

APPEALS

BOARD OF FIRE AND BUILDING CODE APPEALS

DATE:	TUESDAY October 8, 2019	
TIME:	9:00 A.M.	
PLACE:	800 2nd Ave. So. Metro Howard. Conference Center	
<u>TERM</u> <u>EXPIRES</u>	<u>BOARD MEMBERS</u>	
3/1/2021	Rich McCoy - Chairman	
3/1/2021	Rodney Wilson - Vice Chairman	
3/1/2023	Randy Clark	
3/1/2021	John Finch	
3/1/2021	Cal Nielson	
3/1/2022	Jonathan Woodside	
3/1/2022	Christopher Bainbridge	
3/1/2023	John Cloninger	
3/1/2023	Phil Ponder	
I.		
II.		
III.		

<p>2019-0045724</p>	<p>Kline Swinney Associates, appellant for the property located at 610 DEW ST 37206, being further identified as being map/parcel 09304013700, appeals the decision of the Director of Codes and Building Safety as it applies to the proposed 2 apartment buildings with 4 stories each with podiums and approximately 100,000sf each. Appellant appealed the 2012 IBC 1203.2 Attic spaces. Enclosed attics and enclosed rafter spaces formed where ceilings are applied directly to the underside of roof framing members shall have cross ventilation for each separate space by ventilation openings protected against the entrance of rain and snow. Blocking and bridging shall be arranged so as not to interfere with the movement of air. An airspace of not less than 1 inch shall be provided between the insulation and the roof sheathing. The net free ventilating area shall not be less than 1/150th of the area of the space ventilated</p>	
<p>Present</p>	<p>Defer until October 8, 2019 meeting – DEFERRED</p>	
<p>2019-0045989</p>	<p>Kelly Cathey, appellant for the property located at 12770 El Camino Ste 200, being further identified as being map/parcel 93050A00100CO, appeals the decision of the Director of Codes and Building Safety as it applies to the proposed To construct Nashville Yards Gardendale Tower 1 and Parking Garage Appellant Appealed the Applicant to appeal the following 2012 IBC requirements and proposes following modifications as allowed in the 2018 IBC. Appeal #1) 2012 IBC - [F] 403.3.2 Water supply to required fire pumps. Required fire pumps shall be supplied by connections to no fewer than two water mains located in different streets. Appeal #2) 909.21.1 Pressurization requirements. Elevator hoist ways shall be pressurized to comply with the 2012 International Building Code. Appeal #3) 2012 IBC 3007.1 General. Where required by Section 403.6.1, every floor of the building shall be served by fire service access elevators complying with Sections 3007.1 through 3007.10. Appeal #4) 2012 IBC 3007.7.1 Access. The fire service access elevator lobby shall have direct access to an enclosure for an interior exit stairway.</p>	
	<p>NO SHOW DEFERRED UNTIL OCTOBER 8, 2019</p>	

2019-0051937	Brandon Bell , appellant for the property located at 3419 MURPHY RD 37203 , being further identified as being map/parcel 10406005800 , appeals the decision of the Director of Codes and Building Safety as it applies to the proposed 15-story R-2 Apartment structure and a 12-story R-1 Hotel above a 4-Story below grade S-2 Pa. Appellant appealed the IBC [F] 403.3.2 Water Supply to required fire pumps. Required fire pumps shall be supplied by connections to no fewer than two water mains located in different streets.	
Present	Brandon Bell, Levi Sciara – Motion to defer til the October 8, 2019 meeting – Ponder/Clark – DEFERRED UNTIL THE OCTOBER 8, 2019 MEETING - 7/0	
2019-0052202	Victoria Parker , appellant for the property located at 1701 GRAND AVE 37212 , being further identified as being map/parcel 10404012800 , appeals the decision of the Director of Codes and Building Safety as it applies to the proposed appeal for a future 10-story commercial office tower, mixed-use retail and parking garage project - Appellant Appealed the Per 2012 IBC Section 1024, Luminous Egress Path Markings -- required in high-rise buildings of this occupancy type	
2019-0058456	Roy Hasle , appellant for the property located at 1001 16TH AVE S 37203 , being further identified as being map/parcel 10404017300 , appeals the decision of the Director of Codes and Building Safety as it applies to the proposed 72,772 sf hotel building with parking structure on lower levels, 1 below grade and 2 above. Appellant appealed the 2012 IBC 510.2 horizontal building separation allowance. A building shall be considered as separate and distinct buildings for the purpose of determining area limitations, continuity of firewalls, limitations of number of stories and type of construction where all of the following conditions are met: 1..., 2. The building below the horizontal assembly is not greater than one story above grade plane. 3-7...	

2019-0058957	<p>Rootarch, PLLC, appellant for the property located at 3206 B WEST END CIR 37203, being further identified as being map/parcel 104023T90000CO, appeals the decision of the Director of Codes and Building Safety as it applies to the proposed 4 Townhomes 2 Duplexes with driveway and raised walkway between. Appellant appealed the 2012 IRC Table R302.1(1) Exterior Walls - 1 hour fire rating is required when the fire separation distance is less than 5' and no wall openings are allowed when the fire separation distance is less than 3'.</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.