EDINA BUILDING SAFETY POLICY/INFORMATION[1]			
Combustibles and/or Obstructions in the Means of Egress of Residential Occupancies subject		2007 MSFC 315 & 1028 code reference	
Fire Department department		approval Tom M. Schmitz	
SP-018-F[2] policy number	5 on 12/1/2014 revision number	1/1/2015 effective date	1 of 1 page number

1. All Building Safety sheets adopted by Fire Department and Inspections Department.
2. Sheet numbers with B suffix developed by Inspections Dept. Sheet numbers with F suffix developed by Fire Dept.

Purpose: Provide fire code requirements regarding decorations, personal property, and other items in exit corridors for property managers, associations and residents.

Scope: Multiple dwellings, (apartments, condominiums, townhouses) containing three units or more with common corridors providing means of egress for residents.

1. The "Means of Egress System" should provide the residents protection from fire until the residents reach the exterior of the building. The system shall provide the residents with an unobstructed route to the exterior. Combustible materials and storage of personal property in the Means of Egress System can compromise the residents' ability to escape the building at the time of an emergency.

2. Minnesota State Fire Code (MSFC) requirements:
   - 2.1. Section 315.2.2. Combustible materials shall not be stored in exits and exit enclosures.
     - 2.1.1. This means no combustible decorations on doors to residential units or around the doors.
     - 2.1.2. An exception is to purchase decorations that are fire/flame retardant.
   - 2.2. Section 1028.2. At <u>all times</u> the Means of Egress System shall be free from obstructions or impediments in case of fire or other emergency.
     - 2.2.1. This includes no storing furniture in the corridors while moving in or out.
     - 2.2.2. This includes no storing of personal property in corridors during remodeling such as carpet replacement.
   - 2.3. Section 1028.2. Security devices affecting means of egress shall be subject to approval of the fire code official.
     - 2.3.1. Do not install locking devices on any exit door that would prevent its use at any time.
     - 2.3.2. There are few exceptions to this that need to be approved by the Edina Fire Marshal.
   - 2.4. Section 1028.3. There shall be no obstructions or tripping hazards in the Means of Egress System.
     - 2.4.1. This includes shoes and boots.
     - 2.4.2. This includes door mats that do not lay flat on the floor.
     - 2.4.3. This includes the accumulation of snow and ice at the exit doors.
   - 2.5. Section 1028.5. Furnishings, decorations or other objects shall not be placed in the Means of Egress System as to obstruct exits or block the view of an exit. Hangings and draperies shall not be placed over an exit door or otherwise conceal an exit. Mirrors shall not be placed on exit doors or adjacent to an exit as to create confusion.

3. Advise all of your residents of this policy. These sections of the fire code shall be enforced. It is not our intention to have all decorations and furniture removed from your hallways and lobby areas. The Edina Fire Prevention Bureau needs to ensure the residents that the Means of Egress System will allow them safe passage out of the building at the time of an emergency. Your cooperation in this matter is appreciated.