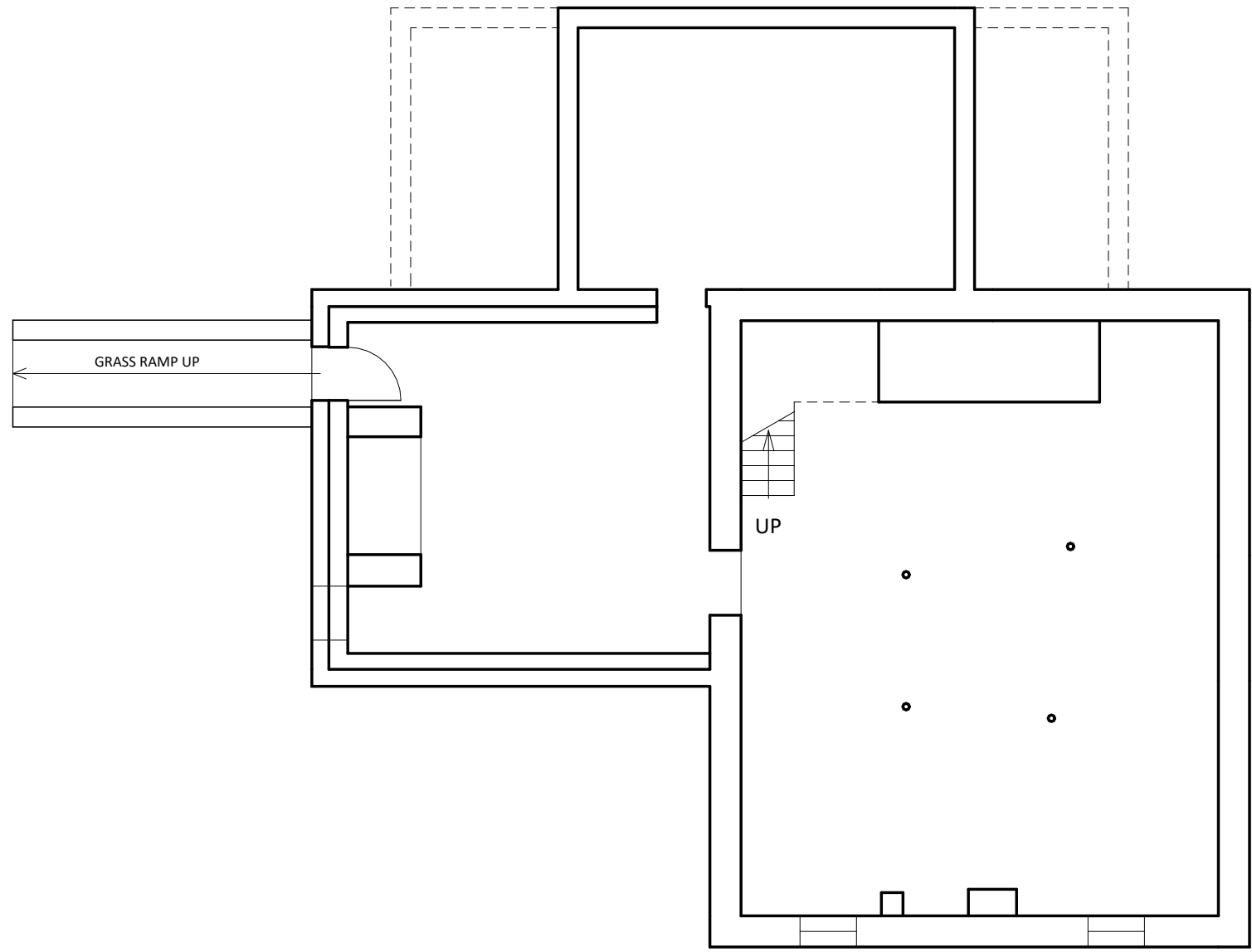
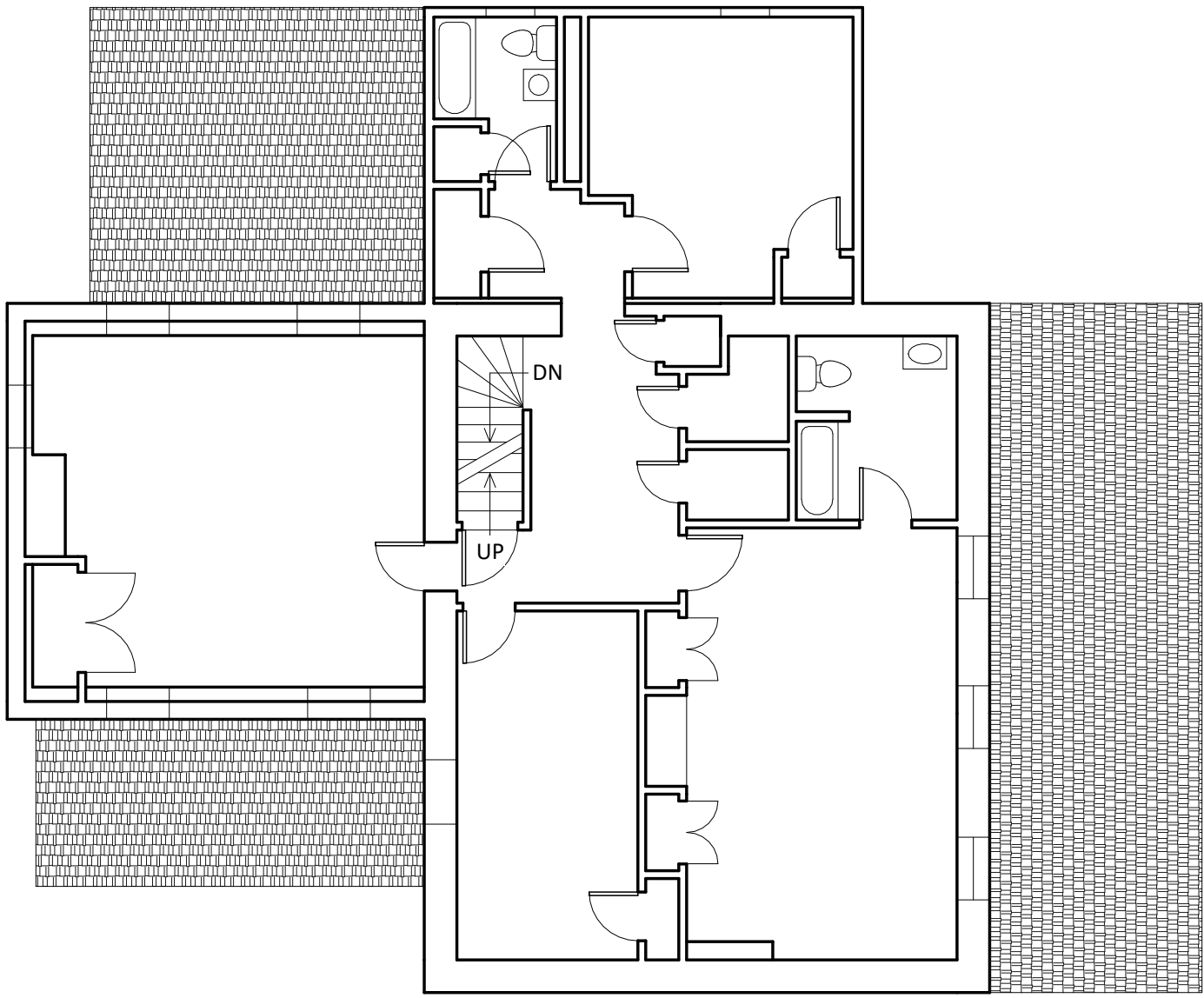


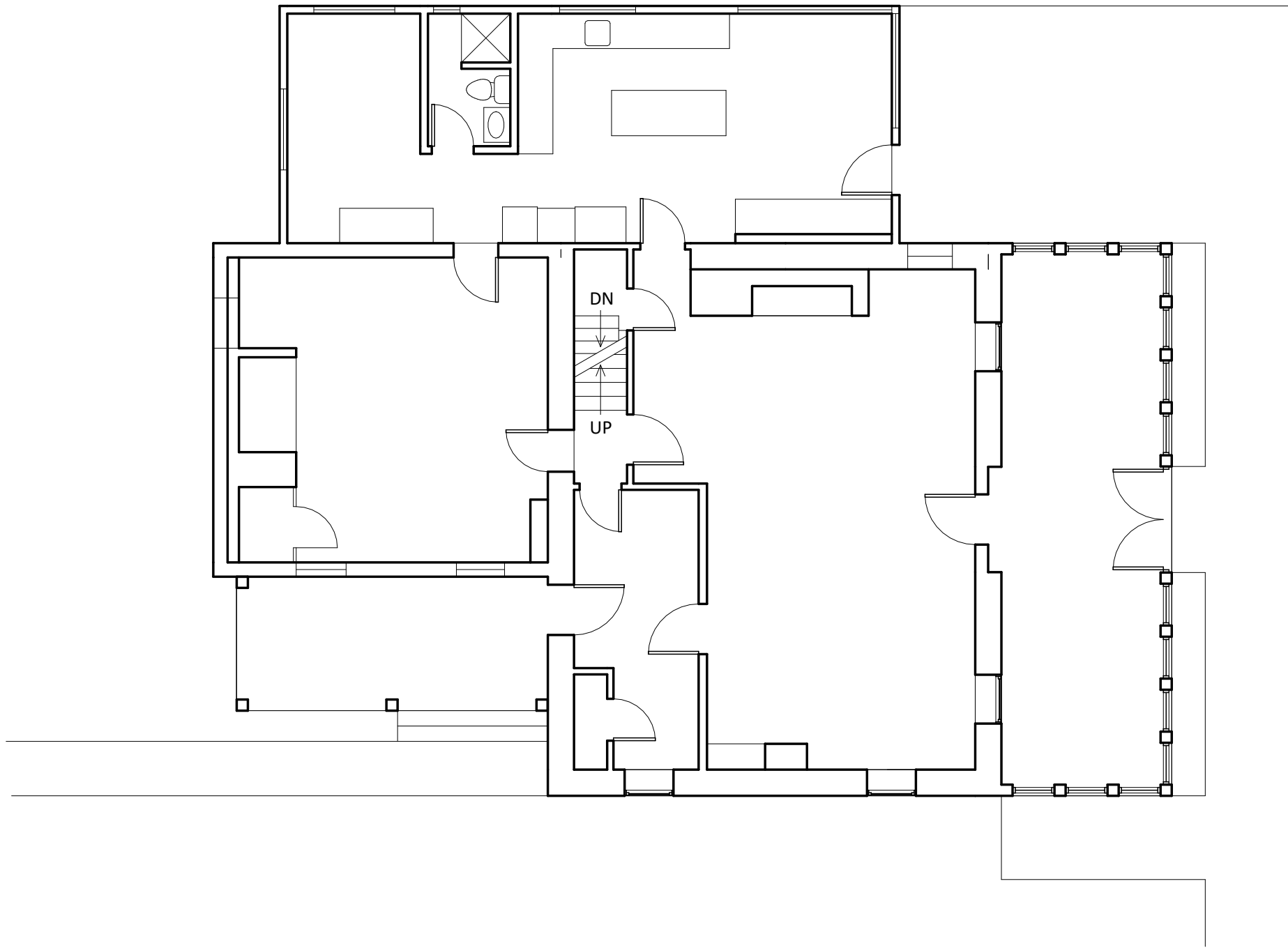
4 Attic  
A-1 1/8" = 1'-0"



3 Basement  
A-1 1/8" = 1'-0"



2 Second Floor  
A-1 1/8" = 1'-0"



1 First Floor  
A-1 1/8" = 1'-0"

2018 INTERNATIONAL EXISTING BUILDING CODE

CHAPTER 3: PROVISIONS FOR ALL COMPLIANCE METHODS  
301.1 GENERAL. THE REPAIR, ALTERATION, CHANGE OF OCCUPANCY, ADDITION OR RELOCATION OF ALL EXISTING BUILDINGS SHALL COMPLY WITH ONE OF THE METHODS LISTED IN SECTIONS 301.1.1 THROUGH 301.1.3 AS SELECTED BY THE APPLICANT.  
302.5 OCCUPANCY & USE SHALL BE DETERMINED IN ACCORDANCE WITH CHAPTER 3 OF 2018 IBC.

305.4.2 COMPLETE CHANGE OF OCCUPANCY  
SHALL HAVE ALL OF THE FOLLOWING ACCESSIBLE FEATURES.  
1. NOT FEWER THAN ONE ACCESSIBLE BUILDING ENTRANCE.  
2. NOT FEWER THAN ONE ACCESSIBLE ROUTE FROM ACCESSIBLE BUILDING ENTRANCE TO PRIMARY FUNCTION AREA (INCL RESTROOM & DRINK FOUNTAIN)  
3. ACCESSIBLE SIGNAGE.  
4. ACCESSIBLE PARKING.  
5. NOT FEWER THAN ONE ACCESSIBLE PASSENGER LOADING ZONE, IF PROVIDED.  
6. NOT FEWER THAN ONE ACCESSIBLE ROUTE CONNECTING ACCESSIBLE PARKING, LOADING ZONE & ENTRANCE  
WHERE TECHNICALLY INFEASIBLE TO COMPLY WITH NEW CONSTRUCTION STANDARDS ITEMS 1 THRU 6 ARE NOT REQUIRED AND SHALL CONFORM TO THE GREATEST EXTENT TECHNICALLY FEASIBLE.

CHAPTER 5: CLASSIFICATION OF WORK  
501.2 WORK AREA SHALL BE IDENTIFIED ON THE CONSTRUCTION DOCUMENTS  
505 ALTERATION-LEVEL 3  
505.1 LEVEL 3 ALTERATIONS APPLY WHERE THE WORK AREA EXCEEDS 50% OF THE BUILDING AREA  
505.2 APPLICATION. SHALL COMPLY WITH CHAPTERS 7, 8 & 9.

CHAPTER 11: ADDITIONS  
1101.1 AN ADDITION TO AN EXISTING BUILDING SHALL COMPLY WITH INTERNATIONAL BUILDING CODES

2018 INTERNATIONAL BUILDING CODE

CHAPTER 3: BUILDING USE & CLASSIFICATION  
304 BUSINESS GROUP B  
304.1 BUSINESS GROUP B: OFFICE/ BUSINESS USE  
306 FACTORY GROUP F  
306.1 MODERATE FACTORY INDUSTRIAL USE F-1  
311 STORAGE GROUP S  
311.2 MODERATE HAZARD STORAGE, GROUP S-1

CHAPTER 5: GENERAL BUILDING HEIGHTS & AREAS  
503 GENERAL HEIGHT AND AREA LIMITATIONS  
504.3 (TABLE) ALLOWABLE HEIGHT:  
B-USE, TYPE VB, SPRINKLERED: 60' PERMITTED  
F-1 USE, TYPE VB, SPRINKLERED: 60' PERMITTED  
S-1 USE, TYPE VB, SPRINKLERED: 60' PERMITTED  
504.4 (TABLE) ALLOWABLE NUMBER OF STORIES:  
B-USE, TYPE VB, SPRINKLERED: 3 STORIES PERMITTED  
F-1 USE, TYPE VB, SPRINKLERED: 2 STORIES  
S-1 USE, TYPE VB, SPRINKLERED: 2 STORIES  
506.2 (TABLE) ALLOWABLE AREA  
B-USE, TYPE VB, SPRINKLERED: 27,000 SF / FLR  
F-1 USE, TYPE VB, SPRINKLERED: 25,500 SF/ FLR  
S-1 USE, TYPE VB, SPRINKLERED: 27,000 SF/ FLR.  
508.2.4 NO SEPARATION REQUIRED  
508.2.5 SEPARATION OF INCIDENTAL ACCESSORY OCCUPANCIES PER TABLE 508.2.5  
508.3 NON-SEPARATED OCCUPANCIES

CHAPTER 6: TYPES OF CONSTRUCTION:  
602 CONSTRUCTION CLASSIFICATION  
602.2 TYPE VB- ALL BUILDING ELEMENTS ARE OF ANY MATERIAL PERMITTED BY CODE.  
601 (TABLE) FIRE RESISTANCE RATING REQUIREMENTS FOR BUILDING ELEMENTS (HRS.)  
TYPE – VB CONSTRUCTION  
• STRUCTURAL FRAME 0-HRS.  
• BEARING WALLS EXTERIOR 0-HRS.  
• NONBEARING WALLS 0-HRS.  
• FLOOR CONSTRUCTION 0-HRS.  
• ROOF CONSTRUCTION 0-HRS.  
602 (TABLE)FIRE RESISTANCE RATING REQUIREMENTS FOR EXTERIOR WALLS BASED ON FIRE SEPARATION DISTANCE X>30 FT-, ALL CONSTRUCTION TYPES: = 0-HRS.

CHAPTER 7: FIRE AND SMOKE PROTECTION FEATURES  
NOT APPLICABLE

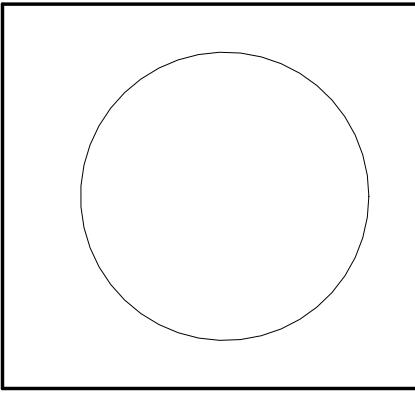
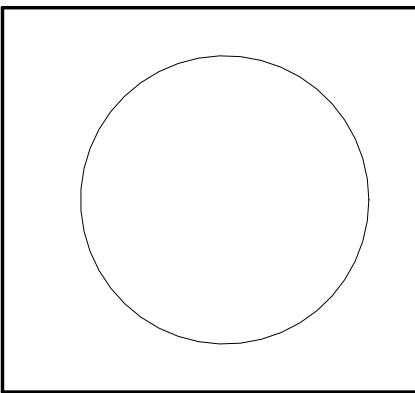
CHAPTER 8: INTERIOR FINISHES:  
803 WALL AND CEILING FINISHES  
CLASS A: FLAME SPREAD 0-25; SMOKE DEVELOPMENT 0-450  
CLASS B: FLAME SPREAD 26-75; SMOKE DEVELOPMENT 0-450  
CLASS C: FLAME SPREAD 76-200; SMOKE DEVELOPMENT 0-450  
803.5 (TABLE) INTERIOR WALL AND CEILING FINISH REQUIREMENTS BY OCCUPANCY – (WITH AUTOMATIC SPRINKLER SYSTEM)  
B-USE: F-USE S-USE  
-EXIT ENCL & PASS CLASS-B CLASS-C CLASS-C  
-CORRIDORS CLASS-C CLASS-C CLASS-C  
-ROOMS & SPACES CLASS-C CLASS-C CLASS-C  
804 INTERIOR FLOOR FINISH  
804.2 CLASSIFICATION: ALL INTERIOR FLOOR FINISHES COMPRISED OF FIBERS TO BE CLASS I OR CLASS II MATERIALS.  
CLASS I 0.45 WATTS/CM SQ OR GREATER.  
CLASS II – 0.22 WATTS PER / CM SQ OR GREATER.  
804.4.1 NOT LESS THAN CLASS I IN EXIT ENCLOSURES, EXIT PASSAGEWAYS AND CORRIDORS.

CHAPTER 9: FIRE PROTECTION SYSTEMS:  
903 AUTOMATIC SPRINKLER SYSTEMS: REQUIRED  
906 PORTABLE FIRE EXTINGUISHERS  
906.1 WHERE REQUIRED  
1. IN NEW B - OCCUPANCIES  
6. AS REQUIRED BY THE CODE OFFICIAL AND WHERE INDICATED ON THE PLANS  
906.3(1) CLASS A FIRE HAZARDS: 2A  
906.3(2) CLASS B FIRE HAZARDS: 10B  
907 FIRE ALARM AND DETECTION SYSTEMS: NOT REQUIRED

CHAPTER 10 : MEANS OF EGRESS:  
1004 OCCUPANT LOAD (SEE OCCUPANT LOAD DIAGRAM)  
1004.3 POSTING OF OCCUPANT LOAD: ASSEMBLY OCCUPANCIES TO PERMINENTLY POST OCCUPANT LOAD  
1006 THE MEANS OF EGRESS SHALL BE ILLUMINATED AT ALL TIMES THE BUILDING IS OCCUPIED  
1015 EXIT AND EXIT ACCESS DOORWAYS  
1015.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY  
B = 49 OCCUPANTS  
1017 EXIT ACCESS TRAVEL DISTANCE  
1017.1 B-USE OCCUPANCIES: 200 FT W/O AUTOMATIC SPRINKLER SYSTEM  
1021.2 STORIES WITH ONE EXIT  
B,F&S USE 49 OCCUPANTS & 100 FEET(d)

CHAPTER 11: ACCESSIBILITY:  
ALL CONSTRUCTION TO COMPLY WITH: 2015 IBC, CHAPTER 11  
ICC/ANSI A117.1-2009 ACCESSIBLE AND USEABLE BUILDINGS AND FACILITIES.

CHAPTER 29: PLUMBING SYSTEMS  
2902.1 (TABLE) MINIMUM NUMBER OF REQUIRED PLUMBING FIXTURES  
B-USE: SEE PLUMBING FIXTURE CHART



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No.	revision	Date

As-Built Floor Plans

Adaptive Reuse Study

Bucks County Airport Authority

3901 Old Easton Road, Doylestown PA 18901

dwg. no:

A-1

date: 11-18-24

drawn by: GAF

checked by: JML

Project no.:

24-45