces, where entry is made only for service of utilities, in lieu of the thermal barrier.
- 5 MEP:

- 5.1 101:9.2.1 and IMC 606.2.1 Install smoke detectors to automatically stop the fan in supply and return HVAC duct systems over 2000 cfm in accordance with NFPA 90A:6.4.2(1) and IMC 606.2.1.
- Where fire alarm system is required, duct detectors shall be connected to building alarm system.
 - NFPA 90A:6.4.4.3 Where smoke detectors required by Section 6.4 are installed in a building NOT equipped with an approved protective signaling system, provide the following:
 - The smoke detector activation required by Section 6.4 shall cause a visual AND an audible signal in a normally occupied area, and;
 - Smoke detector trouble conditions shall be indicated visually OR audibly in a normally occupied area and shall be identified as air duct detector trouble.
- Provide a remote alarm indicator/annunciator in accordance with NFPA 72:17.4.8 for these conditions.

6 ACCESSIBILITY FEATURES:

- 6.1 LRS 40:1731-(Effective 10/01/11) Provide access for persons with disabilities in accordance with the ADA-ABA Accessibility Guidelines, July 23, 2004 (also known as the 2010 Standards). 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. NOTE: As per ADA-ABA 2004, Section F103, Office of State Fire Marshal equivalency determinations are not valid for facilities that are designed, constructed, altered, or operated with federal funds, or leased by a federal agency. The authority having jurisdiction over such appeals is the administrator of the General Services Administration (GSA). Particular observations and paragraph references are noted as follows:
- 6.2 ADA-ABA:303 Thresholds shall comply with requirements of this section regarding changes in level. (Not more than 1/2" height and beveled if over 1/4")
- 6.3 ADA-ABA:404.2.7 Handles, pulls, latches, locks, and other operable parts on doors and gates shall comply with 309.4. Hardware shall not require tight grasping, tight pinching, or twisting of the wrist to operate.

7 GENERAL COMMENTS:

- 7.1 LRS 40:1711 Provide safety glazing in hazardous locations. (See IBC 716.1.2.1 and 2406)
- 7.2 101:4.6.10.1 Buildings or portions of buildings shall be permitted to be occupied during construction, repair, alterations, or additions only if all means of egress and all fire protection features are in place and continuously maintained for the portion(s) occupied.
- 7.3 LRS 40:1730.49.B and 40:1563 REVIEW FOR COMPLIANCE WITH THE LIFE SAFETY AND FIRE PROTECTION REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE ARE INCLUDED IN THIS REVIEW. Contact the building official of the applicable political subdivision to coordinate compliance with the complete requirements of the Louisiana State Uniform Construction Code (LSUCC). LRS 40:1730.23 mandates the enforcement of the LSUCC codes by municipalities and parishes in Louisiana, as described by LRS 40:1730.28. LRS 40:1730.23.H permits a parish or municipality to accept determinations made by the state fire marshal as they pertain to life safety and fire protection as required by the LSUCC.