

**SC JOHNSON AR - STE 300
RENOVATION**

903 N. 47TH ST. STE 300
ROGERS, AR 72756



2	5	ISSUE FOR BID & PERMIT	01/07/2026
	2	90% CD REVIEW	11/11/2025

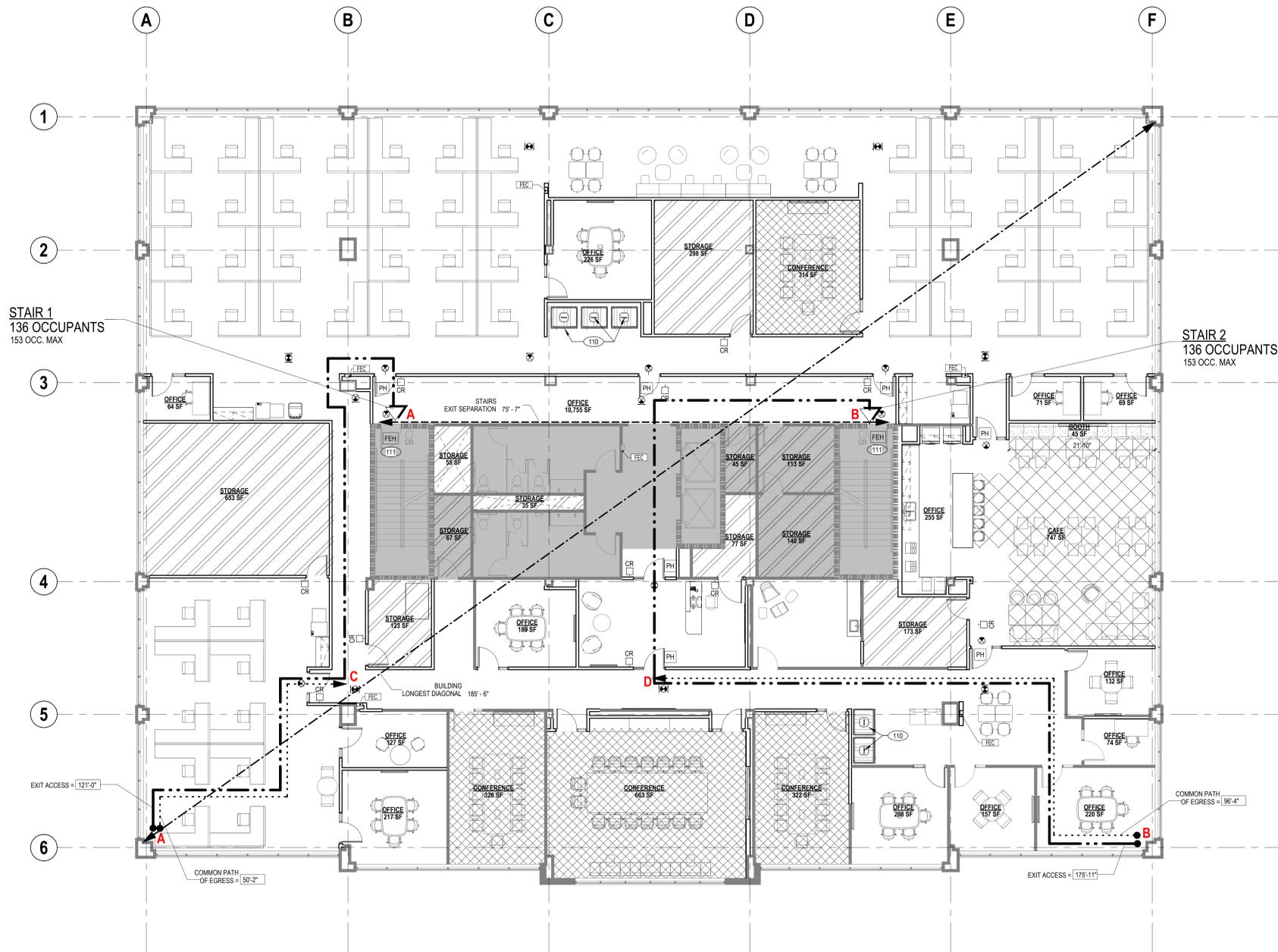
DELTA ISSUE DESCRIPTION DATE



NEW YORK
100 BROADWAY 12th FLOOR
NEW YORK CITY, NY 10005
TEL 212-682-6909

Owner Approval
05SCJIS.0037.000 As indicated
Job No. Scale

**EXITING DIAGRAM
AN-4.0**



01 EXITING DIAGRAM
1/8" = 1'-0"



EXIT SCHEDULES			
FLOOR EXIT DISTANCES			
TYPE	NAME	LENGTH	
LONGEST DIAGONAL	BUILDING	185'-6"	
EXIT SEPARATION	STAIRS	75'-7"	
COMMON PATH OF EGRESS	COMMON PATH OF EGRESS A-C	50'-2"	
COMMON PATH OF EGRESS	COMMON PATH OF EGRESS B-D	96'-4"	
EXIT ACCESS TRAVEL DISTANCE	EXIT ACCESS B-B	175'-11"	
EXIT ACCESS TRAVEL DISTANCE	EXIT ACCESS A-A	121'-0"	

EXIT COMPONENT SCHEDULE						
EXIT COMPONENT	CLR. EXIT DOOR WIDTH	DOOR EGRESS CAPACITY FACTOR	MAX OCCUPANTS ALLOWED BY DOOR WIDTH	CLR. EXIT STAIR WIDTH	STAIR EGRESS CAPACITY FACTOR	MAX OCCUPANTS ALLOWED BY STAIR WIDTH
STAIR 1	33"	0.2	165.0	46"	0.3	153.3
STAIR 2	33"	0.2	165.0	46"	0.3	153.3
						306
						272

SIGNAGE

COMPLETE INTERIOR ACCESSIBLE SIGNAGE SHALL BE PROVIDED AT LOCATIONS INCLUDING BUT NOT LIMITED TO:

- ROOM IDENTIFICATION
- DIRECTIONAL AND INFORMATIONAL ACCESSIBLE ENTRANCE AT MAIN ENTRY LOBBY
- ELEVATOR CAB OPERATING PANEL
- ELEVATOR ENTRANCE FLOOR IDENTIFICATION AT JAMB
- RESTROOMS
- ELEVATOR LOBBY EMERGENCY EVACUATION

TACTILE EXIT SIGNS SHALL BE PROVIDED AT LOCATIONS INCLUDING BUT NOT LIMITED TO:

- GRADE LEVEL EXIT DOORS "EXIT"
- EXIT DOORS LEADING TO GRADE LEVEL EXIT DOORS (STAIRWELL DOORS) "EXIT STAIR DOWN"
- EXIT DOORS LEADING TO GRADE LEVEL EXTERIOR EXIT "EXIT"
- EXIT ACCESS DOOR LEADING FROM ROOM OR AREA WITH VISUAL EXIT SIGN, "EXIT ROUTE"

PROVIDE "EMERGENCY EVACUATION MAPS" AND SIGNS WHERE REQUIRED PER LOCAL JURISDICTION.

ACCESSIBLE SIGNAGE SHALL BE PROVIDED AS NON-GLARE OVER CONTRASTING BACKGROUND, 1/32" RAISED CHARACTERS, TEXT HEIGHT 5/8" TO 2" AND PICTOGRAMS SHALL BE 6" HIGH MIN. MOUNTING HEIGHT MIN. 4'-0" ABOVE FINISHED FLOOR TO LOWEST BRILLE AND MAX. 5'-0" TO BOTTOM OF HIGHEST LINE OF RAISED TEXT. MOUNT SIGNS TO LATCH SIDE OF DOOR. AT DOUBLE DOORS AT THE NEAREST WALL PREFERABLE AT THE RIGHT OF THE OPENING.

SELF ILLUMINATING FLOOR LEVEL EXIT SIGNS SHALL BE PROVIDED AT "A" AND "A" OCCUPANCY. E.G. TRITIUM SELF ILLUMINATING FOR 10 YEARS, GREEN FACE, WHITE HOUSING OR SIMILAR.

EXIT ROUTE (with icon)

EXIT STAIR DOWN (with icon)

CLASS ROOM 123 (with icon)

ASSISTIVE LISTENING SYSTEM AVAILABLE (with icon)

PLUMBING COUNTS

THE PLUMBING FIXTURES WILL REMAIN AS IS AS THIS PROJECT WILL NOT REQUIRE ANY CHANGE IN USE OR OCCUPANCY, AND ITS OCCUPANCY WILL NOT INCREASE BY MORE THAN 20 PERCENT PER CODE SECTION 1009.1 EXCEPTION OF THE 2021 INTERNATIONAL EXISTING BUILDING CODE.

EXISTING OCCUPANT LOAD = 239 OCCUPANTS + 20% = 286 TOTAL OCCUPANTS

271 OCCUPANTS (THIS PROJECT) = 286 OCCUPANTS ALLOWED

SHEET NOTES

1. CONTRACTOR SHALL FIELD VERIFY EXISTING FIRE RATED CONSTRUCTION ASSEMBLIES DENOTED IN THE DRAWINGS. CONTRACTOR SHALL NOTIFY ARCHITECT IN WRITING OF CONFLICTS BETWEEN THE AS-BUILT CONDITION AND THE DRAWINGS. PRIOR TO PROCEEDING WITH THE WORK THE CONTRACTOR SHALL SUBMIT A PROPOSAL FOR THE COST AND SCHEDULE OF UPGRADING EXISTING ASSEMBLIES DENOTED AS FIRE RATED TO A CODE COMPLIANT LEVEL.

LEGEND

NEW CONSTRUCTION

- WALL MOUNTED EMERGENCY DOOR RELEASE OR CARD READER
- WALL MOUNTED EXIT SIGNAGE
- EXIT / ACCESS TO EXIT
- FIRE EXTINGUISHER AND CABINET
- FIRE DEPT. STANDPIPE HOSE CONNECTION AND CABINET
- FIRE EXTINGUISHER
- FIRE EXIT HARDWARE
- PANIC HARDWARE

EXISTING CONSTRUCTION TO REMAIN

- NEW 1HR FIRE RESISTANT RATED PARTITION
- EXISTING 2HR FIRE RESISTANT RATED PARTITION
- EXIT ACCESS - LESS THAN 300' AT 'B' OCCUPANCY AND 250' AT 'A' OCCUPANCY IN FULLY SPRINKLERED BUILDING
- COMMON PATH OF EGRESS - LESS THAN 100' AT 'B' OCCUPANCY AND 75' AT 'A' OCCUPANCY IN FULLY SPRINKLERED BUILDING

NIC BUSINESS 1:150 GSF

BUSINESS 1:150 GSF

SMALL ASSEMBLY (O.G. B) 1:15 NSF

STORAGE/MECHANICAL 1:300 GSF

BOOTH SEATING (O.G. A-2, ACCESSORY TO B) 1:24 INCHES

ASSEMBLY (O.G. A-2, ACCESSORY TO B) 1:15 NSF

KEYNOTES

NO.	DESCRIPTION
110	SPRINKLER HEADS TO BE PROVIDED IN CLOSELY SPACED PHONE BOOTHS.
111	EXISTING MAGLOCK TO BE FAIL-SAFE, TIED TO FIRE ALARM, WITH OCCUPANCY SENSOR RELEASE AND "PUSH TO EXIT" BUTTON PER SECTION 1010.2.12 - CONTRACTOR TO VERIFY

OCCUPANCY CALCULATIONS

OCCUPANCY LOAD SUMMARY BY COMPARTMENT & OCC. GRP

OCCUPANCY GROUP	SPACE FUNCTION	AREA	OCCUPANT LOAD FACTOR	OCCUPANT LOAD CALCULATED	OCCUPANT LOAD ROUNDED
A-2	ASSEMBLY (A-2 ACCESSORY TO B) - UNCONCENTRATED	747 SF	15	49.8	50
B	ACCESSORY STORAGE/MECH. EQUIPMENT	1,179 SF	300	12.2	13
B	BUSINESS	12,766 SF	150	87.5	88
B	SMALL ASSEMBLY - UNCONCENTRATED	1,625 SF	15	108.3	109
FLOOR TOTAL:		16,917 SF		257.9	260

FIXED SEATING OCCUPANT LOAD CALCULATIONS FOR ASSEMBLY AREAS

NAME	SPACE FUNCTION	FIXED SEATING LENGTH	FIXED SEATING LENGTH PER PERSON	OCCUPANT LOAD
BOOTH	ASSEMBLY (A-3 ACCESSORY TO B) - FIXED BOOTH SEATING	22'-0"	24"	11
ASSEMBLY (A-3 ACCESSORY TO B) - FIXED BOOTH SEATING				11