



Memo

To: Our House Staff, Renovation Contractors & Construction Team

Date: September 26, 2016

Re: Renovation Fire & Building Guidelines

1. Apartment houses two or more stories high must have emergency exits within interior hallways and lobbies that provided the quickest escape route possible to outside.^a
2. Tenants are also required to be aware of specific emergency procedures for the building.^b
3. The emergency procedure should include the location, function, and use of fire alarms, smoke detectors, and fire extinguishers.^b
4. Fire Extinguishers should be available for every 3,000 square feet of the building, and the walking distance from any point within the facility to a fire extinguisher should not exceed 100 feet.^c
5. At least one fire extinguisher should be located adjacent to the emergency stairwell.^c
6. Information regarding exiting the facility and including a floorplan map must be located at all elevators and stairwells and on each hallway.^c
7. Bedrooms must contain at least 50 square feet of living space of floor area for each occupant.^d
8. Every bedroom shall contain an openable window.^e
9. In terms of bathrooms, when not equipped with a window, all bathrooms must be equipped with a mechanical ventilation system that shall discharge to the outdoors and not be circulated.

- A. Georgia Fire Code Section 13220
- B. Georgia Fire Code Section 404
- C. Georgia Fire Code Section 1926
- D. Georgia Construction Code Section 404.4
- E. Georgia Construction Code Section 403.1
- F. Georgia Construction Code 403.2