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associates

Safety in Clarity: Benefits of Joint Commission Ready Life Safety Planning

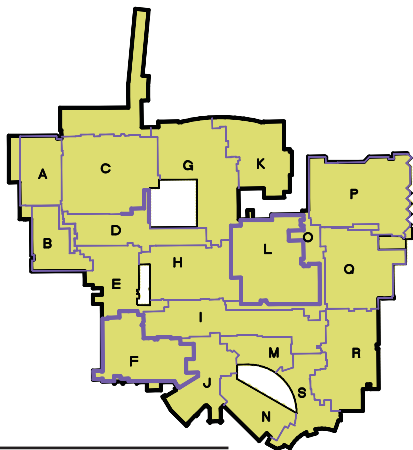
By G. Michael Nelson, AIA, LEED AP

Batson Associates offers building and life safety code expertise you need to address facility-wide compliance issues and prepare for inspections by The Joint Commission and State Regulatory Agencies.

Recent clients who have engaged us to perform codes assessment services include:

- Athens Regional Medical Center, Athens, Georgia
- Memorial Health, Savannah, Georgia
- Self Regional, Greenwood, South Carolina
- Oconee Medical Center, Seneca, South Carolina
- Baptist Easley Hospital, Easley, South Carolina
- Chatham Hospital, Siler, North Carolina
- St. Joseph's / Candler Hospital, Savannah, Georgia
- Angel Medical Center, Franklin, North Carolina

- A - 9,586 SQ.FT.
- B - 7,626 SQ.FT.
- C - 21,166 SQ.FT.
- D - 11,322 SQ.FT.
- E - 10,235 SQ.FT.
- F - 14,262 SQ.FT.
- G - 19,680 SQ.FT.
- H - 14,260 SQ.FT.
- I - 17,115 SQ.FT.
- J - 10,685 SQ.FT.
- K - 12,475 SQ.FT.
- L - 18,933 SQ.FT.
- M - 5,716 SQ.FT.
- N - 7,900 SQ.FT.
- O - 5,981 SQ.FT.
- P - 20,808 SQ.FT.
- Q - 15,503 SQ.FT.
- R - 16,096 SQ.FT.
- S - 8,862 SQ.FT.



Example of Smoke Compartment Legend

Recently, a client mentioned that during their last inspection he was asked repeatedly to indicate areas that defined a suite. We worked with them to examine each area; determine the size and type (sleeping or non-sleeping) of suite; calculate travel distances within the suite; and indicate the number of intervening spaces. We determined obstacles that prevented the creation of smoke resistant partitions required to define the suite. Once met, we clearly document this information on the Life Safety Plan for future use.

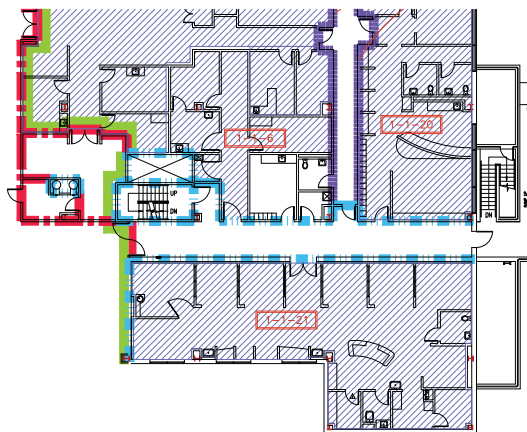
Our experience indicates a recurring pattern of similar issues and concerns.

- "Where do we have suites?"
- "Can we combine smoke compartments?"
- "What are the code references and remedies we must perform to satisfy deficiencies?"

Many facilities have accumulated multiple smoke compartments over time; many of which can be combined with adjacent compartments. We evaluate each smoke compartment to see if the size and configuration will allow it to be combined with an adjacent compartment(s) and meet size and travel distance criteria within the compartment. One of the major benefits to combining smoke compartments is reduced maintenance costs for decommissioned dampers.

Each of our clients have determined that our approach citing specific code references in one document has resulted in significant savings of resources and more effective budgeting for upgrades.

Large code assessment reports have been the professional standard for decades. Our innovative approach provides a concise, understandable document that will become the new standard of care for high performance health care providers.



Example of Suite Designation

- 1-HR FIRE RATED**
- EXISTING 1-HR FIRE RATED**
- WALLS:**
- ALL OPENINGS MUST BE SEALED WITH FIRE-STOPPING.
 - WALLS TYPICALLY MUST RUN FROM FLOOR DECK.
 - DAMPERS ARE REQUIRED PER IBC 716.5.4.
- DOORS:**
- RATED 3/4 HOUR.
 - POSITIVE LATCHING.
 - SELF-CLOSING PER NFPA 101-8.2.3.2.1(b) OR RELEASE UPON ACTIVATION OF FIRE ALARM.

Example of Legend with Requirements

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