

Development Services

From Concept to Construction

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More Contact Info (<http://www.portlandoregon.gov/bds/article/519984>)



APPEAL SUMMARY

Status: Decision Rendered

Appeal ID: 14602	Project Address: 845 NE Columbia Blvd
Hearing Date: 2/15/17	Appellant Name: Stephen Korbich
Case No.: B-019	Appellant Phone: 5037509367
Appeal Type: Building	Plans Examiner/Inspector: Katherine Aulwes
Project Type: commercial	Stories: 1 Occupancy: F-1, S-1, B Construction Type: V-B
Building/Business Name: Attis Extracts	Fire Sprinklers: Yes - Whole Building
Appeal Involves: Alteration of an existing structure	LUR or Permit Application No.: 16-291161-CO
Plan Submitted Option: pdf [File 1]	Proposed use: Cannabis extraction

APPEAL INFORMATION SHEET

Appeal item 1

Code Section	2902.2
Requires	2902.2 Where plumbing fixtures are required, separate facilities shall be required for each sex. Exception 2. Separate facilities shall not be required in structures or tenant spaces with a total occupant load, including both employees and customers, of 15 or less.
Proposed Design	The proposed design has one ADA unisex restroom for the facility.
Reason for alternative	Per table 1004.1.2, the tenant space has 35 occupants. The facility will not have more than 15 employees (no customers at this location) at any given time. The primary use of the facility is the extraction process, which will have a maximum of 5 employees at any given time. We would like to use exception 2, as described above, and provide only one restroom.

APPEAL DECISION

Single unisex restroom for tenant occupant load over 30: Granted as proposed for this tenant and layout only.

The Administrative Appeal Board finds that the information submitted by the appellant demonstrates that the approved modifications or alternate methods are consistent with the intent of the code; do not lessen health, safety, accessibility, life, fire safety or structural requirements; and that special conditions unique to this project make strict application of those code sections impractical.

Pursuant to City Code Chapter 24.10, you may appeal this decision to the Building Code Board of Appeal within 180 calendar days of the date this decision is published. For information on the appeals process and costs,

including forms, appeal fee, payment methods and fee waivers, go to www.portlandoregon.gov/bds/appealsinfo, call (503) 823-7300 or come in to the Development Services Center.

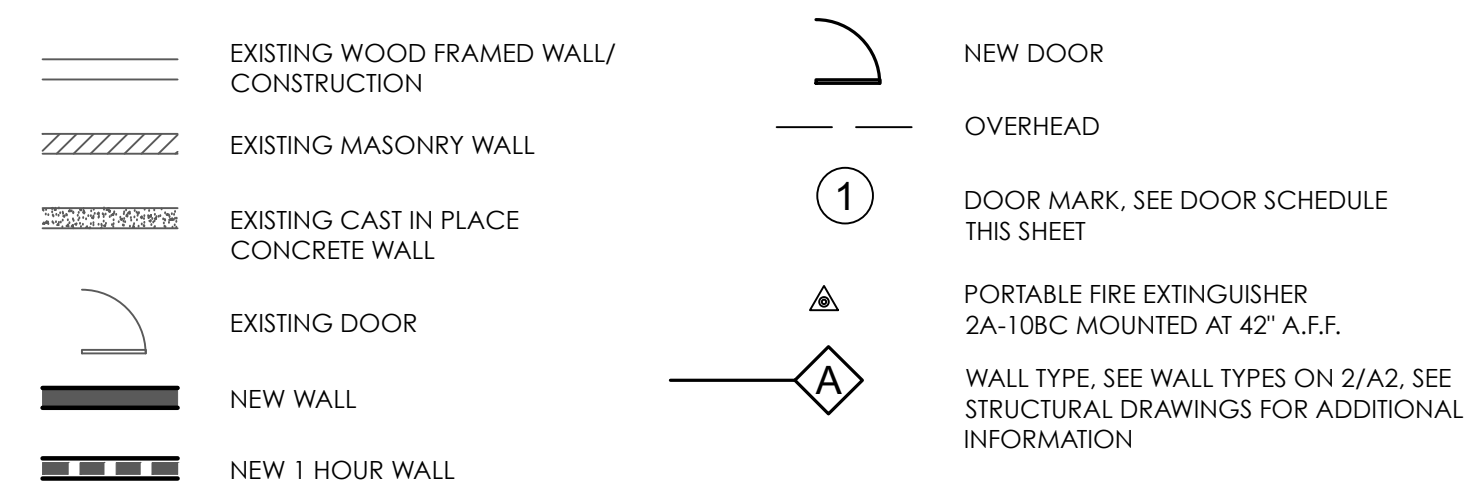


DOOR SCHEDULE										
MARK	FIRE RATING	DOOR					FRAME		HINGE SET	COMMENTS / HARDWARE NOTES
		WIDTH	HEIGHT	THICK	MATERIAL	FINISH	MATERIAL	FINISH		
1		3'-0"	7'-0"	0'-1 3/4"	MTL	PNT	MTL	PNT	3 BUTT	EXISTING EXTERIOR DOOR WITH KEYED ENTRY LOCK, ADA DOOR LEVERS
2		12'-0"	10'-0"	0'-1 3/4"	MTL	PNT	MTL	PNT	NA	EXISTING ROLLING OVERHEAD DOOR
3		3'-0"	7'-0"	0'-1 3/4"	MTL	PNT	MTL	PNT	3 BUTT	KEYED ENTRY LOCK, ADA DOOR LEVERS, CLOSER, AND ALUMINUM ADA THRESHOLD. PROVIDE MAXIMUM OF 3/4" THRESHOLD AND MAXIMUM 2% SLOPE AT NEW EXTERIOR LANDING
4		6'-0"	7'-0"	0'-1 3/4"	MTL	PNT	MTL	PNT	3 BUTT	DBL DOOR, KEYED ENTRY LOCK, ADA DOOR LEVERS, DOOR SEALS
5		3'-0"	7'-0"	0'-1 3/4"	MTL	PNT	MTL	PNT	3 BUTT	KEYED ENTRY LOCK, ADA DOOR LEVERS, AND ALUMINUM ADA THRESHOLD
6		3'-0"	7'-0"	0'-1 3/4"	WD	PNT	MTL	PNT	3 BUTT	PRIVACY LOCK WITH "OCCUPIED" INDICATOR, ADA DOOR LEVERS, CLOSER
7		3'-0"	7'-0"	0'-1 3/4"	WD	PNT	MTL	PNT	3 BUTT	KEYED ENTRY LOCK, ADA DOOR LEVERS, CLOSER
8		3'-0"	7'-0"	0'-1 3/4"	WD	PNT	MTL	PNT	3 BUTT	EXISTING DOOR WITH NEW KEYED ENTRY LOCK, ADA DOOR LEVERS, CLOSER
NOTE: ALL LOCKING HARDWARE SHALL REMAIN UNLOCKED IN THE DIRECTION OF EGRESS PATH.										

FLOOR PLAN NOTES:

1. CONTRACTOR SHALL VERIFY ALL DIMENSION IN FIELD. NOTIFY ARCHITECT AND OWNER OF ANY UNEXPECTED CONDITIONS.
2. ALL DIMENSIONS TO CENTER LINE OF STUD UNLESS NOTED OTHERWISE.
3. NEW HVAC SYSTEMS
THIS WILL BE A DESIGN-BUILD SYSTEM. DRAWINGS AND SPECIFICATIONS TO BE PROVIDED BY HVAC CONTRACTOR.
4. NEW ELECTRICAL SYSTEMS
CONTRACTOR SHALL VERIFY EXISTING BUILDING ELECTRICAL SERVICE AND PANEL LOCATION.
CONNECT NEW ELECTRICAL SYSTEM TO EXISTING SYSTEM. THIS WILL BE A DESIGN-BUILD SYSTEM. DRAWINGS AND SPECIFICATIONS TO BE PROVIDED BY ELECTRICAL CONTRACTOR.
5. NEW PLUMBING SYSTEMS
CONTRACTOR SHALL VERIFY EXISTING BUILDING WATER AND SANITARY SEWER SERVICE LOCATIONS.
CONNECT NEW PLUMBING FIXTURES TO EXISTING SYSTEMS. THIS WILL BE A DESIGN-BUILD SYSTEM. DRAWINGS AND SPECIFICATIONS TO BE PROVIDED BY PLUMBING CONTRACTOR.
6. FIRE MARSHALS OFFICE PERMITS
THE NEW EXTERIOR CO2 TANK REQUIRES A SEPARATE PERMIT FROM THE FMO PERMIT DEPARTMENT. CONTACT AT 503-823-3712.
7. LONG TERM BICYCLE RACK
WALL MOUNTED U-LOCK COMPATIBLE STEEL BICYCLE RACK.
HUNTCO (THE STIRRUP WALL MOUNTED BIKE RACK) HOT DIPPED GALVANIZED FINISH. PROVIDE 16 LOCKER IN WALL INSTALL RACKS AT 24" O.C., 70" ABOVE THE FLOOR TO THE TOP OF RACK. INSTALL PER MFG. GUIDELINES.
HUNTCO SITE FURNISHINGS, P.O. BOX 10385 PORTLAND OREGON
97296-0385HUNTCO.COM, 503-224-8700

FLOOR PLAN LEGEND:



1 CHECK SHEETS 02.02.2017

PERMIT SET

Project Name and Address

ATTIS EXTRACTS, LLC
CANNABIS FACILITY

845 NE COLUMBIA AVE
PORTLAND, OREGON

Project Number
ATTIS LLC

Date
10/21/2014

VARIABLES

A1