



Weber Fire District

Plan Review

Date: September 14, 2017

Project Name: Mountainside PRUD Phase 1

Project Address: 4945 E Snowflake Drive Eden

Contractor/Contact: Eric Householder 801-389-0040 eric@thg-cs.com

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 Hydrant(s): Hydrants appear spaced correctly on the plans. Ensure that the maximum spacing between hydrants does not exceed 500 ft.
2. Fire Flow: Fire flow for the subdivision shall be 1000 GPM.
3. Fire Suppression Systems: As per the Utah Fire Code Act, "R" occupancies built in accordance with the International Residential Code may require fire suppression systems if any of the following apply:

R Occupancy Built Under IRC Requirements

Structure is located in Urban-Wildland Interface Area	May Require Fire Suppression
Public Water Distribution System With Hydrants Does Not Exist	May Require Fire Suppression
Single Access Road With Grade Greater Than 10% For More Than 500 Linear Feet	May Require Fire Suppression
Structure Is Larger Than 10,000 Square Feet (Total Floor Area Of All Floor Levels Within Exterior Walls Of Dwelling Unit)	May Require Fire Suppression
Structure Is Larger Than Double The Average Size Of The Unsprinklered Homes In The Subdivision (Total Floor Area Of All Floor Levels Within Exterior Walls Of Dwelling Unit).	May Require Fire Suppression

Weber Fire District strongly encourages the builder/owner to provide a fire suppression system to protect the lives and property of the occupants. These systems have been proven to provide effective lifesaving functions. You are encouraged to visit <http://homefiresprinkler.org/> to learn more.

For more information, please contact the Fire Prevention Division at 801-782-3580.

4.



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5. Provide a temporary address marker at the building site during construction.
6. Roads shall have a maximum grade of 10% unless specifically approved as outlined by the International Fire Code.
7. Dead end fire apparatus access roads in excess of 150 feet in length shall be provide with an approved area for turning around fire apparatus constructed with the same requirements as the roads.
 - a. Provide a temporary turn around near lots 14/15.
8. For subdivisions with more than 30 single family residences, a second fire apparatus access road required.

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.

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.

Reviewed by: Brandon Thueson
Fire Marshal

cc: File