

From: [Steven Hoots](#)
To: [Todd Carr](#)
Subject: FW: Centennial Hall: Change of Door Hardware on Exit Doors
Date: Wednesday, December 19, 2018 8:17:48 AM
Attachments: [img001.png](#)
[img003.png](#)

RCRBD Record Set

Steven t. Hoots
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970-871-8246

From: Tim Stanley [mailto:Tim@westernsecurity.net]
Sent: Wednesday, December 19, 2018 8:00 AM
To: Steven Hoots <shoots@steamboatsprings.net>
Subject: RE: Centennial Hall: Change of Door Hardware on Exit Doors

2018 International Fire Code

(First Printing: Aug 2017)

Existing Hardware

CHAPTER 10 MEANS OF EGRESS

[BE] 1010.1.9.9 Sensor release of electrically locked egress doors.

Sensor release of electric locking systems shall be permitted on doors located in a *means of egress* in any occupancy except Group H where installed and operated in accordance with all of the following criteria:

1. The sensor shall be installed on the egress side, arranged to detect an occupant approaching the doors and shall cause the electric locking system to unlock.
2. The electric locks shall be arranged to unlock by a signal from or loss of power to the sensor.
3. Loss of power to the lock or locking system shall automatically unlock the electric locks.
4. The doors shall be arranged to unlock from a manual unlocking device located 40 inches to 48 inches (1016 mm to 1219 mm) vertically above the floor and within 5 feet (1524 mm) of the secured doors. Ready access shall be provided to the manual unlocking device and the device shall be clearly identified by a sign that reads "PUSH TO EXIT." When operated, the manual unlocking device shall result in direct interruption of power to the electric lock—*independent of other electronics*—and the electric lock shall remain unlocked for not less than 30 seconds.
5. Activation of the building fire alarm system, where provided, shall automatically unlock the electric lock, and the electric lock shall remain unlocked until the fire alarm system has been reset.
6. Activation of the building *automatic sprinkler system* or fire detection system, where provided, shall automatically unlock the electric lock. The electric lock shall remain unlocked until the fire alarm system has been reset.
7. The door locking system units shall be listed in accordance with UL 294.

Tim Stanley

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From: Steven Hoots <shoots@steamboatsprings.net>
Sent: Wednesday, December 19, 2018 7:38 AM
To: Tim Stanley <Tim@westernsecurity.net>
Subject: FW: Centennial Hall: Change of Door Hardware on Exit Doors

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From: Todd Carr [mailto:tcarr@co.routt.co.us]
Sent: Wednesday, December 19, 2018 6:46 AM
To: Steven Hoots <shoots@steamboatsprings.net>; Doug Shaffer <dshaffer@steamboatsprings.net>
Cc: Ted Allen <tallen@co.routt.co.us>
Subject: RE: Centennial Hall: Change of Door Hardware on Exit Doors

Morning Steve,

I wanted to follow-up with you on this project to remind you that Western or an Architect should submit for a Building Permit Application on this project before work begins, as this is a Code Modification request to your current Egress Hardware and it will change or alter the current section that these doors and hardware were approved under originally. So for the Building Department to approve, and also for the City Fire Department to review and approve we technically need a Building Permit Application submitted, reviewed, and approved before this work takes place.

The application will be a one page narrative of the change your requesting describing the existing hardware, and the new proposed hardware, it would be great to simple have a floor plan along with the narrative that shows the doors leaving Centennial Hall, and you can simple hand mark-up the floor plan outlining which doors will have the new hardware installed. This permit will be very inexpensive, but it's the right process to do in this case because egress from any building is one of the most important items we review to ensure public safety is being met, and it keeps all of us off the hook for any liability if there are problems or an incident.

Thank you Steve, please feel free to call with any questions.

Todd Carr

From: Todd Carr
Sent: Thursday, November 1, 2018 10:47 AM
To: 'shoots@steamboatsprings.net' <shoots@steamboatsprings.net>; 'Doug Shaffer' <dshaffer@steamboatsprings.net>
Cc: Ted Allen <tallen@co.routt.co.us>
Subject: Centennial Hall: Change of Door Hardware on Exit Doors

Morning Steve and Doug,

Doug yesterday Steve stopped by to inquire about changing door hardware on all the exit doors leading into Centennial Hall other than the 2 main doors that are open to the public during business hours that face 10th Street on the north side.

Steve currently has motion sensors installed that will release the lock and allow the public to exit through these doors. Steve would like to install new hardware that would require the public to push a button to release the lock and allow them to exit the building. This is being proposed to increase security so that these doors do not unlock every time someone passes by the door.

I have included Section 1010.1.9.8 below for review, the design of the new hardware would need to meet all the listed items to be approved. Additionally, the signage for this hardware, the unlatching device would need to meet the standard of Section 101.1.9.8 and also Section 1013 and all applicable Accessibility Standards as well if these exit doors are Accessible Means of Egress, or mandatory approved entry and exit routes.

Doug, let me know if you also agree and could approve this style of unlatching device for this building, thanks.
Todd

Proposed new
hardware will meet
1010.1.9.8

1010.1.9.8 Sensor release of electrically locked egress doors. The electric locks on sensor released doors located in a means of egress in buildings with an occupancy in Group A, B, E, I-1, I-2, I-4, M, R-1 or R-2 and entrance doors to tenant spaces in occupancies in Group A, B, E, I-1, I-2, I-4, M, R-1 or R-2 are permitted where installed and operated in accordance with all of the following criteria:

- 1. The sensor shall be installed on the egress side, arranged to detect an occupant approaching the doors. The doors shall be arranged to unlock by a signal from or loss of power to the sensor.**
- 2. Loss of power to the lock or locking system shall automatically unlock the doors.**
- 3. The doors shall be arranged to unlock from a manual unlocking device located 40 inches to 48 inches (1016 mm to 1219 mm) vertically above the floor and within 5 feet (1524 mm) of the secured doors. Ready access shall be provided to the manual unlocking device and the device shall be clearly identified by a sign that reads "PUSH TO EXIT." When operated, the manual unlocking device shall result in direct interruption of power to the lock—independent of other electronics—and the doors shall remain unlocked for not less than 30 seconds.**
- 4. Activation of the building fire alarm system, where provided, shall automatically unlock the doors, and the doors shall remain unlocked until the fire alarm system has been reset.**
- 5. Activation of the building automatic sprinkler system or fire detection system, where provided, shall automatically unlock the doors. The doors shall remain unlocked until the fire alarm system has been reset.**
- 6. The door locking system units shall be listed in accordance with UL 294.**

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