



2023 W. 1300 N.
Farr West, UT 84404
(801) 782-3580
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PLAN REVIEW

Date: September 28, 2017

Project Name: SMHG Commercial Bldg. (Building 4) -Review 2

Project Address: 8569 Spring Park Eden Utah

Contractor/Contact: Rick Everson 801-897-4880 rick@wattsenterprises.com

Fee(s):

Property Type	Schedule Rates	Rate/1000 Sq Ft	Square Feet or Number of Res. Units	Total
Type	Rate		Sq Ft or # of Units	Total
Plan Review	Commercial		1	
Impact Fee	Commercial	244.97	26620	
			Total Due	\$0.00

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.

Status: APPROVED WITH CONDITIONS

NOTES: Mixed use commercial building. A2, A3, S1, S2.
VB Construction

9.28.17: Documentation was submitted by Talisman Civil Consultants indicating that a water analysis had been completed on August 17, 2017. The analysis showed that there was enough water available to meet the required fire flow demand for the building. See memorandum dated August 29, 2017 from Talisman Civil Consultants.

Specific Comments:

- Under the section listing applicable codes, the list is missing:
 - 2015 International Fire Code
 - NFPA 13
 - NFPA 72
- Fire Flow: Fire flow for the building shall be 2250 GPM for 2 hours per table B105.1(2). A 50% reduction was granted for the building being equipped with a fire suppression system. Prior to the reduction the fire flow would have been 4500 GPM for 4 hours.

3. Fire Hydrant(s): 2 hydrants are required to be within 450 feet of the building. Additional hydrants may be required depending upon the available fire flow. A hydrant must also be within 100 feet of the fire department connection for the fire suppression system (FDC).
4. There shall be a remote FDC on for the fire suppression system. This shall be located in an approved location near the street side of the building and shall meet the requirements of 912.2 and 912.2.1.
5. The curb in front of the FDC shall be marked as a “fire lane” and the curb painted red per section 503.3. Coordinate with the Fire Marshal’s office regarding the placement of the FDC as indicated in #5.
6. Per section 503.1.1, fire department vehicle access is required to be provided within 150 feet of all portions of buildings. The plan indicates that there are two storied below grade, with sloping topography. The situation appears to meet the exception allowed in the code:
 - a. Exception 503.1.1 #1- The building is equipped with a fire suppression system.
7. The building is required to have a NFPA 13 fire suppression system as outlined in chapter 9.
8. The building is required to have a fire alarm system as outlined in section 907.2.1
9. The plans do not indicate a dedicated fire line for the fire suppression system. This must be shown on the plans.
10. The plans do not indicate a fire riser room. This room must comply with the Utah State Fire Code Act, amendment to section 901.4.6 “Pump and Riser Room Size”. A sign shall be placed on the door stating “Riser Room”.
11. Fire extinguishers shall be provided so that the travel distance to any extinguisher does not exceed 75 feet. Extinguishers shall have a minimum rating of 2A10BC.
12. Provide a temporary address marker at the building site during construction.
13. All required fire hydrants and water systems shall be installed, approved and fully functional prior to any combustible construction.
14. 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 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.
15. 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, weather 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.
16. Fire suppression systems for kitchen hoods shall have the plans approved by the fire department before installation and a test of the system shall be preformed for the fire department for approval.
17. If the building is equipped with an fire suppression system, 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).

18. 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).
19. Locking Knox FDC caps are required for the FDC. These may be ordered at www.knoxbox.com. Please select WEBER FIRE DISTRICT as your jurisdiction.
20. A Knox Box is required for this building. These may be ordered at www.knoxbox.com. Please select WEBER FIRE DISTRICT as your jurisdiction. Only 3200 Series boxes are to be used.

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 and will require submittal of the new, or revised, layout for fire department review. If you have any questions, please contact me at 801-782-3580.

Brandon Thueson
Fire Marshal

cc: File