

# MINUTES

## BOARD OF FIRE AND BUILDING CODE APPEALS

<b>DATE:</b>	<b>TUESDAY- June 13, 2017</b>	
<b>TIME:</b>	<b>9:00 A.M.</b>	
<b>PLACE:</b>	<b>800 2<sup>nd</sup> Ave. So. Metro Howard. Conference Center</b>	
<b><u>TERM EXPIRES</u></b>	<b><u>BOARD MEMBERS</u></b>	
<b>3/1/2018</b>	<b>John Olert, Chairman</b>	<b>PRESENT</b>
<b>3/1/2021</b>	<b>Rich McCoy, Vice Chairman</b>	<b>PRESENT</b>
<b>3/1/2021</b>	<b>Rodney Wilson</b>	<b>PRESENT</b>
<b>3/1/2019</b>	<b>Randy Clark</b>	<b>ABSENT</b>
<b>3/1/2018</b>	<b>Bill Steffenhagen</b>	<b>PRESENT</b>
<b>3/1/2018</b>	<b>Katherine Gathings</b>	<b>ABSENT</b>
<b>3/1/2018</b>	<b>John Finch</b>	<b>PRESENT</b>
<b>3/1/2021</b>	<b>Mike Turner</b>	<b>ABSENT</b>
<b>ALSO PRESENT</b>	<b>Macy Amos, Melanie Hutchison, Byron Hall, Wade Hill, Brady Rich, Terry Cobb and Wilma Sullivan</b>	
<b>I.</b>		
<b>II.</b>		
<b>III.</b>		

<p><b>2017-0029196</b></p>	<p><b>Rutledge Development, LLC – 20 Rutledge St</b> IBC1007.1 states 'Where more than one means of egress are required...from any accessible space, each accessible portion of the space shall be served by not less than two accessible means of egress'. IBC1007.2 states 'each required accessible means of egress shall be continuous to a public way'. IBC1007.2 states 'each required accessible means of egress shall be continuous to a public way'. IBC 1104.1 states 'In addition to accessible entrances required by Sections 1105.1.1 Parking Garage Entrances.... , at least 60 per cent of public entrances shall be accessible'. IBC 1104.1 states 'Accessible routes within the site shall be provided from public transportation stops, accessible parking, accessible passenger loading zones and public streets or sidewalks to the accessible building entrance served. IBC 1104.3 states, 'when a building or portion of a building is required to be accessible, an accessible route shall be provided to each portion of the building, to accessible building entrances connecting accessible pedestrian walkways and the public way.</p>
	<p><b>WITHDRAW APPEAL UNTIL JULY 11, 2017 BOARD MEETING</b></p>
	<p><b>Motion to approve – McCoy/Wilson - APPROVED 5/0</b></p>
<p><b>2016-0055009</b></p>	<p>Cindy Williams, appellant for the property located at 905 COWAN ST 37207, being further identified as being map/parcel 08202007600, appeals the decision of the Director of Codes and Building Safety as it applies to the proposed Installation of electric security fence at existing Atlantic Trucking company site. Appellant Appealed the Metro Code of Laws 16.04.200 A. states that electric fences are expressly prohibited, unless the property satisfies all of the requirements of Section17.16.330 of the metropolitan</p>

	zoning code regarding the keeping of domestic animals/wildlife.
	<b>DEFERRED – TIL MARCH 14, 2017 and again TIL JUNE 13, 2017- APPELLANT WITHDREW APPEAL</b>
<b>2017-0032766</b>	<p><b>TW Frierson</b>, appellant for the property located at <b>1512 J P HENNESSY DR 37086</b>, being further identified as being map/parcel <b>18300013500</b>, appeals the decision of the Director of Codes and Building Safety as it applies to the proposed addition to existing F2 and B occupancy.</p> <p>Appellant Appealed the IFC Appendix B, Table B105.1 requires a building of Type 2b construction of approximately 50,000 square footage to have a fire-flow rate of 4,750 gallons per minute at 20 p.s.i. IFC Appendix B, B105.2, exception states that an automatic fire sprinkler system may be allowed to substitute if the required fire-flow is not met</p>
<b>Present</b>	<b>Candy Mallory, Derrick Wolfe, Rick Jones – Motion to approve – Finch/Steffenhagen – APPROVED 5/0</b>
<b>2017-0033110</b>	<p><b>SCOTT PATTERSON</b>, appellant for the property located at <b>47 INDUSTRY ST 37210</b>, being further identified as being map/parcel <b>10508017500</b>, appeals the decision of the Director of Codes and Building Safety as it applies to the proposed <b>40'x90' single story pre-fabricated metal building of S-1 occupancy</b> and Type 3B construction</p> <p>Appellant Appealed the 2012 IBC - Table 602 require exterior building walls to have a fire rating of 2 hours where the fire separation distance is less than 5 feet for occupancy type S-1.</p>

<b>Present</b>	<b>Jess Hughes, Scott Patterson – Motion to approve – Wilson/McCoy – APPROVED 5/0</b>
<b>2017-0035278</b>	<b>Andy Berry</b> , appellant for the property located at <b>1260 MARTIN ST #201 37203</b> , being further identified as being map/parcel <b>105071A20100CO</b> , appeals the decision of the Director of Codes and Building Safety as it applies to the proposed <b>new 47-unit R-2 condominium development under construction per Shell permit 201543082 and multiple</b> appellant appealed the IBC 1107.6.2.1.1. Type A units. In Group R-2 occupancies containing more than 20 dwelling units or sleeping units, at least 2 percent but not less than one of the units shall be a Type A unit.
<b>Present</b>	<b>Dallas Call, Ron Taylor – Motion to approve – Wilson/McCoy – APPROVED 5/0</b>
<b>2017-0035972</b>	<b>Kerry Osborne</b> , appellant for the property located at <b>1805 21ST AVE S #200 37212</b> , being further identified as being map/parcel <b>10412000300</b> , appeals the decision of the Director of Codes and Building Safety as it applies to the proposed to rehab 2nd floor for business occupancy for <b>coworkers at Bosco's</b> . Appellant Appealed the 1) 2012 IBC 1104.4 Multilevel Buildings and Facilities. At least one accessible route shall connect each accessible level, including mezzanines, in multilevel buildings and facilities. 2) 2012 IBC 3411.7 Alterations affecting an area containing a primary function. Where an alteration affects the accessibility to, or contains an area of primary function, the route to the primary function area shall be accessible
<b>Present</b>	<b>Kerry Osborne, Dominie Robrisky – Motion to deny – Wilson/Finch – DENIED 5/0</b>

<p><b>2017-0036414</b></p>	<p><b>Robert Ramsey</b>, appellant for the property located at <b>1 TERMINAL DR #A2 37214</b>, being further identified as being map/parcel <b>10700005000</b>, appeals the decision of the Director of Codes and Building Safety as it applies to the proposed project includes the construction of a 6 story un-sprinkled parking garage with 960,000 sf. Original appellant appealed the 2012 IBC 406.5.4.1 Single Use. Where the <b>open parking garage is used exclusively for the parking or storage of private motor vehicles, with no other uses in the building, the area and height shall be permitted</b> to comply with Table 406.5.4 along with increases allowed by section 406.5.5. Exception: The grade-level tier is permitted to contain an office, waiting and toilet rooms having a total combined area of not more than 1000 sf. Such area need not be separated from the open parking garage.</p>
<p><b>Present</b></p>	<p><b>Robert Ramsey, Bruce Holshire, Wayne Overman – Motion to approve – Wilson/Finch – APPROVED 5/0</b></p>

V.

VI.

VII.

Minutes Approved: \_\_\_\_\_

Chairman

Date: \_\_\_\_\_

The meeting will be held at the “**DEVELOPMENT SERVICES CONFERENCE CENTER**” in the Metro Office Building at 800 2nd Ave So.