

Building Code

Classification and Design Summary

Summary

This MAA Practice bulletin was developed with the assistance and cooperation of the City of Winnipeg Plan Examination Department and is intended to address requirements for building code compliance for projects submitted to the Authorities Having Jurisdiction for building permit approval. With every application to build, a building code classification and design summary should be included on the plans, to assist Authorities Having Jurisdiction in determining that the documents conform to the Building Code requirements.

BACKGROUND

Authorities Having Jurisdiction (AHJ) in the Province of Manitoba must cause all plans relating to any construction to be inspected to determine whether the construction will comply with the Code. With every application to build, information should be provided that indicates the nature and extent of the work or proposed occupancy in sufficient detail to establish that when completed, the work and proposed occupancy will conform to the Code. To assist in this determination, and to expedite the permit review and approval process, a building code classification and design summary should be included on the plans. This design summary is an overview of the code requirements that are applicable to the specific work and the proposed occupancy.

BUILDING CODE DESIGN SUMMARY

The following is an outline of minimum information that should be included in the building code design summary. (Note: It may be necessary to identify other code requirements that may be needed to address a specific design and it is the responsibility of the architect to identify and address all building code issues pertaining to individual projects. When appropriate, advice from a building code consultant may be considered to address unique or unusual circumstances, or

equivalencies, however final responsibility for code compliance rests with the firm or individual who seals the drawings. Therefore it is recommended that discussions with the AHJ to review unique conditions should occur prior to the submission for permit approval).

The following Building Code Design Summary should be included on the first or second page of the permit set, submitted to the AHJ for building permit approval.

Section 3.1- General

Major occupancy classification (3.1.2):
(Note: for multi-use, multi-storeyed buildings, more than one construction article may be necessary)

Building Area(s):

Building Height:

Building facing (number of) street(s)

Building is sprinklered. Yes_ No_

Firewall(s) = (rating and grid line location)

Design occupant load (3.1.16):

Section 3.2 - Building Fire Safety

3.2.2 - Building Size and Construction
Relative to Occupancy

Construction article (select from 3.2.2.20 to 3.2.2.83)

Non-combustible or combustible
construction, singly or in combination
Floor above basement (3.2.1.4) – fire
separation (hr)



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Other floor assemblies - fire separation (hr)
Mezzanine assemblies - fire-resistance rating (hr)
Roof assembly - fire-resistance rating (hr)
* note 3.1.14.2
Loadbearing beams and columns - fire-resistance rating (hr)

3.2.3 - Spatial Separation

North wall - limiting distance = m
- % unprotected openings
- fire-resistance rating (FRR) (hr)
- construction, non-combustible or combustible
- cladding, non-combustible or combustible
South wall - limiting distance = m
- % unprotected openings
- FRR (hr)
- construction, non-combustible or combustible
- cladding, non-combustible or combustible
East wall - limiting distance = m
- % unprotected opening
- FRR (hr)
- construction, non-combustible or combustible
- cladding, non-combustible or combustible
West wall - limiting distance = m
- % unprotected openings
- FRR (hr)
- construction, non-combustible or combustible
- cladding, non-combustible or combustible

3.2.4 - Fire Alarm

Fire alarm and detection system is required. Yes_ No_
Other conditions/features

3.2.5 - Provisions for Fire Fighting

Access routes for Fire Department vehicles, including turnaround. Yes_ No_
Location of hydrants. Yes_ No_
Sprinkler and/or standpipe system connections. Yes_ No_
Other conditions/features

3.2.7 - Emergency Lighting

Emergency lighting is required. Yes_ No_

3.2.8 - Mezzanines and Opening through Floor Assemblies
Mezzanine(s) -

Interconnected floor space - (Sentence 3.2.8 .2.(6) or Articles 3.2.8.3 to 3.2.8.9.)

Section 3.3 - Safety within Floor Areas

Suite separation - fire separation (hr)
Major occupancy separation (3.1.3) - fire separation (hr)
Public corridor - fire separation (hr)
Barrier-free protection (3.3.1.7) - (specify type)
Janitor's room - fire separation (hr)
Common laundry room(s) - fire separation (hr)
Welding and Cutting room(s) - fire separation (hr)
Storage garage - 1.5 hr fire separation
Repair garage - 2 hr fire separation
Other conditions/features

Section 3.4 - Exits

Two exits are required.
Single exit permitted.
Exit capacity
- stair (width) = number of persons
- door (width) = number of persons
Exit stair enclosure - fire separation (hr)
Exit lobby - fire separation (hr)
Exit signage (3.4.5) is required. Yes_ No_
Other conditions/features

Section 3.5 - Vertical Transportation

Elevator shaft - fire separation (hr)
Elevator machine room - fire separation (hr)
Elevator size = mm x mm

Section 3.6 - Vertical Service Space

Service (furnace) room - fire separation (hr)
Service (other) room(s) - fire separation (hr)
Incinerator room(s) - fire separation (hr)
Refuse (garbage) room - fire separation (hr)

Section 3.7 - Washrooms

Female: number of w.c. and lavatory
Male: number of w.c. and lavatory

Section 3.8 - Barrier-Free Design

Barrier-free access provided to all main floor tenants.
Barrier-free access to upper floor(s) by elevator. Yes_ No_
Public entrance doors equipped with power door operators. Yes_ No_
Barrier-free washrooms are provided. Yes_ No_

Equivalent Proposals Yes_ No_

Other Conditions/Features