

DEMOLITION PLAN

SCALE: 3/16" = 1'-0"

CODE REVIEW

ALTERATIONS AND ADDITIONS TO EXISTING BUILDINGS  
WITH CHANGE OF USE CODE CLASSIFICATION INFORMATION

USE GROUP "M" - MERCANTILE & "B" - BUSINESS  
CONSTRUCTION TYPE 3B

BUILDING DIMENSIONS-		AREA PER FLOOR	NO. STORIES	BUILDING HT. FT.
EXISTING		7,991 SF	2	23'
NEW		--	--	--
TOTAL		7,991 SF	2	23'
PERMITTED		12,500 SF	2	55'

SPRINKLERED YES X NO (EXISTING SPRINKLER SYSTEM TO BE DEACTIVATED)  
ARTICLE 34 X DOES NOT APPLY BECAUSE LEGAL APPROVED USE  
DOES APPLY, NEW SEPARATE SHEET

NATURE OF NEW CONSTRUCTION-  
X INTERIOR CONSTRUCTION  
ADDITIONS AND ALTERATIONS  
NATURE OF NEW CONSTRUCTION-  
EXT. WALLS 2 HR TENANT SEPR. 0 HR  
EXITWAYS 1 HR INT. BEARING WALL 0 HR  
EXIT ACCESS WAY 0 HR FLOOR CONST. 0 HR  
ROOF CONST. 0 HR

EXITWAYS (MERCANTILE) -  
TENANT OR USE AREA 6,560 S.F.  
NO. OCCUPANTS: RETAIL AREA (M): 3,500 SF @ 1/60 = 58.3  
STORAGE (M): 3,060 SF @ 1/300 = 10.2  
TOTAL: 69 OCCUPANTS  
NO. EXITS REQ. 2  
MAX. TRAVEL DIST.= 75' REQ., 70' PROPOSED (COMMON PATH)  
E.U. REQ.: (2) 3' DOORS, N/A STAIRS, PROPOSED: (2) 3' DOORS, N/A STAIRS

EXITWAYS (BUSINESS) -  
TENANT OR USE AREA 2,054 S.F.  
NO. OCCUPANTS: 2,054 @ 1/150 = 14  
TOTAL: 69 OCCUPANTS  
NO. EXITS REQ. 1  
MAX. TRAVEL DIST.= 100' REQ., 91' PROPOSED  
E.U. REQ.: (1) 3' DOORS, 36" STAIRS, PROPOSED: (1) 3' DOORS, 39" STAIRS  
HANDICAPPED ACCESS- X REQUIRED AND PROVIDED, AS EXISTS, X NEW  
NOT REQUIRED BECAUSE  
X H.C. TOILETS EXIST, X DO NOT EXIST, X WILL BE PROVIDED

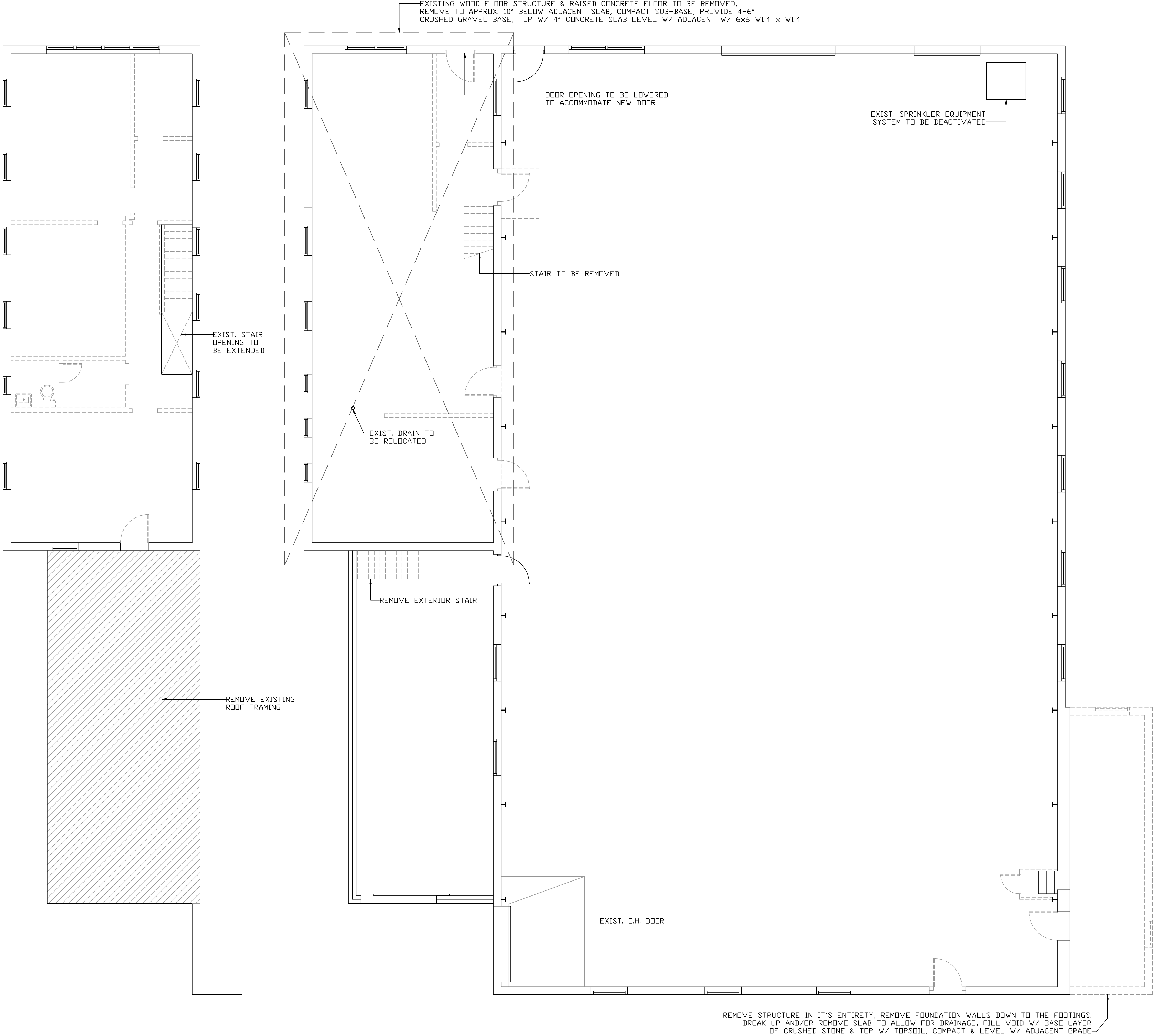
BASIC REQUIREMENTS - STATE FIRE SAFETY CODE  
FINISH REQUIREMENTS:  
WALL SURFACES: EXITWAYS - CLASS A or B  
CORRIDORS - CLASS A or B  
OTHER AREAS - CLASS A, B or C  
FLOORS: EXITWAYS I or II CORRIDORS I or II OTHER AREAS I or II  
NOTES - 1. FLOOR FINISHES NOT TESTED BY NEW STANDARDS MUST BE APPROVED IN WRITING BY THE STATE FIRE MARSHAL.  
2. CARPETS AND OTHER FABRICS NOT TESTED AS WALL FINISHES MAY NOT BE USED AS WALL FINISHES.  
3. NO FINISHES SHALL BE INSTALLED UNTIL CERTIFIED COPIES OF TEST RESULTS HAVE BEEN SUPPLIED TO THE ARCHITECT FOR APPROVAL.  
ALARMS - X NOT REQUIRED, MANUAL REQUIRED, FULL AUTOMATIC  
X EXISTING TO REMAIN, EXISTING TO BE MODIFIED TO ABOVE  
EXIT SIGNS AND LIGHTS - NOT REQ., X REQUIRED, X EXIST. TO REMAIN + NEW  
EMERGENCY LIGHTING - NOT REQ., X REQUIRED, X EXIST. TO REMAIN + NEW  
PORTABLE FIRE EXTINGUISHERS - NOT REQ., REQUIRED, 5 # REQ. PER NFPA 10 (LOCATION PER F.M.)

CURRENT CODES

2021 CT FIRE SAFETY CODE  
2021 INTERNATIONAL BUILDING CODE PORTION OF THE 2022 CT STATE BUILDING CODE  
2021 INTERNATIONAL RESIDENTIAL CODE OF THE INTERNATIONAL CODE COUNCIL, INC.  
2021 INTERNATIONAL EXISTING BUILDING CODE  
2021 INTERNATIONAL PLUMBING CODE  
2021 INTERNATIONAL MECHANICAL CODE  
2021 INTERNATIONAL ENERGY CONSERVATION CODE  
2020 NFPA 70, NATIONAL ELECTRICAL CODE  
2017 ICC/ANSI A117.1 ACCESSIBLE AND USEABLE BUILDINGS & FACILITIES

LEGEND

———— - EXISTING TO REMAIN  
----- - EXISTING TO BE REMOVED



2ND FLOOR PLAN

1ST FLOOR PLAN

DON HAMMERBERG ASSOC.  
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RETAIL STORE  
87 WHITING STREET  
PLAINVILLE, CT

DEMOLITION PLAN

DRAWN BY:  
HANS WINKEL

REVISIONS

#	DATE	DESCRIPTION

SHEET NO.

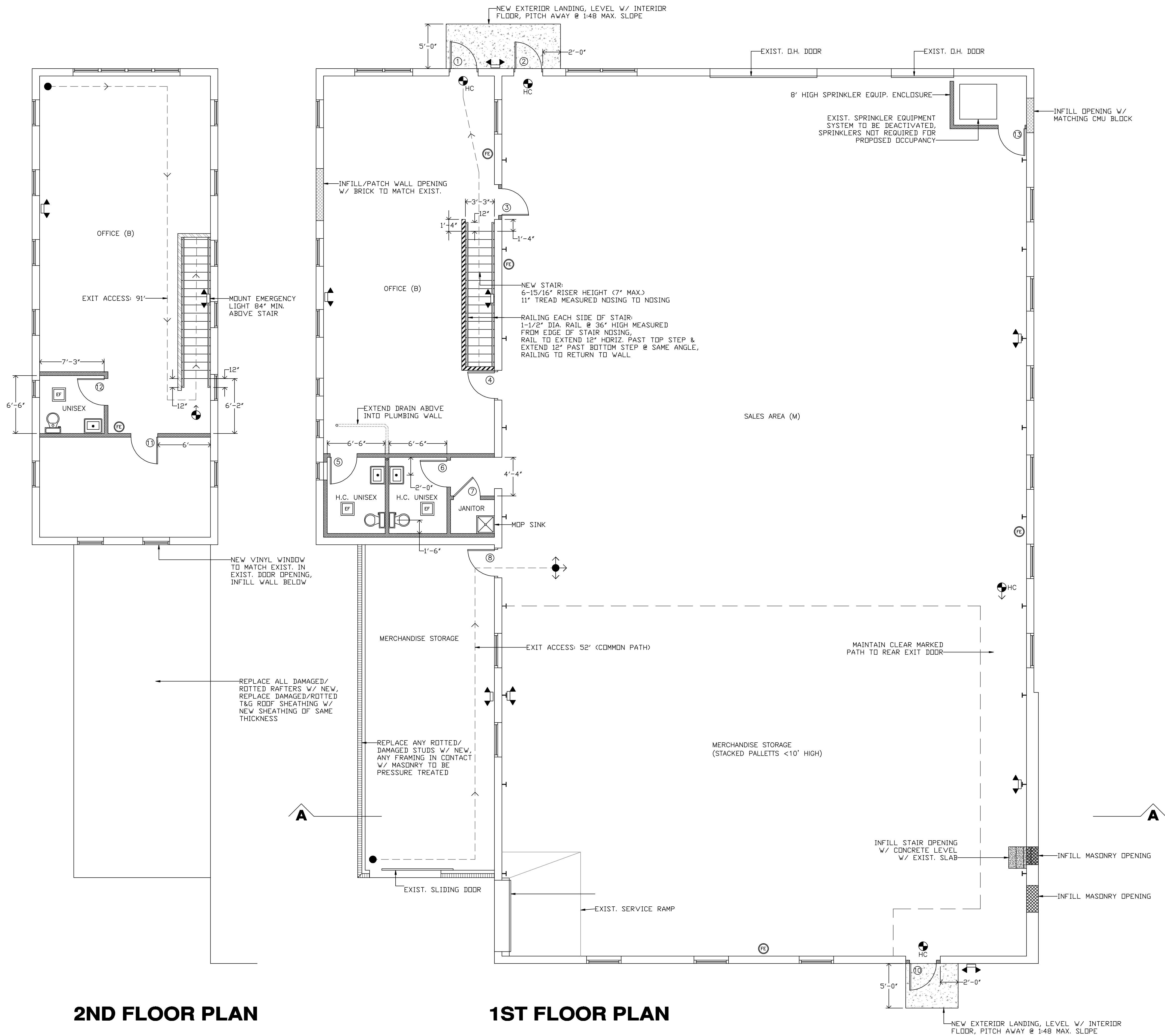
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PROJECT NO. 2214

DATE 09.03.2024

CONSTRUCTION PLAN

SCALE: 3/16" = 1'-0"



LEGEND

- - EXISTING TO BE REMOVED
- ===== - NEW PARTITION:  
2x4 @ 16" O.C. W/ 5/8" F.R. TYPE 'X' SHEETROCK EACH SIDE,  
R-15 F.G. INSULATION @ EXTERIOR WALLS
- ===== - NEW 1 HOUR RATED PARTITION:  
2x4 @ 16" O.C. W/ 5/8" F.R. TYPE 'X' SHEETROCK EACH SIDE,  
R-15 F.G. INSULATION. SHEETROCK TO BE CONTINUOUS BOTH  
SIDES OF WALLS, STAIR/STRINGERS TO BE INSIDE SHEETROCK
- ===== - NEW 42" HIGH WALL:  
2x4 @ 16" O.C. W/ 5/8" F.R. TYPE 'X' SHEETROCK EACH SIDE,  
R-15 F.G. INSULATION.
- HC - EXIT/EMERGENCY LIGHT COMBO, HARDWIRE W/ BATTERY BACKUP
- HC - EXIT/EMERGENCY LIGHT COMBO, HARDWIRE W/ BATTERY BACKUP  
SIGN TO HAVE WHEELCHAIR ACCESSIBLE SYMBOL
- EL - EMERGENCY LIGHT, HARDWIRED W/ BATTERY BACKUP
- FE - FIRE EXTINGUISHER, CONFIRM TYPE/SIZE/LOCATION W/ FIRE MARSHAL
- EF - EXHAUST FAN, 50 CFM

NOTE: B/PLATE OF WALLS ON CONCRETE SLAB TO BE PRESSURE TREATED

DOOR SCHEDULE

- (1) - 3'-0" X 6'-8" STEEL ENTRY DOOR W/ 1/2 GLASS PANEL,  
ENTRY LEVERSET, CLOSER, ADA THRESHOLD
- (2) - 3'-0" X 6'-8" STEEL ENTRY DOOR W/ 1/2 GLASS PANEL,  
ENTRY LEVERSET, CLOSER, ADA THRESHOLD
- (3) - 3'-0" X 6'-8" SOLID CORE DOOR, PASSAGE LEVERSET
- (4) - 3'-0" X 6'-8" SOLID CORE DOOR, PASSAGE LEVERSET
- (5) - 3'-0" X 6'-8" SOLID CORE DOOR, SPRING HINGES, PRIVACY LEVERSET
- (6) - 3'-0" X 6'-8" SOLID CORE DOOR, SPRING HINGES, PRIVACY LEVERSET
- (7) - 3'-0" X 6'-8" SOLID CORE DOOR, CLASSROOM LEVERSET
- (8) - 3'-0" X 6'-8" SOLID CORE DOOR, CLASSROOM LEVERSET
- (9) - DELETED
- (10) - 3'-0" X 6'-8" STEEL ENTRY DOOR, ENTRY LEVERSET, CLOSER,  
ADA THRESHOLD
- (11) - 3'-0" X 6'-8" SOLID CORE DOOR, PASSAGE LEVERSET
- (12) - 3'-0" X 6'-8" SOLID CORE DOOR, SPRING HINGES, PRIVACY LEVERSET
- (13) - 3'-0" X 6'-8" SOLID CORE DOOR, CLASSROOM LEVERSET

2ND FLOOR PLAN

1ST FLOOR PLAN

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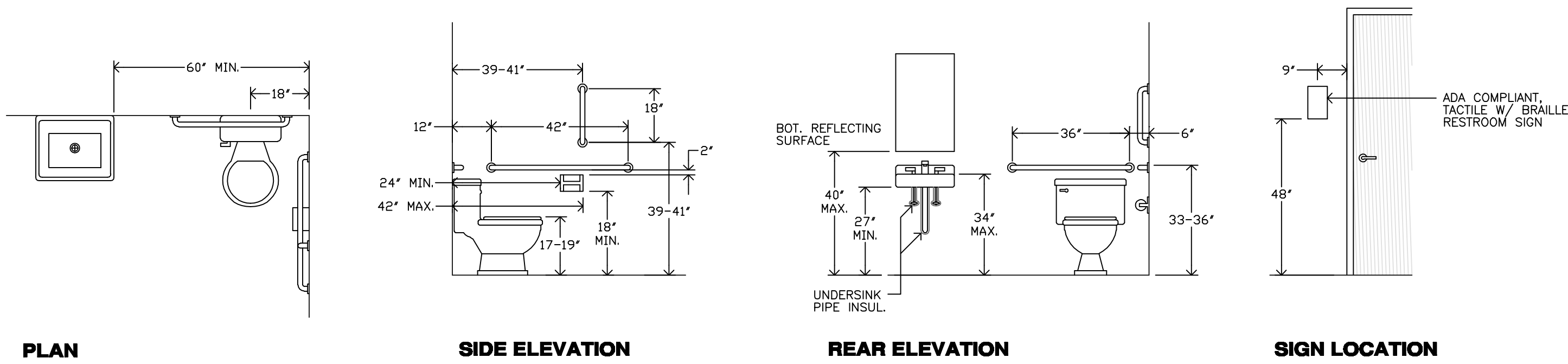
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TYP. H.C. RESTROOM DETAILS

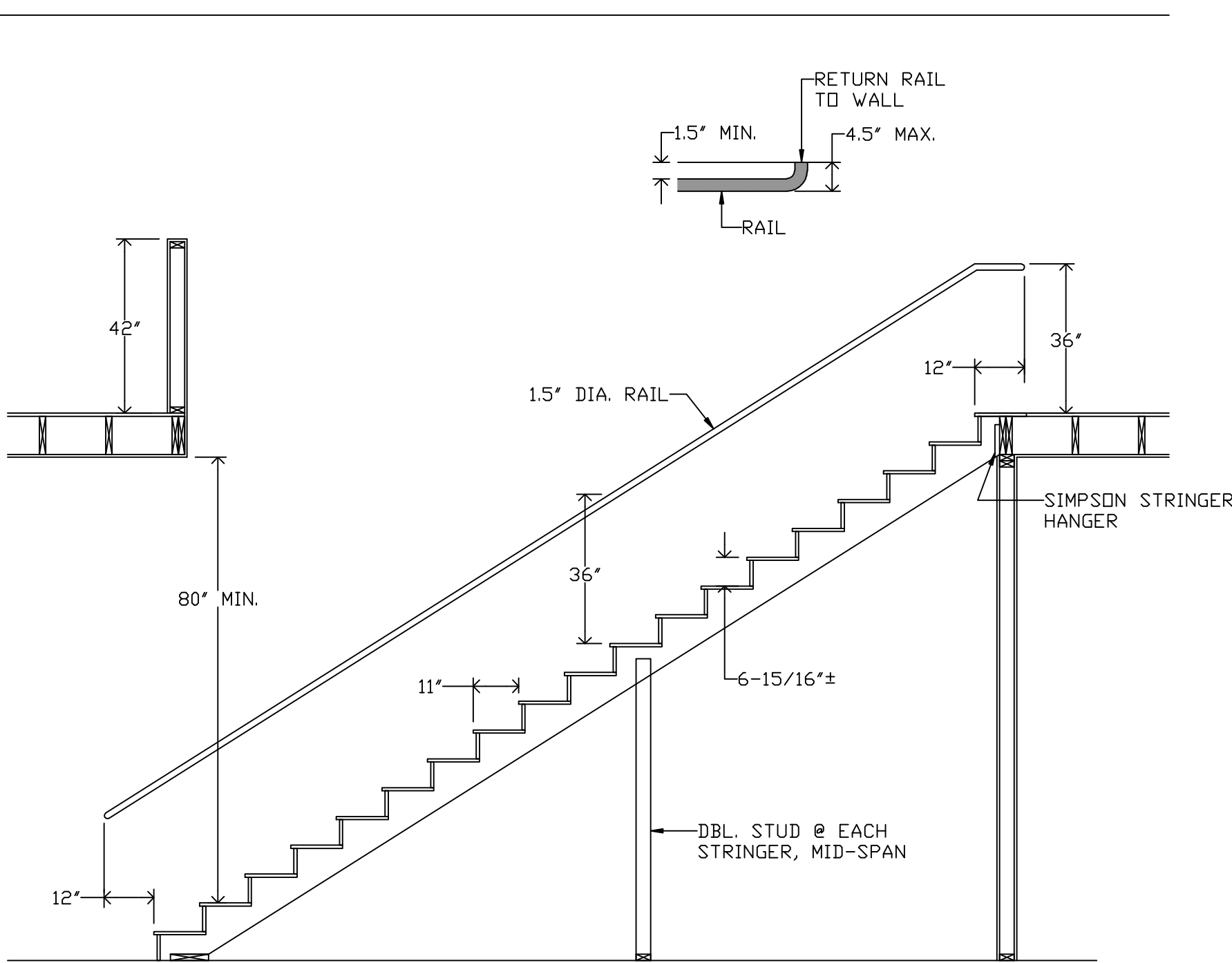
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- FIXTURE LIST\***
- |                        |                                 |
|------------------------|---------------------------------|
| WALL MOUNT GRAB BAR    | BRADLEY #812-2 (18", 36" & 42") |
| TOWEL DISPENSER        | BRADLEY #2441                   |
| TILT MIRROR            | BRADLEY #740                    |
| SOAP DISPENSER         | BRADLEY #6491                   |
| NAPKIN DISPENSER       | BRADLEY #4722                   |
| ROBE HOOK (48" A.F.F.) | BRADLEY #9119                   |
| TISSUE DISPENSER       | BRADLEY #510                    |
| CALL TO AID SYSTEM**   | (SPEC BY G.C.)                  |
- ADA TOILET – SEAT HEIGHT 17-19", FLUSH CONTROL TO BE MOUNTED ON OPEN SIDE OF TOILET
- \* CONTRACTOR TO PROVIDE SOLID WOOD BLOCKING FOR ALL WALL MOUNTED FIXTURES
- \*\* CALL TO AID SYSTEM SHALL ACTUATE A VISIBLE & AUDIBLE ALARM IN A NORMALLY OCCUPIED AREA. AN ALARM PULL SWITCH SHALL BE PROVIDED WITHIN 3 FEET OF THE W.C. W/ PULL CORD EXTENDING TO WITHIN 12" OF THE FLOOR. EMERGENCY INSTRUCTIONS SHALL BE PROVIDED AT THE OCCUPIED LOCATION.

STAIR DETAIL

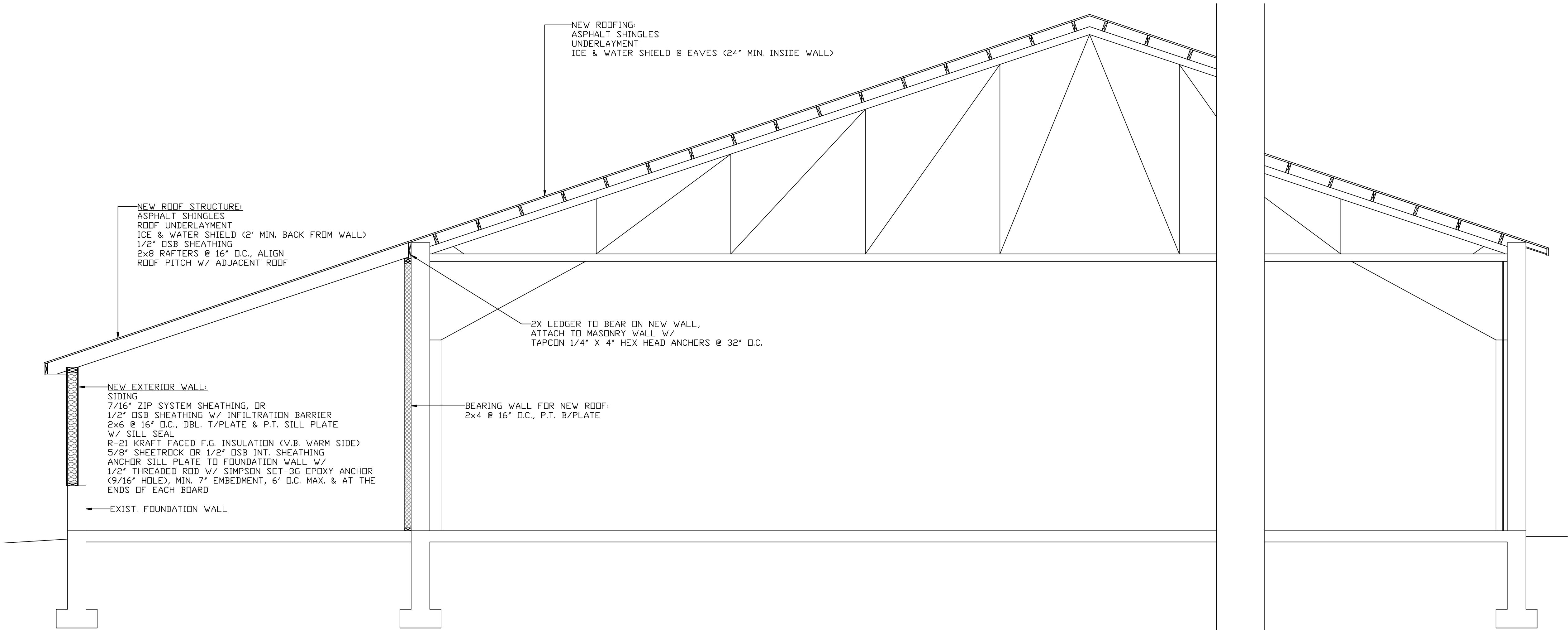
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(A) BUILDING SECTION

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PER 2021 INTERNATIONAL EXISTING BUILDING CODE, EXISTING CONSTRUCTION NOT REQUIRED TO MEET INTERNATIONAL ENERGY CONSERVATION CODE REQUIREMENTS, ONLY NEW CONSTRUCTION SHALL BE REQUIRED TO MEET THE IECC REQUIREMENTS



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