



NEW MULTIFAMILY BUILDING (14 UNITS)
1567 NW 1ST STREET MIAMI, FL 33125
OWNER: URBANA1567, LLC

PROJECT AND CODE INFORMATION						
LEGAL JURISDICTION		CITY OF MIAMI				
ADOPTED CODES						
BUILDING		THE DESIGN SHALL COMPLY WITH THE FBC 6th EDITION- 2017 & FFPC 6th EDITON. THE DESIGN SHALL COMPLY WITH THE FAIR HOUSING ACT (FHAG) AND THE FBC - ACCESSIBILITY.				
ZONING		MIAMI 21, ZONING 'T-5'				
FREESTANDING BUILDING CONSTRUCTION AREA		HABITABLE AREA		6,500 S.F.		
OCCUPANCY (FBC.Chpt.3)		APARTMENTS		GROUP 'R-2' (RESIDENTIAL)		
MINIMUM INTERIOR FINISH CLASSIFICATION AS PER FBC, TABLE 803.9		SPRINKLERED		CLASS		
				EXITS	ACCESS	OTHER
		APARTMENTS	GROUP 'R-2'	C	C	C
BUILDING CONSTRUCTION TYPE AS PER FBC, TABLE 601			TYPE III-B			
REQUIRED FIRE RESISTANCE RATING AS PER FBC, T 706.4		3 HOURS		* IN TYPE II WALLS SHALL BE PERMITTED TO HAVE 2 HOURS FIRE-RESIATNCE RATING		
OCCUPANCY LOAD FBC 1004.1.2		RESIDENTIAL : 7,737 SF / 200= 38.6			<div>2</div>	
THIS PROJECT IS NOT RECEIVING PUBLIC FUNDS.						

FBCB, TABLE 602 - FIRE-RESISTANCE RATING REQUIREMENTS
FOR EXTERIOR WALLS BASED ON FIRE SEPARATION DISTANCE a

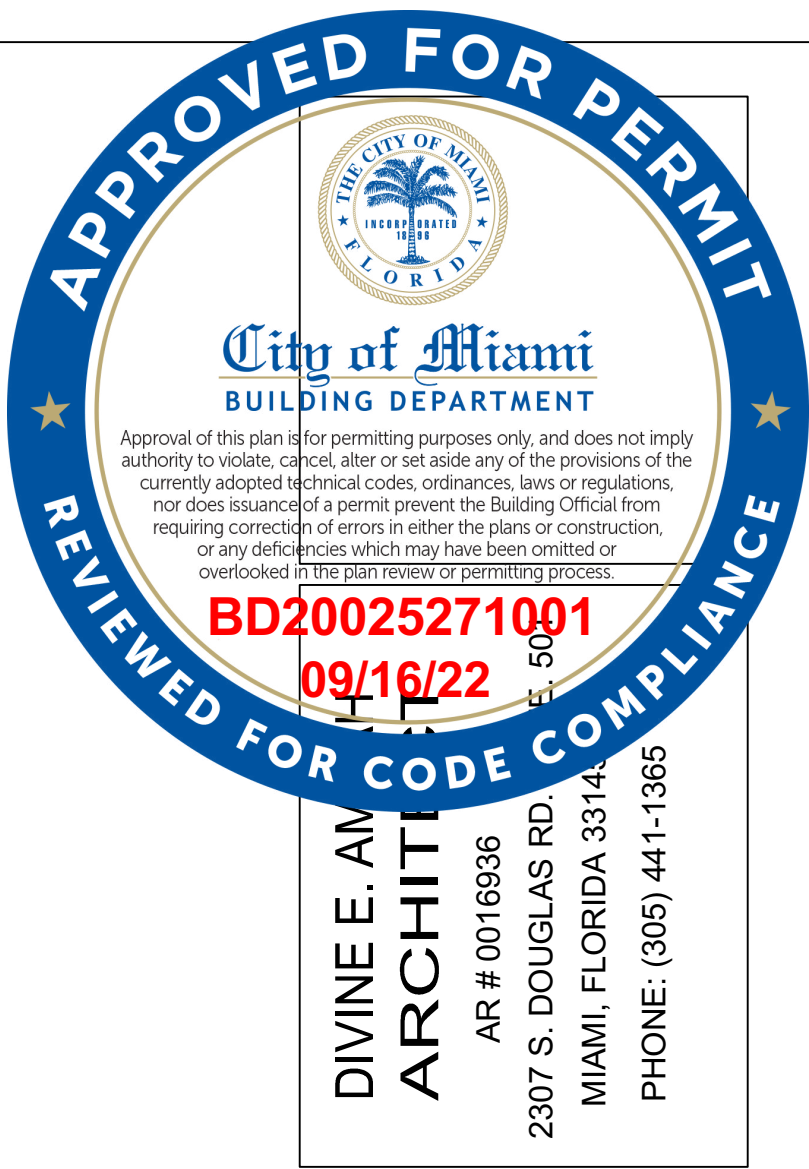
FIRE SEPARATION DISTANCE = x (feet)	TYPE OF CONSTRUCTION	OCCUP. GROUP H _i	OCCUP. GROUP F-1, M, S-1 _g	OCCUPANCY GROUP A, B, E, F-2, I, R, S-2 ^g , U ^b
$x < 5^c$	ALL	3	2	1
$5 \leq x < 10$	IA Others	3 2	2 1	1 1
$10 \leq x < 20$	IA, IB, IIB, VB Others	2 1 1	1 0 1	1 _d 0 1 _d
$x \geq 30$	All	0	0	0

INTERIOR WALL & CEILING FINISH REQUIREMENT
BY OCCUPANCY. (FBC 803 TABLE 803.11)

GROUP	FLAME SPREAD INDEX 76-200, SMOKE DEVELOP INDEX 0-450
R-2	INTERIOR EXIT STAIRWAYS, CORRIDORS & ENCLOSURE FOR EXIT ACCESS STAIRWAYS, ROOMS & ENCLOSED SPACES.

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

BUILDING ELEMENT	TYPE I		TYPE II		TYPE III		TYPE IV	TYPE V	
	A	B	A ^d	B	A ^d	B		A ^d	B
Primary Structural frame ^g (See Section 202)	3 ^a	2 ^a	1	0	1	0	HT	1	0
Bearing walls Exterior ^{f, g} Interior	3 3 ^a	2 2 ^a	1 1	0 0	2 1	2 0	2 1/HT	1 1	0 0
Nonbearing walls and partitions Exterior	See Table 602								
Nonbearing walls and partitions Interior ^e	0	0	0	0	0	0	See FBC, Sect. 602.4.6	0	0
Floor construction and associated secondary members (Section 202)	2	2	1	0	1	0	HT	1	0
Roof construction and associated secondary members (Section 202)	1 1/2 ^b	1 ^{b, c}	1 ^{b, c}	0 ^c	1 ^{b, c}	0	HT	1 ^{b, c}	0



THESE DRAWING & SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND SHALL REMAIN THE PROPERTY OF DIVINE EPHRAIM AMOAH WHETHER THE PROJECT IS EXECUTED OR NOT, THEY ARE NOT USED IN ANY MANNER ON OTHER PROJECTS OR EXTENSIONS TO THIS PROJECT EXCEPT BY AGREEMENT IN WRITING AND WITH THE APPROPRIATE COMPENSATION TO DIVINE EPHRAIM AMOAH ARCHITECT.

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ADDRESS: 1567 NW 1ST STREET
MIAMI FLORIDA 33125

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REVISIONS

1	02.08.21
2	05.28.21

