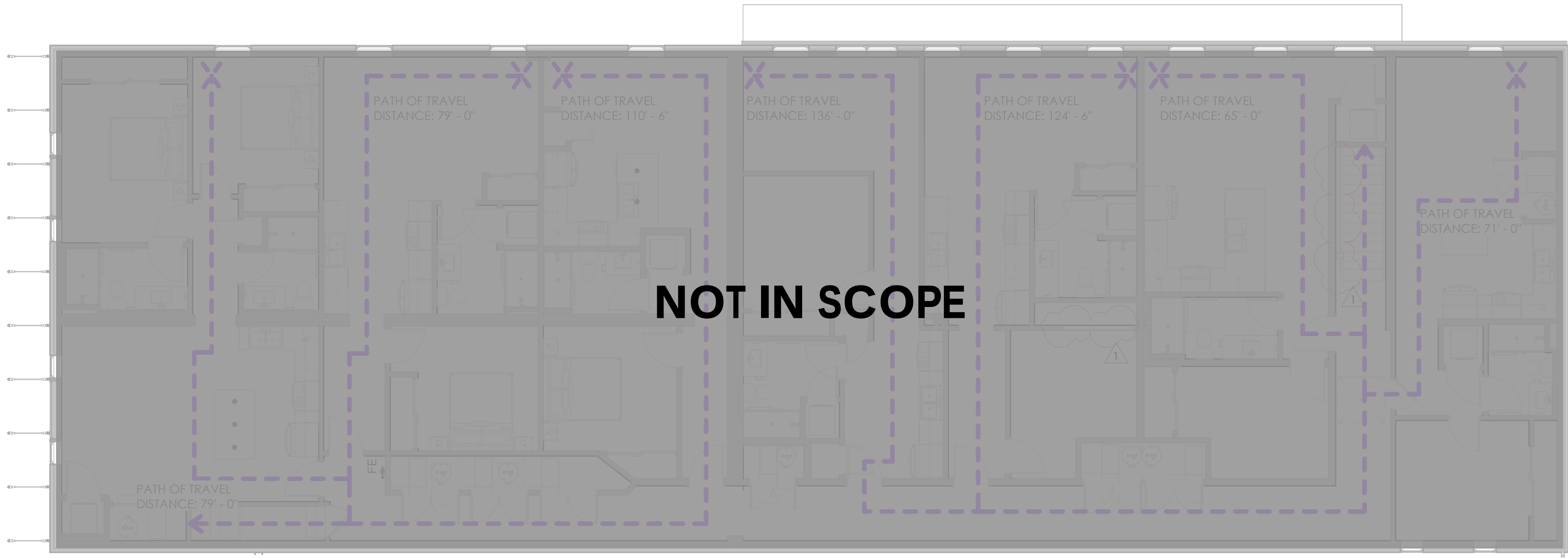
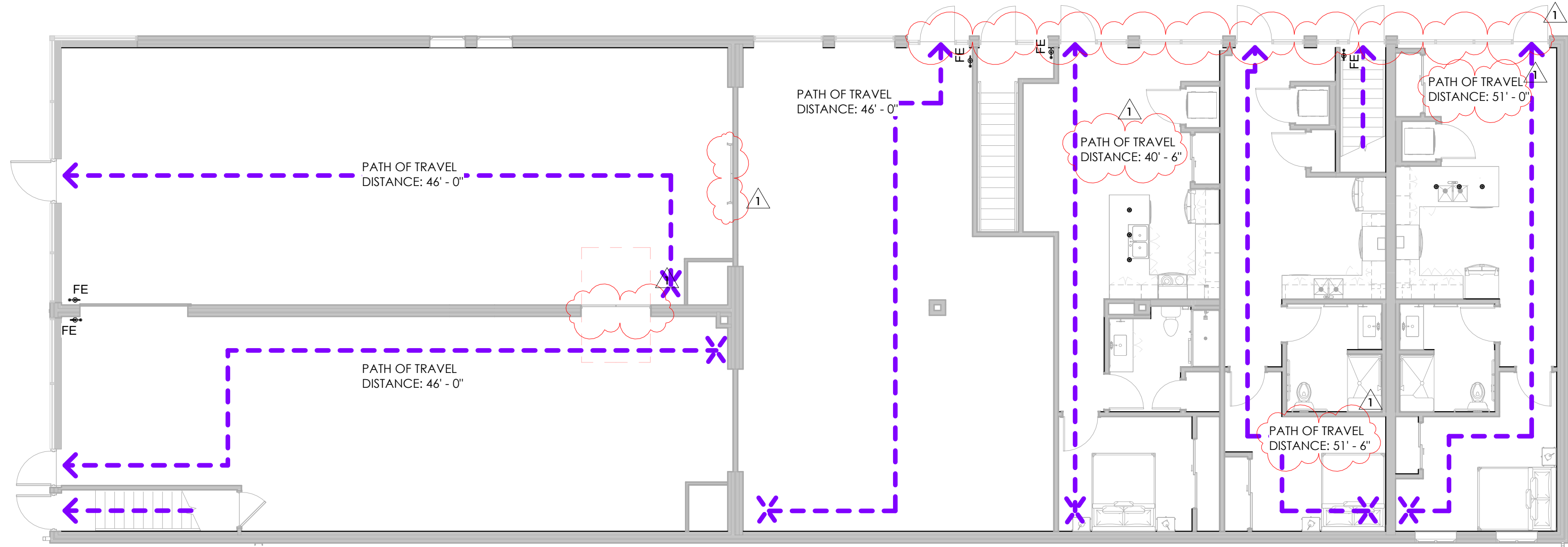
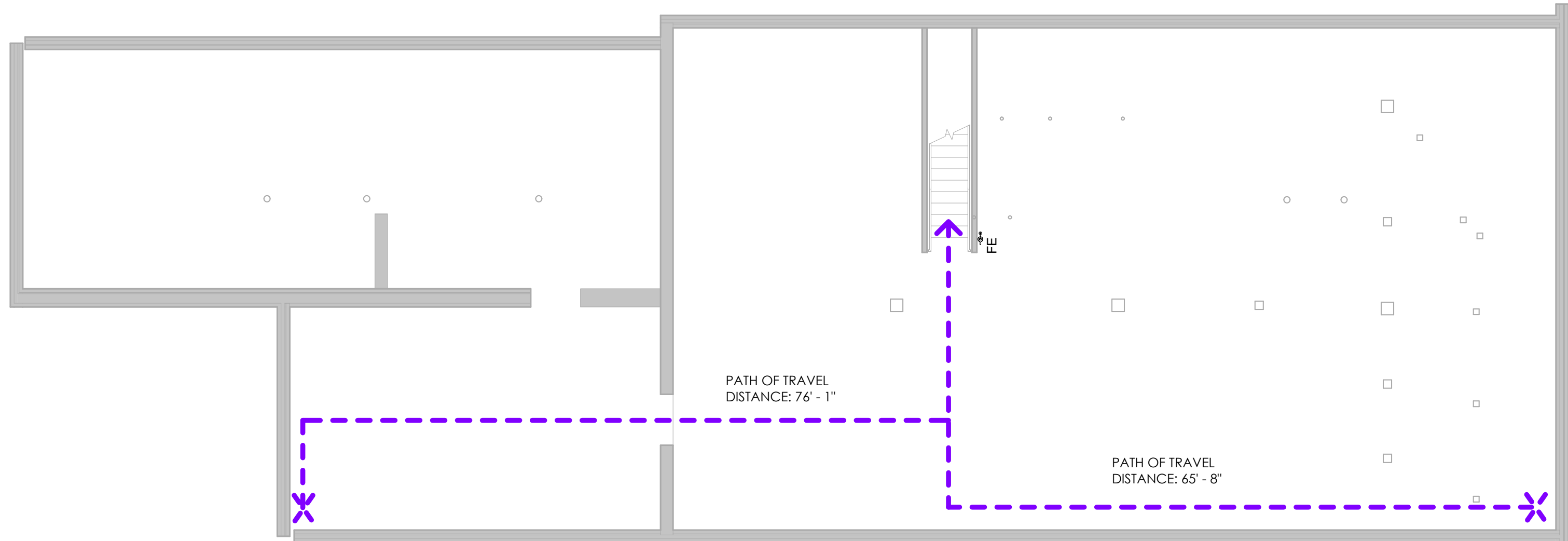




2 SECOND FLOOR PLAN  
1/8" = 1'-0"



1 FIRST FLOOR COMPLIANCE PLAN  
1/8" = 1'-0"



0 BASEMENT COMPLIANCE PLAN  
1/8" = 1'-0"

## COMPLIANCE LEGEND

| SYMBOL | ITEM                       |
|--------|----------------------------|
|        | FIRE EXTINGUISHER          |
|        | EXIT SIGN W/ EGRESS LIGHTS |
|        | EGRESS LIGHTING            |
|        | TRAVEL DISTANCE            |
|        | 1 HOUR WALL                |
|        | 2 HOUR WALL                |
|        | SMOKE DETECTOR             |
|        | CARBON MONOXIDE DETECTOR   |

## CODE COMPLIANCE

| TOPIC                                  | SECTION        | ALLOWED/REQUIRED                            | ACTUAL                                                                |
|----------------------------------------|----------------|---------------------------------------------|-----------------------------------------------------------------------|
| APPLICABLE CODES                       |                |                                             |                                                                       |
| 2021 INTERNATIONAL FIRE CODE           |                |                                             |                                                                       |
| 2021 MICHIGAN MECHANICAL CODE          |                |                                             |                                                                       |
| 2021 MICHIGAN PLUMBING CODE            |                |                                             |                                                                       |
| 2021 MICHIGAN REHABILITATION CODE      | 604            | LEVEL 3 ALTERATION                          | INTERIOR RENOVATION EXCEEDING 50%                                     |
| 2021 MICHIGAN BUILDING CODE            |                |                                             |                                                                       |
| 2023 NATIONAL ELECTRICAL CODE          |                |                                             |                                                                       |
| ANSI/ASHRAE 90.1-2013                  |                |                                             |                                                                       |
| ICC/ANSI 117.1-2009                    |                |                                             |                                                                       |
| NFPA 13 (2013) + NFPA 72 (2013)        |                |                                             |                                                                       |
| ZONING                                 |                |                                             |                                                                       |
| ZONING                                 | EVART, MI      |                                             | C-1 - CENTRAL BUSINESS                                                |
| 1 - SCOPE AND ADMIN                    |                |                                             |                                                                       |
| DEFERRED SUBMITTALS                    | 107.3.4.1      |                                             | THERE ARE NO DEFERRED SUBMITTALS FOR THIS PROJECT                     |
| DESIGN PROFESSIONAL IN CHARGE          | 107.3.4        |                                             | CODY NEWMAN IS TO BE THE DESIGN PROFESSIONAL IN CHARGE                |
| SPECIAL INSPECTIONS                    | 110            |                                             | THERE ARE NO SPECIAL INSPECTIONS FOR THIS PROJECT                     |
| 3 - USE                                |                |                                             |                                                                       |
| BUILDING USE                           | 309 + 310      | BEFORE - M (MERCANTILE) + R-2 (RESIDENTIAL) | AFTER - M (MERCANTILE) + R-2 (RESIDENTIAL)                            |
| 3 - AREA BY USE                        |                |                                             |                                                                       |
| MERCANTILE                             |                |                                             | 3,642 SF                                                              |
| RESIDENTIAL                            |                |                                             | 7,276 SF                                                              |
| 3 - GROSS BUILDING AREA                |                |                                             |                                                                       |
| 0 - BASEMENT                           |                |                                             | 4,417 SF                                                              |
| 1 - FIRST FLOOR                        |                |                                             | 5,483 SF                                                              |
| 2 - SECOND FLOOR                       |                |                                             | 5,435 SF                                                              |
| TOTAL                                  |                |                                             | 15,335 SF                                                             |
| 5 - GENERAL BUILDING HEIGHTS AND AREAS |                |                                             |                                                                       |
| ALLOWABLE BUILDING HEIGHT              | TABLE 504.3    | 75 FEET                                     | 30 FEET                                                               |
| BASE STORIES ALLOWED                   | TABLE 504.4    | 3 STORIES                                   | 2 STORIES                                                             |
| TABULAR AREA                           | TABLE 506.2    | 48,000 SF                                   | 15,335 SF                                                             |
| 6 - TYPE OF CONSTRUCTION               |                |                                             |                                                                       |
| TYPE OF CONSTRUCTION                   | TABLE 601      |                                             | III-B                                                                 |
| 7 - FIRE AND SMOKE PROTECTION          |                |                                             |                                                                       |
|                                        |                |                                             | SMOKE AND CARBON MONOXIDE DETECTORS REQUIRED IN ALL RESIDENTIAL UNITS |
| 9 - FIRE PROTECTION SYSTEMS            |                |                                             |                                                                       |
| AUTOMATIC SPRINKLER SYSTEM             | 903.2.1.3      | REQUIRED FOR FIRE SUPPRESSION MONITORING    | PROVIDED                                                              |
| FIRE ALARM AND DETECTION SYSTEMS       | 907            | REQUIRED                                    | PROVIDED                                                              |
| 10 - MEANS OF EGRESS                   |                |                                             |                                                                       |
| DOOR EGRESS WIDTH                      | 1005.3.2       | 36" PER UNIT                                | PROVIDED                                                              |
| EXIT ACCESS TRAVEL DISTANCE            | TABLE 1017.2   | 250 FEET                                    | 136 FEET                                                              |
| NUMBER OF EXITS                        | TABLE 1006.3.1 | 1 PER UNIT                                  | PROVIDED                                                              |
| STAIR EGRESS WIDTH                     | 1005.3.1       | 36 INCHES                                   | 96"                                                                   |
| 10 - OCCUPANCY                         |                |                                             |                                                                       |
| OCCUPANCY                              | TABLE 1004.1.2 | 3,642 SF / 60                               | 61 PEOPLE                                                             |
| OCCUPANCY                              | TABLE 1004.1.2 | 7,276 SF / 200                              | 37 PEOPLE                                                             |
| TOTAL OCCUPANT LOAD                    |                |                                             | 98 PEOPLE                                                             |
| 15 - ROOF ASSEMBLY                     |                |                                             |                                                                       |
|                                        | 1501.1         |                                             | NEW 60 MIL WHITE TPO ROOF                                             |
| 27 - ELECTRICAL                        |                |                                             |                                                                       |
| EMERGENCY LIGHTING                     | 1008.1         | WILL COMPLY                                 | ON COMPLIANCE DRAWINGS                                                |
| EMERGENCY POWER                        | 1008.3.2.1     | WILL COMPLY                                 | ON COMPLIANCE DRAWINGS                                                |
| EXIT SIGNS                             | 1011.1         | WILL COMPLY                                 | ON COMPLIANCE DRAWINGS                                                |
| 28 - PLUMBING                          |                |                                             |                                                                       |
| DRINKING FOUNTAIN REQUIREMENTS         | TABLE 403.1    | 1 REQUIRED PER COMMERCIAL UNIT              | 1 PROVIDED PER COMMERCIAL UNIT                                        |
| LAVATORY REQUIREMENTS                  | TABLE 403.1    | 1 UNISEX PER COMMERCIAL UNIT                | 1 UNISEX PER COMMERCIAL UNIT                                          |
| SERVICE SINK REQUIREMENTS              | TABLE 403.1    | 1 REQUIRED PER COMMERCIAL UNIT              | 1 PROVIDED PER COMMERCIAL UNIT                                        |
| WATER CLOSETS REQUIREMENTS             | TABLE 403.1    | 1 UNISEX PER COMMERCIAL UNIT                | 1 UNISEX PER COMMERCIAL UNIT                                          |

## CODE COMPLIANCE GENERAL NOTES

- ENSURE EXIT SIGNS ARE MOUNTED ABOVE THE DOORS AND VISIBLE FROM 75 FEET AWAY. ALL EGRESS LIGHTING IS TO POINT DOWN TO ILLUMINATE THE EGRESS PATH OF TRAVEL.
- ALL FIRE EXTINGUISHERS ARE TO BE ABC EXTINGUISHERS, UNLESS NOTED OTHERWISE. ALL EXTINGUISHERS ARE TO BE TAGGED WITH THE CURRENT YEAR'S INSPECTION ON IT. ANNUAL INSPECTIONS ARE TO OCCUR FOR ALL FIRE EXTINGUISHERS.
- FOR WHITEBOX SPACES, NO RESTROOMS TO BE ADDED AT THIS TIME, RESTROOMS TO BE ADDED WITH FUTURE TENANTS NEEDS PER THE SPACE REQUIREMENTS.
- PROVIDE ADA RESTROOM SIGNS AT ALL RESTROOMS, CORRESPONDING TO THE CORRECT SEX.
- SEE T002 FOR MOUNTING HEIGHTS AND LOCATIONS
- SEE T003 FOR ADDITIONAL CODE COMPLIANCE INFORMATION
- FURNITURE AND EQUIPMENT SHOWN ON COMPLIANCE DRAWINGS ARE FOR REFERENCE ONLY