

Owner / Applicant Information

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Project Information

Soccer Safety Building
19000 Cumberland Road

Noblesville IN 46062

County HAMILTON

Project Type New ☒ Y 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 InFC Sec 507.5.1

Conditions: A new high school soccer field building (dressing/locker, coaching offices, training room, some storage) of approximately 3100 sq ft, will not have a fire hydrant within 400 feet of the addition. Code requires to have new fire hydrants installed within 400 feet of buildings built new.

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. Existing hydrants are provide public streets around the school property.
2. The nearest hydrant to the addition is approximately 560 feet to the west across a parking lot.
3. The building size is approximately 3100 sq ft.
4. The Noblesville Fire Department fire engines carry at least 1000' of 5" supply hose they can lay out from the hydrant to supply their engine from the fire hydrant. Additionally, their engines carry at least 400' of hose that can be used for an attack yard lay, and at least two (2) separate 200' attack lines. With this hose/set up, the building is within the capabilities of the fire department to perform normal fire ground operations.
5. Similar variances have been approved. (Kindergarten Addition Homecroft Elementary School 16-01-22)

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: The owner's undue hardship involves the cost and difficulty install an additional fire hydrants closer to the new soccer building, when the fire department in this situation can provide that capability with their engine supply and attack hose set ups and response.

Variance Details

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

InFC 2014 Sec 503.1.1

Conditions: A new high school soccer field building (dressing/locker rooms, coaching offices, training room, some storage) of approximately 3100 sq ft, will not have an access road within 150' of all sides of the building. Code requires that a fire department access road be installed to within 150' of all sides of a new building, when not provide with a sprinkler system.

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. The paved parking surface is approximately 210' away from the building.
2. The building size is approximately 3100 sq ft.
3. The Noblesville Fire Department fire engines carry at least 1000' of 5" supply hose they can lay out from the hydrant to supply their engine from the fire hydrant. Additionally, their engines carry at least 400' of hose that can be used for an attack yard lay, and at least two (2) separate 200' attack lines. With this hose/set up, the building is within the capabilities of the fire department to perform normal fire ground operations.
4. Similar variances have been approved. Lawrence North Softball Field Renovations 18-08-48, Kindergarten Addition Homecroft Elementary School 16-01-22

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.

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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: The owner's undue hardship involves the cost and modifications required to adjust an existing 10' wide asphalt drive for pedestrians and light vehicles.

