

LEVEL	GROSS SQ.FT.	AREA
FLOOR 1		
FLOOR 1 - AREA A	20,513 SF	
FLOOR 1 - AREA B	19,912 SF	
TOTAL	40,425 SF	
FLOOR 2		
FLOOR 2 - AREA A	20,513 SF	
FLOOR 2 - AREA B	19,904 SF	
TOTAL	40,417 SF	
FLOOR 3		
FLOOR 3 - AREA A	20,513 SF	
FLOOR 3 - AREA B	19,904 SF	
TOTAL	40,417 SF	
FLOOR 4		
FLOOR 4 - AREA A	20,513 SF	
FLOOR 4 - AREA B	19,904 SF	
TOTAL	40,417 SF	
CONSTRUCTION BLDG. GROSS SQ. FT. TOTAL	161,663 SF	

SYMBOL	DESCRIPTION
⊕	EMERGENCY EXIT SIGN, RE ELECTRICAL
⊙	CILING MOUNTED SMOKE DETECTOR, RE FIRE PROTECTION
⊗	CILING MOUNTED SMOKE DETECTOR, RE FIRE PROTECTION
⊘	CILING SPEAKER STROBE, RE FIRE PROTECTION
⊙	SPEAKER, RE FIRE PROTECTION
⊗	WALL SPEAKER STROBE, RE FIRE PROTECTION
⊕	MANUAL PULL STATION, RE FIRE PROTECTION
⊕	FIRE EXTINGUISHER WALL MOUNTED
⊕	FIRE EXTINGUISHER W SEMI-RECESSED CABINET
⊕	PRIMARY EGRESS PATH
⊕	MAX COMMON PATH OF TRAVEL
⊕	MAX TRAVEL DISTANCE TO EXIT
⊕	UNRATED PARTITION
⊕	2 HOUR FIRE WALL
⊕	2 HOUR FIRE WALL
⊕	EGRESS WIDTH AT STAIR # LEVEL PER OCCUPANT = #"
⊕	#" EGRESS WIDTH = # OF OCCUPANTS

NAME	AREA/Sq.Ft. PER OCCUPANT =		STAIR EGRESS CAPACITY	HORIZONTAL EGRESS CAPACITY	
	AREA	Sq. Ft. PER OCCUPANT		REQUIRED	PROVIDED
FLOOR 1					
ACCESSORY	1,082.3 SF	300	7		
ASSEMBLY	5,207 SF	15	37		
RESIDENTIAL (R-2)	37,329 SF	200	187		
TOTAL	38,912 SF		231	232	220
FLOOR 2					
ACCESSORY	1,082.3 SF	300	7		
RESIDENTIAL (R-2)	37,864 SF	200	190		
TOTAL	38,922 SF		197	91	102
FLOOR 3					
ACCESSORY	1,082.3 SF	300	7		
RESIDENTIAL (R-2)	37,864 SF	200	189		
TOTAL	38,922 SF		196	91	102
FLOOR 4					
ACCESSORY	1,082.3 SF	300	7		
RESIDENTIAL (R-2)	37,864 SF	200	189		
TOTAL	38,922 SF		196	91	102

SYMBOL	DESCRIPTION
⊕	FIRE EXTINGUISHER WALL MOUNTED
⊕	FIRE EXTINGUISHER W SEMI-RECESSED CABINET
⊕	PRIMARY EGRESS PATH
⊕	MAX COMMON PATH OF TRAVEL
⊕	MAX TRAVEL DISTANCE TO EXIT
⊕	UNRATED PARTITION
⊕	2 HOUR FIRE WALL
⊕	2 HOUR FIRE WALL
⊕	EGRESS WIDTH AT STAIR # LEVEL PER OCCUPANT = #"
⊕	#" EGRESS WIDTH = # OF OCCUPANTS

- ### GENERAL LIFE SAFETY NOTES
- EGRESS PATHS SHALL BE PROVIDED ALONG THE EGRESS PATH. RE: ELEC. DWGS.
 - EMERGENCY EXIT SIGNING SHALL BE PROVIDED AS REQUIRED BY CODE. RE: ELEC. DWGS.
 - ALL SINGLE SWINGING DOOR SHALL PROVIDE A MINIMUM OF 33" CLEAR WHEN THE DOOR IS FULLY OPEN AND SHALL HAVE AN EGRESS CAPACITY OF AT LEAST 300 PEOPLE.
 - ALL DOUBLE SWINGING DOOR SHALL PROVIDE A MINIMUM OF 60" CLEAR WHEN THE DOORS ARE FULLY OPEN AND SHALL HAVE AN EGRESS CAPACITY OF AT LEAST 300 PEOPLE.
 - ALL HARDWARE SHALL MEET ALL APPLICABLE CODE REQUIREMENTS FOR EGRESS AND HANDICAP ACCESSIBILITY. RE: DOOR AND HARDWARE SCHEDULES.
 - RE: LIFE SAFETY PLAN FOR (FE) LOCATIONS. MOUNT 4" X 4" MAX. PROVIDE BLOCKING IN WALL FOR MOUNTING SUPPORTS AS NEEDED. PRIOR TO SUBMITTING BOB, SO SHALL COORDINATE EXACT TYPE, LOCATION, AND MOUNTING HEIGHT WITH LOCAL FIRE OFFICIAL.
 - THIS BUILDING SHALL HAVE A FULL AUTOMATIC FIRE SPRINKLER SYSTEM AND A FULL AUTOMATIC FIRE ALARM SYSTEM AS SPECIFIED IN THE ENGINEER OF RECORD DRAWINGS. THE FINAL DESIGNS OF THESE SYSTEMS SHALL BE PROVIDED BY THE CONTRACTOR, DURING CONSTRUCTION. AFTER THE MAIN BUILDING PERMIT HAS BEEN ISSUED, CONTRACTOR SHALL SUBMIT TO THE LOCAL JURISDICTION SIGNED AND SEALED SHOP DRAWINGS, CALCULATIONS, AND ANY OTHER DOCUMENTATION THAT IS REQUIRED FOR FIRE SPRINKLER AND FIRE ALARM PERMITS, INSPECTION, C.O. ETC. NO WORK ON THE FIRE PROTECTION SYSTEMS SHALL TAKE PLACE UNTIL THE REQUIRED SUB-PERMITS HAVE BEEN OBTAINED BY THE CONTRACTOR. PROVIDE KNOX BOX AS REQUIRED. REFER TO THE LIFE SAFETY PLAN FOR PROPOSED LOCATION. CONTRACTOR SHALL PROVIDE AT LEAST ONE KNOX BOX ON THE BUILDING. PRIOR TO SUBMITTING BOB, CONTRACTOR SHALL COORDINATE TYPE, QUANTITY, LOCATION(S), AND MOUNTING HEIGHT WITH THE LOCAL FIRE OFFICIAL. PLEASE CONTACT THE FIRE PREVENTION OFFICE TO RECEIVE THE PROPER PAPER WORK TO ENSURE THE KEY LOCK MATCHED THE COUNTY JURISDICTION.
 - WALL IDENTIFICATION: PERMANENTLY LABEL WALLS CONTAINING PENETRATION FIRE STOPPING SYSTEMS WITH THE WORDS "FIRE AND/OR SMOKE BARRIER - PROTECT ALL OPENINGS" USING LETTERING NOT LESS THAN 3" HIGH AND WITH MINIMUM 0.375" HIGH STROKES. A. LOCATE IN ACCESSIBLE CONCEALED FLOOR, FLOOR-CELING, OR ATTIC SPACE AT 15 FEET FROM END OF WALL AND AT INTERVALS NOT EXCEEDING 30 FEET.
 - G.C. SHALL PROVIDE SIGNAGE FOR FIRE RISER ROOM, FIRE ALARM CONTROL PANEL ROOM, BELL SIGN FOR SPRINKLER, AND OTHER REQUIRED SIGNAGES PER CODES.
 - REFER TO SHEET 01/01 FOR GENERAL ABBREVIATIONS AND ARCHITECTURAL SYMBOLS.
 - THIS DRAWING IS FOR REFERENCE ONLY.
 - DASHED LINES REPRESENT ITEMS ABOVE.
 - REFER TO FIRE PROTECTION DRAWINGS FOR FIRE SPRINKLER/ FIRE PROTECTION INFORMATION.
 - FIRE EXTINGUISHERS ARE PROVIDED BY OWNER. CONTRACTOR SHALL PROVIDE BRACKETS AND CABINETS ONLY.
 - ALL EXIT SIGNS AND VISUAL NOTIFICATION APPLIANCES ARE TO BE MOUNTED TO MAXIMIZE VISIBILITY.
 - MAXIMUM TRAVEL DISTANCE TO FIRE EXTINGUISHER IS 150 FT.
 - REFER TO SHEET 01/01 FOR PARTITION TYPES AND DETAILS. PARTITIONS NOT IDENTIFIED SHALL BE TYPE ____.
 - REFER TO ____ FOR TYPICAL FBC (10441387) PLAN DETAIL.
 - REFER TO 18" FLOOR PLANS FOR PARTITION TYPES. FOR PARTITIONS NOT IDENTIFIED, USE TYPE ____.
 - PROVIDE SPRAY-APPLIED FIREPROOFING AT ALL SECONDARY STEEL FRAMING SUPPORTING FLOORS AND ROOFS TO MATCH PRIMARY COMPONENTS.
 - CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS, BRACKETS AND CABINETS.
 - SEE SHEET ____ FOR FIRE RATED PENETRATION SCHEDULE AND DETAILS.

ADAPTED BUILDING CODES	BUILDING CODE REVIEW				
<ul style="list-style-type: none"> Florida Building Code - Building 6th Edition (2017) Florida Building Code - Mechanical 6th Edition (2017) Florida Building Code - Plumbing 6th Edition (2017) Florida Building Code - Fuel Gas 6th Edition (2017) Florida Building Code - Accessibility 6th Edition (2017) Florida Fire Prevention Code 6th Edition w/ 2016 NFPA 101 & 2015 NFPA 1 National Electrical Code 2014 	<p>Chapter 3 - Use and Occupancy Classification</p> <table border="1"> <thead> <tr> <th>USE</th> <th>CLASSIFICATION</th> </tr> </thead> <tbody> <tr> <td>Residential</td> <td>R-2</td> </tr> </tbody> </table> <p>Chapter 3 - General Building Heights and Areas</p> <p>Allowable Building Height (Table 504.3) TYPE 5A CONSTRUCTION Allowable height of building feet: 60 or 70/13R Actual Building Height: 57'-3 1/2"</p> <p>Allowable Number of Stories (Table 504.6) TYPE 5A CONSTRUCTION Allowable number of stories: 4 Actual Number of Stories: 4</p> <p>Allowable Area (Table 506.2) TYPE 5A CONSTRUCTION Allowable area: 10,000 sq. ft. Actual Area: 19,904 sq. ft. Mod. Factor: Section 506.2.1.1</p> <p>Chapter 4 - Special Detailed Requirements Based on Use and Occupancy</p> <p>Group R-2 (Section 403) CONSTRUCTION Walls separating dwelling units in the same building, walls separating sleeping units in the same building and walls separating dwelling or sleeping units from other occupancies contiguous to them in the same building shall be constructed as fire partitions in accordance with Section 705.2 (Section 420.2); 1/2-hour rated required NFPA (Section 38.3.2.2) Dwelling units shall be separated from each other by walls and floors: 1/2-hour rated required</p> <p>420.3 Horizontal separation Floor assemblies separating dwelling units in the same building, floor assemblies separating sleeping units in the same building and floor assemblies separating dwelling or sleeping units from other occupancies contiguous to them in the same building shall be constructed as horizontal separations in accordance with Section 711.</p> <p>420.5 Automatic sprinkler systems Group R occupancies shall be protected with an automatic sprinkler system in accordance with 903.2.6. Dual-rates shall be provided in accordance with Section 903.3.1.1.</p> <p>903.2.6 Dual-rates Single- or multiple-station heads shall be provided in Groups R-2 in accordance with Section 907.2.1.1.</p> <p>Types of Construction - (Section 602.5) Type 5 - Type V construction is that type of construction in which the structural elements, exterior walls and masonry walls are of any materials permitted by this code.</p> <p>Type 5A (Table 601) Primary Structural Frame: 1 hour Bearing Wall: 1 hour Exterior: 1 hour Nonbearing wall and partitions: 0 hour Interior: 0 hour Roof Construction: 1 hour</p> <p>Chapter 7 - Fire and Smoke Protection Features</p> <p>Fire Walls (Section 706) Group R - 2 hour required (exception a) Fire Barriers (Section 707) Shall enclosures shall comply with section 713.4: 2-hour required Interior Exit Stairways shall comply with section 1023.1: 2-hour required The fire-resistance rating of the fire barrier separating attics shall comply with Section 454.6: 1-hour required</p> <p>Fire Partitions (Section 708) Group R-2: Corridor wall fire-resistance rating (Section 1020.1): 1/2 Hour required Sleeping unit separation fire-resistance rating (Section 420.2): 1 Hour required</p> <p>Shaft Enclosures (Section 713) Fire-resistance rating (Section 713.4): 2 Hours</p> <p>Opening Protectives (Section 714) Door assemblies in corridors (Table 714.5): 20 minutes Door assemblies in shafts (Table 714.5): 90 minutes</p> <p>Chapter 9 - Fire Protection Systems</p> <p>Automatic Sprinkler Systems - (Section 903) Group R-2 (Section 903.2.6): An automatic sprinkler system shall be provided throughout all buildings with a Group R fire area.</p> <p>Standpipes (Section 905) Class I standpipes are allowed in buildings equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1 or 903.3.1.2.</p> <p>Portable Fire Extinguishers (Section 906) - Required, min 2-A rated Portable fire extinguishers shall be installed in all of the following locations: 1. In Group R-2 occupancies. Exception: In Group R-2 occupancies, portable fire extinguishers shall be required only in locations specified in Items 2 through 6 where each dwelling unit is provided with a portable fire extinguisher having a minimum rating of 1A-10-B-C. 2. Within 30 feet (9.144 m) of commercial cooking equipment. 3. In areas where flammable or combustible liquids are stored, used or dispensed. 4. On each floor of structures under construction, except Group R-3 occupancies, in accordance with the Florida Fire Prevention Code. 5. Where required by the Florida Fire Prevention Code. 6. Special hazard areas, including but not limited to laboratories, computer rooms and generator rooms, where required by the fire code official.</p> <p>Fire Alarm and Detection Systems - (Section 907) Group R-2 (Section 907.2.1): A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group R-2 occupancies where any of the following conditions apply: 1. Any dwelling unit or sleeping unit is located three or more stories above the lowest level of exit discharge. 2. Any dwelling unit or sleeping unit is located more than one story below the highest level of exit discharge of exits serving the dwelling unit or sleeping unit. 3. The building contains more than 15 dwelling units or sleeping units. 2. Manual fire alarm systems are not required when the building is equipped throughout with an automatic sprinkler system installed in accordance with Section 903.3.1.1 or 903.3.1.2 and the occupant notification appliances will automatically activate throughout the notification zones upon a sprinkler water flow.</p>	USE	CLASSIFICATION	Residential	R-2
USE	CLASSIFICATION				
Residential	R-2				

FLORIDA BUILDING CODE - PLUMBING	CHAPTER 4 - FIXTURES, FIXTURES AND FIXTURE SETTINGS MINIMUM NUMBER OF REQUIRED FIXTURES (TABLE 403.1)					
Classification	Occupancy	Water Closets	Lavatories	Bathrooms	Drinking Fountains	Other
Residential	R-2	1 per Dwelling				1 kitchen sink per dwelling, 1 automatic clothes washer connection per 20 dwelling units

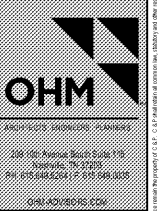
DESIGN CRITERIA AND REFERENCES

- NFPA 10 Standard for Portable Fire Extinguishers, 2013
- NFPA 13 Standard for the Installation of Sprinkler Systems, 2016
- NFPA 20 Standard for the Installation of Stationary Pumps for Fire Protection, 2016
- NFPA 24 Standard for the Installation of Private Service Mains and Their Appurtenances, 2016
- NFPA 70 National Electrical Code, 2017 Edition
- NFPA 72 National Fire Alarm Code, 2016 Edition
- NFPA 90A Standard for the Installation of Air-Conditioning and Ventilating Systems, 2015 Edition
- NFPA 99 Health Care Facilities Code, 2015 Edition
- NFPA 101 Life Safety Code, 2015 Edition
- NFPA 241 Standard for Safeguarding Construction, Alteration, and Demolition Operations, 2013 Edition
- NFPA 23 Recommended Practice for Fire Flow Testing and Marking for Hydrants, 2016

BUILDING PUBLIC SAFETY RADIO COMMUNICATIONS

THIS BUILDING SHALL COMPLY WITH NFPA 1 CHAPTER 11.10.1 CONDUCT A TEST FOR MINIMUM RADIO SIGNAL STRENGTH TO DETERMINE COVERAGE. IF THE MINIMUM RADIO SIGNAL STRENGTH IS DEEMED INSUFFICIENT RADIO SIGNAL ENHANCEMENT SYSTEM MUST BE INSTALLED AND THE BUILDING RETESTED TO ENSURE IT MEETS THE MINIMUM CRITERIA.

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ROCKLEDGE FLATS - BUILDING A
200 Barton Boulevard
Rockledge, FL 32955

PROJECT NAME	CLIENT NAME
ROCKLEDGE FLATS - BUILDING A	HUTTON DEVELOPMENT

PROJECT NO.	DATE	DESIGNER	CHECKER
21002	11/15/2019	DR/AM	CH/ED

GMP PRICING SET 15 NOVEMBER 2019