



Clark County Building Department

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Division:	Plans Examination	Policy & Procedure	BP-PP-070
Subject:	MASTER EXIT PLAN	Effective Date:	05/01/2007
Code:	BAC 22.02.230	Revised Date:	

A. POLICY

It is the policy of the Clark County Building Department to approve a *master exit plan* and conduct a *preliminary architectural review* on all large and/or complex projects thirty (30) days prior to the final construction design plans being submitted for review and approval.

A revised or updated *master exit plan* may be required for an existing facility when substantial remodeling, major addition, or an accumulation of several small remodels and additions is made over a period of time and no comprehensive *master exit plan* is available. The Plans Examination Division will make the determination as to when an updated *master exit plan* is required.

B. PROCEDURE

1. Master Exit Plan Submittals

Master exit plan submittals are made directly to the Plans Examination Division. The submittal will be assigned an application number, although no fee is required for the review and approval process. However, until the *master exit plan* is approved, the plan review on the final construction design documents cannot be started, and only grading permits can be issued once grading plans have been approved.

Two (2) sets of *master exit plans* may be submitted to initiate the preliminary architectural review process. Once approved, two (2) sets will be required for distribution.

2. Master Exit Plan Requirements

The *master exit plan* shall include the following minimum requirements to allow a preliminary review of new large and/or complex projects for compliance to the International Building Code:

Note: *Large and/or complex projects include, but are not limited to, large assembly occupancies, high-rises, malls, atria, and amusement buildings. The minimum requirements may be modified for specific projects based on the complexity of the design as determined by the Plans Examination Division.*

a. Site Plan

A site plan of the entire property shall be provided in the format indicated below and shall show the following information:

- 1) Required information shall be limited to a single sheet, if possible.
- 2) Scale shall be adjusted to make a clear, readable plan.
- 3) Relationship of all buildings and structures on the property.
- 4) Property lines (real and assumed).
- 5) Locations and widths of clear and unobstructed exit discharge to the public way or street.

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- 6) Location of and shortest route to the Central Control Station (Fire Command Center), when applicable.

b. Code Analysis

A code analysis listing the following items shall be included to provide a basis for design and review of the architectural plans and aid in the coordination of the other disciplines.

- 1) Occupancy classification
- 2) Type of construction
- 3) Fire sprinklers – Yes/No
- 4) Height – Actual/Allowable
- 5) Stories – Actual/Allowable
- 6) Area – Actual/Allowable
- 7) Occupant load
- 8) Exits – Required/Provided (number and width)
- 9) Required fire resistance of the exterior walls and protection of openings due to location on property.

c. Floor Plan

A floor plan, which will allow evaluation of the exiting arrangement, shall be provided in the format indicated below and shall show the following information:

- 1) Each floor plan shall be limited to a single sheet, if possible.
- 2) Number of floors that are typical for a given sheet shall be designated.
- 3) If single sheet drawings do not provide a minimum scale of 1/16" = 12", a key plan and match line drawings in a readable scale shall be provided.
- 4) All areas of the building.
- 5) Primary use of all rooms and/or areas.
- 6) Square footage and occupant load of each room or area.
- 7) All exits, openings and their sizes, and the allowable and actual number of occupants each exit is to accommodate.
- 8) Arrows to indicate the direction of travel and number of occupants using each designated path.
- 9) Travel distances using the actual path of travel.
- 10) All fire-rated exit ways such as corridors, exit enclosures, and exit passageways, etc. shall be clearly indicated.
- 11) Location of all occupancy separation and hourly fire-resistive ratings of these separations.
- 12) Location of all area separation walls and the hourly fire-resistive ratings of these separations.

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- 13) Location of all horizontal exits.
- 14) A scale of 1/8" = 12" is recommended for all areas with high occupant loads to show adequate detail. Examples of these areas include showrooms, lounges, large restaurants, convention halls and meeting rooms.
- 15) Casino floor plans shall show all gaming areas and gaming layouts. The total gaming area shall be used in computing the occupant load. Circulation areas shall not be subtracted from the floor area, as these areas are already incorporated into the occupant load factor.
- 16) Pool decks shall show the pool and landscaping.
- 17) Floor plans for showrooms, lounges and restaurants shall show the locations of all tables, fixed seats, and permanent fixtures. Designated aisles and their widths shall be included and the total number of fixed seats shall be indicated. The occupant load of areas without fixed seats shall be based on IBC Table 1003.2.2.2.
- 18) Plans for convention halls and meeting rooms, shall show all movable partitions with all possible room configurations, and the location of all exits associated with the different room configurations.
- 19) Width of all stairs, exit openings, hallways corridors, etc. shall be shown.
- 20) Corridors and hallways shall be labeled to distinguish between fire-rated and non-rated.
- 21) Direction of swing for all doors shall be shown.
- 22) An overall reference grid and number or letter designation shall be provided for each stairway, corridor, hallway and exit doorway to aid in identifying each within a large, complex building.

d. Smoke Control Zones

When smoke control is required by the International Building Code, the location of all smoke control zones shall be shown. Smoke zones may be shown in the master exit plan or may be shown on separate sheets, whichever most clearly shows the smoke zone boundaries and does not obscure needed detail on the master exit plan.

Note: One approved set of Master Exit, Smoke Zone, Fire Protection Report, Fire Sprinkler, and Master Utility plans shall be available in the Fire Command Room or other locations approved by the Clark County Fire Prevention Bureau for use in the event of an emergency.

Revision History:

POLICY #	TITLE	Effective Date	Revised	Reviewed
PE-PP-BAC-009	Master Exit Plan	May 1, 2007		
BP-PP-070	Master Exit Plan			August 15, 2008
BP-PP-070	Master Exit Plan			September 6, 2013

Approved by:
Ronald L. Lynn, Director

Concurred by:
Gregory J. Franklin, Assistant Director