

# IBC Plan Review Submittal Reminders for Bleachers 4/17/2009

## Design and Submittal

- Comm 61.03(9) requires that the current code applies to replacement bleachers.
- Comm 61.30(2) Plan submittal or registration is required for:
  - Exterior bleachers over five rows
  - All interior bleachers in buildings - Interior bleachers could be registered if the building they are installed in qualifies for registration, otherwise submittal is required.
- Comm 61.20(2) requires a Wisconsin-registered architect or engineer for bleachers in buildings over 50,000 cubic feet or any exterior bleacher. A designer is required for the bleachers themselves as well as other related building code issues such as anchorage, sanitary facilities, egress, handicap accessibility, building fire protection and ventilation.
- Comm 61.40 - Supervising professional is required when a registered architect or engineer is required for design.

This is a set of reminders,  
not a required form.

Code language in Comm 61, Commercial Building Code, says that construction documents and calculations submitted “to the department or its authorized representative for review shall be of sufficient clarity, character and detail to show how the proposed design will conform to this code.”

The Safety and Buildings Division offers the following submittal reminders to assist in assuring complete plan submittals. This is not a checklist that is mandatory; it does not need to be submitted. The list is not all inclusive. It is meant to highlight some items that S&B plan reviewers look for and to help reduce delays due to incomplete or insufficient submittals. It is helpful to the plan reviewers for designers to emphasize or point out where calculations are on the plans.

## Application and Fees:

- Separate bleachers are separate bleacher objects if they are 10 feet or more apart
- Bleachers fees are a \$100 submittal fee, plus \$250 miscellaneous fee per bleacher when exterior or if not submitted with or as a follow-up to a building submittal.
- A bleacher is either type IIB if entirely non-combustible or VB if it has combustible decking.
- Unless a firewall separation is provided, enter the worst class of construction for the bleachers and any pressbox, concession stand or storage area.
- If a pressbox or storage building is submitted with and attached to the bleachers, it is all a single bleacher object.

**General Code Compliance** - Per IBC 1025.1.1, the bleachers themselves shall comply with ICC 300-02 Standard for Bleachers.

## Construction and Fire Protection:

- Bleachers without a roof or without sidewalls are a A-5 occupancies which are allowed unlimited area and stories.
- Enclosed skyboxes are A-3 occupancies if serving more than 50 people.
- ICC 300 s. 301.2 - unless the bleachers and related buildings are analyzed as a single structure, this section requires a minimum 10-foot separation between buildings and bleachers unless the building walls and openings are protected per IBC Table 602.
- Storage underneath open bleachers would typically be considered creating just a one-story structure since the bleachers are not considered a story of themselves since they have no roof.

- Is allowed per the following options:
  - Per IBC 508.2 up to 100 square feet with no special protection.
  - Per IBC 508.2 as an incidental area over 100 square feet with either fire suppression or 1 hour separation (Per IBC 508.2.1, a storage area may not be considered an accessory area since it is a listed incidental area).
  - Per IBC 508.3.3 as a separated mixed-use with the proper fire barrier between it and the bleachers with the storage occupancy size limited per type of construction, frontage and whether sprinklers are provided.
  - Per IBC 508.3.1.1 as a non-separated mixed-use with the most restrictive IBC 503 building area and IBC 903 fire areas for the occupancies present applicable to the storage area.
- Headroom requirements of IBC 1003.2 1208.2 are applicable. Areas of less than 7 feet, 6 inches height are acceptable with a proper barrier per IBC 1003.3.1. or per the sloped roof provisions of IBC 1208.2 Ex.2.
- IBC 903.2.1.5 sprinkler accessory areas of greater than 1000 sf if serving A-5 occupancies - measure spaces individually with just solid construction between required.
- IBC 1025.6.2 Item 2 - smoke-protected assembly seating, including bleacher seating taking credit for smoke-protection, requires pressboxes and storage facilities over 1000 sf aggregate to be sprinklered.

**Egress and Accessibility:**

- IBC 1009.1 Ex. 3. permits bleacher aisle stairs per IBC 1025 to serve a press box.
- See IBC 1025 for bleacher egress requirements
- IBC 1104.4 - Pressboxes shall be accessible if over 500 square feet including the area of occupied roofs and porches
- See IBC 1108.2 regarding accessible assembly seating

**Sanitary Requirements** - IBC 2902.4.1 Toilet facilities shall be provided within 500 feet.

**Maintenance** - Comm 61.03(13) requires bleachers to comply with ICC 300-02 which includes a requirement for an annual maintenance inspection in s. 105.2.