

Table 3.24.: Residential, Group A. (Apartments, Flats, Residential Units)

ITEMS	REQUIREMENTS
4. SEPARATION	i. Dwelling units shall be separated from each other by walls and floors constructed as fire barriers having a minimum of 1 hour fire resistance rating.
5. HAZARDOUS AREA SEPARATION	i. Boiler and Heater rooms shall be separated by fire barriers having 1 hour fire resistance rating and sprinklers shall be provided. ii. Bulk and central Laundry shall be separated by fire barriers having 1 hour fire resistance rating. and sprinklers shall be provided. iii. Plant maintenance, paint shops shall be separated by fire barriers having 1 hour fire resistance rating and sprinklers shall be provided. iv. Soiled linen rooms shall have 1 hour fire resistance rating and shall be sprinklered. v. Garbage rooms shall be separated by fire barriers having 1 hour fire resistance rating and sprinklers shall be provided. vi. Garbage chutes shall have 2 hour fire resistance rating. vii. storage rooms outside dwelling units shall be separated by fire barriers having 1 hour fire resistance rating or sprinklers shall be provided. viii. On roof LPG tanks shall be provided with fixed deluge water spray system.
6. DOORS	i. Doors in bedrooms or internal rooms shall not be less than 810 mm in width. ii. The main exit door for the unit or apartment shall not be less than 915 mm in clear width. iii. Bathroom doors shall not be less than 710 mm, unless they are serving persons with severe mobility impairments, where the required width shall not be less than 810 mm. iv. Minimum door width of a balcony, not used for assembly, shall not be less than 810 mm. v. Balcony and terrace access shall be restricted with door having child lock or latch. vi. Window opening shall be restricted to 100 mm opening with windows safety latch. (See Chapter 1, Section 2.17. Balcony, Terrace, Windows and Balustrades) vii. Every closet door latch shall be such that children can open the door from inside the closet. viii. Every bathroom door shall be designed to allow opening from the outside during an emergency when locked. ix. At all times, the Flat is occupied, all locking devices that impede or prohibit egress or that cannot be easily disengaged shall be prohibited.
6. REMOTENESS OF EXITS	i. The remoteness of exit stairs required by Section 4.4. Remoteness of Exits does not apply to Residential Apartments, provided all the following conditions are met. <ol style="list-style-type: none"> Exit corridor is not looped Every Apartment door is arranged such that the commonpath and dead ends are zero. Exit stairs are available on opposite sides of every apartment door. Travel distance from guest room door to exit stair is less than 30 m.
7. EXITS FROM PODIUM	i. Residential occupancies having open podiums for assembly purposes, shall ensure 2 exits remotely located as per Section 4.4. where required commonpath and travel distances are non complaint. ii. Such required 2 exits shall be any of the following. <ol style="list-style-type: none"> Exits leading back into building, to the building exit stairs. Enclosed exit stairs to exterior discharge from the podium. Open or outside exterior stairs as per Table 3.4., 14., discharging directly outside to publicway. Combinations of above options a, b, and c.