



**AGENDA**

**The Metropolitan Government of Nashville and Davidson County...**

**Board of Fire and Building Code Appeals  
AGENDA**

Meeting Date: **Tuesday – November 9, 2021**  
 Place: Development Service Conference Center- Metro Office Building-800 2<sup>nd</sup> Ave South  
 Time: 9:00 A.M.

FIRE AND BUILDING BOARD MEMBERS	MEMBER TERM EXPIRES	MEMBER ATTENDANCE	STAFF PRESENT
Rich McCoy-Chairman John Finch-Vice Chairman Christopher Bainbridge Randy Clark Cal Nielson Phil Ponder Marina Ntoupi Jonathan Woodside Vacant	March 1, 2022 March 1, 2022 March 1, 2023 March 1, 2025 March 1, 2022 April 1, 2025 March 1, 2022		

**AGENDA TOPICS**

- I. Call Meeting To Order
- II. Appeal Cases
- III. Other Business
- IV. Approval of Last Month’s Minutes
- V. Adjournment

**I. CALL THE MEETING TO ORDER**

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**II. APPEAL CASES**

**CASE HAS BEEN WITHDRAWN**

**Appeal Case No. 20210061295**

Represented by:

Site Address: **3927 GALLATIN PIKE  
NASHVILLE, TN 37216**

Map/Parcel Number: 06115005800

**Appellant: Coordination Plus, LLC**

Parcel Owner: Coordination Plus, LLC

**Code Provision:** Per 2018 IRC - Section R310.2.1, Emergency escape and rescue openings shall have a net clear opening of not less than 5.7 square feet. The net clear opening dimensions required by this section shall be obtained by the normal operation of the emergency escape and rescue opening from the inside. The net clear height of the opening shall be not less than 24 inches and the net clear width shall be not less than 20 inches. Exception: Grade floor openings or below-grade openings shall have a net clear opening area of not less than 5 square feet.

**Applicant Appeals:** To have emergency escape and rescue openings less than the minimum size required.

**Deferred from October 12, 2021 meeting- Meeting was cancelled due to no quorum.**

Discussion:

Motion:

Approved / Denied:

First:  
Second:

**WITHDRAWN**

**Appeal Case No. 20210063232**

Represented by:

Site Address: **15109 Old Hickory Blvd.  
Nashville, TN 37211**

Map/Parcel Number: 16100018500

**Appellant: Matthew Williams**

Parcel Owner: Mapco Express, INC.

**Code Provision:** 2018 IECC Chapter 2 Definitions: TECHNICALLY INFEASIBLE. An alteration of a facility that has little likelihood of being accomplished because the existing structural conditions require the removal or alteration of a load-bearing member that is an essential part of the structural frame, or because other existing physical or site constraints prohibit modification or addition of elements, spaces or features which are in full and strict compliance with the minimum requirements for new construction and which are necessary to provide accessibility.

**Applicant Appeals:** Applicant seeks a variance to the interpretation of the definition

**Deferred from October 12, 2021 meeting- Meeting was cancelled due to no quorum.**

Discussion:

Motion:

Approved / Denied:

First:  
Second:

**Appeal Case No. 20210062899**

Represented by:

Site Address: **505 Cunniff Pkwy  
Goodlettsville, TN 37072**

Map/Parcel Number: 03315000300

**Appellant: Micah Padgett**

Parcel Owner: Parkway Baptist Church of Madison, TN.

**Code Provision:** PER CODE REVIEW: To comply with the following - 2018 IEBC 305.6 Alterations - requires alteration to comply with Chapter 11 of the IBC unless technically infeasible; 2018 IBC 1108.2.8 Performance areas - area is to be accessible

**Applicant Appeals:** applicant will request variance be provided from code requirements

Discussion:

Motion:

Approved / Denied:

First:  
Second:

**Appeal Case No. 20210066825**

Represented by:

Site Address: **101 Platform Way  
Nashville, TN 37203**

Map/Parcel Number: 093050A00100CO

**Appellant: Jorge Mallea**

Parcel Owner: SWVP-NY P4/5 Tower One, LLC

**Code Provision:** Per 2012 IFC 5704.2.7.5.2 Filling, emptying and vapor recovery connections. ....'shall be located outside of buildings in accordance with Section 5704.2.7.5.6 at a location free from sources of ignition and not less than 5 feet away from building openings or lot lines of property'.....

**Applicant Appeals:** interpretation / current location of the connection

Discussion:

Motion:

Approved / Denied:

First:  
Second:

**Appeal Case No. 20210067611**

Represented by:

Site Address: **127 3<sup>rd</sup> Avenue South  
Nashville, TN 37201**

Map/Parcel Number: 09306403200

**Appellant: Paul Jones**

Parcel Owner: Hastings Holdings, LLC

**Code Provision:** 1. 2018 IBC code section requirements: 1003.2 Ceiling Height for means of egress; 1003.3.1 Headroom for circulation paths; 1207.2 Minimum Ceiling Heights. 2. Section 1011.2 Stairway width and capacity, as the stair in question is 43' in width in lieu of the required minimum 44'

**Applicant Appeals:** 1. Existing basement level ceiling heights do not comply with code requirements.  
2. Existing stair width does not comply with requirements

Discussion:	Motion:  First: Second:	Approved / Denied:
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**Appeal Case No. 20210068922**

Represented by:

Site Address: **111 C Sadler Court  
Nashville, TN 37212**

Map/Parcel Number: 106134C90000CO

**Appellant: Vincent M. Gioiella**

Parcel Owner: O.I.C. 111 Sadler Court Townhomes

**Code Provision:** 2012 IFC 503.1.2 Additional access. The fire code official is authorized to require more than one fire apparatus access road based on the potential for impairment of a single road by vehicle congestion, condition of terrain, climatic conditions or other factors that could limit access. 2018 NFPA 1 section 18.2.3.3 Multiple Access Roads. More than one fire department access road shall be provided when it is determined by the AHJ that access by a single road could be impaired by vehicle congestion, condition of terrain, climate conditions, or other factors that could limit access.

**Applicant Appeals:** Property is zoned: R6: One and two Family - (6,000 Square Foot Lot) / OV-UZO: and the lot size is 7,841 square feet, fitting the documented criteria to build two. It was not flagged before I purchased it and codes have not been changed. It was rejected stating 'new construction not allowed due to health, safety and general welfare concerns with rail traffic blocking access to the development'. If that is the case, there is no difference building one instead of two.

Discussion:	Motion:  First: Second:	Approved / Denied:
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III. OTHER BUSINESS:		
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Approval of Minutes:  Changes: Approval By:  Signature of Chairman _____	
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IV. MOTION FOR ADJOURNMENT:		
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