

## CODE INFORMATION

SPRINKLERED:	YES
<b>OCCUPANT LOAD</b>	
UNCONCENTRATED BUSINESS	6,093 SF 150 41
CONCENTRATED BUSINESS	2,862 SF 50 59
ASSEMBLY	1,277 SF 15 86
TOTAL	10,232 SF 100 186

### EXITS

REQUIRED # OF EXITS:	2
ACTUAL # OF EXITS:	2
MAX COMMON PATH OF EGRESS:	100'-0"
ACTUAL COMMON PATH OF EGRESS:	78'-10"
LONGEST DIAGONAL:	175'-11"
REQUIRED EXIT SEPARATION:	58'-6"
ACTUAL EXIT SEPARATION:	107'-5"

## APPLICABLE CODES

BUILDING CODE:	2021 INTERNATIONAL BUILDING CODE WITH SOUTHLAKE AMENDMENTS
FIRE/LIFE SAFETY CODE:	2021 INTERNATIONAL FIRE CODE WITH SOUTHLAKE AMENDMENTS
MECHANICAL CODE:	2021 INTERNATIONAL MECHANICAL CODE WITH SOUTHLAKE AMENDMENTS
PLUMBING CODE:	2021 INTERNATIONAL PLUMBING CODE WITH SOUTHLAKE AMENDMENTS
ELECTRICAL CODE:	2023 NATIONAL ELECTRICAL CODE
ENERGY CODE:	2021 INTERNATIONAL ENERGY CONSERVATION CODE WITH SOUTHLAKE AMENDMENTS
ADA GUIDELINES:	STATE OF TEXAS ACCESSIBILITY STANDARDS (TAS) AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES (ADAAG)

## LEGEND

—	NEW PARTITION
—	EXISTING PARTITION
=====	DEMOLISHED ITEM
—	SIDELIGHT/GLAZING
—	DEMISING WALL WITH SOUND INSULATION
—	PARTITION WITH SOUND INSULATION
—	HALF HEIGHT PARTITION
OFFICE	ROOM NAME
01	ROOM NUMBER
F.E.C.	FIRE EXTINGUISHER CABINET

PROJECT NAME AND ADDRESS  
STE 260 HYPOTHETICAL  
KIRKWOOD OAKS  
3120 SCABRE DRIVE  
SUITE 260  
SOUTHLAKE, TX  
76092

PROJECT SIZE  
RSF: 12,951

SCHWABAUER  
DESIGN

1600 N. COLLINS  
SUITE 1900  
RICHARDSON, TX 75080  
TEL: 469-804-2400

PROJECT MANAGER: SMH  
DRAWN BY: SMH

No. Revision/Issue Date

SPACE PLAN	10-18-24

SEAL/SIGNATURE

NOT TO BE USED FOR  
PERMIT,  
CONSTRUCTION OR  
REGULATORY  
APPROVAL

SHEET NAME  
**SPACE PLAN**

SHEET NUMBER  
**1.0**

01 SPACE PLAN

SCALE: 1/8" = 1'-0"

02 KEY PLAN  
NTS

