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GOVERNOR

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H. "Butch" Browning
FIRE MARSHAL

Cautionary Codes

Project Number:	AR-22-007075
Project Name:	747 ST. CHARLES - PHASE II-INTERIOR BUILDOUT/CHANGE OF USE

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	<p>Scope of Work: This review applies to the CHANGE OF OCCUPANCY/INTERIOR RENOVATION of a two-story building to be used as a Hotel with 12 guestrooms.</p> <p>A Sprinkler system (13R) IS REQUIRED and provided. A Fire Alarm system IS REQUIRED and provided.</p> <p>See linked equivalency AR-22-004460.</p> <p>LSC: HOTEL IBC: GROUP R-1</p>
2	<p>A REVIEW FOR COMPLIANCE WITH THE FIRE PROTECTION AND EGRESS REQUIREMENTS OF CHAPTERS 9 AND 10 OF THE INTERNATIONAL BUILDING CODE IS INCLUDED IN THIS REVIEW. Review for compliance with all other requirements of the LOUISIANA STATE UNIFORM CONSTRUCTION CODE, in accordance with Act 12 of the 2005 First Extraordinary Session of the Louisiana Legislature, IS NOT INCLUDED IN THIS REVIEW. Contact the building official of the applicable political subdivision to coordinate compliance with these requirements. LRS 40:1730.23 mandates the enforcement of building codes by municipalities and parishes in Louisiana, as described by LRS 40:1730.28.</p>
3	<p>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 appeal 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).</p> <p>a. ADA-ABA:216.2 Where signage identifies permanent rooms or spaces OR EXITS, the signage shall comply with Sections 703.1 - 703.5 (raised characters, Braille, visual characteristics, height).</p> <p>b. 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")</p> <p>c. 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.</p>
4	<p>ADA-ABA:Table 224.2 Provide 1 accessible unit(s) complying with 806.2. (These units shall also include hearing impairment provisions.)</p>
5	<p>ADA-ABA:Table 224.4 IN ADDITION to the accessible units in compliance with 806.2 provide 2 unit(s) specifically for the hearing impaired complying with 806.3. These units are to be equipped with visible alarm and notification devices. Provide even dispersment of these units throughout project and unit types.</p>
6	<p>101:24.2.4.4 Every closet door latch shall be such that it can be opened from the inside.</p>
7	<p>101:24.2.4.5 Bathroom door locks shall permit unlocking from outside in an emergency.</p>
8	<p>101:7.2.1.3 and IBC 1010.1.5 through 1010.1.7 Provide level landings outside exterior doors that are within 1/2" of the interior finish floor elevation.</p>
9	<p>101:7.2.1.5.10.2 and IBC 1010.1.9.4 through 1010.1.9.5 Doors shall be openable with ONLY one releasing operation. A two-step release, such as a knob and an independent slide bolt, is NOT acceptable, except under special conditions.</p>
10	<p>101:28.2.9 and IBC 1008 Provide emergency lighting according to 101:7.9 and IBC 1008.3, including exit discharge (exterior).</p>

11	101:8.2.2.2 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.
12	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.
13	101:8.3.5 Penetrations through rated construction shall be sealed by approved firestop systems or devices tested in accordance with ASTM E-814 or ANSI/UL 1479. a. 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. b. 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.
14	101:28.3.2 Separate TRASH ROOM from other parts of the building by 1 hour fire resistive construction with self-closing 45 minute labeled door/frame assembly in accordance with Section 8.7.1 WITHOUT WINDOWS, -OR- provide automatic sprinkler protection in accordance with Section 9.7 and smoke partitions with self-closing doors in accordance with Section 8.4. (Sprinkler piping for isolated hazardous areas connected to domestic water supply shall comply with 101:9.7.1.2).
15	101:28.3.4 and IBC 907 Provide a fire alarm system in accordance with Section 9.6 and IBC 907.5. In facilities required to be fully accessible, alarm notification shall be by both audible and visual means in accordance with NFPA 72. ~ LRS 40:1574 Submit fire alarm system shop drawings ON-LINE at https://lasfm.louisiana.gov/ . Such work shall not commence until shop drawings have been found to be in compliance with applicable codes by this office. LINK the associated "AR" (architectural project) submittal, or reference it in the PROJECT NAME.
16	101:28.3.5 and IBC 903 Provide supervised automatic sprinkler protection in accordance with 101:9.7.2. ~ LRS 40:1574 Submit automatic sprinkler system shop drawings ON-LINE at https://lasfm.louisiana.gov/ . Such work shall not commence until shop drawings have been found to be in compliance with applicable codes by this office. LINK the associated "AR" (architectural project) submittal, or reference it in the PROJECT NAME. Note: See Interpretive Memorandum 2013-03 for submittal requirements.
17	LAC 55:V:303.E Provide listed portable fire extinguishers in accordance with NFPA 10. (Refer to Appendix E for distribution information.)
18	101:28.3.6 and IBC 1020.1 Separate corridors from use areas with minimum 1/2-hour construction and self-closing 20 minute labeled opening protection. Wall construction shall be in accordance with the fire barrier requirements of NFPA 101:8.3 and IBC 708.
19	101:28.3.7.2 and IBC 420.2 Separate guest rooms, guest suites, and dormitory rooms from each other with one-half hour (½ HR) fire resistance rated construction.
20	101:9.1.3 Emergency generators and standby power systems shall comply with NFPA 110, Standard for Emergency and Standby Power.
21	101:9.1.3.2 New generator controllers shall be monitored by the building fire alarm system, where provided, or at a constantly attended location, for the following conditions: ~ Generator running ~ Generator fault ~ Generator switch in nonautomatic position
22	101:28.3.4.5 and IBC 907.2.8.3 or 907.2.9.2 Every guest room and every living area and sleeping room within a guest suite shall be provided with smoke alarms powered by the building electrical system and installed in accordance with NFPA 101:9.6.2.10 and IBC 907.2.11. (Audible and visual alarms required in rooms complying with ADA-ABA 224.4). (See IM 2016-01 for clarification on low frequency signal requirement).
23	101:28.3.3 Interior walls and ceilings shall have a flame spread of 0-200 and a smoke development rating of 0-450.
24	101:28.7.4.1 Post maps indicating exit locations on, or immediately adjacent to, every guest room entry door to hotel/motel guest rooms.
25	101:7.10.1.3, IBC 1009.9 and IBC 1023.9 Provide tactile signage at each exit stair enclosure door complying with ICC/ANSI A117.1 (2009), mounted adjacent to the latch side of the door 60 inches above the finished floor to the centerline of the sign.
26	IBC 1020.5 Corridors that require protection under Table 1020.1—Corridor Fire-Resistance Rating shall not serve as the supply, return, exhaust, relief or ventilation air ducts.