

| ROOM NUMBER | ROOM NAME              | FLOOR FINISH  | WALL FINISH                                 | CEILING FINISH   | REMARKS                        |
|-------------|------------------------|---------------|---|--|--------------------------------|
| 100         | HALLWAY                | CABRET        | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SLOPED CEILING, CLEAN<br>EXISTING GRID, NEW GELING TILE |                                |
| 101         | MAIN ENTRY             | CABRET        | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SLOPED CEILING, CLEAN<br>EXISTING GRID, NEW GELING TILE |                                |
| 102         | RECEPTION              | CABRET        | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    |                                |
| 103         | WAITING AREA           | CABRET        | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    | MODIFY GELING GRID AS REQUIRED |
| 104         | GROUP COUNSELING       | CABRET        | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    | MODIFY GELING GRID AS REQUIRED |
| 105         | ELECTRIC /PHONE CLOSET | CABRET ON VCT | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    |                                |
| 106         | CLOSET                 | CABRET ON VCT | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | NEW SUSPENDED CEILING  |                                |
| 107         | OFFICE                 | CABRET        | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    | MODIFY GELING GRID AS REQUIRED |
| 108         | ACCESSIBLE RESTROOM    | VCT           | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    | MODIFY GELING GRID AS REQUIRED |
| 109         | ACCESSIBLE RESTROOM    | VCT           | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    | MODIFY GELING GRID AS REQUIRED |
| 110         | CLOSET                 | CABRET        | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE    |                                |

| ROOM NUMBER | ROOM NAME         | FLOOR FINISH        | WALL FINISH                                 | CEILING FINISH  | REMARKS                        |
|-------------|-------------------|---------------------|---|---|--------------------------------|
| 200         | HALLWAY           | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 201         | OFFICE            | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | NEW SUSPENDED CEILING   |                                |
| 202         | RECEPTION         | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 203         | OFFICE            | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 204         | RESTROOM          | EXISTING TILE CLEAN | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 205         | CLOSET            | CABRET ON VCT       | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 206         | ELECTRICAL CLOSET | VCT                 | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 207         | OFFICE            | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |

| ROOM NUMBER | ROOM NAME       | FLOOR FINISH        | WALL FINISH                                 | CEILING FINISH  | REMARKS                        |
|-------------|-----------------|---------------------|---|---|--------------------------------|
| 300         | HALLWAY         | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 301         | CONFERENCE ROOM | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 302         | OFFICE          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 303         | OFFICE          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 304         | CLOSET          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 305         | RESTROOM        | EXISTING TILE CLEAN | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 306         | OFFICE          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 307         | CLOSET          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 308         | RESTROOM        | EXISTING TILE CLEAN | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 309         | CLOSET          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 310         | RECORDS         | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 311         | OFFICE          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 312         | KTROEN          | VCT                 | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 313         | OFFICE          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 314         | OFFICE          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 315         | OFFICE          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE | MODIFY GELING GRID AS REQUIRED |
| 316         | CLOSET          | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |
| 317         | WAITER RESTROOM | EXISTING TILE CLEAN | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |                                |

| ROOM NUMBER | ROOM NAME        | FLOOR FINISH        | WALL FINISH                                 | CEILING FINISH  | REMARKS |
|-------------|------------------|---------------------|---|---|---------|
| 400         | CIRCULATION AREA | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | NEW SUSPENDED CEILING   |         |
| 401         | OPEN OFFICE AREA | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | NEW SUSPENDED CEILING   |         |
| 402         | OFFICE           | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | NEW SUSPENDED CEILING   |         |
| 403         | RESTROOM         | EXISTING TILE CLEAN | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |         |
| 404         | RESTROOM         | EXISTING TILE CLEAN | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |         |
| 405         | CLOSET           | VCT                 | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |         |
| 406         | OPEN OFFICE AREA | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | NEW SUSPENDED CEILING   |         |
| 407         | KTROEN           | VCT                 | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |         |
| 408         | CLOSET           | VCT                 | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | EXISTING SUSPENDED CEILING,<br>CLEAN EXIST GRID, NEW Q.6 TILE |         |
| 409         | SCOTT ENTRY      | CABRET              | DRYWALL, PERP EXISTING<br>WALL PAPER, PAINT | SLOPED AND TRAY DRYWALL<br>CEILING, PERP AND PAINT            |         |

NOTES:

1. ALL FINISH COLORS, PATTERNS, TEXTURES, ETC. AS SELECTED BY TENANT. OBTAIN OWNER APPROVAL OF ALL FINISH SELECTIONS.
2. ROOMS WITH VCT FLOORING SHALL BE PROTECTED FROM DAMAGE TO EXISTING FLOORING AND FINISHES AS FAR AS POSSIBLE.
3. MOST OF THE CEILING GRID IS TO REMAIN. MODIFY AS NEEDED. CLEAN, PAINT. ANY DARK COLORED GRID WHITE TO MATCH. PROVIDE NEW GRID WHERE INDICATED ON DRAWINGS. INSTALL ALL NEW GELING TILE THROUGHOUT.
4. FOR ROOMS WITH VCT FLOORING, EITHER WOOD OR VINYL BASE MAY BE USED.
5. FOR ROOMS WITH CARPETING, EITHER WOOD, VINYL, OR CARPET BASE MAY BE USED.

OUTLINE CODE INFORMATION

PROJECT SUMMARY: THIS PROJECT CONSISTS OF A TENANT FIT-OUT OF SUITES 101, THRU 106 OF AN EXISTING MULTI-TENANT ONE STORY BUILDING OF APPROXIMATELY 12,475 SF GROSS LOCATED AT 400 VETERANS HIGHWAY, MIDDLETON TOWNSHIP, BUCKS COUNTY, PENNSYLVANIA. THE WORK AREA IS A TOTAL OF 4,885 SF GROSS, OUT TO OUT OF EXTERIOR WALLS AND TO CENTER LINE OF TENANT WALLS. THERE IS NO CHANGE IN THE USE AND OCCUPANCY CLASSIFICATION. THE USE AND OCCUPANCY CLASSIFICATION REMAINS B - BUSINESS. THE EXISTING CONSTRUCTION IS TYPE III PER 58 WOOD FRAME UNPROTECTED.

2009 INTERNATIONAL EXISTING BUILDING CODE (IEBC)

IN GENERAL, THE EXISTING BUILDING CODE SAYS: "WHETHER YOU BUILD NEW AND/OR WHATSOEVER YOU SIGNIFICANTLY CHANGE AND WHERE EVER YOU HAVE A CHANGE OF OCCUPANCY, THEN ALL NEW, ALTERED WORK MUST COMPLY WITH THE INTERNATIONAL BUILDING CODE. THERE ARE SOME EXCEPTIONS."  
 • REPAIRS MEANS MAINTAINING SYSTEMS WITH REPLACEMENT PARTS. IF THE SYSTEMS ARE REPLACED, THEN IS CLASSIFIED AS ALTERATION.  
 • RELIEF FROM NONDESTRUCTIVE STRUCTURAL DESIGN LOADS AND SEISMIC.  
 • RELIEF FROM SOME PARTS OF THE ENERGY CODE.

CHAPTER 4 - CLASSIFICATION OF WORK

SECTION 401 - GENERAL

401.3 SCORE LEVEL 3 ALTERATIONS APPLY WHERE THE WORK AREA EXCEEDS 50% OF THE AGGREGATE AREA OF THE BUILDING.

SECTION 801 - GENERAL

801.2 COMPLIANCE. IN ADDITION TO THE PROVISIONS OF THIS CHAPTER, WORK SHALL COMPLY WITH ALL THE REQUIREMENTS OF CHAPTERS 6 AND 7. THE REQUIREMENTS OF SECTIONS 704, 704.4 AND 706 SHALL APPLY WITHIN ALL WORK AREAS WHETHER OR NOT THEY INCLUDE EGRESS AND CORRIDORS SHARED BY MORE THAN ONE TENANT AND REGARDSLESS OF THE OCCUPANT LOAD.

SECTION 804 - FIRE PROTECTION

804.4 AUTOMATIC SPRINKLER SYSTEM. AN AUTOMATIC SPRINKLER SYSTEM SHALL BE PROVIDED IN ALL WORK AREAS WHEN REQUIRED BY SECTION 702.2 OF THIS SECTION.

THE CODE DOES NOT REQUIRE AN AUTOMATIC SPRINKLER SYSTEM FOR GROUP B - BUSINESS OCCUPANCIES.

804.2 FIRE ALARM AND DETECTION SYSTEMS. FIRE ALARM AND DETECTION SYSTEMS COMPLYING WITH SECTIONS 704.4.1 AND 704.4.3 SHALL BE PROVIDED THROUGHOUT THE BUILDING IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE.

THE CODE DOES NOT REQUIRE FIRE ALARM AND DETECTION SYSTEMS IN GROUP B - BUSINESS OCCUPANCIES. HOWEVER, 603.1 GENERAL, ALTERATIONS SHALL BE DONE IN A MANNER THAT MAINTAINS THE LEVEL OF FIRE PROTECTION PROVIDED.

THE BUILDING HAS AN EXISTING FIRE ALARM AND DETECTION SYSTEM CONSISTING OF SMOKE DETECTORS, MANUAL PULL STATIONS AND ALARM NOTIFICATION DEVICES, WHICH SHALL BE MAINTAINED.

SECTION 905 - MEANS OF EGRESS

905.1 GENERAL. MEANS OF EGRESS SHALL COMPLY WITH THE REQUIREMENTS OF SECTION 706 EXCEPT AS SPECIFICALLY PROVIDED IN SECTIONS 905.2 AND 905.3.

MEANS OF EGRESS LIGHTING AND EXIT SIGNS MUST BE PROVIDED IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODE 2 EXITS ARE REQUIRED. SEE SECTION 1021 OF THE IBC. 6 ARE PROVIDED.

SECTION 906 - ACCESSIBILITY

906.1 GENERAL. A BUILDING, FACILITY OR ELEMENT THAT IS ALTERED SHALL COMPLY WITH SECTIONS 902 AND 706.

706.1 GENERAL. A BUILDING, FACILITY OR ELEMENT THAT IS ALTERED SHALL COMPLY WITH SECTION 906.

906.2 GENERAL. A BUILDING, FACILITY OR ELEMENT THAT IS ALTERED SHALL COMPLY WITH THE APPLICABLE PROVISIONS IN SECTIONS 906.1 THROUGH 906.14. CHAPTER 11 OF THE INTERNATIONAL BUILDING CODE AND IBC A 117.1 UNLESS IT IS SPECIFICALLY NOTED OTHERWISE, THE PROVISIONS OF THIS SECTION SHALL BE APPLICABLE TO ALL BUILDINGS AND ELEMENTS THAT PROVIDE ACCESS TO THE MAXIMUM EXTENT THAT IS TECHNICALLY FEASIBLE.

906.2.2 ALTERATIONS AFFECTING AN AREA CONTAINING A PRIMARY FUNCTION. WHERE AN ALTERATION AFFECTS THE ACCESS TO OR USE OF AN AREA CONTAINING A PRIMARY FUNCTION, THE ALTERATION SHALL BE LIMITED TO THE ACCESSIBLE ROUTE TO THE PRIMARY FUNCTION AREA. SHALL INCLUDE TOILET FACILITIES OR DRINKING FOUNTAINS SERVING THE AREA OF PRIMARY FUNCTION.

EXCEPTIONS:  
 1. THE COST OF PROVIDING THE ACCESSIBLE ROUTE ARE NOT REQUIRED TO EXCEED 20% OF THE COSTS OF THE ALTERATIONS AFFECTING THE AREA OF PRIMARY FUNCTION.

THIS LIMITS COST FOR ACCESSIBILITY TO 20% OF THE CONSTRUCTION COST WHICH CORRESPONDS WITH TITLE III OF THE ADA. IF ALL ACCESSIBILITY ISSUES ARE COMPLETED FOR LESS THAN THE 20%, THEN NO ADDITIONAL ACCESSIBILITY WORK IS REQUIRED TO BRING THE COST UP TO THE 20%.

2009 INTERNATIONAL BUILDING CODE (IBC)

ALL NEW WORK SHALL COMPLY WITH THE INTERNATIONAL BUILDING CODE EXCEPT TO THE EXTENT ANY RELIEF FROM THE INTERNATIONAL BUILDING CODE IS PROVIDED FOR IN THE INTERNATIONAL EXISTING BUILDING CODE.

CHAPTER 3 - USE AND OCCUPANCY CLASSIFICATION

SECTION 304 - BUSINESS GROUP B

304.1 BUSINESS GROUP B. BUSINESS GROUP B OCCUPANCY USES, AMONG OTHERS, THE USE OF A BUILDING OR STRUCTURE OR PORTION THEREOF FOR OFFICE PROFESSIONAL OR SERVICE OCCUPANCIES INCLUDING, BUT NOT LIMITED TO, RECORDS AND ACCOUNTS. BUSINESS OCCUPANCIES SHALL INCLUDE, BUT NOT BE LIMITED TO THE FOLLOWING:  
 CLINIC, OUTPATIENT PROFESSIONAL SERVICES (PHYSICIANS)

AREA. THE ENTIRE BUILDING IS APPROXIMATELY 12,475 SF GROSS AND 1 STORY. PROPOSED NEW TENANT WILL OCCUPY APPROXIMATELY 4,885 SF GROSS, 1 STORY.  
 CHAPTER 5 - GENERAL BUILDING HEIGHTS AND AREAS  
 TABLE 501 - ALLOWABLE BUILDING HEIGHTS AND AREAS  
 USE & OCCUPANCY GROUP B - BUSINESS  
 CONSTRUCTION TYPE VA (TYPE 5B) UNPROTECTED  
 ALLOWED 3000 SF PER FLOOR, 2 STORIES AND 40 FT IN HEIGHT.  
 CHAPTER 6 - TYPES OF CONSTRUCTION  
 THE BUILDING IS EXISTING. THERE ARE NO CHANGES OR EXTENSIONS TO THE SIZE OF THE BUILDING.  
 TABLE 601 - FIRE RESISTANCE REQUIREMENTS FOR BUILDING ELEMENTS  
 THE VA (UNPROTECTED):  
 PRIMARY STRUCTURAL FRAME: 0 HOUR  
 BRACKS: EXTERIOR: 0 HOUR PERH TABLE 602 (X, X, 30 FT)  
 INTERIOR: 0 HOUR  
 NON-BEARING WALLS: EXISTING SUSPENDED CEILING,  
 INTERIOR: 0 HOUR PERH TABLE 602 (X, X, 30 FT)  
 FLOOR CONSTRUCTION: 0 HOUR  
 ROOF CONSTRUCTION: 0 HOUR

CHAPTER 9 - FIRE PROTECTION SYSTEMS

SECTION 901 - AUTOMATIC SPRINKLER SYSTEMS

901.1 GENERAL. AUTOMATIC SPRINKLER SYSTEM IS NOT REQUIRED IN GROUP B - BUSINESS OCCUPANCIES, UNLESS THE OCCUPANCY IS AN AMBULATORY HEALTH CARE FACILITY.

NOTE: THERE IS LIMITED NEW SPRINKLER SYSTEM LOCATED IN SPACES THAT WERE A STOREROOM. THIS SPACE IS BEING ORDERED AND SHOWNED BY 21 IN PLAN. SPARK SPRINKLER FROM THE STOREROOM TO REMOVE THIS SYSTEM.

SECTION 906 - PORTABLE FIRE EXTINGUISHERS

906.1 WHERE REQUIRED. PORTABLE FIRE EXTINGUISHERS SHALL BE PROVIDED IN THE FOLLOWING LOCATIONS:  
 1. IN NEW AND EXISTING GROUP A, B, E, F, H, I, M, R-1, R-2, R-4, AND S OCCUPANCIES.  
 [F] 906.3.1 CLASS A FIRE HAZARDS. THE MINIMUM SIZE AND DISTRIBUTION OF PORTABLE FIRE EXTINGUISHERS FOR OCCUPANCIES THAT INVOLVE PRIMARILY CLASS A FIRE HAZARDS SHALL COMPLY WITH TABLE 906.3(1).  
 TABLE 906.3(1) - FIRE EXTINGUISHERS FOR CLASS A FIRE HAZARDS  
 LIGHT (LOW) HAZARD OCCUPANCY:  
 MINIMUM RATED SINGLE EXTINGUISHER: 2A  
 MAXIMUM FLOOR AREA FOR EXTINGUISHER: 1120 SF  
 MAXIMUM TRAVEL DISTANCE TO EXTINGUISHER: 75 FT

SECTION 907 - FIRE ALARM AND DETECTION SYSTEMS

907.22 GROUP B. A MANUAL FIRE ALARM SYSTEM SHALL BE INSTALLED IN GROUP B OCCUPANCIES WHERE ONE OF THE FOLLOWING CONDITIONS EXISTS:  
 1. THE COMBINED GROUP B OCCUPANT LOAD OF ALL FLOORS IS 500 OR MORE.  
 2. THE GROUP B OCCUPANT LOAD IS MORE THAN 100 PERSONS ABOVE OR BELOW THE LOWEST LEVEL OF EXIT DISCHARGE.  
 3. THE GROUP B FIRE AREA CONTAINS A GROUP B AMBULATORY HEALTH CARE FACILITY.  
 THE EXISTING BUILDING HAS NONE OF THESE CONDITIONS SO A MANUAL FIRE ALARM SYSTEM IS NOT REQUIRED FOR NEW BUILDINGS. HOWEVER, THE BUILDING HAS AN EXISTING FIRE ALARM SYSTEM WHICH SHALL BE MAINTAINED. SEE SECTION 704 OF THE IBC.

CHAPTER 10 - MEANS OF EGRESS

TABLE 1004.1: MAXIMUM FLOOR AREA ALLOWANCES PER OCCUPANT  
 BUSINESS AREAS: 100 SF GROSS  
 OUTPATIENT AREAS: 100 SF GROSS  
 12,475 SF - 100 = 125 PERSONS FOR ENTIRE BUILDING  
 8,065 SF - 100 = 80 PERSONS FOR PROPOSED TENANT

SECTION 1008 - MEANS OF EGRESS ILLUMINATION  
 1008.1 ILLUMINATION REQUIRED. THE MEANS OF EGRESS, INCLUDING THE EXIT DISCHARGE, SHALL BE ILLUMINATED AT ALL TIMES THE BUILDING SPACE SERVED BY THE MEANS OF EGRESS IS OCCUPIED.

SECTION 1009 - DOORS, GATES AND THRESHOLDS  
 1009.1.1 SIZE OF DOORS. THE MINIMUM WIDTH OF EACH DOOR OPENING SHALL BE SUFFICIENT FOR THE OCCUPANT LOAD THEREOF AND SHALL PROVIDE A CLEAR WIDTH OF 32 INCHES.  
 ANY NEW OR REPLACED DOOR SHALL NOT BE LESS THAN A NOMINAL 37 DOOR

DOORS SHALL SWING IN THE DIRECTION OF EGRESS TRAVEL WHERE SERVING AN OCCUPANT LOAD OF 50 OR MORE PERSONS OR A GROUP B OCCUPANCY.

SECTION 1011 - EXIT SIGNS  
 1011.1 WHERE REQUIRED. EXITS AND EXIT ACCESS DOORS SHALL BE MARKED BY AN APPROVED EXIT SIGN READILY VISIBLE FROM ANY DIRECTION OF EGRESS TRAVEL. THE PATH OF EGRESS TRAVEL TO EXITS AND WITHIN EXITS SHALL BE MARKED BY READILY VISIBLE EXIT SIGNS TO CLEARLY INDICATE THE DIRECTION OF EGRESS TRAVEL IN CASES WHERE THE EXIT OF PATH OF EGRESS TRAVEL IS NOT IMMEDIATELY VISIBLE TO THE OCCUPANTS.

SECTION 1016 - EXIT ACCESS TRAVEL DISTANCE  
 TABLE 1016.1 EXIT ACCESS TRAVEL DISTANCE  
 B OCCUPANCY: 200 FT

SECTION 1021 - NUMBER OF EXITS AND CONTINUITY  
 TABLE 1021.1 MINIMUM NUMBER OF EXITS FOR OCCUPANT LOAD  
 1-500 OCCUPANTS: 2 EXITS REQUIRED. (6 EXITS PROVIDED)

CHAPTER 29 - PLUMBING SYSTEMS  
 [P] TABLE 2902: MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES

GROUP B  
 WATER CLOSETS: 1 PER 25 OCCUPANTS  
 DRINKING FOUNTAINS: 1 PER 100 OCCUPANTS  
 OTHER: 1 SERVICE SINK

80 OCCUPANTS - 32 - 3 MC REQUIRED  
 80 OCCUPANTS - 40 - 2 LAV REQUIRED  
 1 DRINKING FOUNTAIN AND 1 SERVICE SINK REQUIRED

FOUR EXISTING SINGLE USER RESTROOMS ARE TO REMAIN, 45,45' AND TWO EXISTING MULTY USER RESTROOMS ARE BEING RECONFIGURED TO COMPLY WITH 2010 ADA STANDARDS. TWO EXISTING DRINKING FOUNTAINS ARE TO REMAIN. THERE ARE TWO EXISTING SERVICE SINKS REMAINING.

2012 INTERNATIONAL BUILDING CODE (IBC)

ACCESSIBILITY. AS OF JANUARY 1, 2013 IN PENNSYLVANIA ALL NEW WORK MUST COMPLY WITH CHAPTER 11 AND APPROX 6 OF THE 2012 IBC AND IBC A 117.1 - 2009. ALSO, COORDINATE REQUIREMENTS AND REDUCTIONS OF REQUIREMENTS WITH SECTION 706 OF THE IBC.

CHAPTER 11 - ACCESSIBILITY  
 SECTION 1105 - ACCESSIBLE ENTRANCES  
 SEE SECTION 706 OF THE IBC ABOVE

SECTION 1106 - PARKING AND PASSENGER LOADING FACILITIES  
 TABLE 1106.1 ACCESSIBLE PARKING SPACES  
 ASSUMING 64 EXISTING SPACES TO BE FIELD VERIFIED, 3 ACCESSIBLE PARKING SPACES ARE REQUIRED, 1 OF WHICH MUST BE A VAN ACCESSIBLE SPACE. 4 EXISTING SPACES ARE MARKED ACCESSIBLE.

SECTION 1109 - OTHER FEATURES AND FACILITIES  
 REVISIONARY TO THE EXISTING RESTROOMS SHALL MEET 2010 ADA ACCESSIBLE STANDARDS. SEE SECTION 706 OF THE IBC & CHAPTER 29 OF THE IBC.

SECTION 1110 - SIGNAGE  
 1110.1 SIGNS. REQUIRED ACCESSIBLE ELEMENTS SHALL BE IDENTIFIED BY THE INTERNATIONAL SYMBOL OF ACCESSIBILITY.

COORDINATE WITH TITLE III REQUIREMENTS OF THE ADA ON DRAWING 46. COMPLY WITH ALL APPLICABLE PROVISIONS OF THE BUILDING CODE AND TITLE III OF THE ADA.

**FINISH SCHEDULE & CODE INFO**  
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 SEAL AND ORIGINAL  
 SIGNATURE IN RED

| REV. # | REVISION DESCRIPTION                             | DATE          |
|--------|--|---------------|
|        | PROJECT START-UP, BUILDING VERIFICATION          | 7 / 30 / 2013 |
|        | PER OWNER / TENANT / CONTRACTOR / ARCHITECT MTG. | 8 / 13 / 2013 |
|        | PER OWNER / TENANT / CONTRACTOR / ARCHITECT MTG. | 8 / 26 / 2013 |
|        | FOR CONSTRUCTION                                 | 9 / 5 / 2013  |

Sheet No. **4**  
 of 5  
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