



Weber Fire District

Plan Review

Date: June 14, 2017

Project Name: Powdercat Townhomes

Project Address: 8443-8477 East Copper Crest Eden Utah 84310

Contractor/Contact: David Orr 703-625-9090 david.orr@orpartners.com

Fees:

Property Type	Schedule Rates	Square Foot Rate	Square Feet or Number of Res. Units	Total
Type	Rate	Rate/ Sq Ft	Sq Ft or # of Units	Total
Plan Review	Multifamily Dwelling (Townhomes)			\$100.00
Residential Impact Fee	295.2		10	\$2,952.00
			Impact Fees Paid (#2833)	-\$2,952.00
				\$0.00
			Total Due	\$100.00

FEE NOTICE:

Weber Fire District has various fees associated with plan reviews, and inspections. Please be prepared to make payments at the time of inspections or when you pick up your approved plans. Impact Fees are due prior to taking out a building permit. Make checks payable to: **Weber Fire District.**

REVIEW STATUS: APPROVED WITH CONDITIONS

SPECIFIC COMMENTS:

1. Fire Flow: Fire flow for the project building shall be **1625 GPM for 1hour**. A 50% reduction has been granted for having a fire suppression system.
2. **Water Supply Analysis Required:** Prior to any combustibile construction being done, a water supply analysis shall be completed and submitted. This water supply analysis must include:
 - a. Available Water for fire-fighting purposes
 - i.Static Flow Rates
 - ii.Residual Flow Rates
 - iii.Flowing GPM
 - iv.Duration of flowing GPM available.
 - b. Statement of conformance/non-conformance to the required fire flow rate and duration.
 - c. If deficiency exists, proposed method to obtain conformance with adopted codes (i.e. installation of additional hydrants).
3. Fire Hydrant(s): A fire hydrants must be within 400 feet of the furthest most portion of a building or facility (see IFC 507.5.1). The maximum spacing between hydrants in a residential area is 500 ft. Additional hydrants may be required depending upon fire flow rates and required fire flow as indicated in item #1 and #2.
4. SEPERATE SUBMITAL NOTICE: Fire suppression systems and fire alarm systems require a separate submittal. A permit shall be applied for before any installation of either fire suppression system or fire alarm system. The permit shall be on the job site and be



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available for review by any inspector. The APPROVED STAMPED set of plans shall also be on the job site and available for review by any inspector. If there is no permit and/or approved stamped plans on the job site, there will be a Stop Work Order issued until both are on the job site. Submit plans at Weber Fire District, 2023 W. 1300 N. Farr West.

5. The property location and structure is within the Wildland Urban Interface and is therefore subject to the requirements of the 2006 Utah Wildland-Urban Interface Code. Documentation has been submitted stating that the structure will be compliant with this code. The property shall be maintained in a compliant state for the life of the property.
6. Provide a temporary address marker at the building site during construction.
7. There shall be an address on the building or on a sign visible from the street. If the address is on a sign-monument the sign-monument shall meet the requirements of the appropriate city/county planning department. The address numbers, whether on the building or the sign, shall be a minimum of four inches in height with a 1/2 inch stroke and be in contrasting colors from the background.
8. The building is equipped with a fire suppression system, as such there shall be a weather proof horn/strobe device located on the street side of the building as approved by the Fire Prevention Division (coordinate with fire inspector regarding location).
9. If the building is equipped with a fire department connection (FDC) there shall be a cement pad measuring 3 ft x 3 ft under the FDC (coordinate with fire inspector regarding this).
- 10.

General Requirements:

- Roads and bridges shall be designed, constructed and maintained to support an imposed load of 75,000 lbs.
- All roads shall be designed, constructed, surfaced and maintained so as to provide an all-weather driving surface.
- Fire access roads for this project shall be completed and approved prior to any combustible construction. Temporary roads shall meet the same requirements for height, width and imposed loads as permanent roads.
- All required fire hydrants and water systems shall be installed, approved and fully functional prior to any combustible construction.
- Fire department apparatus access is required for each lot.

A written response for this review is required.

Every effort has been made to provide a complete and thorough review of these plans. This review does not relieve the owner, contractor and/or developer from compliance with any and all applicable codes and standards. Any change or revision of this plan will render this review void



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and will require submittal of the new or revised layout for fire department review.

Reviewed by: Brandon Thueson
Fire Marshal

cc: File