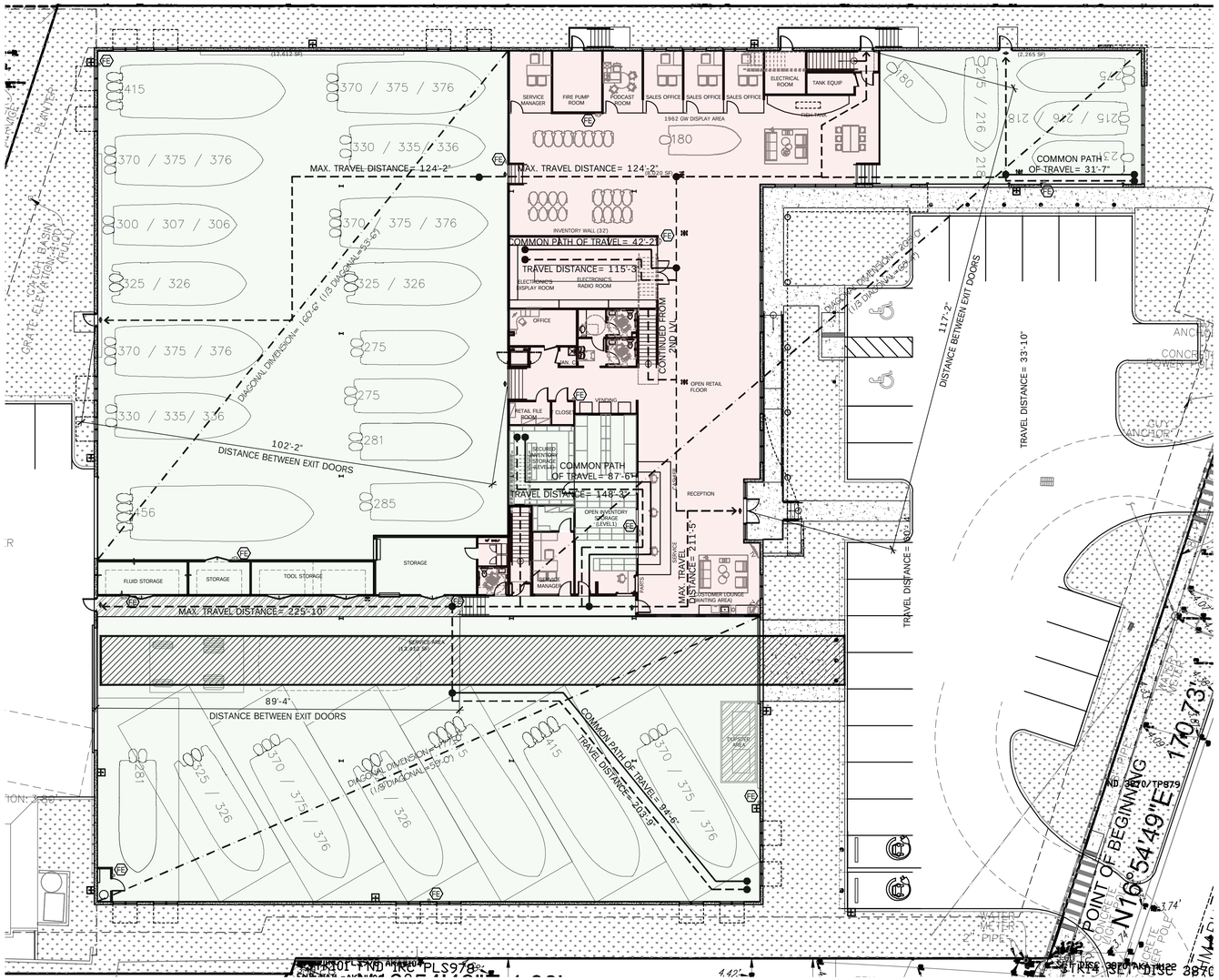
DRC
PZ24-12000020
12/03/2025

DRC
PZ24-12000020
03/18/2026

E1 NOT USED



A1 LIFE SAFETY GROUND FLOOR PLAN
1/16" = 1'-0"

GENERAL CODE INFORMATION:

- FLORIDA BUILDING CODE 2023 (FBC), 8TH EDITION
- FLORIDA FIRE PREVENTION CODE (FFPC) 8TH EDITION, EFFECTIVE DEC. 31, 2023 INCLUDES NFPA 101, 2021 EDITION & NFPA 1, 2021 EDITION, & NFPA 303, 2021 EDITION & STATE STATUTES (ADOPTED REFERENCED PUBLICATIONS FOUND HEREIN).

BUILDING CONSTRUCTION TYPE AND OCCUPANCY CLASSIFICATION

TYPE OF CONSTRUCTION:	TYPE II-B, (SPRINKLERED)
BUILDING HEIGHT (PERMITTED):	3 STORIES
BUILDING HEIGHT (PROPOSED):	2 STORY.
USE CLASSIFICATION (PER 508.4):	NON-SEPARATED, MIXED USE. S-1 (DRY BOAT STORAGE-INDOOR) B (BUSINESS)

CONSTRUCTION TYPE AND OCCUPANCY CLASSIFICATION

CONSTRUCTION TYPE CLASSIFICATION:	=	TYPE II-B (SPRINKLERED)
CLASSIFICATION OF HAZARD OF CONTENTS:	=	ORDINARY HAZARD AS DEFINED IN FBC 2023, SECTION 311.2 & NFPA-101, SECTION 6.2.2.2 IN FFPC.

STORAGE (S-1):	29,062.42 S.F./ 500 GROSS	=	58.12 OCC.
BUSINESS (B):	14,262.17 S.F./ 150 GROSS	=	95.08 OCC.
TOTAL		=	154 OCC.
GROSS BUILDING AREA:		=	43,324.63 S.F.

LIFE SAFETY INFORMATION (1ST FLOOR)

	FBC SECT.	REQUIRED	PROVIDED	
MIN. WIDTH @ EXIT DOOR	1010.1.1	32 IN.	32" CLEAR.	
COMMON PATH OF TRAVEL	1006.2.1	100 FEET	94'-6"	
EXIT ACCESS TRAVEL DISTANCE	1017.2	250 FEET	225'-10"	
MIN. WIDTH @ CORRIDOR	1020.3	44 IN.	N/A	
DEAD END CORRIDOR	1020.5	50 FEET	N/A	
NUMBER OF EXITS	1006.2.1	2	5	
MIN. DIST. BETWEEN EXIT DOORS ALLOWED (1/3 OF THE LENGTH OF THE MAX. OVERALL DIAGONAL DIM.)	1007.1.1	REFER TO PLAN	REFER TO PLAN	
FIRE EXTINGUISHER (F.E.)		16	16	
SPRINKLER SYSTEM		YES		

NOTE: PROVIDE FIRE EXTINGUISHERS IN ACCORDANCE WITH SPECIFICATIONS AND LOCAL JURISDICTION. 1 PORTABLE 2-A FIRE EXTINGUISHER REQUIRED BASED ON 3,000SF =5- MAX DISTANCE 75' (SEE FLOOR PLAN FOR LOCATION).

LIFE SAFETY INFORMATION (2ND FLOOR)

	FBC SECT.	REQUIRED	PROVIDED	
MIN. WIDTH @ EXIT DOOR	1010.1.1	32 IN.	32" CLEAR.	
COMMON PATH OF TRAVEL	1006.2.1	100 FEET	71'-7"	
EXIT ACCESS TRAVEL DISTANCE	1017.2	250 FEET	225'-10"	
MIN. WIDTH @ CORRIDOR	1020.3	44 IN.	60 IN.	
DEAD END CORRIDOR	1020.5	50 FEET	N/A	
NUMBER OF EXITS	1006.2.1	2	3	
MIN. DIST. BETWEEN EXIT DOORS ALLOWED (1/3 OF THE LENGTH OF THE MAX. OVERALL DIAGONAL DIM.)	1007.1.1	REFER TO PLAN	REFER TO PLAN	
FIRE EXTINGUISHER (F.E.)		3	3	
SPRINKLER SYSTEM		YES		

NOTE: PROVIDE FIRE EXTINGUISHERS IN ACCORDANCE WITH SPECIFICATIONS AND LOCAL JURISDICTION. 1 PORTABLE 2-A FIRE EXTINGUISHER REQUIRED BASED ON 3,000SF =5- MAX DISTANCE 75' (SEE FLOOR PLAN FOR LOCATION).

FBCP TABLE 403.1 (STORAGE)

	W/C	UR.	LAV.	DRINKING FOUNTAINS	SERVICE SINK
	1 PER 100	N/A	1 PER 100	1 PER 1000	1
REQUIRED	2	N/A	2	2	1
PROVIDED	6	-	8	1	2

FBCP TABLE 403.1 (MERCANTILE)

	W/C	UR.	LAV.	DRINKING FOUNTAINS	SERVICE SINK
	1 PER 500	N/A	1 PER 750	1 PER 1000	1
REQUIRED	1	N/A	1	1	1
PROVIDED	6	-	8	1	2

B6 CODE ANALYSIS

1 HR FIRE RATED WALL. REFER TO SHEET A-501.

FIRE EXTINGUISHER.

TRAVEL DISTANCE.

COMMON PATH.

INDICATES EXIT SIGN

LIGHTING FIXTURE WITH EMERGENCY BATTERY PACK. REFER TO ELECTRICAL DRAWINGS

INDICATES KNOX BOX LOCATION

A6 LEGEND

PROPOSED SITE IMPROVEMENTS FOR:
POMPANO BEACH MARINE CENTER

701 FEDERAL HIGHWAY POMPANO BEACH, FL 33062

barranco gonzalez ● *architecture* ● *planning* ● *interior design*
1915 southeast 4th avenue fort lauderdale, fl 33316 phone: (954)961-7675 fax: (954) 961-7685 mail@bgarchitecture.com lic # 26001020

STATE OF FLORIDA JOHN P. BARRANCO AR92471 REGISTERED ARCHITECT

John Barranco Digitally signed by John Barranco Date: 2025.11.07 17:03:20 -05'00'

consultant

DESIGNED	DRAWN	CHECKED
JPB	JO/SRS	JPB

DATE:	COMM:
06.27.2025	231120

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REVISIONS

GROUND FLOOR PLAN

SITE PLAN APPROVAL

A-101

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