

Jeffrey A. Ramey
Commissioner/Chair

J. Todd Bunderson
Commissioner

Jeffrey A. Souza
Commissioner



Shelley Vaughan
District
Administrator

March 23, 2023

Garden City Development Services

Re: SUBFY2021-0010 Petra Point Subdivision

This is a request for a preliminary/final plat of a subdivision consisting of 8 residential units and 1 common lot.

North Ada County Fire & Rescue District has reviewed and can approve the application subject to compliance with all the following code requirements and conditions of approval.

Comments:

1. Fire hydrants, capable of producing the required fire flow, shall be located so that no part of the structure is more than 600-feet from the hydrant. (IFC 507.3, IFC B105.2, IFC C105). **The nearest hydrant on Alworth is within this 600-foot requirement.**
2. Structures greater than 30-feet in height will require aerial fire access roadways. These roadways shall be a minimum of 26-feet in width and located at least 15-feet but no more than 30-feet from the building. (IFC D105) **The elevations show an eave height less than 30-feet.**
3. Dead-end fire apparatus access roads exceeding 150 feet in length shall be provided with an approved area for turning around fire apparatus. (IFC 503.2.5, IFC D103) **The length of the common drive is less than 150 feet in length.**
4. Signage for addressing will be required at the entrance and at all intersections within the project. (IFC 505.1)
5. Fire apparatus access roads shall have an unobstructed width of not less than 20 feet and an unobstructed vertical clearance of not less than 13 feet 6 inches. (IFC 503.2.1)
6. The minimum outside turning radius of a fire apparatus access road shall be 48 feet. The minimum inside turning radius shall be 28 feet. (BCC 5-12-19, IFC 503.2.4)
7. For streets having a width less than 33 feet back of curb to back of curb parking shall be restricted on one side; for streets having a width less than 27 feet back of

curb to back of curb parking shall be restricted on both sides. A note on the face of the final plat is required noting the parking restriction prior to signing of the final plat by the Boise City Engineer. In addition, No Parking signs shall be installed in accordance with the requirements of the IFC. (BCC 5-12-21, IFC 503.8) **The width of the common drive is 20 feet. No parking will be allowed on either side of the common drive. Signage shall be installed accordingly.**

General Requirement:

Fire Department required fire hydrants, access, and street identification shall be installed prior to construction or storage of combustible materials on site. Provisions may be made for temporary access and identification measures.

Specific building construction requirements of the International Building Code, International Fire Code and NACFR Rules will apply. However, these provisions are best addressed by a licensed Architect at time of building permit application.

Regards,

Mike Bisagno

Mike Bisagno
Division Chief – Fire Marshal
Boise Fire Department