

NC Rehab Code Case Study

Sharon Towers

January 16, 2002; rev 4/12/02

1. Project name & location

Sharon Towers, Park Road, Charlotte, North Carolina.

Designer:	Kevin Coulter
Primary Occupancy:	Residential (R-2)
Type Construction:	I-B (IBC)
Square Footage:	800 Renovation Area
Height:	Six stories

2. Project description

This is an existing building built in 1993 and is used primary as residential. The Existing Building is not a high rise and is being connected to a new 10 story high rise building by a enclosed walk way connector.

3. Plan availability

Both existing and proposed plans are attached.

4. Scope declaration and justification

The work involves reworking the stair tower and exit corridor on the first floor, also maintaining all the life safety system requirements while the building is still being occupied during construction. The reason for this construction is the new enclosed connector from the new building, which is effecting the egress from the existing building. The scope of work as is follows:

- Cut a new door in stair tower
- Relocate Stair Separation wall to maintain 2 hour requirement
- Keep the door with in the stair (not allowing occupants to the basement level)
- Provide an area of rescue assistance meeting Vol-1C 6.3.
- In-fill exterior wall to maintain 2 hour separation from the new building
- Build a new temporary covered walkway

Scope Declaration

Since this project has parts that are not the primary use area it would be classified as alteration per the North Carolina Rehab Matrix chart.

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