

6 Building Occupant Safety

October 29, 2012

Town of Wellesley Planning Board

RE: A&M Project # 1917-01
Wellesley Country Club
Pool Replacement and Renovation
Project
Occupant Safety Analysis

Allen & Major Associates Inc. (A&M) is providing this summary regarding occupant safety as a result of this project.

The building floor plan has been included in the plan set and demonstrates the egress doors for the facility. An evacuation plan meeting applicable codes will be prepared in advance of the Building Permit submission to the Town. Construction plans shall include appropriate fire protection systems including sprinklers and alarms. A fire flow test was conducted at Forest Street and Wellesley Avenue to ensure that adequate flow exists for the sprinkler system. The flow test results have been included in the Water system section of the report. The fire alarm system will connect to the municipal system in conjunction with the existing clubhouse.

The site design allows for circulation around three sides of the building. A cul-de-sac turnaround is proposed on the north side of the building. The south side of the pool facility is bounded by a golf cart access driveway. However, at ten feet in width, the driveway is accessible for emergency vehicles. The east side of the facility is the current parking field servicing the clubhouse. The parking area will be generally unaffected by the proposed project. A necessary landscape slope separates the pool buildings from the parking area. The west side of the pool facility abuts the golf course and is a transitional area slope down to an existing waterway.

A fire hydrant is proposed along the south curb line of the main driveway for emergency services.