

Owner / Applicant Information

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Project Information

Whiting Phase I
1733-1739 119th Street

Whiting IN 46394

County LAKE

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

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

IDHS Issued Correction order? ☒ No Has Violation been Issued? ☒ No

Violation Issued by: NA

Local Building Official

Phone: Email:

Local Fire Official

Phone: Email:

Variance Details

Code Name: Other Code (Not in the list provided)

2014 IBC Sec. 1007.8

Conditions: A two-way communication system will not be provided at the elevator landings on each floor. The system is required on each accessible floor that is one or more stories above or below the level of exit discharge.

The project involves a 5-story building with commercial tenants and parking on 1st floor, and residential apartments on the upper floors.

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

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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: 1. Cell phones are widely used for communication, and will provide a more readily available means of communication for the purpose intended.
2. This variance has been approved numerous times before, (18-10-48e), (18-09-18a) (18-08-43a), (18-06-60a), (18-03-32a), (17-10-13), (17-03-82d), (17-06-38d), (16-09-71d), (15-09-73), (17-02-52a), (17-06-52e), (17-09-62f), and others.
3. The building will be protected throughout with an automatic sprinkler system.

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: Hardship is the cost for a 2-way communication system that would likely never be used.