



1 SITE PLAN  
A1.0 SCALE: 1" = 40'-0"  
N →

**Please include:**

- Owner name, phone, email
- Applicant name, phone, email (if different)
- Property tax schedule number
- Legal description
- Lot/parcel size
- Existing land use & zoning district
- Total gross building sqft
- Impermeable surface percentage
- Traffic circulation (points of ingress & egress)
- Location of no-build areas (floodplains, drainage ways, etc)
- Location of garbage receptacles & screening methods
- Existing and proposed utility lines & related infrastructure

**CODE INFORMATION:**

APPLICABLE BUILDING CODES: 2015 IBC & IBC, 2016 IRC, 2017 NEC & 2015 EDC, 2009 AND 2011 AND 2017 PRBO  
 BUILDING DATA: NEW 2,700 SF STORAGE SHED BUILDING  
 OCCUPANCY: S-1 - IBC, SECTION 311.2  
 S-1 - STORAGE BUILDING  
 OCCUPANCY SEPARATIONS - IBC TABLE 508.4  
 NONE REQUIRED  
 CONSTRUCTION TYPE - IBC TABLE 602.2  
 TYPE V-B CONSTRUCTION, 201 ELEM. SPRINKLERED  
 ALLOWABLE AREA & HEIGHT - IBC TABLE 506.2 & SECTION 506.2.1  
 S-1 OCCUPANCY, TYPE V-B = 3,000 SQ. FT. FROM TABLE 506.2  
 ALLOWABLE HEIGHT - IBC TABLE 504.3  
 MAXIMUM BUILDING HEIGHT = ONE STORY AND 40'-0"  
 ACTUAL HEIGHT = 1 STORY  
 BUILDING EAVE HEIGHT = 14'-4"  
 OCCUPANT LOAD - IBC TABLE 1004.1.2  
 STORAGE BUILDING = 2,700 SQ. FT. / 500 = 5 OCCUPANTS  
 EXISTING REQUIRE - IBC, TABLE 1006.3.1  
 STORAGE BUILDING WITH 5 OCCUPANTS REQUIRES 1 EXIT  
 SECTION 1006.2.1 - COMMON PATH OF TRAVEL SHALL NOT EXCEED 75 FT.  
 TABLE 1012.2 - EXIT ACCESS TRAVEL DISTANCE SHALL NOT EXCEED 200 FEET FOR A NON-SPRINKLERED S-1 OCCUPANCY  
 EXITS - PROVIDED  
 OPEN RATED OR 180'-0" LOW WALL  
 FIRE RESISTANCE - IBC, TABLE 601  
 FIRE RESISTANCE OF BUILDING ELEMENTS, IBC TABLE 601, TYPE V-B CONSTRUCTION  
 BEARING WALLS - 0 HOURS  
 NON-BEARING WALLS - 0 HOURS  
 STRUCTURAL FRAME - 0 HOURS  
 PARTITIONS - 0 HOURS  
 ASSEMBLIES OF FLOOR, CEILING OR ROOF - 0 HOURS  
 PROTECTION OF EXTERIOR WALLS AND OPENINGS, IBC TABLE 602  
 TYPE V-B CONSTRUCTION AND U OCCUPANCY  
 BETWEEN 10 AND 30 FEET SHALL RATING IS ZERO.  
 TOILET ROOM REQUIREMENTS  
 NOT APPLICABLE  
 TOILET LOCATED IN MAIN BUILDING THAT IS WITHIN 500 FEET OF THIS NEW BUILDING.

GENERAL NOTES:  
 1. CHANGES TO EXISTING STRUCTURE FOLLOW 2015 IRC GUIDELINES.  
 2. GENERAL CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS.



BUILDERS' FIRST SOURCE  
 720 PADNIA  
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PROJECT:  
 SITE PLAN -  
 BUILDERS' FIRST SOURCE

DRAWN BY:  
 CHARLES W. WENEMILLER

DATE:  
 08/26/2022 SCALE:  
 AS NOTED

SHEET NO.  
**A1.0**