

- CITY OF NORWALK  
CODE ENFORCEMENT ADMINISTRATION COMMITTEE (CEAC) COMPLIANCE
- NORWALK DEVELOPMENT \_\_\_\_\_ DATE \_\_\_\_\_
  - HEALTH DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_
  - DEPT. OF PUBLIC WORKS \_\_\_\_\_ DATE \_\_\_\_\_
  - DEPT. OF TRAFFIC & PARKING \_\_\_\_\_ DATE \_\_\_\_\_
  - FIRE DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_
  - PLANNING & ZONING COMM. \_\_\_\_\_ DATE \_\_\_\_\_
  - DEPT. OF CODE ENFORCEMENT \_\_\_\_\_ DATE \_\_\_\_\_
  - CONSERVATION \_\_\_\_\_ DATE \_\_\_\_\_
  - ZONING INSPECTOR \_\_\_\_\_ DATE \_\_\_\_\_
  - BUILDING INSPECTOR \_\_\_\_\_ DATE \_\_\_\_\_

THE ABOVE SIGNATURES SHALL NOT BE CONSTRUED AS PERMITS NOR COMPLETION OF THE CITY APPROVALS PROCESS. ALL REQUIRED SITE PLAN REVIEWS, SPECIAL PERMITS, VARIANCES, CAT AND WETLANDS PERMITS, AND EXECUTIVE COMMISSION APPROVALS MUST BE OBTAINED PRIOR TO THE ISSUANCE OF THE ZONING APPROVAL AND BUILDING PERMIT.

REVISED 8/30/10  
**346 MAIN AVENUE**  
SUMMARY OF BUILDING AREA & RELATED PARKING REQUIREMENTS

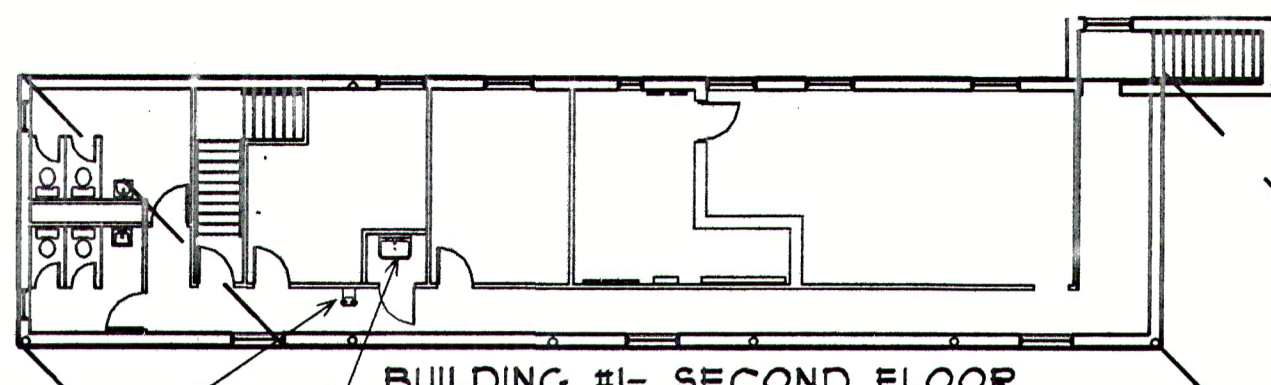
BUILDING NUMBER	MEDICAL OFFICE USE	BUSINESS USE	PARKING REQUIREMENTS	SPACES REQUIRED
<b>BUILDING #1</b>				
FIRST FLOOR	8,632 SF		5/1000 SF	43.160
SECOND FLOOR		11,038 SF	3/1000 SF	33.114
		2,187 SF	3/1000 SF	6.561
<b>BUILDING #2</b>				
FIRST FLOOR		10,336 SF	5/1000 SF	51.680
<b>BUILDING #3</b>				
FIRST FLOOR*	1,705 SF		3/1000 SF	5.115
SECOND FLOOR	2,515 SF		3/1000 SF	7.515
THIRD FLOOR	2,515 SF		3/1000 SF	7.515
	18,968 SF	19,960 SF		
*STORAGE SPACE OF 7,000 SF			1/1000 SF	7.000
				161.660

REVISED 8/30/10 TO REDUCE MEDICAL USE,  
INCREASE BUSINESS USE AND ADD STORAGE

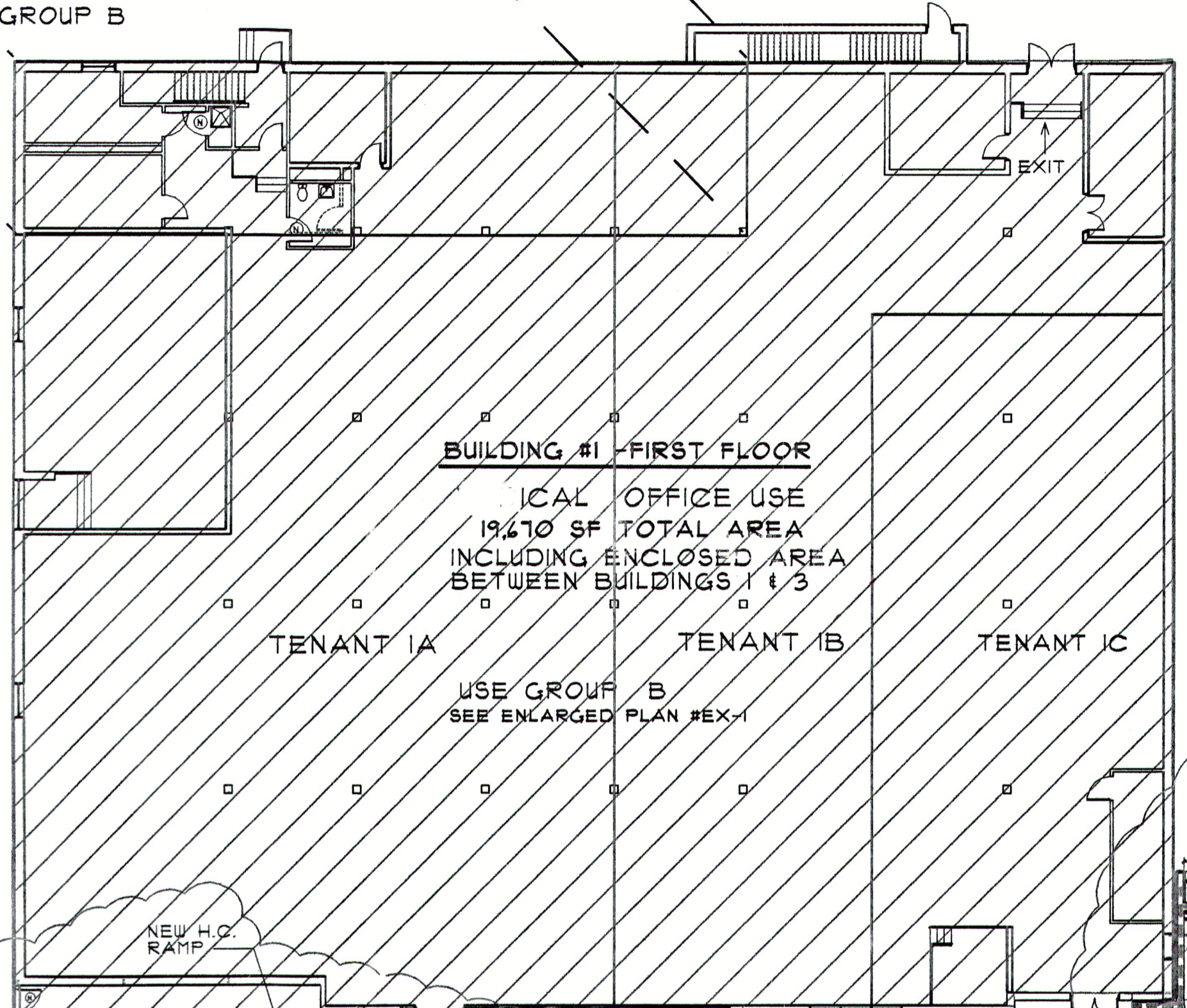
**FIRE WALL NOTES:**

NOTE: PROVIDE NEW 3 HOUR RATED FIRE WALL (PER IBC 705.4) TO SEPARATE BUILDINGS #1 & #2. PROVIDE STRUCTURAL STABILITY PER IBC SECTION 105.2. FIREWALL SHALL HAVE SUFFICIENT STRUCTURAL STABILITY UNDER FIRE CONDITIONS TO ALLOW COLLAPSE OF CONSTRUCTION ON EITHER SIDE WITHOUT COLLAPSE OF THE WALL FOR THE DURATION OF THE INDICATED BY THE FIRE RESISTANCE RATING. IN THIS CASE THE TIME AT EACH END FIRE WALL SHALL EXTEND FOR A HORIZONTAL DISTANCE OF 4' ON BOTH SIDES OF THE FIREWALL. FIREWALL SHALL EXTEND FROM THE FOUNDATION TO A POINT 30" ABOVE THE ROOF.

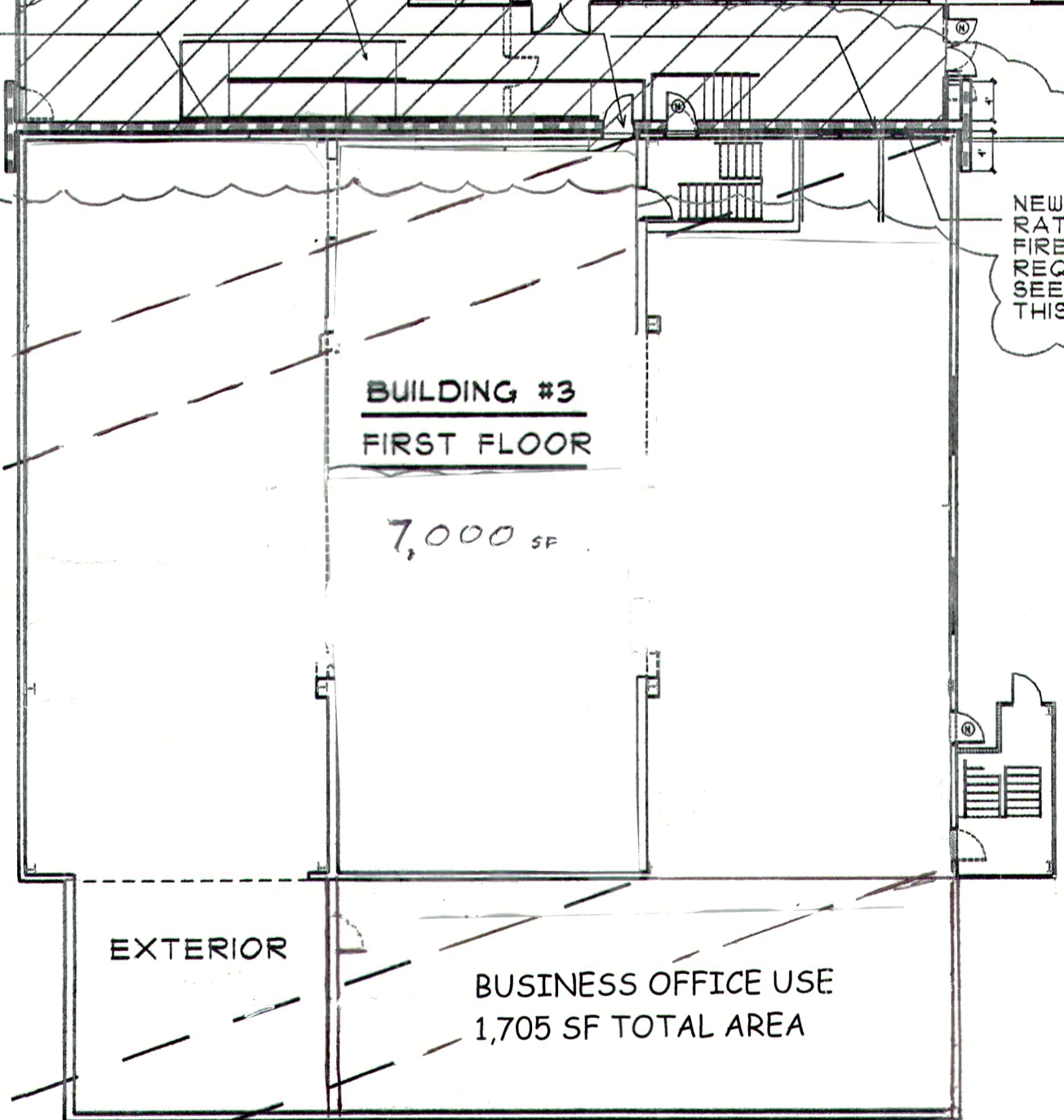
NOTE:  
1. PROVIDE NEW DRINKING FOUNTAIN.  
2. PROVIDE NEW JAN. CL. WITH HOP SINK.



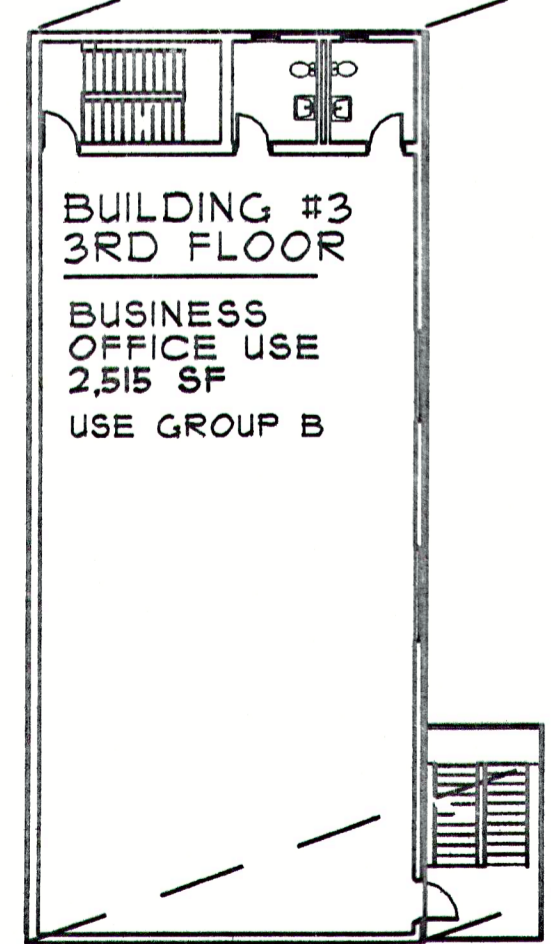
**BUILDING #1- SECOND FLOOR**  
BUSINESS OFFICE USE  
2,871 SF TOTAL AREA  
USE GROUP B



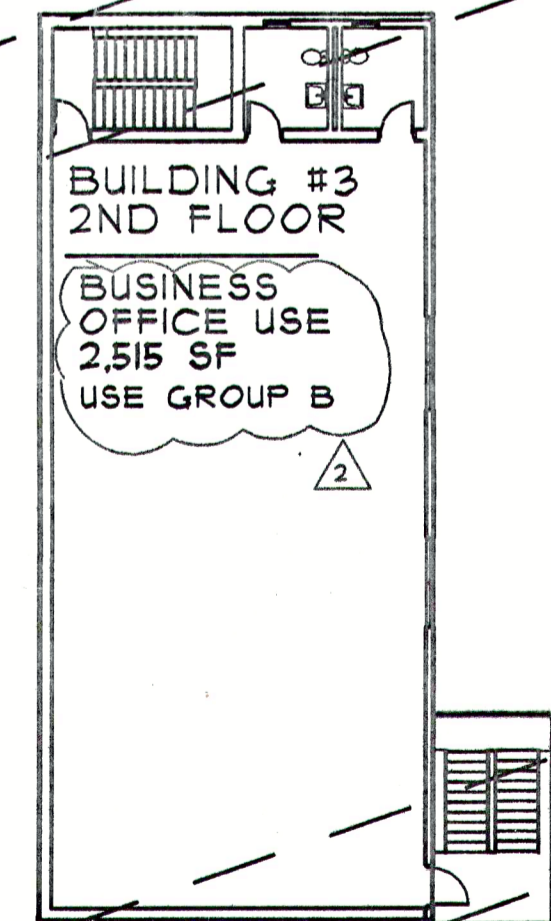
**BUILDING #1- FIRST FLOOR**  
MEDICAL OFFICE USE  
19,470 SF TOTAL AREA  
INCLUDING ENCLOSED AREA  
BETWEEN BUILDINGS 1 & 3  
USE GROUP B  
SEE ENLARGED PLAN #EX-1



**BUILDING #3 FIRST FLOOR**  
7,000 SF  
BUSINESS OFFICE USE  
1,705 SF TOTAL AREA



**BUILDING #3 3RD FLOOR**  
BUSINESS OFFICE USE  
2,515 SF  
USE GROUP B



**BUILDING #3 2ND FLOOR**  
BUSINESS OFFICE USE  
2,515 SF  
USE GROUP B

**BUILDING CODE DATA:**

**APPLICABLE CODES:**  
PORTION OF THE 2005 STATE BUILDING CODE, STATE OF CONNECTICUT  
2003 INTERNATIONAL BUILDING CODE  
2003 INTERNATIONAL MECHANICAL CODE  
2003 INTERNATIONAL PLUMBING CODE  
2004 INTERNATIONAL ENERGY CONSERVATION CODE W/ 2004 AMENDMENTS  
2005 NATIONAL ELECTRICAL CODE (NFPA - 70)  
ICC/ANSI A117.1 - 2003 ACCESSIBLE & USABLE BUILDING FACILITIES  
2005 CONNECTICUT FIRE SAFETY CODE GUIDEBOOK BASED ON THE 2003 INTERNATIONAL FIRE CODE, 2003 N.F.P.A. 1, UNIFORM FIRE CODE.

**TYPE OF BUSINESS:**

USE GROUP CLASSIFICATION: B BUSINESS USE & MEDICAL OFFICE USE  
USE GROUP: B BUSINESS USE & MEDICAL OFFICE USE

**PROJECT DESCRIPTION:**

THIS PROJECT CONSISTS OF REMODELING AND CONVERTING BUILDINGS #1 & #2 FROM BUSINESS USE TO MEDICAL OFFICE USE. BUILDING #3 FIRST FLOOR IS BEING CHANGED FROM INDUSTRIAL F-1 (PRINTING) TO LOW HAZARD STORAGE S-2 (OPEN PARKING GARAGE). BUILDING #3 SECOND AND THIRD FLOORS WILL BE REMODELED BUT WILL REMAIN AS A BUSINESS USE.

**CONSTRUCTION TYPE:**

II B (2B): NON-SPRINKLERED

	PERMITTED	PROVIDED
MAXIMUM BUILDING AREA:		
BUILDING #1	23,000 SF	19,470 SF
BUILDING #2	23,000 SF	10,336 SF
BUILDING #3	23,000 SF	1,341 SF

**MAXIMUM BUILDING HEIGHT:**

	PERMITTED	PROVIDED
BUILDING #1	4 STORY	2 STORY
BUILDING #2	4 STORY	1 STORY
BUILDING #3	4 STORY	3 STORY

**FIRE RESISTANCE RATINGS:**

	REQUIRED	PROVIDED
STRUCTURAL FRAME	0 HOUR	0 HOUR
EXTERIOR BEARING WALLS	0 HOUR	0 HOUR
INTERIOR BEARING WALLS	0 HOUR	0 HOUR
INTERIOR NON-BEARING WALLS	0 HOUR	0 HOUR
FLOOR CONSTR. INC. BEAMS	0 HOUR	0 HOUR
ROOF CONSTR. INC. BEAMS	0 HOUR	0 HOUR

**EXIT ACCESS TRAVEL DISTANCE:**

250' MAXIMUM (105.1)

**COMMON PATH OF TRAVEL:**

15' MAXIMUM (NON-SPRINKLERED) (103.3)

**AUTOMATIC SPRINKLER SYSTEM:**

NONE

**FIRE ALARM SYSTEM:**

REQUIRED PER CODE (NFPA - 72)

**OCCUPANT LOAD:**

BUILDING #1	2,851 SF * 1 OCC. PER 100 SF	= 28 OCCUPANTS
BUILDING #2	10,336 SF * 1 OCC. PER 100 SF	= 103 OCCUPANTS
BUILDING #3	5,030 SF * 1 OCC. PER 100 SF	= 50 OCCUPANTS

**BUILDING ACCESSIBILITY:**

REQUIRED  
2 REQUIRED; MORE THAN 30 OCCUPANTS (TABLE 101.1 I.B.C.)  
15' MAX. COMMON PATH OF TRAVEL (103.3) I.B.C.

**MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES:**

USE GROUP B:  
SEPARATE FACILITIES ARE REQUIRED FOR EACH SEX SINCE OCCUPANT LOAD IS GREATER THAN 18 (I.B.C. 2102.2)  
SEE INDIVIDUAL BUILDING PLANS FOR PLUMBING FIXTURE REQUIREMENTS.

3-23-10	ADDED CEAC REQUIREMENTS
1-29-10	CLARIFY BLDG. AREAS
1-19-10	
DATE	ISSUE

**LA**  
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FAX: (203) 332-1340  
EMAIL: LANCASSOC@AOL.COM

**BUILDINGS 1, 2 & 3**  
**346**  
MAIN AVENUE  
NORWALK,  
CONNECTICUT

Drawing Title  
**COMPOSITE PLAN**  
BUILDINGS 1, 2 & 3

Date SEE ABOVE	Drawing Number A-1
Scale 1/16"=1'-0"	
346MAIN.DCS	

NOTE:  
TENANT SUBDIVISION LAYOUT SHOWN IS PROTOTYPICAL & WILL CHANGE SUBJECT TO INDIVIDUAL PROSPECTIVE TENANTS SPACE REQUIREMENTS.

