Owner / Applicant Information

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Designer Information

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Project Information

Economy INN Reconstruction
4805 South Old State Road 37

Bloomington IN 47401

County MONROE

Project Type New [ ] Addition [Y] 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: 8123492580 Email: blarue@co.monroe.in.us

Local Fire Official

Phone: 8123492580 Email: gcornwell@monroefd.org

Variance Details

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

2014 IBC - 903.2.8

Conditions: A new R-1 Occupancy 4-unit motel Type VB construction of 1,428 sf, that is being rebuilt based upon being razed from a tornado last year will not be provided with an automatic fire suppression system. The attached existing 2-story office/apartment building will be separated by 2-hour fire wall.

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: 1. The attached existing 2-story office/apartment building will be separated from motel by 2-hour fire wall.
2. Each unit will be separated with a 1-hour fire barrier in lieu of the required 1-hour fire partition. Each fire barrier will extend through crawl space up to roof deck.
3. Each unit will be provided with an emergency escape and rescue window opening not required by Section 1029.1.
4. Travel distance to an exit is 21 feet.
5. The code of record did not require a fire suppression system.
6. The Building Department (Bobby LaRue) and Fire Department (George Cornwell) has been consulted and are aware of the variance.

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.

[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: The owner's undue hardship involves the building was not required to be provided with a fire suppression system under code of record. Additionally, based upon being razed by tornado wasn¿t insured for modifications for newer code editions that require fire suppression.