



PROJECT SUMMARY:
This building is a pre-engineered metal building that is intended to be a non-sprinklered 7,500sf warehouse.

APPLICABLE BUILDING CODES
International Building Code - 2015
National Electrical Code - 2017
International Plumbing Code - 2015
International Mechanical Code - 2015
International Energy Conservation Code - 2009
International Fire Code - 2015
American National Standards Institute - 2009

CHAPTER 3 - USE AND OCCUPANCY CLASSIFICATION
USE & OCCUPANCY CLASSIFICATION - SECTION 311.2
311.2 Moderate-hazard storage, Group S-1

Table 504.3 - Allowable Building Height in Feet Above Grade Plane
Occupancy Classification S, NS, Type II B is limited to 55'

SECTION 506 - BUILDING AREA
506.1 General. The floor area of a building shall be determined based on the type of construction, occupancy classification, whether there is an automatic sprinkler system installed throughout the building and the amount of building frontage on public way or open space.

TABLE 506.2 - ALLOWABLE AREA FACTOR IN SQUARE FEET
Type IIB Construction (S-1) Allowable area not sprinklered: 17,500sf

CHAPTER 6: TYPES OF CONSTRUCTION

TABLE 601 - FIRE-RESISTANCE RATING REQUIREMENTS FOR BUILDING ELEMENTS (HOURS)

Building Element	Type IIB
Primary Structural Frame	0
Bearing Walls	
Exterior	0
Interior	0
Nonbearing Walls and Partitions	
Exterior	0, per table 602
Interior	0
Floor Construction and Associated Secondary Members	0
Roof Construction and Associated Secondary Members	0

SECTION 602 - CONSTRUCTION CLASSIFICATION
602.1 General. Buildings and structures erected or to be erected, altered, or extended in height or area shall be classified as one of the five construction types defined in Section 602.2 through 602.5. The building elements shall have a fire-resistance rating not less than that specified in Table 601 and exterior walls shall have a fire-resistance rating of less than that specified in Table 602.

602.3 Type II. Types I and II construction are those types of construction in which the building elements listed in Table 601 are of noncombustible materials, except as permitted in Section 603 and elsewhere in this code.

Table 1004.1.2 Maximum Floor Area Allowances per Occupant
Moderate-hazard storage, Group S-1 - Warehouses - 500 gross Occupant Load Factor.
7,500sf provided, 15 total occupants.

SECTION 1006 - NUMBER OF EXITS AND EXIT ACCESS DOORWAYS
Table 1006.2.1 Spaces With One Exit or Exit Access Doorway. Moderate-hazard storage, Group S-1 with a maximum occupant load of 29 and without a sprinkler system shall have a maximum common path of egress travel distance of 100'.

SECTION 29 - MINIMUM PLUMBING FACILITIES
2902.2 Separate Facilities. Where plumbing fixtures are required, separate facilities shall be provided for each sex.
Exceptions: 2. Separate facilities shall not be required in structures or tenant spaces with a total occupant load, including both employees and customers, of 15 or fewer.

2902.6 Small Occupancies. Drinking fountains shall not be required for an occupant load of 15 or fewer.

