

Development Services

From Concept to Construction

Phone: 503-823-7300 Email: bds@portlandoregon.gov 1900 SW 4th Ave, Portland, OR 97201

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



APPEAL SUMMARY

Status: Decision Rendered

Appeal ID: 15934	Project Address: 5345 NE Clackamas St
Hearing Date: 10/11/17	Appellant Name: Kirby Gibson
Case No.: B-001	Appellant Phone: 503-984-7439
Appeal Type: Building	Plans Examiner/Inspector: Connie Jones
Project Type: residential	Stories: 1 Occupancy: R-3 Construction Type: V-B
Building/Business Name:	Fire Sprinklers: No
Appeal Involves: Alteration of an existing structure	LUR or Permit Application No.: 17-243410-RS
Plan Submitted Option: pdf [File 1]	Proposed use: not given

APPEAL INFORMATION SHEET

Appeal item 1

Code Section	R310.1
Requires	R310.1 - requires egress window in each bedroom
Proposed Design	<p>Permit 07-156572 RS included conversion of basement with one bedroom and egress window. This permit was finaled. Permit records are unavailable from microfiche and archives, but there are records for revision.</p> <p>This permit appears to have been finaled with the egress window in the bedroom closet. Owner is remodeling basement and would like the existing egress window for adjoining bedroom to remain.</p>
Reason for alternative	<p>From examination of construction, closet access was through pocket door, which appears to have been built under the 2007 permit, at the time bathroom was added.</p> <p>By expanding bathroom into area that was small closet, owner is making access to egress window better, by enlarging area that provides access to egress window.</p>

APPEAL DECISION

Bedroom egress window located in bathroom: Granted provided there is no lock on bathroom door.

Appellant may contact John Butler (503-823-7339) with questions.

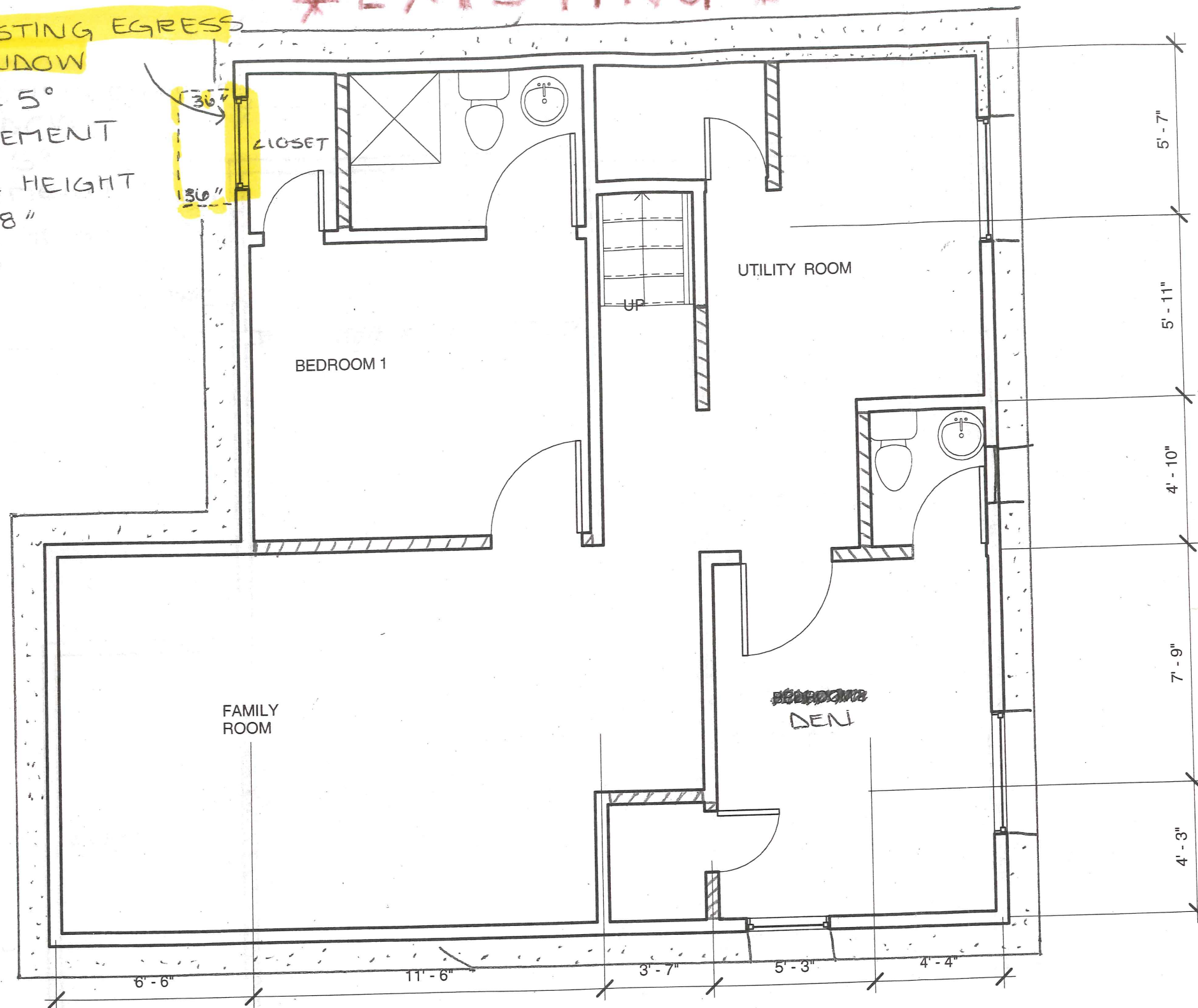
The Administrative Appeal Board finds with the conditions noted, that the information submitted by the appellant demonstrates that the approved modifications or alternate methods are consistent with the intent of the code; do not lessen health, safety, accessibility, life, fire safety or structural requirements; 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.

EXISTING

EXISTING EGRESS
WINDOW

3' x 5'
CASEMENT
SILL HEIGHT
@ 18"

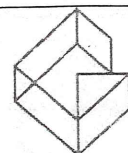


5345 NE CLACKAMAS ST
PORTLAND OR 97213
#R138983
KG DESIGN LLL, #205295

BASEMENT REMODEL
ORIGINALLY COMPLETED +
FINALED ON 10/3/2008
UNDER PERMIT #
2007-150572-000-00-RS

- [] - EXISTING FRAMED WALLS
- [] - WALLS TO BE DEMOLISHED
- [] - CONCRETE FOUNDATION

17-243410RS



KG
DESIGN

www.kirbygibsondesign.com

Owner

Project Name

No.	Description	Date

Unnamed

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A101

Scale 1/4" = 1'-0"

5345 NE CLACKAMAS ST.
PORTLAND OR 97213
#R138983
KG DESIGN LLC, #205295

EXISTING EGRESS WINDOW
3' x 5'
CASEMENT
SILL HEIGHT @ 18"

* PROPOSED *

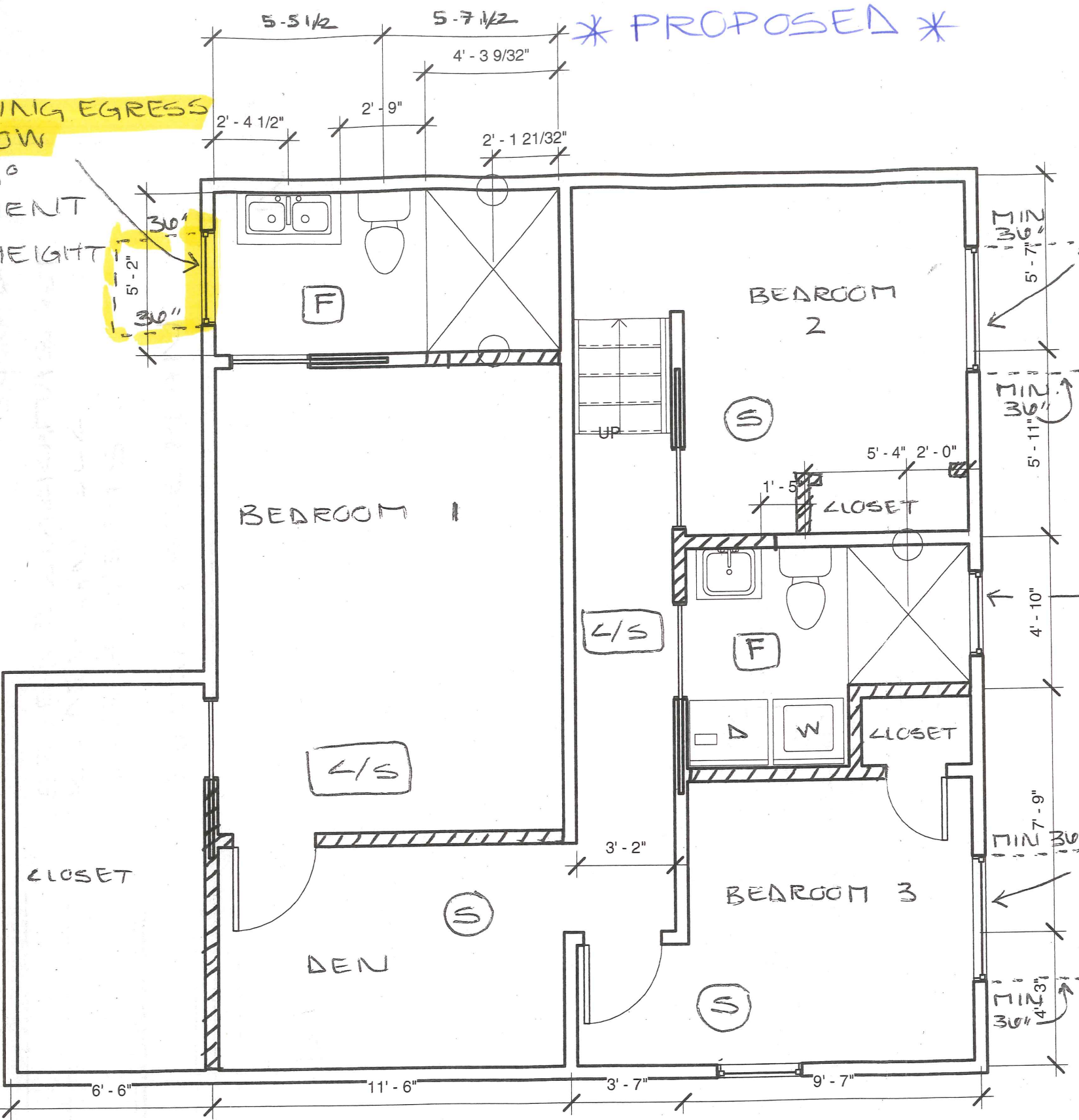
NEW EGRESS WINDOW
4' x 4' SLIDER
SILL HEIGHT @ 44" OR LESS

EXISTING WINDOW
* TEMPER GLASS *
(INSIDE NEW SHOWER)

NEW EGRESS WINDOW
3' x 4' CASEMENT
SILL HEIGHT @ 44" OR LESS

- CONCRETE FOUNDATION
- EXISTING FRAMED WALLS
- PROPOSED FRAMED WALLS
- 90 CFM MIN. 2 ZONE EXHAUST W/ 4" VENT
- SMOKE DETECTOR
- CARBON MON + SMOKE DET. LOOPBO UNIT

City of Portland
Bureau of
Development Services
By: TWAIN Date: 9/21/17
Approved by
Planning and Zoning Review



No.	Description	Date

Unnamed		
Project number	Project Number	A101
Date	Issue Date	
Drawn by	Author	
Checked by	Checker	
		Scale 1/4" = 1'-0"