

Owner / Applicant Information

Mark Lehman

66801 CR 43

MILLERSBURG IN 46543

Phone 5746420229

Email ROB@KMFENG.COM

Submitter Information

Rob Yoder

815 Waterbury Park Dr

Elkhart IN

Phone 2604636738

Email rob@kmfeng.com

Designer Information

Kevin Finn

Kevin M Finn PE Inc

815 Waterbury Park Dr

Elkhart IN

Phone 5745371300

Email kevin@kmfeng.com

Project Information

Railside School

68198 CR 43

Millersburg IN 46543

County ELKHART

Project Type New ☐ Addition ☒ Alteration ☐ Existing ☐ Change of Occupancy ☐

Project Status ☒ U F=Filed U or Null=Unfiled

IDHS Issued Correction order? ☐ Has Violation been Issued? ☐

Violation Issued by: NA

Local Building Official

Phone:

Email:

Local Fire Official

Phone:

Email:

Variance Details

Code Name: 2014 Indiana Building Code
1006

Conditions: Means of Egress Illumination

DEMONSTRATION THAT PUBLIC HEALTH, SAFETY, AND WELFARE ARE PROTECTED:

1=Non-compliance with the rule will not be adverse to the public health, safety or w

☐ 2

2= Applicant will undertake alternative actions in lieu of compliance with the rule to ensure that granting of the variance will not be adverse to public health, safety, or welfare. Explain why alternative actions would be adequate (be specific).

Facts:

- For the safety of the children, travel to and from these schools is accomplished during daylight hours. Because of this, the school will not be used during non-daylight hours.
- Highly reflective photo luminescent exit signs will be installed at each exit door.
- battery, wireless smoke & heat detectors & battery manual alarm system will be installed throughout the building.

DEMONSTRATION OF UNDUE HARDSHIP OR HISTORICALLY SIGNIFICANT STRUCTURE:

☐ Y

Imposition of the rule would result in an undue hardship (unusual difficulty) because of physical limitations of the construction site or its utility services.

☐ Y

Imposition of the rule would result in an undue hardship (unusual difficulty) because of major operational problems in the use of the building or structure.

☐ Y

Imposition of the rule would result in an undue hardship (unusual difficulty) because of excessive costs of additional or altered construction elements.

☐

Imposition of the rule would prevent the preservation of an architecturally or a historically significant part of the building or structure

Facts:

1- This rural one-room Amish school is not served with commercial electricity to power Emergency Lighting and is considered not necessary in this application

Variance Details

Code Name: 2014 Indiana Building Code
907.2.3

Conditions:

DEMONSTRATION THAT PUBLIC HEALTH, SAFETY, AND WELFARE ARE PROTECTED:

1=Non-compliance with the rule will not be adverse to the public health, safety or w

2= Applicant will undertake alternative actions in lieu of compliance with the rule to ensure that granting of the variance will not be adverse to public health, safety, or welfare. Explain why alternative actions would be adequate (be specific).

Facts:

This is a one room school and a single occupant studio type apartment for the teacher to use two to three days during the school week. The applicant will incorporate the following to be installed:

1: long-life battery operated interlinked smoke & heat detectors to be installed throughout the building.

2: fire extinguishers to be located as required throughout the building

3: long-life battery manual alarm will be installed in appropriate location(s) in the building

Note: there will be no open flames allowed in the classroom area

DEMONSTRATION OF UNDUE HARDSHIP OR HISTORICALLY SIGNIFICANT STRUCTURE:

Imposition of the rule would result in an undue hardship (unusual difficulty) because of physical limitations of the construction site or its utility services.

Imposition of the rule would result in an undue hardship (unusual difficulty) because of major operational problems in the use of the building or structure.

Imposition of the rule would result in an undue hardship (unusual difficulty) because of excessive costs of additional or altered construction elements.

Imposition of the rule would prevent the preservation of an architecturally or a historically significant part of the building or structure

Facts:

1- This rural one-room Amish school is not served with commercial electricity to power a Manual Alarm System and is considered not necessary in this application.

Variance Details

Code Name: 2014 Indiana Building Code
903.2.8

Conditions:

DEMONSTRATION THAT PUBLIC HEALTH, SAFETY, AND WELFARE ARE PROTECTED:

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2= Applicant will undertake alternative actions in lieu of compliance with the rule to ensure that granting of the variance will not be adverse to public health, safety, or welfare. Explain why alternative actions would be adequate (be specific).

Facts:

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1: long-life battery operated interlinked smoke & heat detectors to be installed throughout the building.

2: fire extinguishers to be located as required throughout the building

Note: there will be no open flames allowed in the classroom area

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DEMONSTRATION OF UNDUE HARDSHIP OR HISTORICALLY SIGNIFICANT STRUCTURE:

- ☒ Y Imposition of the rule would result in an undue hardship (unusual difficulty) because of physical limitations of the construction site or its utility services.
- ☒ Y Imposition of the rule would result in an undue hardship (unusual difficulty) because of major operational problems in the use of the building or structure.
- ☒ Y Imposition of the rule would result in an undue hardship (unusual difficulty) because of excessive costs of additional or altered construction elements.
- ☐ Imposition of the rule would prevent the preservation of an architecturally or a historically significant part of the building or structure

Facts:

1- This rural one-room Amish school is not served with commercial electricity to power a conventional installation of a Sprinkler System and is considered not necessary in this application.
2- the school is in a rural location with no readily available source of water for the sprinkler system
3- excessive costs would be incurred to install a pump, oversized well & storage tanks and/or a dry pipe system & beyond what the owner/project can withstand (approx. \$100,000)

Variance Details

Code Name: 2014 Indiana Building Code

1011.3

Conditions: This is a rural, one-room Amish school without electricity. The electrically powered illumination of the exit signs will not be provided.

DEMONSTRATION THAT PUBLIC HEALTH, SAFETY, AND WELFARE ARE PROTECTED:

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2

2= Applicant will undertake alternative actions in lieu of compliance with the rule to ensure that granting of the variance will not be adverse to public health, safety, or welfare. Explain why alternative actions would be adequate (be specific).

Facts: - For the safety of the children, travel to and from these schools is accomplished during daylight hours. Because of this, the school will not be used during non-daylight hours.
- Highly reflective photo luminescent exit signs will be installed at each exit door.
- battery, wireless smoke & heat detectors & battery manual alarm system will be installed throughout the building.

DEMONSTRATION OF UNDUE HARDSHIP OR HISTORICALLY SIGNIFICANT STRUCTURE:

Y

Imposition of the rule would result in an undue hardship (unusual difficulty) because of physical limitations of the construction site or its utility services.

Y

Imposition of the rule would result in an undue hardship (unusual difficulty) because of major operational problems in the use of the building or structure.

Y

Imposition of the rule would result in an undue hardship (unusual difficulty) because of excessive costs of additional or altered construction elements.

☐

Imposition of the rule would prevent the preservation of an architecturally or a historically significant part of the building or structure

Facts: 1- This rural one-room Amish school is not served with commercial electricity to power Emergency Exit Signage and is considered not necessary in this application

